



# City of Rockaway Beach

## City Council Meeting Minutes

---

**Date:** Wednesday, June 8, 2022

**Time:** 6:00 P.M.

**Location:** Rockaway Beach City Hall, 276 HWY 101 -Civic Facility

**Zoom Link:**

<https://us06web.zoom.us/j/84372483144?pwd=REprRStvZFhLL3pPVkFxNjJYNXIMQT09>

Meeting ID: 843 7248 3144

Passcode: 262968

**CALL TO ORDER** – Susan J Wilson, Mayor

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

[Mayor - Sue Wilson: Present](#)

[Position #3 - Kristine Hayes: Present](#)

[Position #4 - Terry Walhood: Present](#)

[Position #1 - Mary McGinnis: Present](#)

[Position #5 - Penelope Cheek: Present](#)

[Position #2 - Tom Martine: Present](#)

**CONSENT AGENDA**

Walhood made a motion, seconded by Martine to approve the May 11, 2022, Minutes and May 2022 Check Register: Motioned Carried.

[Position #4 - Terry Walhood: Motion](#)

[Position #2 - Tom Martine: 2nd](#)

[Position #3 - Kristine Hayes: Approve](#)

[Position #4 - Terry Walhood: Approve](#)

[Position #1 - Mary McGinnis: Approve](#)

[Position #5 - Penelope Cheek: Approve](#)

[Position #2 - Tom Martine: Approve](#)

**CITIZEN INPUT ON NON-AGENDA ITEMS**

Daniel Howlett 132 N. Grayling St. provided input on the city purchasing the watershed.

**PRESENTATIONS, GUESTS & ANNOUNCEMENTS**

**STAFF REPORTS**

Chief Todd Hesse talked about calls during the month of May. Hesse spoke on training updates within the department. The EMT class is completed, he mentioned the department is looking at holding an EMT Advance course and hosting the class by next Fall. Hesse stated that there is an Apparatus Operator Officer

Development program going on right now with two firefighters in the program and the class is going well. Hesse stated the Emergency Preparedness Program has started again with the assistance of Letty Buchanan, as of right now there are 20 plus volunteers and gaining more soon. There will be a booth out on the 1<sup>st</sup>- 4<sup>th</sup> of July, the group will be handing out fliers and playing games. Hesse talked about getting a new fire engine and what the procedure is going to look like and about how long the process of building a new engine is going to take, Hesse stated that he will bring more information to the next City Council meeting in July.

Under Sheriff Kelly spoke about call volume for the month of May. Kelly stated that he is going to bring the radar reader to Rockaway for at least a month and during the daytime only, at night it will be taken down and put in the parking lot by the Fire Department. The Rader will be found on South 2<sup>nd</sup> & Hwy 101. Kelly Introduced Kevin Gorgan who will be the new deputy for the City of Rockaway Beach.

Public Works Superintendent Dan Emerson discussed what the department focused on for the month of May. Emerson stated that Public Works contacted concerned citizens about a speed bump being installed on South 2<sup>nd</sup>, after discussion they decided to install a caution sign to slow vehicles down. Public Works contacted ODOT to request a traffic study to be conducted on Hwy 101 through Rockaway, ODOT is nine months out before a study can be conducted. Emerson spoke about the install of water service with a drinking fountain at the Boardwalk. With instillation of the water source Park, public works will be able to steam clean the board walk. Emerson talked about building maintenance at the Community Center, the plan is to replace existing doors and siding and fixing damaged areas first, then add the paint, gutters and lights this summer, the roof is going to be held off until Emerson can get a better look at problems that are unseen. Emerson mentioned that a lot of the old furniture that was inside of the building was thrown out and then the building was cleaned well.

City Manager Luke Shepard spoke about the work that is being done to get ready for the 4<sup>th</sup> of July, some of the big events this year are the parade, international dog races, and fireworks. Town is expecting to be extremely busy and hoping everyone has a good time and stays safe. Shepard stated the Emergency Preparedness program will have a booth at the Wayside over the 4<sup>th</sup> of July weekend, they will be handing out pamphlets and encouraging the community to volunteer with the program. He also mentioned that the planning commission has completed their framework for an Ordinance to regulate nuisance and livability issues that come with short term rentals. Shepard stated that he attended the Tillamook County Parks Advisory committee meeting and they discussed whether they were going to recommend County Commissioners to let Rockaway have operational control of Lake Lytle boat launch property. The county let Rockaway take operational control of the boat launch, at some point the City of Rockaway will negotiate an IGA with Tillamook County, this will then allow the city at minimum to put in a dock and kayak launch. Shepard spoke about the Anchor St. parking lot and park facilities; this came up as a priority back in 2021 and early 2022. The wetland delineation and survey have been completed and overall concept of what can possibly go out there, some of the of ideas that have come up are dog parks, events building, restrooms, playground, and charging stations. This is about ready to come to city council for review, revisions, and public comment. Luke stated that ODOT has been contacted about conducting a speed study on Hwy 101 and ODOT will have the final decision if the speed will change or not. Shepard stated that it's about time to bring back the community grant program, and the recipient from last year will be at next month's city council meeting to talk about how the money was spent.

