

**CITY OF PORT ORFORD
VIRTUAL SESSION OF THE COMMON COUNCIL
THURSDAY, NOVEMBER 19, 2020 AT 3:30 P.M.**

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City Council Meeting/Public Hearing
Thu, Nov 19, 2020 3:30 PM - 6:30 PM (PST)
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AGENDA

1. **Call to Order**
2. **Additions to the Agenda**
3. **Presentations to Council/Citizens:** Coast Community Health Building Update
4. **Consent Calendar**
 - a. Approve Minutes October 15, 2020 Council
5. **Citizens' Concerns (Speak Only for Old & New Business Items on the Agenda)**

HEARING – BUILDING HEIGHT IN ALL ZONES

6. **Departmental Reports**
 - a. Public Works b. Admin c. Finance d. Watershed e. Liaison
7. **Old Business**
 - a. Community Center request for Annual Christmas Dinner
8. **New Business**
 - a. Proclamation – School Choice Week
9. **Considerations**
 - a. Citizen b. Staff c. Councilor d. Mayor
10. **Continuing Action Items**
 - a. Water b. Sewer c. Vac. Rentals d. Brd of Appeals e. Planning Procedures
 - f. ADU's g. Council Rules h. Rural Fire Dept. Contract i. SDC's j. Gas Tax
11. **Future Meetings**

Thursday, November 19, 2020, Regular Council Meeting 3:30 p.m. by virtual meeting
12. **Adjourn**

AMENDED PACKET

**City of Port Orford
City Council Meeting Minutes
In the Gable Chambers
Thursday, October 15, 2020 at 3:30 P.M.**

Mayor and Council	Present	City Staff	Present
<i>Tim Pogwizd, Mayor</i>	X	<i>Terrie Richards, City Admin/Recorder</i>	X
<i>Gary Burns</i>	X	<i>Shala Kudlac, City Attorney</i>	X
<i>Pat Cox, President</i>	X	<i>David Johnson, Finance</i>	X
<i>Lorrin Kessler</i>	Excused		
<i>James Garratt</i>	X		
<i>Carolyn LaRoche</i>	X		

Media Present:

Others Present: Erin Minster, Max Beeken

1. Call to Order

Mayor Pogwizd called to order this Regular Meeting of the Common Council on Thursday, October 15, 2020 at 3:30 p.m. The meeting is held via internet connection due to COVID-19 restrictions set in place by the State of Oregon.

2. Additions to the Agenda: Watershed will be discussed under department reports.

3. Presentations to Council/Citizens: None.

4. Consent Calendar – Councilor Burns moved to approve the minutes for the council meeting of August 20, 2020 with Councilor Cox as second. ***Motion carried 4-0.***

Discussion: None.

Councilor Burns **Yes** ***Councilor LaRoche*** **Yes** ***Councilor Cox*** **Yes**
Councilor Garratt **Yes**

5. Citizen Concerns: None.

6. Departmental Reports:

Mayor: Mayor Pogwizd introduced Linda Tarr of the watershed who addressed the Wilson parcel. Ms. Tarr is concerned about the parcel because of the high price of timber and the tributary streams on steep slopes that are a concern for DEQ. The forester from Lone Rock Timber confirmed Mr. Wilson has put the parcel up for sale with a broker. If Lone Rock gets the bid, they will work with the city on a purchase price when logged in 2024. Funding is available to purchase property of a critical nature in a watershed, but it would take significant work and time to get the financing together. The city can partner with Wild Rivers Land Trust, Sustainable Northwest, and possibly Ecotrust. DEQ will assist. A City Councilor would have to work with the groups to put finances together for purchase prior to clear cut or

work with ODFW and eventual owner to minimize the damage of clear cutting. Clear cutting can increase sedimentation in the water reservoir, which will increase the cost of water treatment. Councilor Garratt agreed to work with the watershed on this Wilson parcel. Ms. Tarr will provide appropriate contact information for Sustainable Northwest and the watershed council. Ms. Kudlac will compose a letter to the landowner.

Mayor Pogwizd provided a letter requesting the city open the Community Center for the annual Christmas dinner. COVID restrictions are reviewed. Current local guidelines will need followed. The event organizer will have to provide a social distancing officer. The event organizer needs to provide information on how they will comply with COVID guidelines. By consensus, city councilors agree to have CA Richards contact the event organizer for that information.

Administration: CA Richards reported on the grit system. There is more than one version of what is to happen with the grit system. CA Richards will schedule a meeting next week with the Dyer engineer, sewer plant operator, Councilor Burns and Councilor Cox onsite to discuss the versions and what is going to need done. Dyer can modify the task order if needed.

CA Richards shared the dredging proposal, which is 750 for immobilization and 750 for demobilization, 215 to use excavator with 80 dollars an hour for the operator at a minimum of 4 hours for a total of \$2,680. She shared a time and material contract to provide equipment and labor for City of Port Orford's water reservoir dredging consisting of 320 long-reach excavator with a 60-foot boom and biodegradable hydraulic fluid, operator, 5-yard dump truck and driver. The city is to have responsible personnel onsite at all times for layout, control of excavation depths, disposal and to supervise all removal operations. Billeter Marine, LLC will not be responsible for any of the damage to existing structures. Equipment is booked through October. Not included are permits, locates, erosion, sediment control, survey testing, sounding for depths or limits of removal, repair of gate valve at discharge of reservoir. Councilor Cox advised that dragging can rip the lining and the water will drain out, thus the need for the dredge. Billeter has a laser to prevent lining damage; however, the city is responsible for the damage if it occurs. Mayor Pogwizd reported they can only move 25 yards of silt. Councilor Cox suggested waiting until next November allowing time to replace the valve, which will then allow the silt to blow out. Currently there is approximately eight feet of silt above the valve. Mayor Pogwizd requested Commissioner Cox research information and share the information in a meeting next week.

CA Richards reported a date set for the 23rd at 1:30 p.m. for a pre-con meeting regarding the contact time. She is finishing the Oregon Street paving contract and will be submitted to David for review. It can then go out to bid and can begin when weather permits.

Mayor Pogwizd addressed the problem with bats at the A-frame. CA Richards will follow up on the bat problem.

Councilors: Councilor Burns is concerned that beginning skateboarders are hopping on the bench in the pickle ball court damaging the court surface. Currently the pickleball courts are locked in the evening and open during the day. Councilor Burns will be meeting with Frank Shores hopefully this weekend to see what elements can be added to the skate park to provide the skate boarders what they enjoy. Possibly a key can be provided to a local pickleball user in order to keep the courts locked when not in use. Councilor Burns will contact Parks Commission regarding this problem.

Councilor Cox updated councilors on the Port. The Port had their basin cleaned out and dumped at the city contained in a dumpster being dealt with by the Port.

7. Old Business

A. Watershed IGA Grant Extension.

Councilor Cox moved to approve the watershed IGA Grant Extension with Councilor Burns as second. ***Motion carried 4-0.***

Discussion: As part of the Oregon Health Authority grant, there are some options in removing the gorse and some other invasive species in that area. The city is the owner of the property and the city holds the easement. There has been some discussion around having a third party hold the conservation easement, which would bring it into better compliance. Wild Rivers Land Trust representative, Max, adds that with the Wild Rivers Land Trust board will accept the conservation easement if the city wants to work with them and transfer it. Costs can come from grants, etc. to no expense the city's budget. This is a bit of a procedure that can take two or three years to complete. Erin advised that they had to decouple the work in the OHA grant from the conservation easement. This is a reason they had to ask for an extension in the modification. She supports the city moving forward with Wild River Land Trust holding the easement to avoid conflict of interest.

Councilor Burns *Yes* ***Councilor LaRoche*** *Yes* ***Councilor Cox*** *Yes*
Councilor Garratt *Yes*

Councilor Cox moved to approve the intergovernmental agreement between the City of Port Orford and the Curry Soil and Water Conversation District with Councilor Burns as second. ***Motion carried 4-0.***

Discussion: As above

Councilor Burns *Yes* ***Councilor LaRoche*** *Yes* ***Councilor Cox*** *Yes*
Councilor Garratt *Yes*

Councilor Cox moved to approve Wild Rivers Land Trust to begin the process of assigning the watershed conservation easement subject to review of future documents with Councilor Burns as second. ***Motion carried 3-1.***

Discussion: As above.

Councilor Burns *Yes* ***Councilor LaRoche*** *Yes* ***Councilor Cox*** *Yes*
Councilor Garratt *No*

B. Ordinance 2021-01 Burn Ordinance Second Reading.

Mayor Pogwizd reads that this is an ordinance of the Common Council of the City of Port Orford amending ordinance 2015-05 to extend the burn period.

Councilor Burns moved to pass ordinance 2021-01 Burn ordinance in its second reading with Councilor Garratt as second. *Motion carried 3-1.*

Discussion: Councilor Cox asked if the fire department was contacted asking to exempt fires that do not coincide with Coos Forest Protective directives. Councilor Garratt reminded that council had agreed to pass this ordinance amendment and make further modifications to the ordinance at a later date.

Councilor Burns Yes **Councilor LaRoche** Yes **Councilor Cox** No
Councilor Garratt Yes

8. Considerations:

A. Citizens:

Ann asks councilors for clarification on the process related to the Outdoor Lighting Ordinance. She understood that the ordinance was sent back to the Planning Commission for adjustment on specific issues; however, she did not see it on the agenda. Ann mentioned regarding the streetlights on highway 101 CCEC offered to post a sample lighting fixture. Ann asks that the mayor and council consider the request. CA Richards confirmed the Outdoor Lighting Ordinance went back to the Planning Commission, and the city has not received anything back, thus it is not on the agenda. Legal counsel Kudlac explained that if the Planning Commission makes revisions, the Planning Commission will have to hold a hearing and send it back to council for another hearing. Motions cannot be made at a workshop.

Councilor Cox moved to send the lighting ordinance back to planning for further research with Councilor Burns as second. *Motion carried 4-0.*

Discussion. Councilor LaRoche stated this comes after the first reading and feels they could pass the ordinance and make amendments later to avoid going back to a first reading. Legal Counsel Kudlac advised they are not at the readings yet. At this point, when the ordinance is passed back to Planning, new hearings will have to be held.

Councilor Burns Yes **Councilor LaRoche** Yes **Councilor Cox** Yes
Councilor Garratt Yes

B. Staff: None.

C. Councilor:

Councilor Garratt was not in attendance when the decision was made to extend the paving project on Port Orford Loop. He feels that at the point where they terminated the paving, being the same as previous points is making the same mistake as prior and will lead to increased rapid degradation in the corner. He feels they should continue paving around the corner to a more suitable stopping point. CA Richards reported that until Dianna can prove otherwise, her property pins go over to the fence line of the RV park, so that section is not the city's to pave. Councilor Cox suggested contacting ODOT to pave the next 20 feet to get around the corner. CA Richards can advise the county that

there is concern about where the pavement ends. Tide Water can also be contacted with the information on the location of the paving seams.

Councilor Garratt reminded council that burning has been opened. They have already received a fire response call due to fire escaping the burn barrel. Councilor Garratt asked if there is a plan in place to reopen city offices when appropriate. CA Richards advised a plan including appointments, masks, one person at one time, protective barrier between public and employees, drop box etc.

Councilor Burns asked CA Richards if she had contacted the county asking if the city has any say in requests for amendment on building permits. CA Richards emailed but has not heard back and will pursue contact this week.

D. Mayor:

Mayor Pogwizd offered his appreciation to the city councilors and staff for all they do. He will be running for city council this election.

9. Future Meetings:

Thursday, November 19, 2020, Regular Council Meeting at 3:30 p.m. by virtual meeting.

