



**MINUTES**  
**City Council Meeting**  
**Monday, May 16, 2022 6:00 PM**

**COUNCIL PRESENT:** Jeremy Pietzold, Council President; Laurie Smallwood, Councilor; Richard Sheldon, Councilor; Kathleen Walker, Councilor; Carl Exner, Councilor; and Don Hokanson, Councilor

**COUNCIL ABSENT:** Stan Pulliam, Mayor

**STAFF PRESENT:** Jordan Wheeler, City Manager; Jeff Aprati, City Recorder; Rochelle Anderholm-Parsch, Parks and Recreation Director; Tyler Deems, Deputy City Manager / Finance Director; Kelly O'Neill Jr., Development Services Director; Jenny Coker, Public Works Director; and Ernie Roberts, Police Chief

**MEDIA PRESENT:**

**1. CITY COUNCIL EXECUTIVE SESSION - 6:00 PM**

The City Council met in executive session pursuant to ORS 192.660(2)(h)

**2. CITY COUNCIL REGULAR MEETING - 7:00 PM**

**3. Pledge of Allegiance**

**4. Roll Call**

**5. Changes to the Agenda**

(none)

**6. Public Comment**

(none)

**7. Response to Previous Public Comments**

(none)

**8. Consent Agenda**

**8.1. City Council Minutes**

May 2, 2022

**Moved by Richard Sheldon, seconded by Kathleen Walker**

***Adopt the Consent Agenda***

**CARRIED. 6-0**

Ayes: Jeremy Pietzold, Laurie Smallwood, Richard Sheldon,  
Kathleen Walker, Carl Exner, and Don Hokanson

Absent: Stan Pulliam

**9. New Business**

**9.1. Contract Award: Bell Street / 362nd Avenue Construction**

Staff Report - 0573

The **Public Works Director** summarized the staff report, which was included in the agenda packet.

Council discussion ensued on the following topics:

- Note that the contract is going to a local company
- Budget advantages from the extension of the project into the following fiscal year
- Submittal of an application for RAISE grant funds
- The importance of aesthetically pleasing street lighting
- Possibility of establishing a reimbursement district to mitigate costs to the City

**Moved by Carl Exner, seconded by Don Hokanson**

***Authorize the City Manager to enter into an agreement with Konell Construction and Demolition Corp in the amount of \$9,346,213.87 to perform construction services for the Bell and 362nd Avenue Improvements Project***

**CARRIED. 6-0**

Ayes: Jeremy Pietzold, Laurie Smallwood, Richard Sheldon,  
Kathleen Walker, Carl Exner, and Don Hokanson

Absent: Stan Pulliam

**9.2. Project Management Contract Amendment: HPR (Bell Street / 362nd Avenue)**

Staff Report - 0577

The **Public Works Director** summarized the staff report, which was included in

the agenda packet.

Council discussion ensued on the importance of avoiding additional contract cost increases.

**Moved by Richard Sheldon, seconded by Don Hokanson**

***Authorize the City Manager accept the Amendment No. 2 Proposal from Harper Houf Peterson Righellis (HHPR) and enter into an agreement for the added scope in the amount of \$347,819.91***

**CARRIED. 6-0**

Ayes: Jeremy Pietzold, Laurie Smallwood, Richard Sheldon,  
Kathleen Walker, Carl Exner, and Don Hokanson

Absent: Stan Pulliam

9.3. **Contract Award: 2022 Sanitary Sewer Rehabilitation Project**

Staff Report - 0578

The **Public Works Director** summarized the staff report, which was included in the agenda packet.

Council discussion ensued on the following topics:

- Utilization of ARPA funds
- Distinction between pre-construction costs and construction costs

**Moved by Kathleen Walker, seconded by Carl Exner**

***Authorize the City Manager to enter into an agreement with Oxbow Construction for CM/GC Services for the 2022 Sanitary Sewer Rehabilitation for Inflow and Infiltration Reduction Project, in the amount of \$36,700.00, subject to the resolution of any potential protests during the 7-day protest period***

**CARRIED. 6-0**

Ayes: Jeremy Pietzold, Laurie Smallwood, Richard Sheldon,  
Kathleen Walker, Carl Exner, and Don Hokanson

Absent: Stan Pulliam

9.4. **PUBLIC HEARING: Building Code Amendments**

Ordinance 2022-09

Staff Report - 0572

Abstentions

(none)

Conflicts of Interest

(none)

Staff Report

The **Development Services Director** delivered the staff report, which was included in the agenda packet.

