



# NEWSLETTER



## CITY OF YACHATS

November 2004

### FROM THE MAYOR

*IT'S BEEN A PLEASURE.....*

being Mayor of Yachats for the past four years. I'm sometimes asked "is it fun?" Fun probably isn't the best description—perhaps fulfilling, gratifying or satisfying would be better. The other frequently asked question is something like "why in the world would a sane person be willing to spend time and energy on a job like this?" Seems to me there are several possible reasons including power, vanity, ego satisfaction and a true desire to serve. I would like to think that my motivation was primarily the last. Public service isn't for everyone, but whether it is as a commission member; visitor center volunteer; Friend of the Little Log Church, the Commons or the Library; or as a City Council member - there is a place for anyone and everyone to be involved. Becoming part of the solution is certainly better than being part of the problem.

My decision to become involved in city government was in spite of a healthy dose of skepticism gained during 35 years as a private business owner. I'm still somewhat skeptical regarding national and state efforts but I've learned some things about local government, such as:

- City employees are just as dedicated to their jobs as private sector employees
- You can't please all of the people all of the time
- Decisions made at the local level have a much better chance of reflecting the wishes of the electorate than those made further up the line
- Inefficiency of government is directly proportional to distance from the voter

Yachats has seen a fair amount of change during the last four years but I suspect that as the old boy once said "you ain't seen nothin' yet". Home building is twice what it was a couple of years ago and with that growth comes all of the attendant problems of adequate infrastructure, parking etc. Those problems will be solved. The real challenge is retaining the "village" feel that we treasure while accommodating the inevitable growth. It takes many hands to help guide that process. Hopefully a number of you will stop by City Hall and complete a Volunteer form to be part of the team. Together we can make a difference!



**\$\$\$\$\$\$\$\$ 6 MILLION of those??!! \$\$\$\$\$\$\$\$**

**by Sue Smith, City Councilor and Mayor Elect**

Can you even imagine what \$6 million looks like? Neither can I!

As I'm sure you all know, the City of Yachats is under an MAO (Mutual Agreement and Order) with the DEQ (Department of Environmental Quality). In simple terms, what this means is that we WILL build a new waste water treatment plant. Our current system is unable to handle the loads put on it. The City Council, after digesting much information from our engineering firm, The Dyer Partnership, has chosen the best system to meet our needs. The next step is securing the funding for this enormous undertaking.

GO Bonds (General Obligation) are funding mechanisms that spread the cost over a period of time, by adding it to property tax bills. The two advantages of this are that 1) for people who itemize their income taxes, property taxes are deductible, and 2) ALL property owners share in paying, not just homeowners. More specific information will be forthcoming.

In March, residents of Yachats will be asked to vote on using GO Bonds to finance the new sewer plant. The issue is financing, NOT whether or not to build a new plant. We must build it.

Some people seem to think that if the bond issue is defeated, growth in Yachats will be halted. That is simply not the case. State law obligates cities to approve of construction for all buildable lots within the Urban Growth Boundary. If the issue is defeated, then the DEQ can come in, build the plant the way THEY see fit and bill the City (us - the property owners).



### Measure 37 Impacts

At the November meeting City Council adopted an ordinance that provides a process for handling any claims property owners may wish to file as a result of Statewide Measure 37. The ordinance included an emergency clause so that it will be in place when the measure takes effect on December 2, 2004.

Measure 37, which was approved by the voters in the November 2004 General Election, requires governments to pay owners, or forego enforcement, when certain land use restrictions reduce their property value. However, it did not outline any process for the governments to follow nor did it provide a fee structure.

The Yachats City Council adopted an ordinance based on a template provided at the League of Oregon Cities Conference held shortly after the election. City Attorney, Mike Dowsett, explained that the ordinance provisions established a prompt, open, thorough and consistent process that enables property owners an adequate and fair opportunity to present their claims to the city; preserves and protects limited public funds; and establishes a record of the city's decision capable of circuit court review.

Although the impact of Measure 37 will not be known for quite some time, the new legislation was a consideration in several other actions taken by the City Council at the November meeting. City Council continued consideration of two ordinances to the October 2005 meeting. There was consensus that the bluff protection ordinance and the exterior lighting code amendment ordinance should not be adopted until more is known about how those regulations would effect property values. Council also agreed that many of the key elements in those two ordinances should actually be in the nuisance section of the code and they directed the City Planner to review the current code to see if there are other sections that should be moved.



