

**MINUTES
DAYTON CITY COUNCIL
REGULAR SESSION
JANUARY 2, 2024**

PRESENT: Mayor Trini Marquez
Council President Jim Maguire
Councilor Drew Hildebrandt
Councilor Kitty Mackin
Councilor Luke Wildhaber, via Zoom
Councilor Annette Frank
Councilor Rosalba Sandoval-Perez, via Zoom

ABSENT:

STAFF: Rochelle Roaden, City Manager
Dave Rucklos, Tourism & Economic Development Director
Curt Fisher, City Planner
John Lindow, Public Works Lead

A. CALL TO ORDER & PLEDGE OF ALLEGIANCE

Mayor Marquez called the meeting to order at 6:30 pm and those present gave the Pledge of Allegiance.

B. ROLL CALL

Mayor Marquez noted that there was a quorum with Councilors Maguire, Hildebrandt, Mackin, Frank present in person and Councilors Sandoval-Perez and Wildhaber via zoom.

C. APPEARANCE OF INTERESTED CITIZENS

None.

D. PUBLIC HEARING

Mayor Marquez opened the Public Hearing to obtain citizen input on the text amendments to the Dayton Land Use and Development Code Chapter 7 at 6:34pm.

Mayor Marquez presented Curt Fisher, City Planner, to present the staff report.

City Planner presented the staff report for the proposed text amendments to Chapter 7.2.111 of the Dayton Land Used and Development Code (DLUDC) to add design standards for new development in the central Business Area Overlay District (CBO).

There was a discussion on the requirements to qualify for the height bonus with minimum overnight accommodation on at least one floor.

Mayor Marquez invited members of the public to comment.

Judy Gerard spoke in support of the proposed design standards for new development in the Business Area Overlay District.

COUNCIL PRESIDENT JIM MAGUIRE MOVED TO ADOPT THE REVISED STAFF REPORT AS AMENDED ON PAGE 2 OF 7 TO REFLECT THAT AN OVERNIGHT ACCOMMODATION WOULD NOT NEED TO PRESENT ON MORE THAN ONE FLOOR ABOVE THE GROUND FLOOR TO QUALIFY FOR THE HEIGHT BONUS. SECONDED BY COUNCILOR ANNETTE FRANK. Motion carried with Marquez, Maguire, Hildebrandt, Mackin, Wildhaber, Frank and Sandoval-Perez voting aye.

Mayor Marquez closed the Public Hearing

E. CONSENT AGENDA

1. Regular Session Minutes of December 4, 2023.

COUNCILOR ANNETTE FRANK MOVED TO APPROVE THE CONSENT AGENDA OF THE REGULAR SESSION MINUTES OF DECEMBER 4, 2023. SECONDED BY COUNCILOR DREW HILDEBRANDT. Motion carried with Marquez, Maguire, Hildebrandt, Mackin, Wildhaber, Frank and Sandoval-Perez voting aye.

F. ACTION ITEMS

1. **Staff Report Presentation LA 2023-02**

See Public Hearing.

2. **First Reading of Ordinance 657**

Councilor Hildebrandt conducted the first reading of Ordinance 657 by title only. An Ordinance of the Dayton City Council amending Title 7 (Dayton Land Use and Development Code) of the Dayton Municipal Code.

COUNCILOR KITTY MACKIN MOVED TO APPROVE THE FIRST READING OF ORDINANCE 657 BY TITLE ONLY. SECONDED BY COUNCILOR ANNETTE FRANK. Motion carried with Marquez, Maguire, Hildebrandt, Mackin, Wildhaber, Frank and Sandoval-Perez voting aye.

3. Council President Election

Councilor Hildebrandt nominated Councilor Annette Frank for Council President.

Mayor Marquez nominated Councilor Jim Maguire for Council President.

Councilors Hildebrandt, Mackin, and Wildhaber voted for Councilor Frank as Council President.

Councilors Sandoval-Perez, Frank, Maguire, and Mayor Marquez voted for Councilor Jim Maguire as Council President.