10. Adjourned

There being no further business, Mayor Pogwizd adjourned the meeting at 5:13 p.m.

Attest:

Mayor Tim Pogwizd

City Recorder, Terrie Richards

Recommendation to City Council

From

Planning Commission

TO: Major and City Council
From: Port Orford Planning Commission
Date: November 12, 2020
Subject: Modify Building Height Restrictions

It is the recommendation of the Port Orford Planning Commission that the Port Orford City Council does not change the building heights at this time in any of the use zones.

The Commission voted 7-0 in favor of adding under 17.20.050 General exception to building height limitations, stationery boat hoist.

Thirty two people were in attendance to this virtual meeting.

Planning Commission voted 4 to 3 in favor of the motion to not change the building height restrictions of the current ordinance.

Public Hearing

- Reduce the Allowable Building Height in All Zones
- Staff Report (Exhibit A)
- Attachments
 - (A) Letter from Port Manager Pat Cox
 - (B) Letter from Fair Housing Council Jean Dahlquist
 - (C) Letter from Citizen Steve Lawton
 - (D) How to Determine Building Height
 - (E) Letter from Jeffery McVannel
 - (F) Letter from Steve Lawton
 - (G) Letter from Karen/Jim Whelan
 - (H) Letter from Fair Housing Council (Allan Lazo)
 - (I) Letter from Dana Family Trust
 - (J) Letter from David Bassett



City of Port Orford
555 W. 20th St.
P.O. Box 310
Port Orford, OR 97465

Staff Report

To: Port Orford Planning Commission
Port Orford City Council

Prepared by: Crystal Shoji, AICP, Port Orford Planner

Subject: Proposed Zone Text Amendments to modify building height restrictions within in the City of Port Orford

Date: October 8, 2020
Revised November 3, 2020

Scheduled Hearings:

- **Planning Commission Public Hearing – Tuesday, November 10, 2020; Via Virtual Meeting at 3:30 p.m.**
- **City Council Public Hearing – Thursday, November 19, 2020; Via Virtual Meeting at 3:30 p.m.**

Portions of this Staff Report respond to the criteria of the Municipal Code. In this portion of the Staff Report, language quoted from the Port Orford Municipal Code and the Statewide Planning Goals is shown in *italics*. Findings and comments provided by the City Planner are shown in regular font.

Port Orford Municipal Code, Chapter 17.40, Amendments to Zoning and Comprehensive Plan

17.40 *An amendment to this ordinance in the text or the map may be initiated by the city council, the planning commission, or by application of a property owner or his authorized agent.*

Finding: This proposed text amendment has been initiated by the Port Orford City Council.

17.40.030 Process for Zone Text, Map or Comprehensive Plan Amendment.

A. Any amendment to the zoning ordinance text, the Comprehensive Plan Goals and Policies, and/or the comprehensive [sic] Plan /zone map is subject to a two-step approval process:

- a. The Planning Commission holds a public hearing and makes a recommendation to the City Council.*
- b. The City Council holds a de novo public hearing and makes a final decision.*

B. Any amendment shall be adopted by (Ordinance [sic]).

Findings: The City is following the procedures set forth in Section 17.40.030 of the code.

17.40.040 Criteria and Approval for Zone Text or Map Amendment.

An amendment to the zoning ordinance text or map is appropriate when there are findings that all of the applicable conditions exist:

- a. Either the original wording or designation was made in error, or the amendment is justified due to changing circumstances.*
- b. Any amendment must comply with the Port Orford Comprehensive Plan Goals and Policies.*

Findings: The proposal to amend height restrictions is justified due to changing circumstances. It has been many decades since the height restrictions within the code were put in place. At this time, the City Council and Planning Commission have determined that the City of Port Orford will be best served by maintaining a small-town ambiance with human-scale buildings that are compatible with existing development within the City.

At the time that the bulk of the existing height restrictions were put into place, the City of Port Orford was more reliant on heavy industry that was part of the timber industry, the fishing industry and local services to support the industry. The timber industry currently employs fewer people, and tourism is a growing segment of the economy.

City of Port Orford Comprehensive Plan Goals and Policies (Amended July 18, 2019).

STATEWIDE PLANNING GOAL 9: ECONOMIC DEVELOPMENT

City Goals

- 1. Provide opportunities throughout the city for a variety of economic activities that are important to the health, welfare and prosperity of the citizens and community of Port Orford.*
- 2. Diversify and improve the economy of Port Orford, while protecting the natural environment that makes the city a unique and inviting place.*

City Policies

- 3. Encourage and support efforts to improve Port facilities, the harbor and fisheries including:*
 - a. Replacement and maintenance of docks and infrastructure.*
 - b. Rebuilding and maintaining the jetty.*
 - c. Controlling and mitigating shoaling through dredging or jetty infrastructure.*
 - d. Encourage the development of educational research and tourism facilities.*

5. *Encourage efforts to stimulate the tourism industry.*
6. *Encourage human-scale amenities within commercial areas and adjacent to trails and lookouts to encourage tourism and enhance the city's sense of place.*

Findings: From the comments of Port personnel, it appears that the proposed 25 ft. height limitation would not encourage and support efforts to improve Port facilities. In addition, the limitation could limit efforts to stimulate the tourism industry by providing opportunities for viewing from observation facilities, if observation facilities are curtailed as previously discussed by the Planning Commission. A definition for observation facilities is included in the proposed amendment. See Section 17.20.050 General exception to building height limitations, page 8 of this document proposes a new exception to allow a new stationery boat hoist.

The 25-foot height limitation may not encourage efforts to stimulate the tourism industry if it limits access to views that could be enjoyed by the traveling public in commercial areas of the City. The Planning Commission will be asked to consider any limitations that could result from a 25-foot limitation in commercial and marine zones.

The proposed 25-foot zoning limitations proposed in the amendments can encourage enhancing the city's sense of place over time by providing human-scale amenities that may be unique to Port Orford's small town ambiance.

STATEWIDE PLANNING GOAL 10: HOUSING

City Goals

1. *Allow for a full range of housing types, locations and densities through planning and zoning.*

Findings: No specific expense would be added for housing by enactment of the 25-foot height limitation. The land base for housing would not be modified in any way. A full range of housing types and locations and densities through planning and zoning will continue to be available within the City of Port Orford.

STATEWIDE PLANNING GOAL 17: COASTAL SHORELANDS

4. *Provide for water-dependent and water-related uses, and for nondependent nonrelated uses, in the city, compatible with existing or committed uses.*
5. *Provide for water-oriented uses that provide for enhanced views or access to coastal waters in conjunction with water-dependent and water-related uses.*

Findings: The selected goals and policies in the City's Comprehensive Plan that are addressed above within this Staff Report may be deemed applicable. To approve the proposed amendments, it is appropriate to have findings to confirm that the proposed amendments are consistent with the goals and policies of City's Comprehensive Plan. Below are a few areas suggested for consideration.

- A. Determine whether the height restrictions as proposed in industrial, marine, commercial and shoreland areas are consistent with providing opportunities throughout the city for a variety of economic activities that are important to the health, welfare and prosperity of the citizens and community of Port Orford.
- B. Determine whether height restrictions as proposed at 25 feet will continue to allow for and stimulate the tourism industry.
- C. Determine whether you agree with the staff finding that the proposed height restrictions are consistent with encouraging human-scale amenities within commercial areas and adjacent to trails and lookouts to encourage tourism and enhance the city's sense of place.
- D. Determine whether the proposed height restrictions are consistent with diversifying and improving the economy of Port Orford, while protecting the natural environment that makes the city a unique and inviting place. Please see comments submitted by Pat Cox regarding the uses of the Port of Port Orford, Attachment A.
- E. Determine whether you agree with the staff finding that the proposed height restrictions will continue to allow for a full range of housing types and locations and densities through planning and zoning within the City of Port Orford. Please see communications from the Fair Housing Council Attachment B.
- F. Determine whether the proposed height restrictions are consistent with the needs of water-dependent and water-related uses, and for nondependent nonrelated uses, in the city, compatible with existing or committed uses. The following definitions from the *Statewide Planning Goals and Guidelines, Definitions* may be helpful:

Water -Dependent. *A use or activity which can be carried out only on, in or adjacent to water areas because the use requires access to the water body for water-borne transportation, recreation, energy production, or source of water.*

Water Oriented. *A use whose attraction to the public is enhanced by a view of or access to coastal waters.*

Water-Related. *Uses which are not directly dependent upon access to a water body, but which provide goods or services that are directly associated with water-dependent land or waterway use, and which, if not located adjacent to water, would result in a public loss of quality in the goods and services offered. . . .*

Staff Recommendations:

The decision-making body is charged with considering the determinations set forth on page 4 of this document. The Planning Commission must determine that amending the height restrictions throughout the City as proposed in the attached draft amendment document are consistent with the Comprehensive Plan Goals and Policies, or modifying the proposal to achieve consistency. Please see the list of policies and determinations that must be considered and discuss your options. If the decision-making body makes the determination that there the height restrictions could provide adverse effects in any of the zones based upon the determinations from (A) – (F) above, a particular zone could be excluded from new or amended height restrictions, or specific exceptions could be provided within the City's zoning ordinance.

When you have made all of the necessary adjustments to the language that is proposed in order to amend the code, please determine affirmative findings of compliance with the language of the Comprehensive Plan Goals and Policies included within this Staff Report. In addition, it will be important to make one additional general finding as follows:

Finding: The proposed height amendments are consistent with the language of the Comprehensive Plan Goals and Policies as presented within the Staff Report.

Note that the Proposed Amendments that may need adjustment are provided beginning on the next page of this staff report.

**Proposed Amendments to Building Height Restrictions
Within the City of Port Orford**

Format of Proposed Zone Text Amendments in this section:

Titles of chapters and sections are shown in *bold font italics*.

Current code language is in regular font.

Language proposed to be removed is shown with ~~strikethrough~~.

New text language proposed to be added is shown in **bold font**.

Notes from the Planner for decision body consideration are in italicized in regular font.

Port Orford Municipal Code Chapter 17.04

17.04.030 Definitions

“Dome” means having the rounded or curving shape of a dome without angles and corners.

“Height of buildings” means the vertical distance from the “average finished grade” to the highest point of the building, including the roof beams on a flat or shed roof, the deck level on a mansard roof and the average distance between the eaves and the ridge level for gable, hip and gambrel roofs. ~~coping of a flat roof, or to the deck line of a mansard roof or to the average height of the highest gable of a pitch or hip roof;~~ Average finished grade includes and encompasses any fill above the natural grade.

“Observation tower” means a public structure used to view events from a long distance and to create a 360-degree range of vision.

Planner's Note: See communication from Stephen Lawton, Attachment C regarding building height. A proposed graphic is included as Attachment D to this document. Please determine whether it is helpful to include this graphic as an addendum or to further clarify the definition of “Height of buildings” within the Port Orford Municipal Code, Title 17 Zoning, Section 17.04.030 Definitions.

Dome and observation tower are included in the exemptions of the current code. See section 17.20.050 General exception to building height limitations, page 8 of this document.

Port Orford Municipal Code Chapter 17.12

17.12.010 Residential zone (1-R)

G. Height of Buildings. Except as provided in Section 17.20.050 in a 1-R zone no building shall exceed ~~thirty-five (35)~~ **twenty-five (25)** feet in height.

17.12.020 Residential zone (2-R)

G. Height of Buildings. Except as provided in Section 17.20.050 in a 2-R zone no building shall exceed ~~thirty-five (35)~~ **twenty-five (25)** feet in height.

