



COUNCIL REGULAR SESSION

Wednesday, November 02, 2022 at 7:00 PM

COUNCIL MEMBERS:

Mayor Rick Scholl
Council President Doug Morten
Councilor Patrick Birkle
Councilor Stephen R. Topaz
Councilor Jessica Chilton

LOCATION & CONTACT:

HYBRID: Council Chambers & Zoom (details below)

Website | www.sthelensoregon.gov

Email | kpayne@sthelensoregon.gov

Phone | 503-397-6272

Fax | 503-397-4016

AGENDA

CALL REGULAR SESSION TO ORDER

PLEDGE OF ALLEGIANCE

VISITOR COMMENTS – *Limited to three (3) minutes per speaker*

ORDINANCES – *Final Reading*

- 1. Ordinance No. 3287:** An Ordinance Amending the St. Helens Municipal Code Chapter 12.04 Regarding Sidewalk Maintenance and Liability

APPROVE AND/OR AUTHORIZE FOR SIGNATURE

- 2.** [RATIFY] Agreement with Otak, Inc. for Project Management Services related to Public Safety Facility Project
- 3.** Access and Utility Easement Modification with Pam Rensch for Chase Road
- 4.** Amendment No. 1 to Agreement with GMP Consultants for Finance Director Recruitment Services

CONSENT AGENDA FOR APPROVAL

- 5.** Accounts Payable Bill Lists

WORK SESSION ACTION ITEMS

COUNCIL MEMBER REPORTS

MAYOR SCHOLL REPORTS

OTHER BUSINESS

ADJOURN

VIRTUAL MEETING DETAILS

Join: <https://us02web.zoom.us/j/89740636096?pwd=K1NhVHZ0YmtrOGpyazNVSURZZZ2NpQT09>

Meeting ID: 897 4063 6096

Passcode: 805275

Dial: 719-359-4580

The meeting location 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 City Hall at 503-397-6272.

Be a part of the vision and get involved...volunteer for a City Board or Commission! For more information or for an application, go to www.sthelensoregon.gov or call 503-366-8217.

City of St. Helens
ORDINANCE NO. 3287

AN ORDINANCE AMENDING THE ST. HELENS MUNICIPAL CODE CHAPTER 12.04
REGARDING SIDEWALK MAINTENANCE AND LIABILITY

WHEREAS, In January of this year Citycounty Insurance Services (CIS) of Oregon conducted a best practices review with City staff; and

WHEREAS, CIS of Oregon recommended changes to the St. Helens Municipal Code as it pertains to its sidewalk ordinance for risk management purposes; and

WHEREAS, staff reviewed these recommendations and the applicable sections of the St. Helens Municipal Code and drafted the appropriate code amendments.

NOW, THEREFORE, THE CITY OF ST. HELENS DOES ORDAIN AS FOLLOWS:

Section 1. Chapter 12.04 of the St. Helens Municipal Code ("SHMC") is hereby amended, attached hereto as **Attachment "A"**, and made part of this reference.

Section 2. Severability. If any section, provision, clause, sentence, or paragraph of this Ordinance or the application thereof to any person or circumstances shall be held invalid, such invalidity shall not affect the other sections, provisions, clauses, or paragraphs of this Ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this Ordinance are declared to be servable. This City Council hereby declares that it would have adopted this ordinance irrespective of the invalidity of any particular portion thereof and intends that the invalid portions should be severed and the balance of the ordinance be enforced.

Section 3. Provisions of this Ordinance shall be incorporated in the St. Helens Municipal Code and the word "ordinance" may be changed to "code," "article," "section," or another word, and the sections of this Ordinance may be renumbered, or re-lettered, provided however that Whereas clauses and boilerplate provisions need not be codified.

Section 4. The effective date of this Ordinance shall be 30 days after approval, in accordance with the City Charter and other applicable laws.

Read the first time: October 19, 2022

Read the second time: November 2, 2022

APPROVED AND ADOPTED this 2nd day of November 2022 by the following vote:

Ayes:

Nays:

Rick Scholl, Mayor

ATTEST:

Kathy Payne, City Recorder

underlined words are added

~~words-stricken~~ are deleted

[...] means skipping text as it reads in the code (e.g., to focus on text being edited in this document)

CHAPTER 12.04 SIDEWALK CONSTRUCTION AND REPAIR

[...]

12.04.020 Duty to repair and clear sidewalks.

It is the duty of an owner or occupant of land adjoining a street to maintain in good repair and remove obstructions and hazards to safe travel from the adjacent sidewalk.

12.04.030 Liability for sidewalk injuries.

(1) The owner of real property responsible for maintaining the adjacent sidewalk shall be ~~primarily~~ liable to any person injured because of any negligence of such owner in failing to maintain the sidewalk in good condition, remove obstructions, and/or remove hazards to safe travel.

(2) If the city is required to pay damages for an injury to persons or property caused by the failure of a person to perform the duty, which this section imposes, the person shall compensate the city for the amount of the damages thus paid. The city may maintain an action in a court of competent jurisdiction to enforce the provisions of this section.

Services Agreement

Project Name:	City of St. Helens Public Safety Building
Otak CPM Project No.:	020996.000
Otak CPM Project Contact:	David Lintz
Client Name:	City of St. Helens
Client Mailing Address:	265 Strand Street, St. Helens, OR 97051 US
Project Street Address or Description:	150 S 13th St, St Helens, OR 97051
Property Owner (if different from Client):	

We appreciate the opportunity to submit this Services Agreement for your Project. Below please find our proposed scope of work and fee, as well as our standard terms and conditions. If agreed, please sign below, keep a copy for your records, and return a copy to us. This Agreement will be effective as of the last date of signature below, and we will proceed upon receipt unless you request, we await a Notice to Proceed.

Thank you for this opportunity. We look forward to working with you on this project.

Signed:

Signed:



Printed: Henry Alaman

Printed: John Walsh

Title: Senior Vice President

Title: City Manager

Company: Otak, Inc., dba Otak CPM

Company: City of St. Helens Oregon

Date:

Date:

10 - 13 - 2022

SCOPE and FEE

Project Understanding and Description

The City of St. Helens contemplates the construction of a new approximately 22,000 SF single floor Public Safety Building. This project is to provide facilities for the City Police Department, City Council Chambers and Municipal Court. The Approximate Cost is \$20,000,000 with a project construction duration of 15 months. The project Architect is McKenzie Architects, Adrienne Linton project architect. The Contractor is yet to be determined.

Scope of Work Narrative

Exhibit A – project Management Services (attached)

Owner's representation and construction management services through occupancy

Otak CPM shall not engage any sub-consultants without the express written permission of The City of St. Helens. Otak CPM shall not incur any reimbursable expense in excess of \$500 without consent.

Scope of Work Schedule

Phase 1 : Estimated time beginning November 1, 2022 through March 31, 2023.

Proposed Fee Summary

Proposed Fee Phase 1	\$50,000
Reimbursable Expenses	\$250

Proposed Fee Total..... **\$50,250**

Scope and Fee Conditions and Assumptions

Our scope of services and fees, as outlined herein, are based on the following assumptions and conditions:

1. The proposed fee does not include fees for subconsultants. Any subconsultant fees will be added with a 10% handling, coordination, and integration markup.
2. The Client will secure and pay for all necessary approvals, permits, licenses and consents necessary to the performance of the contractors and services.
3. The Client will furnish Otak CPM with right-of-access to the site to conduct the contracted services.
4. Otak CPM will take all reasonable precautions to avoid or minimize any damage to the property during construction. The Client understands that in the normal course of work some damage may occur, the restoration if needed is not part of this agreement.