Councilor Maguire was elected as Council President for 2024 with a 4-3 vote.

4. Notice of Intent to Award - Dayton Village Affordable Housing

Dave Rucklos, Tourism and Economic Development (TED) Director presented the intent to award Community Home Builders the Dayton Village Affordable Housing project.

Teresa Smith, President of Yamhill Community Development Corp., presented the Community Home Builders program and other projects that they have worked on in other cities.

COUNCILOR ANNETTE FRANK MOVED TO APPROVE THE ISSUANCE OF THE "INTENT TO AWARD" OF THE DAYTON VILLAGE PROJECT TO COMMUNITY HOME BUILDERS. SECONDED BY COUNCIL PRESIDENT JIM MAGUIRE. Motion carried with Marquez, Maguire, Hildebrandt, Mackin, Wildhaber, Frank and Sandoval-Perez voting aye.

5. Council Rules Discussion

Rochelle Roaden, City Manager stated that per Council Rules the City Council must review its rules at the first City Council meeting in January of even number of years. The City Attorney provided proposed changes to the Council Rules and added a section on Public Hearings. Council reviewed and discussed the proposed changes.

G. COUNCILOR COMMENTS AND CONCERNS

Councilor Sandoval-Perez apologized for not being able to make it in person as she was recovering from COVID.

Councilor Mackin requested to reopen the Dog Park.

Councilor Frank commented on the new bathroom on 11th street park. She inquired if there was any other landscaping going in around the bathroom. She inquired about the fence around the

park if it could be more aesthetically pleasing. Councilor Frank inquired whether the pillars on Country View Manor could be hidden or screened from view with vegetation.

Councilor Hildebrandt inquired about adding a park on the corner of Ferry and Sweeney.

There was discussion on parks and costs of maintenance.

Council President Maguire will be out of state January 27th - February 1st, and he thanked the council for voting him as Council President.

Mayor Marquez thanked the council and wished them a good new year.

Councilor Hildebrandt stated that he would be out of state January 18th-22nd, February 8th-12th, and same dates in March and May that he stated in the December Council Meeting.

H. INFORMATION REPORTS

1. Tourism and Economic Development Report

Dave Rucklos, TED Director, stated that the Christmas lights would be removed from the park this week.

Mayor Marquez requested to leave the lights up for an additional week.

TED Director, reported on the meeting with Elane Howard to start working on the Urban Renewal District. He stated that he will be working on the Discover Dayton website.

A survey was sent out to vendors to gauge interest of a Farmers Market in Dayton.

The EV Charging stations project is moving forward this week.

I. CITY MANAGER'S REPORT

Rochelle Roaden, City Manager reported that the HWY 221 Pump Station project had the pre-construction meeting, and all agencies were present.

The footbridge project will begin to move the sewer lines to the temporary work bridge and begin to remove the old footbridge.

The bathroom at 11th Street Park was delivered and installed, but it is waiting for electricity from PGE.

City Manager stated that there have been issues with the park bathrooms. She inquired if the City Council would be in support of changing the hours the bathrooms are open.

There was a discussion on the hours the bathrooms are open, and the pros and cons. Council agreed to move forward with an Emergency Ordinance to establish a curfew for park bathrooms. City Manager will return with an Emergency Ordinance in February.

The financial audit is complete, but due to a change in corporation, the firm has not yet delivered the financials, and an extension was filed with the Secretary of State.

The RFP for Lobbying Services was posted December 15, 2023.

The Community Events Committee application was posted on the city website and social media so far there have been three responses.

The Merchant Block tour will be January 24, 2024, at noon. All who wish to attend will need to RSVP.

J. ADJOURN

There being no further business to discuss the meeting adjourned at 8:34 pm.

Respectfully submitted:

By:



Rocio Vargas, City Recorder

APPROVED BY COUNCIL on FEBRUARY 5, 2024.

As Written

As Amended



Trini Marquez, Mayor