17.12.030 Commercial zone (4-C)

F. Height of Buildings. Except as provided in Section 17.20.050 in a 4-C zone no building shall exceed ~~forty-five (45)~~ **twenty-five (25)** feet in height.

17.12.040 Industrial zone (5-I)

Planner's Note: There are currently no restrictions in the 5-I zone. The following height restriction is proposed.

F. Height of Buildings. Except as provided in Section 17.20.050 in a 5-I zone no building shall exceed twenty-five (25) feet in height.

17.12.050 Controlled development zone (6-CD)

Planner's Note: There are currently no restrictions in the 6-CD zone. The following height restriction is proposed:

C. Height of Buildings. Except as provided in Section 17.20.050 in a 6-CD zone no building shall exceed twenty-five (25) feet in height.

Planners Note: Renumbering would be required to incorporate the wording of "C. Height of Buildings" in the wording above.

In the current language, C. Conditional Use Permitted in the 6-CD zone permits public utility facilities, communication facilities, structures for recreation activities, etc.

17.12.060 Marine activity zone (7-MA)

E. Height of buildings. Except as provided in Section 17.12.050 in a 7-MA zone, no building shall exceed ~~forty-five (45)~~ **twenty-five (25)** feet in height.

Planner's Note: We have received a communication from Pat Cox that the 25-foot height limitation will not allow for the uses that are needed in the Port area. The stationery boat hoist that currently operates at the Port has now been proposed for inclusion as an exception under the proposed language of Section 17.20.050 General Exception to Building Height on page 8 of this document. Please determine how best to address all of the concerns of the Port to accommodate facilities.

17.12.070 Public facilities and park zone (8-PF)

Planner's Note: There are currently no restrictions in the 8-PF zone. This zone allows city utilities and infrastructure. The following height restriction is proposed:

D. Height of Buildings. Except as provided in Section 17.20.050 in an 8-PF zone no building shall exceed twenty-five (25) feet in height.

17.12.080 Shoreland overlay zone (9-SO)

Planner's Note: There are currently no restrictions in the 9-SO zone. The following height restriction is proposed:

G. Height of Buildings. Except as provided in Section 17.20.050 in an 9-SO zone no building shall exceed twenty-five (25) feet in height.

Planner's Note: This zone outlined in this section has permitted uses including those in the underlying zone, water-dependent commercial and recreational developments and single-family dwellings. This zone includes conditional uses that include water-dependent commercial and industrial uses, residential uses, and other. As an overlay zone, you may wish to utilize the height restrictions of the underlying zones, rather than proposing a new height restriction for the overlay zone.

17.12.090 Battle Rock mixed use zone (10-MU)

B. Uses Permitted Outright

15. Any permitted use where building height exceeds 35 feet shall be subject to site plan review to comply with the provisions set forth in Chapter 17.33, Site Plan Review.

Planner's Note: When the language in #15 above is removed, the following numbered reference in the code, #16, will become #15.

H. Height of Buildings. Except as provided in Section 17.20.050 in a 10-MU zone, no building shall exceed ~~forty-five (45)~~ **twenty-five (25)** feet in height.

Chapter 17.33 Site Plan Review

3. No signage shall be displayed on building above ~~thirty-five (35)~~ **twenty-five (25)** feet.

17.20.050 General exception to building height limitations.

The following type of structure or structural parts are not subject to the building height limitations of this title: **stationery boat hoist**, chimney, tank, church spire, belfry, dome, monument, fire and hose towers, observation tower, mast, aerial, cooling tower, elevator shaft, transmission tower, smokestack, flagpole, radio or television towers and other similar projections.

Planner's Note: The comma between the words, "aerial" and "cooling" in our code language for exceptions appear to be misplaced. Please consider this.

17.32.050 Additional standards governing conditional uses.

~~B. Church, Hospital, Nursing Home, Convalescent Home, Retirement Home.~~

~~2. A church, hospital, nursing home, convalescent home, or retirement home may be built to exceed the height limitations of the zone in which it is located to a maximum height as determined by the State Fire Marshal if the total floor area of the building does not exceed one and one half times the area of the site and if yard dimensions in each case are equal to at least two thirds of the height of the principal structure.~~

17.46.080 Evacuation Route Improvement Requirements.

D. Tsunami Evacuation Structures: Tsunami evacuation structures are not subject to the building height limitations of this code.

October 28, 2020

Port Orford Planning Commission
P.O. Box 490
Port Orford, Or. 97465

To the City Council and Planning Commission of Port Orford, OR.,

I am Pat Cox, you most likely know me as a Councilor for the City of Port Orford, and I am also the Manager of the Port of Port Orford. Ironically, I am writing today to try and get an exemption from a possible zoning change that I helped set in motion. I fully appreciate and understand the City's effort to keep our community's small-town tradition and village persona.

This proposed change does not align with the needs of the Port. As the major economic driver in our community it is important that the Port have the flexibility to thrive and grow. Our unique maritime industry has specific needs to be able accomplish this. The overview of our mission statement reads as follows,

Provide ocean access for commerce and recreation.

Build our Port's financial strength

Increase and diversify our operating revenues

Make the highest and best use of our financial tools, people, and property assets.

Improve our region's special quality of space.

Create diverse means for regional economic well-being.

The City's motivation "*to improve our region's special quality of space*" is appreciated, but this building height maximum does not align with the Port's mission.

My research has determined that the Zoning restrictions in every other Marine district in the county has at least a thirty-five foot maximum with the ability for exemptions or conditional use

Attachment A

to necessitate our unique Maritime Industry. The Port of Port Orford has the most specific needs on the whole Oregon Coastline.

The City's proposed reduction of building height to twenty-five feet across all zones will not be feasible for the Port of Port Orford. This proposed change would also impede the fleet from building appropriate structures to maintain and expand their business within commercial zones. In the Purposes portion of the City Zoning 17.04.020 states in its second Purpose "*to encourage any legitimate use of the land to locate in such a place in the City that may prosper without harm to its neighbors or the economy of the City as a whole*" The Port of Port Orford is vital to the economy of Port Orford and any impediment to the Port or the Fleet operations directly contradict that Purpose in the new Zoning proposal.

Currently the Port uses hoists that are over sixty feet tall. These hoists are imperative to the function of the Port, and the Port is imperative to City. We can exist within the parameters of the Zoning in place and feel that the Port can improve and expand within its conditions. A twenty-five-foot building max is not practical or feasible for the Port of Port Orford.

It is critical that the Port property be exempted from these restrictions for the health of the Port and Port Orford. The Port is currently in the process of Redeveloping its facilities and this restriction could force major changes and make some commercial activities impossible.

There was significant amount of work put into the current zoning and the Port of Port Orford was involved in the process. As the Manager of the Port of Port Orford I cannot support the proposed zoning change but look forward to working with the city in the future to enhance our community.

Respectfully,

Pat Cox, Port Manager Port of Port Orford

Crystal Shoji

From: Crystal Shoji <crystal@shojiplanning.com>
Sent: Thursday, October 29, 2020 10:57 AM
To: 'Jean Dahlquist'
Cc: patty@portorford.org
Subject: RE: PO Zone Amendment 20-01
Attachments: Comprehensive Plan Goals-Policies 2012 Signed.pdf

Jean,

I reviewed our Goal 10 policies in our Comprehensive Plan Policies document and the Statewide Planning Goal. I have attached our Comprehensive Plan Goals and Policies. I did not see anything of concern or applicability in that all housing types will continue to be allowed. No specific expense would be added, and no land base for housing would be reduced. I would be happy to include such a statement within the Staff Report. If you have concerns or suggestions, please provide comment for the Planning Commission's consideration.

Crystal Shoji, AICP
Shoji Planning, LLC
P.O. Box 462
Coos Bay, OR 97420
Phone: 541-267-2491

From: Jean Dahlquist <jdahlqu1@gmail.com>
Sent: Thursday, October 29, 2020 8:25 AM
To: Crystal Shoji <crystal@shojiplanning.com>
Cc: patty@portorford.org
Subject: Re: PO Zone Amendment 20-01

Good morning Crystal,

Thank you for sending! As this is not the final staff report, are there any plans to complete Goal 10 findings? Given the nature of this amendment, these would be critically important.

Jean Dahlquist
Fair Housing Council of Oregon
Phone: (414) 477-1567
E-mail: jdahlqu1@gmail.com
[Linkedin](#)

On Wed, Oct 28, 2020 at 1:06 PM Crystal Shoji <crystal@shojiplanning.com> wrote:

Good Afternoon,

We are attaching the staff report and proposal which is currently being revised to include a modified definition of height, and a modifications to exceptions to the height limitations. The revised staff report will be ready seven days

prior to the initial public hearing of the Planning Commission to be held on November 10 at 3:30 p.m. – a virtual meeting. See attached Measure 56 Notice for access to the meeting.

Crystal Shoji, AICP- Port Orford Planner

Shoji Planning, LLC

P.O. Box 462

Coos Bay, OR 97420

Phone: 541-267-2491

From: Jean Dahlquist [mailto:jdahlqu1@gmail.com]

Sent: Wednesday, October 28, 2020 8:49 AM

To: patty@portorford.org

Subject: PO Zone Amendment 20-01

Good morning,

My name is Jean Dahlquist and I am conducting some research for the Fair Housing Council of Oregon (FHCO). I was hoping to obtain the staff report and all corresponding attachments for the PO Zone Amendment 20-01 when available. We will be reviewing Goal 10 findings specifically, and submitting positive or negative comment letters when appropriate. The goal of the Goal 10 project is to ensure cities/counties are fulfilling their Statewide Planning Goal obligation in regards to Goal 10.

Thus, I just wanted to introduce myself and let you know that I am available for any questions or staff report review. I'm hoping this can be a collaborative process where we can both learn from each other. In the meantime, we have obtained the following resource to help guide future staff reports: <https://www.housinglandadvocates.org/wp-content/uploads/2018/04/Goal-10-Guidance-Letter-to-Cities-and-Counties-signed.pdf>.

Please confirm receipt of this e-mail, and I look forward to hearing from you soon,

Very Respectfully,

Jean Dahlquist

Fair Housing Council of Oregon

Phone: (414) 477-1567

E-mail: jdahlqu1@gmail.com

[Linkedin](#)

Crystal Shoji

From: Patty Clark <patty@portorford.org>
Sent: Friday, October 16, 2020 7:46 AM
To: shoji@uci.net
Subject: FW: Definition of "Building Height and Grade"

This is what Mr. Lawton sent to us. He said that the link takes you to the examples.

Patty

From: Lawton, Stephen J [mailto:Steve.Lawton@bus.oregonstate.edu]
Sent: Tuesday, October 13, 2020 6:55 PM
To: K. B. McHugh <kbmchugh@charter.net>; patty@portorford.org
Subject: Definition of "Building Height and Grade"

Patty and Kevin,

Thank you for letting me participate at today's Planning Commission meeting. As promised, the following information might be helpful to the Planning Commission when you clarify the definitions for the new ordinance:

Possible Definition for Determining Building Height Relative to Grade

The Planning Commission today discussed the issue of how to determine the height of a building relative to the grade. There was also a discussion about how to define the term "grade". Do you use "the level of the ground after construction" or do you use the "native or natural grade"? The City of Yachats did an excellent job of clarifying the definition of grade in their zoning ordinance as:

- "the height of a building means the vertical distance from the average finished grade to the highest point of the building plus any fill above the natural grade".
- it also provides an excellent diagram and formula on how it is calculated
- <https://www.yachatsoregon.org/DocumentCenter/View/109/Building-Height-Determination-PDF>

I hope this helps you and I support the City Council's directive to the Planning Commission to provide a proposed amended zoning ordinance in a timely fashion. I believe that it will protect the character and livability of our community.