### In Other City Council Business

- City Council agreed to continue to allocate sewer connections available under the Mutual Agreement and Order with the Department of Environmental Quality on a first-come first-served basis. It will take at least three years from now to get the new plant on-line. During that period of time there should be at least 20 connections available with the possibility of some more if the DEQ determines that the plant can handle more, now that the inflow and infiltration rehabilitation has been done and the optimization efforts have been undertaken.
- City Council named the area on Ocean View Drive owned by the City "Oceanview Park" and included it in a resolution designating parks and authorizing recreational use of those parks. This was a step recommended by the City's insurance provider and complies with State Statutes.
- Council reappointed Walt Weyand and Dick Miller to serve on the Public Works and Streets Commission and John Toepfer and Don Niskanen to the Parks and Commons Commission.



### Public Works Director's Report

At the November City Council meeting John McClintock reported as follows:

- The City received the Wastewater Facility Plan from Dyer Partnership. It has been forwarded to the Department of Environmental Quality for their review.
- The City may apply for some additional equivalent dwelling units once the optimization changes have been in place long enough to determine if there has been a beneficial impact.
- Work will begin soon on the pump station on Lot 26.
- OBEC Engineering requested the City's formal acceptance, by letter, of the T-Intersection project now that it is complete.
- All of the scheduled paving in town has been completed.
- ODOT has approved the plan for one-way traffic on Prospect and East Second Street. They will provide and install the signs.
- Central Lincoln PUD is going forward with their plans to underground all the lines along Hwy 101. One of the items they want the City to comment on is the new overhead lighting.
- The City of Waldport surplused a portable sewer-jetter and it is available for the purchase price of \$2,500. This is not something that is in the current budget, but it would be an important piece of equipment to have on hand and would pay for itself.

Council authorized McClintock to purchase the portable sewer jetter from Waldport. This equipment will be used by the city crew to clean out and maintain the sewer lines.

Budget Comparison - Fiscal Year July 1, 2004 to June 30, 2005		
<i>Reporting Through</i>	<i>10/31/04</i>	
<b>Program</b>	<b>Budget</b>	<b>Year to Date</b>
General Administration	\$615,500	\$366,076
Library	\$15,758	\$5,592
Little Log Church & Museum	\$13,418	\$8,568
Parks & Commons*	\$117,412	\$69,645
Streets	\$121,913	\$60,613
Water	\$405,769	\$133,498
Sewer	\$690,714	\$252,263
In Reserve for Future Uses	\$1,289,151	\$1,282,306
Debt	<u>\$126,118</u>	<u>\$11,963</u>
	<u>\$3,395,753</u>	<u>\$2,190,523</u>



### Yachats City Council Announces the following Vacancies:

#### 2 - Planning Commission

2 - Term ending December 31, 2008

#### 1 - Parks and Commons Commission

3 - Term ending December 31, 2007

#### 2 - Library Commission

2 - Term ending December 31, 2007

#### 2 - Budget Committee

1 - Term ending December 31, 2005

1 - Term ending December 31, 2007

For a complete description of the duties and requirements of Commissioners and Committee members please ask at City Hall.

Those interested in serving on the Commissions or Committee can pick up a Volunteer Application Form at City Hall, 441 N. Hwy 101, between the hours of 8:30 am and 4:30 p.m.

In order to provide the Commissions the opportunity to review the applications and make recommendations to City Council, please submit as soon as possible.



### **House Numbers**

Making sure your house number is clearly visible could mean the difference between life and death. Emergency vehicles need to be able to see the number when responding to a call. The UPS or Fed-X driver would probably thank you as well.

A City ordinance requires that all house numbers be posted, and they should be visible from the street **at night**, and in all kinds of weather.

The City recently audited the addressing system and corrected some addresses in different neighborhoods. The City has been working with the County to ensure that all addresses are appropriate, and that those in use are correct. If you have any questions about your address, or if you would like to know more about the ordinance requirements, please call City Hall.

The Fire District may be able to assist you if you can not hang the numbers!

### **WINTER TIPS**

Insulating your pipes is usually thought of in the winter to keep them from freezing...but that same insulation will pay off for you in the summer as well. When hot water pipes are insulated, the water standing in them will remain warm longer, requiring less time to get hot water to the faucets, and less cold water goes down the drain.

With winter here many people will be off "on the road again"! If you are going to be leaving your home unoccupied while you travel, the water should be turned off at the hand valve to prevent cold weather damage to your plumbing and depletion of the water supply. City Code requires a hand valve on the homeowner's side of the meter for just that reason.

Removing handles on outside faucets will make it difficult for any unauthorized or accidental use while you are away.



### **SPEED DISPLAY SIGN**

The City of Yachats has been successful in getting motorists to observe posted speeds within our small community, hopefully, we will be able to expand this service to include weekend placement of the monitoring device. This is where we need your help. The Public Works and Streets Commission encourages interested citizens to call City Hall at 547-3565. Your assistance in

making this community safer is appreciated.

[City of Yachats](#)