

City of Cove
Council Meeting Minutes
February 2, 2021

Mayor Sherry Haeger opened the regular session of Cove Common Council at 7:00 p.m. with, President of the Council Matt McCowan, Councilor Alan Cadinha, Councilor Jason Stone and Councilor Jordan Hackwith. Also present were Public Works Director Dave Johnson, Recorder Donna Lewis and Recorder Sherry Riley. Public attendance at City Hall or Virtual: Yvonne Roberts, CPA, Maxine Parker, Alexis Cannon, Michael Otterstein, Lynn Brown. Virtual attendance by public and City Councilors were on "Go to Meeting".

Not in attendance: Councilor Lana Shira, Councilor Shawn Parker.

Mayor Sherry Haeger called the meeting to order. She stated while speaking, members may pull down mask to speak.

Mayor Sherry Haeger led the Pledge of Allegiance.

Mayor Sherry Haeger announcement for the new Council members and for herself, if you take notes they become public record – so you need to retain them. Anything kept on your phone or computer is considered public record.

Council shared brief introduction.

Public Comment

Alexis Cannon addressed council regarding the Draft for Nuisance Ordinance to add no cisterns, trailers, basements, tents, shacks, garages, barns or other buildings erected at any time used as residences temporary or permanent in the city limits. Alexis is expressing comment because of her prior nuisance complaint.

Presenter

Yvonne Roberts of CPA Connected Professional Accountants LLC presented the audit.

Audit: Independent Audit Report For the Year Ended June 30, 2020. Yvonne made suggestions for limited segregation of duties comment in Audit. Opinion on financials is stated positive. Audit was favorable and on file with the City of Cove.

Public Hearing 7:30 pm

Mayor Sherry Haeger reported Hearing Disclosure Statement (ORS 197,763). There were no conflicts or exparte contact or personal bias declared by the Council.

Lynn Brown: Temporary Residence Application Approval (03S4015CC-201)

- Applicant testimony: I represent my daughter who owns the property at 1200 Conklin Lane, Erica Brown. We are applying for a permit to stay in a temporary residence for 2 years to finish the house and build a shop out back. We should have been done by now, but we had a few setbacks that were out of my control. We are hoping to sell the property next to us to give us some funds to finish the property. Summary here to ask for a temporary residence.

- Opposition: Email from Mike Brown January 26, 2021

City of Cove
Cove, OR 97824

Honorable Counsel Members,

“In response to the application by Lynn Brown for a temporary residence at 1200 Conklin Lane, I would like to express my opposition to this application.

Lynn Brown was approved for a temporary residence for this very same address in May 2018. He was approved for the 2018 application for one year only, with the option to possibly apply for a one year extension if he had not finished the house. Lynn Brown failed to reapply for the temporary residence after the first one expired. It is now approaching three years of Lynn Brown camping in his RV at this address, and almost two years of camping illegally without a temporary residence authorization.

If the City sets a precedent by approving another temporary residence application, when will camping in the city limits end? Lynn Brown has had ample time to complete his construction and should find a RV resort to camp in until he is able to finish the house and move in.

Additionally, allowing a camp trailer as a long-term residence within the city degrades the aesthetic qualities of the city and surrounding neighborhood and decreases property values in the area. This fact is especially concerning to me as I own property adjacent to the Lynn Brown property. I strongly urge the City Council to not approve this temporary residence application.

Thank you for taking the time to review and consider the above testimony.” MB

- Opposition: Email from Deb Brown: January 27, 2021

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Cove, OR 97824

Honorable Counsel Members,

I would like to reiterate the previous testimony of Michael Brown and add my voice as well as my opposition to the Lynn Brown temporary residence:

(Deb Brown mentions in her email of opposition repeating Mike Brown’s email and adding additional testimony.)

Additionally, I would like to include the following in my testimony:

In summation, with the issue of equity and the interest of transparency at the forefront of this discussion, please be advised, I would like to assure The City of Cove that I would be obliged to take advantage of the opportunity to have a like-kind permit issued to me upon my submission and approval of the proper application on my adjacent property should such a precedent be established by you in consideration of the above matter.

Please feel free to contact me if further discussion could prove productive.

Your neighbor,

Debra S. Brown

- Testimony in favor: None on phone or in the room.
- Rebuttal: Lynn Brown mentioned he had ongoing disputes with Mike Brown. Lynn Brown stated he has had no other complaints from other neighbors. Lynn Brown told the Council that it shouldn’t take more than maybe 6 months to complete his house providing we are able to sell a portion of the property.
- Mayor Sherry Haeger closed the Hearing.
- Councilor Jason Stone moved to approve the application for temporary residence for one year on property (03S4015CC-201). Council President Matt McCowen 2nd the motion. Motion passed unanimously.

