



Dallas City Council Agenda

Monday, May 4, 2009, 7:00 p.m.
 Mayor Jim Fairchild, Presiding
 Dallas City Hall
 187 SE Court Street
 Dallas, Oregon 97338

City Council

Mayor
 Jim Fairchild

Council President
 Brian Dalton

Councilor
 Warren Lamb

Councilor
 Jackie Lawson

Councilor
 Kevin Marshall

Councilor
 Wes Scroggin

Councilor
 David Shein

Councilor
 David Voves

Councilor
 LaVonne Wilson

Councilor
 Ken Woods, Jr.

Staff

City Manager
 Jerry Wyatt

Asst. City Manager
 Kim Marr

City Attorney
 Lane Shetterly

Community Development
 Director
 Jason Locke

Finance Director
 Cecilia Ward

Fire Chief
 Bill Hahn

Police Chief
 John Teague

Public Works Director
 Fred Braun

All persons addressing the Council will please use the table at the front of the Council. All testimony is electronically recorded. If you wish to speak on any agenda item, please raise your hand to be recognized after the Mayor calls the item, or sign in on the provided card.

| <u>ITEM</u> | <u>RECOMMENDED ACTION</u> |
|--|---------------------------|
| 1. ROLL CALL | |
| 2. PLEDGE OF ALLEGIANCE TO THE FLAG | |
| 3. APPROVAL OF MINUTES Approval of minutes of the Apr 20, 2009, Council meeting p. 3 | Approval |
| 4. QUESTIONS OR COMMENTS FROM THE AUDIENCE <i>This time is provided for citizens to address the Council or introduce items for Council consideration on any matters other than those on the agenda.</i> | |
| 5. PUBLIC HEARINGS <i>Public comment will be allowed on items appearing on this portion of the agenda following a brief staff report presenting the item and action requested. The Mayor may limit testimony.</i> | |
| 6. REPORTS OR COMMENTS FROM THE COUNCIL MEMBERS | |
| a. Report of the April 27 Building and Grounds Committee meeting (Wes Scroggin, Chair) p. 6 | Information |
| b. Report of the April 27 Public Works Committee meeting (Dave Voves, Chair) p. 19 | Information |
| 7. REPORTS OF SPECIAL COMMITTEES AND CITY OFFICERS | |
| City Manager's Reports | |
| a. Oregon 150 Projects | Information |
| b. Planning Fee on Building Permits p. 21 | Information |
| c. American Recover and Reinvestment Act Update | Information |
| d. Other | |

Dallas City Council Agenda

Page 2

Our Vision

Our vision is to foster an environment in which Dallas residents can take advantage of a vital, growing, and diversified community that provides a high quality of life.

Our Mission

The mission of the City of Dallas is to maintain a safe, livable environment by providing open government with effective, efficient, and accountable service delivery.

Our Motto

*Commitment to the Community.
People Serving People.*

Dallas City Hall 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 the City Manager's Office, 503-831-3502 or TDD 503-623-7355.

-
8. COMMUNICATIONS AND PETITIONS

 9. RESOLUTIONS

 10. FIRST READING OF ORDINANCE

 11. SECOND READING OF ORDINANCE

 12. OTHER BUSINESS

 13. ADJOURNMENT

DALLAS CITY COUNCIL
Monday, April 20, 2009
Council Chambers

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32
33
34
35
36
37
38
39
40
41
42
43
44
45
46
47
48
49
50
51

The Dallas City Council met in regular session on Monday, April 20, 2009, at 7:00 p.m. in the Council Chambers of City Hall with Mayor Jim Fairchild presiding.

ROLL CALL

Council members present were: Council President Brian Dalton, Councilor Warren Lamb, Councilor Jackie Lawson, Councilor Kevin Marshall, Councilor Wes Scroggin, Councilor David Shein, Councilor Dave Voves, Councilor LaVonne Wilson and Councilor Ken Woods, Jr.

Also present were: City Manager Jerry Wyatt, City Attorney Lane Shetterly, Community Development Director Jason Locke, Deputy Police Chief Tom Simpson, Finance Director Cecilia Ward, Fire Chief Bill Hahn, Public Works Director Fred Braun, and Recording Secretary Emily Gagner.

PLEDGE OF ALLEGIANCE TO THE FLAG

Mayor Jim Fairchild led the Pledge of Allegiance to the Flag.

APPROVAL OF MINUTES

Mayor Fairchild declared the minutes of the April 6, 2009, Council meeting approved as presented.

REPORTS OR COMMENTS FROM COUNCIL MEMBERS

Councilor Lamb reported that the Commercial Development Team met on April 14th, and they reviewed the vacancy inventory, façade improvement loans, and the sign ordinance and enforcement. He indicated the Council will be getting regular updates from the committee.

Council President Dalton announced the Dallas Cleanup Crew will be meeting on Saturday at 8:00 a.m. on Jefferson Street at the old Groom Room building. He invited anyone interested to come help them clean up.

QUESTIONS OR COMMENTS FROM THE AUDIENCE

Greg Hess, President of the Dallas Area Chamber of Commerce on behalf of the Board of Directors presented the City photos from recent ribbon cuttings and tree planting events throughout the City. He stated the Chamber appreciates the City Council and staff's efforts on each of these events along with continued partnership of the Chamber and City.

Sandy Teal indicated she sent an email to the Council last week regarding a recent chain of events which compelled her to request an oversight committee to review the Kids, Inc. Board of Directors. Ms. Teal read from her email. Among her concerns, she listed lack of accountability for the coaches, Kids, Inc.'s treatment of vendors, and a lack of leadership. She also noted concern about how the Kids, Inc. Board of Directors is elected. Ms. Teal also expressed frustration with Kids, Inc.'s handling of the contracts for port-a-potties. Ms. Teal then requested the Council take oversight of the Kids, Inc. Board of Directors.

Mayor Fairchild recommended moving the subject to the Administrative Committee for further discussion and to give staff time to discuss the issue with legal counsel. Councilor Wilson made a motion to move the discussion about Kids, Inc. to the Administrative Committee. The motion was duly seconded and CARRIED UNANIMOUSLY with Council President Brian Dalton, Councilor Warren Lamb, Councilor Jackie Lawson, Councilor Kevin Marshall, Councilor Wes Scroggin, Councilor David Shein, Councilor Dave Voves, Councilor LaVonne Wilson and Councilor Ken Woods, Jr. voting YES.

Dennis Engle, Dallas School District Assistant Superintendent, invited the Council to attend the Superintendent's Budget Message on Monday, April 27 at the Bollman Auditorium at the Dallas High School at 6:30 p.m. He indicated more than ever this will be a community message.

Ed Dressel indicated he just opened a new business at 1062 Main Street where he does retirement fund software. He invited the Council to his open house on April 23 from 3:00 to 7:00 p.m.

1 Tony Teal reported that Dallas has good athletes that are being under-coached because of Kids,
2 Inc. and the way it is run.

3 **PUBLIC HEARINGS**

4 **REPORTS OF SPECIAL COMMITTEES AND CITY OFFICERS**

5 **EMPLOYEE/VOLUNTEER RECOGNITION PRESENTATION**

6 Mr. Wyatt presented the First Quarter 2009 Employee of the Quarter award to Ken Stoller. Mr.
7 Stoller stated he has been with the City for 13 years and it is an outstanding organization. He
8 added he has never been so pumped as he is with the new leadership.

9 Mr. Wyatt indicated the First Quarter 2009 Volunteer of the Quarter is Janine Moore who works
10 in the Police Department.

11 **PRESENTATION OF CERTIFICATE OF APPRECIATION TO OREGON NATIONAL**
12 **GUARD**

13 Mayor Fairchild presented to Lieutenant Selander a certificate of appreciation for Oregon Army
14 National Guard who in the last year assisted the City with work at Rotary Park and the old pool
15 demolition. Mayor Fairchild said the Council and City appreciate very much their hard work.

