

Regular Session

RS

Milwaukie City Council

COUNCIL REGULAR SESSION

City Hall Council Chambers, 10722 SE Main Street
& Zoom Video Conference (www.milwaukieoregon.gov)

REVISED AGENDA**SEPTEMBER 6, 2022**(1st Revised September 2, 2022)(2nd Revision September 6, 2022)

Council will hold this meeting in-person and through video conference. The public may attend the meeting by coming to City Hall or joining the Zoom webinar, or watch the meeting on the [city's YouTube channel](#) or Comcast Cable channel 30 in city limits. **For Zoom login** visit <https://www.milwaukieoregon.gov/citycouncil/city-council-regular-session-331>.

To participate in this meeting by phone dial 1-253-215-8782 and enter Webinar ID 831 8669 0512 and Passcode: 023745. To raise hand by phone dial *9.

Written comments may be delivered to City Hall or emailed to ocr@milwaukieoregon.gov. Council will take verbal comments.

Note: agenda item times are estimates and are subject to change.

Page #

1. **CALL TO ORDER** (6:00 p.m.)
 - A. **Pledge of Allegiance**
 - B. **Native Lands Acknowledgment**

2. **ANNOUNCEMENTS** (6:01 p.m.) 2

3. **PROCLAMATIONS AND AWARDS**
 - A. **American Legion Day – Proclamation** (6:05 p.m.) 4
Presenter: American Legion Post 180

 - B. **Constitution Week – Proclamation** (6:10 p.m.) 5
Presenter: Daughters of the American Revolution

 - C. **National Preparedness Month – Proclamation** (6:15 p.m.) 6
Presenter: Lisa Batey, Councilor

4. **SPECIAL REPORTS**
 - A. **None Scheduled.**

5. **COMMUNITY COMMENTS** (6:20 p.m.)

To speak to Council, please submit a comment card to staff. Comments must be limited to city business topics that are not on the agenda. A topic may not be discussed if the topic record has been closed. All remarks should be directed to the whole Council. The presiding officer may refuse to recognize speakers, limit the time permitted for comments, and ask groups to select a spokesperson. **Comments may also be submitted in writing before the meeting, by mail, e-mail (to ocr@milwaukieoregon.gov), or in person to city staff.**

6. **CONSENT AGENDA** (6:25 p.m.)
 Consent items are not discussed during the meeting; they are approved in one motion and any Council member may remove an item for separate consideration.
- A. **Approval of Council Meeting Minutes of:** 10
 - 1. **August 2, 2022, work session,**
 - 2. **August 2, 2022, regular session, and**
 - 3. **August 9, 2022, study session.** (removed from the agenda 9/2/2022)
 - B. **Appointment to the Arts Committee – Resolution** 16
 - C. **Authorization of the Purchase of a Dump Truck – Resolution** 19
 - D. **Authorization of a State Seismic Rehabilitation Grant – Resolution** 42-1
 (Added to the agenda 9/6/2022)
7. **BUSINESS ITEMS**
- A. **New Building Energy and Climate – Resolutions (3)** (6:30 p.m.) 44
 Presenter: Mark Gamba, Mayor
 - B. **Climate Fee Policy – Discussion** (8:00 p.m.) 78
 Staff: Natalie Rogers, Climate & Natural Resources Manager
 - C. **Parks Levy Ballot Measure Referral – Update** (8:30 p.m.)
 Staff: Justin Gericke, City Attorney
 - D. **Council Parks Goal – Discussion** (9:00 p.m.)
 Presenters: Kathy Hyzy, Council President, and
 Lisa Batey, Councilor
8. **PUBLIC HEARINGS**
- A. **None Scheduled.**
9. **COUNCIL REPORTS** (9:25 p.m.)
10. **ADJOURNMENT** (9:30 p.m.)

Meeting Accessibility Services and Americans with Disabilities Act (ADA) Notice

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Servicios de Accesibilidad para Reuniones y Aviso de la Ley de Estadounidenses con Discapacidades (ADA)

La ciudad se compromete a proporcionar igualdad de acceso para reuniones públicas. Para solicitar servicios de asistencia auditiva y de movilidad, favor de comunicarse a la Oficina del Registro de la Ciudad con un mínimo de 48 horas antes de la reunión por correo electrónico a ocr@milwaukieoregon.gov o llame al 503-786-7502. Para solicitar servicios de traducción al español, envíe un correo electrónico a espanol@milwaukieoregon.gov al menos 48 horas antes de la reunión. El personal hará todo lo posible para responder de manera oportuna y atender las solicitudes. La mayoría de las reuniones del Consejo de la Ciudad se transmiten en vivo en el [canal de YouTube de la ciudad](#) y el Canal 30 de Comcast dentro de los límites de la ciudad.

Executive Sessions

The City Council may meet in executive session pursuant to Oregon Revised Statute (ORS) 192.660(2); all discussions are confidential; news media representatives may attend but may not disclose any information discussed. Final decisions and actions may not be taken in executive sessions.

2364th Meeting**COUNCIL REGULAR SESSION****MINUTES**

City Hall Council Chambers, 10722 SE Main Street
& Zoom Video Conference (www.milwaukieoregon.gov)

SEPTEMBER 6, 2022

Council Present: Councilors Adam Khosroabadi, Lisa Batey, Desi Nicodemus, Council President Kathy Hyzy, and Mayor Mark Gamba

Staff Present: Kelly Brooks, Assistant City Manager Peter Passarelli, Public Works Director
Justin Gericke, City Attorney Natalie Rogers, Climate & Natural Resources Manager
Ann Ober, City Manager Scott Stauffer, City Recorder

Mayor Gamba called the meeting to order at 6:02 p.m.

1. CALL TO ORDER

A. Pledge of Allegiance.

B. Native Lands Acknowledgment.

2. ANNOUNCEMENTS

Mayor Gamba announced upcoming activities, including a Milwaukie Poetry Society reading, the Milwaukie Sustainability Fair, a playground design presentation, an author conversation event, and a city managers open door session. **Councilor Batey** noted a fundraiser at Mike's Drive-In in support of the Milwaukie Parks Foundation.

3. PROCLAMATIONS AND AWARDS**A. American Legion Day – Proclamation**

Mike Wilson, American Legion Post 180 Past Commander, remarked on the post's work in the community on behalf of veterans. Council thanked Post 180 for their work and **Mayor Gamba** proclaimed September 16 to be American Legion Day.

B. Constitution Week – Proclamation

Phyllis Hines, Susannah Lee Barlow Chapter Daughters of the American Revolution (DAR), remarked on the importance of recognizing the Constitution. **Mayor Gamba** proclaimed September 16 to 22 to be Constitution Week.

C. Preparedness Month Proclamation (moved to September 20, 2022, agenda)

4. SPECIAL REPORTS

A. None Scheduled.

5. COMMUNITY COMMENTS

Mayor Gamba reviewed the public comment procedures and **Ober** reported that there was no follow-up report from the August 16 community comments.

Paul Lisac, co-owner of Lisac's Fireplace and Stoves, noted that 2022 was the Lisac family's 100th year of doing business in Milwaukie and asked if the city would consider reading an anniversary proclamation. It was noted that staff would follow-up with Lisac.

Pat Stauss, Milwaukie resident, expressed frustration about the city's response to inquiries about code violations reported on the Stauss' property, observing that other properties in the city were in violation of the same code issues. **Mayor Gamba** and **Stauss** remarked on city efforts to find a solution to the Stauss' code violation issues.

6. CONSENT AGENDA

It was moved by Councilor Batey and seconded by Council President Hyzy to approve the Consent Agenda as presented.

A. City Council Meeting Minutes:

- 1. August 2, 2022, Work Session,**
- 2. August 2, 2022, Regular Session, and**
- 3. August 9, 2022, study session.** (removed from the agenda)

B. Resolution 61-2022: A resolution of the City Council of the City of Milwaukie, Oregon, making an appointment to the Arts Committee.

C. Resolution 62-2022: A resolution of the City Council of the City of Milwaukie, Oregon, authorizing the purchase of a five-yard dump truck with snow accessories.

D. Resolution 63-2022: A resolution of the City Council of the City of Milwaukie, Oregon, authorizing the city manager to sign the State of Oregon Seismic Rehabilitation Grant Program (SRGP) Grant Agreement.

Motion passed with the following vote: Councilors Khosroabadi, Batey, Nicodemus, and Hyzy and Mayor Gamba voting "aye." [5:0]

7. BUSINESS ITEMS

A. New Building Energy and Climate – Resolutions (3)

Mayor Gamba reviewed the city's climate goals, which included reducing the carbon impact of buildings, and explained that the proposed resolutions were meant to begin the process of reducing the use of natural gas (methane) by banning it in city-owned buildings, existing buildings, and future buildings. **Gamba** explained that two invited presenters would speak first and then Council would take public comment.

Scott Ongley, co-owner of Lisac's Fireplace and Stoves, opposed the resolutions, reviewed Lisac's history selling natural gas appliances, and remarked that the power grid was not prepared for all-electric buildings and that banning natural gas without further education and time to develop climate-friendly solutions was a bad idea. **Ongley** believed most Milwaukians did not support a natural gas ban, commented on the need for natural gas during power outages, and noted that newer gas appliances were more efficient. **Mayor Gamba** asked about air flow safety in natural gas fireplaces and **Ongley** commented on safety improvements made to fireplaces in recent years.

Ongley discussed differences between gas and electric stoves and suggested that banning natural gas appliances would not result in much of a climate benefit and would cause energy and financial problems for Milwaukie residents. **Ongley** suggested that nuclear energy was the safest and cleanest form of energy and that regulating energy sources was not the purview of cities.

Mayor Gamba remarked that the resolutions did not propose taking away natural gas from existing buildings. **Ongley** observed that if natural gas were used less the utility company could decide it was not worth it to service an area, which would result in natural gas not being an option for certain areas.

Melanie Plaut, retired medical doctor, presented information about the negative health and climate impacts of methane (natural) gas; noting that the use of methane increases greenhouse gas (GHG) emissions, gas-related explosions, indoor air pollution, childhood asthma, depression, and Alzheimer's disease. **Plaut** suggested that research had shown that low-income homes were more at-risk of natural gas pollution, that natural gas appliances were harmful even when not being used and noted that several professional medical associations supported gas bans. **Plaut** concluded by reviewing recommendations for how to use natural gas appliances safely if they could not be replaced and encouraged Council to ban the use of natural gas.

Mayor Gamba reviewed the public comment procedures.

Zachary Turner, Climate Control Heating, Ventilation, and Air Conditioning (HVAC) estimator, remarked on the advantages of electric heating systems and electrifying buildings, and urged Council to adopt the resolutions. **Councilor Batey** and **Turner** remarked on the installation and use of mini-splits and heat pumps.

Ben Stevenson, Sunrise Movement PDX representative, urged Council to adopt the resolutions and remarked on the health and climate benefits of banning natural gas.

Alma Pinto, Milwaukie resident and climate justice associate with the Community Energy Project, commented on the impact of natural gas on the health and finances of low-income and Black, Indigenous, and People of Color (BIPOC) residents and encouraged Council to adopt the resolutions.

Bob Jenks, Oregon Citizens Utility Board (CUB) executive director, commented on the end-user's cost of the state's subsidization of expanding the natural gas system.

Eric Freed, Milwaukie resident, suggested utility companies were keeping all levels of government from addressing climate change and urged Council to adopt the resolutions.

Elijah Cetas, Milwaukie resident, remarked on life as a low-income renter using natural gas appliances and the need to invest in aging utility infrastructure.

Jonny Kocher, Rocky Mountain Institute (RMI) senior associate, commented on a Milwaukie utility cost analysis that found using natural gas appliances cost customers more than using electric appliances and encouraged Council to adopt the resolutions.

Matt Bokar, Salazar Architects senior associate, supported Council adopting the resolutions and commented on Salazar Associate's work to electrify building projects.

Greer Ryan, Climate Solutions representative, commented on the negative health impacts of using natural gas and the need to ban natural gas now so the city would be eligible for federal funding to electrify utility infrastructure. **Council President Hyzy** and **Ryan** remarked on when federal funds may be available for local use.

Mayor Gamba recessed the meeting at 7:46 p.m. and reconvened at 7:53 p.m.

Josie Moberg, Breach Collective climate justice legal fellow, supported Council adopting the resolutions and remarked on the urgency of addressing climate change.

John Weigant, Gresham resident, supported Council adopting the resolutions and commented on society's future reliance on electricity and not fossil fuels.

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Rob Reynolds, Milwaukie resident, asked Council to pause its consideration of the resolutions for 120-days to conduct more research and community outreach on the issue, and suggested the city had other issues to address before a natural gas ban.

Brad Reed, Milwaukie resident, supported Council adopting the resolutions and commented on the health reasons to move away from the use of fossil fuels.

Jacob Sherman, Milwaukie resident, supported the intent of the resolutions and asked Council to conduct additional public outreach before acting on the resolutions.

Lisac commented on the ability of gas appliances to function as a heat source during power outages and the inability of heat pumps to work in cold weather. **Councilor Batey** and **Lisac** noted newer gas fireplaces use batteries to power the ignition switch. **Mayor Gamba** and **Lisac** remarked on the size of a space a gas fireplace can heat.

Councilor Khosroabadi asked about an electric heat pump's ability to function in cold weather and **Turner** reported that heat pumps can work in the cold weather seen in Oregon. **Lisac** and **Turner** noted that heat pumps do not work without electricity and **Lisac** remarked on the importance of having a gas fireplace as a backup heat source.

Beth Doglio, former Washington state legislator, remarked on the importance of local governments addressing climate change by promoting the electrification of buildings.

Anne Pernick, SAFE cities community manager at Stand.earth, encouraged Council to adopt the resolutions to address the negative health impacts of using natural gas.

Katie Mercer, Portland resident, suggested natural gas companies were trying to sell a hazardous product and encouraged Council to adopt the resolutions.

Laura Stevens, unincorporated Clackamas County resident, supported the resolutions and remarked on the negative health effects of natural gas and wildfire pollution.

Brian Stewart, Electrify Now! co-founder, commented on the rising costs of using fossil fuels versus electricity, and encouraged Council to adopt the proposed resolutions.

Patty Hine, 350 Eugene president, supported the resolutions and commented on the electrification policies being considered by the City of Eugene.

Kasra Shokart, Milwaukie resident, supported the resolutions and remarked on the importance of stopping the use of fossil fuels.

Dylan Plummer, Sierra Club senior campaign representative, supported the resolutions and commented on the Sierra Club's work to encourage pro-electrification policies.

Mayor Gamba noted written comments on the resolutions had been submitted since the meeting started. It was Council consensus to move to discussion and not stop the meeting to review the comments.

Mayor Gamba read the text of the resolution directing that city-owned buildings be electrified into the record, noting changes to the resolution text that had been proposed by Council President Hyzy.

Councilor Nicodemus supported the electrification of appliances and buildings but was concerned about the lack of public process and community engagement to develop the resolutions, particularly among the Black, Indigenous, and People of Color (BIPOC) community. **Mayor Gamba** and **Nicodemus** remarked on the timing of adopting the resolutions and the need to engage the community about a natural gas ban.

Councilor Batey agreed with those who had suggested that the city should consider the issue more before adopting the resolutions but believed the resolution providing direction regarding city-owned buildings and new construction would not need as much community engagement.

Councilor Batey suggested the resolutions should be revised before being adopted and observed that an energy efficiency report issued for the city several years ago had identified natural gas use a vulnerability. **Batey** remarked that Plaut's presentation had raised concerns about residential use of natural gas and NW Natural Gas' lack of transparency in identifying gas leaks in homes and construction sites.

Councilor Nicodemus reiterated concern about the lack of BIPOC representation in the comments received. **Mayor Gamba** agreed with Nicodemus and observed that the lack of diversity in community engagement was true for most topics the city addressed.

Councilor Khosroabadi expressed concern about what happens during storms when the power goes out. **Mayor Gamba** stated that electric batteries and microgrids were the solution. **Khosroabadi** and **Gamba** commented that with or without gas appliances, there would be no heat without electricity. **Khosroabadi** agreed it was important to engage more people in drafting the resolutions and was concerned about new buildings including gas appliances.

Mayor Gamba and **Council President Hyzy** commented that current residents could end up living in new housing, but most residents of new housing do not live in the city.

Council President Hyzy asked staff for feedback on the potential workload impacts of the resolution directing that city-owned buildings be electrified. **Rogers, Passarelli,** and **Ober** discussed the process of identifying and funding energy efficiency projects at city facilities and what projects would be reprioritized to give staff time to complete electrification projects by the 2025 deadline identified in the resolution. **Ober** recommended that staff analyze energy efficiency and electrification work to be done at city facilities before Council adopt the resolution.

The group commented on the potential financial impacts of requiring all-electric and energy efficiency work be done at city facilities that are part of ongoing request for proposal (RFP) processes. They noted that electrification requirements could be factored into future projects and that it would be hard to add such requirements to ongoing projects, which may also require budget adjustments to cover project costs.

The group remarked on the energy efficiency standards being sought for the Coho Point at Kellogg Creek development project.

Ober reiterated that Council give staff time to analyze the impact of requiring city-owned buildings be electrified. **Passarelli** remarked on city facilities that would have to be retrofitted with electric systems. **Council President Hyzy** wanted ongoing projects to proceed and not slowed down by new requirements. **Hyzy** proposed that the resolutions be tabled to allow staff time to analyze the impact of electrifying city buildings and future construction projects. **Ober** believed staff could report back in a few weeks.

The group discussed what information staff would work on getting for the next Council discussion on building energy efficiency and noted how raising the minimum project cost amount threshold that triggered an electrification requirement from \$50,000 to \$200,000 would keep smaller projects from being subject to the new requirements. They also noted that any analysis of project costs would be hard to confirm due to the unusual and unpredictable costs of materials and construction during the last two years.

Council President Hyzy suggested the work to revise the resolutions could be an opportunity to engage under-represented communities. **Ober** noted there were equity groups who could help with project estimates.

Mayor Gamba recessed the meeting at 9:41 p.m. and reconvened at 9:45 p.m.

Ober noted that agenda item 7. B. Climate Fee Policy would be moved to the September 20 regular session agenda.

Mayor Gamba read the resolution related to the electrification of existing buildings into the record. Staff believed the resolution aligned with work staff was already undertaking.

Council President Hyzy noted Eugene's process for considering electrification and that staff had suggested the resolutions would create additional workload but would also align with work already being done. **Hyzy** reiterated a request for an analysis of what electrification and a robust community engagement effort would mean for staff. **Rogers** and **Passarelli** reviewed electrification, engagement, and equity work the city was already doing and what projects may require a consultant.

Council President Hyzy underscored the importance of equity work on city projects and was concerned that there would not be enough time or resources to do it in a way that ensures BIPOC community members participate. The group acknowledged the self-driven workload of the city's Equity Steering Committee (ESC) and the equity work being done by city staff on other projects.

Mayor Gamba asked what in the resolution regarding the electrification of existing buildings needed to change to not add to staff workload. **Ober** believed staff needed time to determine what the price of adding electrification projects would be.

Councilor Batey suggested the resolution's requirement that staff identify a plan to decarbonize existing buildings would be a big lift. **Ober** and **Rogers** remarked on what factors staff would look at in determining a cost impact for Council.

Council President Hyzy observed that the proposed electrification work may amount to it being a Council goal that the community would need to identify as a goal. **Mayor Gamba** remarked that the city's community visioning process had served the purpose of identifying what work the city should undertake to achieve climate action goals.

Council President Hyzy and **Ober** remarked that prioritizing electrification work would mean that other projects would be less of a priority.

Councilor Khosroabadi suggested the electrification work could be a way to refocus the city's ongoing Climate Action Plan (CAP) work to include the transportation system's carbon impact. **Ober** and **Khosroabadi** discussed the resolutions' deadlines for achieving electrification work and what work would need to be done to achieve those deadlines. **Council President Hyzy** suggested that adding electrification and other work to the CAP could be part of the planned five-year update of the plan. **Rogers** and **Hyzy** noted the feasibility of waiting for pending state legislation and litigation regarding decarbonization and natural gas to play out before updating the plan.

Council President Hyzy suggested the resolutions were not the only way to achieve the desired electrification outcomes and noted the need to give staff time to evaluate the proposed actions. **Mayor Gamba** remarked that there were only two ways to address the climate impacts of methane – stop using it or replace it with something else, neither of which Gamba believed the gas utility companies were interested in. **Hyzy** agreed with

Gamba and expressed concern that the community had not had time to weigh-in. **Gamba** and **Hyzy** commented on whether imposing a natural gas ban on future buildings would have a cost for the city.

Mayor Gamba read the text of the resolution regarding the electrification of future buildings, noted the upcoming franchise negotiations with NW Natural Gas, and suggested that it did not cost the city anything to ban the installation of new gas lines.

Councilor Batey believed there would not be much staff time required to implement a natural gas ban for new residential buildings. **Ober** and **Rogers** commented on how the city could approach a natural gas ban in new residential buildings, noting legal and legislative paths that had led to little results in other states.

Council President Hyzy asked for information about staff workload to implement the resolutions and **Ober** summarized steps staff would take to identify the workload. **Hyzy** believed the work being done in Eugene was different than what would need to be done in Milwaukie and expressed concern that NW Natural Gas may place a measure on the ballot in Milwaukie in 2023 that would remove the city's ability to regulate electricity and natural gas lines. **Hyzy** was concerned that the city had not done the community education work necessary to explain why banning natural gas was important. **Batey** believed the groups who had commented on the resolutions would lead the effort to defeat any NW Natural Gas measure.

Councilor Khosroabadi and **Ober** noted the cost and staff time that had been required to conduct a survey about the parks measure and **Khosroabadi** suggested the city commission a similar survey for natural gas. **Mayor Gamba** and **Khosroabadi** remarked on the feasibility of conducting a survey on an unknown natural gas measure.

Ober and **Mayor Gamba** summarized that Council had provided enough feedback for staff to analyze the resolutions and provide feedback to Council in November.

Councilor Batey encouraged those who had submitted comments to pay attention to the Clackamas County Housing Authority's Hillside Park redevelopment project as it would be the largest housing project to be built in the city.

Mayor Gamba noted that Pernick, who had commented, was a national organizer for electrification work. **Ober** noted that staff would reach out to another national electrification advocate in the coming weeks.

B. Climate Fee Policy Discussion (moved to September 20, 2022, regular session)

C. Parks Levy Ballot Measure Referral – Update

Gericke reported that the parks levy ballot measure title challenge period, referred to voters by Council, had ended without a challenge being filed, and explained that the next step would be to submit the final ballot title language to elections officials.

Council President Hyzy believed the city lacked clarity on the issue and needed more time to explain it to the public. **Hyzy** and **Councilors Nicodemus, Khosroabadi,** and **Batey** suggested the ballot measure be withdrawn until 2023 to give the city more time to explain why the city should leave North Clackamas Parks and Recreation District (NCPRD) and to see whether the district referred its own ballot measure to voters.