Terms and Conditions

#

Compensation

1. Client agrees to compensate Otak CPM for the Services as provided above. Hourly rates are subject to change.
2. Otak CPM will not exceed the estimated fee without Client's prior written authorization.
3. On signing, Client shall pay Otak CPM the following amount to be applied against the last invoice: \$0.
4. Outsourced expenses will be invoiced as provided above, and if silent above, at cost plus 10%.
5. Estimated fees are only for Services identified above. If Client changes the Project or changes the scope, manner, or timing of Otak CPM's services, the parties shall negotiate an adjustment to the terms, compensation, and/or schedule. All unadjusted terms of this Agreement shall continue to apply.
6. Client shall pay each invoice within thirty (30) days of the date of the invoice. Failure to then pay shall constitute default, and interest at the higher of 18% per annum or the legal rate shall accrue. On default, Otak CPM may suspend all Services until Client pays in full and may terminate this Agreement as of the 30th day of default. Otak CPM shall not be liable for any damages or costs incurred by Client, its subcontractors, agents, employees, or assigns because of any suspension or termination, including but not limited to indirect, incidental, consequential, punitive or economic damages. On suspension or termination, Otak CPM may require an additional deposit to resume performance, to be applied to the last invoice and any excess returned.
7. If the Project is idle more than sixty (60) cumulative days, Otak CPM may re-estimate its fees, schedule, and scope of work. The proposed fee, scope, and schedule provided to the Client shall be valid for fourteen (14) calendar days from the date of the proposal, after which Otak reserves the right to adjust fee, scope, and schedule.
8. Client shall also pay Otak CPM at its then-applicable hourly rates, and reimburse all actual costs, to comply with demands for documents or testimony involving the Project in any proceeding where Otak CPM is not a party.
9. Disputes or questions regarding an invoice or portion thereof shall not be cause for Client to withhold payment for other portions due. No deductions, offsets, or withholdings shall be made for any reason unless Otak CPM agrees in advance to such adjustments or has been found to be legally liable for such amounts, nor shall payment to Otak CPM be withheld, postponed, or contingent upon receipt by the Client of offsetting reimbursement or credit from the contractor or other parties causing additional expenses.

Insurance

10. Client understands and agrees that Otak CPM's errors and omissions liability insurance is a policy under which the costs of defense, including attorneys' fees, are deducted from the policy principal.
11. If Client offers insurance specific to the Project, Client shall offer Otak CPM the option to enroll if applicable.
12. The Client and Otak CPM waive all rights against each other and against the contractors, consultants, agents and employees of the other for damages, but only to the extent covered by any property or other insurance. The Client and Otak CPM shall each require similar waivers from their contractors, consultants, and agents.
13. If the Client requires types and limits of insurance in addition to the types and limits Otak CPM normally maintains, Client shall pay Otak CPM for costs incurred for the additional coverages.
14. Client agrees to require the general contractor, if there is one, to name "Otak CPM, abn Otak, Inc." as an "Additional Insured" under its general liability insurance or other relevant project insurance.

Terms and Conditions

#

Standard of Care; Information; Safety; Schedule; Submitted Information; Confidentiality

15. The standard of care for all services by Otak CPM will be the skill and care used by members of the same profession performing similar services and practicing under similar circumstances at the same time and in the same locale. Otak CPM makes no warranties, express or implied, as to Otak CPM's services.
16. Otak CPM may rely without liability on the accuracy and completeness of information provided by Client, its consultants and contractors, and information from public records, without independent verification.
17. Otak CPM shall have no responsibility for, or control over, the construction means, manner, methods, techniques, or safety precautions employed by others in the development or construction of the Project.
18. If Otak CPM's duties include Project site observation or visits, Otak CPM shall not be required to make continuous or exhaustive inspections to check the quality or quantity of the work being done on the Project.
19. Otak CPM's review of materials prepared by contractors is not conducted to determine the accuracy of details such as dimensions or quantities, or for substantiating instructions for installation or performance of equipment or systems. The contractor(s) remain responsible for accurate content in submitted documents, coordination of their work with other trades, and confirming and correlating dimensions. Review is not approval of safety precautions, construction means, methods, techniques, sequences, or procedures.
20. Client agrees that Otak CPM does not have access to Client's customer or other partner information. Otak CPM agrees to not disclose confidential or proprietary information received from Client if marked as "Confidential" or "Proprietary." Otak CPM will not use such information for its own benefit or disclose to any third party without Client's written consent. This shall not apply to any information (a) in the public domain at the time disclosed, (b) already known without restriction to the party receiving it at the time disclosed, (c) lawfully learned from a third party, or (d) required by law to be disclosed.

Liability

21. **No control over markets:** Otak CPM does not have control over market conditions, or contractors' methods of pricing or performance, including the cost of labor, material, equipment, or services furnished by others, which may affect any opinions of probable cost, financial evaluations, feasibility studies, economic analyses of alternate solutions, and utilitarian considerations of operations and maintenance costs.
22. **Certification limitation:** Otak CPM shall not certify, or warrant conditions Otak CPM cannot ascertain.
23. **Limitation of liability:** The total aggregate liability of Otak CPM and its officers, directors, employees, agents, and consultants to Client and anyone claiming through Client for any and all injuries, claims, losses, expenses, or damages related to the Services, the Project, or this Agreement, from any cause or causes whatsoever arising in tort, statute, or contract, shall not exceed the lesser of \$250,000, Otak CPM's total compensation for the Services, or the limits of Otak CPM's applicable insurance.
24. **Waiver of consequential damages:** Neither party shall be liable to the other for incidental, indirect, or consequential damages arising out of, or connected in any way to the Project or this Agreement. This includes, but is not limited to, loss of use, loss of profits, loss of income, loss of reputation, unrealized savings or diminution of property value and shall apply to any cause of action arising in tort, statute, or contract.
25. **No liability for Client actions:** Otak CPM shall not be responsible for a Client's directive, substitution, or acceptance of non-conforming work made or given without Otak CPM's written approval.

Terms and Conditions

#

26. No individual liability: No shareholder, principal, member, officer, director, partner, employee, or other representative of Otak CPM shall have personal liability to Client, or any other party, relating to this Agreement.
27. Force majeure: Otak CPM shall not be liable for delay or failure outside of Otak CPM's reasonable control, including without limitation delays due to pandemic or other public health concern, inclement weather, strikes, lockouts, labor troubles, accidents, fire, earthquake, civil commotion, war or consequences of war, government acts, restrictions or requisitions, failure of manufacturers or suppliers, suspension of shipping facilities, or any act or default of a carrier. In such a situation, Client shall accept the Services and pay for the same when provided, so long as a mutually acceptable revision is made to the scope of services and compensation.
28. Accrual of claims: Any cause of action between the parties to this Agreement arising out of any damages caused by the performance of, or failure to perform under, this Agreement, shall be deemed to have accrued, and all statutes of limitations and repose shall commence to run by the earlier of the date of substantial completion of the Project or 30 days following the date of Otak CPM's final invoice.
29. Construction defects: Client understands that Otak CPM is providing project coordination services and does not make or have authority to make design changes or provide installation directions to the Design Team, General Contractor, or Subcontractors on the project. Client relieves and agrees to protect and hold harmless Otak CPM from any current or future liability associated with construction defect claims for this project.
30. Right to review contractor change orders: Client shall provide to Otak CPM for its review any construction change orders affecting Otak CPM's work prior to performance by the contractor, and Client agrees to waive any claim against Otak CPM for contribution to construction change orders not provided to Otak CPM for review.

