



NEWSLETTER



CITY OF YACHATS

August 2002

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FROM THE MAYOR

PUBLIC OPINION



Frequently, elected officials operate in something like a vacuum that can lead to bias or, at best, uninformed decisions. Most of the voting public doesn't take, or have, the time to attend various meetings or to call or write with opinions which leaves public officials in the dark as to what voters truly want. In an effort to gain an understanding of how people feel about Yachats streets, the Public Works and Streets Commission recently initiated a street survey that was included in the water bill. The results are in and are particularly important as 221 respondents voiced their opinions. In other words, about 1/3 of you returned the survey which is a very high percentage and much appreciated. 67% said that if the street was unpaved they would like it paved. 69% felt satisfied with the condition of the street they live on and over 75% are satisfied with the overall condition of the streets in Yachats. 43% of the respondents favor a 10-year street paving improvement plan but only 34% favored any of the payment options suggested.

Particularly interesting were the number of people who took the opportunity to add comments. Those included not only matters relating to street maintenance but opinions regarding a wide variety of subjects ranging from concern about water rates, or how city funds should be used to putting power lines underground. The survey results have been tabulated and provided to Streets & Public Works Commission members and the City Council. It will form the basis for an action plan for future work. As has been mentioned by several in the survey, this work needs to be done without increased fees or taxes. I believe

this is possible by stretching the dollars we have, as we have been able to do this year. This has allowed us to do twice as much paving for the same dollars as previous years, and by having our own Public Works employees install drainage systems (as on Prospect street) rather than by contracting our dollars go much further. We expect to continue seeking grant funds, which leverages our city funds for needed projects.

Thanks for your input-it is very beneficial. Should you wish to see the summarized survey results, please stop by City Hall. Paula will be happy to provide you with a copy.

TWO BALLOT MEASURES APPROVED FOR NOVEMBER ELECTION



Realizing that there would be insufficient water pressure in the existing lines to serve their lot on Hanley Terrace, Dhanpat and Barbara Ann Rai proposed a utility plan for construction of a private pumping station and water line at their expense. The plan requires that either the City take ownership of the water pumping facility and waterlines or grant the Rais a permanent easement along 10th Street from an existing city water line to their property line so they can own and maintain it at their expense. Public Works Director, John McClintock, determined that it would be in the best interest of the City to let the Rais maintain the line and recommended to City Council that they grant the easement.

However, the City Charter requires prior voter approval for any easement granted across City owned property, except to a public utility. So, the City Council has entered into a temporary agreement with the Rais that allows them to begin building now rather than waiting

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until after the November election, when a ballot measure for the permanent easement will be on the ballot. The temporary agreement states that if the voters do not approve the easement in November the City may take over control of the system but the Rais will pay for all expenses to maintain the line.

Several years ago a charter amendment was passed by the voters allowing the City to grant an easement to a public utility without a vote, but since this will be a private easement it must be approved by the voters.

City Council will also be placing another charter amendment on the November ballot asking the voters to give the Council the authority to grant easements to persons using public street or other right-of-way for private utilities serving their property so that such easements may be done in a timely manner, and without an election each time.



CITY COUNCIL VACATES A PORTION OF KING STREET

At the July meeting the City Council held a public hearing to consider vacation of the platted, but undeveloped, extension of King Street which on the maps is shown as extending to Horizon Hill Road. Currently this right-of-way is used only as a pedestrian trail. The proposed vacation, which was filed by Frederick Jones, would retain that pedestrian trail and a utility easement.

In his petition Jones stated that he felt that it would be very costly for the City to develop the right-of-way into a passable road because it is very steep and it would create a blind intersection with Horizon Hill Road.

Jones told City Council that he does not see that this would give him a significant financial gain because the land that he would gain would be very steep and unusable, but it will change the setbacks and allow him to add to the house so they can spend more time in Yachats.

Jones said that he has received support from 100% of the property owners abutting the right-of-way and 80% of the property owners within the 400' notice area; and, there were no negative responses. Jones said that the neighbors feel that development of a street

would have a negative impact on the area while the walking trail will continue to be a benefit to anyone wishing to use the trail.