16 Lieutenant Selander stated he was happy to be involved in both projects. He added it is always a
17 positive experience working with the City.

18 **SENIOR CENTER UPDATE**

19 Mr. Wyatt reported that the Dallas Area Seniors had received a proposal from Dallas Retirement
20 Village to partner in constructing a Senior Center. The Senior Center Advisory Committee met
21 and determined that because of timing and other issues, they would like to move forward with
22 their own building at the old pool site. Mr. Wyatt explained that the Seniors are asking the city
23 to prepare an application for CDBG funds to build a facility for a little over \$800,000 and place a
24 sign at the site. He noted \$800,000 would build a facility between 3,000 and 4,000 square feet,
25 which would require modifying the current plans, but would be built with future expansion in
26 mind.

27 Councilor Lamb asked if there was a full plan in place for the upkeep of a new facility. Mr.
28 Wyatt explained the City would have a written agreement with the Seniors for that. He added
29 the draft agreement will come to the Council for review. Councilor Lawson commented that
30 3,000 square feet is not much, and noted concern that some of the money spent now would be
31 wasted in a future expansion. Mr. Wyatt advised that the 3,000 foot proposed building would be
32 over twice what the Seniors have now, and added there would be no on-site demolition to do a
33 future expansion; the facility would be built with hallways onto which the additions would go. –
34 Councilor Wilson reported that the Seniors have done a lot of thinking about this, and the
35 committee has been working on it for over a year. She noted there is a business plan in place to
36 take care of the Councilors concerns about maintenance.

37 Councilor Wilson made a motion to have staff prepare an application for CDBG funds to build a
38 facility for \$800,000 and place a sign that indicates the future home of the senior center at the old
39 pool site. The motion was duly seconded and CARRIED UNANIMOUSLY with Council
40 President Brian Dalton, Councilor Warren Lamb, Councilor Jackie Lawson, Councilor Kevin
41 Marshall, Councilor Wes Scroggin, Councilor David Shein, Councilor Dave Voves, Councilor
42 LaVonne Wilson and Councilor Ken Woods, Jr. voting YES.

43 June Krause, Treasurer of the Dallas Area Seniors, reported that the Seniors are ready and
44 willing to move forward, and they appreciate everything the City has done so far.

45 **ISO PROTECTION CLASS CHANGE**

46 Ken Woods, Insurance Agent of Record, reviewed the affect on insurance rates of a potential
47 Insurance Services Office (ISO) protection class change. He explained that the ISO measures
48 fire capabilities. Mr. Woods discussed his review and noted that it boils down to, yes, residential
49 insurance rates could change depending on the insurance company. He added commercial rates
50 are based on protection class, and commercial areas could see a 1-10% change.

51 Fire Chief Hahn explained that results on the ISO review can take six months to be completed

1 and stated there is no point in worrying about it until the City receives the written document that
2 shows our rating. At that time, if the Council identifies items that they can change or fix, the
3 City can then challenge the rating or reapply.

4 **DEPARTMENT REPORTS FOR THE MONTH OF MARCH**

5 There were no questions about the department reports.

6 **OTHER**

7 **COMMUNICATIONS AND PETITIONS**

8 **OLCC NEW OUTLET APPLICATION – CAPONE’S MAIN STREET PUB**

9 Mr. Wyatt advised this is for a new outlet application at 957 Main St for Capone’s Main Street
10 Pub and Grill.

11 Councilor Dalton moved to recommend to the OLCC to grant the license for a new outlet at 957
12 Main Street for Capone’s Main Street Pub and Grill. Councilor Woods asked what full on –
13 premise sales meant. City Attorney Shetterly indicated it is beer, wine, and liquor. The motion
14 was duly seconded and CARRIED UNANIMOUSLY with Council President Brian Dalton,
15 Councilor Warren Lamb, Councilor Jackie Lawson, Councilor Kevin Marshall, Councilor Wes
16 Scroggin, Councilor David Shein, Councilor Dave Voves, Councilor LaVonne Wilson and
17 Councilor Ken Woods, Jr. voting YES.

18 **RESOLUTIONS**

19 **Resolution No. 3180:** A Resolution establishing a schedule of rates for water service and related
20 water account fees; and repealing Resolution No. 3119.

21 A roll call vote was taken and Mayor Fairchild declared Resolution No. 3180 to have PASSED
22 BY A MAJORITY VOTE with Council President Brian Dalton, Councilor Warren Lamb,
23 Councilor Kevin Marshall, Councilor Wes Scroggin, Councilor David Shein, Councilor Dave
24 Voves, Councilor LaVonne Wilson and Councilor Ken Woods, Jr. voting YES and Councilor
25 Jackie Lawson voting NO.

26 **FIRST READING OF ORDINANCE**

27 **SECOND READING OF ORDINANCE**

28 **Ordinance No. 1702:** An Ordinance amending provisions of the Dallas City Code Section
29 4.486, relating to service of city water to property outside city limits.

30 Mayor Fairchild declared Ordinance No. 1702 to have passed its second reading. Mayor
31 Fairchild declared Ordinance Number 1702 to have PASSED BY A MAJORITY VOTE with
32 Council President Brian Dalton, Councilor Warren Lamb, Councilor Jackie Lawson, Councilor
33 Kevin Marshall, Councilor Wes Scroggin, Councilor Dave Voves, Councilor LaVonne Wilson
34 and Councilor Ken Woods, Jr. voting YES and Councilor David Shein voting NO.

35 **OTHER BUSINESS**

36 Mayor Fairchild explained that the Council would hold an Executive Session following a budget
37 committee meeting, to consult with legal counsel concerning the legal rights and duties of a
38 public body with regard to litigation likely to be filed as authorized in ORS 192.660(2)(h). The
39 meeting was recessed at 8:04 p.m.

40 Mayor Fairchild reconvened the Council meeting at 9:25 p.m.

41 There being no further business, the meeting adjourned at 9:26 p.m.

42 Read and approved this _____ day of _____ 2009.

43
44

45

46

47

48

49

ATTEST:

City Manager

Mayor

Members Present: Chair Wes Scroggin, Kevin Marshall, David Shein, and David Voves.

Also Present: Mayor Jim Fairchild, City Manager Jerry Wyatt, Community Development Director Jason Locke, and Recording Secretary Emily Gagner.

Chair Scroggin called the meeting to order at 4:20 p.m.

Planning Fee Methodology for Building Permits:

Mr. Locke reported that this agenda item has to do with the planning fees that are included with building permits, noting most projects are charged a flat \$200 fee regardless of the size and cost of the project. He explained staff is finding for a minimal permit, such as constructing a patio cover, the permit charge is \$60. The City then tacks \$200 on that for the Planning Department review for things such as setbacks. Mr. Locke indicated he would like to set the planning fees on a graduated system so the more the value of the permit, the more the applicant would pay for the planning fee. Mr. Locke reviewed his proposal that for anything valued less than \$100,000 there would be a flat \$50 fee and anything over that would be a charge of .015% of the project valuation not to exceed \$5,000. Mr. Locke stated it is a fairness issue, and it should be revenue neutral.

Mr. Marshall stated he would like to see other city's fees to see where we would compare, adding he doesn't want Dallas to be far lower than most cities. The consensus of the Committee was to bring the comparables to the full Council.

Limited Indoor Advertising at the Dallas Aquatic Center:

Mr. Locke indicated that he has been looking not only at reducing operational costs at the Aquatic Center, but also generating new sources of revenue. He reviewed his proposal to allow ten 6' x 8' advertising spots along the south wall of the Aquatic Center. Mr. Locke stated it would be a simple program to administer; the City would set the basic standards, put the banners up and let the advertising revenue roll in. The consensus of the Committee was that there were no serious objections to the concept. There was some discussion about the ability to restrict advertising to not allow advertising from places like bars. Mr. Locke explained that the City can say if you do not permit minors on premises at all, that is a non-discretionary standard to refuse advertising. He added this has been discussed with the City Attorney.