Staff summarized that Council wanted the ballot measure to be withdrawn and asked Council to withdraw the measure by motion and vote.

It was moved by Councilor Batey and seconded by Councilor Nicodemus to withdraw the previously adopted resolution referring a parks levy ballot measure to the voters. Motion passed with the following vote: Councilors Khosroabadi, Batey, Nicodemus, and Hyzy and Mayor Gamba voting “aye.” [5:0]

D. Council Parks Goal – Discussion

Councilor Batey reviewed Council’s last goals discussion that had resulted in two goals being adopted and suggested the time was right to add a third parks goal.

Council President Hyzy agreed that parks needed to be made a Council goal for the rest of 2022. **Councilor Batey** and **Ober** did not believe a timeline needed to be set for goals as the next Council could change them at any time.

Councilor Khosroabadi asked why the housing goal had been removed in 2021. **Councilor Batey** and **Council President Hyzy** explained that most of Council had felt the housing work the city could do was finished or underway. The group noted that the city did not play a role in administering housing funding and social support services and that the new Council would revisit the goals in 2023.

It was moved by Council President Hyzy and seconded by Councilor Khosroabadi to extend the meeting until 11:15 p.m. Motion passed with the following vote: Councilors Khosroabadi, Batey, Nicodemus, and Hyzy and Mayor Gamba voting “aye.” [5:0]

Mayor Gamba commented that adopting a goal for a few months did not seem worth it. **Ober** noted the budgetary impact of an issue being made a Council goal. **Council President Hyzy** suggested that putting something on a ballot and continuing to work on parks elevated it to a Council goal. **Councilor Batey** did not believe a Council goal had to be a multi-year project and could have value as a short duration statement.

It was noted that there was a 4:1 majority of Council in support of adding parks as a Council goal for the remainder of calendar year 2022.

Ober noted that Councilor Batey and Council President Hyzy would draft a goal adoption resolution for Council to consider at the September 20 regular session.

8. PUBLIC HEARING

A. None Scheduled.

9. COUNCIL REPORTS

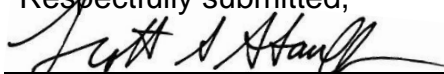
Ober reported that Councilor Khosroabadi was interested in being the Council liaison to the Clackamas County Water Environment Services (WES) advisory body and that Council would consider appointing Khosroabadi to the role at a future meeting.

10. ADJOURNMENT

It was moved by Councilor Nicodemus and seconded by Councilor Batey to adjourn the Regular Session. Motion passed with the following vote: Councilors Khosroabadi, Batey, Nicodemus, and Hyzy and Mayor Gamba voting “aye.” [5:0]

Mayor Gamba adjourned the meeting at 10:59 p.m.

Respectfully submitted,



Scott Stauffer, City Recorder



RS Agenda Item

2

Announcements



Mayor's Announcements – September 6, 2022

- **David J.S. Pickering Poetry Reading – Wednesday, September 14 (6-7:15 PM)**
 - Kick off the 16th season of the Milwaukie Poetry Series
 - Live reading takes place at the Ledding Library (10660 SE 21st Ave.)
- **Milwaukie Sustainability Fair – Saturday, September 17 (2-6 PM)**
 - Sponsored by the Milwaukie Environmental Stewards Group
 - Event includes recycling, vendors, a repair fair, clothing swap, music, art, food, and other family friendly activities
 - Parking lot across from City Hall (Harrison St. and Main St.)
- **Playground Design Presentation – Thursday, September 22 (5:30-6:30 PM)**
 - Learn about playground design safety and play concepts such as nature-based, inclusive, and sensory-based
 - Use this knowledge to provide informed feedback during park planning processes
 - Presentation will be done virtually using Zoom
- **A Conversation with Kate Birdsall – Thursday, September 22 (6:30-7:30 PM)**
 - Kate is the author of the memoir *In Between* and stars in the 2022 film *Strictly for the Birds*
 - Ledding Library, 10660 SE 21st Ave.
- **City Manager Open Door Session – Tuesday, September 27 (9-10 AM)**
 - Ask questions, raise concerns, or just find out more about what the city is doing
 - No sign-up is necessary. First-come first-served.
 - Sessions limited to 15 minutes to accommodate as many sessions as possible
 - Sessions take place at City Hall (Council Chambers), 10722 SE Main St.
- **LEARN MORE AT WWW.MILWAUKIEOREGON.GOV OR CALL 503-786-7555**



RS Agenda Item

3

Proclamations & Awards

PROCLAMATION

WHEREAS the American Legion was chartered by Congress on September 16th, 1919, as a wartime veteran’s organization based on the four pillars of Veterans Affairs and Rehabilitation, National Security, Americanism, and Children and Youth, and

WHEREAS the American Legion has become a preeminent community service organization with more than 2.5 million members in over 14,000 posts worldwide supporting a variety of programs to benefit our nation’s veterans, its service members, their families, the youth of America and its citizens, and

WHEREAS Legionnaires uphold the ideals of freedom and democracy while working to make a difference in the lives of all Americans, and

WHEREAS the City of Milwaukie enjoys a strong partnership with American Legion Post 180 and its affiliated units and organizations, and

WHEREAS the 2022 observance of American Legion Day provides an opportunity to recognize Legionnaires in our community for their many civic contributions.

NOW, THEREFORE, I, Mark Gamba, Mayor of the City of Milwaukie, a municipal corporation in the County of Clackamas, in the State of Oregon, do hereby proclaim **SEPTEMBER 16, 2022**, as **AMERICAN LEGION DAY** in the City of Milwaukie, and do hereby commend its observance to all citizens of “The Dogwood City of the West”.

IN WITNESS WHEREOF, and with the consent of the City Council of the City of Milwaukie, I have hereunto set my hand on this 6th day of **September 2022**.

Mark Gamba, Mayor

ATTEST:

Scott Stauffer, City Recorder



PROCLAMATION

WHEREAS We the People of the United States, in Order to form a More Perfect Union, Establish Justice, Insure Domestic Tranquility, provide for the Common Defense, Promote the General Welfare, and Secure the Blessings of Liberty to Ourselves and Our Posterity, did Ordain and Establish a Constitution for the United States of America, and

WHEREAS September 17th, 2022, marks the two-hundred thirty-fifth anniversary of the adoption of the Constitution by a convention of the States, and

WHEREAS it is fitting to recognize this essential document on the anniversary of its adoption in accordance with Public Law 915 which guarantees that a proclamation will be issued annually by the President of the United States designating September 17th through 23rd as Constitution Week.

NOW, THEREFORE, I, Mark Gamba, Mayor of the City of Milwaukie, a municipal corporation in the County of Clackamas, in the State of Oregon, do hereby proclaim **SEPTEMBER 16th through 22nd, 2022**, as **CONSTITUTION WEEK** in the City of Milwaukie and do commend its observance by all citizens.

IN WITNESS, WHEREOF, and with the consent of the City Council of the City of Milwaukie, I have hereunto set my hand on this 6th day of **September 2022**.

Mark Gamba, Mayor

ATTEST:

Scott Stauffer, City Recorder

PROCLAMATION

WHEREAS the month of September is recognized by emergency responders and public safety agencies nationwide as a time to actively promote emergency preparedness in our communities through planned activities, events, and public awareness campaigns, and

WHEREAS the theme of this year’s National Preparedness Month is “A Lasting Legacy,” recognizes the importance of creating plans to respond to natural disasters to be better prepared to protect ourselves and our communities against both immediate crises and their residual effects, and

WHEREAS emergency preparedness is the responsibility of everyone, and all are urged work together to ensure that individuals, families, neighborhoods, businesses, and communities are prepared for disasters and emergencies of any type, and

WHEREAS investing in personal and community preparedness can reduce injuries, fatalities, and economic devastation in our community and in our nation, and

WHEREAS, during September, the City of Milwaukie urge residents to prepare themselves for emergencies by assembling an emergency “go kit” including three days of water, medications and other emergency supplies, by enrolling in communication platforms to receive emergency alerts, and by learning about regional and statewide evacuation procedures, which you can find at www.clackamasfire.com and www.oregon.gov/oem.

NOW, THEREFORE, I, Mark Gamba, Mayor of the City of Milwaukie, a municipal corporation in the County of Clackamas, in the State of Oregon, do hereby proclaim **SEPTEMBER 2022** to be **NATIONAL PREPAREDNESS MONTH** in Milwaukie.

IN WITNESS, WHEREOF, and with the consent of the City Council of the City of Milwaukie, I have hereunto set my hand on this 6th day of September 2022.

Mark Gamba, Mayor

ATTEST:

Scott Stauffer, City Recorder





RS Agenda Item

5

Community Comments

Scott Stauffer

From: geri <freshapplecider@comcast.net>
Sent: Wednesday, August 31, 2022 7:56 PM
To: OCR
Subject: City Council zoning change-Tree Proposal.

This Message originated outside your organization.

To All Staff Members,

I strongly oppose the City Council Tree Proposal of established residential properties categorized under a zoning change allowing the city of Milwaukie to control ownership of our trees. And, then collect a permit fee from property owners for inspection and cutting down a tree.

Is this legal?

This is visible City Government Overreach!

Fact: The City of Milwaukie does not pay my mortgage.

Fact: The City of Milwaukie does not pay my property tax.

Therefore: My property and the trees on it are my personal property.

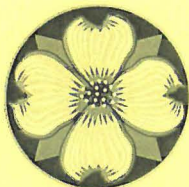
The City Council is attempting to strip established residential property owners of their Freedom of Ownership of their very own trees!

Property owners are entitled to cast their votes on such an unacceptable proposal, not, have it SNUCK into a zoning change for its acceptance!

Submitted by a Milwaukie property owner,

Geraldine Butcher

Sent from [Mail](#) for Windows



**CITY OF MILWAUKIE
CITY COUNCIL**

10722 SE Main Street
P) 503-786-7502
F) 503-653-2444
ocr@milwaukieoregon.gov

Speaker Registration

The City of Milwaukie encourages all citizens to express their views to their city leaders in a **respectful** and **appropriate** manner. If you wish to speak before the City Council, fill out this card and hand it to the City Recorder. Note that this Speakers Registration card, once submitted to the City Recorder, becomes part of the public record.

Name: Pat Shuss

Organization:

Address:

Phone:

Email:

Meeting Date: _____

Topic: City of Milw +

Agenda Item You Wish to Speak to:

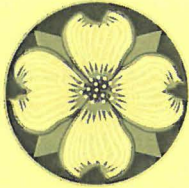
- #4 Audience Participation
- #5 Public Hearing, Topic:
- #6 Other Business, Topic:

You are Speaking...

- in Support
- in Opposition
- from a Neutral Position
- to ask a Question

violations

Comments:



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Name: Paul Lisac

Organization:

Address: 9035 SE 32nd Ave
Phone: 503 659 1759
Email: plisacwork@gmail

Meeting Date: 9/1/22 Topic: _____

Agenda Item You Wish to Speak to:

- #4 Audience Participation
- #5 Public Hearing, Topic:
- #6 Other Business, Topic:

You are Speaking...

- in Support
- in Opposition
- from a Neutral Position
- to ask a Question

Comments:

18:04:45 From Scott Stauffer to Everyone:

The chat function will be disabled until it is time to take public comment.

18:09:50 From Scott Stauffer to Everyone:

For the community comment time, please raise your hand only if you have a public comment to make that is not related to an item on the agenda (climate, new building energy).

18:11:32 From Scott Stauffer to Everyone:

Hi Laura - do you want to talk to Council regarding the natural gas ban or another subject?

18:11:51 From Scott Stauffer to Brian Stewart - Electrify Now and all panelists:

Hi Brian - do you want to speak on the natural gas ban or another topic?

18:11:57 From Laura Stevens to Hosts and panelists:

Yes, regarding building electrification, thank you

18:12:09 From Laura Stevens to Hosts and panelists:

Sorry about that, I'll lower my hand

18:12:30 From Brian Stewart - Electrify Now to Hosts and panelists:

Scot - I would like to comment on the gas ban resolutions. Thanks!

18:12:34 From Scott Stauffer to Laura Stevens and all panelists:

Got it - yes, please raise your hand when the mayor gets to the natural gas item. Thank you!

18:12:48 From Melanie Plaut (she/her) to Hosts and panelists:

Scott, I was asked by Mayor Gamba to do a health presentation about gas in homes. I have a slide presentation, so when the time comes I will need permission to share my screen. Thanks!

18:13:04 From Scott Stauffer to Brian Stewart - Electrify Now and all panelists:

Thanks Brian - please lower your hand until the mayor calls for comments on the natural gas ban.

18:21:02 From City Recorder to Brian Stewart - Electrify Now and all panelists:

The chat is now open - we are taking comments only on non-agenda items (anything not on the agenda, including natural gas). Please only raise your hand now if you have a non-natural gas or climate comment.

18:27:32 From City Recorder to Everyone:

The chat is now open - we are taking comments only on non-agenda items (anything not on the agenda, including natural gas). Please only raise your hand now if you have a non-natural gas or climate comment.

18:30:14 From City Recorder to Everyone:

The chat will now be closed - we will reopen it when Council takes comment on the next agenda items.

19:25:07 From City Recorder to Everyone:

If you are interested in speaking on natural gas, please raise your hand now.

19:25:39 From Jonny Kocher, RMI, he/him to Hosts and panelists:

i had raised my hand 45 mins ago. do i need to lower it and re raise it?

19:26:47 From City Recorder to Everyone:

I see it raise Jonny - please leave it raised until you are called on.

19:27:27 From SAFE Cities Campaign to Hosts and panelists:

My hand is up for the current discussion on building electrification. Thank you.

19:27:57 From SAFE Cities Campaign to Hosts and panelists:

This is Anne Pernick with SAFE Cities at Stand.earth – sorry my name isn't showing up yet.

19:28:50 From City Recorder to Everyone:

Hi Anne - thanks for confirming and please keep your hand raised.

19:29:09 From SAFE Cities Campaign to Hosts and panelists:

Will do and thank you!

20:08:12 From Patty Hine 350 Eugene to Hosts and panelists:

Patty Hine from 350 Eugene is in the Zoom queue. Yes?

20:08:32 From Dylan Plummer to Hosts and panelists:

Modern heat pumps work below 40 degrees

20:08:35 From City Recorder to Everyone:

Hi Patty - yes, we have you in line.

20:08:49 From Patty Hine 350 Eugene to Hosts and panelists:

Thank you.

20:08:55 From Laura Stevens to Hosts and panelists:

Hello, Am I in line still to testify? Thank you!

20:08:58 From City Recorder to Everyone:

Please do not comment on this Zoom chat - this is for informing staff about who wants to speak only.

20:09:03 From City Recorder to Everyone:

Hi Laura - you are also in line to speak.

20:09:08 From Laura Stevens to Hosts and panelists:

Thank you

20:39:25 From City Recorder to Everyone:

The Zoom Chat is now closed as Council is no longer taking comment.



RS Agenda Item

6

Consent Agenda



COUNCIL WORK SESSION

City Hall Council Chambers, 10722 SE Main Street
& Zoom Video Conference (www.milwaukieoregon.gov)

MINUTES

AUGUST 2, 2022

Council Present: Councilors Adam Khosroabadi, Lisa Batey, Desi Nicodemus, Council President Kathy Hyzy, and Mayor Mark Gamba

Staff Present: Steve Adams, City Engineer
Joseph Briglio, Community Development Director
Kelly Brooks, Assistant Finance Director
Bonnie Dennis, Administrative Services Director
Nicole Madigan, Deputy City Recorder
Ann Ober, City Manager
Peter Passarelli, Public Works Director
Laura Weigel, Planning Manager

Mayor Gamba called the meeting to order at 4:04 p.m.

1. Clackamas Cities Association (CCA) Dinner – Discussion

Madigan provided a brief update on the planning process for the CCA dinner that included caterer availability and issues obtaining a venue. The group discussed possible venue locations.

2. Broadband Study Completion – Report

Dennis introduced Dave Stockton with Uptown Services, LLC. **Stockton** stated the presentation would focus on the four cornerstones of the study: market research and stakeholder outreach, potential partnership options, network and conceptual design and capital budget, and financial analysis. **Stockton** explained that over one in ten households within the community participated in a survey about broadband services and most participants said they would like to see lower prices followed by increased internet speed.

Mayor Gamba asked how much participants were paying for services and **Stockton** responded that while participants did provide that information, it was included in the full report not the presentation. The group discussed where the information was located. **Stockton** and **Mayor Gamba** discussed the prices participants paid for internet. **Councilor Batey, Stockton, and Mayor Gamba** discussed the graph data and noted what the differences in colors meant and how participants were allowed to answer the question asked.

Stockton presented information on the federal broadband funding program, how survey participants were asked to provide qualification data, and how many surveyed participants would be eligible to participate in the program. The group discussed how thresholds for qualified consumers were set depending on if the city provided service versus other providers, how providers are reimbursed the \$30 discount, how Council should raise awareness about the program whether the city would provide broadband service or not, if the providers in the area participate in the federal program, and other programs providers have offered.

Stockton presented that 59% to 74% of surveyed participants stated they probably would to definitely would purchase broadband services from the city depending on the cost. **Stockton, Mayor Gamba, and Councilor Batey** discussed the summary of residential research findings. **Stockton** and **Council President Hyzy** discussed low density underground construction costs. **Gamba, Batey, and Stockton** discussed area

median income (AMI) versus federal poverty level and how increasing the threshold would affect the number of those interested in the city as their broadband provider.

Mayor Gamba mentioned the City of Sandy, Oregon's broadband program and **Stockton** stated Milwaukie could look to similar programs like Sandy and local improvement districts as options. **Councilor Batey** and **Stockton** commented on the language used on the design sample. The group discussed the initial five-year capital expenditures for building out the city's fiber network. **Stockton** presented different options for operating business models. The group discussed the 20-year forecast for debt to income and what variables may increase income and how businesses which were not included in the survey, factor in.

Councilors Batey and **Khosroabadi** and **Stockton** clarified that the initial five-year capital expenditures were based on the city's 75% aerial, 25% underground costs for building. **Batey** asked how apartment complexes factor in to cost and benefit as the city has 1,500 apartments in development. **Stockton** responded that because of the higher density, apartment complexes can be cost effective but also prohibitive due to retrofitting older apartment complexes.

The group discussed the study conclusions and next steps and cited why the city did not qualify for the federal grant build out program due to services Comcast cable offered, and how either a large amount of equity could help offset costs or the city could wait to see if construction costs decrease. **Council President Hyzy** thanked **Stockton** for sharing knowledge and expertise. **Mayor Gamba** and **Councilor Batey** provided feedback on the report. **Councilor Khosroabadi** mentioned it would have been helpful to have included more localized data from projects such as Sandy.

Dennis asked Council if they wanted to revisit the broadband discussion in four years and Council discussed taking time to further review the report provided, conduct personal research, revisit the discussion in a couple months, and have staff promote to the community what current programs are available. **Ober** advised Council there was no current staff capacity to research what programs were currently available, but Council was welcome to use the Milwaukie Pilot to educate the community.

3. Transportation System Plan (TSP) Advisory Committee (TSPAC) – Discussion

(Moved to the August 2, 2022, regular session)

4. Adjourn

Mayor Gamba announced that after the work session Council would meet in executive session pursuant to Oregon Revised Statute (ORS) 192.660 (2)(h) to consult with counsel concerning the legal rights and duties of a public body with regard to current litigation or litigation likely to be filed.

Mayor Gamba adjourned the meeting at 5:33 p.m.

Respectfully submitted,

Nicole Madigan, City Recorder

COUNCIL REGULAR SESSION

City Hall Council Chambers, 10722 SE Main Street
& Zoom Video Conference (www.milwaukieoregon.gov)

MINUTES

AUGUST 2, 2022

Council Present: Councilors Adam Khosroabadi, Lisa Batey, Desi Nicodemus, Council President Kathy Hyzy, and Mayor Mark Gamba

Staff Present: Steve Adams, City Engineer
Joseph Briglio, Community Development Director
Kelly Brooks, Assistant City Manager
Adam Heroux, Associate Planner
Vera Kolias, Senior Planner

Nicole Madigan, Deputy City Recorder
Ann Ober, City Manager
Natalie Rogers, Climate and Natural Resources Manager
Laura Weigel, Planning Manager

Mayor Gamba called the meeting to order at 6:14 p.m.

1. CALL TO ORDER

A. Pledge of Allegiance.

B. Native Lands Acknowledgment.

2. ANNOUNCEMENTS

Mayor Gamba announced upcoming activities, including summer concerts at city parks, park planning events, and the Carefree Sunday event. **Councilor Batey** noted how rubber ducks could be purchased for the duck races during a concert at Milwaukie Bay Park and **Councilor Nicodemus** noted the Arts Committee's Porchfest concert dates.

3. PROCLAMATIONS AND AWARDS**A. National Farmers Market Week – Proclamation**

Councilor Batey and **Melanie Bennett**, Celebrate Milwaukie, Inc. (CMI) President, commented on the importance of farmers markets and the Milwaukie market's 24th season. **Mayor Gamba** proclaimed August 7-13, 2022, to be Farmers Market Week.

B. Climate Collaborative Campaign – Proclamation

Rogers and **Warren Parker III**, Business Marketing Manager for Portland General Electric (PGE), provided an update on the climate collaborative initiative and noted upcoming campaign events and programs. The group remarked on the success of the campaign's electric tool exchange program. **Mayor Gamba** proclaimed the city's support for the ongoing Climate Collaborative Campaign.

C. Nuclear Arms Disarmament – Resolution

Council President Hyzy noted that August 6 was Hiroshima Day and explained that Council had been asked by Oregon Physicians for Social Responsibility to support the movement to stop national governments from acquiring nuclear weapons. **Hyzy** commented on the humanitarian need to stop the proliferation of nuclear weapons.

It was moved by Councilor Nicodemus and seconded by Councilor Khosroabadi to approve the resolution to declare the City of Milwaukie's opposition to nuclear weapons and urge the US federal government to sign the Treaty for the Prohibition of Nuclear Weapons and take action to prevent nuclear war.

Motion passed with the following vote: Councilors Khosroabadi, Batey, Nicodemus, and Hyzy and Mayor Gamba voting “aye.” [5:0]

RESOLUTION 56-2022:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, DECLARE THE CITY OF MILWAUKIE’S OPPOSITION TO NUCLEAR WEAPONS AND URGE THE US FEDERAL GOVERNMENT TO SIGN THE TREATY ON THE PROHIBITION OF NUCLEAR WEAPONS AND TAKE ACTION TO PREVENT NUCLEAR WAR.

Council President Hyzy read the resolution text into the record and **Councilor Batey** thanked Hyzy for proposing the resolution and including links in the resolution text.

