
CITY OF MILTON-FREEWATER GOVERNING BODY

Verl Pressnall At Large, Position 1
Steve Irving At Large, Position 2
Edwin E. Chesnut (CL President) At Large, Position 3

Lewis S. Key Mayor
John Lyon Ward 1
Bradley J. Humbert Ward 2
Jose Garcia Ward 3

**CITY OF MILTON-FREEWATER
CITY COUNCIL MINUTES****October 12, 2020**

The Council of the City of Milton-Freewater met Monday, October 12, 2020 at 7:00 p.m. via virtual platform “Zoom” due to Coronavirus (COVID-19) pandemic and practicing social distancing to stay in compliance with the Executive Orders Issued by Governor Kate Brown.

The following City Council members participated: Mayor Lewis Key, Councilors Ed Chesnut, John Lyon, Brad Humbert, Steve Irving and Jose Garcia joining at 7:17 p.m.

Councilor Verl Pressnall was absent.

Staff members participating were: City Manager Linda Hall, City Recorder Leanne Steadman and Public Works Superintendent Brian Steadman.

Guests and citizens participating were: Paul Seaquist.

Representing the news media were: Sherrie Widmer of the Valley Herald and Sheila Hager of the Walla Walla Union Bulletin.

CONSENT CALENDAR ITEMS:

The consent calendar items consisted of:

- Council Minutes from September 14, 2020
- Accounts payables from September 9, 2020 through September 22, 2020
- Accounts payables from September 23, 2020 through October 5, 2020

Councilor Irving motioned to adopt the consent calendar items. Councilor Chesnut seconded the motion which passed unanimously. Councilor Garcia was absent from the vote.

BUSINESS ITEMS:**RESOLUTION NO. 2435, 2020 FUND EXCHANGE AGREEMENT NO. 34164 WITH
THE STATE OF OREGON TO FUND THE PURCHASE OF A NEW STREET
SWEEPER**

Public Works Superintendent Brian Steadman reported that each year the City was allotted funding for roadway improvements through a Fund Exchange Agreement. The funding is channeled from the Federal Government through the State of Oregon. In order to use the agreement funds, city staff notifies Oregon Department of Transportation (ODOT) of the project intentions. ODOT was notified February 2020 of the desire to purchase a new street sweeper. Included in the notification was the required letter of support from Walla Walla Valley Metropolitan Planning Organization (WVVMPO). This was originally planned to go before the Council for consideration on May 11th but was held off on due to the Coronavirus (COVID-19) pandemic and concern for how the pandemic would affect projected fund revenues due to more optimistic gas tax revenue projections. Staff is now recommending moving forward with the request. The fund exchange funds are allowed to be used for the purchase of vehicles and equipment as long as they are used specifically on public city-owned streets. The City’s current

street sweeper is a 2000 Tymo that has been fully depreciated through the vehicle replacement program and is planned to be recommended in the future to be deemed surplus.

Manager Hall stated that the current street sweeper has had to have sheets of metal added to fill the holes on the sides from being completely worn through. She said that the street sweeper is taking on a more crucial role in the street department due to the foreseeable future with more chip sealing projects on city streets. She credited this to a lawsuit in Oregon State where if a street has an overlay then all new ADA ramps must be constructed or reconstructed. ADA ramps have very specific designs and are very expensive and add a lot of cost to a street overlay project.

A discussion ensued regarding ADA ramps and who bears the responsibility of replacing them.

Councilor Lyon motioned to adopt Resolution No. 2435, A Resolution Authorizing Signature to the 2020 Fund Exchange Agreement No. 34164 with the State of Oregon to fund the purchase of one new street sweeper. Councilor Irving seconded the motion which passed unanimously.

APPROVAL TO PURCHASE A NEW TYMCO MODEL 600 STREET SWEEPER THROUGH SOURCEWELL IN THE AMOUNT OF \$245,805

Public Works Superintendent Brian Steadman stated with the adoption of the 2020 Fund Exchange Agreement earlier in the meeting there is sufficient funding to purchase one new Tymo Model 600 street sweeper. This is the same maker of the current street sweeper the City has and it has been a very good piece of equipment. He stated he spoke with staff members of the City of Walla Walla, Walla Walla County, City of College Place and City of Coeur d'Alene, Idaho who all have the same street sweeper and they indicated they were very pleased with it. Staff is requesting the approval to purchase this street sweeper through Sourcwell State Purchasing Contract directly with Tymo, Inc. By using Sourcwell government membership the city is able to receive discounts due to direct purchasing from Tymo. Pacwest Machinery is the regional government purchasing dealer for Tymo sweepers and they will pre-inspect, deliver and conduct training for staff upon delivery. Tymo provides pricing directly to Sourcwell State Contract Pricing, which they have honored their quote from February 2020 without any increase in cost.