Mr. Locke reviewed the proposed rates. Mr. Shein requested staff do further research to find what other facilities charge so we don't charge too little.

Façade Improvement Grant Proposal:

Mr. Locke explained that staff has been discussing for a while the idea of a façade grant program to complement the existing façade loan program. The program would provide for a grant match for qualified façade improvements, such as painting, up to \$2,000. Mr. Voves asked where the grant money comes from. Mr. Locke explained it is defederalized CDBG money from a long time

1 ago. We have \$160,000 in façade loans out and \$90,000 cash on hand. He noted the City recently
2 was awarded \$400,000 in a housing rehab grant, which at some point will also be defederalized,
3 which we will then be able to use. Mr. Locke indicated he is proposing a pilot project allocating
4 \$10,000 for grants and see how that works. He stated staff will actively seek applicants based on
5 what they see downtown.

6 Mr. Locke reported he will bring this program to the Council for approval. He noted he will be
7 proposing to make changes to the commercial loan program as well, as some of the terms of the
8 current program are not conducive to getting people to take loans out or pay them back in a timely
9 manner.

10 **Community Development Director's Report:**

11 Mr. Locke commented that the Code Enforcement responsibility has been transferred from the Po-
12 lice Department to the Community Development Department, effective last week. He added this
13 change will provide a much more cohesive way to approach code issues.

14 Mr. Locke stated the building permit fees are kicking in the annual adjustment on July 1 and they
15 will be going up 2.8%. The residential market is still not great, but numbers are up for smaller
16 remodels. Mr. Locke added commercial activity is up right now, and revenue is on track with last
17 year.

18 Mr. Locke reported that the mechanical contractors are working at the Aquatic Center doing the
19 rough-in work for the HVAC and boiler systems upgrades. The control contractors are also in
20 there working. He explained the Aquatic Center will close for 10 days in the first week of June to
21 complete the energy efficiency upgrades. He added the solar contractor should be there to punch a
22 hole in the roof next week and will be installing the solar panels shortly after that. Mr. Locke an-
23 nounced the incentive for the project has been increased another \$7,000, so our rebate will be over
24 \$150,000.

25 **Other:**

26 There was no other business and the meeting was adjourned at 5:01 p.m.

MEETING AGENDA

BUILDING AND GROUNDS COMMITTEE

Monday, April 27, 2009

4:00 p.m.

Wes Scroggin, Chair
Kevin Marshall
David Shein
David Voves

1. Planning Fee Methodology for Building Permits
2. Limited Indoor Advertising at the Dallas Aquatic Center
3. Façade Improvement Grant Proposal
4. Community Development Director's Report
5. Other
6. Adjourn



Community Development Department

Memo

To: Buildings and Grounds Subcommittee
From: Jason Locke, Community Development Director
Date: April 20, 2009
Re: Planning Fee included with Building Permits

The City currently charges \$200.00 on most building permits to cover the cost of review by planning staff for things like setbacks, parking, etc. It has been discussed within the department as to whether a flat fee is fair and reflective of the actual cost for time involved in the review.

For instance, a simple plan review for a deck may result in a \$100 building permit fee and a \$200 planning fee. The planner may only spend 15 minutes reviewing the project. On the other end of the spectrum, a major multi-family project may result in a \$20,000 building permit fee and a \$200 planning fee where multiple planning staff spend many hours on the review.

Therefore, we are proposing that the committee entertain a graduated planning fee that is truly reflective of time spent and project complexity, to be based on valuation of the project.

Value less than \$100,000 \$50 planning fee (most decks, small remodels, etc)

Value > \$100,000 .015% of the valuation not to exceed \$5000

A \$250,000 project would result in a **\$375** planning fee.

A \$1,000,000 project would result in a **\$1500** planning fee.

A new resolution will be prepared for Council adoption if approved by the committee.



Community Development Department

Memo

To: Buildings and Grounds Subcommittee
From: Jason Locke, Community Development Director
Date: April 20, 2009
Re: Limited Indoor advertising at the Aquatic Center

The City has had a longstanding policy of not allowing indoor advertising at the Dallas Aquatic Center, with the exception of the scoreboard installed 2 years ago. Given the current fiscal circumstances, and the desire to further reduce subsidies at the Aquatic Center, we are proposing to allow ten (10) 6'x8' advertising spots along the south wall of the Aquatic Center. These spots would be improved to accommodate a professionally designed banner. We have had inquiries about this in the past, and believe we could market these advertising spaces effectively.

We would need to do some research regarding rates, but as a baseline we think \$100/mo or a full year for \$1000 would be reasonable given that we have 10,000+ people a month using the facility.

We would also draft up program guidelines, marketing materials, and contracts that ensure that the city's interests are protected.

If the committee approves, we would develop the appropriate information and present it to the City Council for approval.



Community Development Department

Memo

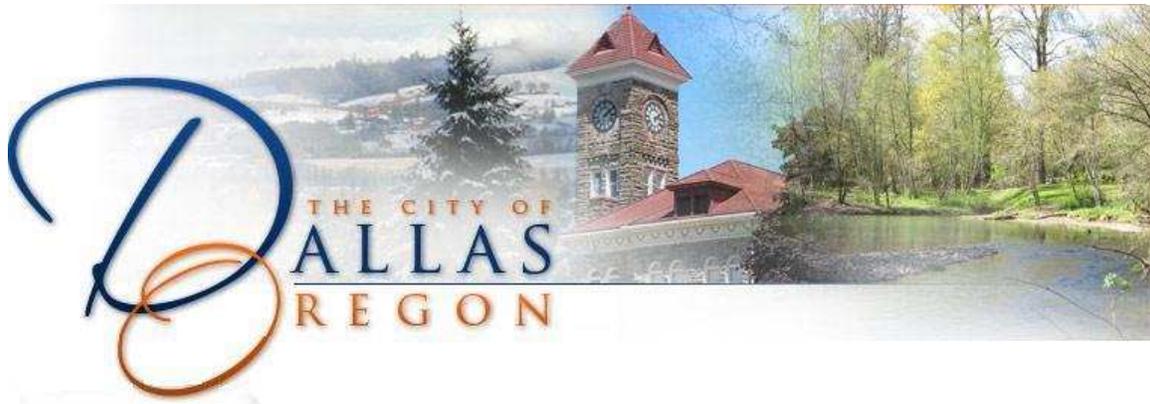
To: Buildings and Grounds Subcommittee
From: Jason Locke, Community Development Director
Date: April 20, 2009
Re: Façade Improvement Grant Proposal

Staff is proposing that we utilize some of the funds currently earmarked for the existing Façade Loan program to start a limited Façade Improvement Grant program. The proposal was reviewed by the Economic Development Commission and we have received no negative feedback.

The Façade Grant program would initially provide \$10,000 for matching grants (not to exceed \$2,000 per project) for specified improvements. This would allow for the funding of at least 5 façade improvement projects. Then, depending on the success of the program, we could provide additional grants as funds allow.

After review by the Committee, we would bring this matter to the City Council for approval.

Attached please find the Program materials.



Façade Improvement Grant Program

Purpose:

The City of Dallas has implemented a Façade Improvement Grant Program to:

1. Enhance the exterior condition of businesses in the Central Business District (CBT) as defined by the City of Dallas Development Code.
2. Restore the historic character of buildings within the district.
3. Improve private assets in the Central Business District by revitalizing the distinctiveness and integrity of downtown structures.

