

City of Newberg

City Council Meeting Minutes

May 19th, 2025

Call to Order

Mayor Rosacker called the meeting to order at 6:01 PM.

Roll Call

The Acting City Recorder Melissa Morris conducted roll call.

Councilors McBride, Wheatley, Kilburg, Torgesen, and Mayor Rosacker were present. Councilor Carmen was absent and Councilor Yarnell Holloman arrived later at 7:05pm.

Pledge of Allegiance

The Pledge of Allegiance was recited.

City Manager Report

City Manager Will Worthey presented the April narrative and March statistical report. He highlighted several key points:

- Planning decisions were down to only 1, indicating a construction downturn.
- There were 0 housing unit constructions, reflecting the wider economic situation.
- Building permits were at 60, less than expected for this time of year.
- 428 building inspections were conducted.
- The Fairfield Inn has opened, which will help with accommodations for George Fox sports events.
- The city is continuing discussions with TVF&R about the fire station.
- There were 30 committee engagement submissions through the website.
- Social media engagements reached 14,000.
- The city supported the finance department in designing and assembling the budget book for the biannual budget process.
- The wastewater plant is offering free compost to residents.
- The city recorder processed 8 public records requests in the previous month, with 16 requests already in the current month, a four-year record.
- Finance processed \$1,720,000 in accounts payable and \$1.07 million in payroll.
- Human Resources advertised 5 recruitments, made 4 hires, and processed 4 separations.
- IT resolved 234 service tickets.
- The library had a door count of 7,543 and 34,187 circulation events.

- Public safety responded to 2,190 calls for service, conducted 787 traffic stops, and issued 601 citations and warnings.
- The water department processed 50.9 million gallons of drinking water and 159.8 million gallons of wastewater.
- Public Works dealt with 1,107 separate work orders.

Worthy emphasized that all of this was achieved with a stable and balanced budget.

Public Comments

A public comment was given regarding two issues:

- He expressed concern about the approved bypass trail down Industrial Parkway, stating it was a foolish idea to have a walking trail in that location.
- He raised concerns about abandoned vehicles and parking problems at the end of Industrial Parkway. He stated he had complained multiple times over the past six years without resolution. He described the situation as an ecological disaster, with vehicles dumping gas and oil. He expressed frustration with the lack of action and threatened to relocate his business if the issue is not addressed.

Mayor Rosacker requested that staff provide more information about the situation and potential actions before the next council meeting.

Consent

Councilor McBride moved to approve the consent agenda item. Councilor Wheatley seconded the motion.

The motion passed unanimously.

Mayor Rosacker-Yes

Councilor McBride-Yes

Councilor Wheatley-Yes

Councilor Yarnell-Hollamon-Absent

Councilor Kilburg-Yes

Councilor Torgesen-Yes

Councilor Carmon-Absent

New Business

Street Art Presentation and Pilot

David Heddy presented a proposal for a street art pilot project. Key points of his presentation included:

- The project would involve painting large decorative designs directly on residential street pavement.
- Benefits include building community, increasing social connections, improving safety, and beautifying neighborhoods.
- The project aligns with several city goals, including enhancing community safety and transparency with residents.
- Heddy proposed working with city staff to develop a minimum viable product for a pilot project.

Council members asked questions about maintenance, approval processes, and potential issues. City staff expressed support for exploring the concept.

Councilor Torgesen moved to support the development of a street art pilot. Councilor Kilburg seconded the motion.

The motion passed unanimously.

Mayor Rosacker-Yes

Councilor McBride-Yes

Councilor Wheatley-Yes

Councilor Yarnell-Hollamon-Absent

Councilor Kilburg-Yes

Councilor Torgesen-Yes

Councilor Carmon-Absent

Building Code for Dangerous Buildings

Police Officer Neal Winter presented proposed changes to the municipal code regarding dangerous buildings. The changes would provide more tools for addressing problem properties. Key points included:

- The revised code expands from 2 paragraphs to 3 pages, providing more detailed procedures.
- It outlines processes for inspection, notification, and enforcement.
- The changes would allow for boarding up properties and potentially demolishing buildings in extreme cases.
- The revisions tie into the city's nuisance chapter, allowing for liens to be placed on properties.

Council members discussed the proposed changes, asking about timelines, costs, and processes for dealing with abandoned or problematic properties.

Councilor Kilburg moved to waive the second reading of the ordinance. Councilor Wheatley seconded the motion.

Mayor Rosacker-Yes

Councilor McBride-Yes

Councilor Wheatley-Yes

Councilor Yarnell-Hollamon-Yes

Councilor Kilburg-Yes

Councilor Torgesen-Yes

Councilor Carmon-Absent

The motion passed unanimously.

Councilor Kilburg moved to adopt ordinance 2025-2934 amending Newberg's municipal code related to dangerous buildings by title only. Mayor Rosacker seconded the motion.

Mayor Rosacker-Yes

Councilor McBride-Yes

Councilor Wheatley-Yes

Councilor Yarnell-Hollamon-Yes

Councilor Kilburg-Yes

Councilor Torgesen-Yes

Councilor Carmon-Absent

The motion passed unanimously in a roll call vote.

Waste Management Request for Rate Increase

Representatives from Waste Management presented a request for an 8.6% rate increase. Key points of their presentation included:

- The company has added a customer service representative at their Newberg facility to address previous concerns.
- They currently serve 6,731 residential customers and 558 commercial customers in Newberg.
- The proposed rate increase would bring the most common residential service (35-gallon cart) from \$23.83 to \$25.88 per month.
- The increase is needed to maintain a 10% rate of return, which allows for investment in equipment and employees.

Council members discussed the proposed increase, with some expressing concern about the impact on residents. After debate, a motion was made.

Councilor Wheatley moved to allow an 8.6% increase to the rates for Waste Management. Councilor Rosacker seconded the motion.

The motion passed with a 4-2 vote.

Mayor Rosacker-Yes

Councilor McBride-No

Councilor Wheatley-Yes

Councilor Yarnell-Hollamon-Yes

Councilor Kilburg-No

Councilor Torgesen-Yes

Councilor Carmon-Absent

Resolution Approving the City Investment Portfolio

Finance Director Kady Strode presented a resolution to approve the city's investment portfolio. Key points included:

- The city currently has \$19.5 million invested, which will mature at the end of the month with an additional \$1.4 million in earnings.
- The proposal is to reinvest \$21 million for another 3-year term, split into thirds with staggered maturity dates.
- This investment is expected to yield approximately \$1.6 million over the 3-year period.
- The funds were originally earmarked for the water plan but could be used for debt reduction or general strategic planning.

Councilor McBride moved to accept resolution number 2025-3976. Mayor Rosacker seconded the motion.

The motion passed unanimously.

Mayor Rosacker-Yes

Councilor McBride-Yes

Councilor Wheatley-Yes

Councilor Yarnell-Hollamon-Yes

Councilor Kilburg-Yes

Councilor Torgesen-Yes

Councilor Carmon-Absent

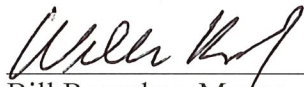
Executive Session

The council moved into executive session pursuant to ORS 192.660(2)(e) to consider information exempt from public inspection. No decisions were to be made during the executive session.

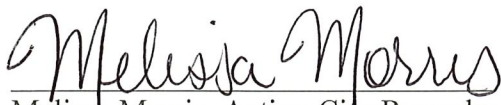
Adjournment

The public meeting was terminated at 7:54 PM, and the council began the executive session.

Attested By:



Bill Rosacker, Mayor


Melissa Morris, Acting City Recorder