

City of Condon
Regular Council Meeting Minutes
August 2, 2017
7 p.m.

Present:	Staff Present:
Mayor Jim Hassing Councilor Jan Stinchfield Councilor Carol Harrison Councilor Michael Cronk Councilor Donald Jamieson	Kathryn Greiner, City Administrator PW Superintendent Gibb Wilkins Chief Dale Scobert

Absent:
Councilor Boyd Harris Councilor Tom Fatland

CALL TO ORDER

Mayor Jim Hassing called the meeting to order at 7 p.m.

OATH OF OFFICE

Mayor Hassing issued the Oath of Officer to new councilor Carol Harrison and welcomed her to the council.

ROLL CALL

City Administrator Kathryn Greiner took roll call and noted that a quorum was present.

ADDITIONS TO THE AGENDA

None

PUBLIC COMMENT

None

CONSENT AGENDA

A motion was made by Councilor Jan Stinchfield to approve the regular minutes of the July 5, 2017 regular council meeting. The motion was seconded by Councilor Michael Cronk and approved unanimously.

Councilor Donald Jamieson asked what the MSP grant was to the Earl Pryor Ranch and CA Greiner said that it was the last of the Main Street Projects that was recently completed.

OLD BUSINESS

The Council received the July 24 Oregon Solutions Housing meeting notes. CA Greiner stated that they will have their last meeting September 12 in Arlington to narrow the scope of the proposed projects.

The council heard from CA Greiner that she is waiting on the final drawings and bid specs from the architect to put out the construction bid documents for the City Hall remodel and Memorial Hall acoustic repair. The project is to be completed in the 2017-18 year.

Elizabeth Farrar, regional solar eclipse coordinator, updated the council that they are already seeing visitors come through Condon for the eclipse and that the regional committee is printing fire prevention rack cards to distribute. Councilor Stinchfield said that they received an advertisement that there will be absolutely zero burning the week of the eclipse to prevent fires. Farrar stated that the emergency crews are concerned of the lack of evacuation routes if there are fires or other emergencies. CA Greiner reported that there are 47 nights booked for at the golf course and she is looking for volunteers to welcome campers Friday-Sunday, plus she is going to schedule staff to work at the course to welcome visitors. Chief Scobert stated that the intersection at Main and Walnut will be turned into a 4-way stop for safety over the eclipse weekend.

NEW BUSINESS

Representatives of Zayo, Chris Burns, business development manager and Stuart Taubman, Sr. Director Business Development were present to discuss a potential broadband opportunity of a middle mile build from Arlington to Condon. Taubman stated that there were not a lot of new fiber builds in the last ten years and many of the lines were in need of upgrades with the new networks and broadband needs. Burns reviewed Zayo's vision and mission statements, plus customers of whom they serve – businesses, wireless, ISPs and more. Burns continued that their customers require underground construction and they are planning a route from Arlington through Condon to Mitchell with large amounts of fiber. He said that the Condon to Arlington build will provide stable, reliable infrastructure to support all modes, more reliable service and enough capacity for decades. Burns stated that he had met with Gilliam County Judge Steve Shaffer to discuss this build then was directed to the City of Condon, and from there to Tom Wolff at Columbia Basin Electric Cooperative (CBEC). Taubman said that by providing funds toward the build, the entities would become “founding partners” which would enable them to get rates lower than wholesale. The partners would be limited to 4 founders, and the line would be open access to other interested companies that would be required to purchase through their wholesale rates. They anticipate the line to take 12-18 months to build. Discussed that the benefits include 911 center will be able to increase its capacity and be more stable in emergencies, unify the emergency communication equipment, act as middle mile for CBEC, and economic development. Councilor Stinchfield said that the Condon Chamber of Commerce had started a “Come Home to Condon” campaign to work remotely, but has been put on hold with the lack of available high-speed broadband. Councilor Cronk asked if the lease payments would include maintenance and was told that maintenance would be included and billed at a steady rate. CA Greiner asked if the dark fiber rates are per mile and will there be some consideration to companies coming to Condon that have many miles to get to Condon with a small population to serve. She wanted to make sure Zayo would charge rates that would be able to pay for other companies to come to Condon and provide competition, and asked for the standard wholesale rates. Burns said that they would get those rates to them when they held the founders meeting, but would work to make them

competitive. CA Greiner noted she had other questions but would email them and other councilors questions. After the presentation the Zayo representatives left the council meeting.