Eligible Improvements:

1. Awnings appropriate for the façade improvement and architecture.
2. Exterior painting that it is consistent with other downtown buildings.
3. Non-internally illuminating signs that are compatible with other buildings on the block and that conform to the standards of the Development Code and Sign Code.
4. Exterior masonry repair.
5. Repair to exterior facades (front, rear & side facades are eligible).
6. Repair or replacement to cornices, doors, windows, decorative detail, awnings, window display lighting.
7. Exterior lighting
8. Landscaping features (e.g. window boxes or planters)
9. Bike racks or benches
10. Removal of barriers to access for people with disabilities

Ineligible Projects:

1. Interior improvements
2. Roofing and paving
3. Sign removal, replacement or repair
4. Structural improvements
5. Security measures (i.e. gates, security systems)
6. Loading docks or parking entrances
7. Removal of architecturally important features

Application Process:

In order to receive a Façade Improvement Grant the building owner, or tenant approved by the building owner, shall complete all of the following:

1. Review the program guidelines.
2. Complete and submit a Façade Improvement Grant Application form.
3. Submit a summary of proposed improvements which should include photographs of existing conditions and a written description of proposed improvements.
4. Submit a specific description of each part of the proposed improvements (paint color, material type, etc.) including cost estimates for the proposed improvements. Bids must be provided if the work is being done by a contractor.

Conditions of Approval:

Design review will be performed by the City of Dallas. Façade Grant applications will be reviewed on a first-come, first-served basis. Approval will be contingent upon available funds. The following criteria must be met:

1. Improvements must be on property within the Central Business District.
2. Improvements must conform to the standards of City of Dallas Development Code requirements for the Central Business District zoning district.
3. Properties must be up to date on all municipal taxes.
4. Conditions of Approval may be developed by the City of Dallas and shall be attached to the application.
5. Funding is limited to one grant per business/storefront, per 24 month period.

Approval Procedures:

1. Upon receipt of all application materials described above, City Staff will review the application and make recommendations to the City of Dallas Commercial Development Team committee.

2. The board will then make a decision based upon the character of the proposed design and its compliance with the code standards of the CBD. The City of Dallas may develop Conditions of Approval which shall be attached to the Grant Approval Agreement.
3. If approved, City staff will contact the applicant and construction may begin after the Grant Approval Agreement is signed by the applicant. If not approved, the City of Dallas will provide a written explanation for rejection. The City of Dallas may also include recommendations for steps that may be taken to receive approval.
4. Successful applicants must sign the Façade Improvement Grant Approval Agreement.

Payment Procedures:

Construction may begin only after the application is approved by the City of Dallas. Any work done prior to formal approval, will not be eligible for grant reimbursement.

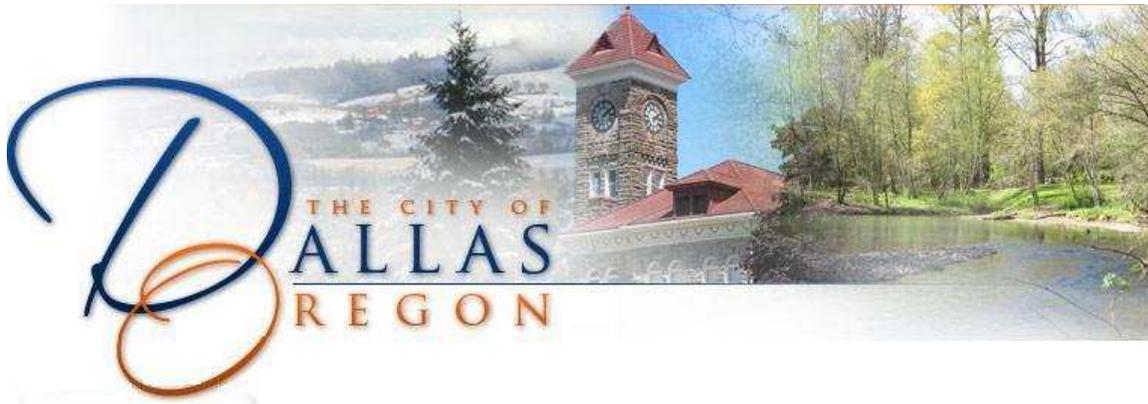
Grants will be issued only after construction is complete. Projects must be complete within twelve (12) months of approval. Upon completion of a project, city staff must be contacted for a site inspection. If the inspector finds that the project complies with all standards and conditions above and with the pre-approved plans submitted with the application, the City shall provide funding for up to fifty percent (50%) of the total cost of the project, not to exceed \$2,000. For example, a grant could be used to pay \$2,000 of a project costing \$4,000 or more.

If a contractor was used, a written invoice must be provided to the city before funds will be granted. If a contractor was not used, receipts must be provided to the City Staff before a reimbursement will be issued. Only materials may be reimbursed for projects that do not use a contractor. Receipts and invoices must be accompanied by proof of payment (i.e. cancelled checks). Funds shall then be dispersed within thirty (30) days from the date of invoice receipt.

Further Information:

It is recommended that the applicant discuss their project with City staff prior to submitting an application. Questions and applications will be accepted at;

City of Dallas
Community Development Department
187 SE Court St.
Dallas, OR 97338
503-831-3571



City of Dallas Façade Improvement Grant Program
Application

Date Application Submitted _____

Applicant Information:

Company _____

Address _____

Address of Subject Property _____

Assessor Tax Lot Number _____

Contact Person _____ Email Address _____

Phone Number _____ Fax Number _____

Building Owner

Tenant

Building Owner Information (if different from applicant):

Contact Person _____

Contact Address _____

Email Address _____ Phone Number _____

Fax Number _____

Owner is aware of the application

Owner has endorsed the application

I have reviewed the following document(s), as it pertains to my application:

- City of Dallas Sign Code
- City of Dallas Development Code

Please submit the following information with your application:

- Photographs clearly showing existing conditions of the building to be improved;
- A written description of the proposed work;
- Drawings or sketches showing the proposed improvements on the building and placement of other features around the building, if applicable; Exact samples of paint, colors and materials (please attach);
- A cost estimate from a contractor (if used), including contact information for the contractor (please attach);
- Written consent from the property owner, if owner is different from applicant.

Project Start Date _____

Expected Completion Date _____

Total Estimated Cost of Project _____

Grant Amount Requested _____

I agree that the information provided above and within is accurate and correct to the best of my knowledge. I also assure that my person and business are in compliance with all laws, ordinances, rules and regulations of the State of Oregon and the City of Dallas.

Signature of Applicant _____

Property Owner Consent Form:

I, _____ (“Property Owner”), certify that I own the property located at _____ (“Address”) in Dallas, Oregon and that I have reviewed the application by _____ (“Applicant”) for participation in the City of Dallas Façade Improvement Grant Program. I understand that the proposal includes the following changes and/or enhancements to my building:

I fully support this application and further certify that the Applicant holds a valid lease for _____ months, expiring on _____.

Date Signature of Property Owner

Printed Name of Property Owner

Mailing Address of Property Owner

Telephone Number of Property Owner

Return to:

City of Dallas
Community Development Department
187 SE Court Street
Dallas, OR 97338
503-831-3571

Members Present: Chair David Voves, Kevin Marshall, Wes Scroggin, and David Shein.

Also Present: Mayor Jim Fairchild, City Manager Jerry Wyatt, Public Works Director Fred Braun, Community Development Director Jason Locke, and Recording Secretary Emily Gagner.

Chair David Voves called the meeting to order at 4:02 p.m.

Water Service for Multi-Family or Mobile Home Parks

Mr. Braun explained the current Resolution establishing fees for water is ambiguous regarding fees and how they are charged for multi-family areas such as mobile home parks. He stated staff will be revising the Resolution to remove the ambiguity.

Public Works Director's Report

Mr. Braun reported that the City crews will begin work next month on the water line replacement on Stump Street from Ash to Oakdale. He stated the water crews will be installing the flashboards soon, noting there is still plenty of spill over Mercer Dam spillway. Mr. Braun advised the Park crew will begin staffing the Parks on the weekends for their normal summer schedule.

Mr. Braun reported that over the weekend the Parks experienced vandalism. The restrooms at the City Park were hit hard, and a tree was ripped apart at the skate park and will need to be replaced. Mr. Braun indicated he is working on stimulus project applications. He explained the \$340,000 for overlays does have strings attached; it can only be used for major collectors and arterials.