Public Comment

(none)

Discussion

- Clarification was provided regarding the jurisdiction responsible for electrical inspections

**Moved by Kathleen Walker, seconded by Carl Exner**

***Close the public hearing***

**CARRIED. 6-0**

Ayes: Jeremy Pietzold, Laurie Smallwood, Richard Sheldon,  
Kathleen Walker, Carl Exner, and Don Hokanson

Absent: Stan Pulliam

**Moved by Carl Exner, seconded by Richard Sheldon**

***Approve the first reading of Ordinance 2022-09***

**CARRIED. 6-0**

Ayes: Jeremy Pietzold, Laurie Smallwood, Richard Sheldon,  
Kathleen Walker, Carl Exner, and Don Hokanson

Absent: Stan Pulliam

**Moved by Richard Sheldon, seconded by Don Hokanson**

***Approve the second reading of Ordinance 2022-09***

**CARRIED. 6-0**

Ayes: Jeremy Pietzold, Laurie Smallwood, Richard Sheldon,  
Kathleen Walker, Carl Exner, and Don Hokanson

Absent: Stan Pulliam

9.5. **Discussion and Input: Parks Code Modifications and Revised Parks & Trails Master Plan**

Staff Report - 0576

The **Development Services Director** delivered the staff report, which, along with presentation slides, was included in the agenda packet.

Council discussion ensued on the following topics:

- 'Persons per unit' figures on page 8, and census-based changes recommended by FCS
- Possible changes in funding sources
- Suggestion to provide track changes information
- Needed clarity in SMC 17.86.20(C)
- Need to fix the title of the master plan document to refer to a specific year
- Whether it is possible to refer to 'subsequent updates that may be adopted from time to time'
  - Attorney advice that this is not recommended based on case law; a regular review schedule for code language would be preferable
- Whether plan references and version history can be indexed
- Whether technological innovations can be leveraged to efficiently update plan references
- Importance of consistent capitalization
- Need for TSP references to cite a specific plan year
- Importance of ensuring that parks are developed as the City intends with regard to location on a property
- History and context of the 'fee in lieu' mechanism
- Last-resort tools available through state law to achieve the City's objectives
- Rationale for striking 'at the City's discretion' language
- Need to strike SMC 17.32.60(B)
- Need to establish a maximum distance interval between park access points for users' convenience (regarding SMC 17.86.20(B))
- Questions about the definition of 'phased development;' note on the importance of avoiding any loopholes (regarding SMC 17.86.30(B)(3))

- Support for keeping the people per unit calculation as it was previously

**10. Report from the City Manager**

- Reminder on Longest Day Parkway on June 23rd, and invitation to Council Members to help with grilling
- Praise for the new #SandyStaffatWork social media campaign and the work being accomplished by staff
- Recognition of new Community Center staff and increased programming
- Note that Police body cameras have arrived and preparations are being made for deployment

**11. Committee /Council Reports**

**Councilor Hokanson**

- Encouragement to vote in the upcoming primary election
- Importance of emergency preparedness and need for a briefing

**Councilor Exner**

- Need for an update on the Vista Loop sidewalk project, and for safety during construction
- Need for a cleanup day

**Councilor Walker**

- Need for a work session on the Pleasant Street Master Plan
- Need to ensure the Operations Center meets the future needs of Public Works and SandyNet
- Advantages of diversity in policing
- Agreement on the need for a cleanup day

**Councilor Sheldon**

- Concern regarding pedestrian safety on Tickle Creek Trail;

**Councilor Smallwood**

- (none)

**Council President Pietzold**


- Note that the airport sign on Hwy 26 is no longer easily visible

**12. Staff updates**

12.1. [Monthly Reports](#)

**13. Adjourn**

City Council  
May 16, 2022

  
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Council President,  
Jeremy Pietzold

  
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City Recorder, Jeff Aprati