



CITY OF SILVERTON

WINTER 2019

Mayor's Corner

It's Going To Be a Big Year

Happy New Year to each of you, and I hope you all had a safe and happy holiday season, whichever holiday you may celebrate. 2019 is going to be a big year for Silverton but before we get on to that, I want to take a quick look back at the year we just completed.



Mayor Kyle Palmer
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It's my pleasure to welcome back Councilors Dana Smith and Jim Sears, who were each elected to a second four-year term as your representatives, as well as Crystal Neideigh, who is joining us this year for her first four-year term. This council will continue to bring a tremendous amount of diversity in opinion to the process and we hope that your voices as citizens will always be part of that.

I also want to recognize some of our valued volunteers who have moved on as of the year end. Councilor Rhett Martin, who was not on the ballot in November, leaves us after serving the two years that remained on my City Council term, following my appointment as Mayor in February 2017. Rhett was selected by the Council following several interviews and promised to bring his generation into the community process. He succeeded. In addition to his service as a councilor, he also helped found Silverton Rotaract, a group of energetic 18 to 30-year olds who have added their volunteerism in Silverton to virtually every place possible in the past year. He was selected by Silverton Rotary to attend a week-long leadership training seminar and promptly turned around and began volunteering himself the following year. He was instrumental in laying the groundwork for the Mayor's Youth Advisory Council that was approved this fall, and was recognized as a Youth Leadership All-Star by Rotary International. I'm proud to now be able to call him a friend, and I know his service to Silverton will continue to be a huge resource for the community.

I'd also like to recognize volunteer Jeff DeSantis, who is leaving two of our committees after a long tenure of service. Jeff joined the Budget Committee 15 years ago and also completes 10 years of service as a Planning Commissioner. That service represents countless hours worked on behalf of the City and we deeply appreciate that commitment.

Now on to 2019. As I hope most of you know by now, the City Council, after many public input opportunities and much testimony, approved the contract to deconstruct the former Eugene Field School building. The environmental hazards identified continue to

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Grant Funds Initial Outreach for Eugene Field Site Plan

The City is conducting an outreach and planning effort to determine the potential future uses of the Eugene Field site. The City received a grant through the Department of Land Conservation and Development to hire a consultant to perform the project.

The Eugene Field School Site Redevelopment offers an opportunity for the City of Silverton to plan for transportation impacts of growth, and to support downtown redevelopment in a way that reduces demands placed on the transportation system. The project outcomes will be consistent with compact, mixed use, pedestrian-friendly, low-impact, and sustainable development principles. The project will focus on use programming of the entire 3.5 acre Eugene Field site and community outreach to deter-

mine public or non-profit uses of the site that will be complementary to planned City offices and related public services.

The consultants have completed a tour of the site and surrounding area and met with City staff to identify site considerations and needs. The consultants also met with a stakeholder group from Chamber of Commerce to gather input on what they thought should be considered during the site planning process.

The consultant will meet with an additional 5 stakeholder groups in early January to gather more input and information about community desires for the Eugene Field site's future development program.

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Municipal Court Offers Amnesty Program

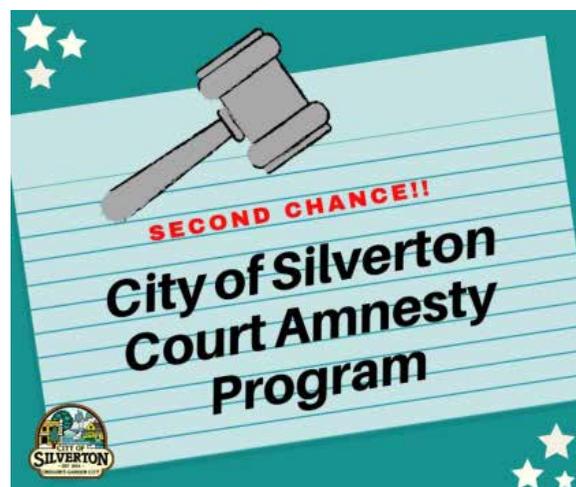
Have any outstanding fines and fees with the City of Silverton Municipal Court? City of Silverton Municipal Court is offering a one-time only amnesty program to forgive 50% of your balance when you pay in full between December 1, 2018 through February 28, 2019.

