

Jim Trett, Mayor  
Greg Sheppard, City Councilor  
Eric Page, City Councilor  
Tim Luke, City Councilor  
Michele Tesdal, City Councilor  
Todd Smith, City Councilor  
Denny Nielsen, City Councilor

Michelle Connor, City Recorder

Zoom: ID: 812 6001 0322

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City of Detroit, Oregon  
City Council & Planning  
Commission  
Joint Work Session Minutes

February 27, 2024

5:00 p.m.

345 Santiam Ave W.

Detroit, Oregon

Mailing Address:  
P.O. Box 589  
Detroit, Oregon 97342

(503) 854-3496  
(503) 769-2947 fax

Email: [detroit@wvi.com](mailto:detroit@wvi.com)

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- I. **Call to Order – City Council- Eric Page opened meeting up at 5:08 PM.  
Call to Order – Planning Commission- Dean O’Donnell called the meeting to order at 5:08 PM**
- II. **Roll Call – City Council Present, Greg Sheppard, Eric Page, Michele Tesdal, Denny Nielsen (Zoom) Todd Smith. Not present Mayor Trett and Tim Luke arrived late. Staff Present Michelle Connor and Lindsay Meyer.  
Roll Call – Planning Commission Present Dean O’Donnell, Nancy Powell, Tereasa Maurmann, Adam Snyder, Gina Audritsh. Not present Kevin Cameron was absent with notice, Chris Story was absent without notice**
- III. **Pledge of Allegiance**
- IV. **Approval of the Agenda Todd Smith made motion to approve the agenda, seconded by Michele Tesdal, all in favor with Mayor Trett being absent and Tim Luke absent.**
- V. **Special Orders of Business**
  - a. Short Term Rental Application Discussion- Nancy Powell- Nancy read over pages one and two of the STR application. Denny Nielsen spoke about how all Council and Planning was given copies of this application. He wanted to point out that it might not be necessary to go over the whole application aloud during this meeting. Eric Page asked what the recommendation that planning has for Council

on this particular document? Nancy Powell answered with saying that Planning is looking for any feed back that Council might have about the document. Michele Tesdal had a question for Planning Commission on this particular document about. She asked if Planning Commission had met and agreed on this document. Nancy Powell responded with yes, they agreed on the whole document and it was agreed on two times. Next question about was about do you guys feel about should there be a limit put on STR in town. I am not for or against having limits for STR. Michele Tesdal asked if it might be wise to have a public hearing so that people can voice their opinions. Dean O'Donnell I'm not sure if this is something that could even happen. I do not how you would come up with an exact number. Gina, we had two meetings about this and we talked about putting a cap on how many short-term rentals could be in a neighborhood. The more we discussed we came to the conclusion that it was not something that we saw that needed to be addressed. It was brought up that homes are still being built and that would make it hard to put a cap on it. The other part was to continue to provide the TOT tax for the city. Todd Smith when you say max occupancy what does that mean and is there anything addressed about parking. Nancy Powell If you have an STR you would need to be aware of how many cars can be parked at the residence and you would as the STR owner would communicate that to your renter. If it becomes a problem because there is a over flow parking that is affecting the neighbors then the neighbors would need to complain to the city and the city would need to talk to the STR owner about the issue. Todd Smith I would like to see something to happen with the overflow parking. Because parking on the streets can lead to an issue with safety. Nancy Powell in many instances we would fall back on how is it different for an STR owner and a property owner we don't want to single out STR's. Todd Smith would like to see where over flow parking should go or could go. I would like to see that on the application. Michele Tesdal, I think we need to talk about RV's can STR have Rv's there, is that considered a STR. I don't what Council or Planning thinks about that. Nancy Powell, I know in all our discussions we talked about it; however, we do not have anything in place for that. I think that needs to be defined. Michelle Connor stated that in the new development code there is reference to Rv's not being able to be used as a STR. Eric Page this document to specify relate to a property that has a home. This document is for sticks and bricks. Denny Nielsen, I think this has been a great discussion. Eric Page so I this particular topic, do we have a recommendation of how to address some verbiage in this packet to address some of what has been brought up. 1. What is allowable as a STR, A stick build home or manufact3ed home it can't be anything temporary in nature such as an RV. 2. Parking we want to add a question about how much parking is available at your unit. Tim Luke, I would like to make a suggestion of a fire ladder for the houses that are two or three stories. No more comments.

- b. HB 3115 – Homelessness in Public Spaces Discussion- Denny Nielsen asked what is goal of this discussion? The planning commission discussed this topic at our last meeting. It was talked about how compliance to HB3115 would need to be put into place if we have ORD about camping. It is not seen at this time that there is an issue with this. It was discussed continuing this discussion so that if it comes up it has already been discussed.


- c. Grant Funds Discussion- We have some grant funds with some expiration dates. Some of the discussions included what could be done with these funds and finding the best use for these funds.


**XI. Other Business – None**

**XII. Upcoming Meetings**

- a. Regular Council Meeting – February 27, 2024 – Detroit City Hall 6:30 PM.
- b. Regular Council Meeting – March 12, 2024 – Detroit City Hall 6:30 PM.

**XIII. Adjourn Meeting was closed at 6:24 PM.**

  
James R. Trett, Mayor

  
Michelle Connor, City Recorder