Dispute Resolution

31. Termination: Either party may terminate this Agreement with ten (10) calendar days' written notice. If Client terminates, Client shall pay Otak CPM for Services performed to the date of termination plus termination expenses, such as but not limited to reassignment of personnel, subcontract termination costs, and related closeout costs. If Otak CPM terminates, Client shall pay Otak CPM for Services performed to the date of termination when Otak CPM delivers all Instruments of Service as defined below completed in whole or in part. Delivery of all Instruments of Service completed in whole or in part shall be the limit of Otak CPM's liability in the event of such termination.
32. Mediation: Before initiating any legal proceeding, the parties agree to submit all claims or disputes to non-binding mediation with an agreed mediator by written request to the other party. This shall survive completion or termination of this Agreement, but neither party may call for mediation if time-barred under applicable law. Client agrees to provide for Otak CPM's review a claim validation or other expert opinion satisfying any "certificate of merit" statutes under the law of the Project's location.
33. Law and Venue:
 - a. This Agreement shall be construed according to the state law of the Project's location.
 - b. Any litigation between Otak CPM and Client related to this Agreement shall occur in Multnomah County, Oregon, or the Oregon federal district court in Portland, Oregon.
 - c. This paragraph shall not apply to lien foreclosure proceedings by Otak CPM where the Project is located.
34. Indemnification:
 - a. Client shall indemnify Otak CPM and its related companies, and their respective officers, directors, and employees, from and against all damages arising out of the following: (a) damages to the extent caused by the negligence or willful misconduct of Client and/or its

Terms and Conditions

#

- principals, employees, or subcontractors; (b) Client's use of information prepared by Otak CPM other than for the Project without Otak CPM's written consent; (c) hazardous substances at or adjacent to the Project; (d) any certificate regarding the Project by Otak CPM for a government entity, lender, or other third party, except as to Otak CPM's negligence; (e) Otak CPM's use of intellectual property provided by Client.
- b. Otak CPM shall indemnify Client and its officers, directors, and employees from and against damages arising out of Otak CPM's work on the Project to the extent such damages are caused by the negligence of Otak CPM, and/or its officers, directors, or employees in performing the Services.
 - c. Neither indemnification obligation shall extend beyond the date when legal or equitable proceedings would be time-barred.
35. Additional Insured: To the extent available, Client agrees to include in its contract with the general contractor the requirement that the general contractor name Otak CPM as an "Additional Insured" on the insurance policies of the general contractor.
 36. Joinder: Each party agrees to make every effort to join, and not object to such joinder by another, such other parties in any stage of dispute resolution as the other party may reasonably request.

Intellectual property

37. Otak CPM and its consultants shall be deemed the authors and owners of their respective reports, notes, drawings, specifications, data, calculations, and other documents, including those in electronic form ("Instruments of Service") and shall retain all common law, statutory and other reserved rights, including copyrights. Submission or distribution of Instruments of Service to meet regulatory requirements is not publication in derogation of the reserved rights.
38. Otak CPM grants to Client a nonexclusive license to use Otak CPM's Instruments of Service solely and exclusively for purposes of constructing, using, maintaining, altering, and adding to the Project, provided Client has performed under this Agreement. Otak CPM shall obtain similar nonexclusive licenses from its consultants. If Otak CPM suspends or terminates this Agreement, this license shall terminate. Otak CPM shall not assign, delegate, sublicense, pledge, or transfer such license to another party without Client's prior written agreement. Unauthorized use of the Instruments of Service is at the Client's risk without liability to Otak CPM.
39. If Client uses Instruments of Service without retaining their author(s) or beyond the scope of Client's license, Client releases Otak CPM and its consultant(s) and shall defend, indemnify, and hold harmless Otak CPM and its consultants from all costs and expenses of claims asserted by any third party from such use.
40. Client agrees that Otak CPM may use and publish Client's name, general description and related photographs of the Project, in describing Otak CPM's experience to other clients or potential clients, in any manner.

Electronic Media Release

41. Client may request Otak CPM to provide it plans, specifications, Building Information Model files, or other electronic files in electronic form (collectively "electronic media" or "EM").
42. Client acknowledges that the EM are supplemental information provided only for convenience. The EM are not legally binding contract documents; may not be reliable; are not for fabrication or construction; may not include all revisions; may be inaccurate from electronic storage, transmission, or technology incompatibility; may be revised by others without Otak CPM's consent; may vary when plotted; or may corrupt the Client's data.
43. Any use and/or change to the EM including by Client, its subcontractors, and consultants will be at Client's sole risk, and without liability, risk, or expense to Otak CPM. Any altered EM shall have all indices of Otak CPM's ownership, professional name, and/or involvement in the Project removed.

Terms and Conditions

- #
44. Client agrees to release, defend, indemnify, and hold harmless Otak CPM, its consultants, and their respective officers and employees from and against any and all claims, demands, losses, expenses, damages, penalties, and liabilities including, without limitation, attorneys' fees including pre-claim and on appeal, arising from reliance on, use of, or change to the EM, and to require this of any agent to which Client provides EM.
 45. Otak CPM makes no warranties, either expressed or implied, as to the EM, including but not limited to warranties of merchantability or of fitness for any particular purpose.

Safety

46. Except to the extent of its gross negligence or willful misconduct, Otak CPM has no liability or responsibility for any hazardous materials including but not limited to identification, handling, mitigation, and/or disposal. It shall be the duty of the Client to advise and clearly define to Otak CPM of any known or suspected hazardous substances which are or may be related to the services provided. Such hazardous substances include but are not limited to products, materials, byproducts, wastes or samples of known or unknown origins. If Otak CPM observes or suspects the existence of unanticipated hazardous materials during the course of providing contracted services, Otak CPM may at its option terminate or suspend its further work until the condition is rectified. If the conditions cannot be rectified to the satisfaction of Otak CPM, Otak, at its option may terminate the agreement forthwith.
47. Otak CPM will comply with all on-site safety procedures as established by the Contractor and/or the Client. It will be the responsibility of the Client to furnish all on-site safety plans and regulations to Otak CPM prior to commencement of services. Otak CPM will at no time be responsible for the monitoring, reporting or management of the on-site safety program for the Client or any contractor.

The contract documents

48. This Agreement constitutes the entire agreement between the parties and supersedes all prior agreements, written and oral, courses of dealing, or other understandings between the parties. No modification of this Agreement shall be binding unless acknowledged by both parties.
49. There are no third-party beneficiaries to this Agreement.
50. Neither party shall assign this Agreement nor any of the rights, interests or obligations under the Agreement shall be assigned, in whole or in part, by operation of law or otherwise, without the prior written consent of the other party.
51. Any term or provision of this Agreement held unenforceable shall be stricken with no effect on the remainder.

Exhibit A

SCOPE OF SERVICES City of St. Helens

General Duties And Responsibilities

- a) Act on behalf of the [CLIENT] as the Owner's Representative/Project Manager for the entire project;
- b) Develop, maintain and monitor the project's master budget;
- c) Develop, maintain and monitor the project's master schedule
- d) Take lead on establishment and procurement of alternative methods of construction such as the CM/GC method via Oregon State Law 279A,B,C
- e) Set up office systems, project files, project management systems, storage and archiving systems, logging and retrieval systems, where applicable;
- f) Oversee construction estimates, budgets and schedules;
- g) Consult with, advise, assist and provide recommendations to Owner and Architect/Engineers/Consultants on pertinent aspects of the planning, design, and proposed construction;
- h) Participate in reviews of the evolving design and provide value engineering
- i) Assist with meetings related to construction project and ensure that agendas and architect/contractor developed meeting minutes are distributed to stakeholders
- j) Assist with all permit applications and communications with permitting agencies that the architects, engineers, and consultants are leading and tracking;
- k) Assist with construction change directives and contract amendments to all the contracts; review and recommend approval of payments to consultants, architects and engineers; assist with building commissioning
- l) Assist with coordinate of project close-out (final inspection, receipt of warranty, releasing retainage final invoicing, record drawings, etc.);
- m) Assist with the results of delays, bad weather, or emergencies at construction sites

Pre-Bid and Project Award Phase

- a) Assist the architect and engineers in pre-bid or RFP selection activities to include obtaining general building permit, updating project schedule and cost estimates;
- b) Assist the architect and engineers during project bidding or RFP phases and attend pre-bid or RFP related meetings;
- c) If CM/GC method of contracting is used, we will develop the RFP and lead the process of CM/GC procurement through contract finalization;
- d) Assist in preparation of RFP addenda where applicable;
- e) Assist in bid or proposal evaluations;
- f) Assist with responses to bid or proposal protests
- g) Assist in the preparation, approval, and execution of construction and other related project contracts which may include such contracts as those for furniture and fixtures, training, move-out and move-in, etc...

