



Mayor
Patricia Smith

Council President
Mark Clark

Councilors
Stanley Dirks

Timothy Clark

Scott Harden

**REGULAR MEETING OF THE
WOOD VILLAGE CITY COUNCIL**

October 22, 2013

MINUTES

PRESENT: Mayor Smith, Council President Mark Clark, Councilors Stanley Dirks, Tim Clark and Scott Harden, City Attorney Condit, City Administrator Bill Peterson, Finance Director Peggy Minter, Public Works Director Mark Gunter, and interested parties.

ABSENT: None.

MAYOR SMITH CALLED THE MEETING TO ORDER AT 6:00 PM.

PLEDGE OF ALLEGIANCE

CITIZEN COMMENTS

Karen Schaaf from the West Columbia Gorge Chamber of Commerce stated that she has started working with various organizations to get the City's information in destination marketing outreach materials and data bases. Peterson stated that he wanted to thank Schaaf for the work she did on the Tourism and Branding Committee. A full report and recommendation from that committee will be presented at the next Council meeting.

**RESOLUTION 36-2013: SUPPORTING INDUSTRIAL REVENUE BONDS FOR
PRESSURE SAFE LLC**

Peterson presented the resolution, and stated that Pressure safe LLC is looking to expand their operations and will be using a program from Business Oregon to help them finance the project. Peterson explained that the new investment is \$4 million, which brings the total value of the equipment in the building to about \$10 million. Peterson stated that is the same level as Merix when they had their operation in that building.

Peterson explained that Pressure Safe LLC will also be looking for additional Enterprise Zone benefits early next year. Peterson stated that the expansion is primarily related to their freeze drying operation. Peterson explained that under the Enterprise Zone agreement the equipment will be fully exempt from property taxes for three years, and then brought on at a reduced rate before becoming fully taxable after five years.

Mark Clark stated that he read the report, and is pleased with the project. Mark Clark explained that the tax incentives do impact organizations, but they will eventually be added to the tax rolls.

The project is good for business and the City. Dirks stated that he is okay with the project as well.

Tim Clark asked how the tax abatement works. Peterson explained that the timeline for the abatement starts when the equipment is placed. There is a limit on how many phases can be completed in one agreement. Peterson stated that is why Pressure Safe LLC will be coming back early next year to obtain an additional agreement. Tim Clark stated that he likes the project. Smith stated that she likes the project as well, and the City did a good job in landing this company. Peterson stated that it was a full team effort.

Harden asked about the employment levels for the company. Peterson stated there are currently 12 full time positions, and the expansion is projected to add another 26 jobs. Peterson explained that their current investment is nearly double their initial estimates. Tim Clark asked how quickly the equipment depreciates. Peterson explained that some items are about seven years, but the majority of the more expensive items are 15 to 20 years.

Upon motion by Tim Clark, seconded by Mark Clark and passing 5-0, Resolution 36-2013 endorsing industrial revenue bonds for Pressure Safe LLC was approved.

RESOLUTION 37-2013: LETTER OF ENGAGEMENT – NANCY WERNER, BEERY ELSNER AND HAMMOND, LLP

Peterson presented the resolution and stated that the City Attorney has a conflict of interest in negotiating the Portland General Electric franchise agreement. Peterson explained that Condit referred him to a few sources, and the area cities are partnering together to share an attorney who specializes in franchise agreements. The City will pay a third of the cost.

Upon motion by Mark Clark, seconded by Dirks and passing 5-0, Resolution 37-2013 authorizing the City of Wood Village to be represented by Nancy Werner, Beery Elsner and Hammond, LLP for the purpose of negotiating a franchise agreement with Portland General Electric was approved.

WORKSHOP: FLUORIDE INFORMATION

Peterson presented the discussion item, and stated that this is an initial conversation with the Council. Peterson explained that he did not set up any testimony on either side of the issue, or reach out to other jurisdictions or organizations. Notice was provided on the website and to the media. Peterson stated that if the Council elects to move forward on the discussion, he would recommend bringing in people and organizations that are more familiar with the issues.

Peterson explained that the staff report contains several recent articles on both sides of the issue. Peterson stated that he worked hard to present balanced articles that are both for and against

water fluoridation. There are also articles that do not take a position. Peterson explained that staff conducted a cost analysis, and then it will be up to the Council to have the discussion. Peterson explained that the cost estimate for the initial equipment and set up is about \$30,000. The annual operating costs including the fluoride and maintenance of the equipment is between \$1,323 and \$3,969. Peterson stated that the average lifespan of the equipment is about seven years. The handling of fluoride is no more dangerous for employees than the handling of chlorine.