4. SPECIAL REPORTS

A. None Scheduled.

5. COMMUNITY COMMENTS

Mayor Gamba reviewed the comment procedures. **Ober** reported that in response to July 19 comments about the storage of large equipment on private property staff had been in contact with the commentor. No audience member wished to speak to Council.

6. CONSENT AGENDA

It was moved by **Councilor Batey** and seconded by **Councilor Khosroabadi** to approve the Consent Agenda as presented.

A. City Council Meeting Minutes:

1. July 12, 2022, study session.

B. Resolution 57-2022: A resolution of the City Council of the City of Milwaukie, Oregon, making an appointment to the Design and Landmarks Committee.

Motion passed with the following vote: Councilors Khosroabadi, Batey, Nicodemus, and Hyzy and Mayor Gamba voting “aye.” [5:0]

7. BUSINESS ITEMS

A. League of Oregon Cities (LOC) Legislative Priorities – Discussion

Mayor Gamba and **Council President Hyzy** provided an overview of the LOC’s committee and legislative issues lobbying process. **Brooks** explained that Council needed to identify five issues to submit for inclusion in LOC’s process.

The group discussed issues the city wanted LOC to lobby for during the 2023 session of the state legislature. Topics considered included the REACH energy efficiency building code, a green tariff, climate-friendly communities law changes, property tax reform, low-income water utility assistance program support, funding to address houselessness, affordable housing, infrastructure funding, alcohol revenue, road user fees, an assault weapons ban, digital equity, economic development enterprise zones, transportation safety enhancements, and addressing the unanticipated effects of Measure 110 that legalized many substances.

It was Council consensus to submit the following topics to the LOC as the city’s priorities: the REACH building code, funding to address houselessness, road user fees, infrastructure funding, and enterprise zones.

B. Neighborhood Hubs Project – Discussion

Weigel and **Kolias** provided an overview of the neighborhood hubs concept as it had developed through the community visioning and Comprehensive Plan update projects.

Kolias reviewed the 2020 Neighborhood Hubs Report findings, which included suggested locations, types, and actions the city can take to support the growth of hubs.

Heroux reviewed next steps to further the hubs project, including refining boundaries, consolidating types, and prioritizing hubs that focus on community-building.

Council President Hyzy remarked on what the city had learned about equity, justice, and inclusion in recent years and suggested staff look at who is benefiting from hubs. The group noted how society had changed since hubs were last discussed.

Council President Hyzy and **Heroux** agreed it made sense to reevaluate the location of hubs to factor in recent construction. **Mayor Gamba** and **Councilor Batey** observed that the location of hubs had evolved over time.

Councilor Batey believed the number of hubs should be limited to five or six and **Weigel** commented on how the number of hubs would be evaluated. **Batey** remarked on developing code language that supported pop-up commercial areas.

Mayor Gamba commented on the growth and decline of businesses on 32nd Avenue and **Kolias** noted issues that could impact hub businesses' success. **Councilor Batey** and **Kolias** observed that commercial areas and hubs could include housing units.

Mayor Gamba remarked that a reason to develop hubs was to have basic services within a 20-minute walk of any residence and the group noted the lack of designated parking around businesses on 32nd Avenue.

Council President Hyzy noted the recent growth of services offered at Milwaukie Floral and urged staff to look at that as an example hub. The group remarked on how the pandemic had encouraged businesses to rethink where they can operate.

Heroux explained how the project would focus on community engagement.

Council President Hyzy and **Councilor Nicodemus** remarked on the need for childcare providers and their inclusion in hubs. **Weigel** agreed and suggested the code could be reviewed to identify barriers for childcare services.

Heroux reviewed code changes the hubs project would look at, including zoning, parking, and allowed temporary uses. The group remarked on how the code could be revised to better support pop-up businesses and food carts.

Heroux identified economic development actions the project may include, such as a small business loan program and expanding allowed uses. **Briglio** and **Council President Hyzy** noted the possibility of using the city's construction excise tax (CET) funds to support some of the project's programming. The group commented on how the hubs project could coordinate with other ongoing city projects such as infrastructure improvements and the Transportation System Plan (TSP) update.

Weigel asked if Council supported the approach to neighborhood hubs as outlined by staff. **Councilor Nicodemus** expressed concern that current residents in hub areas are not forced out as hubs develop. **Weigel** agreed with the Nicodemus' concern and commented on how the city would proceed with that issue in mind. **Mayor Gamba** and **Ober** observed that the issue was a regional economic problem that the city would monitor and address when able to.

Council President Hyzy commented on the presented progression of micro-hubs to neighborhood hubs and encouraged staff to focus on broadening the definition of hubs to create community spaces that might not look the same in each location. **Ober** remarked that some actions the city would take could lead to the gentrification of a neighborhood and it was noted that Council was aware of that.

Councilor Batey believed the original concept aimed for hubs of varying sizes and services. The group wondered if city-owned properties could be used to support hubs.

Ober and **Weigel** noted that staff would continue the project and report back to Council.

Mayor Gamba recessed the meeting at 8:38pm and reconvened at 8:44pm

3. Transportation System Plan (TSP) Advisory Committee (TSPAC) – Discussion

Weigel provided an overview of the plan to conduct an update of the city’s TSP, noting the need for technical and advisory committees. **Council President Hyzy** suggested the county director for Unite Oregon may be a good partner for the TSP project.

Mayor Gamba remarked on how the last TSP update had been divided into transit modes. **Weigel** explained what interests would be represented on the TSPAC. **Gamba** and **Weigel** remarked on concerns about certain transit points of view being overlooked and the group noted previous city efforts that looked at setting-up a local shuttle service.

Councilor Batey and **Mayor Gamba** suggested there could be fewer Comprehensive Plan Advisory Committee (CPAC) and Comprehensive Plan Implementation Committee (CPIC) members on the TSPAC than had been proposed to ensure other groups are represented. **Weigel** remarked on how the TSPAC membership could be kept flexible to include as many groups as possible.

Weigel asked if Council supported the proposed TSP process and TSPAC composition and who from Council would serve on the TSPAC. It was Council consensus to not appoint a Council member to the TSPAC until the new Council was seated in 2023.

Mayor Gamba and **Council President Hyzy** suggested that the TSPAC application form ask about an applicant’s transportation history and transit use.

Weigel summarized next steps in the project. **Mayor Gamba** and **Weigel** commented on why the TSP grant application involves the Oregon Department of Justice (DOJ).

8. PUBLIC HEARING

A. None Scheduled.

9. COUNCIL REPORTS

None.

10. ADJOURNMENT

It was moved by Councilor Nicodemus and seconded by Councilor Khosroabadi to adjourn the Regular Session. Motion passed with the following vote: Councilors Khosroabadi, Batey, Nicodemus, and Hyzy and Mayor Gamba voting “aye.” [5:0]

Mayor Gamba adjourned the meeting at 9:05 p.m.

Respectfully submitted,

Scott Stauffer, City Recorder

COUNCIL STAFF REPORT

To: Mayor and City Council
Ann Ober, City Manager

Date Written: Aug. 22, 2022

Reviewed: Nicole Madigan, Deputy City Recorder

From: Scott Stauffer, City Recorder

Subject: **Appointment to the Arts Committee**

ACTION REQUESTED

As outlined in the Milwaukie Municipal Code (MMC), Council is asked to consider approving a resolution making an appointment to the Arts Committee.

HISTORY OF PRIOR ACTIONS AND DISCUSSIONS

On June 15, 2022, Nicole Burdsall resigned from the committee, vacating position 2.

On May 21, the individual nominated to fill the vacant position participated in the city's annual board and committee (BC) interviews and was identified by the interview panel as an alternate candidate to fill future vacancies.

ANALYSIS

Authority to fill city BC vacancies is granted to the Mayor and Council by Section 26 of the City Charter. To fill vacant positions, panels consisting of members of Council, staff BC liaisons, and BC members, conduct interviews from applications received by the city. The panels make appointment recommendations to Council, which considers and typically approves recommendations through the regular session consent agenda. Appointed individuals serve for a term length determined by the MMC. Upon the completion of a term, if the individual is eligible, they may be reappointed by Council to serve another term.

BC appointments are made when a term has expired or when a position has been vacated. BC terms expire on June 30, but appointments are also made as needed to fill vacancies. All BC positions are term limited, meaning there is a limit to the number of times that members can be re-appointed.

If appointed by Council, the nominated individual would complete a term that started on July 1, 2021, and will end on June 30, 2023. They would be eligible for re-appointment at the end of the appointed term.

Jeanette Owen has been nominated to fill the vacant position. Jeanette has lived in Milwaukie since 2019 and is an office manager with volunteer experience at the Portland Waldorf School.

BUDGET, CLIMATE, & WORKLOAD IMPACTS

The staff and budget of the Office of the City Recorder (OCR) can handle the costs and workload related to supporting the city's BC recruitment process.

COORDINATION, CONCURRENCE, OR DISSENT

The OCR and the Arts Committee's staff liaison worked to confirm that the identified nominee, who was named an alternate by the annual BC interview panel, was interested in serving.

STAFF RECOMMENDATION

Staff recommends making the following appointment:

Arts Committee: Two-year terms, limit of three consecutive terms.

Position	Name	Term Start Date	Term End Date
2	Jeanette Owen	9/6/2022	6/30/2023

ALTERNATIVES

Council could decline to make the recommended appointment, which would result in a vacancy on the Arts Committee.

ATTACHMENTS

1. Resolution



COUNCIL RESOLUTION No.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, MAKING AN APPOINTMENT TO THE ARTS COMMITTEE.

WHEREAS Milwaukie Charter Section 26 authorizes the mayor, with the consent of the Council, to make appointments to boards and committees (BCs), and

WHEREAS a position on the Arts Committee is currently vacant, and

WHEREAS the individual named below was interviewed by a panel of Council members, staff, and the committee chair, and was identified as an alternate nominee to fill vacancies on the committee, and

WHEREAS the following individual has been nominated for appointment.

Arts Committee:

Position	Name	Term Start Date	Term End Date
2	Jeanette Owen	9/6/2022	6/30/2023

Now, Therefore, be it Resolved by the City Council of the City of Milwaukie, Oregon, that the individual named in this resolution is appointed to the identified board or committee of the City of Milwaukie for the term dates noted.

Introduced and adopted by the City Council on **September 6, 2022.**

This resolution is effective immediately.

ATTEST:

Mark F. Gamba, Mayor
APPROVED AS TO FORM:

Scott S. Stauffer, City Recorder

Justin D. Gericke, City Attorney

COUNCIL STAFF REPORT

To: Mayor and City Council
Ann Ober, City Manager

Date Written: Aug. 25, 2022

Reviewed: Karin Gardner (as to form), Administrative Specialist III, and
Vic Foley, Fleet Lead Mechanic

From: Damien Farwell, Fleet & Facilities Supervisor, and
Peter Passarelli, Public Works Director

Subject: Vehicle Purchase: Five-Yard Dump Truck/Snowplow/Sand Spreader

ACTION REQUESTED

Council is asked to authorize the city manager to approve the purchase of a replacement five-yard dump truck with snow accessories in the amount of \$257,645.

HISTORY OF PRIOR ACTIONS AND DISCUSSIONS

1994: A 1995 GMC “Topkick” five-yard dump truck was purchased by the city.

1995: A Swenson sand spreader was purchased by the city.

2001: A Western 11-foot snowplow was purchased by the city.

[June 7, 2022](#): Council adopted the Biennial Budget for 2023-2024, which included funding to replace two five-yard dump trucks and one truck with associated snow mitigation equipment.

ANALYSIS

The city currently owns a 1995 GMC “topkick” dump truck used by all divisions of the public works department for transport of materials to job sites, hauling heavy excavation equipment and steel plates, and snow and ice mitigation during adverse weather events.

The current GMC truck is equipped with a Caterpillar 3116 diesel engine. As an older vehicle, it lacks the selective catalytic reduction technologies that reduce nitrogen oxide emissions (NOX) and particulate matter, and it exceeds current emission standards first proposed by the federal Environmental Protection Agency (EPA) for new trucks starting in 2004.

Public works staff spread coarse sand and magnesium chloride during periods of freezing temperatures to promote traction on roadways when the presence of ice is observed.

Additionally, during periods of significant snowfall, major roadways and critical arterial roads are plowed to remove snow to ensure critical services can continue to operate (fire, emergency medical services (EMS), police, etc.). The current truck/plow/sander combo is aging and can experience unexpected failures at inopportune times, which can impact the city’s ability to effectively manage a weather event.

Further research by staff indicates that there are currently not any commercially available electric vehicle (EV) dump trucks that meet the payload and chassis strength requirements to facilitate snow removal.

In accordance with section 10.085B of the city's Public Contracting Rules, the city will use State of Oregon Department of Administrative Services (price agreement #1640), a joint cooperative purchasing program that has established a price agreement with Premier Truck Group to purchase the new truck. Since the purchase exceeds \$250,000, the city will publish a public notice of intent to purchase from Premier truck group in accordance with Oregon Revised Statute (ORS) 279A.215(2) (a-d).

BUDGET IMPACT

The total purchase price is \$257,645, which is within the total budget of \$285,000 for this intended purpose. Originally the city had planned to replace two existing five-yard dump trucks but due to supply chain disruptions/chip shortages/unprecedented demand and the resulting heavy equipment price volatility, the city is only able to purchase one truck at this time.

WORKLOAD IMPACT

By replacing the current truck with the Freightliner 108SD dump truck, the city will improve snow removal performance during critical weather events where breakdowns or equipment failure can result in injury or property damage to city residents.

CLIMATE IMPACT

A [2013 assessment published in the Journal of Geophysical Research: Atmospheres](#) concluded that after carbon dioxide, black carbon is the second most impactful pollutant in the atmosphere in terms of its global warming impacts in the near-term, and that diesel exhaust is one of the predominant sources of black carbon emissions. The current five-yard dump truck does not meet current Federal Tier IV diesel emissions standards. Tier IV standards require a diesel particulate filter to reduce particulate matter, closed crankcase ventilation to recirculate blow-by gases back into the engine instead of venting to the atmosphere, and selective catalytic reduction to convert NOx to nitrogen, water, and CO₂, which drastically reduces NOx emissions. The Freightliner 108SD dump truck meets these standards and will result in a reduction in air pollutants. Fuel savings will result in lower transportation emissions, the second largest emissions sector in Milwaukie according to the 2016 community greenhouse gas inventory. The Freightliner 108SD truck fully complies with all EPA emissions standards for the 2023 model year.

COORDINATION, CONCURRENCE, OR DISSENT

Fleet staff provided research findings during the evaluation process and determined that the proposed truck was in line with the needs of the city. This same equipment is being selected and used by several other municipalities in the Portland metro area.

STAFF RECOMMENDATION

Staff recommend that Council authorize the city manager to approve the purchase of the Freightliner 108SD five-yard dump truck in the amount of \$257,645.

ALTERNATIVES

Council could decide to defer the purchase of the truck.

ATTACHMENTS

1. Resolution
2. Quote from Premier Truck Group



COUNCIL RESOLUTION No.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, AUTHORIZING THE PURCHASE OF A FIVE-YARD DUMP TRUCK WITH SNOW ACCESSORIES.

WHEREAS hauling material and equipment is required in the day-to-day operation of all the city’s public works’ divisions, and

WHEREAS mitigating ice and snow impact on public roads is required during weather events, and

WHEREAS the city’s current five-yard dump truck is 27 years old, outdated, does not meet current diesel emission standards, and has been budgeted for replacement in the current biennial budget, and

WHEREAS in accordance with section 10.085B of the city’s Public Contracting Rules city staff identified the need to purchase a Freightliner 108SD five-yard dump truck through State of Oregon Department of Administrative Services (price agreement #1640), a joint cooperative purchasing program that has established a price agreement with Premier Truck Group, in the amount of \$257,645.

Now, Therefore, be it Resolved that City Council of the City of Milwaukie, Oregon, that the city manager is authorized to approve the purchase of a Freightliner 108SD five-yard dump truck as a replacement for the existing five-yard dump truck used by the public works departments in the amount of \$257,645.

Introduced and adopted by the City Council on **September 6, 2022.**

This resolution is effective immediately.

Mark F. Gamba, Mayor

ATTEST:

APPROVED AS TO FORM:

Scott S. Stauffer, City Recorder

Justin D. Gericke, City Attorney

Prepared for: Vic Foley for
CITY OF MILWAUKIE through
DEPARTMENT OF
ADMINISTRATIVE SERVICES
1225 Ferry Street SE
U140
Salem , OR 97301

Prepared by:
Dylan Dripps
PREMIER TRUCK GROUP OF
PORTLAND
9622 N.E. VANCOUVER WAY
PORTLAND, OR 97211
Phone: 503-283-0345

A proposal for City of Milwaukie
DEPARTMENT OF ADMINISTRATIVE SERVICES PA 1640

Prepared by
PREMIER TRUCK GROUP OF PORTLAND
Dylan Dripps

July 19, 2022

2023 Freightliner 108SD for Snow/Ice
Your chassis price \$98,142.00
Add estimated 2024 Model Year Increase \$5,400.00
Add Columbia Body Upfit (Mid Steel sander) \$153,094.00
Add Estimated OR CAT Tax \$1,009.00
Total Package Price \$257,645.00



Components shown may not reflect all spec'd options and are not to scale



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Q U O T A T I O N

108SD CONVENTIONAL CHASSIS

SET BACK AXLE - TRUCK CUM L9 330 HP @ 2200 RPM; 2200 GOV RPM, 1000 LB-FT @ 1200 RPM ALLISON 3000 RDS AUTOMATIC TRANSMISSION WITH PTO PROVISION RS-23-160 23,000# R-SERIES SINGLE REAR AXLE 23,000# 52 INCH VARIABLE RATE MULTI-LEAF SPRING REAR SUSPENSION WITH LEAF SPRING HELPER MFS-14-143A 14,700# FF1 71.5 INCH KPI/3.74 INCH DROP SINGLE FRONT AXLE	14,600# TAPERLEAF FRONT SUSPENSION 108 INCH BBC FLAT ROOF ALUMINUM CONVENTIONAL CAB 4275MM (168 INCH) WHEELBASE 7/16X3-9/16X11-1/8 INCH STEEL FRAME (11.11MMX282.6MM/0.437X11.13 INCH) 120KSI 1600MM (63 INCH) REAR FRAME OVERHANG TEM TO EVALUATE AND INSTALL FRAME RAIL REINFORCEMENT AS NEEDED FOR FRONT FRAME MOUNTED EQUIPMENT
--	--

		PER UNIT		TOTAL
VEHICLE PRICE	TOTAL # OF UNITS (1)	\$ 98,142	\$	98,142
COLUMBIA BODY		\$ 153,094	\$	153,094
ESTIMATED MODEL YEAR INCREASE		\$ 5,400	\$	5,400
CUSTOMER PRICE BEFORE TAX		\$ 256,636	\$	256,636

TAXES AND FEES

ESTIMATED OR CAT TAX	\$	1,009	\$	1,009
OTHER CHARGES	\$	0	\$	0

TRADE-IN

TRADE-IN ALLOWANCE	\$	(0)	\$	(0)
BALANCE DUE		(LOCAL CURRENCY) \$ 257,645	\$	257,645

COMMENTS:

Projected delivery on ___ / ___ / ___ provided the order is received before ___ / ___ / ___.

APPROVAL:

Please indicate your acceptance of this quotation by signing below:

Customer: X _____ Date: ___ / ___ / ___.



See your local dealer for a competitive quote from Daimler Truck Financial, or contact us at Information@dtoffers.com.
 Daimler Truck Financial offers a variety of finance, lease and insurance solutions to fit your business needs. For more information about our products and services, visit our website at www.daimler-truckfinancial.com.