Pre-Construction Phase

- a) Review applicable contracts (recommend changes if necessary or possible); establish reporting procedures
- b) Assist with, establish and implement procedures for tracking, expediting and processing all submittals, change orders, and requests for information and quotations;

Terms and Conditions

#

- c) Meet with [CLIENT] Board or Commission, City Planning & Building Departments to initiate project; coordinate review and approvals by other public agencies, if and as needed
- d) Review and comment on current set of construction documents and specifications;
- e) Assist with the solicitation of proposals and establish contracts with third-parties such as environmental consultants, special inspections, geotechnical and testing, traffic studies, etc.; and

Construction Phase

- a) Review and monitor the contractor's construction schedule against the established cash flow projection;
- b) Provide value engineering, aggressive cost control and cost savings ideas as appropriate
- c) Provide construction observation, monitoring and oversight;
- d) Attend, or as needed, weekly Construction Coordination Meetings which are initiated by the architect/engineers;
- e) Review and recommend payments to all applicable invoices for the contractors, architect, engineers and third-party consultants and vendors;
- f) Assist with all third-party contract work, such as water and marine testing, geotechnical investigations, testing and special inspections

Project Close-Out

- a) Develop with the architect and Contractor a punch listing plan and inspection schedule;
- b) Assist inspections for Occupancy Permits and move-in plan with the owner, users and Contractor;
- c) Provide oversight in the assembly of Operations & Maintenance Manuals, Record Drawings and Specifications for all functions not provided by the architect and/or general contractor; conduct a coordinated review of these documents;
- d) Assist contractor and facilitate and schedule and coordinate owner training, including video-taping
- e) Prepare a Final Monthly Report as needed;
- f) Ensure that Contractor provides the Project Record Manual consisting of:
 - Copies of all licenses, permits, Certificate of Occupancy, Certificate of Substantial Completion
 - Copies of all Construction Administration Documents and Logs
 - Copies of the Project Manager Daily Report
 - Project Photographs
 - Copies of all Pre-Construction Coordination and Construction Coordination Meeting Minutes
 - Copies of all Project Manager Pay Applications and invoices for the architect and third-party Project Managers
 - Copies of Contracts for Construction, the Architect, the Project Manager, and all third parties
 - Copies of all documentation of prevailing wage rate certification records and warranties
 - Copies of Final Monthly Report, Final Budget Status Report and As-Built Project Schedule; and
- g) Recommend procedures for the warranty period

Additional Services upon Request

- Assist with acquisition of miscellaneous construction services, furnishings, fixtures, and equipment

AFTER RECORDING RETURN TO:

Pam Rensch
 35024 Maple Street
 St. Helens, OR 97051

City of St. Helens
 265 Strand Street
 St. Helens, OR 97051

This space is reserved for recorder's use.

ACCESS AND UTILITY EASEMENT MODIFICATION

BETWEEN: Pamela Rensch ("Rensch")
and: City of St. Helens, ("City")
 an Oregon municipal corporation
DATED: March 31, 2022 ("Effective Date")

RECITALS

A. Rensch and City may each be referred to herein as "Party," or collectively as the "Parties."

B. Rensch and the City, along with Vera Fix ("Fix"), previously entered into an Access and Utility Easement (the "**2009 Easement Agreement**") dated March 20, 2009 and recorded on March 20, 2009, Document Number 2009-2856, Columbia County, Oregon, granting various access and utility easements across their respective properties for the benefit of one or more other Parties.

C. Rensch and the City modified the original **2009 Easement Agreement** with an Access and Utility Easement Modification (the "**2020 Modification**") dated March 31, 2020 and recorded on May 19, 2020, Document Number 2020-4379, Columbia County, Oregon.

D. The Private Access Easements granted by Rensch to Fix and the City and by Fix to the City for a fifty foot (50') wide perpetual, nonexclusive easement over, under and across the Rensch Property and the Fix Property, respectively, were conditioned on the City's development of the City Property and could be terminated by Rensch or Fix if the City did

not develop the City Property within eleven (11) years after the Effective Date of the **2009 Easement Agreement**.

E. Ownership changes identified in the **2020 Modification** identify Rensch as the only granting property owner. That has not changed.

F. Per the **2020 Modification** the Parties desired to maintain the perpetual, nonexclusive access easements previously granted to the City and to extend the Development Contingency provision set forth within Section 4(a) of the **2009 Easement Agreement** for a period of two (2) years from the Effective Date.

G. The Parties now desire to maintain the perpetual, nonexclusive access easements previously granted to the City and to extend the Development Contingency provision set forth within Section 4(a) of the **2009 Easement Agreement** for a period of two (2) years from the Effective Date of this Access and Utility Agreement Modification ("**2022 Modification**").

AGREEMENT

NOW, THEREFORE, for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Parties agree as follows:

This Agreement continues that **2009 Easement Agreement** dated March 20, 2009 and recorded on March 20, 2009, Document Number 2009-002856, Columbia County, Oregon; as modified by the **2020 Modification** dated March 31, 2020 and recorded on May 19, 2020, Document Number 2020-4379, Columbia County, Oregon; except as expressly modified herein by this **2022 Modification**.

[SIGNATURE AND ACKNOWLEDGMENTS PAGE FOLLOWS]

IN WITNESS WHEREOF, the parties have executed this Access and Utility Easement Modification to be effective as of the Effective Date.

Rensch

City

Pamela Rensch

CITY OF ST. HELENS, an Oregon
municipal corporation

By:_____

Name:_____

Title:_____

STATE OF OREGON)
) ss.
County of _____)

This Access and Utility Easement was acknowledged before me on
_____, 2022, by Pamela Rensch.

NOTARY PUBLIC FOR OREGON
My Commission Expires:_____

STATE OF OREGON)
) ss.
County of _____)

This Access and Utility Easement was acknowledged before me on
_____, 2022, by _____ as _____ of the
City of St. Helens.

NOTARY PUBLIC FOR OREGON
My Commission Expires:_____

FIRST AMENDMENT TO PERSONAL SERVICES AGREEMENT

This FIRST AMENDMENT TO PERSONAL SERVICES AGREEMENT (this “First Amendment”) is made and entered into this ____ day of _____, 2022 by and between the **City of St. Helens** (the “City”), an Oregon municipal corporation, and **GMP Consultants, LLC** (the “Contractor”), a Washington limited liability company (collectively, the “Parties”).

RECITALS

A. WHEREAS, the City and the Contractor are parties to that certain Personal Services Agreement (the “Agreement”), dated September 26, 2022, in which the Contractor agreed to provide recruitment services to the City for a new Finance Director; and

B. WHEREAS, the Parties desire to modify the terms of the Agreement, as more fully set forth herein;

NOW, THEREFORE, in consideration of these premises and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties hereto hereby agree as follows:

AGREEMENT

1. Terms of the Agreement not changed by this First Amendment shall remain in full force and effect.

2. Section 16.7 of the Agreement is removed in its entirety and shall be replaced with “Intentionally Deleted”.

3. Section 16.9 of the Agreement is amended to remove “not” and Section 16.9.2 is amended to correct a statutory reference. The Section shall read as follows:

16.9 No person may be employed for more than 10 hours in any one day, or 40 hours in any one week, except in cases of necessity, emergency or when the public policy absolutely requires it, and in such cases the employee shall be paid at least time and a half pay:

16.9.1 Either:

16.9.1.1 For all overtime in excess of eight hours in any one day or 40 hours in any one week when the work week is five consecutive days, Monday through Friday; or

16.9.1.2 For all overtime in excess of 10 hours in any one day or 40 hours in any one week when the work week is four consecutive days, Monday through Friday; and

16.9.2 For all work performed on Saturday and on any legal holiday specified in ORS 279B.020;

16.9.3 Contractor shall pay employees for overtime work performed under the Agreement in accordance with ORS 653.010 to 653.261 and the Fair Labor Standards Act of 1938 (29 USC 201, et seq.).

4. Entire Agreement. This Amendment constitutes the entire agreement of the Parties hereto and supersedes all prior written or oral discussions or agreements regarding the Services described herein.

5. Severability. If any provision of this First Amendment is held to be invalid, it will not affect the validity of any other provision. This First Amendment will be construed as if the invalid provision had never been included.

