



**CITY OF LA PINE, OREGON
REGULAR CITY COUNCIL MEETING**

**Wednesday, November 10, 2021 at 5:30 PM
La Pine City Hall: 16345 Sixth Street, La Pine, Oregon 97739**

The meeting location is accessible to persons with disabilities. A request for an interpreter for the hearing impaired or for other accommodations for persons with disabilities should be made at least 48 hours before the meeting to City Hall at (541-536-1432). For deaf, hearing impaired, or speech disabled dial 541-536-1432 for TTY.

AGENDA

CALL TO ORDER

ESTABLISH A QUORUM

PLEDGE OF ALLEGIANCE

PUBLIC COMMENTS

Three (3) minutes per person; when asked to the podium, please state your name and whether you live within La Pine city limits.

ADDED AGENDA ITEMS

Any matters added to the Agenda at this time will be discussed during the "Other Matters" portion of this Agenda or such time selected by the City Council

CONSENT AGENDA

Information concerning the matters listed within the Consent Agenda has been distributed to each member of the City Council for reading and study, is considered to be routine, and will be enacted or approved by one motion of the City Council without separate discussion. If separate discussion is desired concerning a particular matter listed within the Consent Agenda, that matter may be removed from the Consent Agenda and placed on the regular agenda by request of any member of the City Council.

- 1. 10.27.2021 Regular City Council Meeting Minutes.....3.

OLD BUSINESS:

- 1. Ongoing Projects:
 - a. Transit Center
 - b. Water/Wastewater Expansion
 - c. Hwy 97 Pathway

NEW BUSINESS:

- 1. DCSO – Enhanced L.E. District.....8.
 - a. DCSO Worksheet.....10.
- 2. DESCHUTES COIUNTY – ARPA Request.....11.
 - a. Draft Letter.....12.

PUBLIC COMMENTS

Three (3) minutes per person; when asked to the podium, please state your name and whether you live within La Pine city limits.

STAFF COMMENTS

MAYOR & COUNCIL COMMENTS

RECESS (FOR EXECUTIVE SESSION):

EXECUTIVE SESSION - PURSUANT TO 192.660(2)(i)

The public will not be permitted to attend the executive session; provided, however, representatives of the news media and designated staff will be allowed to attend the executive session. Representatives of the news media are specifically directed not to report on any of the deliberations during the executive session, except to state the general subject of the executive session as previously announced. No decision will be made in the executive session.

OPEN EXECUTIVE SESSION

CALL TO ORDER

ESTABLISH A QUORUM

ITEMS FOR DISCUSSION

ADJOURN EXECUTIVE SESSION

REGULAR SESSION:

RECONVENE REGULAR SESSION

CONSIDERATION OF ACTION (Executive Session)

ADJOURNMENT

Pursuant to ORS 192.640: This notice includes a list of the principal subjects anticipated to be considered or discussed at the above-referenced meeting. This notice does not limit the ability of the City Council to or discuss additional subjects. This meeting is subject to cancellation without notice. The regular meeting is open to the public and interested citizens are invited to attend.

CITY OF LA PINE, OREGON
INTERGOVERNMENTAL WORK SESSION &
REGULAR CITY COUNCIL MEETING

Wednesday, October 27, 2021, at 5:30 PM
La Pine City Hall: 16345 Sixth Street, La Pine, Oregon 97739

MINUTES

1. CALL TO ORDER:

Meeting was called to order at 5:30pm

2. ESTABLISH A QUORUM:

PRESENT

Mayor Daniel Richer
Councilor Colleen Scott
Councilor Courtney Ignazzitto
Councilor Cathi Van Damme
Councilor Mike Shields

ABSENT

None

STAFF

City Manager Geoffrey Wullschlager (Telephonically)
Public Works Director Jake Obrist
City Recorder Jamie Kraft
City Planner Alexa Repko
Office/Utilities Clerk Stacie Skeeters

Deschutes County Commissioners

Tony DeBone
Patti Adair (Zoom)
Phil Chang

Deschutes County Personnel

Nick Lelack, Deschutes County Administrator
Kristie Bollinger, Deschutes County Property Manager
Sergeant Nathan Garibay, Deschutes County Emergency Manager