Thank you for volunteering and contributing to our community as a member of the Planning Commission. I hope this additional information helps you.

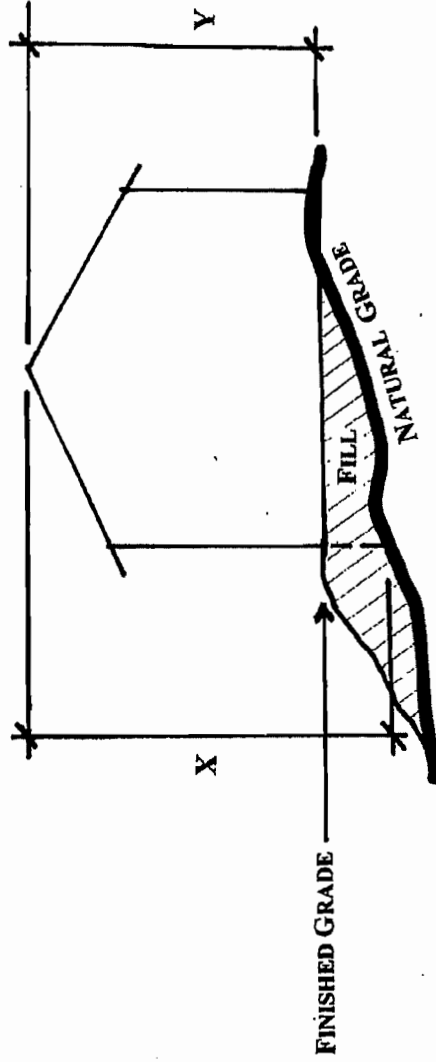
Respectfully,

Steve Lawton
710 Jefferson St.
Port Orford

TO DETERMINE BUILDING HEIGHT

“Height of building” means the vertical distance from the average finished grade to the highest point of the building plus any fill above the natural grade.

Step 1. Calculate the average height for each side of structure.



X = tallest building height

Y = shortest building height

$(X + Y) / 2 = \text{Average height (H)}$

Step 2. Add together the height for each side and divide by the number of sides.

$$\frac{H_1 + H_2 + H_3 + H_4}{4} = \text{average building height}$$

4

TO DETERMINE BUILDING HEIGHT

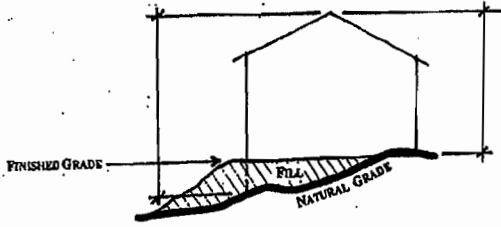


FIGURE A

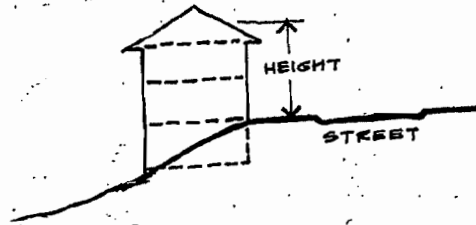
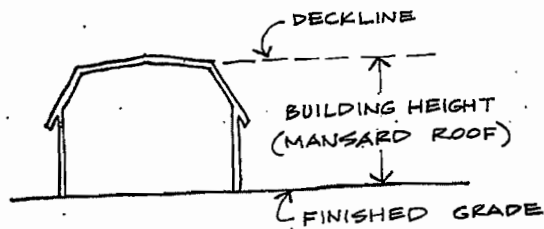
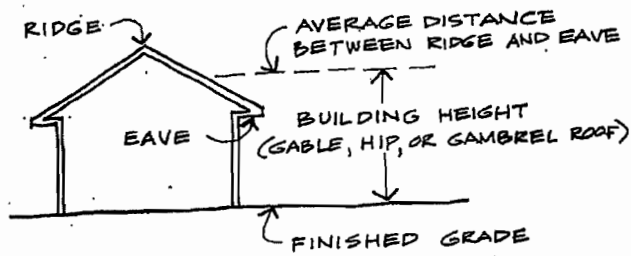
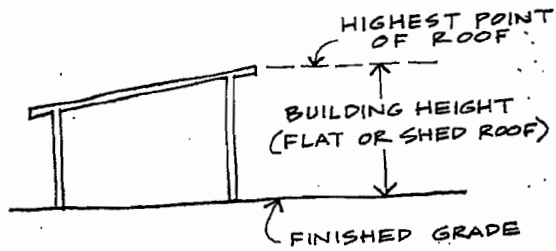


FIGURE B



Patty Clark

From: Jeffrey R. McVannel <jmcvannel@me.com>
Sent: Wednesday, October 28, 2020 8:47 AM
To: patty@portorford.org
Subject: For the Planners on Proposed Building Height Restrictions

Dear City planning commission members, I will likely be working during this Zoom planning meeting where building heights will be the subject. I do however want to offer my opinion.

I am writing to urge you to not lower the height restriction of homes to 25 feet. This would really limit the type of two story home that could be built. 30 feet would be a reasonable reduction but 25 feet is too low. This would encourage and only allow very low sloped roofs in many designs. From an esthetic view point these can be seen as not as attractive and only encourages building unappealing houses and severely restricts design possibilities.

Below would be approximately a typical theoretical two story house design; 2' stem wall foundation on 8" footing 1' 1st story floor system 9' 1st floor walls 1' 2nd story floor system 8' 2nd story walls Total so far without the roof system in this theoretical house is 21'. This would only allow a 4' rise in height for the roof trusses etc.

Therefore with a 24' wide house the maximum roof slope would be a 4' rise in a 12' run. 4 in 12.

A 32' wide house could only have a 3 in 12 roof. These 3 in 12 slopes on wide houses often look kind of ugly and don't drain off the water as well as a steeper roof.

A 36' wide house would be limited to less than a 3 in 12 roof. Now you are getting into needing roofing materials other than composition shingles for proper drainage (adding to the cost).

From an design esthetic standpoint steeper roofs usually just look much better. They drain the rain off quicker too.

If it is a matter of fire fighting access it might make more sense to buy some bigger ladders or other equipment rather than to impose this restriction on house design.

Please consider this before you make this change. 25' is just too low. 30' would be acceptable or even 28' could work.

Jeffrey McVannel,
CCB# 203703, OCHI#1689
(builder/designer/Home Inspector)=



November 3, 2020

To: Port Orford Planning Commission

From: Steve Lawton
710 Jefferson St
Port Orford

This letter is in support of the Port Orford City Council's unanimous decision on August 20, 2020 to "direct the Planning Commission to reduce the allowable building height in all zones" and the proposed planning ordinance to reduce building heights across all zones within the City of Port Orford to 25 feet.

- **It will protect our small town character and community livability**
 - maintains our feeling of a close knit, coastal, residential community
 - "protecting views" is not the central issue for supporting the proposed ordinance
 - the view from our one story house will be completely blocked by a 25 foot tall building
 - ensures disproportionate, out-of-scale 3 story tall buildings are not adjacent to residences
 - protects the affordability of housing for local residents who would have higher real estate values and property taxes for their residences that are zoned for 3 story tall buildings
- **Lowering the allowable height of buildings in our community will not harm the economy and will maintain livability while balancing the needs of local citizens and income-driven investors**
 - The current Port Orford real estate market and house construction is strong and experiencing significant growth without the inclusion of 3 story tall buildings
 - There are many two story hotels, commercial, retail, and medical buildings on the Oregon coast
 - The Redfish Gallery and Restaurant is a good example of a 25 foot tall commercial building that includes a successful restaurant, art gallery and vacation rental, but under current zoning rules:
 - this property could have been a 3 story (4 story with exception) hotel or commercial building that would be out of scale and detract from the Battle Rock Park open space
 - with no on-site parking ordinance, all of the customers and staff of this building would be parking in and filling the Battle Rock Park parking lot excluding local residents
- **3 story tall buildings will increase the population density of our community serving mostly tourists**
 - placing a disproportionate demand on City water, sewer and parking
 - increasing the demand on the City's limited water supply during the driest months of the year
 - creating mostly minimum wage jobs without benefits that can't obtain affordable housing
 - increasing the number of cars, trucks and campers parked on neighborhood streets due to the lack of local on-site parking requirements
 - increasing neighborhood traffic and noise and limiting available parking for local residents
- **3 story tall buildings will increase the demand on our aging and inadequate water and sewer system**
 - Lowering the allowable height of buildings is a cost-effective solution to our water problem
 - The City's water system:
 - has inadequate water volume and pressure to serve tall buildings
 - struggles to meet peak demand in the driest summer months while running at full capacity (300,000 gallons per day) in the summer months
 - 2010 Port Orford Water Supply Expansion Report states the "City is running out of water"
 - In 2006 and 2020, the City prepared for emergency water shortages requiring voluntary conservation due to high demand and inadequate water levels in our reservoir

Attachment F

- The Port Orford planning document “Looking to the Future” states that “the present pipe sizes in the area (MU 10 Zone) are inadequate to handle the flow necessary in a fire emergency”
- Potential water shortages may result in:
 - inadequate water to fight house fires and wildfires
 - mandatory closures of restaurants and hotels
 - difficulty in attracting new businesses and residents
 - moratorium on housing construction
- Essential services (fire, school, medical), businesses and local residents should have higher priority for limited water before short term stay visitors and tourists
- Local residents will subsidize the costly water system improvements required for 3 story buildings since the City Service Development Charges would not fully cover those costs
- **Port Orford fire department has inadequate fire equipment to protect 3 story tall buildings**
 - requiring costly improvement of our fire department and water system
 - not making those costly improvements increase fire risk and might result in:
 - the lowering of the City ISO Fire Protection Classification
 - resulting in higher homeowners insurance rates or policies being dropped
 - banks hesitating to lend for mortgages and businesses and/or raise lending rates
 - decreasing real estate values
 - overall weakening of the local economy
- **Battle Rock Mixed Use (MU 10) Zone is flawed**
 - The MU 10 Zone currently allows
 - three story tall buildings (without conditional approval)
 - without setbacks (zero lot lines)
 - no onsite parking requirements
 - MU 10 Zone includes 30 city blocks that extends from the East at Deady St. to the West at Agate Beach Road and from the North at 9th St. to the South at Battle Rock Park and the Port
 - Most of the MU-10 Zone lies within the Port Orford Tsunami Inundation Zone
 - MU 10 Zone allows 3 story tall buildings which is inconsistent with the City’s planning report “Looking to the Future” that states:
 - “the intent of the MU 10 Zone to maintain our small coastal town ambiance and small town neighborhood character”
 - “Port Orford has an opportunity through City planning and zoning to maintain the unique character of Port Orfordin a manner that will protect the existing character of the community and assist in retaining the small town atmosphere”
 - “Locating a commercial use that is large in scale in an established residential neighborhood could potentially negatively affect the character of the established residential neighborhood.”
 - Over 64% of the lots within the MU 10 Zone are private residences that will be dwarfed by out-of-scale 3 story tall buildings

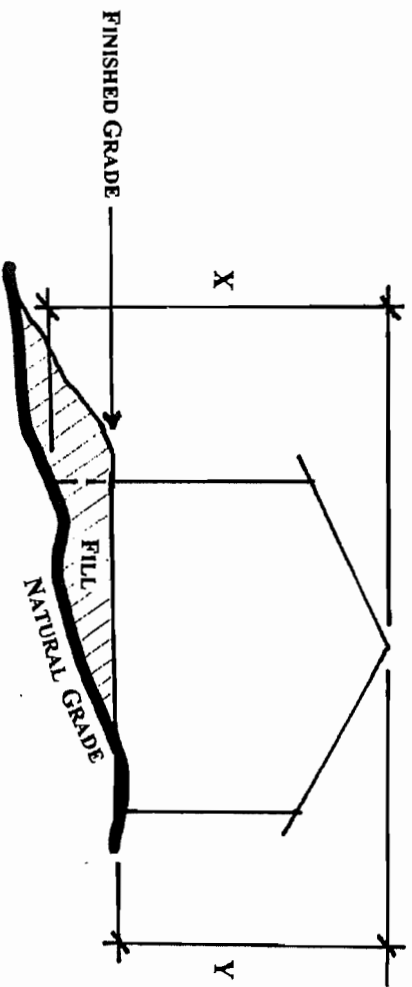
Based on the above reasons, I support the proposed planning ordinance to reduce building heights across all zones within the City of Port Orford to 25 feet. I believe that it will protect the character and livability of our community while serving the needs of investors and not harming the local economy.