Following the public hearing City Council directed the City staff to locate the water and sewer lines to determine where the easement should be, and draft an ordinance for adoption at the August meeting.

But, once the water and sewer lines were located it became apparent that the proposed easements would not work, and so at the August meeting City Council was presented with three different options. After looking at each of the options Council decided that because of the way the lines are in the ground it would be easiest to retain an easement for utility lines and a pedestrian trail over the entire area that is vacated. In this way the City will still have access to the utility lines and trail while reducing the necessary set-backs allowing Jones to do the remodeling he wants.

City Council authorized staff to draft an ordinance to that effect for adoption at the September meeting.



POTENTIAL VACATION OF OLD RADAR ROAD DISCUSSED

At the July meeting Richard and Ann Chandler asked City Council to sign a petition for a vacation request for a portion of Old Radar Road lying between King Street and Radar Road. State law requires that before a property owner can submit a petition for a street vacation they must get consent from 100% of the property owners abutting the proposed vacation and 67% of those within a 400' radius. The City of Yachats owns four lots within 400' of the area Chandler's want vacated, so at that point the Council was being asked to act as a property owner, not as a Council deciding on the vacation itself.

Ann Chandler said that they want to "square up" their property lines and that is the only reason they want to do it. Chandler said that this lot is not buildable because it is too steep.

Public Works Director, John McClintock, said that he has looked at the area and there is no utility easement at the present; however there

is a potential for future utilities so an easement should be retained.

City Council continued the matter until the August meeting so they could have more time to look at all aspects of the proposal.

At the August meeting Mayor Corbin said that while reviewing the matter it has come to the City's attention that there is a potential for trading some small pieces of land which could be used to make King Street safer. So Council agreed to continue this issue to the September meeting to allow more time to discuss this possibility with the property owners.

Councilor Joel Evans suggested that the City, as property owners, could choose to be silent on the decision to sign the petition, which would allow the petition process to go forward. In that way the City Council would be able to hold the public hearing and deliberate on the vacation just like they would any other vacation petition. Council agreed to decline signing the petition either way and directed City Planner Larry Lewis and Public Works Director, John McClintock to negotiate the land exchange prior to the public hearing on the vacation.

The public hearing will be held at the September meeting.

ORDINANCE No. 230 ADOPTED



Each time a street vacation request comes into the office the City has expenses and there is no established procedure for processing these requests or a fee to cover the expenses, so City Council directed staff to draft an ordinance establishing a procedure and fee for consideration of a street vacation. At the August meeting City Council adopted the ordinance, which was patterned after the street opening ordinance and incorporated the Oregon State Statutes that pertain to vacation.



IN OTHER CITY COUNCIL BUSINESS

- Council adopted Resolution No. 396 - A Resolution Amending the 457 Deferred

Compensation Plan. The changes were required by the Internal Revenue Service

- Council renewed the lease agreement with the Yachats Youth and Family Activities for their use of the Commons.
- Council approved a liquor license for the Drift Inn.
- The Yachats Public Library received a grant for over \$5,000 from the Bill and Melinda Gates Foundation to provide Internet access for the public and Council adopted Resolution No. 392 to make the necessary adjustments to the 2002-2003 Budget to recognize the Grant.
- Council adopted Resolution No. 395 to reallocation funds in the 2002-2003 Budget to recognize receipt of a DLCDC Planning Assistance Grant. This grant was actually secured in the prior fiscal year but the City has not received the money so it had to be carried forward in the new budget year.
- Council agreed to set up a Pre-Tax Premium Conversion Plan for the part of the health premiums paid by the employees. This plan will allow the health and dental insurance premiums to be taken out before all payroll taxes. The setup and annual fees will be offset by the City's reduced payroll taxes.



NEW PUBLIC WORKS AND STREETS COMMISSION MEMBER APPOINTED

George Fisher was appointed to serve on the Public Works and Streets Commission. Fisher is a retired teacher and public education administrator with related experience in managing construction projects, planning, and budget.