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S P E C I F I C A T I O N P R O P O S A L

Data Code	Description	Weight Front	Weight Rear
Price Level			
PRL-26D	SD PRL-26D (EFF:7/26/21)		
Data Version			
DRL-046	SPECPRO21 DATA RELEASE VER 046		
Vehicle Configuration			
001-176	108SD CONVENTIONAL CHASSIS	6,829	3,748
004-223	2023 MODEL YEAR SPECIFIED		
002-004	SET BACK AXLE - TRUCK		
019-001	TRAILER TOWING PROVISION AT END OF FRAME FOR TRUCK	10	10
003-001	LH PRIMARY STEERING LOCATION		
General Service			
AA1-003	TRUCK/TRAILER CONFIGURATION		
AA6-002	DOMICILED, USA (EXCLUDING CALIFORNIA AND CARB OPT-IN STATES)		
A85-010	UTILITY/REPAIR/MAINTENANCE SERVICE		
A84-1GM	GOVERNMENT BUSINESS SEGMENT		
AA4-010	DIRT/SAND/ROCK COMMODITY		
AA5-006	TERRAIN/DUTY: 10% (SOME) OF THE TIME, IN TRANSIT, IS SPENT ON NON-PAVED ROADS		
AB1-008	MAXIMUM 8% EXPECTED GRADE		
AB5-003	MAINTAINED GRAVEL OR CRUSHED ROCK - MOST SEVERE IN-TRANSIT (BETWEEN SITES) ROAD SURFACE		
995-1A0	FREIGHTLINER SD VOCATIONAL WARRANTY		
A66-99D	EXPECTED FRONT AXLE(S) LOAD : 13220.0 lbs		
A68-99D	EXPECTED REAR DRIVE AXLE(S) LOAD : 23000.0 lbs		
A63-99D	EXPECTED GROSS VEHICLE WEIGHT CAPACITY : 36220.0 lbs		
A70-99D	EXPECTED GROSS COMBINATION WEIGHT : 60000.0 lbs		
Truck Service			
AA3-018	FRONT PLOW/END DUMP BODY		



Data Code	Description	Weight Front	Weight Rear
AF7-99D	EXPECTED BODY/PAYLOAD CG HEIGHT ABOVE FRAME "XX" INCHES : 32.0 in		
Engine			
101-3BP	CUM L9 330 HP @ 2200 RPM; 2200 GOV RPM, 1000 LB-FT @ 1200 RPM		
Electronic Parameters			
79A-065	65 MPH ROAD SPEED LIMIT		
79B-000	CRUISE CONTROL SPEED LIMIT SAME AS ROAD SPEED LIMIT		
79G-105	5 MINUTE IDLE SHUTDOWN - CONTINUOUS OVERRIDE WITH CLUTCH AND SERVICE BRAKE		
80J-001	REGEN INHIBIT SPEED THRESHOLD - 0 MPH		
Engine Equipment			
99C-021	2010 EPA/CARB/GHG21 CONFIGURATION		
13E-001	STANDARD OIL PAN		
105-001	ENGINE MOUNTED OIL CHECK AND FILL		
014-099	SIDE OF HOOD AIR INTAKE WITH FIREWALL MOUNTED DONALDSON AIR CLEANER		
124-1D7	DR 12V 160 AMP 28-SI QUADRAMOUNT PAD ALTERNATOR WITH REMOTE BATTERY VOLT SENSE		
292-235	(2) DTNA GENUINE, FLOODED STARTING, MIN 200CCA, 370RC, THREADED STUD BATTERIES		
290-017	BATTERY BOX FRAME MOUNTED		
281-001	STANDARD BATTERY JUMPERS		
282-001	SINGLE BATTERY BOX FRAME MOUNTED LH SIDE UNDER CAB		
291-017	WIRE GROUND RETURN FOR BATTERY CABLES WITH ADDITIONAL FRAME GROUND RETURN		
289-001	NON-POLISHED BATTERY BOX COVER		
87P-001	CAB AUXILIARY POWER CABLE	5	
295-029	POSITIVE AND NEGATIVE POSTS FOR JUMPSTART LOCATED ON FRAME NEXT TO STARTER	2	
107-032	CUMMINS TURBOCHARGED 18.7 CFM AIR COMPRESSOR WITH INTERNAL SAFETY VALVE		
152-040	ELECTRONIC ENGINE INTEGRAL WARNING AND DERATE PROTECTION SYSTEM		
128-032	C-BRAKE BY JACOBS WITH LOW/OFF/HIGH BRAKING DASH SWITCH	80	



Data Code	Description	Weight Front	Weight Rear
016-1C2	RH OUTBOARD UNDER STEP MOUNTED HORIZONTAL AFTERTREATMENT SYSTEM ASSEMBLY WITH RH B-PILLAR MOUNTED VERTICAL TAILPIPE	30	25
28F-002	ENGINE AFTERTREATMENT DEVICE, AUTOMATIC OVER THE ROAD REGENERATION AND DASH MOUNTED REGENERATION REQUEST SWITCH		
239-026	10 FOOT 06 INCH (126 INCH+0/-5.9 INCH) EXHAUST SYSTEM HEIGHT		
233-017	STANDARD CURVE BRIGHT UPPER STACK(S)		
237-1CR	RH CURVED VERTICAL TAILPIPE B-PILLAR MOUNTED ROUTED FROM STEP		
23U-001	6 GALLON DIESEL EXHAUST FLUID TANK	-35	-10
30N-003	100 PERCENT DIESEL EXHAUST FLUID FILL		
23Y-001	STANDARD DIESEL EXHAUST FLUID PUMP MOUNTING		
43X-002	LH MEDIUM DUTY STANDARD DIESEL EXHAUST FLUID TANK LOCATION		
43Y-001	STANDARD DIESEL EXHAUST FLUID TANK CAP		
242-001	STAINLESS STEEL AFTERTREATMENT DEVICE/MUFFLER/TAILPIPE SHIELD		
273-058	AIR POWERED ON/OFF ENGINE FAN CLUTCH		
276-002	AUTOMATIC FAN CONTROL WITH DASH SWITCH AND INDICATOR LIGHT, NON ENGINE MOUNTED		
110-003	CUMMINS SPIN ON FUEL FILTER		
118-008	COMBINATION FULL FLOW/BYPASS OIL FILTER		
266-104	1115 SQUARE INCH ALUMINUM RADIATOR		
103-036	ANTIFREEZE TO -34F, ETHYLENE GLYCOL PRE-CHARGED SCA HEAVY DUTY COOLANT		
171-007	GATES BLUE STRIPE COOLANT HOSES OR EQUIVALENT		
172-001	CONSTANT TENSION HOSE CLAMPS FOR COOLANT HOSES		
270-016	RADIATOR DRAIN VALVE		
138-011	PHILLIPS-TEMRO 1000 WATT/115 VOLT BLOCK HEATER	4	
140-022	CHROME ENGINE HEATER RECEPTACLE MOUNTED UNDER LH DOOR		
132-004	ELECTRIC GRID AIR INTAKE WARMER		
155-055	DELCO 12V 39MT HD/OCP STARTER WITH THERMAL PROTECTION AND INTEGRATED MAGNETIC SWITCH	-45	



Data Code	Description	Weight Front	Weight Rear
Transmission			
342-582	ALLISON 3000 RDS AUTOMATIC TRANSMISSION WITH PTO PROVISION		
Transmission Equipment			
343-339	ALLISON VOCATIONAL PACKAGE 223 - AVAILABLE ON 3000/4000 PRODUCT FAMILIES WITH VOCATIONAL MODELS RDS, HS, MH AND TRV		
84B-012	ALLISON VOCATIONAL RATING FOR ON/OFF HIGHWAY APPLICATIONS AVAILABLE WITH ALL PRODUCT FAMILIES		
84C-023	PRIMARY MODE GEARS, LOWEST GEAR 1, START GEAR 1, HIGHEST GEAR 6, AVAILABLE FOR 3000/4000 PRODUCT FAMILIES ONLY		
84D-023	SECONDARY MODE GEARS, LOWEST GEAR 1, START GEAR 1, HIGHEST GEAR 6, AVAILABLE FOR 3000/4000 PRODUCT FAMILIES ONLY		
84E-013	S1 PERFORMANCE PRIMARY SHIFT SCHEDULE, AVAILABLE FOR 3000/4000 PRODUCT FAMILIES ONLY		
84F-016	S5 PERFORMANCE LIMITING SECONDARY SHIFT SCHEDULE, AVAILABLE FOR 3000/4000 PRODUCT FAMILIES ONLY		
84G-014	2200 RPM PRIMARY MODE SHIFT SPEED		
84H-014	2200 RPM SECONDARY MODE SHIFT SPEED		
84N-200	FUEL SENSE 2.0 DISABLED - PERFORMANCE - TABLE BASED		
84U-000	DRIVER SWITCH INPUT - DEFAULT - NO SWITCHES		
85F-038	MAXIMUM ENGINE SPEED FOR PTO OPERATION 2200 RPM		
85H-087	MAXIMUM OUTPUT SPEED FOR PTO OPERATION 2200 RPM - ALLISON 5TH GEN TRANSMISSIONS		
353-023	VEHICLE INTERFACE WIRING CONNECTOR WITHOUT BLUNT CUTS, AT END OF FRAME		
34C-001	ELECTRONIC TRANSMISSION CUSTOMER ACCESS CONNECTOR FIREWALL MOUNTED		
362-823	CUSTOMER INSTALLED CHELSEA 280 SERIES PTO		
363-001	PTO MOUNTING, LH SIDE OF MAIN TRANSMISSION ALLISON		
341-018	MAGNETIC PLUGS, ENGINE DRAIN, TRANSMISSION DRAIN, AXLE(S) FILL AND DRAIN		



Data Code	Description	Weight Front	Weight Rear
345-003	PUSH BUTTON ELECTRONIC SHIFT CONTROL, DASH MOUNTED		
97G-004	TRANSMISSION PROGNOSTICS - ENABLED 2013		
370-015	WATER TO OIL TRANSMISSION COOLER, IN RADIATOR END TANK		
346-003	TRANSMISSION OIL CHECK AND FILL WITH ELECTRONIC OIL LEVEL CHECK		
35T-001	SYNTHETIC TRANSMISSION FLUID (TES-295 COMPLIANT)		

Front Axle and Equipment

400-099	MFS-14-143A 14,700# FF1 71.5 INCH KPI/3.74 INCH DROP SINGLE FRONT AXLE	60	
402-1A4	MERITOR EX-L OPTIMIZED AXIAL AIR DISC FRONT BRAKES	10	
403-002	NON-ASBESTOS FRONT BRAKE LINING		
419-004	FRONT DISC BRAKE ROTORS		
427-001	FRONT BRAKE DUST SHIELDS	5	
409-006	FRONT OIL SEALS		
408-001	VENTED FRONT HUB CAPS WITH WINDOW, CENTER AND SIDE PLUGS - OIL		
416-022	STANDARD SPINDLE NUTS FOR ALL AXLES		
405-030	FRONT AIR DISC BRAKE INTERNAL ADJUSTERS		
406-001	STANDARD KING PIN BUSHINGS		
536-012	TRW TAS-85 POWER STEERING	40	
539-003	POWER STEERING PUMP		
534-015	2 QUART SEE THROUGH POWER STEERING RESERVOIR		
40T-002	CURRENT AVAILABLE SYNTHETIC 75W-90 FRONT AXLE LUBE		

Front Suspension

620-010	14,600# TAPERLEAF FRONT SUSPENSION	170	
619-005	MAINTENANCE FREE RUBBER BUSHINGS - FRONT SUSPENSION		
410-001	FRONT SHOCK ABSORBERS		

Rear Axle and Equipment

420-051	RS-23-160 23,000# R-SERIES SINGLE REAR AXLE		180
421-538	5.38 REAR AXLE RATIO		
424-001	IRON REAR AXLE CARRIER WITH STANDARD AXLE HOUSING		



Data Code	Description	Weight Front	Weight Rear
386-073	MXL 17T MERITOR EXTENDED LUBE MAIN DRIVELINE WITH HALF ROUND YOKES		
423-1A4	MERITOR EX-L OPTIMIZED AXIAL AIR DISC REAR BRAKES		-25
433-002	NON-ASBESTOS REAR BRAKE LINING		
434-012	BRAKE CAMS AND CHAMBERS ON REAR SIDE OF DRIVE AXLE(S)		
451-005	REAR DISC BRAKE ROTORS		
425-002	REAR BRAKE DUST SHIELDS		5
440-006	REAR OIL SEALS		
426-1AH	AIR DISC LONGSTROKE 1-DRIVE AXLE SPRING PARKING CHAMBERS		
428-030	REAR AIR DISC BRAKE INTERNAL ADJUSTERS		
41T-002	CURRENT AVAILABLE SYNTHETIC 75W-90 REAR AXLE LUBE		
42T-001	STANDARD REAR AXLE BREATHER(S)		
Rear Suspension			
622-1MJ	23,000# 52 INCH VARIABLE RATE MULTI-LEAF SPRING REAR SUSPENSION WITH LEAF SPRING HELPER		30
621-004	SPRING SUSPENSION - 1.50" AXLE SPACER		10
431-001	STANDARD AXLE SEATS IN AXLE CLAMP GROUP		
Brake System			
490-101	WABCO 4S/4M ABS WITH TRACTION CONTROL, WITH ATC OFF-ROAD SWITCH		
871-001	REINFORCED NYLON, FABRIC BRAID AND WIRE BRAID CHASSIS AIR LINES		
904-001	FIBER BRAID PARKING BRAKE HOSE		
412-001	STANDARD BRAKE SYSTEM VALVES		
46D-002	STANDARD AIR SYSTEM PRESSURE PROTECTION SYSTEM		
413-002	STD U.S. FRONT BRAKE VALVE		
432-003	RELAY VALVE WITH 5-8 PSI CRACK PRESSURE, NO REAR PROPORTIONING VALVE		
480-088	WABCO SYSTEM SAVER HP WITH INTEGRAL AIR GOVERNOR AND HEATER		
479-003	AIR DRYER MOUNTED INBOARD ON LH RAIL		
460-008	STEEL AIR BRAKE RESERVOIRS MOUNTED INSIDE RAIL		
477-001	PULL CABLE ON WET TANK, PETCOCK DRAIN VALVES ON ALL OTHER AIR TANKS		



Data Code	Description	Weight Front	Weight Rear
485-003	QUICK DISCONNECT FITTING WITH TIRE INFLATION KIT	2	

Trailer Connections

914-025	AIR CONNECTIONS TO END OF FRAME WITH GLAD HANDS FOR TRUCK AND DUST COVERS		
296-010	PRIMARY CONNECTOR/RECEPTACLE WIRED FOR SEPARATE STOP/TURN, ABS CENTER PIN POWERED THROUGH IGNITION		
297-001	SAE J560 7-WAY PRIMARY TRAILER CABLE RECEPTACLE MOUNTED END OF FRAME		
335-004	UPGRADED CHASSIS MULTIPLEXING UNIT		
331-001	SUPPLEMENTAL J560 7-WAY RECEPTACLE LOCATED WITH PRIMARY RECEPTACLE		

Wheelbase & Frame

545-427	4275MM (168 INCH) WHEELBASE		
546-102	7/16X3-9/16X11-1/8 INCH STEEL FRAME (11.11MMX282.6MM/0.437X11.13 INCH) 120KSI	170	150
548-803	TEM TO EVALUATE AND INSTALL FRAME RAIL REINFORCEMENT AS NEEDED FOR FRONT FRAME MOUNTED EQUIPMENT		
552-030	1600MM (63 INCH) REAR FRAME OVERHANG		
55W-006	FRAME OVERHANG RANGE: 61 INCH TO 70 INCH		
549-002	24 INCH INTEGRAL FRONT FRAME EXTENSION	140	-20
553-001	SQUARE END OF FRAME		
550-001	FRONT CLOSING CROSSMEMBER		
559-001	STANDARD WEIGHT ENGINE CROSSMEMBER		
562-001	STANDARD MIDSHIP #1 CROSSMEMBER(S)		
572-001	STANDARD REARMOST CROSSMEMBER		
565-001	STANDARD SUSPENSION CROSSMEMBER		

Chassis Equipment

556-1E5	14 INCH PAINTED STEEL BUMPER		
558-001	FRONT TOW HOOKS - FRAME MOUNTED	15	
574-001	BUMPER MOUNTING FOR SINGLE LICENSE PLATE		
551-007	GRADE 8 THREADED HEX HEADED FRAME FASTENERS		

Fuel Tanks

204-215	50 GALLON/189 LITER SHORT RECTANGULAR ALUMINUM FUEL TANK - LH	-10	
218-005	RECTANGULAR FUEL TANK(S)		

Data Code	Description	Weight Front	Weight Rear
215-005	PLAIN ALUMINUM/PAINTED STEEL FUEL/HYDRAULIC TANK(S) WITH PAINTED BANDS		
212-007	FUEL TANK(S) FORWARD		
664-001	PLAIN STEP FINISH		
205-001	FUEL TANK CAP(S)		
122-1H3	DETROIT FUEL/WATER SEPARATOR WITH WATER IN FUEL SENSOR	-5	
216-020	EQUIFLO INBOARD FUEL SYSTEM		
202-016	HIGH TEMPERATURE REINFORCED NYLON FUEL LINE		
Tires			
093-1AX	MICHELIN XZE2 11R22.5 16 PLY RADIAL FRONT TIRES	24	
094-1UY	MICHELIN X MULTI D 11R22.5 16 PLY RADIAL REAR TIRES		60
Hubs			
418-060	CONMET PRESET PLUS PREMIUM IRON FRONT HUBS		
450-060	CONMET PRESET PLUS PREMIUM IRON REAR HUBS		
Wheels			
502-428	ACCURIDE 28828 22.5X8.25 10-HUB PILOT 6.18 INSET 2-HAND HD STEEL DISC FRONT WHEELS	26	
505-428	ACCURIDE 28828 22.5X8.25 10-HUB PILOT 2-HAND HD STEEL DISC REAR WHEELS		52
496-011	FRONT WHEEL MOUNTING NUTS		
497-011	REAR WHEEL MOUNTING NUTS		
Cab Exterior			
829-1A5	108 INCH BBC FLAT ROOF ALUMINUM CONVENTIONAL CAB		
650-008	AIR CAB MOUNTING		
648-002	NONREMOVABLE BUGSCREEN MOUNTED BEHIND GRILLE		
667-037	SHORT FENDER WITH MUDFLAP		
678-067	SAFETY YELLOW LH AND RH INTERIOR GRAB HANDLES AND LH AND RH EXTERIOR GRAB HANDLES WITH SINGLE RUBBER INSERT		
645-002	BRIGHT FINISH RADIATOR SHELL/HOOD BEZEL		
646-042	STATIONARY BLACK GRILLE WITH BRIGHT ACCENTS		
65X-003	CHROME HOOD MOUNTED AIR INTAKE GRILLE		



Data Code	Description	Weight Front	Weight Rear
644-004	FIBERGLASS HOOD		
690-016	CAB FLOOR, TOE BOARD AND FIREWALL HEAT SHIELD	5	
727-1AF	SINGLE 14 INCH ROUND HADLEY AIR HORN UNDER LH DECK		
726-001	SINGLE ELECTRIC HORN		
728-001	SINGLE HORN SHIELD		
575-001	REAR LICENSE PLATE MOUNT END OF FRAME		
312-067	HALOGEN COMPOSITE HEADLAMPS WITH BRIGHT BEZELS		
302-047	LED AERODYNAMIC MARKER LIGHTS		
311-012	DAYTIME RUNNING LIGHTS - LOW BEAM ONLY		
294-001	INTEGRAL STOP/TAIL/BACKUP LIGHTS		
300-015	STANDARD FRONT TURN SIGNAL LAMPS		
744-1BC	DUAL WEST COAST BRIGHT FINISH HEATED MIRRORS WITH LH AND RH REMOTE		
797-001	DOOR MOUNTED MIRRORS		
796-001	102 INCH EQUIPMENT WIDTH		
743-204	LH AND RH 8 INCH BRIGHT FINISH CONVEX MIRRORS MOUNTED UNDER PRIMARY MIRRORS		
74A-001	RH DOWN VIEW MIRROR		
74B-005	RH VELVAC 8 INCH BRIGHT FINISH HOOD MOUNTED CONVEX MIRROR WITH SWING ARM BRACKET, DUAL VIEW	4	
729-001	STANDARD SIDE/REAR REFLECTORS		
768-043	63X14 INCH TINTED REAR WINDOW		
661-003	TINTED DOOR GLASS LH AND RH WITH TINTED NON-OPERATING WING WINDOWS		
654-027	RH AND LH ELECTRIC POWERED WINDOWS, PASSENGER SWITCHES ON DOOR(S)	4	
663-013	1-PIECE SOLAR GREEN GLASS WINDSHIELD		
659-006	8 LITER (2 GAL) WINDSHIELD WASHER RESERVOIR, CAB MOUNTED, WITH FLUID LEVEL INDICATOR		

Cab Interior

707-1AK	OPAL GRAY VINYL INTERIOR		
706-026	MOLDED PLASTIC DOOR PANEL WITHOUT VINYL INSERT WITH ALUMINUM KICKPLATE LOWER DOOR		
708-026	MOLDED PLASTIC DOOR PANEL WITHOUT VINYL INSERT WITH ALUMINUM KICKPLATE LOWER DOOR		



Data Code	Description	Weight Front	Weight Rear
772-006	BLACK MATS WITH SINGLE INSULATION		
785-998	NO DASH MOUNTED ASH TRAYS AND LIGHTER		
691-008	FORWARD ROOF MOUNTED CONSOLE WITH UPPER STORAGE COMPARTMENTS WITHOUT NETTING		
694-010	IN DASH STORAGE BIN		
696-012	CENTER STORAGE CONSOLE MOUNTED ON BACKWALL	20	
742-007	(2) CUP HOLDERS LH AND RH DASH		
680-006	GRAY/CHARCOAL FLAT DASH		
860-004	SMART SWITCH EXPANSION MODULE		
720-003	5 LB. FIRE EXTINGUISHER	10	
700-002	HEATER, DEFROSTER AND AIR CONDITIONER		
701-008	STANDARD HVAC DUCTING WITH SNOW SHIELD FOR FRESH AIR INTAKE		
703-005	MAIN HVAC CONTROLS WITH RECIRCULATION SWITCH		
170-015	STANDARD HEATER PLUMBING		
130-041	VALEO HEAVY DUTY A/C REFRIGERANT COMPRESSOR		
702-002	BINARY CONTROL, R-134A		
739-034	PREMIUM INSULATION		
285-013	SOLID-STATE CIRCUIT PROTECTION AND FUSES		
280-007	12V NEGATIVE GROUND ELECTRICAL SYSTEM		
324-011	DOMED DOOR ACTIVATED LH AND RH, DUAL READING LIGHTS, FORWARD CAB ROOF		
657-001	DOOR LOCKS AND IGNITION SWITCH KEYED THE SAME		
78G-006	KEY QUANTITY OF 6		
655-005	LH AND RH ELECTRIC DOOR LOCKS		
284-045	(2) 12 VOLT POWER RECEPTACLES MOUNTED IN DASH		
722-002	TRIANGULAR REFLECTORS WITHOUT FLARES	10	
756-339	PREMIUM ISRINGHAUSEN HIGH BACK AIR SUSPENSION DRIVERS SEAT WITH 2 AIR LUMBAR, INTEGRATED CUSHION EXTENSION, TILT AND ADJUSTABLE SHOCK	70	
760-335	BASIC ISRI HIGH BACK NON SUSPENSION PASSENGER SEAT		
759-005	DUAL DRIVER AND PASSENGER SEAT ARMRESTS	8	
711-004	LH AND RH INTEGRAL DOOR PANEL ARMRESTS		



Data Code	Description	Weight Front	Weight Rear
758-036	VINYL WITH VINYL INSERT DRIVER SEAT		
761-036	VINYL WITH VINYL INSERT PASSENGER SEAT		
763-101	BLACK SEAT BELTS		
532-002	ADJUSTABLE TILT AND TELESCOPING STEERING COLUMN	10	
540-015	4-SPOKE 18 INCH (450MM) STEERING WHEEL		
765-002	DRIVER AND PASSENGER INTERIOR SUN VISORS		

Instruments & Controls

732-004	GRAY DRIVER INSTRUMENT PANEL		
734-004	GRAY CENTER INSTRUMENT PANEL		
870-001	BLACK GAUGE BEZELS		
486-001	LOW AIR PRESSURE INDICATOR LIGHT AND AUDIBLE ALARM		
838-001	(1) SINGLE BRAKE APPLICATION AIR GAUGE		
840-002	2 INCH PRIMARY AND SECONDARY AIR PRESSURE GAUGES		
198-003	DASH MOUNTED AIR RESTRICTION INDICATOR WITH GRADUATIONS		
721-001	97 DB BACKUP ALARM		3
149-013	ELECTRONIC CRUISE CONTROL WITH SWITCHES IN LH SWITCH PANEL		
156-007	KEY OPERATED IGNITION SWITCH AND INTEGRAL START POSITION; 4 POSITION OFF/RUN/START/ACCESSORY		
811-042	ICU3S, 132X48 DISPLAY WITH DIAGNOSTICS, 28 LED WARNING LAMPS AND DATA LINKED		
160-038	HEAVY DUTY ONBOARD DIAGNOSTICS INTERFACE CONNECTOR LOCATED BELOW LH DASH		
844-001	2 INCH ELECTRIC FUEL GAUGE		
148-003	PROGRAMMABLE RPM CONTROL - ELECTRONIC ENGINE		
856-001	ELECTRICAL ENGINE COOLANT TEMPERATURE GAUGE		
864-001	2 INCH TRANSMISSION OIL TEMPERATURE GAUGE		
830-017	ENGINE AND TRIP HOUR METERS INTEGRAL WITHIN DRIVER DISPLAY		
372-051	CUSTOMER FURNISHED AND INSTALLED PTO CONTROLS		
852-002	ELECTRIC ENGINE OIL PRESSURE GAUGE		
679-001	OVERHEAD INSTRUMENT PANEL		