As a possible resource for the Planning Commission, I have also included a copy of a planning document with an excellent diagram from the City of Yachats that clarifies how to determine the height of a building relative to grade.

TO DETERMINE BUILDING HEIGHT

“Height of building” means the vertical distance from the average finished grade to the highest point of the building plus any fill above the natural grade.

Step 1. Calculate the average height for each side of structure.



X = tallest building height

Y = shortest building height

$(X + Y) / 2 =$ Average height (H)

Step 2. Add together the height for each side and divide by the number of sides.

$$\frac{H_1 + H_2 + H_3 + H_4}{4} = \text{average building height}$$

November 5, 2020

City of Port Orford
Port Orford Planning Commission
Port Orford City Council
555 West 20th Street
Port Orford, Oregon 97465
RE: Proposed Zone Amendment to Height Restrictions
Dear Sirs/Madams;



This letter is regarding opposition to the proposed Zone Amendment to R1 Height Restrictions in the City of Port Orford.

While we appreciate the City of Port Orford's desire to maintain a small town aesthetic; this amendment is **Absolutely the wrong way to go about** it for the following reasons:

1. The tourism based economy will be adversely affected by such a broad amendment. **The Pacific Ocean is the draw; anything that detracts from the ability to develop view properties will debase our biggest asset.**
2. The proposed height restriction amendment will destroy the ability to develop a property's full site potential and will be a **monumental transfer in real estate value between adjacent parcels**. It is not the job of government to move the goalposts and pick new winners/losers. It is also highly likely that this amendment will expose the city to protracted and costly Fifth Amendment Takings litigation (sovereign immunity not withstanding).
3. The value of view parcels will be severely degraded by the proposed amendment, **negatively affecting the tax base and the ability to provide vital city services.**
4. **The public good arising from this amendment consists of rosy scenarios, dreams and buzzwords whereas the damage to real people is very real.** To wit, our lot is at 808 King Street, within the Seacliff Subdivision (on Coast Guard Hill, arguably one of the crown jewels of the Pacific Coast) where the layout of parcels was carefully designed under the existing 35' height code to afford the best possible views for all the parcels. The views are the entire reason for this subdivision (and thus property value). We are spending our life's savings (and all we can borrow!) to purchase the property and build our forever home and need to be able to build to the height specified by code to see over homes on adjacent lots (which are height constrained by the subdivision CCR's).
5. The timing of this amendment is, at the very least, inopportune and smacks of malfeasance to be **pursued during a public health crisis when a robust public forum for the affected parties is impossible.** Bringing this action forward now has the odor (whether right or wrong) of using calamity to slip through a ruinous decree, supported only by narrow interests seeking to benefit from the disorder.

We would appreciate your consideration in providing a more nuanced approach to reach the desired objective on a more rational basis.

Sincerely,
Karen/Jim Whelan
4425 Pine Cone Drive
Etna, CA 96027
530-598-8590
jwhelan@sisqtel.net

Exhibit B



November 9, 2020

Port Orford Planning Commission
555 W. 20th St.
P.O. Box 310
Port Orford, OR 97465

Re: Port Orford Municipal Code Chapter 17.12 - all use zones. Lowers building height restrictions to 25 feet (approximately two stories) in all zones. (20-01)

Dear Commissioners:

This letter is submitted jointly by Housing Land Advocates (HLA) and the Fair Housing Council of Oregon (FHCO). Both HLA and FHCO are non-profit organizations that advocate for land use policies and practices that ensure an adequate and appropriate supply of affordable housing for all Oregonians. FHCO's interests relate to a jurisdiction's obligation to affirmatively further fair housing. Please include these comments in the record for the above-referenced proposed amendment.

As you know, all amendments to the City's Comprehensive Plan and Zoning map must comply with the Statewide Planning Goals. ORS 197.175(2)(a). When a decision is made affecting the residential land supply, the City must refer to its Housing Needs Analysis (HNA) and Buildable Land Inventory (BLI) in order to show that an adequate number of needed housing units (both housing type and affordability level) will be supported by the residential land supply after enactment of the proposed change. Goal 10 findings are also required for code changes affecting residential development feasibility, such as parking standards and setbacks.

The staff report for 20-01 does not include findings for Statewide Planning Goal 10 describing the effects of the amendments on the City. The staff report does state that "the City Council and Planning Commission have determined that that the City of Port Orford will be best served by maintaining a small-town ambiance" which is not an adequate basis for a decision. For example, what are the housing needs of the citizens of Port Orford? It does not appear to us that limiting the future housing supply indefinitely through a blanket height restriction will serve those needs,

Exhibit C



whatever they may be. Goal 10 findings must demonstrate that the proposed change does not leave the City with less than adequate residential land supplies in the types, locations, and affordability ranges affected. *See Mulford v. Town of Lakeview*, 36 Or LUBA 715, 731 (1999) (rezoning residential land for industrial uses); *Gresham v. Fairview*, 3 Or LUBA 219 (same); see also, *Home Builders Assn. of Lane Cty. v. City of Eugene*, 41 Or LUBA 370, 422 (2002) (subjecting Goal 10 inventories to tree and waterway protection zones of indefinite quantities and locations). Further, because the proposed changes have the potential to eliminate the feasibility of numerous housing types and reduce the number of potential units from the City, the report should reference the City's HNA to demonstrate how the City will still be able meet its housing needs in type and affordability level. Only with a complete analysis quantifying the potential gain in needed housing as compared to the BLI, can the public understand whether the City is achieving its goals through 20-01.

HLA and FHCO urge the Commission to defer adoption of the proposed 20-01 until Goal 10 findings can be made, and the proposal evaluated under the HNA and BLI. Thank you for your consideration. Please provide written notice of your decision to, FHCO, c/o Allan Lazo, at 1221 SW Yamhill Street, #305, Portland, OR 97205 and HLA, c/o Jennifer Bragar, at 121 SW Morrison Street, Suite 1850, Portland, OR 97204. Please feel free to email Allan Lazo at information@fhco.org or reach him by phone at (503) 223-8197 ext. 104.

Thank you for your consideration.

A handwritten signature in black ink that reads "Allan Lazo". The signature is written in a cursive, flowing style.

Allan Lazo
Executive Director
Fair Housing Council of Oregon

/s/ Jennifer Bragar
Jennifer Bragar
President
Housing Land Advocates

cc: Kevin Young (kevin.young@state.or.us)

From: Dana Family Trust
Dorothy Dana, Trustee
P.O. Box 336
Port Orford, OR 97465

To: Port Orford City Council
Port Orford Planning Commission

Date: November 8, 2020

SUBJECT: PROPOSAL FOR HEIGHT CHANGE from 35 Ft TO 25 FT

Dear Council Members and Port Orford Planning Commission,

My name is Dorothy Dana, Trustee for the Dana Family Trust. My family purchased our home, and several commercial properties in downtown Port Orford, approximately 20 years ago and we have lived in Port Orford full time since. We understand and love this community BUT we do NOT want and should absolutely NOT be subject to lose property value on our property due to reduced property heights restrictions.

The commercial property we purchased in Port Orford were purchased with the understanding that the height for building structures were 35 feet on commercial properties. While I love the small-town atmosphere that exists in the residential district and support the 25-ft restriction on single-unit dwellings, I also believe that the 35-ft restriction on commercial property in the business district is an appropriate limit. This height allows flexibility to support business development that benefits job production and opportunity for profitability, while maintaining a deterrent to high-rise construction. In addition, reducing the height restriction could negatively impact the fair market value of commercial properties and the ability to market those properties to prospective buyers in the future. We believe our commercial properties are grandfathered at the existing height

In summary, I want to go on record that we are opposed to the PROPOSED CHANGE of height from the 35-Foot height to 25 feet on new construction on commercial property and request that this proposed change be rejected.

Sincerely Yours,

Dorothy Dana, Trustee

Dana Family Trust
Dorothy Dana, Trustee

Exhibit D

Patty Clark

From: Terrie Richards <trichards@portorford.org>
Sent: Tuesday, November 10, 2020 2:40 PM
To: 'Patty Clark'
Subject: FW: Proposal to limit all Building Heights to 25 feet in Port Orford.

-----Original Message-----

From: David Bassett [mailto:dabpe@peak.org]
Sent: Tuesday, November 10, 2020 2:00 PM
To: Terrie Richards <trichards@portorford.org>
Subject: Re: Proposal to limit all Building Heights to 25 feet in Port Orford.

David Bassett <dabpe@peak.org> wrote:

>
>Honorable Mayor, Council and Planning Commissioners via City Administrator.
>
>I am unable to attend the PC meeting on Tues Nov 10th due to county inspections and other obligations.
>
>Please share my objections to this proposal with all concerned, including planning consultant Crystal. Thank you.
>
>Briefly outlined, the problems with this concept are:
>
>1. As land becomes more expensive and limited in availability laterally, the solution has always been to go UP. No ordinance should ever impede fundamental economic factors that keep our society and local communities vibrant and successful.
>
>2. 25 feet is not even enough for many two story buildings. As designs, materials and engineering capabilities improve over time, no arbitrary limit should be a barrier to what owners wish to achieve on THEIR property. As a Port Commissioner, such a limit is clearly unworkable.... just as it is in the rest of the City.
>
>3. If the objective of this ill-conceived concept was to preserve views or solar access, those issues should be addressed via easements. Ashland dealt with these matters many years ago and clearly developed good solutions that could be studied and perhaps utilized here.
>
>4. 'Height' is such a relative issue... especially on sloping ground.... endless debate rages as to where to measure from and it simply doesn't matter. What matters are view sight lines and solar access. Again, the answer is via easements. See Ashland, Medford, Eugene and more codes for much better ideas.
>
>5. I hope the rampant rumors of self-serving objectives in this case are not true, but this proposal has been very poorly approached and there are so many bigger concerns to deal with in Port Orford.
>
>For example, you have an adopted Dangerous Building code.... yet don't use it! Numerous examples still exist that have received formal complaints for years.... yet nothing happens to require the property to be made safe! I know you are all busy, but what's more important than Public Safety? What liability does the City face for inaction if fires or

deaths occur due to malfeasance and negligence? If funding is an issue, just let me know. Private enterprise cannot do it all. The fundamental purpose of government is to protect the health, welfare and safety of the citizens. Please do so!

>

>Abandoned, vacant, derelict, failed buildings are a blight and severe safety hazard.... and must be abated.... you have the adopted tools to do so. Why is no action taken?

>

>Proposing a 25 foot height limit is clearly an error, please abandon this lunacy and move on to issues that really matter.

