

**CITY OF MORO**  
**MINUTES OF September 3rd, 2024**  
**REGULAR COUNCIL MEETING**

*Written minutes may not contain a verbatim record of meeting events. If clarification or additional specific information is desired, please reference any available audio recording.*

The Moro City Council met for a regular council meeting, on Tuesday, September 3rd, 2024; at 7:00 PM. The following were present: Mayor Bert Perisho, Council President Andy Anderson, Councilors James Alley, Bryan Cranston, and Travis West. City Staff: John English- Director of Public Works, and Brittany Wood- City Administrator. Residents: Dana Pursley-Haner - Sherman County Emergency Services Coordinator, Janet Pinkerton, Roberta Aldrich, Juston Huffman, Charlie Hogue, Susan Hogue, Dan Talley, and Randy Francis. Remote Attendees: 1-961-xxx-xx10- Laurie Laney- AmeriTower.

**CALL MEETING TO ORDER**

The council meeting was opened with the Pledge of Allegiance and called to order at 7:00 PM by Mayor Perisho.

**CONSENT AGENDA-MINUTES-BILLS-FINANCIAL REPORT-**

The minutes from August's council meeting were reviewed, and a motion was made to approve the minutes as presented (**Cranston/ Alley**) **motion carried.** The financial report from August was reviewed for check # 13606-13629, 15151 with bills totaling \$52,348.44. A motion was made to pay the bills as presented (**Alley/ Anderson**) **motion carried.**

**COMMENTS FROM CITIZENS (Agenda items ONLY)**

Charlie Hogue- Requested the council's conditional approval of the engineered plans for the Huffman subdivision, with an understanding that development guidelines will be heard and that the suggestions made will be followed.

**VISITORS – CORRESPONDENCE –**

Janet Pinkerton submitted concerns in writing to City Hall; she didn't wish to read the letter to the record but updated that her concerns, for a vacant property located at 102 Bidwell, had been addressed and the fire hazards had been removed. CA Wood advised that a notice of fire hazard had been sent to the property owner which prompted the clean-up.

**OLD BUSINESS-**

**Project updates/ DWP staff report-**

DPW English shared that general maintenance was performed throughout the boulevards on Main Street, the recycling depot, the cemetery, and City Hall had some weed removal. Hire Electric helped troubleshoot and diagnose the issue at Hart Well. The results of the speed study were reviewed- the speed study was originally requested in 2022. Last month it was discovered that the ladybug toy at the city park broke; the correct parts have been ordered to complete the repair. Additional effort was put into the lead line inventory project.

**City Hall Staff Report-** CA Wood advised that her staff report paralleled DPW English's staff report, as office time was spent on the service line inventory report, and reviewing the speed study findings and the Water System Master Plan.



Approve City Council Decision and Order Huffman/ Hogue-

Two reports were presented by Planner Meader, which summarized the findings of the public hearings for Mr. Huffman and Mr. Hogue. The public hearings each proposed the development of 1 single-family dwelling in block 25 of Moore's Addition to the City of Moro. Multiple land use actions were heard during the public hearings, including Conditional Use Permits and Variance in lot size and setbacks. The council approved both applicants for the requested variances and conditional use permits. A motion was made to approve the City Council Decision and Order for Mr. Huffman (**Anderson/ Alley**) **motion carried.** A motion was made to approve the City Council Decision and Order for Mr. Hogue as presented (**Anderson/ West**) **motion carried.**

Resolution 2024-07 to join National Flood Insurance Program (NFIP)- It was decided to adopt Resolution 2024-07 by title: *Resolution NO 2024-07 A Resolution of the City of Moro, Oregon regarding participation in the National Flood Insurance Program.* A motion was made to adopt Resolution 2024-07 as presented, by title (**Cranston/ Anderson**) **Aye- Cranston, Anderson, Alley. Nay- West. Motion carried.**

AmeriTower Lease Extension- (Buyout option for review)- Council members reviewed a proposal from AmeriTower to purchase the piece of property that houses the Verizon tower. The proposal offered 120-monthly payments of \$1,765.90 per month for a total payout of \$211,908.43. Currently, the city receives \$925.75/month per the existing lease agreement, which has 18 years remaining. Councilor Cranston expressed his desire to not accept the proposals to (1) sell the property or (2) add the requested (8) 5-year terms to the remaining 18 years in the current contract. The Council decided to continue to stay under contract with the existing lease.

Parking Ordinance- further discussion/ revised draft consideration- Councilor Alley consulted with the cities of Arlington, Hermiston, Irrigon, and Condon in addition to the League of Oregon Cities to inquire about the process of parking ordinances, code enforcement, and vehicle storage in smaller municipalities. Councilor Alley shared his concerns with the current draft ordinance prepared by the City's attorney; indicating that currently there would be over 36 violations if it were to be adopted with the current verbiage. Further discussion was heard. Councilor Cranston asked if the council wished to move forward with the existing parking ordinance prepared by Attorney Baum, or if going a different route was preferred. Councilor Alley suggested developing an IGA and then developing a parking ordinance thereafter. Councilor West added that business owners may support time-limit parking on Main Street but the current draft ordinance makes the ordinance enforceable throughout the entire town of Moro. As a local business owner, Dan Talley was asked what he would like to see for his business, and he shared that a time limit would benefit his Main Street business. Mayor Perisho reiterated that parking issues have been an ongoing concern throughout the last 25 years. Council President Anderson suggested adjusting the verbiage in section 5 to specifically address the Commercial zone. Anderson was in favor of approving the attorney-provided ordinance because it addresses the town and the parking concerns. Anderson felt that the attorney provided draft ordinance was a solid starting point, and a good place to start; "maybe it needed a few changes, but it was a great starting point." A motion was heard to change the verbiage in section 5 to read "the Commercial Zone in Moro." and leave the rest of the attorney-provided ordinance as it was. And to start the reading process of moving forward, with the caveat of initiating an IGA with the Sheriff's Office for enforcement. (**Anderson/ Cranston**) The



motion was seconded by Councilor Cranston, and he wished to open the floor for further discussion.