3. PLEDGE OF ALLEGIANCE

1. **La Pine Industrial Park** – Geoff Wullschlager, City Manager gave an update on the La Industrial Park. He noted that the selling price \$1.75 per sq ft is the lowest in the metro Central Oregon region and requested discussions on pricing moving forward. There is currently an active applicant for one of the parcels. Commissioner DeBone reiterated the need for each potential applicant to provide a building and jobs. Kristie Bollinger presented a handout of the updated sales data for the industrial park and offered to email the Council the information.
2. **Newberry Neighborhood** – Kristie Bollinger gave an update on the Newberry Neighborhood. The two remaining parcels are Quadrant 2A and 2D. There is currently an RFP in process and Deschutes County Community Development will contract with two long range planners to complete the planning process. There will be a follow up meeting on November 10th to discuss specifics of the RFP. Master planning of the 325-acre parcel (Neighborhoods 3 & 4) will begin in early 2022.
3. **La Pine/Fire/Ambulance** – Geoff Wullschlager gave an update on the current situation between La Pine Fire/Ambulance and the local clinics. There is a potential for an additional ambulance provider to assist in the La Pine Community and the County Commissioners are currently reviewing a potential contract with the new service provider CMT Transport. The Commissioners will vote on the contract at their November 3rd County Commissioners meeting.
4. **Deschutes County Natural Hazards Mitigation Plan** – Sergeant Nathan Garibay presented a PowerPoint of the Deschutes County Natural Hazards Mitigation Plan to the council.
5. **Transportation Update** – Geoff Wullschlager gave an update on the Wickiup Refinement Plan which involves a future bike/pedestrian path that will connect S. La Pine to N. La Pine. It will begin at Wickiup Junction and end at the traffic light in La Pine. The approximately 2.5-mile path will be paid for by a grant and the cost of the lighting which is approximately 110k will be not paid for by the Oregon Department of Transportation. He also reported that Representative Vikki Breese-Iverson was instrumental in assisting the City of La Pine in obtaining a grant in the amount of 380k which will provide improvements to the East side of Hwy 97. Cody Smith, Deschutes County Engineer also provided an update on the 21 miles of County roads within the city limits of La Pine. The goal of Deschutes County is to eventually transition the ownership and maintenance of those roads to the City of La Pine. Currently Deschutes County provides road construction, road improvement, and pavement preservation services and the City of La Pine provides plowing in the winter months. Deschutes County plans to replace approximately 20 pedestrian ramps in 2022 as part of their ADA transition plan. City Manager Wullschlager also gave an update on the Transit Center and the RFP which will be out to bid at a future date.
6. **Affordable Housing/Area Houselessness** – Geoff Wullschlager gave an update to the council regarding the current houselessness situation in La Pine. Most of the citizen concerns are regarding people living on BLM land which is not under the jurisdiction of Deschutes County or the City of La Pine. Community comments are overwhelmingly opposed to a sponsored, organized camp. Commissioner De Bone noted that he was currently in discussions with Habitat for Humanity and private developers who are being encouraged to design and build low-income multi-unit housing in our area. The City of La Pine would like to request that the County Commissioners consider a .5 FTE Housing Coordinator position similar to what is being implemented in Sisters. This position would be dedicated to houselessness in Deschutes County.

At 7:24pm the Joint Work Session was concluded.

4. PUBLIC COMMENTS:

Three (3) minutes per person; when asked to the podium, please state your name and whether you live within La Pine city limits.

None.

5. ADDED AGENDA ITEMS:

Any matters added to the agenda at this time will be discussed during the "Other Matters" portion of this Agenda or such time selected by the City Council.

6. CONSENT AGENDA:

Information concerning the matters listed within the Consent Agenda has been distributed to each member of the City Council for reading and study, is routine, and will be enacted or approved by one motion of the City Council without separate discussion. If separate discussion is desired concerning a matter listed within the Consent Agenda, that matter may be removed from the Consent Agenda and placed on the regular agenda by request of any member of the City Council.

- 1. 10.13.2021 Regular City Council Meeting Minutes**
- 2. September 2021 Budget to Actual Financials**

Motion by Councilor Van Damme to approve the Consent Agenda as presented which includes the September 2021 Budget to Actual Financials. The motion was seconded by Councilor Ignazzitto.

Voting Yea: Councilor Scott, Councilor Ignazzitto, Councilor Van Damme, Councilor Shields.

Nay: None

7. OLD BUSINESS:

- 1. ODOT Transit Center:** Mr. Wullschlager reiterated the conversation that took place during the workshop.
- 2. Water/Wastewater Expansion:** Troy Baker of Anderson Perry & Associates gave an update on the Cagle Neighborhood. Progress to date includes a complete design. Plans are complete and submitted to all agencies for review and approval, bidding and contract documents have been approved. DEQ documents are pending approval. All required permits and easements have been obtained. Revenue bond documents have been prepared by legal counsel and are under review. Remaining items include, legal counsel review, bond council review, and the city's legal council must certify all easements. DEQ has to re view and Bid opening will take place in February of 2022. Awarding of the project in March of 2022 will follow. 700 calendar days to complete project, estimated to be March 224 been estimated by Mr. Baker. Material procurement and limited staffing resources could delay the project which has been common as of the current period of report.
- 3. Hwy 97 Pathway:** No additional update.