>

>Thank you. David A Bassett, PE. CBO.

>

>PS. After 50 years as a Professional Engineer and Nationally Certified Building Official, I remain mystified at the lack of attention and ACTION with respect to things that make a real difference and the amount of time spent on unworkable ideas that go nowhere. We know how and should do so much better!

>

>Sent by Android phone of David A Bassett PE, CBO, 541.660.3131 :-)

Port Orford Planning Commission
Public Hearing (Virtual) – Height Amendments
November 10, 2020

This testimony is from the virtual Public Hearing held by the Port Orford Planning Commission meeting on November 10, 2020 at 3:30 p.m. This Public Hearing was held to consider height amendments.

The testimony is provided in a summarized format in that the Minutes of the meeting will not be available prior to the virtual City Council Public Hearing to be held November 19, at 3:30 p.m. The wording provided in the summary is not verbatim. Specific language provided by the citizens who testified will be available when the minutes of the meeting have been compiled at a future date.

Person Testifying	General Summary of Comment
Erin Kessler	Opposed to “arbitrary limitations.”
Jim Whelan Etna California	Opposed: Associated with Exhibit B, which was previously submitted into the record.
Dorothy Dana, Dana Family Trust, Residence at 205 Seacliff Drive	Opposed to height amendments: These are not in keeping with what the property owners have counted on for their properties. Information was also presented in Exhibit D which is included in the Council packet.
Mike Dubose	Opposed: “Dismayed by proposed arbitrary changes – bad for economic development” within the City.
Jeff Bodner, Trustee for Bodner Douglas Trust	Opposed: The proposed height amendments are not good for future economic development of the City.
Mark Dana, Dana Family Trust	Opposed: The proposed amendments will be bad for tourism development.
Gary Robertson, EDOBA Design, Port Orford	Opposed: It is hard to keep buildings down to 28 feet if they are two-story. There are many considerations in addition to ceiling height. A single-story dwelling on a severe slope require 32 feet in height. The code should always allow for a 12-foot ceiling height; two floors must have a flat roof to maintain a 25-foot height. A single-story shed with a slope roof can be over 30 feet due to its nature. Provided clarifications of fire-fighting capabilities in response to ongoing discussion.
Ann Velisis	Supports the intent of keeping the City small and livable.
Edward Kessler, Kessler business on Oregon	Opposed: Does not support 25-foot limitation. It is not “common sense.” Twenty-five feet is not tall enough

Nov. 13, 2020

Dear Port Orford City Council Members:

I am writing in support of adjusting height limits for new buildings in the City of Port Orford. I support the 30-ft height limit discussed at your October meeting.

Making proactive adjustments to our zoning code regarding the height limit makes good sense for the following reasons:

- We have many zones within our city that have *absolutely no height limit at all* and some that have limits of 45 feet. A 30-foot limit would provide for a multitude of attractive, two story, human-scale buildings of generous height.
- Fire safety should be a serious concern of owners and occupants of new buildings, of people living near them, of our volunteer fire fighters, and of the city generally, including issues of liability if construction is approved for buildings taller than what can confidently be protected from fire. I've long heard that our volunteer Rural Fire District does not have the capacity to fight fires in buildings that are 45 feet tall. I've not seen definitive evidence that the city has the certification, equipment, reliable water supply, and dependable water pressure to fight fires in buildings taller than 30 feet. Specific responses to these concerns should be available to the City Council if buildings taller than 30 feet are to be allowed.
- By accounts of people more closely familiar with constraints of our water supply, we do *not* currently have sufficient adequate water and pressure to fight a fire during summer months when water supply is low and fire risk is high, especially in the 10 MU zone where pipe size is already inadequate. Permitting new three-story buildings would likely magnify this problem. The paired issues of water supply and fire safety need to be addressed BEFORE we start permitting new, taller buildings, which is why the proactive zone change makes good sense.
- Permitting heights of 30 feet maximum will protect our small-town character that so many residents cherish.
- Permitting heights to 30 feet would not affect the availability of affordable housing. Our city planner Crystal Shoji stated in correspondence regarding the proposed 25 ft limit and housing (Goal 20) that she "did not see anything of concern or applicability in that all housing types will continue to be allowed. No specific expense would be added, and no land base for housing would be reduced." (p. 20 of PC packet).
- Regarding the Port and the Marine Zone: In written testimony, Port Manager Pat Cox raised concerns that the proposed 25 ft limit was too low for Port activities. The findings drafted by the Planner for the Planning Commission addressed that concern by making an exemption for the hoists at the Port and indicated that a change in limit may be warranted

in the marine zone. According to Mr. Cox's letter, 35 ft. is common in other Port districts, and to my mind would be an appropriate limit to adopt for that special zone in our city.

- The primary concern brought up by the public at the recent PC meeting, predominantly attended by owners of investment properties, was that a 25 ft height limit would lower property values and discourage future investment in our community. I would argue that property values, including of my own property, would in fact be enhanced and not degraded by a height limit of 30 feet, which would allow for attractive 2 story buildings.

Moreover, given our city's water constraints, the overriding concern is that we need to have a code that matches our city's capacity to actually supply water and safety services not just investors' aspirations.

If we don't look at this holistically, I am concerned that current local citizens will be put into the position of footing the bill to provide water for outside developers and investors.

Local resident Steve Lawton, who has extensive experience in rural economic development, has made extremely important points in his written testimony, dated Nov. 3 2020, related to water supply, affordable housing and fire risks, explaining how **costs for current citizens will most likely be increased unless we have more reasonable height limits that better reflect our town's actual capacity to supply services. The increases in costs could take the form of increased insurance costs, increased costs to foot the bill for water infrastructure, and increased assessed values and taxes.**

I urge you to please consider these important points on behalf of local citizens.

The Staff Report document prepared by our City Planner Crystal Shoji for the Planning Commission (dated Nov. 3, 2020), provides for draft findings, indicates the zones with and without heights limits, and provides a ready template for proper language to make appropriate adjustments. I urge you to adjust the limit upward from the officially noticed 25 feet to the more reasonable height of 30 feet and make needed adjustments related to the Marine zone. This is an appropriate adjustment responsive to public input.

As a resident in a historic home in the commercial-residential district of the Battle Rock MU zone, I've long been concerned that having buildings –allowed to be up to 45 feet in our neighborhood, could become problematic –for water supply, for fire safety, and for livability.

As my husband Tim's favorite uncle always said, "The most comfortable place to live is within your means." At this time, we don't as a city have the means to meet water and fire safety requirements for 3-story buildings so our municipal code should be upgraded to reflect that reality, or we could find ourselves in some very uncomfortable situations in the future.

Thank you for considering my comments and your important public service in working on these very important issues for us all.

—Ann Vileisis, 608 Oregon St., Port Orford

November 12, 2020

Dana S. Gurnee
834 Deady St.
Port Orford, OR 97465

Comments Regarding Adoption of Amendments to City's Use Zones

Dear City Councilors of Port Orford, Oregon:

I write to ask you to adopt the currently proposed amendments to Port Orford's use zones. These amendments would change the allowed height of all future construction to 25 feet in all zones, from the current allowances of 35 feet or 45 feet, or even no restrictions, depending on a zone.

These amendments result *from your own order* to the Planning Commission to prepare language and findings for a change in the height numbers. This was a good idea, in my opinion, and I commend you for it.

Please keep in mind that the city's letter to all residents about this proposed change caused very little opposition in social media. By that measure, the people of Port Orford are behind the idea that *you* put out.

In arguments against your proposal on November 10, before the Planning Commission, only one resident spoke in favor of this proposal. In my opinion, this does not mean that the residents of Port Orford are against the proposal. You on the council must be aware of the deep opposition there is to a massive change to the character of this town. You know that people are afraid to speak, too tired to speak, too overwhelmed with a sense of futility in the face of "superior forces." These people elected *you* to be the people with time and courage.

At that November 10 meeting, I heard impassioned pleas for no changes to the restrictions. Without exception, these pleas came from people who explicitly stated that they were motivated by profit and by having a return on investment to which they feel entitled. Many supplied permanent addresses outside the area.

The question before the city is: What do we want our town to look like in five years? Or ten years? Do we want a corridor of tall buildings on 101? Do we want residential areas like the Hamlet to resemble the upscale suburbs of Los Angeles? Isn't it our right to change the rules to keep our community a place we want to live? Rules are changed all the time to realign them with shared goals. That's life.

But if it's time to give up on the Port Orford we know, and to create Seaside South, then the council really, really *must* do some advance preparation, such as with water.

Does the council believe that the existing water system will be sufficient to provide water to many hundreds of new users? (And let's not forget the new information about silting and pollution in our water source from upstream logging.)

Does the council believe that city residents should be on the hook for repairs to the water system that will be made necessary by the stresses of new pipelines and low levels in the reservoir, and possibly the need to change to Garrison Lake?

Maybe city residents *do* want to build a water system for the outside investors, whose construction *might* provide jobs and housing. So let's find out: Submit to city taxpayers a bond issue to construct a water system that can handle the projects that speculators may have in mind.

If the city taxpayers vote to finance a new, more capacious, robust water system, then you will know that they welcome high-rise development throughout the city. The council could arrange for an election in May 2021 for a water bond.

Absent that giant step, I believe Port Orford needs the height restrictions as presented now for public hearing, and I support the changes. EXCEPT that 17.20.050 should be revised to require a **conditional use process** for tall structures such as observation towers, spires, masts, aerials and the like so that these cannot be built to any height proposed without Planning Commission review.

Respectfully,

Dana S. Gurnee

City of Port Orford

CITY COUNCIL ADMINISTRATION REPORT

Date: 11/19/20

October has been a very trying month for our Public Works Crew with both Duane Eckhoff and Larry Dell's retirement. A lot of knowledge has left the city and so much of the city's infrastructure and equipment has lived way past its life expectancy issues keep popping up.

Our water plant is very temperamental and Duane trained the crew well to keep it all running and making safe water.

October 5 Brett Rookhuizen came to work as our Maintenance Worker – he has proven himself as a knowledgeable hard worker - we are very pleased to have him on board.

October 26 John Isadore came to work as our Public Works Superintendent, we are excited that the crew will have good direction now. There is a lot for John to wrap his mind around but I have no doubt we will be seeing changes down the road. With John here I am freed up to take care of more City Recorder tasks like records retention – we are running out of room.

Meetings:

9/23/20 Pre Construction Meeting for the Contact Tank – met with the engineers and the contractor on site

9/29/20 Site Visit at the Sewer Plant – Grit System – met with the engineer and staff on site at the sewer plant

11/16/20 9-4 virtual CLG workshop (Certified Local Government)

11/16/20 4-6 PM Water Rights virtual meeting

As you know due to COVID-19 the city Office is still closed to the public. Some changes have been made to prepare for when we do open back up. Unfortunately, with the spike in cases and the Governor's new mandates opening city hall may take longer than expected.

Ocean View paving project – two proposals were received: Knife River at \$94,275. and Tidewater Contractors at \$71,125.

Dredging Hubbard Creek Impound. Council approved the revised agreement, signed and returned to the contractor. The dredging Company will be here November 23, 2020.

★ **Unaccounted for Water for July 2020 = 44.8% (Previous mo. 40%)**

We have chosen lives of public service because we believe in something greater than ourselves. We believe through public service we can enhance the common good, improve lives, and better our communities.

SUBMITTED BY: *Terrie Richards*

Terrie Richards, City Administrator

Public Works report for the month of October 2020

Water Plant: Opp's

Water treated 4,456,00, Billed 2,319,00, with a total loss of 1,873,608 = 44.78%.

Repairs & maintenance plant / distribution.