For more information please visit: <http://www.silverton.or.us/courtamnesty> or contact the City of Silverton Finance Department at 503-873-5321 option#1.



¿Debe usted multas o costas judiciales al Juzgado Municipal de Silverton? El Juzgado Municipal de Silverton ofrece un programa de amnistía donde solo en esta única ocasión se perdonará 50% de su balance si usted lo paga por completo entre el 1ero de diciembre 2018 y el 28 de febrero 2019.

Para más información por favor visite <http://www.silverton.or.us/courtamnesty> o contacte al Departamento de Finanzas de la Ciudad de Silverton al 503-873-5321 opción #1.





Thank You and Farewell, Councilor Martin

At the December City Council meeting Mayor Kyle Palmer presented outgoing Councilor Rhett Martin with a plaque in appreciation of his two years of service on the Council. Martin was appointed by the council after Palmer was appointed mayor, leaving a council position open. Martin chose not to run in the Nov. 6 election.

Meet Councilor-Elect Crystal Neideigh

The City Council will welcome a new member this January, with Crystal Beam Neideigh to be sworn in at the regular meeting Jan. 7. Having grown up in Silverton, she returned around four years ago after studying and working in West Virginia and Monmouth, Oregon.

Councilor-Elect Neideigh trained as a physician assistant (PA) and enjoys practicing urgent care medicine at Kaiser Permanente in Salem. She enjoys a variety of local activities in town including the YMCA



offerings with her children, a 6-year-old son and 10-year-old daughter.

Councilor-Elect Neideigh looks forward to working on behalf of community members with a spirit of “grace and cooperation” and encourages everyone to “look for the best in people”.

Favorite Silverton traditions: Annual tree lighting and pet parade

Advice to new Silverton residents: Walk around and talk with new people.

Silverton City Staff Says Some Goodbyes and Hellos

The City salutes two longtime employees as they begin a new chapter of their lives: retirement!

Vickie Ovendale served Silverton as a Building Permit Technician and provided a familiar face and voice to members of the public seeking to construct and modify properties, as well as those using the City’s Silver Trolley dial-a-ride service. In honor of her retirement and the over 1,100 properties she had a hand in bringing to fruition, Community Development Director Jason Gottgetreu prepared a commemorative GIS layer map (see below, and online newsletter for the color version).

While Vickie and family are enjoying the freedom to pursue their love of RV travel, Vickie has also made time to return to City Hall and orient her suc-

cessor. *Thank you, Vickie!*

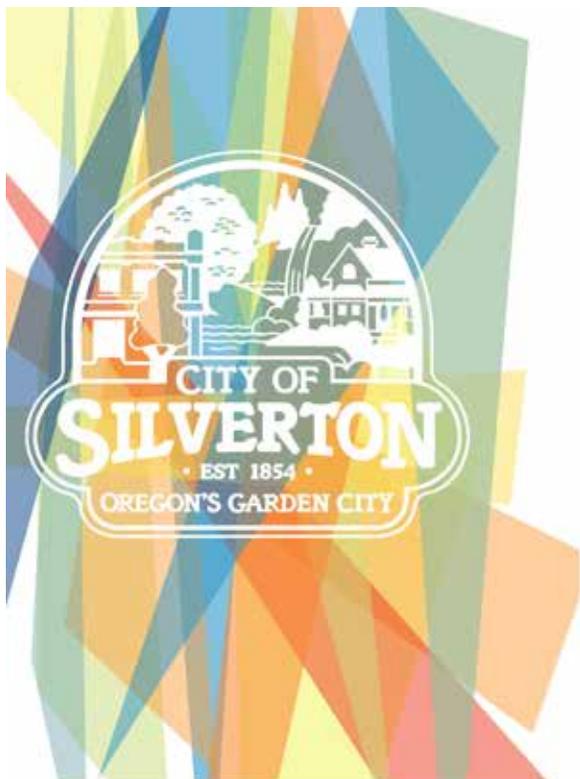
Sue DeVore served the Public Works Engineering Division for 28 years after studying Engineering Technology at Chemeteka Community College. Sue conducted inspections, managed the City’s 50/50 sidewalk repair cost share program, reviewed residential site plans, and updated the City’s Geographic Information System (GIS). Sue, too, has graciously been orienting her successor. *Thank you, Sue!*

The City is pleased to welcome new employees who are becoming acquainted with the community and are ready to assist you.