Peterson stated that the base monthly customer cost for fluoride would be about \$.16 a month per user. Peterson explained that if the Council does move forward with fluoridation, he would not recommend adjusting the rates until the next regularly scheduled rate adjustment.

Peterson stated that the largest single argument that proponents have for fluoridation is that it provides for cost effective dental health support. Peterson explained that the largest argument for opponents is the efficiency of fluoride in the water system for dental health, and the potential for other health concerns. Peterson stated that there are a lot of anecdotal short term studies that show that there could be negative health impacts.

Smith stated that she researched the subject and found that fluoride is a topical treatment, and does not have positive effects when it is digested. Smith explained that children can get fluorosis, which can then turn into tooth rot. Smith stated that she also found studies that did not have any difference of tooth decay and cavities between cities with fluoride compared to cities without fluoride in the water. There were increased cases of fluorosis in cities that have fluoridated water. Smith explained that she used fluoride tablets as a child, and prefers to error on the safe side.

Mark Clark stated that he was licensed in Texas to set up fluoridation systems. Mark Clark explained that the dentists in the area advocated for the system, and the state health department paid for the system. A year after the system was installed two of the dentists left the area because the fluoride was working and there were fewer dental health issues. Mark Clark stated that they used a powdered form of fluoride which was non acidic. Mark Clark explained that another city he worked for in Texas had a fluoride level of 4ml per liter, and he was told to reduce the level. Mark Clark stated that he conducted the research on the various methods to reduce the level, and the city council elected to not reduce the level. Smith asked why he was asked to reduce the level of fluoride. Mark Clark stated that other agencies were concerned about fluorosis. The community had high levels of education, and did not seem to suffer from any negative health effects from the fluoride. Mark Clark explained that since he moved to Oregon, he and his wife have experienced several dental related health issues.

Smith stated that the levels for fluoride a person receives will depend on how much water they drink. Some people may end up getting a lot of fluoride in their system. Gunter explained that there are conflicting reports and studies regarding whether fluoride has an accumulative effect on the body, or if it leaves the system all together. Peterson stated that that the experts in the field do not know if fluoride stays in the body or not. Mark Clark stated that he supports water fluoridation, and his only concern is if an industrial user needs additive free water. Gunter explained that the industries which require additive free water typically use a reverse osmosis system as a standard procedure to purify the water.

Dirks stated that he leans towards water fluoridation because of the higher level of low income people in the City. Dirks explained that he also feels it is a decision that should not be decided by the City Council, and should be brought forward by a citizen initiative and voted on. Dirks stated that the topic was not well received in Portland, and he does not want that kind of attention on Wood Village. If water fluoridation is to move forward, it should be done by the people of the City.

Tim Clark stated that he does not have an issue bringing the issue forward, but understands where Dirks is coming from. Tim Clark stated that he wanted to discuss the option of water fluoridation because of the higher number of low income people in the City. Tim Clark explained that a lot of cities add fluoride to the water, and there seems to be fewer dental health issues in those areas. Smith stated that other factors could be impacting the results, and it might not just be because of the fluoridated water. Tim Clark stated that he agrees it should be a decision of the people, but the Council could initiate it. Water fluoridation is a low cost way to help reduce tooth decay. Tim Clark explained that he read a lot of information from the Portland vote, and it looked like the arguments against fluoridation were using scare tactics. Tim Clark suggested that an article be placed in the next newsletter to see what the response is from citizens regarding water fluoridation.

Harden stated that the East County Democrats typically vote on ballot measure items as a means of deciding whether to endorse a measure or not, but they did not take a vote on Portland's water fluoridation because it was seen as too controversial. Harden explained that he went to a debate in Portland regarding water fluoridation, and the people were overwhelmingly against adding fluoride to the water. Harden stated that the Portland council approved water fluoridation, but a citizen imitative overturned that decision.

Harden stated that he understands that the fluoride used in water systems typically comes from industrial byproducts. If the fluoride was not used in a water system, the company would have to pay to dispose of it. Harden explained that he does wonder if there are some deceptive studies to show positive effects just so these companies do not have to pay to dispose of the fluoride.

Harden stated that personally he does not have any issues with fluoridation, but it should be done by a vote of the people.

Tim Clark asked if there are any cities in the area that add fluoride to the water. Peterson stated that none of the adjacent cities add fluoride to the water. There are several cities in Oregon that do. The largest City is Beaverton followed by Salem. Peterson explained that in Grants Pass, the council would not even discuss the topic because it was so divided. Petersons stated that overall, Oregon ranks among the lowest in the nation for water fluoridation.