6. Counterparts. This Amendment may be executed and delivered (including by facsimile transmission) in one or more counterparts, and by the different parties hereto in separate counterparts, each of which when executed shall be deemed to be an original but all of which taken together shall constitute one and the same agreement.

7. Governing Law. This Agreement shall be governed by, and construed in accordance with, the laws of the State of Oregon.

Signatures on following page.

IN WITNESS WHEREOF, the Parties have caused this First Amendment to be executed and delivered by a duly authorized representative.

CITY OF ST. HELENS,
an Oregon municipal corporation,

GMP Consultants, LLC,
a Washington limited liability company

By: _____
Name: _____
Title: _____

By: _____
Name: _____
Title: _____



St. Helens, OR

Expense Approval Register

Packet: APPKT00651 - AP 10.14.2022

Item #5.

Vendor Name	Payable Number	Post Date	Description (Item)	Account Number	Amount
Fund: 100 - GENERAL FUND					
AMY LINDGREN LAW LLC	551	10/11/2022	JUDICIAL SERVICES AUGUST 2...	100-704-52019	5,000.00
INGRAM LIBRARY SERVICES	58961337	10/11/2022	BOOKS 20C7921	100-706-52033	368.33
INGRAM LIBRARY SERVICES	59269900	10/11/2022	BOOKS 20C7921	100-706-52033	722.06
INGRAM LIBRARY SERVICES	59388819	10/11/2022	BOOKS 20C7921	100-706-52033	14.11
INGRAM LIBRARY SERVICES	59388820	10/11/2022	BOOKS 20C7921	100-706-52033	94.06
INGRAM LIBRARY SERVICES	59388822	10/11/2022	BOOKS 20C7921	100-706-52033	12.70
INGRAM LIBRARY SERVICES	59388826	10/11/2022	BOOKS 20C7921	100-706-52033	20.50
INGRAM LIBRARY SERVICES	59388827	10/11/2022	BOOKS 20C7921	100-706-52033	65.96
INGRAM LIBRARY SERVICES	59475579	10/11/2022	BOOKS 20C7921	100-706-52033	24.49
INGRAM LIBRARY SERVICES	59475580	10/11/2022	BOOKS 20C7921	100-706-52033	77.63
INGRAM LIBRARY SERVICES	59475581	10/11/2022	BOOKS 20C7921	100-706-52033	368.11
INGRAM LIBRARY SERVICES	59575830	10/11/2022	BOOKS 20C7921	100-706-52033	30.94
INGRAM LIBRARY SERVICES	59575831	10/11/2022	BOOKS 20C7921	100-706-52033	17.88
INGRAM LIBRARY SERVICES	59575832	10/11/2022	BOOKS 20C7921	100-706-52033	18.30
INGRAM LIBRARY SERVICES	59575833	10/11/2022	BOOKS 20C7921	100-706-52033	12.68
INGRAM LIBRARY SERVICES	59575834	10/11/2022	BOOKS 20C7921	100-706-52033	22.56
INGRAM LIBRARY SERVICES	59575835	10/11/2022	BOOKS 20C7921	100-706-52033	53.38
INGRAM LIBRARY SERVICES	59575836	10/11/2022	BOOKS 20C7921	100-706-52033	245.95
INGRAM LIBRARY SERVICES	70069337	10/11/2022	BOOKS 20C7921	100-706-52033	52.04
INGRAM LIBRARY SERVICES	70069338	10/11/2022	BOOKS 20C7921	100-706-52033	8.02
INGRAM LIBRARY SERVICES	70069339	10/11/2022	BOOKS 20C7921	100-706-52033	9.52
STEVEN R SCHARFSTEIN	00194	10/12/2022	COURT ATTORNEY FEES	100-704-52019	200.00
STEVEN R SCHARFSTEIN	00195	10/12/2022	COURT ATTORNEY FEES	100-704-52019	200.00
STEVEN R SCHARFSTEIN	00196	10/12/2022	COURT ATTORNEY FEES	100-704-52019	200.00
STEVEN R SCHARFSTEIN	00197	10/12/2022	COURT ATTORNEY FEES	100-704-52019	200.00
STEVEN R SCHARFSTEIN	00198	10/12/2022	COURT ATTORNEY FEES	100-704-52019	200.00
OREGON DEPARTMENT OF RE...	10.3.2022	10/12/2022	STATE DUII DIVERSION	100-000-20800	685.00
OREGON DEPARTMENT OF RE...	10.3.2022	10/12/2022	STATE DUII CONVICTION FEE	100-000-20800	305.00
OREGON DEPARTMENT OF RE...	10.3.2022	10/12/2022	STATE VIOLATION	100-000-20800	876.00
OREGON DEPARTMENT OF RE...	10.3.2022	10/12/2022	STATE MISD	100-000-20800	760.00
OREGON DEPARTMENT OF RE...	10.3.2022	10/12/2022	UNITARY	100-000-20800	36.52
OREGON DEPARTMENT OF RE...	10.3.2022	10/12/2022	STATE	100-000-20800	75.00
COLUMBIA COUNTY TREASUR...	10.3.2022	10/12/2022	JAIL ASSESSMENT	100-000-20900	3.48
COLUMBIA COUNTY TREASUR...	10.3.2022	10/12/2022	COUNTY ASSESSMENT	100-000-20900	403.04
COLUMBIA COUNTY TREASUR...	10.3.2022	10/12/2022	CITY COURT COSTS DEDUCTED	100-000-36002	-40.65
ROSS DENISON LAW	10.6.2022	10/12/2022	PROFESSIONAL SERVICES COU...	100-704-52019	325.00
MORE POWER TECHNOLOGY ...	14087	10/12/2022	PREMIUM AGREEMENT MON...	100-712-52019	10,118.65
LAWRENCE COMPANY	15268	10/12/2022	UNEMPLOYMENT SERVICES	100-707-52019	100.00
RUBENS LAWN SERVICE	0005247	10/13/2022	MONTHLY LAWN SERVICE	100-705-52023	40.00
TYLER TECHNOLOGIES INC	025-396972	10/13/2022	UB NOTIFICATION CALLS	100-707-52019	29.90
RACHAEL BARRY -	10.11.2022 2	10/13/2022	MILEAGE AND LODGING REIM...	100-701-52018	532.20
MEADOW PARK HEALTH ST HE...	10.3.2022	10/13/2022	OVER PAYMENT FOR 2022 BUS...	100-000-35002	50.00
DAWN RICHARDSON - AP	10.5.2022	10/13/2022	MILEAGE REIMBURSEMENT F...	100-707-52001	34.37
CENTURY LINK	10.5.2022	10/13/2022	632B	100-712-52010	40.79
MORE POWER TECHNOLOGY ...	13987	10/13/2022	MICROSOFT 365 BUS STANDA...	100-712-52006	2,174.00
THE WESTERN AGENCY	28699	10/13/2022	COLLECTIONS FEES	100-707-52019	859.48
INGRAM LIBRARY SERVICES	70069340	10/13/2022	BOOKS 20C7921	100-706-52033	41.09
INGRAM LIBRARY SERVICES	70069341	10/13/2022	BOOKS 20C7921	100-706-52033	57.60
INGRAM LIBRARY SERVICES	70141283	10/13/2022	BOOKS 20C7921	100-706-52033	65.62
INGRAM LIBRARY SERVICES	71187465	10/13/2022	BOOKS 20C7921	100-706-52033	38.44
INGRAM LIBRARY SERVICES	71187466	10/13/2022	BOOKS 20C7921	100-706-52033	427.03
INGRAM LIBRARY SERVICES	71187467	10/13/2022	BOOKS 20C7921	100-706-52033	36.80
INGRAM LIBRARY SERVICES	71228674	10/13/2022	BOOKS 20C7921	100-706-52033	1,024.88

Expense Approval Register

Packet: APPKT00651

Item #5.