## OLD BUSINESS

## NEW BUSINESS

### APPROVAL OF DLCD IGA #19160-4-005 AN INTERGOVERNMENTAL AGREEMENT WITH THE OREGON DEPARTMENT OF LAND CONSERVATION AND DEVELOPMENT

The Federal Emergency Management Agency (FEMA) approves Natural Hazards Mitigation Plans (NHMPs) meeting federal requirements. The approval lasts five years. Having a current, FEMA-approved NHMP is a key factor in establishing eligibility for certain FEMA grants that fund natural hazards mitigation planning and projects. This IGA allows the city to Work with DLCD and other local jurisdictions on the creation of a complaint NHMP.

Hayes made a motion, seconded by Cheek to approve the DLCD IGA #19160-4-005: Motioned Carried

[Position #3 - Kristine Hayes: Motion](#)

[Position #5 – Penelope Cheek: 2nd](#)

[Position #3 - Kristine Hayes: Approve](#)

[Position #4 - Terry Walhood: Approve](#)

[Position #1 - Mary McGinnis: Approve](#)

[Position #5 - Penelope Cheek: Approve](#)

[Position #2 - Tom Martine: Approve](#)

### DISCUSSION OF DRAFT ORDINANCE NO. 22-442 AN ORDINANCE REGULATING SHORT TERM RENTAL OPERATIONS

The Planning Commission completed work on a framework of new regulations on the short-term rental industry in Rockaway Beach. These proposed regulations were intended to reduce the negative impacts of short-term rentals on the neighborhoods they operate in. The City Manager worked with the City Attorney to develop the Planning Commission's framework into draft Ordinance No. 22-442.

Luke spoke on short term rental ORD No. 22-442 with a presentation, city council discussed short term rental ordinance for a little over an hour. Hayes asked Luke to email the ordinance draft to the city council members with the material that was discussed.

Public discussion was opened: Janet McIntire 947 S. Juniper Rockaway Beach- Spoke about short term rental concerns.

Steve Press 129 S. 2<sup>nd</sup> talked about restrictions on short term rentals and asked questions regarding where the money goes when someone pays the \$250.00 dollars, why does an owner of more than two vacation rentals have to have multiple licenses, and how much time the owner will have to arrive if something happens at the vacation rental? McGinnis asked Steve to forward his questions and comments to the council so they can go over it.

Lana Ward PO Box 414 submitted a letter of short-term rental decisions, letter attached to minutes and online.

Kathrin Embry 26773 White dove spoke on short term rentals and being inundated with Vacasa rentals, she would like to see more mom & pops owners; she also would like to see a cut off time for guest to sit in hot tubs.

### REQUEST FOR USE OF THE WAYSIDE

The Rockaway Beach Chamber of Commerce and Visitor's Center has applied for the use of the Wayside. This event is scheduled for August 19-21, 2022, and September 16-18, 2022, the Wayside shall remain closed to vehicular traffic during this event.

Walhood made a motion, seconded by McGinnis to approve the use of the Wayside for the Rockaway Beach Chamber of Commerce events: Motioned Carried

[Position #4 - Terry Walhood: Motion](#)

[Position #1 - Mary McGinnis: 2nd](#)

[Position #3 - Kristine Hayes: Approve](#)

[Position #4 - Terry Walhood: Approve](#)

[Position #1 - Mary McGinnis: Approve](#)

[Position #5 - Penelope Cheek: Approve](#)

[Position #2 - Tom Martine: Approve](#)

## **COUNCIL CONCERNS**

Hayes would like to have money go to beautification to enrich the town of Rockaway. Hayes stated that she was strongly against having an ordinance officer in Rockaway, Hayes thinks that having an ordinance officer could open the city up for a liability. Hayes stated that she supports the short-term rental ordinance, and she would like to see the city fine homeowners who go against short term rental ordinances, she recommended maybe getting another officer to help enforce this ordinance.

McGinnis talked about short term rentals and letting the community know that this is the beginning work and discussions for the short-term rental ordinance. McGinnis encouraged the community to email the city council and the mayor with any questions or concerns that they may have regarding short term rentals. The ordinance isn't about eliminating short term rentals but about regulating them.

Walhood talked about looking forward to 4<sup>th</sup> of July activities, she is very excited that all the events are coming back.

Cheek thanked Robin Swain for organizing the Memorial Day service that was held, she also thanked everyone that showed up to help at the service, and a special thank you to the Coast Guard for being there. Cheek is looking forward to the 4<sup>th</sup> of July parade, dog races and fireworks.

Martine stated that there will be a lot to discuss on short term rentals, ordinance on noise and parking over the next couple of months.

## **MAYOR'S REPORT**

## **ADJOURNMENT**

*Meeting was adjourned at 7:55 P.M.*

MINUTES APPROVED THIS  
13<sup>th</sup> DAY OF JULY 2022



---

Mayor, Susan J. Wilson



---

City Manager, Luke Shepard