Other

Mr. Scroggin stated he recently went to the dog park and it is a great park. He noted while he was there some little dogs escaped under the fence, and he recommended staff fill in the space under the fence. Mr. Scroggin commented that the dog park is located on prime creek side property, which the City should look at possibly selling some day. Mr. Wyatt noted there are issues with the lot having a lot of fill on it, and there are floodway issues. He did add the dog park could be moved in the future.

Mr. Wyatt reported that the Birch Park improvements are completed, and had over 20 children playing on it the first day it was up. He added Gala Park will be completed soon.

Mr. Wyatt advised that the City is having a lot of trouble with the kids at the Skate Park using foul language, throwing trash, and using the area as a fight club. He stated he will bring a report to the Council and may recommend closing the skate park for a week to get the kids' attention.

Mr. Wyatt reported he received a letter from a resident asking for us to change the rules to allow electric motors on Mercer Reservoir. He stated staff is not recommending we change that. Mr. Braun explained there is concern that boaters could run into the log booms and damage their boats or the log booms.

There was no other business and the meeting was adjourned at 4:20 p.m.

MEETING AGENDA

PUBLIC WORKS COMMITTEE

Monday, April 27, 2009

4:00 p.m.

David Voves, Chair
Kevin Marshall
Wes Scroggin
David Shein

1. Water Service for Multi-Family or Mobile Home Parks
2. Public Works Director's Report
3. Other
4. Adjourn

DALLAS CITY COUNCIL REPORT

TO: MAYOR JIM FAIRCHILD AND CITY COUNCIL

| | | |
|---------------------------------|-------------------------------------|---|
| <i>City of Dallas</i> | Agenda Item No. 7 b | Topic: Planning Fee on Building permits |
| Prepared By: Jason Locke | Meeting Date: May 4, 2009 | Attachments: Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> |
| Approved By: Jerry Wyatt | | |

RECOMMENDED ACTION: Direct the City Attorney to prepare a resolution adopting the Community Development planning fee to equal .0015% of the value of the project on all building permits with a \$50.00 minimum fee.

BACKGROUND: The Community Development Department currently charges a \$200 fee for planning review of certain building permits, regardless of the size or complexity of the project. In some cases, the fee far exceeds the cost of the building permit itself.

The current proposal was reviewed by the Buildings and Grounds subcommittee (please see the minutes and agenda report), and they recommended moving the issue to the Council.

We have prepared 3 spreadsheets showing:

- 1) The actual revenue from the 1st 4 months of the year
- 2) The potential revenue with .0015% of value with a \$50.00 minimum, no maximum
- 3) The potential revenue with .0015% of value over \$100,000 or a \$50.00 minimum, no maximum

As directed by the subcommittee, staff has also done some research on other jurisdictions, and there appears to be no common methodology. Salem charges a % of the project valuation for commercial only, Corvallis charges 33% of the plan review fee, Albany charges \$50/hr, Woodburn charges a \$150.00 base fee + \$1.50/\$1000 valuation.

Staff is recommending adoption of 2.

FISCAL IMPACT:

We anticipate that revenue will increase by 50% - 100% over current levels if the proposal is adopted.

ATTACHMENTS:

- 1) 3 spreadsheet

City of Dallas

187 SE Court St.
Dallas, Oregon 97338

2009 BUILDING PERMITS-Including Planning Fee of \$200

| M | D | OWNER NAME | # | DIR | STREET NAME | P# | VALUE(\$) | PERMIT FEE | REVIEW | COM DEV FEE | F&L SAFETY | STATE 12% | TOTAL FEES | DESCRIPTION |
|---|----|-------------------------------------|------|------|-----------------------|-------|--------------|------------|-----------|-------------|------------|-----------|------------|------------------------------------|
| 1 | 2 | Ellendale Manor | 481 | E | Ellendale Ave | 12582 | 3,759,944 | 12,457.90 | 8,097.64 | 200.00 | 4,983.16 | 1,494.95 | 27,233.65 | 42-Unit Apartment Complex |
| 1 | 12 | Loismae Howard | 1550 | SW | Ellis St | 12583 | 83,661 | 569.28 | 370.03 | 200.00 | | 68.31 | 1,207.62 | New SFR |
| 1 | 22 | Evangelical Bible Church | 1175 | SE | Howe St | 12584 | 1,200 | 60.00 | 39.00 | | | 7.20 | 106.20 | Dry Rot Repair |
| 1 | 23 | Kent Oberg | 700 | NE | Polk Station Rd | 12586 | 5,000 | 68.97 | 44.83 | | | 8.28 | 122.08 | Truss Repair |
| 1 | 28 | Robert & Phyllis Bryant | 350 | NW | Douglas St | 12585 | 4,000 | 60.00 | 39.00 | | | 7.20 | 106.20 | Add water closet |
| 2 | 2 | Marvelle Kaltenbach | 374 | SE | Davis St | 12587 | 21,727 | 221.46 | 143.95 | 200.00 | | 26.58 | 591.99 | Garage |