Wolff stated that CBEC has been impressed with their discussions with Zayo and what they are offering toward CBEC's goals. Councilor Jamieson asked if Condon and CBEC were still partners with Wolff responding, "we are still partners." CA Greiner stated that the telecom attorneys for CBEC and the city continue to work on a partnership agreement and will have a draft completed by the September meeting. Wolff and CA Greiner both noted that their telecom attorneys cautioned them going into this agreement to make sure that it was money well spent and met the needs of both entities. Judge Shaffer said to the council that Zayo was coming through here and cautioned the group that Zayo was a large company that may "harm what you are trying to do." Councilor Jamieson assured Judge Shaffer that the city is well represented by professionals to guide us through these discussions and agreements. Councilor Stinchfield said that Burns mentioned the Port of Arlington and she asked Judge Shaffer how the Port was involved in this project. Judge Shaffer said that the Port has less stringent RFP requirements due to being designed for economic development projects than Gilliam County so they may have the project funds go through the Port. Judge Shaffer mentioned that the meeting to be set up with Zayo should have all parties at the table to create a plan to protect our area and he included CBEC, City of Condon, Gilliam County, Frontier Telenet and Home Telephone. A discussion followed that if private companies were invited then all companies doing telecommunications in the area must be invited or none. Elizabeth Farrar, Condon fiber committee member stated that just the government entities and CBEC be invited to not complicate the process, but feedback from the ISPs and other carriers would be helpful after the meeting on what is proposed. Councilor Jamieson asked if excluding some providers may open the group up to lawsuits and asked CA Greiner to email telecom attorney to see of potential conflicts. Wolff stated that CBEC does not want to be its own ISP and may work with several depending on the location within their service area. Lori Anderson, CBEC director asked Judge Shaffer if Zayo wants Home Telephone at the table for the meeting or are they negotiating for other areas and may not need to be present. Councilor Stinchfield reminded the group that the Zayo proposal is from Arlington to Condon and did not need to include entities that were looking at routes elsewhere. Judge Shaffer noted that this was a complicated process and Zayo may damage what you are doing with your partnership and build. Wolff stated that CBEC is moving forward to get this project completed and thanked the city for working with them.

The council received a resolution to apply for a \$50,000 grant from ODOT to pave and put in new sidewalks on Spring Street from Main to Oregon. This project is like the one completed on Summit Street between Main and Oregon (by Two Boys and Bart Danielson's buildings). **A motion was made by Councilor Jamieson to approve Resolution 2018-02 – A Resolution to Apply for a Special City Allotment Grant. The motion was seconded by Councilor Stinchfield and approved unanimously.**

Councilor Jamieson asked to set up a golf course committee to work on an operations manual that would include volunteer guidelines. The committee would include community members, public works staff and the golf course attendant. He will bring to the council names to appoint to the committee.

STAFF REPORTS

Chief Scobert reported that he is working on tall grass issues and has issue ticket to Ty Pryor and sent 8-10 certified letters to comply. If the letters do not have the lots mowed and cleaned he will then issue tickets. He also said that Pryor has paid the fee for damaged caused by his cattle at City Farm. He said that he is scheduled to attend the CIS Law Enforcement conference next

week and is working to make the intersection at Walnut and Main a four-way stop during the eclipse period.

PW Wilkins reported that the city has pumped 13 million gallons of water at City Farm and 1.6 million gallons at the golf course in the last month. The water line on Jefferson Streets has been complete^{4d} which includes the 20 service lines connected to residents. The crew is now working on patching the street crossings with cold mix and on Spring Street water line. The golf course wells are all working after replacement of pumps and motors and the new fairway mower is working well. The new mower has been received at the park. PW Wilkins noted that the cattle and fence situation with Pryor at City Farm has not improved, and the city is working with the Gilliam SWCD to get a grant for fencing.

CA Greiner stated that she attended the Gilliam County court to discuss the swimming pool lease at the court meeting earlier that day. The lease is annual and she asked that if there is a longer term, then the funds available should be to cover the potential increase over the contracted \$50,000 amount. She asked for any volunteers that may be available for the solar eclipse weekend to be hosts at the golf course and she was going to schedule staff for several hours a day too. She noted that the golf course has worked on an "honor system" and this may be the same situation. City police and staff will circle through during the eclipse weekend to assure parking and no issues, plus the road going into the course will be closed to through traffic.

COUNCILOR INFORMATION

Received the recent Oregon Solutions housing information.

NEXT REGULAR MEETING

The next regularly scheduled city council meeting set for Wednesday, September 6, 2017, 7 p.m. The meeting was adjourned at 8:46 p.m.

_____ Date _____
Jim Hassing, Mayor

ATTEST: _____ Date _____
Kathryn Greiner City Administrator