Kate Schlee joined in October 2018 in the new Planning and Permit Assistant position. Sue DeVore You’ll find her at the permit counter as well as



Sue DeVore, in the jacket she wore to start her job with the city in 1990, slices her retirement cake.



1998 - 2018 Over 1,100 Properties Over \$445,000,000 in Value

supporting several commissions and helping trolley customers get where they need to go.

Kate has been in Oregon since the spring and is thrilled to be settling in to her new home with her husband and dog. Kate previously served in the U.S. Navy, which took her all over Southeast Asia and to several U.S. states.

The City also welcomed Megan Johnson as an Engineering Technician at the end of October.

Megan studied geological engineering at the South Dakota School of Mines and Technology. She has extensive experience working with GIS and trained with state agencies in South Dakota, including pavement studies with the Department of Transportation and mapping for Fish and Wildlife.

When not studying for her Fundamentals of Engineering (FE) exam, Megan has enjoyed exploring the new landscapes Oregon has to offer.

Know Your Urban Renewal Agency Opportunities

The Silverton Urban Renewal Agency (SURA) has Grant and Loan programs to encourage investment in the Urban Renewal District by improving the interior or exterior of buildings. Applications can be found on the City's website.

A visit with City staff is recommended to discuss a potential project prior to submitting an application. The following is required to be submitted as part of an application:

- 1) A written description of the scope of the project;
- 2) Architectural and engineering renderings/drawings if required by the Building Official;
- 3) A statement on source of project funding that includes the required private match;
- 4) Competitive bid requests from three licensed and bonded trades/professional; and,
- 5) An application fee.

The **Building Improvement Program** is designed to encourage investment and upgrades to commercial or industrial property by encouraging significant rehabilitation that improves the value of existing commercial property and supports the highest and best use of commercial or industrial property or new buildings within the Silverton Urban Renewal District.

The program offers a matching grant intended to fund internal rehabilitation (non-façade) projects. A project will consist of at least a 1:1 minimum private match. Particular emphasis and priority is placed on rehabilitation projects that incorporate mixed-use elements with quality construction and that improve the economic vitality of the Silverton Urban Renewal District.

The following expenses are eligible for reimbursement with Silverton Urban Renewal Agency Building Improvement Program funds:

- Design services, engineering and architectural fees, permits and other fees;
- Expenses relating to structural improvements, seismic upgrades, and code improvements;
- Expenses relating to internal improvements that are considered part of the building that allow the building to operate at a higher and better use;
- Facilities improvements (HVAC, Sprinkler Systems, Elevator, Utility Upgrade, etc.);
- Internal demolition (if square feet of usable space is not reduced);
- New Buildings; and,
- Addition of residential units above ground floor commercial and/or limited expansion of building, as long as the expenses listed previously are consistent with the rehabilitation and adaptive reuse of a building and increase the value of the building.

The **Façade Improvement Program** is designed to improve the appearance and curb appeal of buildings and streetscape within the Silverton Urban Renewal



Before an Urban Renewal project

District, thereby improving the marketability of the district in terms of economic vitality and attractiveness to new investment. The program offers grants up to \$20,000 for buildings within the Urban Renewal District and grants up to \$40,000 for buildings that are within the Downtown Commercial District.

The program is a matching grant intended to fund façade improvements in the Silverton Urban Renewal District. The grants are available to business and commercial property owners in the Silverton Urban Renewal District for rehabilitating storefronts to eliminate blight, enhance livability, and revitalize commercial areas.