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SMOKE TESTING TO BE DONE IN SEPTEMBER

During the wet months storm water deluges the sewer system - this is called *Inflow*. Inflow comes from storm water that enters the system through leaky manholes and down spouts or other drains that are connected to the system. The good news is that inflow sources are usually easy and inexpensive to correct. **Smoke testing** will show where the inflow originates.

Smoke testing is scheduled to be done in late September. During that time the public works crew will be introducing smoke into the sewer system in different areas of town to see where the smoke comes out. This means that smoke may come out of down spouts or other places where it really should not be...and it may look like a house is on fire.

Public works crewmembers will be knocking on doors in each area before they start the tests to let people know what is going on. The smoke they use for the testing is non-toxic, but if you or a family member has respiratory problems please call City Hall so we can make a special effort to give you personal notice

While the testing is going on the old saying, "where there's smoke there's fire" may not be true. Calls to the Fire District should only be made if you are sure the smoke you see really is a fire.

If you have any concerns or questions please call City Hall at 547-3565



PUBLIC WORKS DIRECTOR'S REPORT

McClintock told City Council that he wanted to compliment the public works crew and office staff on the way they handled things while he was on vacation; especially when a contractor cut the main water line serving the homes south of town.

McClintock also reported the following:

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- Some water was lost last month due to a mechanical error at the plant as well as that break. However, the July water audit looked real good. When those two losses are considered the unaccounted water was 16%. The water use efficiency rate has remained steady at around 80% to 85% for the past five months. This consistency is good news.
- The DEQ has approved a number of other areas at the current disposal site so that looks good for the future.
- All the scheduled pavement projects for this year have been completed. The price for the asphalt went up a little since the initial quote, but it is still about half of what has been paid in the past.
- Work will be done this next month to finish up what needs to be done at Reedy Creek to be in compliance with the Forest Service access permit.
- Trenching will need to be done to run the power underground for the street light near the curve.
- The Oregon Water Resources has reviewed the Yachats Water Master Plan, and approved it. That plan was submitted four times – the last time about 18 months ago, so it has taken them quite
- The City is eligible for a work crew to complete environmentally friendly projects through the Youth Conservation Corps. These crews of young workers work during the summer months and are local area residents. The work crews are provided on a matching grant basis and the City's match may be "in-kind" such as the cost for supervision by the City.



COMMONS NEWS

By Susan Garner, Commons Coordinator

When it comes to volunteers and good citizens, Yachats abounds. Dennis Lambert, the new owner of the Yatel Motel, saw that our

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basketball backboard had rusted away and came by to ask if we minded if he would donate one. Now a brand new backboard is sitting outside my office, waiting to be put up outside.

The kids from the summer classes from the youth program have been working hard at beautifying things around the building. Last month they built two new picnic tables with the help of Randy Jackson and right now they're working on planting and maintaining flowers behind the building. Their community service work extends even into picking up all the trash that flies around town.

The volunteers of the Friends of the Commons continue to do great things for the rest of us to enjoy. One of their members, Judy Kauffman, manager of the farmer's market, coordinates and calls vendors regularly to bring fresh vegetables and fruits and flowers to the community.

The Lunch Bunch, brainchild of Parks & Commons member Barbara LeBoss, is going strong and a great success. She, like the youth program and the Friends is always looking for volunteers to help keep the ball rolling and continue to bring great programs to the community. It makes the Commons a fine spot for us all.

The Yachats Lions, another very worthy group, built the new picnic shelter in the back of the Commons. The Yachats Ladies' Club held one of the first events in the new shelter. They had their annual luncheon out there on a glorious, but very windy day. Now the wind is something we all know about, and so if anyone has any practical suggestion for a wind break for the Lions shelter, please let me know. We're all trying to come up with an easy and low-maintenance solution that will help make the shelter even more useable.

Tansy ragwort, scotch broom and purple loosestrife are all among the list of noxious weeds that are quite a problem on empty lots, in ditches beside the road, and on local hillsides. City Code requires property owners to eradicate the pests, and City Council has noted that it is important that the proper methods be used to ensure that more damage is not done.

A weed-puller made especially for scotch broom can be checked out from City Hall.