Data Code	Description	Weight Front	Weight Rear
746-137	AM/FM/WB WORLD TUNER RADIO WITH BLUETOOTH, USB AND AUXILIARY INPUTS, J1939	10	
747-001	DASH MOUNTED RADIO		
750-002	(2) RADIO SPEAKERS IN CAB		
753-001	AM/FM ANTENNA MOUNTED ON FORWARD LH ROOF		
748-006	POWER AND GROUND WIRING PROVISION OVERHEAD		
749-001	ROOF/OVERHEAD CONSOLE CB RADIO PROVISION		
810-027	ELECTRONIC MPH SPEEDOMETER WITH SECONDARY KPH SCALE, WITHOUT ODOMETER		
817-001	STANDARD VEHICLE SPEED SENSOR		
812-001	ELECTRONIC 3000 RPM TACHOMETER		
162-011	IDLE LIMITER, ELECTRONIC ENGINE		
329-012	FOUR ON/OFF ROCKER SWITCHES IN THE DASH WITH INDICATOR LIGHTS AND WIRE ROUTED TO CHASSIS AT BACK OF CAB, LABEL OPT		
81Y-001	PRE-TRIP LAMP INSPECTION, ALL OUTPUTS FLASH, WITH SMART SWITCH		
482-001	BW TRACTOR PROTECTION VALVE		
883-001	TRAILER HAND CONTROL BRAKE VALVE		
836-015	DIGITAL VOLTAGE DISPLAY INTEGRAL WITH DRIVER DISPLAY		
660-008	SINGLE ELECTRIC WINDSHIELD WIPER MOTOR WITH DELAY		
304-039	MARKER LIGHT SWITCH INTEGRAL WITH HEADLIGHT SWITCH AND DUAL CONNECTORS AND SWITCH FOR CUSTOMER FURNISHED SNOW PLOW LIGHTS, LOW BEAMS OFF WITH HIGH BEAMS		
882-004	TWO VALVE PARKING BRAKE SYSTEM WITH WARNING INDICATOR		
299-013	SELF CANCELING TURN SIGNAL SWITCH WITH DIMMER, WASHER/WIPER AND HAZARD IN HANDLE		
298-039	INTEGRAL ELECTRONIC TURN SIGNAL FLASHER WITH HAZARD LAMPS OVERRIDING STOP LAMPS		

Design

065-000 PAINT: ONE SOLID COLOR



Data Code	Description	Weight Front	Weight Rear
Color			
980-5F6	CAB COLOR A: L0006EY WHITE ELITE EY		
986-020	BLACK, HIGH SOLIDS POLYURETHANE CHASSIS PAINT		
962-972	POWDER WHITE (N0006EA) FRONT WHEELS/RIMS (PKWHT21, TKWHT21, W, TW)		
966-972	POWDER WHITE (N0006EA) REAR WHEELS/RIMS (PKWHT21, TKWHT21, W, TW)		
964-020	STANDARD BLACK BUMPER PAINT		
963-003	STANDARD E COAT/UNDERCOATING		

Certification / Compliance			
996-001	U.S. FMVSS CERTIFICATION, EXCEPT SALES CABS AND GLIDER KITS		

Secondary Factory Options			
48Q-998	NO TIRE INFLATION DEVICE/SYSTEM		

Raw Performance Data			
AE8-99D	CALCULATED EFFECTIVE BACK OF CAB TO REAR SUSPENSION C/L (CA) : 99.76 in		

Sales Programs			
NO SALES PROGRAMS HAVE BEEN SELECTED			

T O T A L V E H I C L E S U M M A R Y

Weight Summary			
	Weight Front	Weight Rear	Total Weight
Factory Weight ⁺	7678 lbs	4218 lbs	11896 lbs
Total Weight⁺	7678 lbs	4218 lbs	11896 lbs

(+) Weights shown are estimates only.
 If weight is critical, contact Customer Application Engineering.



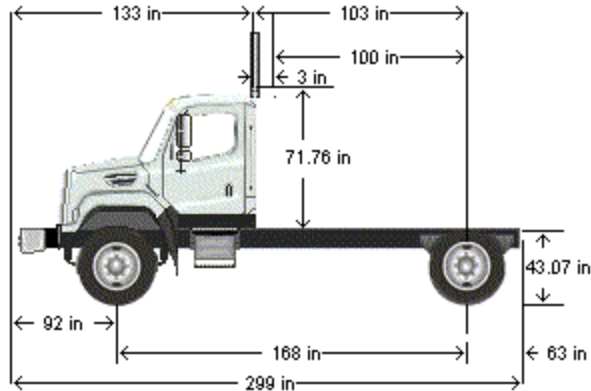
**Prepared for: Vic Foley for
CITY OF MILWAUKIE through
DEPARTMENT OF
ADMINISTRATIVE SERVICES
1225 Ferry Street SE
U140
Salem , OR 97301**

**Prepared by:
Dylan Dripps
PREMIER TRUCK GROUP OF
PORTLAND
9622 N.E. VANCOUVER WAY
PORTLAND, OR 97211
Phone: 503-283-0345**

(***) All cost increases for major components (Engines, Transmissions, Axles, Front and Rear Tires) and government mandated requirements, tariffs, and raw material surcharges will be passed through and added to factory invoices.



D I M E N S I O N S



VEHICLE SPECIFICATIONS SUMMARY - DIMENSIONS

Wheelbase (545)	4275MM (168 INCH) WHEELBASE
Rear Frame Overhang (552)	1600MM (63 INCH) REAR FRAME OVERHANG
Fifth Wheel (578)	NO FIFTH WHEEL
Mounting Location (577)	NO FIFTH WHEEL LOCATION
Maximum Forward Position (in)	0
Maximum Rearward Position (in)	0
Amount of Slide Travel (in)	0
Slide Increment (in)	0
Desired Slide Position (in)	0.0
Cab Size (829)	108 INCH BBC FLAT ROOF ALUMINUM CONVENTIONAL CAB
Sleeper (682)	NO SLEEPER BOX/SLEEPER CAB
Exhaust System (016)	RH OUTBOARD UNDER STEP MOUNTED HORIZONTAL AFTERTREATMENT SYSTEM ASSEMBLY WITH RH B-PILLAR MOUNTED VERTICAL TAILPIPE

TABLE SUMMARY - DIMENSIONS



Prepared for: Vic Foley for
CITY OF MILWAUKIE through
 DEPARTMENT OF
 ADMINISTRATIVE SERVICES
 1225 Ferry Street SE
 U140
 Salem , OR 97301

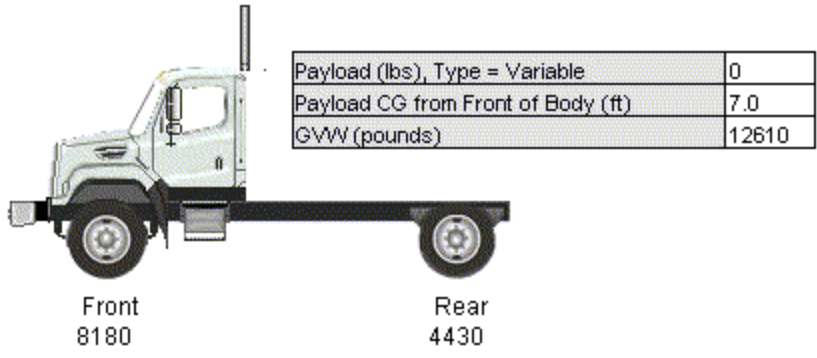
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Dimensions	Inches
Bumper to Back of Cab (BBC)	133.3
Bumper to Centerline of Front Axle (BA)	91.7
Front Axle to Back of Cab (AC)	41.6
Min. Cab to Body Clearance (CB)	3.0
Back of Cab to Centerline of Rear Axle(s) (CA)	102.8
Effective Back of Cab to Centerline of Rear Axle(s) (Effective CA)	99.8
Back of Cab Protrusions (Exhaust/Intake) (CP)	2.0
Back of Cab Protrusions (Side Extenders/Trim Tab) (CP)	0.0
Back of Cab Protrusions (CNG Tank)	0.0
Back of Cab Clearance (CL)	3.0
Back of Cab to End of Frame	165.7
Cab Height (CH)	71.8
Wheelbase (WB)	168.3
Frame Overhang (OH)	63.0
Overall Frame Length	296.5
Overall Length (OAL)	299.0
Rear Axle Spacing	0.0
Unladen Frame Height at Centerline of Rear Axle	43.1

Performance calculations are estimates only. If performance calculations are critical, please contact Customer Application Engineering.



TRUCK WEIGHT



VEHICLE SPECIFICATIONS SUMMARY - TRUCK WEIGHT

Cab Size (829).....	108 INCH BBC FLAT ROOF ALUMINUM CONVENTIONAL CAB
Expected Front Axle(s) Load (lbs).....	13220.0
Expected Pusher Axle(s) Load (lbs).....	0.0
Expected Rear Axle(s) Load (lbs).....	23000.0
Expected Tag Axle(s) Load (lbs).....	0.0
Expected GVW (lbs).....	36220
Expected GCW (lbs).....	60000.0
Wheelbase (545).....	4275MM (168 INCH) WHEELBASE
Pusher / Tag Axle (443).....	NO PUSHER OR TAG AXLE
Front Axle to Back of Cab (in).....	41.551
Cab to Body Clearance (in).....	3.0
Front Axle to Body (in).....	44.551
Truck Configuration (AA3).....	FRONT PLOW/END DUMP BODY
Body Length (ft).....	14.0
Body Weight (lbs).....	0.0
Body Horiz CG from Body Front (ft).....	5.9
Body Front to Rear Axle(s) CL (ft).....	10.31
Driver Weight (lbs).....	300.0
Driver Horizontal CG from Front Axle (in).....	-4.662999999999997
Left-Hand Primary Fuel/Hydraulic Tank (204).....	50 GALLON/189 LITER SHORT RECTANGULAR ALUMINUM FUEL TANK - LH
Left Fuel Tank Horizontal CG (in).....	86.2605
Right-Hand Primary Fuel/Hydraulic Tank (206).....	NO RH FUEL TANK
Right Fuel Tank Horizontal CG (in).....	0



TABLE SUMMARY - TRUCK WEIGHT

Item	Front(s)	Rear(s)	Total
Chassis Tare	7678	4218	11896
Fuel / Oil	194	220	414
Driver	308	-8	300
Dealer Installed Options	0	0	0
Accessories Total	0	0	0
Body Tare	0	0	0
Truck Tare Weight	8180	4430	12610
Payload Total	0	0	0
Calculated Axle Loads	8180	4430	12610
Expected Axle Loads / GVW	13220	23000	60000
GAWR / GVWR	13220	23000	36220
Payload CG From Front of Body		7 feet	
Payload CG From Front Axle		10.7 feet	
Payload Distribution		Variable	
All weights displayed in pounds			

Item	Front(s)	Rear(s)	Total
Chassis Tare	7678	4218	11896
Fuel / Oil	194	220	414
Driver	308	-8	300
Dealer Installed Options	0	0	0
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Payload CG From Front of Body		7 feet	
Payload CG From Front Axle		10.7 feet	
Payload Distribution		Variable	
All weights displayed in pounds			

Performance calculations are estimates only. If performance calculations are critical, please contact Customer Application Engineering.



COUNCIL RESOLUTION No.**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, AUTHORIZING THE CITY MANAGER TO SIGN THE STATE OF OREGON SEISMIC REHABILITATION GRANT PROGRAM (SRGP) GRANT AGREEMENT.**

WHEREAS the existing Milwaukie Public Safety Building (PSB) located at 3200 SE Harrison Street in Milwaukie was constructed circa 1992 prior to updates to seismic building codes, and

WHEREAS the city conducted a seismic evaluation of the PSB and based on the results of the evaluation applied for a SRGP grant, and

WHEREAS the city was awarded grant funding through the State of Oregon Seismic Rehabilitation Grant Program (SRGP) in June 2022, totaling \$1,233,817 to support the city's work to upgrade the PSB's seismic resiliency.

Now, Therefore, be it Resolved by the City Council of the City of Milwaukie, Oregon, that the city manager is authorized to sign the State of Oregon SRGP grant agreement in the amount of \$1,233,817.

Introduced and adopted by the City Council on **September 6, 2022**.

This resolution is effective immediately.

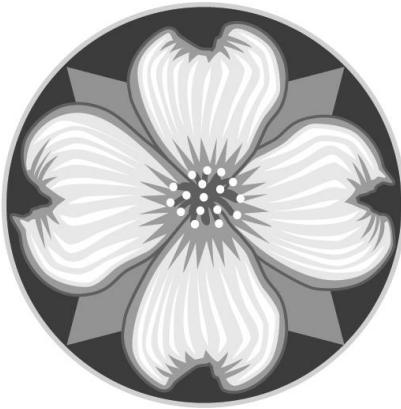
Mark F. Gamba, Mayor

ATTEST:

APPROVED AS TO FORM:

Scott S. Stauffer, City Recorder

Justin D. Gericke, City Attorney



RS Agenda Item

7

Business Items

COUNCIL RESOLUTION No.**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, TO DECARBONIZE THE BUILDING SECTOR AND TO ACCELERATE THE TRANSITION TO ALL-ELECTRIC CITY-OWNED AND CITY-FINANCED BUILDINGS TO PROMOTE CLIMATE, PUBLIC HEALTH, AND RESILIENCY BENEFITS.**

WHEREAS climate change is an existential crisis posing one of the most serious threats to the existence of humanity and all species on the planet; a threat that intersects and compounds multiple other crises facing humanity and our Earth; and

WHEREAS the 11th United Nations Intergovernmental Panel on Climate Change (“IPCC”) report from October 2018 states that we must cut greenhouse gas emissions in half by 2030 to limit global warming and avoid a climate catastrophe;¹ and

WHEREAS in 2021, the United States and other leading economies agreed to the Global Methane Pledge to reduce methane emissions 30 percent by 2030;² and

WHEREAS in Oregon, homes and buildings are the second highest source of Oregon’s greenhouse gas emissions;³ and

WHEREAS the transportation and combustion of “natural” methane gas creates significant harms to public health and safety;⁴ and

WHEREAS leaks during the production, processing, transmission, and distribution of “natural” methane gas are substantial,⁵ releasing a potent greenhouse gas with approximately 86 times the global warming potential of carbon dioxide over a 20-year period;⁶ and

¹ See, e.g., [IPCC report: ‘now or never’ if world is to stave off climate disaster | Climate crisis | The Guardian](#).

² See [Joint US-EU Press Release on the Global Methane Pledge - The White House](#).

³ See Figure 5 at [State of Oregon: Energy in Oregon - Greenhouse Gas Emissions Data](#).

⁴ See, e.g., “Methane Gas: Health, Safety, and Decarbonization” at [Methane Gas: Health, Safety, and Decarbonization \(powerpastfrackedgas.org\)](#); See also US Department of Transportation, Pipeline and Hazardous Materials Safety Administration (PHMSA), “Gas Distribution Significant Incidents 20 Year Trend,” (data as of July 12, 2021). Available at: https://portal.phmsa.dot.gov/analytics/saw.dll?Portalpages&PortalPath=%2Fshared%2FPDM%20Public%20Website%2F_portal%2FSC%20Incident%20Trend&Page=Significant; See also Oregon & Washington Physicians for Social Responsibility, “Fracked Gas Infrastructure: A Threat to Healthy Communities,” (2019). Available at: https://www.oregonpsr.org/fracked_gas_a_threat_to_healthy_communities;

⁵ See, e.g., [Assessment of methane emissions from the U.S. oil and gas supply chain | Science](#) (quantifying methane leaks in the gas supply chain and finding that in 2015, supply chain emissions were ~60% higher than the U.S. Environmental Protection Agency inventory estimate).

⁶ See [Methane is like ‘CO2 on Steroids’ When It Comes to Trapping Heat \(sightline.org\)](#) (Citing IPCC 2018 Report [WG1AR5 Chapter08_FINAL.pdf \(ipcc.ch\)](#) at 731).

WHEREAS methane gas stoves emit hazardous air pollutants such as nitrogen dioxide and carbon monoxide, which compromise indoor air quality and the respiratory health of vulnerable populations, including low-income households, children, the elderly, and those with existing health conditions; and

WHEREAS children who grow up in homes with methane gas cooking appliances have a 42% higher risk of asthma symptoms;⁷ and

WHEREAS methane gas for heating in buildings leads to increases in outdoor air pollution;⁸ and

WHEREAS historically marginalized communities including low-income and Black, Indigenous and people of color (BIPOC) households are disproportionately impacted by outdoor air pollution;⁹ and

WHEREAS methane gas pipelines are prone to leaks and explosions and endanger the health and safety of communities;¹⁰ and

WHEREAS methane gas infrastructure poses a significant threat to Oregon residents in the event of a major earthquake;¹¹ and

WHEREAS “renewable natural” methane gas still poses the same health and safety risks to communities as traditional “natural” gas;¹² and

WHEREAS NW Natural, the state’s largest methane gas utility which serves Milwaukie customers, is expected to cumulatively increase bills approximately 42 percent between October 2021 and November 2022;¹³ and

WHEREAS gas utility ratepayers are at significant risk of incurring additional costs and rate increases due to methane gas price volatility and utility business practices;¹⁴ and

⁷ See [Meta-analysis of the effects of indoor nitrogen dioxide and gas cooking on asthma and wheeze in children | International Journal of Epidemiology | Oxford Academic \(oup.com\)](#).

⁸ See [Effects of Residential Gas Appliances on Indoor and Outdoor Air Quality and Public Health in California – Center for Occupational & Environmental Health \(ucla.edu\)](#).

⁹ See [Air pollution exposure disparities across US population and income groups | Nature](#); See also [Low-income, black neighborhoods still hit hard by air pollution -- ScienceDaily](#).

¹⁰ See, e.g., Ahrens, M. and Evarts, B., “Natural Gas and Propane Fires, Explosions and Leaks Estimates and Incident Description,” National Fire Protection Association Research (NFPA), (October 2018). Available at: <https://www.nfpa.org/-/media/Files/News-and-Research/Fire-statistics-and-reports/Hazardous-materials/osNaturalGasPropaneFires.ashx>.

¹¹ See Wang, Y. et al, “Earthquake Risk Study for Oregon's Critical Energy Infrastructure Hub,” State of Oregon Department of Geology and Mineral Industries,” (2013). Available at: <https://www.oregon.gov/energy/safety-resiliency/Documents/2013%20Earthquake%20Risk%20Study%20in%20Oregon%E2%80%99s%20Critical%20Energy%20Infrastructure%20Hub.pdf>.

¹² See, e.g., [Report Building-Decarbonization-2020.pdf \(earthjustice.org\)](#).

¹³ See [Natural Gas Prices Are Going Up Before Winter | Blog | News | Oregon CUB](#).

¹⁴ See, e.g., “U.S. natural gas price saw record volatility in the first quarter of 2022” at [U.S. Energy Information Administration - EIA - Independent Statistics and Analysis](#).

WHEREAS in 2021, Oregon passed HB 2021, which sets milestones for electric utilities to transition to 100% clean electricity by 2040;¹⁵ and

WHEREAS in 2018, the city approved a Community Climate Action Plan that established ambitious decarbonization goals of: carbon-free electricity powering the city by 2030; net zero emissions from all buildings by 2035; carbon neutral city by 2045; and

WHEREAS in 2020, the city declared a climate emergency and accelerated the goals in the Climate Action Plan by five years and recommitted to take fast and effective climate action; and

WHEREAS in 2022, the United States passed the Inflation Reduction Act, which among other things, will provide billions of dollars to homeowners and businesses for increasing energy efficiency and installing high-efficiency electric appliances like heat pumps;¹⁶ and

WHEREAS electric heat pumps provide both heating and cooling while providing significant operational greenhouse gas reduction benefits compared to gas furnaces;¹⁷ and

WHEREAS electrification will improve indoor air quality and overall health, by eliminating natural gas combustion inside homes that produces harmful indoor air pollution;¹⁸ and

WHEREAS electrification is widely recognized as a powerful strategy to address both climate change and poor air quality in frontline communities most vulnerable to climate impacts;¹⁹ and

WHEREAS every new building constructed with high-efficiency electric appliances will have climate, public health, and cost savings benefits for decades to come;²⁰ and

WHEREAS the city has the opportunity to lead by example to make decisive, transformative, and sustainable changes in its municipal energy consumption, and can significantly lower the city's greenhouse gas emissions and overall carbon impact; and

WHEREAS citywide, rapidly reducing methane gas use in buildings will help achieve Milwaukie's Community Climate Action Plan targets, and such actions will also improve public health and increase the quality of life throughout the city.

¹⁵ [HB2021 2021 Regular Session - Oregon Legislative Information System \(oregonlegislature.gov\)](https://legislature.oregon.gov/2021/Bills/200-299/2021HB2021.aspx).

¹⁶ See, e.g., <https://www.forbes.com/sites/energyinnovation/2022/08/30/inflation-reduction-act-benefits-millions-of-efficient-electrified-buildings/>.

¹⁷ See [Heat Pumps: A Path to Health and Climate Benefits - Energy Foundation](#); see also [Rapid Electric Heat Transition Will Save Oregon \\$1.7 Billion, Report Finds - DeSmog](#).

¹⁸ See, e.g., [Eight Benefits of Building Electrification for Households, Communities, and Climate - RMI](#).

¹⁹ See, e.g., [Equitable Building Electrification: A Framework for Powering Resilient Communities \(greenlining.org\)](#).

²⁰ See, e.g., [The New Economics of Electrifying Buildings - RMI](#).

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, that the City of Milwaukie recognizes the global and local benefits of decarbonizing homes and buildings and accelerating the transition to all-electric homes and buildings throughout the city; and be it

FURTHER RESOLVED as follows:

Resolution – Electrify City-Owned and City-Financed Buildings

Section 1. The city manager is directed to require all new city-owned and city-financed²¹ buildings and major renovations²² of existing city-owned and city-financed buildings are built all-electric. In the event the cost of such actions would be 10% more expensive than using fossil fuel-based alternatives, the city manager may seek an exemption from taking such actions from the City Council. Any exemption granted by the City Council shall be narrowly tailored to maximize decarbonization efforts within given cost constraints. This policy will become effective September 10, 2022.

Section 2. The city manager is directed to inventory city-owned facilities that currently use fossil fuels and evaluate the feasibility of retrofitting those facilities to cease using fossil fuels, with a priority of electrification where feasible. The inventory and evaluation will make use of existing reports and data to prepare preliminary feasibility recommendations by January 1, 2024.

Introduced and adopted by the City Council on **September 6, 2022.**

This resolution is effective **September 10, 2022.**

Mark F. Gamba, Mayor

ATTEST:

APPROVED AS TO FORM:

Scott S. Stauffer, City Recorder

Justin D. Gericke, City Attorney

²¹ City-financed buildings are those receiving City funds of \$50,000 or more, a donation of property with an appraised value of \$50,000 or more, or a sale of city-owned property where the difference between the appraised value and sale price is \$50,000 or more.