Smith stated that it seems like the Council wants public input on the topic, and maybe the question should be asked in the next newsletter. Peterson asked how simple or complex the issue should be discussed. The Council stated that the article should be simple, acknowledge that the City does not currently add fluoride to the water, and reference material regarding other cities that do fluoridate.

Peterson stated that if the Council elects to move forward after the responses from the newsletter come in, he recommends that additional workshops be conducted with outside experts. Peterson explained that he spent about 90 hours researching this topic, and he still cannot figure out exactly what fluoride does and does not do. Peterson stated that there is evidentiary evidence of positive effects. The latest report that came out of Multnomah County indicated that there is not a large dental health problem in the area, but there are poverty related dental health issues. Harden stated that it may be more about proper care, and less about just adding fluoride.

Smith stated that the issue should be placed in an upcoming newsletter so we can see what the response is. Peterson stated that he will place an article in the next newsletter which goes out on November 1st.

PUBLIC WORKS DIRECTOR'S REPORT

Gunter presented the report and stated that the 230th-231st fence extension project that the Council authorized has been completed. The utility crew is also flushing hydrants in the upper zone. Gunter explained that the City Hall generator was repainted, and repairs were done to the Public Works Lobby. Gunter stated that a leak in the water heater caused some water damage to the walls in the lobby. Gunter explained that he attended the East County Policy Makers Bike Ride, as well as a workshop regarding the state's procurement contracts and how the City can utilize some of the purchasing power from the contracts.

Gunter stated that the backhoe was repaired to fix some safety related items, and it can now be utilized for upcoming projects. Gunter explained that Utility Worker III Loren Wilton received his certification as a Competent Person. That deals with safety related issues mainly for trenching and shoring. Gunter stated that development progress is a bit slow. There is work at

Pressure Safe LLC, and Village Nails had to do some work to correct a backflow issue. Gunter explained that Famous Dave's indicated that they will be starting their construction next month.

The Council thanked Gunter for the report.

FINANCE DIRECTOR'S REPORT

Minter presented the report. Minter stated that revenues are back on track, and the investments are at \$4.2 million. Minter explained that the new financial software conversion is underway. The finance team is working hard on that project, and it is going well. Minter stated that the auditors are at the City this week, and so far they have not raised any issues.

Mark Clark asked why the checking account interest rate is higher than the saving account interest rate. Minter stated that the interest in the checking account only accumulates up to the banking fee charges. The City does not receive any revenue for amounts over the charges. Minter explained that the City typically keeps about \$330,000 in the checking account to ensure that the interest will cover the fees. The remaining funds go into savings. Peterson stated that Minter is doing a great job of ensuring that the funds are optimized to offset fees and collect interest.

The Council thanked Minter for the report.

CITY ADMINISTRATOR'S REPORT

Peterson stated that the Annual Performance Report is in the packet. Most items are on track, and the Council has been made aware of items that are not. Smith asked if a home has been selected for the Brush Up Wood Village Program. Peterson stated that a home was selected, and the City partnered with another organization to conduct some repairs that were needed before it was ready for painting. Peterson explained that goal is to paint the home this Spring when the weather is more favorable.

CITY COUNCIL REPORTS

Mark Clark stated that he would like to have the PDX Noise Advisory Committee present at a future Council meeting. Mark Clark explained that the Committee has a lot of good information that would be beneficial for the Council to hear. Smith stated that should be arranged.

Smith stated that the last East Metro Economic Alliance meeting featured a real estate survey which attempted to determine what factors people use in deciding how and where they want to live. Peterson stated that the interesting item that was shared was the lack of interest in bicycle pathways and access. Peterson explained that the survey results indicated that people see bicycle paths as a recreational activity, and not a mode of transportation. There was also a trend away

from urban multifamily housing once younger respondents were married or had children. Smith stated that quality schools ranked highest on the list.

Harden stated that he met with the new principal of the Arata Creek School. Harden explained that he was able to donate art supplies to the school from his company. Tim Clark stated that he enjoyed the League of Oregon Cities Conference, and encouraged the other Councilors to attend the conference next year. Tim Clark stated that there is nothing specific to present about the conference, but suggested that Councilors attend next year.

Tim Clark asked about the Wi-Fi access for the Council Chambers. Peterson stated that it should be installed by the next City Council meeting. Mark Clark asked if access would be password protected. Peterson stated that there is no concern regarding security because of the way it will be configured. Peterson explained that there is a concern regarding bandwidth, and that can be monitored and adjusted if needed.

ADJOURN

With no further business coming before the Council, and upon motion by Dirks, seconded by Tim Clark and passing 5-0, the Council adjourned at 7:40pm.



Patricia Smith
Mayor

11-14-13

Date

ATTEST:



Greg Dirks
City Recorder