2

Vendor Name	Payable Number	Post Date	Description (Item)	Account Number	Amount
INGRAM LIBRARY SERVICES	71833782	10/13/2022	BOOKS 20C7921	100-706-52033	917.64
INGRAM LIBRARY SERVICES	71833782	10/13/2022	BOOKS 20C7921	100-706-52035	24.31
VERIZON	9917052726	10/13/2022	CELL SERVICE ACCT 242060134..	100-712-52010	180.90
METRO PRESORT	IN647940	10/13/2022	UB BILL PRINTING	100-707-52008	3,911.29
Fund 100 - GENERAL FUND Total:					32,372.60
Fund: 202 - COMMUNITY DEVELOPMENT					
JORDAN RAMIS PC ATTORNEYS..	197279	10/12/2022	GENERAL ENVIRONMENTAL	202-721-52019	1,337.50
RACHAEL BARRY -	10.11.2022	10/13/2022	RIVERFRONT OUTREACH	202-723-52055	261.00
JENNIFER DIMSHO	10.8.2022	10/13/2022	CONF REIMB OR MAIN STREET...	202-721-52103	1,323.94
MAYER REED INC	13788	10/13/2022	ST HELENS RIVERWALK	202-723-52055	23,600.81
PORTLAND GENERAL ELECTRIC	INV0003205	10/13/2022	1650931000	202-722-52003	20.60
PORTLAND GENERAL ELECTRIC	INV0003206	10/13/2022	7357701000	202-722-52003	43.40
Fund 202 - COMMUNITY DEVELOPMENT Total:					26,587.25
Fund: 205 - STREETS					
PORTLAND GENERAL ELECTRIC	INV0003203	10/13/2022	4854421000	205-000-52003	53.45
Fund 205 - STREETS Total:					53.45
Fund: 305 - PARKS SDC					
MAYER REED INC	13788	10/13/2022	ST HELENS RIVERWALK	305-000-52019	3,720.00
Fund 305 - PARKS SDC Total:					3,720.00
Fund: 601 - WATER					
PR DIAMOND PRODUCTS INC	0062825-IN	10/11/2022	BLADE PIPE CUTTING	601-732-52001	577.50
ADVANCED ELECTRICAL	215335	10/13/2022	1215 4 THS T WORK	601-732-52019	657.81
STEVEN R. WABSCHALL	JULY AUG SEPT	10/13/2022	DRC WFF	601-732-52019	1,500.00
Fund 601 - WATER Total:					2,735.31
Fund: 603 - SEWER					
PR DIAMOND PRODUCTS INC	0062825-IN	10/11/2022	BLADE PIPE CUTTING	603-735-52001	577.50
Fund 603 - SEWER Total:					577.50
Fund: 703 - PW OPERATIONS					
PAULSON PRINTING CO.	1244	10/13/2022	HAULED WASTE TICKET	703-734-52001	60.00
COLUMBIA RIVER FIRE AND RE...	22-09 SEPT	10/13/2022	SHARED COST JOINT MAINT F...	703-739-52099	1,125.55
SUPERIOR TIRE SERVICE	6593117	10/13/2022	TIRES	703-739-52099	505.26
Fund 703 - PW OPERATIONS Total:					1,690.81
Fund: 704 - FACILITY MAJOR MAINTNANCE					
KJ SECURITY SOLUTIONS & LO...	0003668	10/12/2022	REPIN LOCK CITY HALL	704-000-53018	110.00
Fund 704 - FACILITY MAJOR MAINTNANCE Total:					110.00
Grand Total:					67,846.92

Fund Summary

Fund	Expense Amount
100 - GENERAL FUND	32,372.60
202 - COMMUNITY DEVELOPMENT	26,587.25
205 - STREETS	53.45
305 - PARKS SDC	3,720.00
601 - WATER	2,735.31
603 - SEWER	577.50
703 - PW OPERATIONS	1,690.81
704 - FACILITY MAJOR MAINTNANCE	110.00
Grand Total:	67,846.92

Account Summary

Account Number	Account Name	Expense Amount
100-000-20800	Court - State Assessment	2,737.52
100-000-20900	Court - County Assessment	406.52
100-000-35002	Fees - Business Licenses	50.00
100-000-36002	Fines - Court	-40.65
100-701-52018	Professional Development	532.20
100-704-52019	Professional Services	6,325.00
100-705-52023	Facility Maintenance	40.00
100-706-52033	Printed Materials	4,848.32
100-706-52035	Audio Materials	24.31
100-707-52001	Operating Supplies	34.37
100-707-52008	Printing	3,911.29
100-707-52019	Professional Services	989.38
100-712-52006	Computer Maintenance	2,174.00
100-712-52010	Telephone	221.69
100-712-52019	Professional Services	10,118.65
202-721-52019	Professional Services	1,337.50
202-721-52103	Main Street	1,323.94
202-722-52003	Utilities	64.00
202-723-52055	Riverwalk Project	23,861.81
205-000-52003	Utilities	53.45
305-000-52019	Professional Services	3,720.00
601-732-52001	Operating Supplies	577.50
601-732-52019	Professional Services	2,157.81
603-735-52001	Operating Supplies	577.50
703-734-52001	Operating Supplies	60.00
703-739-52099	Equipment Operations	1,630.81
704-000-53018	Capital Outlay - City Hall	110.00
Grand Total:		67,846.92

Project Account Summary

Project Account Key	Expense Amount
None	67,846.92
Grand Total:	67,846.92



St. Helens, OR

Expense Approval Register

Packet: APPKT00655 - AP 10.21.2022

Item #5.

Vendor Name	Payable Number	Post Date	Description (Item)	Account Number	Amount
Fund: 100 - GENERAL FUND					
CENTURY LINK	10.2.2022	10/18/2022	162	100-712-52010	85.23
CENTURY LINK	10.2.2022	10/18/2022	909	100-712-52010	100.41
CENTURY LINK	10.2.2022	10/18/2022	130	100-712-52010	139.17
CENTURY LINK	10.2.2022	10/18/2022	967	100-712-52010	129.18
CENTURY LINK	10.2.2022	10/18/2022	796	100-712-52010	41.93
CENTURY LINK	10.2.2022	10/18/2022	818	100-712-52010	381.05
CENTURY LINK	10.2.2022	10/18/2022	228	100-712-52010	87.63
CENTURY LINK	10.2.2022	10/18/2022	699	100-712-52010	125.78
CENTURY LINK	10.2.2022	10/18/2022	579	100-712-52010	45.69
RICK SCHOLL-	10.7.2022	10/18/2022	REIMB. FOR MILES/ MEALS LO...	100-703-52018	406.50
COLUMBIA COUNTY COMM. J...	20229CSH	10/18/2022	WORK CREW	100-708-52019	1,875.00
ST. HELENS SCHOOL DISTRICT	10.14.2022	10/19/2022	3RD QUARTER CET PAYMENT ...	100-000-20400	21,849.79
DCBS FISCAL SERVICES	10.14.2022	10/19/2022	3RD QUARTER STATE SURCHA...	100-000-20700	5,166.57
INGRAM LIBRARY SERVICES	71878419	10/19/2022	BOOKS 20C7921	100-706-52033	181.40
INGRAM LIBRARY SERVICES	71878420	10/19/2022	BOOKS 20C7921	100-706-52033	43.93
INGRAM LIBRARY SERVICES	71946534	10/19/2022	BOOKS 20C7921	100-706-52033	18.63
INGRAM LIBRARY SERVICES	71946535	10/19/2022	BOOKS 20C7921	100-706-52033	88.84
INGRAM LIBRARY SERVICES	71946536	10/19/2022	BOOKS 20C7921	100-706-52033	8.97
LUCY HEIL ATTORNEY AT LAW	9.22.2022	10/19/2022	LEGAL SERVICES	100-704-52019	2,625.00
TYLER TECHNOLOGIES INC	025-396601	10/20/2022	INSITE TRANSACTION FEES	100-707-52019	11,372.50
SAIF CORPORATION	10.04.2022	10/20/2022	HARTLESS / RAETHKE	100-705-51015	1,082.02
NW NATURAL GAS	10.12.2022	10/20/2022	5638	100-705-52003	16.06
NW NATURAL GAS	10.12.2022	10/20/2022	7673	100-706-52003	86.75
NW NATURAL GAS	10.12.2022	10/20/2022	3047	100-708-52003	20.53
NW NATURAL GAS	10.12.2022	10/20/2022	8563	100-708-52003	43.86
NW NATURAL GAS	10.12.2022	10/20/2022	0109	100-709-52003	42.14
NW NATURAL GAS	10.12.2022	10/20/2022	6430	100-709-52003	16.06
NW NATURAL GAS	10.12.2022	10/20/2022	2848	100-715-52003	18.19
NW NATURAL GAS	10.12.2022	10/20/2022	5285	100-715-52003	16.06
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	150 S 13 ST POLICE STATION 7...	100-705-52003	367.66
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	150 S 13TH ST- POLICE	100-705-52003	112.36
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	375 S 18TH ST COLUMBIA CEN...	100-706-52003	764.83
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	50 PLAZA SQ- PLAZA OUTLETS	100-708-52003	31.02
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	200 N RIVER ST - GREY CLIFFS ...	100-708-52003	35.62
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	475 S 18TH ST	100-708-52003	19.63
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	120 WHITE WAY - WALNUT TR...	100-708-52003	28.28
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	475 S 18TH ST- MCCORMICK E...	100-708-52003	31.48
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	265 STRAND ST. - SPLASH PAD...	100-708-52003	56.31
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	264 STRAND ST- COL VIEW PA...	100-708-52003	32.71
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	200 N 7TH ST - PARK	100-708-52003	28.51
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	299 N 6TH ST - PARKS	100-708-52003	28.28
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	162 MCMICHAEL ST - CAMPBE...	100-708-52003	468.03
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	475 S 18TH ST - MCCORMICK ...	100-708-52003	611.73
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	475 S 18 ST METER 10220167	100-708-52003	55.53
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	475 S 18TH ST	100-708-52003	71.84
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	2625 GABLE RD REC CENTER	100-709-52003	216.59
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	277 STRAND ST -	100-715-52003	40.15
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	277 STRAND ST- CITY HALL UB...	100-715-52003	71.53
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	275 STRAND ST- CITY HALL UB ...	100-715-52003	89.57
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	265 STRAND ST- CITY HALL UP	100-715-52003	101.12
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	265 STRAND ST- CITY HALL MA...	100-715-52003	356.19
GMP CONSULTANTS LLC	22-081	10/20/2022	FINANCE DIRECTOR SEARCH I...	100-707-52019	5,500.00
METRO PLANNING INC	5597	10/20/2022	WEB GIS	100-710-52001	62.50