The following expenses are eligible for reimbursement with Silverton Urban Renewal Agency Façade Improvement Program funds:

- Exterior improvements only, including, but not limited to: Exterior rehabilitation and restoration;



After the Urban Renewal project

painting; brick, masonry, and stucco repair; awnings (except those including tenant signs as part of the awning); signs and graphics (except those with tenant names); exterior lighting; architectural fees or other items as approved in the Grant Review process.

- Streetscape elements on private property

A project has to be reviewed by the Silverton Urban Renewal Advisory Committee and the URA for approval. A project has to be approved prior to work being done on the project for it to be eligible for funds.

Only expenses incurred after project approval are eligible for reimbursement with the exception of design services, permits, and other similar services required in the application process. The timeline from application submittal to final review for approval can be 45 – 60 days.

Questions may be directed to Jason Gottgetreu, 503-874-2212, or email jgottgetreu@Silverton.or.us

Silverton Sign Code – Common Missteps

The Silverton Sign Code regulates all permanent and temporary signs within the City. Most permanent signs require permits, which allow City staff to review the sign for conformance to code. Temporary or incidental signs, do not require a permit but still are required to be in compliance with the code.

Common Missteps

- Illuminated signs are not allowed to flash. Although commonly seen on Open/Closed signs, it is not permitted.
- Temporary signs are limited in height to 45 inches. The tall flag type banners are in excess of the maximum height for temporary signs.
- Off premise signs are not allowed. You can

only locate signs on the site of your business.

- Balloons or tethered objects are not allowed.
- Signs are not allowed to be attached to a tree, a plant, a fence, or a utility pole.
- Sandwich boards must allow a 5 ft. wide travel path.

The purpose of the sign code is to provide a neat, clean, orderly, and attractive appearance for the community, to improve the effectiveness of signs, and to prevent proliferation and clutter.

The Silverton Sign Code can be found on the City website in the Municipal Code under Title 15 Building and Construction in Chapter 15.16 Signs.

Questions may be directed to Jason Gottgetreu, 503-874-2212, or email jgottgetreu@Silverton.or.us.

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Mayor

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far exceed the school district's studies, which were done several years ago, and before the building sat without temperature control for a long period of time. We have funding strategies that do not include asking the public for a bond measure and will be going through a lengthy public process to ask you exactly what you want to see there. To date, there have been many suggestions in addition to the Police Facility that was the reason for buying the property in the first place. Those include a park/public gathering space, and potentially with an amphitheater, land set aside for non-profit operation space, mixed use commercial space, and parking. If construction costs and economy of scale make moving City Hall feasible now rather than in the future, that will also be considered. In short, we recognize that this is an extremely important property in our downtown and we want your help to ensure that what is built there is functional, compatible, and represents the interests of our community. Please take the time to participate in the process once it begins.

February begins the City Budget process at the staff level, which will lead to a series of public meetings of our Budget Committee beginning in May. These meetings are a valuable opportunity for citizens to learn more about how the city operates – the documents will be available in advance and we hope you'll follow the process along with us.

For those of you who attended our State of the City Town Hall at Silverton High School on Dec. 10, thank you for joining us. For those of you who weren't able to make it, we're asking for input on what might make our Town Hall meetings more appealing to you, or more convenient to attend. Our summer Town Hall in 2018 was not well attended, and we're open to considering alternative formats in order to draw you into the process. Would a different venue work better? Would you like to see the summer meeting be held outside somewhere? Would you prefer that we have a different type of agenda for the meeting – more time for questions? More formal presentations? The Council is committed to evolving to best connect with the community and would love more feedback from you!