- Repaired 6" water main break on Arizona St.
- Repaired 1" poly service on Port Orford loop.
- Repaired multiple leaks on plant equipment

Waste Water plant: Opp's:

Processed & treated 2.352 million gallons of Sewage

Repairs & maintenance plant / collections.

- Attended project walk-through for clarifier / grit system
- Pumped / cleaned Lake-shore lift-station.
- Removed and cleaned pump / motor assembly.
- Sewer main dye test 5th ST. to Oregon

Streets Maintenance:

- Trash & debris pickup / disposal
- Clear storm drains in areas concern of flooding during rain events.
- Check asphalt roads for damaged asphalt (pot-holes).
- Mowing roads sides

Parks

- Pick up and disposal of trash.
- Grounds maintenance mowing / trimming.

PW Works Equipment PM's

- Grease and lube Case 580
- Grease and fluids Vac-Tron
- John-Deere tractor transported to mechanical shop for hydro-static linkage repairs. Tractor was repaired and returned to WTP back in service.

Wastewater treatment report 10/12/2020

- Deq is now requiring dmrs to be submitted electronically.
- Ongoing grease removal from lift stations.
- Ammonia removal efficiency is 98%.
- Treated 2.352 million gallons of Sewage
- Called out Flake lift station. Lift station blew fuse causing loss of power leg, which lost control power, Had Reese electric out replaced fuse everything ok again.
- Had all the generators gone through and ww generator fueled. All ready for the winter.
- Had south coast septic pump out Lakeshore lift station wet well, debris was causing pumping problems.
- Had council members and Dyer engineering out to inspect plant and grit system.
- Working with Dyer engineering on new Permit renewal.
- Painted Idaho lift station electrical board.
- Brett assisted me in reinforcing Wyoming wood shelter for electrical controls, paint, flashing, and reused aluminum panel.

Questions

Waiting to find out if underground tech will be fixing Wyoming lift station and sealing Idaho discharge manhole.

Working on quote to Have Jeff Bruce from Portland engineering out to fix programming issue at effluent plc. Will result in electrical savings and prolonged life of pumps.

FINANCIAL REPORT
November 9, 2020

For the month of October, the total revenue and expenditures for all funds was \$183,986.21 and \$126,079.35 respectively. Following is a more detailed narrative of the activity per fund.

General Fund:

The General fund received \$16,303.16 in revenue of which \$1,440.22 was from property tax receipts, \$13,746.00 from citations, \$108.71 from the State Cigarette Tax, \$181.00 in planning fees, \$159.73 interest, \$150.00 in business license fees, and \$517.50 in court administrative fees. For the month of October, the General Fund disbursed \$27,900.54 of which \$13,802.97 was for wages, \$4,392.40 in citation assessments and reimbursements, \$242.26 for custodial services, \$1,200.00 for legal services, \$1,057.68 for planning fees, \$303.10 legal fees for a disputed planning decision, \$782.67 for office supplies, \$300.00 for the municipal judge, \$778.78 in bank fees, \$463.41 for electricity, \$142.42 payment for the copier lease, \$5.00 for computer services, \$219.09 for maintenance to City Hall, \$56.76 in custodial supplies, \$200.00 in gift cards for Duane's and Larry's retirement, \$312.07 for telephone service, \$97.95 for postage, \$3,444.00 was the Generals Funds share of the Audit progress payment, and \$99.98 for internet service.

Parks:

Parks received \$39,580.13 in revenue which consists of \$35,507.14 for the third quarter TLT receipts, \$172.99 in returned TLT Grant money from the Sunset Garden Club, \$3,900.00 for the Marine Board Grant, and \$43.27 in interest. For the month of October, \$7,622.87 was disbursed for Parks of which \$1,551.55 was for payroll, \$90.66 for fuel, \$388.90 for electricity, \$28.01 for telephone service, \$198.68 for maintenance at Battle Rock, \$28.38 for maintenance at the Community Building, \$80.69 for maintenance at the Visitor Center, \$444.46 for maintenance at Buffington Park, \$85.15 for maintenance at the American Legion Hall, \$85.15 for maintenance at the 12th ST Boat Ramp, \$17.99 for minor equipment, \$287.00 was Parks share of the progress billing, \$2,951.97 for vehicle maintenance, \$76.54 for internet service, and \$1,307.74 for custodial services.

Public Safety:

\$33,922.10 was disbursed for the Police Department of which \$31,845.64 was for payroll, \$96.83 for office supplies, \$656.00 was Public Safety's share of the Audit progress billing, \$809.34 for fuel, \$4.30 for postage, \$50.00 for Kings online, and \$459.99 for telephone service. Public Safety received \$1,291.29 in revenue of which \$1,175.38 was from property tax receipts, \$15.00 for insurance reports, \$30.00 for burn permits, \$25.00 for a records request, and \$45.91 in interest.

Water Enterprise:

The Water Department received \$47,752.39 in revenue of which \$45,978.12 was from the September utility billing of which \$5,247.78 is designated to be set aside for Water Capital Reserves, \$1,338.00 for one new service, \$150.00 for contractor water usage, \$196.00 for irrigation meters, and \$90.27 in interest. The Water Enterprise Fund paid out \$26,771.18 of which \$16,781.65 was for payroll, \$487.97 for telephone services, \$133.35 for fuel, \$39.99 for internet service, \$123.15 for office supplies, \$2,926.84 for electricity, \$500.00 for contract services, \$2,296.00 was Water Enterprise's share of the Audit progress billing, \$198.00 for maintenance of the treatment plant, \$34.99 for maintenance of pump stations, \$881.95 for water line repairs, \$178.75 for software maintenance, \$118.36 for minor equipment, \$14.99 for vehicle maintenance, \$375.00 for testing, \$816.71 for work on the new contact tank, and \$863.48 for meter repairs.

Water Capital Reserves:

The Water Capital Reserve Fund received \$128.38 in interest. The Water Capital Reserve Fund balance is now \$209,472.93.

Sewer Enterprise:

The Sewer Enterprise Fund received \$55,934.83 in cash receipts which consists of \$250.64 in interest, \$772.00 for one new services, and \$54,912.19 was from the September utility billing of which \$5,062.66 is designated to be set aside for Sewer Capital Reserve. The Sewer Enterprise fund outflow for October was \$26,011.39 of which \$18,005.13 was for payroll, \$2,632.46 for electricity, \$245.54 for telephone service, \$383.80 for postage, \$128.81 for fuel, \$178.75 for software maintenance, \$623.12 for vehicle maintenance, \$164.83 for minor equipment, \$21.05 for office supplies, \$789.88 for maintenance of the treatment plant, \$1,210.70 for maintenance of lift stations, \$1,517.00 was sewers share of the Audit progress billing, and \$110.32 for internet service.

Sewer Capital Reserves:

The Sewer Capital Reserves received \$125.92 in interest. The Sewer Capital Reserve Fund balance is now \$200,763.64.

Street Fund:

For October the Street Fund received \$8,013.06 of which \$7,967.57 was from the State Highway tax, and \$45.49 in interest. \$3,851.27 was disbursed for Streets, of which \$3,190.83 was for wages, \$111.49 for the port-a-potty, \$109.28 for fuel, \$98.60 for electricity, \$278.10 for street maintenance, and \$62.97 for vehicle maintenance.

Streets Capital Improvement Fund

The Streets Capital Improvement Fund received \$55.65 in interest and the new balance is now \$94,269.60.

Equipment Replacement Fund:

The Equipment Replacement Fund received \$58.33 in interest. The balance of the Equipment Replacement Fund is \$79,406.49.

Water and Sewer SDC:

The Water SDC Fund received \$322.14 in interest and \$9,096.00 for one new hookup. The Sewer SDC Fund received \$221.66 in interest and \$5,060.00 for one new hookups. The balances of the SDC funds are as follows:

Water SDC	\$438,463.39
Sewer SDC Reimbursement	\$271,979.49
Sewer SDC Improvement	\$ 28,550.33

David Johnson



Bank Transaction Report

City of Port Orford

Transaction Detail

Issued Date Range: 10/01/2020 - 10/31/2020

Issued	Number	Description	Amount
Bank Draft			
10/01/2020	DFT0005849	Quadient Finance USA, Inc.	500.00
10/05/2020	DFT0005835	AsiFlex	41.66
10/05/2020	DFT0005836	VOYA - Oregon Savings Growth Plan	307.50
10/05/2020	DFT0005837	PERS	329.34
10/05/2020	DFT0005838	PERS	842.80
10/05/2020	DFT0005839	PERS	1,450.60
10/05/2020	DFT0005840	PERS	1,106.59
10/05/2020	DFT0005841	PERS	524.04
10/05/2020	DFT0005842	PERS	2,250.82
10/05/2020	DFT0005843	Oregon Dept of Revenue	22.25
10/05/2020	DFT0005844	Oregon Dept of Revenue	18.98
10/05/2020	DFT0005845	Rogue Credit Union	654.00
10/05/2020	DFT0005846	Oregon Dept of Revenue	1,441.71
10/05/2020	DFT0005847	Rogue Credit Union	1,795.31
10/05/2020	DFT0005848	Rogue Credit Union	2,796.32
10/13/2020	DFT0005865	September AsiFlex Admin Fee	3.75
10/16/2020	DFT0005866	U.S. Bank Equipment Finance	142.42
10/20/2020	DFT0005851	AsiFlex	41.66
10/20/2020	DFT0005852	VOYA - Oregon Savings Growth Plan	307.50
10/20/2020	DFT0005853	PERS	329.34
10/20/2020	DFT0005854	PERS	855.84
10/20/2020	DFT0005855	PERS	1,469.03
10/20/2020	DFT0005856	PERS	1,118.47
10/20/2020	DFT0005857	PERS	535.51
10/20/2020	DFT0005858	PERS	2,279.45
10/20/2020	DFT0005859	Oregon Dept of Revenue	23.54
10/20/2020	DFT0005860	Oregon Dept of Revenue	21.00
10/20/2020	DFT0005861	Rogue Credit Union	691.24
10/20/2020	DFT0005862	Oregon Dept of Revenue	1,565.62
10/20/2020	DFT0005863	Rogue Credit Union	1,950.13
10/20/2020	DFT0005864	Rogue Credit Union	2,955.56
Total Drafts			28,371.98
Check			
10/05/2020	15353	CIS-Health Insurance	11,049.97
10/05/2020	15354	Void Check	0.00
10/05/2020	15355	Void Check	0.00
10/05/2020	15356	Void Check	0.00
10/05/2020	15357	Teamsters Local U. #206	211.00
10/05/2020	15358	ATCO, International	480.00
10/05/2020	15359	Carson Oil Company	39.95
10/05/2020	15360	CASH IN OFFICE	200.00