| 2 | 6 | Shaun & Marie Davis | 278 | SW | Walnut Ave | 12580 | 8,314 | 104.85 | 68.15 | 200.00 | | 12.58 | 385.58 | Garden Shed |
| 2 | 6 | Shaun & Marie Davis | 278 | SW | Walnut Ave | 12588 | 8,572 | 104.85 | 68.15 | | | 12.58 | 185.58 | Enclose existing carport |
| 2 | 9 | PARC Inc. | 240 | SW | Washington St | 12590 | 3,400 | 60.00 | 39.00 | | | 7.20 | 106.20 | Replace cover entry |
| 2 | 10 | Uddin LLC | 430 | Main | Main St Suite A | 12591 | 2,000 | 60.00 | 39.00 | | | 7.20 | 106.20 | Remodel shop space for office |
| 2 | 18 | PARC Inc. | 240 | SW | Washington St | 12592 | 0 | 0.00 | 60.00 | | | 0.00 | 60.00 | Change of occupancy |
| 2 | 23 | Laack Leroy Family Trust | 1573 | SE | Holman Ave | 12594 | 9,200 | 113.82 | 0.00 | | | 13.66 | 127.48 | Re-roof commercial Building |
| 2 | 25 | Eunice L. Bennett | 1246 | Main | Main St | 12593 | 20,821 | 212.49 | 138.12 | | | 25.50 | 376.11 | Demo & rebuild garage |
| 2 | 29 | Keith & Sallie Turnidge | 412 | SE | Needham St | 12595 | 55,000 | 439.07 | 285.40 | 200.00 | | 52.69 | 977.16 | Addition/Remodel SFR |
| 2 | 26 | Les Schwab Tire Center | 121 | Main | Main St | 12589 | 35,200 | 302.21 | 196.44 | 200.00 | | 36.27 | 734.92 | Add 1280 sq ft of storage & screen |
| 3 | 3 | Dallas Head Start | 336 | SW | River Dr | 12596 | 11,216 | 131.76 | 0.00 | | 51.70 | 15.81 | 199.27 | Install new fire alarm system |
| 3 | 3 | Brandon Lime | 1161 | SW | Sequoia Ln | 12599 | 10,500 | 122.79 | 79.81 | | | 14.73 | 217.33 | Interior remodel to SFR |
| 3 | 4 | Virgil and Donna Lee | 898 | SE | Azalea Ave | 12600 | 38,732 | 342.59 | 222.68 | 200.00 | | 41.11 | 806.38 | Addition to SFR |
| 3 | 5 | Jasper Crossing LLC | 210 | W | Ellendale Ave | 12601 | 6,820 | 86.91 | 56.49 | | | 10.43 | 153.83 | Build tenant demising wall |
| 3 | 3 | Dave Powell - Hawthorne Enterprises | 310 | NE | Kings Valley Hwy | 12598 | 6,789 | 86.91 | 56.49 | | | 10.43 | 153.83 | Replace carport |
| 3 | 11 | Fred and Janice VanCleave | 325 | NW | Douglas St | 12605 | 5,000 | 68.97 | 44.83 | | | 8.28 | 122.08 | Bathroom Expansion |
| 3 | 12 | City of Dallas | 536 | SE | Mill St | 12597 | 5,333 | 77.94 | 50.66 | | | 9.35 | 137.95 | Replace 13 columns-existing bldg |
| 3 | 13 | Ellendale Manor | 481 | E | Ellendale Ave | 12607 | 91,000 | 600.71 | 390.46 | | | 72.09 | 1,063.26 | Install 13R Fire Supp System |
| 3 | 13 | Comfort Homes | 1160 | SW | Linden Ln | 12606 | 288,282 | 1,347.98 | 876.19 | 200.00 | | 161.76 | 2,585.93 | New SFR |
| 3 | 17 | McDonald's Real Estate Co | 227 | E | Ellendale Ave | 12602 | 400 | 60.00 | 39.00 | | | 7.20 | 106.20 | Mod Ansul Wet Chem System |
| 3 | 18 | Brian C Canfield | 271 | NW | Card St | 12604 | 33,406 | 308.94 | 200.81 | 200.00 | | 37.07 | 746.82 | Addition to SFR |
| 3 | 19 | Baldumar R Torres | 1015 | SE | Monmouth Cutoff Rd | 12609 | 10,863 | 122.79 | 79.81 | | | 14.73 | 217.33 | Replace Acc. Building |
| 3 | 19 | Satin Salehi | 1133 | SW | Maple St. | 12610 | 150,508 | 828.12 | 538.28 | 200.00 | | 99.37 | 1,665.77 | New SFR |
| 3 | 23 | Jasper Crossing LLC | 210 | W | Ellendale Ave #104 | 12611 | 132,000 | 760.80 | 494.52 | | | 91.30 | 1,346.62 | Tenant Improvement |
| 3 | 26 | Steven Seals | 1556 | SW | Stump St. | 12613 | 55,440 | 443.56 | 288.31 | | | 53.23 | 785.10 | Repair Fire Damage |
| 3 | 27 | Rodney Shepard | 219 | NW | Reed Ln | 12614 | 14,484 | 158.67 | 103.14 | 200.00 | | 19.04 | 480.85 | 16 X 24 Shop |
| 3 | 31 | DMRC | 360 | W | Ellendale Ave unit 42 | 12615 | 3,696 | 60.00 | 39.00 | | | 7.20 | 106.20 | Patio cover |
| 4 | 1 | Loren Faxon | 394 | Main | Main | 12616 | 10,000 | 113.82 | 73.98 | | | 13.66 | 201.46 | Facade Improvement |
| 4 | 3 | Lon Kinzie | 1670 | SE | Holman Ave | 12617 | 46,530 | 396.43 | 257.68 | 200.00 | | 47.57 | 901.68 | Storage building |
| 4 | 7 | Devin Morrison | 1529 | SW | Stump St. | 12619 | 16,512 | 176.61 | 114.80 | | | 21.19 | 312.60 | Interior remodel to SFR |
| 4 | 10 | Marilynn Brateng | 1163 | SE | Lewis St. | 12622 | 22,000 | 221.46 | 143.95 | | | 26.58 | 391.99 | Remodel SFR |
| 4 | 14 | Ellendale Manor | 481 | E | Ellendale Ave. | 12603 | 10,000 | 113.82 | 0.00 | | 45.53 | 13.66 | 173.01 | Fire alarm system |
| 4 | 15 | Jayson D Greer | 687 | SE | Rosewood Ln | 12620 | 101,848 | 656.08 | 426.45 | 200.00 | | 78.73 | 1,361.26 | Addition to SFR |
| 4 | 15 | Hove Family Trust | 544 | SE | Miffin St. | 12621 | 5,705 | 77.94 | 50.66 | 200.00 | | 9.35 | 337.95 | Covered Patio |
| 4 | 17 | Mid-Valley Rehabilitation | 367 | SE | Davis Ct | 12618 | 19,448 | 203.52 | 132.29 | | | 24.42 | 360.23 | ADA remodel/Use SFR to SR3 |
| 4 | 28 | Mid-Valley Rehabilitation | 473 | NE | Fern Ave | 12623 | 11,724 | 131.76 | 85.64 | 200.00 | | 15.81 | 433.21 | ADA remodel/Use SFR to SR3 |
| | | | | | | | 5,126,275.47 | 22,535.78 | 14,474.64 | 3,000.00 | 5,080.39 | 2,704.30 | 47,795.11 | |