Consent Agenda

- Approval of prior minutes from January 5, 2021 regular meeting. Council President Matt McCowen moved to approve the January 5, 2021 minutes. Councilor Jason Stone 2nd the motion. Motion passed unanimously.
- Approval of bills to be paid. Councilor Jason Stone moved to approve the bills to be paid. Council President Matt McCowen 2nd the motion. Motion passed unanimously.

Recorder Report

- Council reviewed report by the Recorders Donna Lewis and Sherry Riley.

Public Hearing

Mayor Sherry Haeger reported Hearing Disclosure Statement (ORS 197,763). There were no conflicts or ex parte contact or personal bias declared by the Council.

Hershell & Maxine Parker Trustees: Minor Partition Application Approval (03S4015CC-201)

- Applicant Testimony: I am Maxine Parker. We are applying for a Minor Partition on our property on 2nd Street. We would like to create two parcels. Each will be 100 ft x 100 ft, the city's requirement and we are not asking for any variances.
- Testimony For or Against: No testimony was given in favor or against.
 - Council President Matt McCowen asked the manufactured home that is single-wide is part of the spec home you just built?
 - Maxine Parker – It is all on the same lot. We didn't originally plan to split and sell, but now we have decided to sell so we are splitting the parcel so we can sell it.
- Mayor Sherry Haeger closed the Hearing.
- Council President Matt McCowen moved to approve the application for Minor Partition (03S4015CC-201). Councilor Jason Stone voted to 2nd the motion. Motion passed unanimously.

Public Works Report

- Council reviewed report by the Public Works Director.
- Public Works Director passed the last two exams for the wastewater operator treatment and collections certifications. All requirements for pay increase per offer letter have been met.
- Councilor Jason Stone moved pay increase wages per the offer letter due to the Public Works Director passing his test to February 1, 2021. Council President Matt McCowen 2nd the motion. Motion passed unanimously.
- Council President Matt McCowen asked how much longer are we paying Mike Brown. Donna responded, we are paying Mike Brown one more month as he used his certificates to sign off for utilities in February.

Mayor's Report

- Open Oregon – Educate risks, not enforce. The same as other entities in the valley here.
- Shop Local – The Council encourages support of local businesses.
- Historic Union Community Hall (HUCH) – The Methodist Church in Union has been purchased. Planning meeting on February 6th. Mayor Sherry Haeger is an advisor and is working with Donna Beverage and Terra Richter. Possible opportunity for City of Cove to use for possible future events.

Budget

- Sherry Riley appointed as Budget Officer. Councilor Jason Stone moved to appoint Sherry Riley as the Budget Officer. Councilor President Matt McCowen 2nd the motion. Motion passed unanimously.
- Budget Committee Members: Budget, Adjustment, Resolution. City of Cove needs 4 members appointed.
 - April 27th 7 pm – Budget Meeting (tentative)
 - June 1st 7 pm – Budget Hearing (tentative)

Cares Money – Recorder will check to see if ventilation system will qualify for Cares Money.

Sealed bid for surplus vehicle and equipment awarded

- Mayor Sherry Haeger opened the sealed bids for the excess vehicle and equipment.
 - 1953 100 KW Diesel Generator \$550
 - 1997 Mazda B400 pickup truck \$625
 - Two fuel tanks \$25 each.
 - Councilor President Matt McCowen moved to accept the bids. Councilor Jason Stone 2nd the motion. Motion passed unanimously.

Mayor Sherry Haeger appointed as Media Spokesperson.

Councilor Jason Stone moved Mayor Sherry Haeger be the Media Spokesperson. Councilor President Matt McCowen 2nd the motion. Motion passed unanimously.

Municipal Court – Legal Review complete of Nuisance Ordinance to be discussed at Work Session on February 9th. A Work Session scheduled for Tuesday, February 9th at 7 pm.

Underground Fiber Technology

- Windwave Technologies Inc. and Inland Development Corporation Franchise Agreements received for review.
- The Council would normally get this before their starting but these were quick grants that the schools got because of Covid19 bringing everyone up to speed.
- The Council approved to have the League of Oregon to review one of the franchise agreements as they are identical documents. Councilor President Matt McCowen moved to have the League of Oregon give legal review on one of the two franchise agreements noting that there are two that are identical. Councilor Jason Stone 2nd the motion. Motion passed unanimously.

Good of the Order

Mayor Sherry Haeger discussed with the council the process that she will convey to Lynn Brown with assistance from Scott Hartell of Union County Planning, for his future partition.

Public Comments

There were no comments.

Mayor Sherry Haeger adjourned the meeting.

Mayor

Recorder