²² As defined in Oregon statute.

COUNCIL RESOLUTION No.**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, TO DECARBONIZE THE BUILDING SECTOR AND TO ACCELERATE THE TRANSITION TO ALL-ELECTRIC EXISTING BUILDINGS TO PROMOTE CLIMATE, PUBLIC HEALTH, AND RESILIENCY BENEFITS.**

WHEREAS climate change is an existential crisis posing one of the most serious threats to the existence of humanity and all species on the planet; a threat that intersects and compounds multiple other crises facing humanity and our Earth; and

WHEREAS the 11th United Nations Intergovernmental Panel on Climate Change (“IPCC”) report from October 2018 states that we must cut greenhouse gas emissions in half by 2030 to limit global warming and avoid a climate catastrophe;¹ and

WHEREAS in 2021, the United States and other leading economies agreed to the Global Methane Pledge to reduce methane emissions 30 percent by 2030;² and

WHEREAS in Oregon, homes and buildings are the second highest source of Oregon’s greenhouse gas emissions;³ and

WHEREAS the transportation and combustion of “natural” methane gas creates significant harms to public health and safety;⁴ and

WHEREAS leaks during the production, processing, transmission and distribution of “natural” methane gas are substantial,⁵ releasing a potent greenhouse gas with approximately 86 times the global warming potential of carbon dioxide over a 20-year period;⁶ and

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³ See Figure 5 at [State of Oregon: Energy in Oregon - Greenhouse Gas Emissions Data](#).

⁴ See, e.g., “Methane Gas: Health, Safety, and Decarbonization” at [Methane Gas: Health, Safety, and Decarbonization \(powerpastfrackedgas.org\)](#); See also US Department of Transportation, Pipeline and Hazardous Materials Safety Administration (PHMSA), “Gas Distribution Significant Incidents 20 Year Trend,” (data as of July 12, 2021). Available at: https://portal.phmsa.dot.gov/analytics/saw.dll?Portalpages&PortalPath=%2Fshared%2FPDM%20Public%20Website%2F_portal%2FSC%20Incident%20Trend&Page=Significant; See also Oregon & Washington Physicians for Social Responsibility, “Fracked Gas Infrastructure: A Threat to Healthy Communities,” (2019). Available at: https://www.oregonpsr.org/fracked_gas_a_threat_to_healthy_communities;

⁵ See, e.g., [Assessment of methane emissions from the U.S. oil and gas supply chain | Science](#) (quantifying methane leaks in the gas supply chain and finding that in 2015, supply chain emissions were ~60% higher than the U.S. Environmental Protection Agency inventory estimate).

⁶ See [Methane is like ‘CO2 on Steroids’ When It Comes to Trapping Heat \(sightline.org\)](#) (Citing IPCC 2018 Report [WG1AR5 Chapter08_FINAL.pdf \(ipcc.ch\)](#) at 731).

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WHEREAS NW Natural, the state’s largest methane gas utility which serves Milwaukie customers, is expected to cumulatively increase bills approximately 42 percent between October 2021 and November 2022;¹³ and

WHEREAS gas utility ratepayers are at significant risk of incurring additional costs and rate increases due to methane gas price volatility and utility business practices;¹⁴ and

⁷ See [Meta-analysis of the effects of indoor nitrogen dioxide and gas cooking on asthma and wheeze in children | International Journal of Epidemiology | Oxford Academic \(oup.com\)](#).

⁸ See [Effects of Residential Gas Appliances on Indoor and Outdoor Air Quality and Public Health in California – Center for Occupational & Environmental Health \(ucla.edu\)](#).

⁹ See [Air pollution exposure disparities across US population and income groups | Nature](#); See also [Low-income, black neighborhoods still hit hard by air pollution -- ScienceDaily](#).

¹⁰ See, e.g., Ahrens, M. and Evarts, B., “Natural Gas and Propane Fires, Explosions and Leaks Estimates and Incident Description,” National Fire Protection Association Research (NFPA), (October 2018). Available at: <https://www.nfpa.org/-/media/Files/News-and-Research/Fire-statistics-and-reports/Hazardous-materials/osNaturalGasPropaneFires.ashx>.

¹¹ See Wang, Y. et al, “Earthquake Risk Study for Oregon's Critical Energy Infrastructure Hub,” State of Oregon Department of Geology and Mineral Industries,” (2013). Available at: <https://www.oregon.gov/energy/safety-resiliency/Documents/2013%20Earthquake%20Risk%20Study%20in%20Oregon%E2%80%99s%20Critical%20Energy%20Infrastructure%20Hub.pdf>.

¹² See, e.g., [Report Building-Decarbonization-2020.pdf \(earthjustice.org\)](#).

¹³ See [Natural Gas Prices Are Going Up Before Winter | Blog | News | Oregon CUB](#).

¹⁴ See, e.g., “U.S. natural gas price saw record volatility in the first quarter of 2022” at [U.S. Energy Information Administration - EIA - Independent Statistics and Analysis](#).

WHEREAS in 2021, Oregon passed HB 2021, which sets milestones for electric utilities to transition to 100% clean electricity by 2040;¹⁵ and

WHEREAS in 2018, the city approved a Community Climate Action Plan that established ambitious decarbonization goals of: carbon-free electricity powering the city by 2030; net zero emissions from all buildings by 2035; carbon neutral city by 2045; and

WHEREAS in 2020, the city declared a climate emergency and accelerated the goals in the Climate Action Plan by five years and recommitted to take fast and effective climate action; and

WHEREAS in 2022, the United States passed the Inflation Reduction Act, which among other things, will provide billions of dollars to homeowners and businesses for increasing energy efficiency and installing high-efficiency electric appliances like heat pumps;¹⁶ and

WHEREAS electric heat pumps provide both heating and cooling while providing significant operational greenhouse gas reduction benefits compared to gas furnaces;¹⁷ and

WHEREAS electrification will improve indoor air quality and overall health, by eliminating natural gas combustion inside homes that produces harmful indoor air pollution;¹⁸ and

WHEREAS electrification is widely recognized as a powerful strategy to address both climate change and poor air quality in frontline communities most vulnerable to climate impacts;¹⁹ and

WHEREAS every new building constructed with high-efficiency electric appliances will have climate, public health, and cost savings benefits for decades to come;²⁰ and

WHEREAS the city has the opportunity to lead by example to make decisive, transformative, and sustainable changes in its municipal energy consumption, and can significantly lower the city's greenhouse gas emissions and overall carbon impact; and

WHEREAS citywide, rapidly reducing methane gas use in buildings will help achieve Milwaukie's Community Climate Action Plan targets, and such actions will also improve public health and increase the quality of life throughout the city.

¹⁵ [HB2021 2021 Regular Session - Oregon Legislative Information System \(oregonlegislature.gov\)](https://legislature.oregon.gov/2021/Bills/200-299/2021HB2021.aspx).

¹⁶ See, e.g., <https://www.forbes.com/sites/energyinnovation/2022/08/30/inflation-reduction-act-benefits-millions-of-efficient-electrified-buildings/>.

¹⁷ See [Heat Pumps: A Path to Health and Climate Benefits - Energy Foundation](#); see also [Rapid Electric Heat Transition Will Save Oregon \\$1.7 Billion, Report Finds - DeSmog](#).

¹⁸ See, e.g., [Eight Benefits of Building Electrification for Households, Communities, and Climate - RMI](#).

¹⁹ See, e.g., [Equitable Building Electrification: A Framework for Powering Resilient Communities \(greenlining.org\)](#).

²⁰ See, e.g., [The New Economics of Electrifying Buildings - RMI](#).

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, that the City of Milwaukie recognizes the global and local benefits of decarbonizing homes and buildings and accelerating the transition to all-electric homes and buildings throughout the city; and be it

FURTHER RESOLVED as follows:

Resolution – Electrify existing homes and buildings

Section 1. The City Manager and staff are directed to include efforts to decarbonize existing homes and buildings over time as a priority in any future Climate Action Plan updates. Such efforts shall include attempts to educate home and building owners about the benefits of decarbonizing buildings, including new high efficiency electric appliances, as well as any federal, state and local incentives and resources to finance such decarbonization efforts.

Section 2. Direct city manager to return to council with a proposal for engaging the community in developing a plan for decarbonizing buildings that has at its foundation social, environmental, and economic equity with emphasis on engagement of historically marginalized communities and their representatives.

Introduced and adopted by the City Council on **September 6, 2022.**

This resolution is effective **immediately.**

Mark F. Gamba, Mayor

ATTEST:

APPROVED AS TO FORM:

Scott S. Stauffer, City Recorder

Justin D. Gericke, City Attorney

COUNCIL RESOLUTION No.**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, TO DECARBONIZE THE BUILDING SECTOR AND TO ACCELERATE ALL-ELECTRIC FUTURE BUILDINGS TO PROMOTE CLIMATE, PUBLIC HEALTH, AND RESILIENCY BENEFITS.**

WHEREAS climate change is an existential crisis posing one of the most serious threats to the existence of humanity and all species on the planet; a threat that intersects and compounds multiple other crises facing humanity and our Earth; and

WHEREAS the 11th United Nations Intergovernmental Panel on Climate Change (“IPCC”) report from October 2018 states that we must cut greenhouse gas emissions in half by 2030 to limit global warming and avoid a climate catastrophe;¹ and

WHEREAS in 2021, the United States and other leading economies agreed to the Global Methane Pledge to reduce methane emissions 30 percent by 2030;² and

WHEREAS in Oregon, homes and buildings are the second highest source of Oregon’s greenhouse gas emissions;³ and

WHEREAS the transportation and combustion of “natural” methane gas creates significant harms to public health and safety;⁴ and

WHEREAS leaks during the production, processing, transmission and distribution of “natural” methane gas are substantial,⁵ releasing a potent greenhouse gas with approximately 86 times the global warming potential of carbon dioxide over a 20-year period;⁶ and

WHEREAS methane gas stoves emit hazardous air pollutants such as nitrogen dioxide and carbon monoxide, which compromise indoor air quality and the respiratory

¹ See, e.g., [IPCC report: ‘now or never’ if world is to stave off climate disaster | Climate crisis | The Guardian](#).

² See [Joint US-EU Press Release on the Global Methane Pledge - The White House](#).

³ See Figure 5 at [State of Oregon: Energy in Oregon - Greenhouse Gas Emissions Data](#).

⁴ See, e.g., “Methane Gas: Health, Safety, and Decarbonization” at [Methane Gas: Health, Safety, and Decarbonization \(powerpastfrackedgas.org\)](#); See also US Department of Transportation, Pipeline and Hazardous Materials Safety Administration (PHMSA), “Gas Distribution Significant Incidents 20 Year Trend,” (data as of July 12, 2021). Available at: https://portal.phmsa.dot.gov/analytics/saw.dll?Portalpages&PortalPath=%2Fshared%2FPDM%20Public%20Website%2F_portal%2FSC%20Incident%20Trend&Page=Significant; See also Oregon & Washington Physicians for Social Responsibility, “Fracked Gas Infrastructure: A Threat to Healthy Communities,” (2019). Available at: https://www.oregonpsr.org/fracked_gas_a_threat_to_healthy_communities;

⁵ See, e.g., [Assessment of methane emissions from the U.S. oil and gas supply chain | Science](#) (quantifying methane leaks in the gas supply chain and finding that in 2015, supply chain emissions were ~60% higher than the U.S. Environmental Protection Agency inventory estimate).

⁶ See [Methane is like ‘CO2 on Steroids’ When It Comes to Trapping Heat \(sightline.org\)](#) (Citing IPCC 2018 Report [WG1AR5 Chapter08_FINAL.pdf \(ipcc.ch\)](#) at 731).

health of vulnerable populations, including low-income households, children, the elderly, and those with existing health conditions; and

WHEREAS children who grow up in homes with methane gas cooking appliances have a 42% higher risk of asthma symptoms;⁷ and

WHEREAS methane gas for heating in buildings leads to increases in outdoor air pollution;⁸ and

WHEREAS historically marginalized communities including low-income and Black, Indigenous and people of color (BIPOC) households are disproportionately impacted by outdoor air pollution;⁹ and

WHEREAS methane gas pipelines are prone to leaks and explosions and endanger the health and safety of communities;¹⁰ and

WHEREAS methane gas infrastructure poses a significant threat to Oregon residents in the event of a major earthquake;¹¹ and

WHEREAS “renewable natural” methane gas still poses the same health and safety risks to communities as traditional “natural” gas;¹² and

WHEREAS NW Natural, the state’s largest methane gas utility which serves Milwaukie customers, is expected to cumulatively increase bills approximately 42 percent between October 2021 and November 2022;¹³ and

WHEREAS gas utility ratepayers are at significant risk of incurring additional costs and rate increases due to methane gas price volatility and utility business practices;¹⁴ and

WHEREAS in 2021, Oregon passed HB 2021, which sets milestones for electric utilities to transition to 100% clean electricity by 2040;¹⁵ and

⁷ See [Meta-analysis of the effects of indoor nitrogen dioxide and gas cooking on asthma and wheeze in children | International Journal of Epidemiology | Oxford Academic \(oup.com\)](#).

⁸ See [Effects of Residential Gas Appliances on Indoor and Outdoor Air Quality and Public Health in California – Center for Occupational & Environmental Health \(ucla.edu\)](#).

⁹ See [Air pollution exposure disparities across US population and income groups | Nature](#); See also [Low-income, black neighborhoods still hit hard by air pollution -- ScienceDaily](#).

¹⁰ See, e.g., Ahrens, M. and Evarts, B., “Natural Gas and Propane Fires, Explosions and Leaks Estimates and Incident Description,” National Fire Protection Association Research (NFPA), (October 2018). Available at: <https://www.nfpa.org/-/media/Files/News-and-Research/Fire-statistics-and-reports/Hazardous-materials/osNaturalGasPropaneFires.ashx>.

¹¹ See Wang, Y. et al, “Earthquake Risk Study for Oregon's Critical Energy Infrastructure Hub,” State of Oregon Department of Geology and Mineral Industries,” (2013). Available at: <https://www.oregon.gov/energy/safety-resiliency/Documents/2013%20Earthquake%20Risk%20Study%20in%20Oregon%E2%80%99s%20Critical%20Energy%20Infrastructure%20Hub.pdf>.

¹² See, e.g., [Report Building-Decarbonization-2020.pdf \(earthjustice.org\)](#).

¹³ See [Natural Gas Prices Are Going Up Before Winter | Blog | News | Oregon CUB](#).

¹⁴ See, e.g., “U.S. natural gas price saw record volatility in the first quarter of 2022” at [U.S. Energy Information Administration - EIA - Independent Statistics and Analysis](#).

¹⁵ [HB2021 2021 Regular Session - Oregon Legislative Information System \(oregonlegislature.gov\)](#).

WHEREAS in 2018, the city approved a Community Climate Action Plan that established ambitious decarbonization goals of: carbon-free electricity powering the city by 2030; net zero emissions from all buildings by 2035; carbon neutral city by 2045; and

WHEREAS in 2020, the city declared a climate emergency and accelerated the goals in the Climate Action Plan by five years and recommitted to take fast and effective climate action; and

WHEREAS in 2022, the United States passed the Inflation Reduction Act, which among other things, will provide billions of dollars to homeowners and businesses for increasing energy efficiency and installing high-efficiency electric appliances like heat pumps;¹⁶ and

WHEREAS electric heat pumps provide both heating and cooling while providing significant operational greenhouse gas reduction benefits compared to gas furnaces;¹⁷ and

WHEREAS electrification will improve indoor air quality and overall health, by eliminating natural gas combustion inside homes that produces harmful indoor air pollution;¹⁸ and

WHEREAS electrification is widely recognized as a powerful strategy to address both climate change and poor air quality in frontline communities most vulnerable to climate impacts;¹⁹ and

WHEREAS every new building constructed with high-efficiency electric appliances will have climate, public health, and cost savings benefits for decades to come;²⁰ and

WHEREAS the city has the opportunity to lead by example to make decisive, transformative, and sustainable changes in its municipal energy consumption, and can significantly lower the city's greenhouse gas emissions and overall carbon impact; and

WHEREAS citywide, rapidly reducing methane gas use in buildings will help achieve Milwaukie's Community Climate Action Plan targets, and such actions will also improve public health and increase the quality of life throughout the city; and

WHEREAS a city may "Determine by contract or prescribe by ordinance or otherwise, the terms and conditions, including payment of charges and fees, upon which any public utility, electric cooperative, people's utility district or heating company, or Oregon Community Power, may be permitted to occupy the streets, highways or other public

¹⁶ See, e.g., <https://www.forbes.com/sites/energyinnovation/2022/08/30/inflation-reduction-act-benefits-millions-of-efficient-electrified-buildings/>.

¹⁷ See [Heat Pumps: A Path to Health and Climate Benefits - Energy Foundation](#); see also [Rapid Electric Heat Transition Will Save Oregon \\$1.7 Billion, Report Finds - DeSmog](#).

¹⁸ See, e.g., [Eight Benefits of Building Electrification for Households, Communities, and Climate - RMI](#).

¹⁹ See, e.g., [Equitable Building Electrification: A Framework for Powering Resilient Communities \(greenlining.org\)](#).

²⁰ See, e.g., [The New Economics of Electrifying Buildings - RMI](#).

property within such city and exclude or eject any public utility or heating company therefrom.";²¹

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON, that the City of Milwaukie recognizes the global and local benefits of decarbonizing homes and buildings and accelerating the transition to all-electric homes and buildings throughout the city; and be it

FURTHER RESOLVED as follows:

Resolution – Decarbonize future homes and buildings

Section 1. The city staff are directed to develop code changes or take other actions, as necessary, to achieve the following outcome: Fuel gas piping, defined as conveying natural gas, manufactured gas, liquefied petroleum gas or mixtures of these gases, is prohibited from connecting to any building after February 15, 2024.

Introduced and adopted by the City Council on **September 6, 2022**.

This resolution is effective **immediately**.

Mark F. Gamba, Mayor

ATTEST:

APPROVED AS TO FORM:

Scott S. Stauffer, City Recorder

Justin D. Gericke, City Attorney

²¹ [ORS § 221.420\(2\)\(a\)](#).

Health Impacts of Methane (aka “Natural”) Gas

Melanie Plaut MD





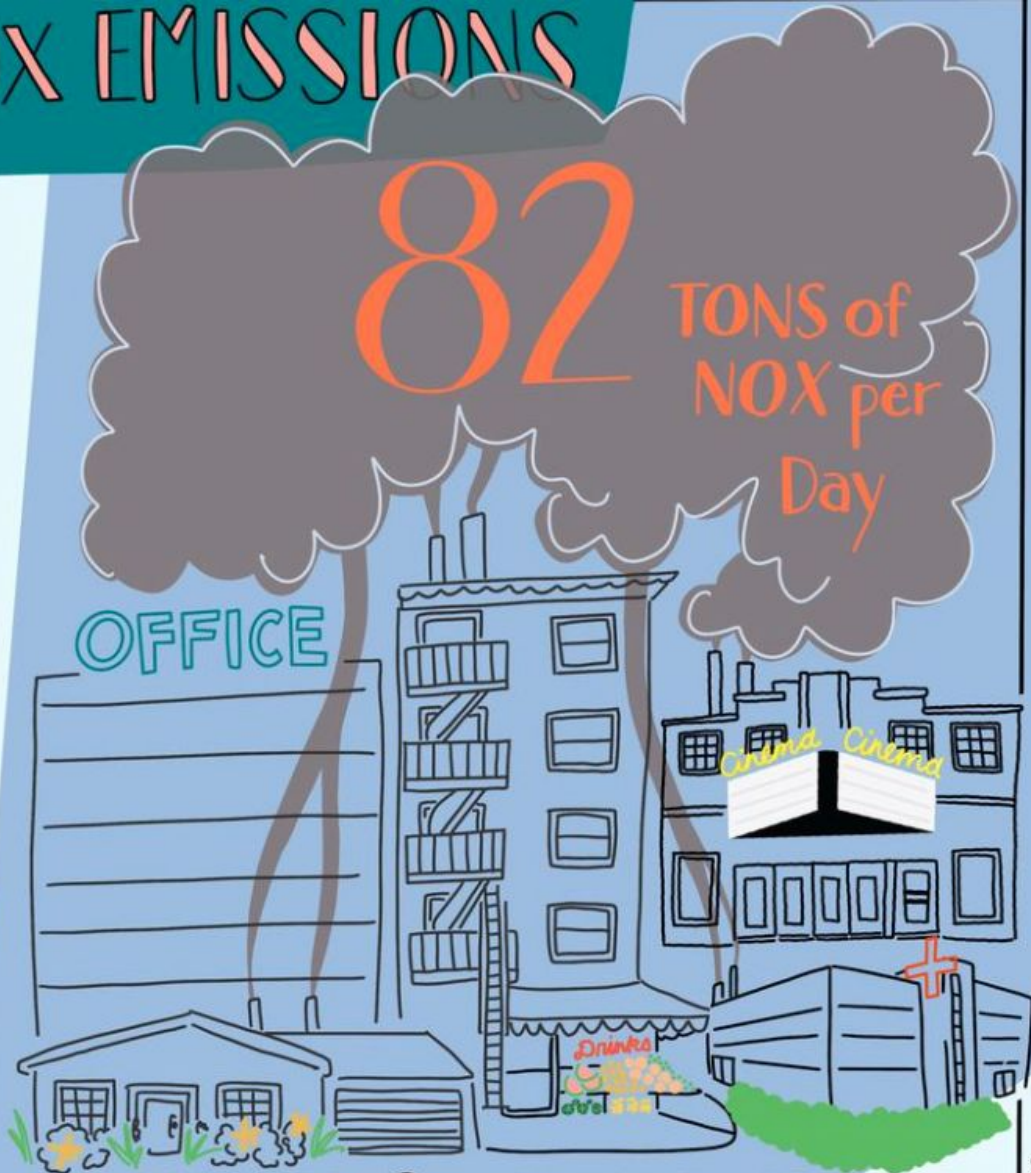




NOX EMISSIONS



POWERPLANTS
BURNING GAS



HOMES & COMMERCIAL
BUILDINGS BURNING GAS

JESSICA RUSSO, NRDC

Decreasing outdoor air pollution from gas furnaces etc saves lives and money

- California study: if all residential appliances were transitioned from gas to electric...
- There would be 354 fewer deaths per year
- It would save 3.5 million \$\$\$ in health costs per year



Pollutants Produced by Stoves and Ovens

Cooking with electricity:

- Particulate matter
(PM 2.5)

Cooking with gas:

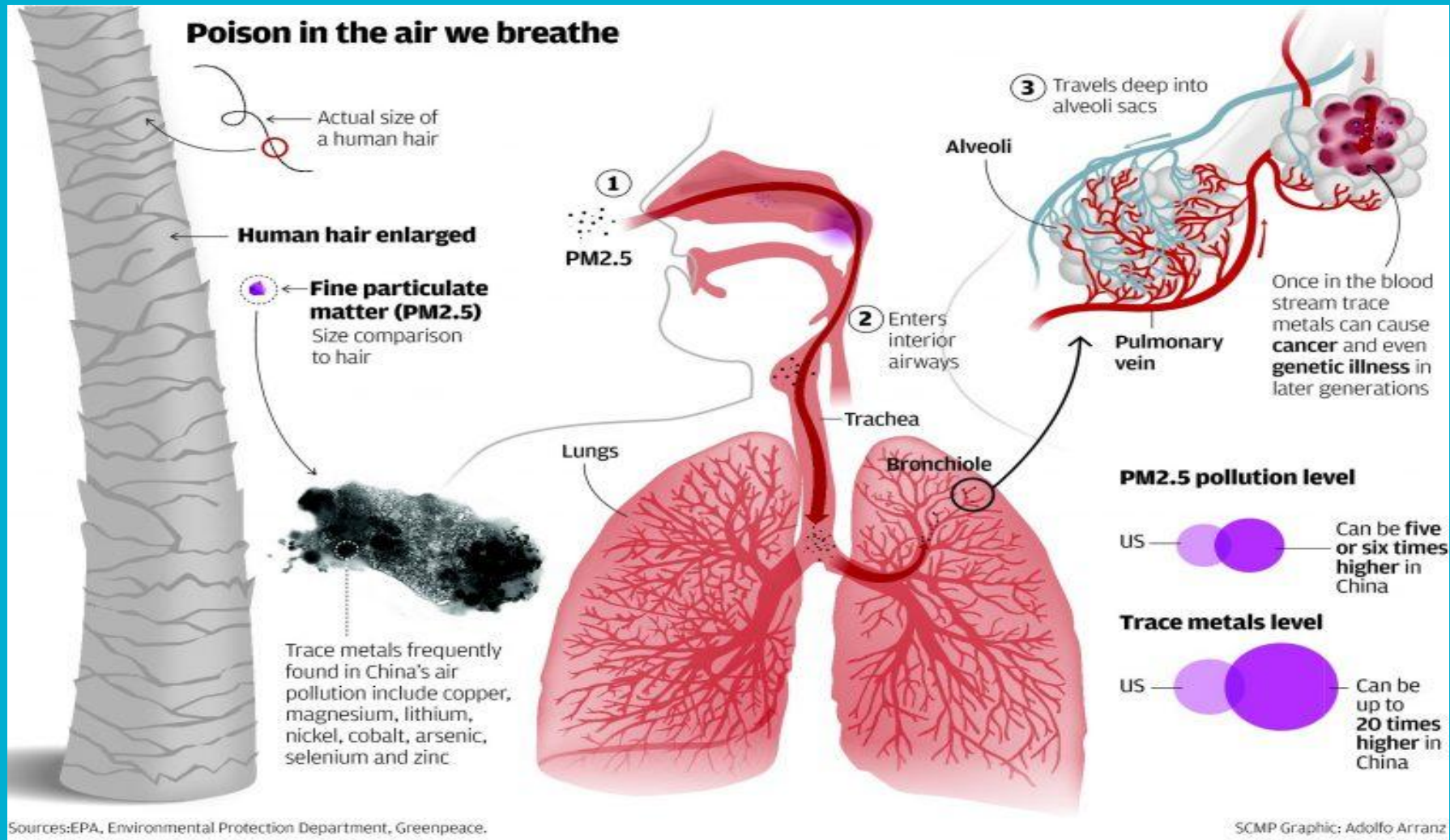
- Particulate matter
(PM 2.5) - twice as much
- Carbon monoxide (CO)
- Nitrogen dioxide (NO₂)
- Formaldehyde
- Benzene and other carcinogens
in unburned gas (leaks)

Car exhaust

- particulate matter (PM2.5)
- carbon monoxide (CO)
- nitrogen dioxide (NO₂)




Particulate Matter: The Silent Killer



Health Effects of Particulate Matter (PM2.5)

Gas stoves may emit twice as much PM 2.5 as electric stoves

- Acute exposure to PM  high blood pressure and risk of stroke
- Chronic exposure increases the risk of
 - Premature mortality
 - Asthma
 - Premature births and low birth weight babies

Carbon monoxide(CO)



- CO displaces Oxygen
- 393 people died in US (2015) from CO
- Heart and brain affected first
- Chronic low levels may also be harmful

Nitrogen dioxide: NO₂

- Outdoor standard is 100 PPB for an hour.
- No indoor standard for NO₂.
- On average, we spend 90% of our time indoors.
- Gas stoves emit levels of NO₂ that would be illegal outdoors.
- NO₂ levels are 50% to 400% higher in homes that cook with gas.
- Levels of NO₂ rise to this level in a few minutes.

Childhood Asthma and Gas stoves



Gas stoves and Childhood Asthma

- Asthma is the number one chronic disease in children.
- Meta-analysis: on average 42% increase in the risk of asthma symptoms in children living in homes with gas stoves, and a 24% increased risk for lifetime asthma.

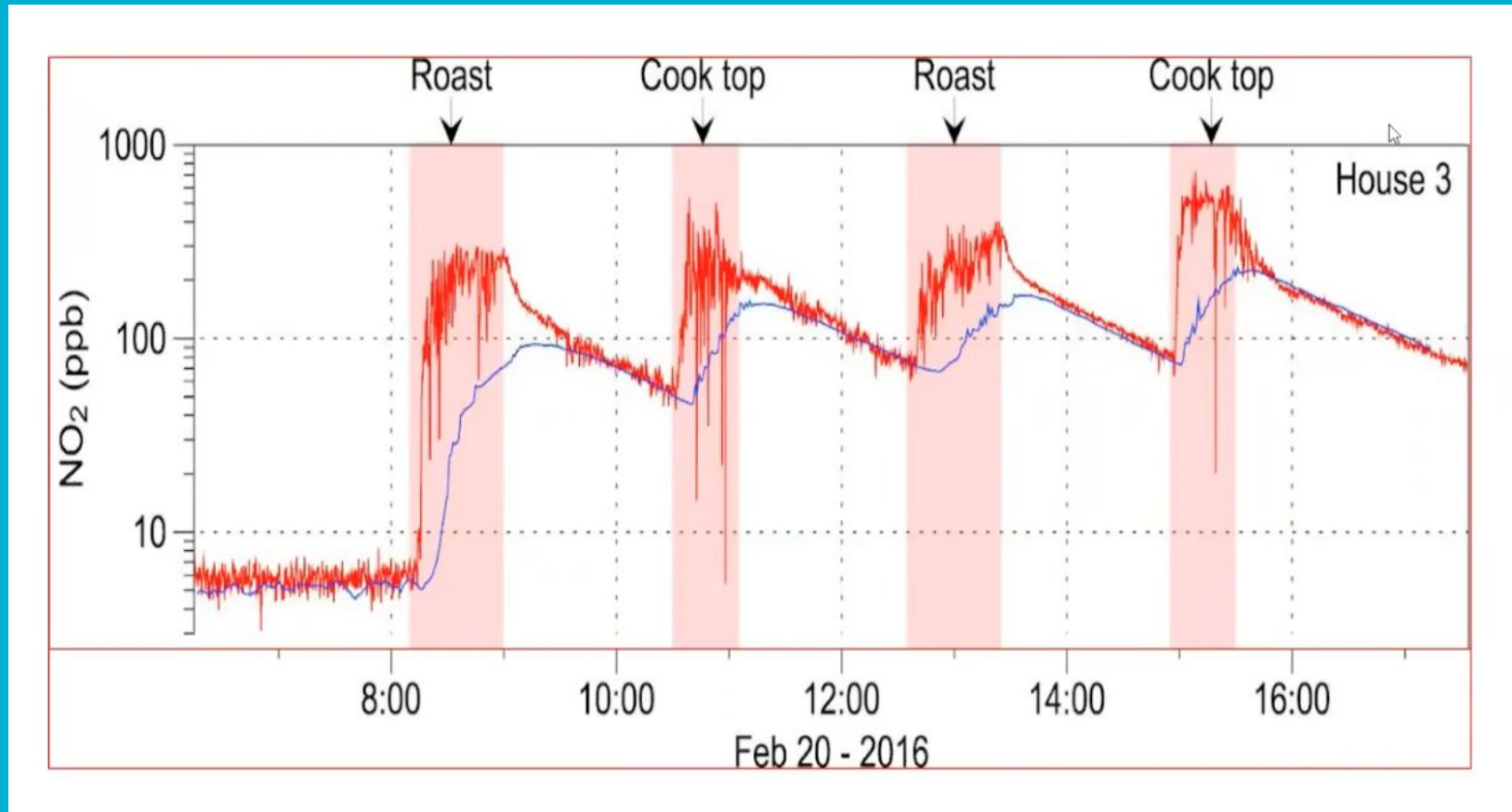
Weiwei Lin, Bert Brunekreef, Ulrike Gehring, Meta-analysis of the effects of indoor nitrogen dioxide and gas cooking on asthma and wheeze in children, *International Journal of Epidemiology*, Volume 42, Issue 6, December 2013, Pages 1724–1737, <https://doi.org/10.1093/ije/dyt150>

Children and Air Pollutants

- Higher respiratory rates, greater levels of physical activity
- More lung surface compared to their body weight
- Immature lung and immune systems



Nitrogen dioxide reaches levels in the bedroom (blue line) which would be illegal outdoors



From: Lawrence Berkely Laboratory

Childhood asthma and NO₂ levels – additional evidence

1. Kids with asthma age 5-10 – indoor NO₂ levels measured
Symptoms worse with NO₂ levels as low as 6 ppb
Dose response: worsening symptoms for each 5 ppb increment.
2. California – longitudinal study over 20 years
Outdoor NO₂ dropped with pollution controls on cars
Childhood asthma rates dropped in tandem with the lower levels

Belanger K, Holford TR, Gent JF, Hill ME, Kezik JM, Leaderer BP. Household levels of nitrogen dioxide and pediatric asthma severity. *Epidemiology*. 2013;24(2):320-330. doi:10.1097/EDE.0b013e318280e2ac

Garcia E, Berhane KT, Islam T, et al. Association of Changes in Air Quality With Incident Asthma in Children in California, 1993-2014. *JAMA*. 2019;321(19):1906–1915. doi:10.1001/jama.2019.5357

Other Health Effects of NO₂

NO₂ increases :

- All-cause mortality, especially in those with underlying conditions
- Lung and breast cancer
- Adverse pregnancy outcomes
- Exacerbation of chronic lung conditions
- Cognitive and learning deficits.
 - Air pollution has been associated with increased Alzheimer's, teenage depression and bad calls by umpires.

Science of The Total Environment volume 701, 20 January 2020, 134721

Archsmith and Hayes, University of Chicago

U.S. EPA. Integrated Science Assessment (ISA) for Oxides of Nitrogen – Health Criteria (Final Report, Jan 2016).

U.S. Environmental Protection Agency, Washington, DC, EPA/600/R-15/068, 2016

Lower-income Households May be at a Higher Risk of Exposure to Gas Stove Pollution

FACTORS CONTRIBUTING TO HIGHER LEVELS OF NO₂ IN HOMES:



Smaller unit size



More people per home



Older homes, inadequate ventilation



Using the stove/ oven for supplemental heat



Higher exposure to outdoor pollution



Greater asthma burden

Limitations of putting the burden on the user

“Use a range fan or exhaust hood that vents to the outside”

- Hood fans are noisy
- Many fans don't vent outside
- Needs to be used at highest speed, every time; back burners less convenient
- California survey: Fan use – max was 42% at dinner.
- Study from Baltimore – randomized trial to decrease NO₂
 - Hood – (no significant decrease at 3 months)
 - Carbon filter - (↓20% at 3 months)
 - Electric stove – (↓51% at 3 months)

<https://eta-publications.lbl.gov/sites/default/files/lbnl-5028e-cooking-appliance.pdf>

[Paulin LM, Diette GB, Scott M, McCormack MC, Matsui EC, Curtin-Brosnan J, Williams DL, Kidd-Taylor A, Shea M, Breyse PN, Hansel NN. Home interventions are effective at decreasing indoor nitrogen dioxide concentrations. Indoor Air. 2014 Aug;24\(4\):416-24.](#)

Continuous ventilation may not be as good at decreasing NO₂ as it is at decreasing other pollutants.

NCHH 2022

Contaminant	Health Effect of Improved Contaminant Levels	Study Group Level	Comparison Group Level	Measured Difference*	Guidance Level
		Geometric Mean			
Nitrogen dioxide (ppb)	Improved respiratory and cardiovascular health	25.6	25.3	No significant change observed	21 ^a
Particulate matter (PM _{2.5}) (µg/m ³)	Improved respiratory and cardiovascular health and decreased levels of mortality	13.3	17.7	20% improvement	12 (annual), 35 (daily) ^b
Carbon dioxide (ppm)	Improvement in cognition and reasoning	715	823	13% improvement	1,000 ^c
Carbon monoxide (15-minute maximum) (ppm)	Reduced risk of cardiovascular impairment	2.3	2.8	25% improvement (with continuous kitchen exhaust)	87 ^d
Formaldehyde (ppb)	Reduced risk of cancer	15.7	17.8	44% improvement (with continuous kitchen exhaust)	7-80 ^e

Gas stoves leak methane even when turned off.

- Three quarters of the leakage occurs when the stove is off
- Enough to be the GHG equivalent of 500,000 cars
- Methane itself may not harm your health, but it is contaminated by a number of substance known to cause cancer, like benzene.

January 28, 2022. Popular Science.

<https://www.popsci.com/environment/gas-stoves-harmful/>

June 28, 2022. NYT. Gas in homes contains benzene etc.

<https://www.nytimes.com/2022/06/28/climate/natural-gas-home-toxic-chemicals.html>

It's not just me....

Recommend educating patients about the risks of gas stoves:

- American Medical Association
- American Lung Association

- Summary: burning methane indoors is not a good idea.
- Affects those already health & pollution burdened.
- Electric stoves emit less pollution (Regular electric or induction) and solve the problem most effectively.
- Induction stoves are faster than gas, the safest for kids and elders. (Only the pot gets hot).

Possible downsides:

- Induction more expensive
- You may need an electrician to install a new circuit
- Cookware for induction - does a magnet stick to it? (Cast iron works great).



We all want clean and safe homes

If you are still cooking with methane gas:

- Use your fan hood - always!
- Cook more with electric appliances – microwave, electric kettle, instant pot
- Buy an inexpensive plug-in "single hob" induction burner (\$100-150 e.g. Duxtop 9600)
- Replace your gas stove with an electric or an induction stove

Heat pumps

- Much more efficient than gas furnaces
- Provide heating in the winter
- Less air pollution, no risk of CO poisoning.
- Provide cooling in the summer - needed these days



Getting off fossil fuels is not a sacrifice.
We can have healthier homes and better air quality.





CITY OF MILWAUKIE
"Dogwood City of the West"

Ordinance No. 2075

AN ORDINANCE GRANTING A NON-EXCLUSIVE GAS UTILITY FRANCHISE TO NORTHWEST NATURAL GAS COMPANY, AND FIXING TERMS, CONDITIONS AND COMPENSATION OF SUCH FRANCHISE AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Northwest Natural Gas Company ("Grantee") has been providing gas service within the City of Milwaukie ("City"); and

WHEREAS, Grantee is duly authorized by the Oregon Public Utility Commission ("OPUC") to supply gas within the City; and

WHEREAS, the City has the authority to regulate the use of the Public ROW (as defined below) within the City and to receive compensation for the use of the Public ROW; and

WHEREAS, the City and Grantee both desire Grantee to continue to be able to provide gas service within the City and to establish the terms by which Grantee shall use and occupy the Public ROW;

NOW THEREFORE, THE CITY OF MILWAUKIE

THE CITY OF MILWAUKIE ORDAINS AS FOLLOWS:

Section 1: Definitions and Explanations.

- (1) As used in this ordinance.
 - (a) "Bridge" includes a structure erected within the City to facilitate the crossing of a river, stream, ditch, ravine or other place, but does not include a culvert.
 - (b) "City" means the City of Milwaukie, Oregon, a municipal corporation, and all of the territory within its corporate boundaries, including its boundaries as extended in the future.
 - (c) "Council" means the legislative body of the City.
 - (d) "Gas mains" includes all gas transmission and distribution facilities located on or under any street, bridge or public place within the City.

- (e) "Grantee" means the corporation referred to in Section 2 of this ordinance.
 - (f) "Gross Revenue" means revenues received from the use of the Gas Utility System within the City Limits less related net uncollectibles. Gross Revenues shall include revenues from the use, rental, or lease of the Gas Facilities, except when those revenues have been paid to Grantee by another franchisee of the City and the paid revenues are used in the calculation of the franchise fee for the operations of the other franchisee within the City Limits. Gross Revenues shall not include proceeds from the sale of bonds, mortgage, or other evidence of indebtedness, securities or stocks, or sales at wholesale by Grantee to any public utility or public agency when the public utility or public agency purchasing the gas is not the ultimate customer. Gross Revenues will also not include public purpose charges, provided that such charges or surcharges are required or authorized by federal or state statute, administrative rule, or by tariff approved by the OPUC and raise revenue used solely for a public purpose and not to compensate Grantee for the sale or use of natural gas or for the use, rental, or lease of Grantee's Gas Facilities in the City.
 - (g) "Person" includes an individual, corporation, association, firm, partnership and joint stock company.
 - (h) "Public place" includes any city-owned park, place or grounds within the City that is open to the public but does not include a street or bridge.
 - (i) "Qualified Contractor" means a person that is knowledgeable about the construction and operation of a natural gas transmission and distribution system, and must be subject to and comply with the qualifying standards relating to the work in question as set forth in 49 CFR Part 192, Subpart N – Qualifications of Pipeline Personnel.
 - (j) "Right of way" means any right of way or public utility easement within the City and under City ownership, control, or administration. It includes, but is not limited to, streets, roads, alleys, sidewalks, trails, paths, public easements, and all other public ways or areas, including the subsurface under and air space over these areas. "Right of way" does not include any state highway or county road.
- (2) As used in this ordinance, the singular number may include the plural and

the plural number may include the singular.

Section 2: Rights Granted.

Subject to the conditions and reservations contained in this ordinance, the City hereby grants to NORTHWEST NATURAL GAS COMPANY, a corporation, the right, privilege and franchise to:

- (1) Construct, maintain and operate a gas utility system within the City.
- (2) Install, maintain and operate on and under the right of way and bridges and public places of the City, facilities for the transmission and distribution of gas to the City and its inhabitants and to other customers and territory beyond the limits of the City; and
- (3) Transmit, distribute and sell gas.

Section 3: Use of Streets, Bridges and Public Places by Grantee.

- (1) Before the Grantee may use or occupy any right of way, bridge or public place, the Grantee shall first obtain permission from the City to do so and shall comply with any special conditions the City desires to impose on such use or occupation.
- (2) The compensation paid by the Grantee for this franchise includes all compensation for the use of rights of way, bridges and public places located within the City as authorized.

Section 4: Duration.

This franchise is granted for a period of 10 years from and after the effective date of this ordinance.

Section 5: Franchise Not Exclusive.

This franchise is not exclusive, and shall not be construed as a limitation on the City in:

- (1) Granting rights, privileges and authority to other persons similar to or different from those granted by this ordinance.
- (2) Constructing installing, maintaining or operating any City-owned public utility.

Section 6: Public Works and Improvements Not Affected by Franchise.

The City reserves the right to:

- (1) Construct, install, maintain and operate any public improvement, public work or facility.
- (2) Do any work that the City may find desirable on, over or under any right of way, bridge or public place.
- (3) Vacate, alter or close any right of way, bridge or public place, provided that the City shall attempt to make available to Grantee an alternative right of way for the location of its facilities. If the City is unable to provide an acceptable alternative location, Grantee may be responsible for purchasing an easement for its use outside existing City right of way.
- (4) Whenever the City shall excavate or perform any work in any of the present and future rights of way and public places of the City, or shall contract, or issue permits, for such excavation or work where such excavation or work may disturb Grantee's gas mains, pipes and appurtenances, the City shall, in writing, notify Grantee sufficiently in advance of such contemplated excavation or work to enable Grantee to take such measures as may be deemed necessary to protect such gas mains, pipes and appurtenances from damage and possible inconvenience or injury to the public. In any such case, the Grantee, upon request, shall furnish maps or drawings to the City or contractor, as the case may be, showing the approximate location of all its structures in the area involved in such proposed excavation or other work.
- (5) Whenever the City shall vacate any street or public place for the convenience or benefit of any person or governmental agency or instrumentality, the City shall reserve a public utility easement for Grantee's facilities then existing in such right of way or public place if reasonably practicable.
- (6) Grantee shall permit City, without charge, to run wires or place equipment in Grantee's trenches for municipal purposes, as long as such installation is consistent with federal pipeline safety regulations. The City shall indemnify and hold Grantee harmless from loss or damage resulting from the City's wires or equipment.

Section 7: Continuous Service.

The Grantee shall maintain and operate an adequate system for the distribution of gas in the City. The Grantee shall use due diligence to maintain continuous and uninterrupted 24-hour a day service which shall at all times conform at least to the standards common in the business and to the standards adopted by state authorities and to standards of the City which are not in conflict with those adopted by the state authorities. Under no circumstances shall the Grantee be liable for an interruption or failure of service caused by act of God, unavoidable accident or other circumstances beyond the control of the Grantee through no fault of its own.

Section 8: Safety Standards and Work Specifications.

- (1) The facilities of the Grantee shall at all times be maintained in a safe and workmanlike manner.
- (2) For the purpose of carrying out the provisions of this ordinance, the City may provide such specifications relating thereto as may be necessary or convenient for public safety or the orderly development of the City. The City may amend and add to such specifications from time to time.

Section 9: Control of Construction.

The Grantee shall file with the City maps showing the location of any construction, extension or relocation of its Gas mains, pipes, and appurtenances in the streets of the City and shall obtain from the City approval of the location and plans prior to commencement of the work. The City may require the Grantee to obtain a permit before commencing the construction, extension or relocation of any of its Gas mains, pipes, and appurtenances.

Section 10: Street Excavations and Restorations.

- (1) Subject to the provisions of this ordinance, the Grantee may make necessary excavations for the purpose of constructing, installing, maintaining and operating its facilities. Except in emergencies, and in the performance of routine service connections and ordinary maintenance on private property, prior to making an excavation in the traveled portion of any right of way, bridge or public place, and, when required by the City, in any untraveled portion of any right of way, bridge, or any public place, the Grantee shall obtain from the City approval of the proposed excavation and of its location. Grantee shall give notice to the City by telephone,

electronic data transmittal or other appropriate means prior to the commencement of service or maintenance work and as soon as is practicable after the commencement of work performed under emergency conditions.