Expense Approval Register

Packet: APPKT00655

Item #5.

22

Vendor Name	Payable Number	Post Date	Description (Item)	Account Number	Amount
TROTTER & MORTON FACILITY ..	80085	10/20/2022	G10115 LIBRARY HVAC	100-706-52023	2,282.10
CINTAS	8405863898	10/20/2022	PARKS FIRST AID CABINET SER...	100-708-52001	29.40
GOVERNMENT ETHICS COMMI...	AIE16811	10/20/2022	ANNUAL BILLING	100-703-52018	768.35
GLOWFORGE INC	CBINV294980	10/20/2022	ANNUAL	100-706-52036	239.40
KJ SECURITY SOLUTIONS & LO...	0005109	10/21/2022	REPIN LOCK ALANO CLUB	100-715-52023	92.00
ROSS DENISON LAW	10.16.2022	10/21/2022	PROFESSIONAL SERVICES COU...	100-704-52019	200.00
DAWN RICHARDSON - AP	10.20.2022	10/21/2022	MILEAGE REIMBURSEMENT F...	100-707-52001	34.37
COMCAST BUSINESS	156755304	10/21/2022	FIBER INTERNET ACCT 934571...	100-712-52003	4,641.53
JORDAN RAMIS PC ATTORNEYS..	197324	10/21/2022	GENERAL LEGAL	100-701-52019	4,230.00
JORDAN RAMIS PC ATTORNEYS..	197325	10/21/2022	EMPLOYMENT MATTERS	100-701-52019	1,645.00
JORDAN RAMIS PC ATTORNEYS..	197327	10/21/2022	PLANNING	100-710-52019	3,687.00
PORTLAND GENERAL ELECTRIC	INV0003231	10/21/2022	0153585940	100-709-52003	21.91
ABC TRANSCRIPTION SERVIC...	STH0922001	10/21/2022	STHCC SEPT 7 2022	100-702-52019	413.33
Fund 100 - GENERAL FUND Total:					73,580.73

Fund: 201 - VISITOR TOURISM

NW NATURAL GAS	10.12.2022	10/20/2022	7764	201-000-52003	39.79
NW NATURAL GAS	10.12.2022	10/20/2022	9614	201-000-52003	16.06
E2C	4480	10/20/2022	MONTHLY MARKETING TINA ...	201-000-52019	10,000.00
Fund 201 - VISITOR TOURISM Total:					10,055.85

Fund: 202 - COMMUNITY DEVELOPMENT

JORDAN RAMIS PC ATTORNEYS..	197326	10/21/2022	COMMUNITY DEVELOPMENT ...	202-721-52051	50.00
MAUL FOSTER ALONGI INC	50379	10/21/2022	WWTP LAGOON ON CALL SERV..	202-726-52019	3,705.00
Fund 202 - COMMUNITY DEVELOPMENT Total:					3,755.00

Fund: 203 - COMMUNITY ENHANCEMENT

AMY C NEVITT	10.17.2022	10/19/2022	SEWING CLASS	203-709-52028	378.00
TRUE POINT SOLUTIONS	22-0898	10/19/2022	TRUE POINT SERVICES DIGEPL...	203-711-52028	600.00
CARLOS M SPISAK	INV0003224	10/19/2022	YOUTH NIGHT EVENT	203-709-52028	312.60
CARLOS M SPISAK	INV0003225	10/19/2022	TEEN NIGHT EVENT 10/15	203-709-52028	250.08
GABRIELLE DAGUE	10.20.2022	10/20/2022	SUMMER PROGRAMMING 53 ...	203-709-52028	1,060.00
Fund 203 - COMMUNITY ENHANCEMENT Total:					2,600.68

Fund: 205 - STREETS

COLUMBIA RIVER PUD	10.13.2022	10/20/2022	191 N MILTON WAY - SIGNAL	205-000-52003	36.32
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	2198 COLUMBIA BLVD - SIGNAL	205-000-52003	38.82
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	495 S 18TH ST - LIGHT SIGNAL	205-000-52003	44.13
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	191 N MILTON WAY- LANDSC...	205-000-52003	28.51
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	715 S COLUMBIA RIVER HWY -...	205-000-52003	72.00
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	1800 COLUMBIA BLVD - SIGNAL	205-000-52003	108.53
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	1370 COLUMBIA BLVD.- FOUN...	205-000-52003	38.04
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	265 STRAND ST	205-000-52003	3,747.56
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	58651 COL HWY GATEWAY ART	205-000-52003	28.85
Fund 205 - STREETS Total:					4,142.76

Fund: 601 - WATER

NORTHSTAR CHEMICAL	237044	10/19/2022	SODIUM HYPOCHLORITE 12.5%	601-732-52083	2,017.88
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	1680 1 ST -	601-731-52003	1,241.37
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	2300 STRAND ST - WELL 2	601-731-52003	1,114.32
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	62420 COLUMBIA RIVER HWY -..	601-731-52003	99.81
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	END OF KESTREL VIEW DRIVE	601-731-52003	77.27
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	35261 PITTSBURG RD- PW WA...	601-731-52003	30.16
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	57500 OLD PORTLAND RD - W...	601-731-52003	33.41
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	1215 FOURTH ST - WFF	601-732-52003	4,989.50
HACH	13284716	10/20/2022	REAGENT SET CHLORINE FREE ...	601-731-52001	83.79
HACH	13284716	10/20/2022	REAGENT SET CHLORINE FREE ...	601-732-52001	155.61
EAGLE STAR ROCK PRODUCTS ...	41504	10/20/2022	ROCK 9TH ST WATER	601-731-52001	150.19
EAGLE STAR ROCK PRODUCTS ...	41510	10/21/2022	ROCK 9TH ST WATER	601-731-52001	153.61
LAWRENCE OIL COMPANY	CFSI-11171	10/21/2022	247752 WATER	601-732-52022	120.20
Fund 601 - WATER Total:					10,267.12

Fund: 603 - SEWER

CENTURY LINK	10.2.2022	10/18/2022	688	603-736-52010	22.85
--------------	-----------	------------	-----	---------------	-------

Expense Approval Register

Packet: APPKT00655

Item #5.