8. NEW BUSINESS:**1. NHMP- Adoption****a. Deschutes County Multi-Jurisdictional Natural Hazards Mitigation Plan – La Pine****Addendum****b. Resolution 2021-08- A Resolution Adopting the Deschutes County Multi-Jurisdictional Natural Hazards Mitigation Plan**

There was a motion made by Councilor Ignazzitto to Adopt Resolution 2021-08 A Resolution Adopting the Deschutes County Multijurisdictional Natural Hazards Mitigation Plan. The Motion was seconded by Councilor Scott.

Voting Y: Councilor Scott, Councilor Shields, Councilor Van Damme, Councilor Ignazzitto

Voting Nay: None

9. PUBLIC COMMENTS:

Three (3) minutes per person; when asked to the podium, please state your name and whether you live within La Pine city limits.

None.

10. STAFF COMMENTS:

1. Planners Report - Alexa Repko, City Planner gave an update on the approved application at 52430 Railroad.

2. Public Works Director Report – Jake Obrist, Public Works Director informed the Council that two staff members recently traveled to Arkansas to facilitate delivery of the new pumper truck. Public Works staff are preparing for winter.

3. City Manager Report – Reviewed items contained within his report. There was consensus among the council to authorize the City Manager to review the matrix and the \$1.75 sq ft price on the industrial park pricing.

11. MAYOR & COUNCIL COMMENTS:

Councilor Scott – No Comments

Councilor Van Damme – No Comments

Councilor Ignazzitto – No comments

Councilor Shields – No Comments

Mayor Richer – No Comments

12. RECESS (EXECUTIVE SESSION) PURSUANT TO 192.660(2)(i) at 7:28pm the Council opened Executive Session. At 8:22pm the Council adjourned Executive Session.

13. Meeting adjourned at 8:25pm



CITY OF LA PINE

STAFF REPORT

Meeting Date: November 10, 2021
TO: La Pine City Council
FROM: Geoff Wullschlager, City Manager
SUBJECT: DCSO – Enhanced L.E. District

<input type="checkbox"/>	Resolution	<input type="checkbox"/>	Ordinance
<input type="checkbox"/>	No Action – Report Only	<input type="checkbox"/>	Public Hearing
<input checked="" type="checkbox"/>	Formal Motion	<input type="checkbox"/>	Other/Direction:

Council:

As you are all aware, the City of La Pine, and the greater La Pine Community have experienced a recent increase in property crimes. Of direct concern to the City of La Pine are the rise in thefts in the La Pine Industrial Park. This resulted in a local summit in September, held between business owners, the La Pine County Sheriff’s Office, local interested parties, and Mayor Richer and City Manager Wullschlager. The result of this meeting was a call to local authorities to increase the presence of law enforcement and affiliated patrol activated in the Industrial Park.

Beyond these issues, which have been ongoing for several years, the City of La Pine has had increases in property crimes and other criminal behaviors throughout the community. As a product of an increasing City and regional population, the City of La Pine is now experiencing a need for increased law enforcement.

The topic was discussed during the annual budget hearing in June, and at that time City Administration outlined the options to the City Council for consideration. They were as follows:

1. Keep the current format with patrol provided by Deschutes County Sheriff’s Office
2. Consider the formation of an independent Police Department
3. Contract with Deschutes County Sheriff’s Office for an Enhanced Sheriff’s Patrol District.

As discussed during the budget hearing, the options outside of remaining neutral on the issue carry their own considerations. The establishment of a Police Department would be extremely costly and carry with it the burden of large capital investment, in addition to the expansion of employee benefits and salaries for new staff. IT would also require a slow start up time to establish certification and compliance with state law and rules.

Conversely, the establishment of an Enhanced Patrol District would allow the city to tailor its needs with built in resource procurement flexibility. It would also allow the city to forgo any certification processes, would alleviate capital overhead by not requiring large capital purchases, and provide the city indemnification as enhanced services would be provided by contract. It would also save the city the large investment in human capital and benefits associated with law enforcement personnel.

As such, please find attached a proposal spreadsheet that outlines a phased approach as suggested by the Deschutes County Sheriff's Office. The City can choose to follow this model and can flex in either direction based upon its needs and finances. The spreadsheet also outlines a current inventory of available resources, at hand, that can be unitized immediately to employ the enhancement program. It should be noted that there are also conservative estimates on property tax increases for the coming year that can be used as a baseline to forecast the ongoing expected increases in revenue. It is important to note that these increases do not account for any increases in utility fees, user fees, or other revenues tied to population and/or development. As stated, the forecast is conservative in nature to provide a minimum expectation.

The Deschutes County Sheriff's office proposes that all material costs will be borne by the Sheriff's Department and will not be the responsibility of the City. They will also carry all costs associated with their staff development.

After discussion on the models, City Administration asks the Council to consider a motion supporting one of the proposed models going forward.