Cranston- if you can't store it...maybe you shouldn't have it. Cranston said that for credibility's sake, if we are doing a parking ordinance for enforcement, then the proper documentation needs to be happening, and his hope was that the sheriff's office would be the one to perform that task. Parking is a big deal for the commercial zone. Something needs to be done and it needs to be done the right way.

Alley- voiced that after reviewing the other parking ordinances, his vote is to re-write the ordinance, prepared by Attorney Baum to tailor the specific needs. Alley referenced the City of Condon's Ordinance and how it was clear, simple, and concise.

West- added that timed parking is one thing, but as the draft ordinance is written, every citizen who is not parking on their own private property will need to obtain permission from the City Council to park anything, anywhere. West felt that the City's draft ordinance was too much and there was zero enforcement support.

Perisho- said that in the last meeting, Councilor Alley shared that he was hearing feedback from many residents. But nobody had taken their concerns to the Mayor. Mayor Perisho invited the public to share their concerns outside of the meeting with him.

Hearing no further discussion a vote was taken. **Aye- Anderson. Nay- Cranston, Alley, West. The motion didn't carry.**

CA Wood was given direction to work with Councilor Alley to prepare a working draft ordinance from Condon's Parking Ordinance and to bring it for presentation at the next meeting. Council members were requested to forward their specific ideas to CA Wood to be included in the proposal.

### **NEW BUSINESS-**

Past Due Water/ Sewer- The status of 5 past due water/sewer accounts were reviewed. Disconnect notices will be delivered for past-due accounts after the 10th of the month.

Review of engineering plans for utilities for Huffman/ Hogue- The city's engineer, Brad Baird, reviewed the preliminary plans for the Huffman sub-division and provided a complete review to the Council on his findings. Council President Anderson talked through the scenarios presented on the plans including sewer, water meter placement, and the development of the roadway laying in 1/2 of the ROW. DWP English said that Baird's review was very comprehensive and it was hard to determine where to start and where to stop when reviewing the plans.

Juston Huffman asked the council if the sub-division development needed to remain on the monthly agenda; as he was willing to address the concerns outlined in the review. Mayor Perisho and Councilor Cranston agreed that there was no reason to prevent groundbreaking based on the details provided, and that City Staff would oversee the review of the plans. Council President Anderson requested that the city council indeed review the revised development plans to ensure the deficiencies had been addressed. It was requested to review and approve the final engineering plans at the next council meeting.

The Council agreed that City Staff would review a revised engineering plan, considering Baird's suggestions, and present it at the next meeting, to grant approval of the final draft to Mr. Huffman.

Resolution 2024-08 A Resolution adopting the City of Moro’s representation in the updates to the Sherman County Multi-Jurisdictional Natural Hazards Mitigation Plan- The National Hazard Mitigation Plan is a document mandated by FEMA to be updated every 5 years. Dana Pursley-Haner, with Sherman County Emergency Services, was present to answer any questions the council had. Council asked if the Resolution was a binding agreement for mutual aid or support. Dana shared that the document simply lists the vital resources available in the event of a major natural disaster. A motion was made to adopt Resolution 2024-08 by title **(Cranston/ West) motion carried.**

Speed Study Findings- In early 2022, DPW English submitted a request for a traffic study, requesting ODOT to adjust the speed limit to 25mph in the residential area; specific to the northbound lane of travel. The study concluded with two suggestions for the south end of Hwy 97, in both lanes of travel. 1) to adjust the 45 MPH zone to 40 MPH. 2.) to Eliminate the 30 MPH zone and replace it with a 25MPH zone. A motion was made to give DPW English permission to accept the speed study findings and suggestions as presented. **(Anderson/ Cranston) motion carried.**

State and Local Fiscal Recovery Funds-

The city maintains \$36,043.70 in SLFRF funding that must be obligated by 12/31/2024, or the funds must be surrendered. DPW English proposed possibly investing in new equipment that would be used to move waste water/irrigation equipment or gear the funds toward water safety. Cranston asked if DPW needed a new side-by-side. DPW English confirmed that the City’s equipment has been failing and has been to the shop twice for major repairs, which have not yet fixed the issue. Anderson asked if there were any other items that the funding could go to. English advised that the 36k is a minimal “drop in the bucket” to some of the other tasks that are going on, but that the funding could also go toward the reservoir repair. CA Wood advised that because a contract has been signed, the repair could qualify as obligating the funding. Further discussion was heard. A motion was made to obligate the remaining SLFRF funds to the reservoir repair project **(Cranston/ Anderson) motion carried**

Councilor Cranston asked DPW English to bring some purchase options for a new side-by-sides to the next council meeting if the piece of equipment needs to be replaced.

**COMMENTS FROM CITIZENS CONCERNING ITEMS NOT ON THE AGENDA-**

None heard.

**GOOD OF THE ORDER-**

Anderson- thanked Councilor Alley for the additional effort on the parking ordinance.

**ADJOURNMENT-**

The meeting adjourned at 8:29 PM.

**The next Council Meeting is scheduled for October 1st, 2024 @ 7:00 p.m.**

 Date 10 | 1 | 2024  
Bert Perisho, Mayor

ATTEST:  Date 10-01-2024  
Brittany Wood, City Administrator