Manager Hall complimented Mr. Steadman and Public Works Project Aid Krista Gannon for their innovative way to purchase the street sweeper. She also said that this will not deplete any of the HB 2017 funding.

Councilor Irving motioned to approve the purchase of one new Tymo Model 600 Street Sweeper in the amount of \$245,805 through Sourcwell Contract #122017-TYM with Tymo, Inc.

Councilor Chesnut seconded the motion which passed unanimously.

RESOLUTION NO. 2436 – AUTHORIZING FULL FAITH AND CREDIT BORROWINGS TO REFINANCE A WASTEWATER PLANT IMPROVEMENT LOAN (OUTSTANDING OBLIGATION) OF THE CITY

Manager Hall stated in 2013, the City's aging sewer plant digester developed a catastrophic crack in it, forcing the city to seek repairs immediately. When engineers evaluated the overall condition of the plant, they suggested several outdated and inefficient designs and facility assets be upgraded and improved. The overall project cost totaled \$4,378,115. Staff sought financing for the project and was grateful to have the State of Oregon's assistance in financing the project. The final package was a combination of two grants and two loans. One of the loans has been paid off, and the second loan has a remaining principal balance of approximately \$1,206,570. The City has been paying interest on this loan at a rate of 3.95%. She stated working towards the goal of saving money by refinancing this debt to a lower interest rate; she and Finance Director Dave Richmond

have been working with Matt Donahue of D.A. Davidson and attorney Gulgun Mersereau of Hawkins Delafield & Wood to work towards this goal. Refinancing of large municipal loans of this sort is not simple and there are many legal and financial processes to navigate. She said she appreciated the professional assistance of the two firms whom have already been engaged to help with the Police Station General Obligation (GO) Bond project. Manager Hall stated this project came about when Mr. Donahue was doing research on the City's Comprehensive Annual Financial Report (CAFR) and finances in preparation for the GO bond project next spring. She reported by refinancing the loan, the savings would be approximately \$200,000. Mr. Donahue will seek the bids on the lowest interest rates and favorable terms but preliminary estimates are indicative of an interest rate being around 1.53% with a 20 year term. This would result in a lower annual payment by \$25,000 per year.

Mayor Key stated this sounded like a win-win situation.

Councilor Chesnut motioned to adopt Resolution No. 2436, Resolution Authorizing Full Faith and Credit Borrowings to Refinance an Outstanding Obligation of the City. Councilor Irving seconded the motion which passed unanimously.

MANAGERS REPORT

Manager Hall stated she and other staff members had a Zoom meeting with the Design Company, FFA, for the new Police Station project. FFA presented layout design ideas and other possible features to consider for the project. FFA's first site tour will be October 23, 2020 with some of their time being spent with her and the City Planner but mostly with the Police Department employees. She orally presented a timeframe of the project going forward. For the December council meeting, staff is preparing to present a conceptual design of the project so the council and the public can see the preliminary project design. Staff is planning to have cost estimates at the January council meeting and the goal is to have the General Obligation Bond Measure on the May 2021 primary ballot for voters to consider. She stated that FFA's work is almost exclusively with police departments for new police stations. She said she was proud of the police department employees who have been keeping the police station project requests realistic and reasonable. Manager Hall asked the council for their authorization for her to write a letter of appreciation from staff and the council for Brian Wolcott of the Walla Walla Basin Watershed Council (WWBWC) as he will be retiring from his position with them. She commended his work for the WWBWC, the city and community. She asked that if any member of the council wished to include a story or comment in the letter to please email or call her.

There was a consensus of the council for Manager Hall to write a letter of appreciation for Brian Wolcott.

COUNCIL ANNOUNCEMENTS

Councilor Chesnut stated he was getting closer to moving to his new house that is outside city limits. He said it could be around Thanksgiving but it could take longer than that.

Councilor Irving stated he visited Councilor Verl Pressnall who was ailing from cancer. He indicated that if anyone wanted to visit with him they could text his wife Kandy, and their door was open for a visit.

There being no further business the meeting was adjourned at 7:36 p.m.

Lewis S. Key, Mayor