EXPENSE	Revenue	Scenario 1.		Scenario 2.		Scenario 3.	
Rural Law Enfc. Rev/Tax	\$ 268,745.28						
This goes to existing services	\$ 268,745.28						
Transfer to Comm Dev. For Planner 2.	\$ 60,000.00	\$ 108,711.00	Lieut. X1 - .50 FTE	\$ 57,803.00	Deputy X1-.50 FTE	\$ 115,606.00	Deputy X2-.50 FTE
General Fund residual For Accountant	\$41,539.31			\$ 108,711.00	Lieut. X1 - .50 FTE	\$ 108,711.00	Lieut. X1 - .50 FTE
	\$ 101,539.31	\$ 108,711.00		\$ 166,514.00		\$ 224,317.00	
Contingency/ARPA	\$100,000						
	\$100,000						
	\$ 201,539.31	\$ 108,711.00		\$ 166,514.00		\$ 224,317.00	
NEW REVENUE (PROP. TAX ONLY)							
		Tax Rat (Prop. Tax)	Total La Pine Tax Distrcit 2020		Total Tax Accounts		Average per account
City of La Pine		1.8751	\$ 211,777,212.00	\$397,103.45	1,982	\$ 200.35	
			Total La Pine Tax Distrcit 2021 EST.				
City of La Pine		1.8751	\$ 233,141,169.00	\$437,163.70	2,182	\$ 200.35	
				\$ 41,262.06	3%		



CITY OF LA PINE

STAFF REPORT

Meeting Date: November 10, 2021
TO: La Pine City Council
FROM: Geoff Wullschlager, City Manager
SUBJECT: DESCHUTES COUNTY – ARPA Request

TYPE OF ACTION REQUESTED (Check one):

- | | | | |
|-------------------------------------|-------------------------|--------------------------|------------------|
| <input type="checkbox"/> | Resolution | <input type="checkbox"/> | Ordinance |
| <input type="checkbox"/> | No Action – Report Only | <input type="checkbox"/> | Public Hearing |
| <input checked="" type="checkbox"/> | Formal Motion | <input type="checkbox"/> | Other/Direction: |

Council:

As discussed in your last meeting with the Board of County Commissioners (BOCC), City Administration would like to make a formal request of the BOCC for ARPA funding. This request would facilitate the placement of a housing outreach and case management coordinator in a .5FTE roll with the City of La Pine. The coordinator would work in concert with their .5FTE roll in the City of Sisters, equating to a full time dedicated consultant, employed through the County, for both communities.

City Administration was approached by the City of Sisters to consider this request following several Central Oregon leadership meetings in which it became apparent that the issues faced by La Pine were not only intrinsically separate from urban Deschutes County, but not being focused upon in the larger discussion.

As the City of La Pine, and the City of Sisters have inherently similar demographics and issues with rural houselessness, particularly in and upon surrounding federal lands, it was concluded that a rural incorporated partnership would serve both communities best in addressing our unique circumstances.

Attached you will find a draft letter, in the name of Mayor Richer, to submit to the BOCC for funding consideration. If awarded, we will move forward with the establishment of the coordinator position in concert with Deschutes County and the City of Sisters to facilitate discussion, research, and data driven solutions to our houselessness and affordable housing concerns.

City Administration is asking the Council to make and pass a motion in support of the submission of this communication to the BOCC.



November 11, 2021

Deschutes County
PO Box 6005
Attn: BoCC
Bend, OR 97708-6005

Re: La Pine ARPA Request

Dear County Commissioners,

As discussed at the joint meeting between the La Pine City Council and Deschutes County Board of Commissioner on Wednesday, October 27th, there is a need in greater La Pine to further support those suffering from houselessness and struggling to find affordable housing. After much discussion over the last year between Mayor Richer and Commissioner DeBone, and amongst community interests, the City Council of La Pine is requesting an investment in meeting this need from the ARPA funds distributed to the County.

The City's specific request is the establishment of a new position in the Deschutes County Health Services Department dedicated to rural houseless outreach and case management. This role will be critical coordinating existing resources, collecting and communicating data, and evaluating needs while informing future decision making.

As La Pine's houselessness and housing availability concerns are a matter of the rural nature of the community, we are asking for a .5 FTE allocation to La Pine, to work in concert with the .5 FTE request by the City of Sisters. We have coordinated with the City of Sisters and discovered through our considerations, that our two communities share a common problem that is separate from the matters being addressed by the urban centers of Deschutes County. It is our intention that as a coalition, the two rural incorporated communities of the County can address our unique set of circumstances together. The anticipated total compensation for this position is \$300,000 over three years.

Overall, this request to support La Pine with ARPA funds is an investment in our health and safety, local economy, and community livability. This is an essential time to make these investments for both our present and future. Please let us know if you have any questions.

Sincerely,

Dan Richer
Mayor
City of La Pine