22

Vendor Name	Payable Number	Post Date	Description (Item)	Account Number	Amount
CENTURY LINK	10.2.2022	10/18/2022	293	603-736-52010	22.84
CENTURY LINK	10.2.2022	10/18/2022	600	603-736-52010	22.85
CENTURY LINK	10.2.2022	10/18/2022	654	603-736-52010	22.85
CENTURY LINK	10.2.2022	10/18/2022	654	603-737-52010	22.84
CENTURY LINK	10.2.2022	10/18/2022	688	603-737-52010	22.84
CENTURY LINK	10.2.2022	10/18/2022	600	603-737-52010	22.84
CENTURY LINK	10.2.2022	10/18/2022	293	603-737-52010	22.85
NW NATURAL GAS	10.12.2022	10/20/2022	5750	603-736-52003	19.74
NW NATURAL GAS	10.12.2022	10/20/2022	5750	603-737-52003	19.74
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	240 CLARK ST PUMP STATION	603-735-52003	28.59
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	451 PLYMOTH ST - WWTP LA...	603-736-52003	1,398.37
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	451 PLYMOTH ST - WWTP LA...	603-737-52003	1,398.37
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	58791 58725 COL RIV HWY P...	603-738-52003	28.00
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	318 S 1ST ST- PS #1 8805564	603-738-52003	72.24
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	58360 OLD PORTLAND RD - PS...	603-738-52003	134.52
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	240 MADRONA CT	603-738-52003	108.15
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	134 N 1ST- PS 2 8873519	603-738-52003	65.83
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	110 S 4TH ST - PS 3	603-738-52003	32.49
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	35120 MAPLE ST. - PS 11	603-738-52003	66.65
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	169 S 4TH ST WATER FLOW M...	603-738-52003	67.27
Fund 603 - SEWER Total:					3,622.72

Fund: 703 - PW OPERATIONS

GENERAL EQUIPMENT COMP...	81806	10/19/2022	MINCAM LED RING	703-739-52099	2,109.00
NW NATURAL GAS	10.12.2022	10/20/2022	8675	703-734-52003	16.06
NW NATURAL GAS	10.12.2022	10/20/2022	7720	703-734-52003	16.06
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	984 OREGON ST - PW SHOP	703-734-52003	30.23
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	1230 DEER ISLAND RD - PW	703-734-52003	57.98
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	984 OREGON ST	703-734-52003	126.11
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	650 OREGON ST -LEMONT PU...	703-734-52003	302.24
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	264 STRAND ST- COL VIEW PA...	703-734-52046	32.73
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	264 STRAND ST- PARKS/ GAZE...	703-734-52046	46.39
COLUMBIA RIVER PUD	10.13.2022	10/20/2022	265 STRAND ST. - DOCKS	703-734-52046	174.80
METRO PLANNING INC	5597	10/20/2022	WEB GIS	703-733-52006	87.50
TROTTER & MORTON FACILITY ..	80032	10/20/2022	C10245	703-734-52023	274.50
CINTAS	8405863897	10/20/2022	FIRST AID CABINET SERVICE	703-734-52019	117.24
PR DIAMOND PRODUCTS INC	0062866-IN	10/21/2022	GUIDEBAR POWERGRIT	703-739-52099	1,528.00
JORDAN RAMIS PC ATTORNEYS..	197328	10/21/2022	PUBLIC WORKS ENGINEERING	703-733-52019	70.00
COLUMBIA COUNTY TRANSFER..	7964	10/21/2022	DUMP FEES ACCT 0017	703-739-52019	133.28
LAWRENCE OIL COMPANY	CFSI-11171	10/21/2022	247748 PUBLIC WORKS	703-734-52022	1,792.94
LAWRENCE OIL COMPANY	CFSI-11171	10/21/2022	247750 PUBLIC WORKS	703-734-52022	202.52
Fund 703 - PW OPERATIONS Total:					7,117.58

Fund: 704 - FACILITY MAJOR MAINTNANCE

TROTTER & MORTON FACILITY ..	80085	10/20/2022	G10115 LIBRARY HVAC	704-000-53013	1,521.40
Fund 704 - FACILITY MAJOR MAINTNANCE Total:					1,521.40

Grand Total: 116,663.84

Fund Summary

Fund	Expense Amount
100 - GENERAL FUND	73,580.73
201 - VISITOR TOURISM	10,055.85
202 - COMMUNITY DEVELOPMENT	3,755.00
203 - COMMUNITY ENHANCEMENT	2,600.68
205 - STREETS	4,142.76
601 - WATER	10,267.12
603 - SEWER	3,622.72
703 - PW OPERATIONS	7,117.58
704 - FACILITY MAJOR MAINTNANCE	1,521.40
Grand Total:	116,663.84

Account Summary

Account Number	Account Name	Expense Amount
100-000-20400	Building - Excise Tax	21,849.79
100-000-20700	Building - State Surcharge	5,166.57
100-701-52019	Professional Services	5,875.00
100-702-52019	Professional Services	413.33
100-703-52018	Professional Development	1,174.85
100-704-52019	Professional Services	2,825.00
100-705-51015	Other Benefits	1,082.02
100-705-52003	Utilities	496.08
100-706-52003	Utilities	851.58
100-706-52023	Facility Maintenance	2,282.10
100-706-52033	Printed Materials	341.77
100-706-52036	Makerspace	239.40
100-707-52001	Operating Supplies	34.37
100-707-52019	Professional Services	16,872.50
100-708-52001	Operating Supplies	29.40
100-708-52003	Utilities	1,563.36
100-708-52019	Professional Services	1,875.00
100-709-52003	Utilities	296.70
100-710-52001	Operating Supplies	62.50
100-710-52019	Professional Services	3,687.00
100-712-52003	Utilities	4,641.53
100-712-52010	Telephone	1,136.07
100-715-52003	Utilities	692.81
100-715-52023	Facility Maintenance	92.00
201-000-52003	Utilities	55.85
201-000-52019	Professional Services	10,000.00
202-721-52051	Urban Renewal	50.00
202-726-52019	Professional Services	3,705.00
203-709-52028	Projects & Programs	2,000.68
203-711-52028	Projects & Programs	600.00
205-000-52003	Utilities	4,142.76
601-731-52001	Operating Supplies	387.59
601-731-52003	Utilities	2,596.34
601-732-52001	Operating Supplies	155.61
601-732-52003	Utilities	4,989.50
601-732-52022	Fuel	120.20
601-732-52083	Chemicals	2,017.88
603-735-52003	Utilities	28.59
603-736-52003	Utilities	1,418.11
603-736-52010	Telephone	91.39
603-737-52003	Utilities	1,418.11
603-737-52010	Telephone	91.37
603-738-52003	Utilities	575.15
703-733-52006	Computer Maintenance	87.50
703-733-52019	Professional Services	70.00
703-734-52003	Utilities	548.68

Account Summary

Account Number	Account Name	Expense Amount
703-734-52019	Professional Services	117.24
703-734-52022	Fuel	1,995.46
703-734-52023	Facility Maintenance	274.50
703-734-52046	Dock Services	253.92
703-739-52019	Professional Services	133.28
703-739-52099	Equipment Operations	3,637.00
704-000-53013	Capital Outlay - Library	1,521.40
Grand Total:		116,663.84

Project Account Summary

Project Account Key	Expense Amount
None	116,663.84
Grand Total:	116,663.84