City of Dallas

187 SE Court St.
Dallas, Oregon 97338

2009 BUILDING PERMITS-Including Planning Fee of .0015% of Value on All - \$50 Minimum Fee

| M | D | OWNER NAME | # | DIR | STREET NAME | P# | VALUE(\$) | PERMIT | REVIEW | COM DEV FEE | F&L SAFETY | STATE 12% | TOTAL \$ | DESCRIPTION |
|---|----|-------------------------------------|------|-----|-----------------------|-------|--------------|-----------|-----------|----------------|---------------|-----------|-----------|------------------------------------|
| 1 | 2 | Ellendale Manor | 481 | E | Ellendale Ave | 12582 | 3,759,944 | 12,457.90 | 8,097.64 | 5,639.92 | 4,983.16 | 1,494.95 | 32,673.57 | 42-Unit Apartment Complex |
| 1 | 12 | Loismae Howard | 1550 | SW | Ellis St | 12583 | 83,661 | 569.28 | 370.03 | 125.49 | | 68.31 | 1,133.11 | New SFR |
| 1 | 22 | Evangelical Bible Church | 1175 | SE | Howe St | 12584 | 1,200 | 60.00 | 39.00 | 50.00 | | 7.20 | 156.20 | Dry Rot Repair |
| 1 | 23 | Kent Oberg | 700 | NE | Polk Station Rd | 12586 | 5,000 | 68.97 | 44.83 | 50.00 | | 8.28 | 172.08 | Truss Repair |
| 1 | 28 | Robert & Phyllis Bryant | 350 | NW | Douglas St | 12585 | 4,000 | 60.00 | 39.00 | 50.00 | | 7.20 | 156.20 | Add water closet |
| 2 | 2 | Marvelle Kaltenbach | 374 | SE | Davis St | 12587 | 21,727 | 221.46 | 143.95 | 50.00 | | 26.58 | 441.99 | Garage |
| 2 | 6 | Shaun & Marie Davis | 278 | SW | Walnut Ave | 12580 | 8,314 | 104.85 | 68.15 | 50.00 | | 12.58 | 235.58 | Garden Shed |
| 2 | 6 | Shaun & Marie Davis | 278 | SW | Walnut Ave | 12588 | 8,572 | 104.85 | 68.15 | 50.00 | | 12.58 | 235.58 | Enclose existing carport |
| 2 | 9 | PARC Inc. | 240 | SW | Washington St | 12590 | 3,400 | 60.00 | 39.00 | 50.00 | | 7.20 | 156.20 | Replace cover entry |
| 2 | 10 | Uddin LLC | 430 | | Main St Suite A | 12591 | 2,000 | 60.00 | 39.00 | 50.00 | | 7.20 | 156.20 | Remodel shop space for office |
| 2 | 18 | PARC Inc. | 240 | SW | Washington St | 12592 | 0 | 0.00 | 60.00 | 50.00 | | 0.00 | 110.00 | Change of occupancy |
| 2 | 23 | Laack Leroy Family Trust | 1573 | SE | Holman Ave | 12594 | 9,200 | 113.82 | 0.00 | 50.00 | | 13.66 | 177.48 | Re-roof commercial Building |
| 2 | 25 | Eunice L. Bennett | 1246 | | Main St | 12593 | 20,821 | 212.49 | 138.12 | 50.00 | | 25.50 | 426.11 | Demo & rebuild garage |
| 2 | 29 | Keith & Sallie Turnidge | 412 | SE | Needham St | 12595 | 55,000 | 439.07 | 285.40 | 82.50 | | 52.69 | 859.66 | Addition/Remodel SFR |
| 2 | 26 | Les Schwab Tire Center | 121 | | Main St | 12589 | 35,200 | 302.21 | 196.44 | 52.80 | | 36.27 | 587.72 | Add 1280 sq ft of storage & screen |
| 3 | 3 | Dallas Head Start | 336 | SW | River Dr | 12596 | 11,216 | 131.76 | 0.00 | 50.00 | 51.70 | 15.81 | 249.27 | Install new fire alarm system |
| 3 | 3 | Brandon Lime | 1161 | SW | Sequoia Ln | 12599 | 10,500 | 122.79 | 79.81 | 50.00 | | 14.73 | 267.33 | Interior remodel to SFR |
| 3 | 4 | Virgil and Donna Lee | 898 | SE | Azalea Ave | 12600 | 38,732 | 342.59 | 222.68 | 58.10 | | 41.11 | 664.48 | Addition to SFR |
| 3 | 5 | Jasper Crossing LLC | 210 | W | Ellendale Ave | 12601 | 6,820 | 86.91 | 56.49 | 50.00 | | 10.43 | 203.83 | Build tenant demising wall |
| 3 | 3 | Dave Powell - Hawthorne Enterprises | 310 | NE | Kings Valley Hwy | 12598 | 6,789 | 86.91 | 56.49 | 50.00 | | 10.43 | 203.83 | Replace carport |
| 3 | 11 | Fred and Janice VanCleave | 325 | NW | Douglas St | 12605 | 5,000 | 68.97 | 44.83 | 50.00 | | 8.28 | 172.08 | Bathroom Expansion |
| 3 | 12 | City of Dallas | 536 | SE | Mill St | 12597 | 5,333 | 77.94 | 50.66 | 50.00 | | 9.35 | 187.95 | Replace 13 columns-existing bldg |
| 3 | 13 | Ellendale Manor | 481 | E | Ellendale Ave | 12607 | 91,000 | 600.71 | 390.46 | 136.50 | | 72.09 | 1,199.76 | Install 13R Fire Supp System |
| 3 | 13 | Comfort Homes | 1160 | SW | Linden Ln | 12606 | 288,282 | 1,347.98 | 876.19 | 432.42 | | 161.76 | 2,818.35 | New SFR |
| 3 | 17 | McDonald's Real Estate Co | 227 | E | Ellendale Ave | 12602 | 400 | 60.00 | 39.00 | 50.00 | | 7.20 | 156.20 | Mod Ansul Wet Chem System |
| 3 | 18 | Brian C Canfield | 271 | NW | Card St | 12604 | 33,406 | 308.94 | 200.81 | 50.11 | | 37.07 | 596.93 | Addition to SFR |
| 3 | 19 | Baldumar R Torres | 1015 | SE | Monmouth Cutoff Rd | 12609 | 10,863 | 122.79 | 79.81 | 50.00 | | 14.73 | 267.33 | Replace Acc. Building |
| 3 | 19 | Satin Salehi | 1133 | SW | Maple St. | 12610 | 150,508 | 828.12 | 538.28 | 225.76 | | 99.37 | 1,691.53 | New SFR |
| 3 | 23 | Jasper Crossing LLC | 210 | W | Ellendale Ave #104 | 12611 | 132,000 | 760.80 | 494.52 | 198.00 | | 91.30 | 1,544.62 | Tenant Improvement |
| 3 | 26 | Steven Seals | 1556 | SW | Stump St. | 12613 | 55,440 | 443.56 | 288.31 | 83.16 | | 53.23 | 868.26 | Repair Fire Damage |
| 3 | 27 | Rodney Shepard | 219 | NW | Reed Ln | 12614 | 14,484 | 158.67 | 103.14 | 50.00 | | 19.04 | 330.85 | 16 X 24 Shop |
| 3 | 31 | DMRC | 360 | W | Ellendale Ave unit 42 | 12615 | 3,696 | 60.00 | 39.00 | 50.00 | | 7.20 | 156.20 | Patio cover |
| 4 | 1 | Loren Faxon | 394 | | Main | 12616 | 10,000 | 113.82 | 73.98 | 50.00 | | 13.66 | 251.46 | Facade Improvement |
| 4 | 3 | Lon Kinzie | 1670 | SE | Holman Ave | 12617 | 46,530 | 396.43 | 257.68 | 69.80 | | 47.57 | 771.48 | Storage building |
| 4 | 7 | Devin Morrison | 1529 | SW | Stump St. | 12619 | 16,512 | 176.61 | 114.80 | 50.00 | | 21.19 | 362.60 | Interior remodel to SFR |
| 4 | 10 | Marilynn Brateng | 1163 | SE | Lewis St. | 12622 | 22,000 | 221.46 | 143.95 | 50.00 | | 26.58 | 441.99 | Addition to SFR |
| 4 | 14 | Ellendale Manor | 481 | E | Ellendale Ave. | 12603 | 10,000 | 113.82 | 0.00 | 50.00 | 45.53 | 13.66 | 223.01 | Fire alarm system |
| 4 | 15 | Jayson D Greer | 687 | SE | Rosewood Ln | 12620 | 101,848 | 656.08 | 426.45 | 152.77 | | 78.73 | 1,314.03 | Addition to SFR |
| 4 | 15 | Hove Family Trust | 544 | SE | Mifflin St. | 12621 | 5,705 | 77.94 | 50.66 | 50.00 | | 9.35 | 187.95 | Covered Patio |
| 4 | 17 | Mid-Valley Rehabilitation | 367 | SE | Davis Ct | 12618 | 19,448 | 203.52 | 132.29 | 50.00 | | 24.42 | 410.23 | ADA remodel/Use SFR to SR3 |
| 4 | 28 | Gary & Margaret Stewart | 473 | NE | Fern Ave | 12623 | 11,724 | 131.76 | 85.64 | 50.00 | | 15.81 | 283.21 | Addition to SFR |
| | | | | | | | 5,126,275.72 | 22,535.78 | 14,474.64 | 8,707.33 | 5,080.39 | 2,704.30 | 53,502.44 | |