City Hall has pictures and information about the various weeds listed specifically in the code. And, a new page on the City's website provides that information as well. That page can be reached by a link from the main page or from links within the code itself.

Please contact the OSU Extension office at 574-6534 or Lincoln County Weed Control District at 574-1248 for more information about identification and removal of the weeds.

Further questions regarding vegetation identification and methods for the control or eradication of noxious vegetation should be referred to the Lincoln County Vegetation Management Committee or to the Oregon State Department of Agriculture weed control division.

Annual Budget Summary Report for Fiscal Year
July 1, 2002 – June 30, 2003

<i>Reporting Through</i> Program	<i>7/31/02</i> Budget	Year to Date
General Administration	\$484,565	\$211,294
Library	\$13,550	\$2,041
Little Log Church & Museum	\$8,315	\$1,063
Parks & Commons*	\$171,903	\$10,350
Streets	\$84,700	\$25,492
Water	\$364,774	\$52,489
Sewer	\$320,100	\$21,807
In Reserve for Future Uses	\$916,253	\$915,252
Debt	<u>\$134,511</u>	<u>\$5,560</u>
	<u>\$2,498,671</u>	<u>\$1,245,347</u>

ROADS AND PARKS

Each year the City receives a lot of calls from residents and visitors concerned about the tall grass at the parks and the condition of the roads. There are a lot of public areas in and around town, and there are also a lot of different agencies responsible for the maintenance.



**CITIZENS ENCOURAGED TO REMOVE
NOXIOUS WEEDS FROM THEIR
PROPERTY**

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7498

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The Whale Tail Park, Commons, Little Log Church and Museum, and the Library are City parks or facilities. Maintenance is done by dedicated volunteers and employees. The public works employees are also responsible for those streets that are official, dedicated and accepted City Streets. All other areas in town fall under the jurisdiction of the State, County, or private property owners.

Yachats Ocean Road and the three State Parks in the area are maintained by the State Parks Department. Last spring State Parks reorganized their maintenance crews, assigning jurisdiction for the Yachats area parks to the Honeyman office. The actual work crews are dispatched from the Beachside State Park, north of Yachats.

State Parks - Dennis Davidson (541) 997- 3851

Ocean View Drive is a County road and all maintenance is the responsibility of their public works department.

James Buisman - Public Works Director
(541) 574-1200
Jim Chambers - Road Main. Supervisor
(541) 574-1203

"Main Street" in Yachats is Hwy. 101, and is maintained by the Oregon Department of Transportation (ODOT). Streets signs are also ODOT's responsibility.

ODOT - Highway Division - Newport Office
(541) 265-2644

If you need help determining which agency to contact please call City Hall for assistance. Also, if you would like to volunteer to help with the maintenance of the City parks and facilities let us know. We can put you in contact with the volunteer coordinator.

Yachats City Hall (541) 547-3565

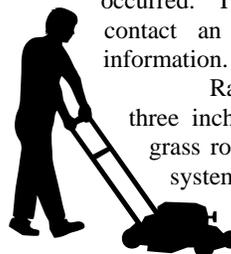
Water lawns during the early morning hours when the temperature and wind speed are the lowest. This reduces losses from evaporation.

Don't water your street, driveway or sidewalk. Position your sprinklers so that your water lands on the lawn and shrubs ... not the paved areas.

Install sprinklers that are the most water-efficient for each use. Micro and drip irrigation and soaker hoses are examples of water-efficient methods of irrigation.



Regularly check sprinkler systems and timing devices to be sure they are operating properly. Install a rain sensor device or switch that will override the irrigation cycle of the sprinkler system when adequate rainfall has occurred. To retrofit your existing system, contact an irrigation professional for more information.



Raise the lawn mower blade to at least three inches. A lawn cut higher encourages grass roots to grow deeper, shades the root system and holds soil moisture better than a closely clipped lawn.



SAVING WATER OUTDOORS

Don't over-water your lawn. A hearty rain eliminates the need for watering for as long as two weeks. Plant it smart, Xeriscape. Xeriscape landscaping is a great way to design, install and maintain both your plantings and irrigation system that will save you time, money and water.

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