Issued	Number	Description	Amount
10/05/2020	15361	Coos-Curry Electric Co-op	5,660.91
10/05/2020	15362	Void Check	0.00
10/05/2020	15363	Rogue Credit Union-Visa	730.07
10/05/2020	15364	U. S. Cellular	295.09
10/05/2020	15365	ZiPLY Fiber	76.54
10/09/2020	15366	Bay Area Copier Company	202.32
10/09/2020	15367	Budge-Mchugh Supply Company	681.23
10/09/2020	15368	Charter Communications	119.98
10/09/2020	15369	Coastal Paper & Supply, Inc.	567.65
10/09/2020	15370	Coos-Curry Supply, Inc.	14.99
10/09/2020	15371	Gold Beach Lumber	536.11
10/09/2020	15372	Void Check	0.00
10/09/2020	15373	Golders NAPA Auto Parts	90.41
10/09/2020	15374	Kyle Macgregor	4.00
10/09/2020	15375	One Call Concepts, Inc.	7.20
10/09/2020	15376	Owens Pump & Equipment	414.81
10/09/2020	15377	Roto Rooter, A Waste Connection Co.	107.00
10/09/2020	15378	Shoji Planning, LLC	1,057.68
10/09/2020	15379	TransUnion Risk and Alternative Data Solutions, Inc.	50.00
10/09/2020	15380	USA Blue Book	315.89
10/09/2020	15381	Vend West Services	28.00
10/20/2020	15382	CIS-Health Insurance	11,049.73
10/20/2020	15383	Void Check	0.00
10/20/2020	15384	Void Check	0.00
10/20/2020	15385	Void Check	0.00
10/20/2020	15386	Teamsters Local U. #206	239.50
10/20/2020	15387	Allstream	131.75
10/20/2020	15388	AT&T Mobility	297.97
10/20/2020	15389	Charter Communications	280.29
10/20/2020	15390	Coos-Curry Electric Co-op	849.30
10/20/2020	15391	Void Check	0.00
10/20/2020	15392	KDP Certified Public Accountants, LLP	8,200.00
10/20/2020	15393	Law Offices of Frederick J Carleton	303.10
10/20/2020	15394	Office Depot, Inc.	436.58
10/20/2020	15395	One Call Concepts, Inc.	80.40
10/20/2020	15396	SUEZ Treatment Solutions, Inc.	785.68
10/20/2020	15397	The Traffic Sign Store	609.03
10/20/2020	15398	Tyler Technologies	357.50
10/20/2020	15399	Western Exterminator Company	74.70
10/20/2020	15400	ZiPLY Fiber	100.67
10/22/2020	15401	Amazon Capital Services, Inc.	23.88
10/22/2020	15402	Budge-Mchugh Supply Company	1,137.12
10/22/2020	15403	Coastal Paper & Supply, Inc.	38.10
10/22/2020	15404	Curry County Treasurer	938.40
10/22/2020	15405	McCowan Clinical Laboratory, Inc.	375.00
10/22/2020	15406	ODOT Fuel Sales	1,231.49
10/22/2020	15407	Office Depot, Inc.	56.16
10/22/2020	15408	Oregon Dept of Revenue CFA	3,450.00
10/22/2020	15409	PLATT	198.00

Issued	Number	Description	Amount
10/22/2020	15410	Randy D Riffle	3,492.67
10/22/2020	15411	The Dyer Partnership Engineers & Planners, Inc.	816.71
10/22/2020	15412	UPS	2.80
10/22/2020	15413	Randy D Riffle	3,492.67
10/30/2020	15414	Law Offices of Frederick J Carleton	1,200.00

Total Checks 63,190.00

EFT

10/05/2020	DFT0005834	Payroll EFT	17,010.67
10/20/2020	DFT0005850	Payroll EFT	17,887.34
10/30/2020	57	Gary Milliman	300.00
10/30/2020	58	Gregory T. Ryder	1,550.00
10/30/2020	59	Terrusa, David R	500.00

Total EFT 37,248.01



City of Port Orford

Detail Report

Account Detail

Date Range: 07/01/2020 - 10/31/2020

Account Name: Fund: 030 - WATER ENTERPRISE FUND

030-00-44109 Designated for Reserves

Post Date	Packet Number	Source Transaction	Description	Vendor	Beginning Balance	Total Activity	Total Debits	Total Credits	Ending Balance
07/01/2020	UBPKT01373	Utility Regular Bill Pa	Utility Regular Bill Packet UBPKT01373		0.00	-19,407.03	243.92	19,650.95	-19,407.03
07/08/2020	UBPKT01379	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01379					3,386.78	-3,386.78
07/08/2020	UBPKT01381	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01381					0.29	-3,387.07
08/03/2020	UBPKT01388	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01388					0.77	-3,387.84
08/03/2020	UBPKT01390	Utility Regular Bill Pa	Utility Regular Bill Packet UBPKT01390					13.81	-3,401.65
08/10/2020	UBPKT01393	Utility Adj. Bill Other	Utility Adj. Bill Packet UBPKT01393					5,539.71	-8,941.36
08/11/2020	UBPKT01394	Miscellaneous Adjust	Miscellaneous Adjustment Packet UBPKT01394					150.00	-8,791.36
08/11/2020	UBPKT01395	Miscellaneous Adjust	Miscellaneous Adjustment Packet UBPKT01395					2.47	-8,788.89
08/12/2020	UBPKT01398	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01398					19.86	-8,769.03
08/26/2020	UBPKT01400	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01400					0.11	-8,769.14
08/31/2020	UBPKT01402	Miscellaneous Adjust	Miscellaneous Adjustment Packet UBPKT01402					0.32	-8,773.65
09/01/2020	UBPKT01404	Utility Regular Bill Pa	Utility Regular Bill Packet UBPKT01404					5,389.66	-14,162.99
09/11/2020	UBPKT01408	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01408					5.18	-14,168.17
09/15/2020	UBPKT01410	Miscellaneous Adjust	Miscellaneous Adjustment Packet UBPKT01410					29.70	-14,138.47
09/22/2020	UBPKT01416	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01416					4.13	-14,142.60
09/29/2020	UBPKT01419	Utility Adj. Bill Other	Utility Adj. Bill Packet UBPKT01419					8.70	-14,133.90
09/30/2020	UBPKT01426	Miscellaneous Adjust	Miscellaneous Adjustment Packet UBPKT01426					0.81	-14,133.09
10/01/2020	UBPKT01431	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01431					26.16	-14,159.25
10/15/2020	UBPKT01436	Utility Regular Bill Pa	Utility Regular Bill Packet UBPKT01436					5,233.91	-19,393.16
10/16/2020	UBPKT01439	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01439					5.42	-19,398.58
10/28/2020	UBPKT01441	Miscellaneous Adjust	Miscellaneous Adjustment Packet UBPKT01441					9.34	-19,389.24
10/28/2020	UBPKT01443	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01443					26.99	-19,416.23
10/30/2020	UBPKT01447	Miscellaneous Adjust	Miscellaneous Adjustment Packet UBPKT01447					8.08	-19,424.31
10/30/2020	UBPKT01448	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01448					22.72	-19,401.59
								5.44	-19,407.03
Total Fund: 030 - WATER ENTERPRISE FUND:					0.00	-19,407.03	243.92	19,650.95	-19,407.03

Detail Report

Account Name

Fund: 035 - SEWER ENTERPRISE FUND

035-00-44115 Designated for Reserves

Date Range: 07/01/2020 - 10/31/2020

Post Date	Packet Number	Source Transaction	Description	Vendor	Beginning Balance	Total Activity	Total Debits	Total Credits	Ending Balance
07/01/2020	UBPKT01373	Utility Regular Bill Pa	Utility Regular Bill Packet UBPKT01373		0.00	-18,174.91	208.57	18,383.48	-18,174.91
07/08/2020	UBPKT01379	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01379				2,896.25	0.27	-2,896.25
07/08/2020	UBPKT01381	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01381				0.80	0.80	-2,897.32
08/03/2020	UBPKT01388	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01388				17.27	-2,914.59	-2,914.59
08/03/2020	UBPKT01390	Utility Regular Bill Pa	Utility Regular Bill Packet UBPKT01390				100.00	5,237.87	-8,152.46
08/10/2020	UBPKT01393	Utility Adj. Bill Other	Utility Adj. Bill Other Packet UBPKT01393				7.50	-8,052.46	-8,052.46
08/11/2020	UBPKT01394	Miscellaneous Adjust	Miscellaneous Adjustment Packet UBPKT01				26.59	0.10	-8,044.96
08/11/2020	UBPKT01395	Miscellaneous Adjust	Miscellaneous Adjustment Packet UBPKT01					4.65	-8,018.37
08/12/2020	UBPKT01398	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01398					6.65	-8,018.47
08/26/2020	UBPKT01402	Miscellaneous Adjust	Utility Disconnect Bill Packet UBPKT01400				1.32	4.65	-8,023.12
08/31/2020	UBPKT01408	Miscellaneous Adjust	Utility Regular Bill Packet UBPKT01408					5,113.24	-8,021.80
09/01/2020	UBPKT01404	Utility Regular Bill Pa	Utility Regular Bill Packet UBPKT01404					5.99	-13,135.04
09/11/2020	UBPKT01410	Miscellaneous Adjust	Miscellaneous Adjustment Packet UBPKT01				34.21	-13,141.03	-13,141.03
09/15/2020	UBPKT01416	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01416					6.08	-13,106.82
09/29/2020	UBPKT01419	Utility Adj. Bill Other	Utility Adj. Bill Other Packet UBPKT01419				5.89	-13,112.90	-13,107.01
09/30/2020	UBPKT01425	Miscellaneous Adjust	Miscellaneous Adjustment Packet UBPKT01				0.40	-13,106.61	-13,106.61
09/30/2020	UBPKT01428	Miscellaneous Adjust	Miscellaneous Adjustment Packet UBPKT01				3.29	-13,103.32	-13,103.32
10/01/2020	UBPKT01431	Utility Regular Bill Pa	Utility Regular Bill Packet UBPKT01431					8.93	-13,112.25
10/08/2020	UBPKT01434	Miscellaneous Adjust	Miscellaneous Adjustment Packet UBPKT01					5,027.69	-18,139.94
10/15/2020	UBPKT01436	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01436					10.42	-18,150.36
10/15/2020	UBPKT01437	Miscellaneous Adjust	Miscellaneous Adjustment Packet UBPKT01					5.91	-18,156.27
10/16/2020	UBPKT01439	Miscellaneous Adjust	Miscellaneous Adjustment Packet UBPKT01				9.42	-18,166.69	-18,166.69
10/28/2020	UBPKT01441	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01441					28.80	-18,157.27
10/28/2020	UBPKT01443	Utility Disconnect Bill	Utility Disconnect Bill Packet UBPKT01443					8.79	-18,186.07
10/30/2020	UBPKT01447	Miscellaneous Adjust	Miscellaneous Adjustment Packet UBPKT01				19.95	-18,194.86	-18,194.86

Total Fund: 035 - SEWER ENTERPRISE FUND: 0.00 -18,174.91 208.57 18,383.48 -18,174.91

Grand Totals: 0.00 -37,581.94 452.49 38,034.43 -37,581.94



City of Port Orford Proclamation

School Choice Week

WHEREAS all children in PORT ORFORD should have access to the highest-quality education possible; and,

WHEREAS PORT ORFORD recognizes the important role that an effective education plays in preparing all students in PORT ORFORD to be successful adults; and,

WHEREAS quality education is critically important to the economic vitality of PORT ORFORD; and,

WHEREAS PORT ORFORD is home to a multitude of high quality public and nonpublic schools from which parents can choose for their children, in addition to families who educate their children in the home; and

WHEREAS, educational variety not only helps to diversify our economy, but also enhances the vibrancy of our community; and,

WHEREAS PORT ORFORD has many high-quality teaching professionals in all types of school settings who are committed to educating our children; and,

WHEREAS, School Choice Week is celebrated across the country by millions of students, parents, educators, schools and organizations to raise awareness of the need for effective educational options;

NOW, THEREFORE, I, Tim Pogwizd do hereby recognize January 24 – 30, 2021 as PORT ORFORD ***School Choice Week***, and I call this observance to the attention of all of our citizens.

In Witness Whereof, I, Mayor Tim Pogwizd, do hereto set my hand and cause the official seal of the Port Orford, Oregon, to be affixed this 19th day of November, 2020.

Mayor Tim Pogwizd