City of Dallas

187 SE Court St.
Dallas, Oregon 97338

2009 BUILDING PERMITS-Including Planning Fee of .0015% of Value Over \$100,000 or \$50 Minimum Fee

| M | D | OWNER NAME | # | DIR | STREET NAME | P# | VALUE(\$) | PERMIT | REVIEW | COM DEV FEE | F&L SAFETY | STATE 12% | TOTAL \$ | DESCRIPTION | |
|---|----|-------------------------------------|------|-----|-----------------------|-------|--------------|-----------|-----------|----------------|---------------|--------------|-----------|------------------------------------|-------------------------------|
| 1 | 2 | Ellendale Manor | 481 | E | Ellendale Ave | 12582 | 3,759,944 | 12,457.90 | 8,097.64 | 5,639.92 | 4,983.16 | 1,494.95 | 32,673.57 | 42-Unit Apartment Complex | |
| 1 | 12 | Loismae Howard | 1550 | SW | Ellis St | 12583 | 83,661 | 569.28 | 370.03 | 50.00 | | 68.31 | 1,057.62 | New SFR | |
| 1 | 22 | Evangelical Bible Church | 1175 | SE | Howe St | 12584 | 1,200 | 60.00 | 39.00 | 50.00 | | 7.20 | 156.20 | Dry Rot Repair | |
| 1 | 23 | Kent Oberg | 700 | NE | Polk Station Rd | 12586 | 5,000 | 68.97 | 44.83 | 50.00 | | 8.28 | 172.08 | Truss Repair | |
| 1 | 28 | Robert & Phyllis Bryant | 350 | NW | Douglas St | 12585 | 4,000 | 60.00 | 39.00 | 50.00 | | 7.20 | 156.20 | Add water closet | |
| 2 | 2 | Marvelle Kaltenbach | 374 | SE | Davis St | 12587 | 5 | 21,727 | 221.46 | 143.95 | 50.00 | 26.58 | 441.99 | Garage | |
| 2 | 6 | Shaun & Marie Davis | 278 | SW | Walnut Ave | 12580 | 5 | 8,314 | 104.85 | 68.15 | 50.00 | 12.58 | 235.58 | Garden Shed | |
| 2 | 6 | Shaun & Marie Davis | 278 | SW | Walnut Ave | 12588 | 4 | 8,572 | 104.85 | 68.15 | 50.00 | 12.58 | 235.58 | Enclose existing carport | |
| 2 | 9 | PARC Inc. | 240 | SW | Washington St | 12590 | 7 | 3,400 | 60.00 | 39.00 | 50.00 | 7.20 | 156.20 | Replace cover entry | |
| 2 | 10 | Uddin LLC | 430 | | Main St Suite A | 12591 | 7 | 2,000 | 60.00 | 39.00 | 50.00 | 7.20 | 156.20 | Remodel shop space for office | |
| 2 | 18 | PARC Inc. | 240 | SW | Washington St | 12592 | 7 | 0 | 0.00 | 60.00 | 50.00 | 0.00 | 110.00 | Change of occupancy | |
| 2 | 23 | Laack Leroy Family Trust | 1573 | SE | Holman Ave | 12594 | 7 | 9,200 | 113.82 | 0.00 | 50.00 | 13.66 | 177.48 | Re-roof commercial Building | |
| 2 | 25 | Eunice L. Bennett | 1246 | | Main St | 12593 | 4 | 20,821 | 212.49 | 138.12 | 50.00 | 25.50 | 426.11 | Demo & rebuild garage | |
| 2 | 29 | Keith & Sallie Turnidge | 412 | SE | Needham St | 12595 | 4 | 55,000 | 439.07 | 285.40 | 50.00 | 52.69 | 827.16 | Addition/Remodel SFR | |
| 2 | 26 | Les Schwab Tire Center | 121 | | Main St | 12589 | 7 | 35,200 | 302.21 | 196.44 | 50.00 | 36.27 | 584.92 | Add 1280 sq ft of storage & screen | |
| 3 | 3 | Dallas Head Start | 336 | SW | River Dr | 12596 | 7 | 11,216 | 131.76 | 0.00 | 50.00 | 51.70 | 15.81 | 249.27 | Install new fire alarm system |
| 3 | 3 | Brandon Lime | 1161 | SW | Sequoia Ln | 12599 | 4 | 10,500 | 122.79 | 79.81 | 50.00 | 14.73 | 267.33 | Interior remodel to SFR | |
| 3 | 4 | Virgil and Donna Lee | 898 | SE | Azalea Ave | 12600 | 4 | 38,732 | 342.59 | 222.68 | 50.00 | 41.11 | 656.38 | Addition to SFR | |
| 3 | 5 | Jasper Crossing LLC | 210 | W | Ellendale Ave | 12601 | 7 | 6,820 | 86.91 | 56.49 | 50.00 | 10.43 | 203.83 | Build tenant demising wall | |
| 3 | 3 | Dave Powell - Hawthorne Enterprises | 310 | NE | Kings Valley Hwy | 12598 | 4 | 6,789 | 86.91 | 56.49 | 50.00 | 10.43 | 203.83 | Replace carport | |
| 3 | 11 | Fred and Janice VanCleave | 325 | NW | Douglas St | 12605 | 4 | 5,000 | 68.97 | 44.83 | 50.00 | 8.28 | 172.08 | Bathroom Expansion | |
| 3 | 12 | City of Dallas | 536 | SE | Mill St | 12597 | 10 | 5,333 | 77.94 | 50.66 | 50.00 | 9.35 | 187.95 | Replace 13 columns-existing bldg | |
| 3 | 13 | Ellendale Manor | 481 | E | Ellendale Ave | 12607 | 7 | 91,000 | 600.71 | 390.46 | 50.00 | 72.09 | 1,113.26 | Install 13R Fire Supp System | |
| 3 | 13 | Comfort Homes | 1160 | SW | Linden Ln | 12606 | 1 | 288,282 | 1,347.98 | 876.19 | 432.42 | 161.76 | 2,818.35 | New SFR | |
| 3 | 17 | McDonald's Real Estate Co | 227 | E | Ellendale Ave | 12602 | 7 | 400 | 60.00 | 39.00 | 50.00 | 7.20 | 156.20 | Mod Ansul Wet Chem System | |
| 3 | 18 | Brian C Canfield | 271 | NW | Card St | 12604 | 4 | 33,406 | 308.94 | 200.81 | 50.00 | 37.07 | 596.82 | Addition to SFR | |
| 3 | 19 | Baldumar R Torres | 1015 | SE | Monmouth Cutoff Rd | 12609 | 5 | 10,863 | 122.79 | 79.81 | 50.00 | 14.73 | 267.33 | Replace Acc. Building | |
| 3 | 19 | Satin Salehi | 1133 | SW | Maple St. | 12610 | 1 | 150,508 | 828.12 | 538.28 | 225.76 | 99.37 | 1,691.53 | New SFR | |
| 3 | 23 | Jasper Crossing LLC | 210 | W | Ellendale Ave #104 | 12611 | 7 | 132,000 | 760.80 | 494.52 | 198.00 | 91.30 | 1,544.62 | Tenant Improvement | |
| 3 | 26 | Steven Seals | 1556 | SW | Stump St. | 12613 | 4 | 55,440 | 443.56 | 288.31 | 50.00 | 53.23 | 835.10 | Repair Fire Damage | |
| 3 | 27 | Rodney Shepard | 219 | NW | Reed Ln | 12614 | 5 | 14,484 | 158.67 | 103.14 | 50.00 | 19.04 | 330.85 | 16 X 24 Shop | |
| 3 | 31 | DMRC | 360 | W | Ellendale Ave unit 42 | 12615 | 7 | 3,696 | 60.00 | 39.00 | 50.00 | 7.20 | 156.20 | Patio cover | |
| 4 | 1 | Loren Faxon | 394 | | Main | 12616 | 7 | 10,000 | 113.82 | 73.98 | 50.00 | 13.66 | 251.46 | Facade Improvement | |
| 4 | 3 | Lon Kinzie | 1670 | SE | Holman Ave | 12617 | 8 | 46,530 | 396.43 | 257.68 | 50.00 | 47.57 | 751.68 | Storage building | |
| 4 | 7 | Devin Morrison | 1529 | SW | Stump St. | 12619 | 4 | 16,512 | 176.61 | 114.80 | 50.00 | 21.19 | 362.60 | Interior remodel to SFR | |
| 4 | 10 | Marilynn Brateng | 1163 | SE | Lewis St. | 12622 | 4 | 22,000 | 221.46 | 143.95 | 50.00 | 26.58 | 441.99 | Addition to SFR | |
| 4 | 14 | Ellendale Manor | 481 | E | Ellendale Ave. | 12603 | 7 | 10,000 | 113.82 | 0.00 | 50.00 | 45.53 | 13.66 | 223.01 | Fire alarm system |
| 4 | 15 | Jayson D Greer | 687 | SE | Rosewood Ln | 12620 | 4 | 101,848 | 656.08 | 426.45 | 152.77 | 78.73 | 1,314.03 | Addition to SFR | |
| 4 | 15 | Hove Family Trust | 544 | SE | Miffin St. | 12621 | 4 | 5,705 | 77.94 | 50.66 | 50.00 | 9.35 | 187.95 | Covered Patio | |
| 4 | 17 | Mid-Valley Rehabilitation | 367 | SE | Davis Ct | 12618 | 7 | 19,448 | 203.52 | 132.29 | 50.00 | 24.42 | 410.23 | ADA remodel/Use SFR to SR3 | |
| 4 | 28 | Gary & Margaret Stewart | 473 | NE | Fern Ave | 12623 | 4 | 11,724 | 131.76 | 85.64 | 50.00 | 15.81 | 283.21 | Addition to SFR | |
| | | | | | | | 5,126,275.72 | 22,535.78 | 14,474.64 | 8,448.87 | 5,080.39 | 2,704.30 | 53,243.98 | | |