Finally, I'd like to give a huge thanks to Marion County for its support of the Oregon Garden throughout the years. Hopefully most citizens know that the Oregon Garden was built in a partnership with the Oregon Nurseryman's Association as a solution to a very serious problem with our program for discharging wastewater effluent. Then, and now, the Garden represents a highly acclaimed example of water re-use as our effluent is repur-

posed as irrigation at the facility (the project was recently recognized for a national award). When the Oregon Garden began having financial struggles, and was almost certainly headed for bankruptcy, Marion County stepped in and sold bonds to address the debt, and used Oregon Lottery funds to assist with financial support as part of the court-ordered receivership. While they were paid back some of their funding via the Oregon Garden Foundation, they agreed in early 2018 to convert the remaining \$5 million that they were owed to a regional tourism grant, as long as the remaining partners (the City of Silverton, the Oregon Garden Foundation, Moonstone Garden Management, and the Oregon Garden Resort) could agree on some specific issues. After meeting for most of the year, those agreements were made, and in November the Marion County Board of Commissioners agreed to convert the remaining debt owed to them and begin the process to resolve the receivership and step away from a formal role in helping to guide the Garden.

What this means for the Oregon Garden Foundation is that they will be projected to be out of debt in 10 years, instead of the previously projected 70+ years, and will be able to focus on serving the Garden as a Foundation should. What this means for the individuals who helped try and save the Garden financially during its early struggles is that they will be paid back in just a few years. The City of Silverton and our citizens will be paid back funds used in the initial Garden development over the next 10 years, instead of the 70+ years. This is huge win for the Oregon Garden, the Oregon Garden Foundation, and the City of Silverton. Marion County has been a valued partner in the Oregon Garden and this action was not only generous but was designed to ensure that the facility has a solid future.

As we enter the second half of the City's fiscal year, I want to remind you once again that one of our most important City Council Goals is to "Improve and Expand Public Outreach, Communication, and Participation." Please take a moment to let us know how you feel about issues that are coming before us. We received a record number of emails from citizens about various agenda items in 2018, and we really want to continue that trend. Our contact information is listed in this newsletter. Meeting packets are typically available on our website at www.silverton.or.us/agendacenter by the Wednesday prior to each meeting. I am available by phone at 503-932-8550 and also provide regular social media updates at www.facebook.com/silvertonmayor. I hope to hear from you!



Experiencing Silverton's water cycle

Students and teachers in the Transitions Program from Silverton High School enjoyed a sunny morning Nov. 16 at the dam and pump station, where Water Quality Supervisor Steve Starnier gave an insider orientation to the City infrastructure. City staff and the Transitions program will share additional visits to Water Quality facilities and City Hall in the coming months, coordinated by Elizabeth Gray, Assistant to the City Manager/Human Resources Coordinator.

Outreach

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The identified stakeholder groups include local non-profits, businesses, community groups, and governing bodies and committees.

The consultants will conduct a Community Workshop in late January, which will be an interactive community discussion, eliciting input on such topics as community values, existing physical conditions, redevelopment issues and future vision for the Eugene Field site design.

After the input is gathered, the consultant will prepare a Project Recommendations Memorandum, which will include a Concept Plan and General Site Development Program illustrating general building sizes, possible building locations and internal circulation.

The Concept Plan will depict City facilities and other potential uses of the site identified during community outreach, as well as a general parking layout and access plan for vehicles, bikes and pedestrians to and through the site. It will include immediate and long-term measures City can implement to achieve the Concept Plan and a perspective or axonometric drawing to illustrate the plan. Once finalized, the Concept Plan will be presented to the City Council.

Questions may be directed to Jason Gottgetreu, 503-874-2212, or email jgottgetreu@Silverton.or.us

City Calendar

January

Jan. 7 – Urban Renewal Agency 6 pm *

City Council 7 pm*

Jan. 8 – Planning Commission 7 pm *

Jan. 15 – Environmental Management 3 pm

Jan. 21 – MLKing Day
City Offices Closed

Jan. 28 – Council / School Board work session 6 pm

February

Feb. 4 – City Council 7 pm*

Feb. 6 – Goal Setting 6 pm*

Feb. 12 - Planning Commission 7 pm*

Feb. 18 – Presidents Day
City Offices Closed

Feb. 19 – Environmental Management 3 pm

Feb. 25 – City Council work session 6 pm

March

March 4 – City Council 7 pm*

March 12 – Planning Commission 7 pm*

March 18 – City Council Work Session 6 pm

March 19 – Environmental Management 3 pm

Silverton City Council Chambers
421 S. Water St.

* Denotes meetings on SCAN TV