- (2) When any excavation is made by the Grantee, the Grantee shall promptly restore the affected portion of the right of way, bridge or public place to the same condition in which it was prior to the excavation. The restoration shall be in compliance with specifications, requirements and regulations of the City in effect at the time of such restoration. If the Grantee fails to promptly restore the affected portion of a right of way, bridge or public place to the same condition in which it was prior to the excavation, the City may make the restoration, and the cost thereof shall be paid by the Grantee.

Section 11: Location and Relocation of Facilities.

- (1) All facilities of the Grantee shall be placed so that they do not interfere unreasonably with the use by the City and the public of the rights of way, bridges and public places and in accordance with any specifications adopted by the City governing the location of facilities.
- (2) The City may require, in the public interest, the removal or relocation of facilities maintained by the Grantee in the rights of way of the City, and the Grantee shall remove and relocate such facilities within a reasonable time after receiving notice to do so from the City. The cost of such removal or relocation of its facilities shall be paid by the Grantee, but when such removal or relocation is required for the convenience or benefit of any person, governmental agency or instrumentality other than the City, Grantee shall be entitled to reimbursement for the reasonable cost thereof from such person, agency or instrumentality. The City shall provide the Grantee with timely notice of any anticipated requirement to remove or relocate its facilities and shall cooperate with the Grantee in the matter of assigning or allocating the costs or removal or relocation.

Section 12: Compensation.

- (1) As compensation for the franchise granted by this ordinance, the Grantee shall pay the City an amount equal to five percent (5%) of gross revenue.
- (2) The compensation required by this section shall be payable semi-annually on or before March 15 for the six month period ending December 31, and September 15 for the six month period ending June

30. Within sixty (60) days after the termination of this franchise, compensation shall be paid for the period elapsing since the close of the last six month period for which compensation has been paid.

- (3) The Grantee shall furnish to the City with each payment of compensation required by this section a statement showing the amount of Gross Revenue of the Grantee within the City for the period covered by the payment computed on the basis set out in subsection (1) of this section. The compensation for the period covered by the statement shall be computed on the basis of the gross revenue so reported. If the Grantee fails to pay the entire amount of compensation due the City through error or otherwise, the difference due to City shall be paid by the Grantee within fifteen (15) days from discovery of the error or determination of the correct

amount. Any overpayment to the City through error or otherwise shall be offset against the next payment due from the Grantee. Interest at the rate of nine percent (9%) per annum will accrue on late payments.

- (4) Acceptance by the City of any payment due under this section shall not be deemed to be a waiver by the City of any breach of this franchise occurring prior thereto, nor shall the acceptance by the City of any such payments preclude the City from later establishing that a larger amount was actually due, or from collecting any balance due to the City.
- (5) During the term of this franchise, and if allowed by law, the City may elect to receive increased compensation for the remaining term in an amount allowed by law. The City shall make this election by giving 90 days' written notice to Grantee.
- (6) The City specifically reserves the right to impose a fee or tax, as allowed by law, on any new business undertaking of Grantee that is operated within the City. For the purposes of this Section, "new business undertaking" means a business other than use of the City right of way for the transmission, distribution, and sale of natural gas as described in this ordinance. The City may otherwise separately regulate and obtain compensation for any other use of the City's rights-of-way than those specifically authorized herein. The provisions of this franchise agreement do not impair the imposition of ad valorem taxes on the property of Grantee, as allowed by law.

Section 13: Books of Account and Reports.

The Grantee shall keep accurate books of account at an office in Oregon for the purpose of determining the amounts due to the City under section 12 of this ordinance. The City may inspect the books of account at any time during business hours and may audit the books from time to time. The City may require periodic reports from the Grantee relating to its operations and revenues within the City. All amounts of Franchise Fees paid by Grantee shall be subject to audit or financial review by the City, provided that only payments that occurred or should have occurred during a period of thirty-six (36) months prior to the date the City notifies the Grantee of its intent to perform an audit or financial review.

Section 14: Supplying Maps Upon Request.

The Grantee shall maintain on file, at an office in Oregon, maps and operational data pertaining to its operations in the City. The City may inspect the maps and data at any time during business hours. Upon request of the City, the Grantee shall furnish to the City, without charge and on a current basis, maps showing the location of the Gas mains, pipes, and appurtenances of the Grantee in the City.

Section 15: Indemnification.

The Grantee shall indemnify and save harmless the City and its officers, agents, elected officials, and employees from any and all loss, cost and expense arising from damage to property and/or injury to, or death of, persons due to any wrongful or negligent act or omission of the Grantee, its agents or employees in exercising the rights, privileges and franchise hereby granted.

Section 16: Assignment of Franchise.

This franchise binds and benefits the successors, legal representatives and assigns of the Grantee. No assignment of the franchise shall be effective without the written approval of the City Council of Milwaukie. The Council may condition that approval upon a reasonable adjustment to the rate of compensation under section 12 of this franchise.

Section 17: Termination of Franchise for Cause.

The City may terminate this franchise as provided in this Section, subject to Grantee's right to a court review of the reasonableness of such action, upon the willful failure of the Grantee to perform promptly and completely each and every material term, condition or obligation imposed upon it under or pursuant to this ordinance. The City shall provide the Grantee written notice of any such failure

and the Grantee shall have sixty (60) days from receipt of notice to cure such failure, or if such failure cannot reasonably be cured within sixty (60) days, to commence and diligently pursue curing such failure.

Section 18: Remedies Not Exclusive, When Requirement Waived.

All remedies and penalties under this ordinance, including termination of the franchise, are cumulative, and the recovery or enforcement of one is not a bar to the recovery or enforcement of any other such remedy of penalty. The remedies and penalties contained in this ordinance, including termination of the franchise, are not exclusive and the City reserves the right to enforce the penal provisions of any ordinance or resolution and to avail itself of any and all remedies available at law or in equity. Failure to enforce shall not be construed as a waiver of a breach of any term, condition or obligation imposed upon the Grantee by or pursuant to this ordinance. A specific waiver of a particular breach of any term, condition or obligation imposed upon the Grantee by or pursuant to this ordinance shall not be a waiver of any other or subsequent or future breach of the same or of any other term, condition or obligation, or a waiver of the term, condition or obligation itself.

Section 19: Expiration.

At the end of the Franchise term, if the City and Grantee are negotiating another franchise and have not concluded their negotiations, Grantee's rights and responsibilities shall be controlled by this Franchise until the City grants a new franchise and Grantee accepts it.

Section 20: Confidential and Proprietary Information.

When requested by Grantee, and subject to the provisions of state law and the Oregon Public Records Law, the City shall treat as confidential any public record or information provided by Grantee and designated by Grantee as confidential.

Section 21: Severability

If any section or portion of this ordinance is, for any reason, held to be invalid or unconstitutional by a court of competent jurisdiction, all portions of the ordinance that are not held to be invalid or unconstitutional shall remain in effect until the ordinance is terminated or expired.

Section 22: Acceptance.

The Grantee shall, within thirty (30) days from the date this ordinance takes

effect, file with the City its written unconditional acceptance of this franchise, and if the Grantee fails so to do, this ordinance shall be void.

PASSED by the Milwaukie City Council this 4th day of February, 2014.

Signed and approved by the Mayor this 4th day of February, 2014.



Jeremy Ferguson, Mayor

ATTEST:

APPROVED AS TO FORM:
Jordan Ramis PC



Pat DuVal, City Recorder



Jordan Ramis
City Attorney

ACCEPTANCE

City Manager
City of Milwaukie
10722 SE Main Street
Milwaukie, OR 97222

This is to advise the City of Milwaukie, Oregon (the "City") that Northwest Natural Gas Company (the "Grantee") hereby accepts the terms and provisions of Ordinance No. 2075 passed by the Milwaukie City Council on February 4, 2014 (the "Franchise") granting a Franchise for ten (10) years to Grantee. The Grantee agrees to abide by each and every term of the Franchise, and shall become effective thirty days after adoption of Ordinance No. 2075 and after acceptance of said agreement by NW Natural Gas Company (the "Grantee").

BY: [Signature]
Name: Marilyn Sathwa
TITLE: Vice President & Corporate Secretary
Legal, Risk & Compliance
DATE: February 28, 2014

This Acceptance was received by the City of Milwaukie on March 7, 2014.

Pat Duval
City Recorder

Scott Stauffer

From: Lisa Batey
Sent: Tuesday, September 6, 2022 2:39 PM
To: _City Council; Peter Passarelli; Natalie Rogers
Subject: background on Eugene discussions

All: [please do not reply all; OCR, please feel free to add to the record]

I wanted to make sure people had seen the info below which was provided to me by Greer Ryan at Climate Solutions. Some of you may have also gotten it, but I wanted to make sure we all had the same information.

I have two particular takeaways from it.

First, it makes clear that Eugene has not yet adopted any change.

Second, the July 25 staff presentation makes clear that Eugene distinguishes residential construction from commercial/industrial when it comes to a prohibition on future gas infrastructure. That staff report points out several different approaches Eugene is considering to providing for exceptions to the prohibition when it comes to non-residential buildings.

* * * * *

7/27 resolutions passed by Eugene City Council

1. Direct city staff to draft ordinance language to require that new residential construction be all electric starting on June 1, 2023
2. Direct city manager to schedule work session in the fall to discuss prohibiting natural gas and all fossil fuel infrastructure in all new commercial buildings, including as part of that work session a potential waiver process, for buildings or uses that may not have feasible access to electric only options
3. Direct city manager to bring back a revision to the climate action plan that formalizes as a city goal the electrification of residential, and as feasible, commercial buildings by 2035, and industrial buildings by 2050
4. Direct city manager to return to council in the fall with a proposal for engaging the community in developing a plan for the transition of buildings to becoming decarbonized that has at its foundation social, environmental, and economic equity with emphasis on engagement of historically marginalized communities and their representatives

Relevant links:

[July 27 work session](#) (no documents associated with this as it was scheduled to finish the conversation in the previous two work sessions).

[July 25 work session](#) (focused on new buildings in the City) [agenda](#) and [staff presentation](#).

[July 20 work session](#) (focused on existing buildings) [agenda](#) with Good Company report on electrifying existing buildings (worth reading) and [presentation from the good company](#) and [presentation from staff](#).

[April 13 work session](#) (first work session focused on new buildings, also looks at current makeup of Eugene's building stock and is very interesting) [agenda](#) and [staff presentation](#).

Lisa Batey, Councilor (she/hers)
City of Milwaukie
Bateyl@milwaukieoregon.gov

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON
TO DECARBONIZE THE BUILDING SECTOR AND TO ACCELERATE THE
TRANSITION TO ALL-ELECTRIC CITY-OWNED AND CITY-FINANCED BUILDINGS
TO PROMOTE CLIMATE, PUBLIC HEALTH, AND RESILIENCY BENEFITS**

WHEREAS, climate change is an existential crisis posing one of the most serious threats to the existence of humanity and all species on the planet; a threat that intersects and compounds multiple other crises facing humanity and our Earth; and

WHEREAS, the 11th United Nations Intergovernmental Panel on Climate Change (“IPCC”) report from October 2018 states that we must cut greenhouse gas emissions in half by 2030 to limit global warming and avoid a climate catastrophe;¹ and

WHEREAS, in 2021, the United States and other leading economies agreed to the Global Methane Pledge to reduce methane emissions 30 percent by 2030;² and

WHEREAS, in Oregon, homes and buildings are the second highest source of Oregon’s greenhouse gas emissions;³ and

WHEREAS, the transportation and combustion of “natural” methane gas creates significant harms to public health and safety;⁴ and

WHEREAS, leaks during the production, processing, transmission and distribution of “natural” methane gas are substantial,⁵ releasing a potent greenhouse gas with approximately 86 times the global warming potential of carbon dioxide over a 20-year period;⁶ and

WHEREAS, methane gas stoves emit hazardous air pollutants such as nitrogen dioxide and carbon monoxide, which compromise indoor air quality and the respiratory health of vulnerable populations, including low-income households, children, the elderly, and those with existing health conditions; and

¹ See, e.g., [IPCC report: ‘now or never’ if world is to stave off climate disaster | Climate crisis | The Guardian](#).

² See [Joint US-EU Press Release on the Global Methane Pledge - The White House](#).

³ See Figure 5 at [State of Oregon: Energy in Oregon - Greenhouse Gas Emissions Data](#).

⁴ See, e.g., “Methane Gas: Health, Safety, and Decarbonization” at [Methane Gas: Health, Safety, and Decarbonization \(powerpastfrackedgas.org\)](#); See also US Department of Transportation, Pipeline and Hazardous Materials Safety Administration (PHMSA), “Gas Distribution Significant Incidents 20 Year Trend,” (data as of July 12, 2021). Available at: https://portal.phmsa.dot.gov/analytics/saw.dll?Portalpages&PortalPath=%2Fshared%2FPDM%20Public%20Website%2F_portal%2FSC%20Incident%20Trend&Page=Significant; See also Oregon & Washington Physicians for Social Responsibility, “Fracked Gas Infrastructure: A Threat to Healthy Communities,” (2019). Available at: https://www.oregonpsr.org/fracked_gas_a_threat_to_healthy_communities;

⁵ See, e.g., [Assessment of methane emissions from the U.S. oil and gas supply chain | Science](#) (quantifying methane leaks in the gas supply chain and finding that in 2015, supply chain emissions were ~60% higher than the U.S. Environmental Protection Agency inventory estimate).

⁶ See [Methane is like ‘CO2 on Steroids’ When It Comes to Trapping Heat \(sightline.org\)](#) (Citing IPCC 2018 Report [WG1AR5 Chapter08_FINAL.pdf \(ipcc.ch\)](#) at 731).

WHEREAS, children who grow up in homes with methane gas cooking appliances have a 42% higher risk of asthma symptoms;⁷ and

WHEREAS, methane gas for heating in buildings leads to increases in outdoor air pollution;⁸ and

WHEREAS, historically marginalized communities including low-income and Black, Indigenous and people of color (BIPOC) households are disproportionately impacted by outdoor air pollution;⁹ and

WHEREAS, methane gas pipelines are prone to leaks and explosions and endanger the health and safety of communities;¹⁰ and

WHEREAS, methane gas infrastructure poses a significant threat to Oregon residents in the event of a major earthquake;¹¹ and

WHEREAS, “renewable natural” methane gas still poses the same health and safety risks to communities as traditional “natural” gas;¹² and

WHEREAS, NW Natural, the state’s largest methane gas utility which serves Milwaukie customers, is expected to cumulatively increase bills approximately 42 percent between October 2021 and November 2022;¹³ and

WHEREAS, gas utility ratepayers are at significant risk of incurring additional costs and rate increases due to methane gas price volatility and utility business practices;¹⁴ and

⁷ See [Meta-analysis of the effects of indoor nitrogen dioxide and gas cooking on asthma and wheeze in children | International Journal of Epidemiology | Oxford Academic \(oup.com\)](#).

⁸ See [Effects of Residential Gas Appliances on Indoor and Outdoor Air Quality and Public Health in California – Center for Occupational & Environmental Health \(ucla.edu\)](#).

⁹ See [Air pollution exposure disparities across US population and income groups | Nature](#); See also [Low-income, black neighborhoods still hit hard by air pollution -- ScienceDaily](#).

¹⁰ See, e.g., Ahrens, M. and Evarts, B., “Natural Gas and Propane Fires, Explosions and Leaks Estimates and Incident Description,” National Fire Protection Association Research (NFPA), (October 2018). Available at: <https://www.nfpa.org/-/media/Files/News-and-Research/Fire-statistics-and-reports/Hazardous-materials/osNaturalGasPropaneFires.ashx>.

¹¹ See Wang, Y. et al, “Earthquake Risk Study for Oregon's Critical Energy Infrastructure Hub,” State of Oregon Department of Geology and Mineral Industries,” (2013). Available at: <https://www.oregon.gov/energy/safety-resiliency/Documents/2013%20Earthquake%20Risk%20Study%20in%20Oregon%E2%80%99s%20Critical%20Energy%20Infrastructure%20Hub.pdf>.

¹² See, e.g., [Report Building-Decarbonization-2020.pdf \(earthjustice.org\)](#).

¹³ See [Natural Gas Prices Are Going Up Before Winter | Blog | News | Oregon CUB](#).

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WHEREAS, in 2021, Oregon passed HB 2021, which sets milestones for electric utilities to transition to 100% clean electricity by 2040;¹⁵ and

WHEREAS, in 2018, the city approved a Community Climate Action Plan that established ambitious decarbonization; and

WHEREAS, in 2020, the city declared a climate emergency and accelerated the goals in the Climate Action Plan by five years which made them: carbon-free electricity powering the city by 2030; net zero emissions from all buildings by 2035; carbon neutral city by 2045; and

WHEREAS, in 2022, the United States passed the Inflation Reduction Act, which among other things, will provide billions of dollars to homeowners and businesses for increasing energy efficiency and installing high-efficiency electric appliances like heat pumps;¹⁶ and

WHEREAS, electric heat pumps provide both heating and cooling while providing significant operational greenhouse gas reduction benefits compared to gas furnaces;¹⁷ and

WHEREAS, electrification will improve indoor air quality and overall health, by eliminating natural gas combustion inside homes that produces harmful indoor air pollution;¹⁸ and

WHEREAS, electrification is widely recognized as a powerful strategy to address both climate change and poor air quality in frontline communities most vulnerable to climate impacts;¹⁹ and

WHEREAS, every new building constructed with high-efficiency electric appliances will have climate, public health, and cost savings benefits for decades to come;²⁰ and

WHEREAS, the city has the opportunity to lead by example to make decisive, transformative, and sustainable changes in its municipal energy consumption, and can significantly lower the city's greenhouse gas emissions and overall carbon impact; and

WHEREAS, citywide, rapidly reducing methane gas use in buildings will help achieve Milwaukie's Community Climate Action Plan targets, and such actions will also improve public health and increase the quality of life throughout the city.

¹⁵ [HB2021 2021 Regular Session - Oregon Legislative Information System \(oregonlegislature.gov\)](https://www.oregonlegislature.gov/bills_laws/2021/HB2021.html).

¹⁶ See, e.g., <https://www.forbes.com/sites/energyinnovation/2022/08/30/inflation-reduction-act-benefits-millions-of-efficient-electrified-buildings/>.

¹⁷ See [Heat Pumps: A Path to Health and Climate Benefits - Energy Foundation](https://www.energyfoundation.org/heat-pumps-a-path-to-health-and-climate-benefits/); see also [Rapid Electric Heat Transition Will Save Oregon \\$1.7 Billion, Report Finds - DeSmog](https://www.desmog.org/2022/08/30/rapid-electric-heat-transition-will-save-oregon-1-7-billion-report-finds/).

¹⁸ See, e.g., [Eight Benefits of Building Electrification for Households, Communities, and Climate - RMI](https://www.rmi.org/eight-benefits-of-building-electrification-for-households-communities-and-climate).

¹⁹ See, e.g., [Equitable Building Electrification: A Framework for Powering Resilient Communities \(greenlining.org\)](https://www.greenlining.org/equitable-building-electrification-a-framework-for-powering-resilient-communities).

²⁰ See, e.g., [The New Economics of Electrifying Buildings - RMI](https://www.rmi.org/the-new-economics-of-electrifying-buildings).

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF MILWAUKIE, that the City of Milwaukie recognizes the global and local benefits of decarbonizing homes and buildings and accelerating the transition to all-electric homes and buildings throughout the city; and be it

FURTHER RESOLVED as follows:

Resolution – Electrify City-Owned and City-Financed Buildings

Section 1. The City Manager is directed to require all new City-owned and City-financed²¹ buildings and major renovations²² of existing City-owned and City-financed buildings are built all-electric. In the event the cost of such actions would be 10% more expensive than using fossil fuel based alternatives, the City Manager may seek an exemption from taking such actions from the City Council. Any exemption granted by the City Council shall be narrowly tailored to maximize decarbonization efforts within given cost constraints. **Public buildings, which offer key services to the community, such as City Hall, may be permitted to maintain non-electric emergency generators.** This policy will become effective September 10, 2022.

Section 2. The City Manager is directed to inventory City-owned facilities that currently use fossil fuels and evaluate the feasibility of retrofitting those facilities to cease using fossil fuels, with a priority of electrification where feasible. The inventory and evaluation will make use of existing reports and data to prepare preliminary feasibility recommendations by **January 1, 2025**.

²¹ City-financed buildings are those receiving City funds of \$50,000 or more, a donation of property with an appraised value of \$50,000 or more, or a sale of city-owned property where the difference between the appraised value and sale price is \$50,000 or more.

²² As defined in Oregon statute.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON TO DECARBONIZE THE BUILDING SECTOR AND TO ACCELERATE THE TRANSITION TO ALL-ELECTRIC EXISTING BUILDINGS TO PROMOTE CLIMATE, PUBLIC HEALTH, AND RESILIENCY BENEFITS

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¹¹ See Wang, Y. et al, “Earthquake Risk Study for Oregon's Critical Energy Infrastructure Hub,” State of Oregon Department of Geology and Mineral Industries,” (2013). Available at: <https://www.oregon.gov/energy/safety-resiliency/Documents/2013%20Earthquake%20Risk%20Study%20in%20Oregon%E2%80%99s%20Critical%20Energy%20Infrastructure%20Hub.pdf>.

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WHEREAS, electric heat pumps provide both heating and cooling while providing significant operational greenhouse gas reduction benefits compared to gas furnaces;¹⁷ and

WHEREAS, electrification will improve indoor air quality and overall health, by eliminating natural gas combustion inside homes that produces harmful indoor air pollution;¹⁸ and

WHEREAS, electrification is widely recognized as a powerful strategy to address both climate change and poor air quality in frontline communities most vulnerable to climate impacts;¹⁹ and

WHEREAS, every new building constructed with high-efficiency electric appliances will have climate, public health, and cost savings benefits for decades to come;²⁰ and

WHEREAS, the city has the opportunity to lead by example to make decisive, transformative, and sustainable changes in its municipal energy consumption, and can significantly lower the city's greenhouse gas emissions and overall carbon impact; and

WHEREAS, citywide, rapidly reducing methane gas use in buildings will help achieve Milwaukie's Community Climate Action Plan targets, and such actions will also improve public health and increase the quality of life throughout the city.

¹⁵ [HB2021 2021 Regular Session - Oregon Legislative Information System \(oregonlegislature.gov\)](https://www.oregonlegislature.gov/bills_laws/2021/HB2021.html).

¹⁶ See, e.g., <https://www.forbes.com/sites/energyinnovation/2022/08/30/inflation-reduction-act-benefits-millions-of-efficient-electrified-buildings/>.

¹⁷ See [Heat Pumps: A Path to Health and Climate Benefits - Energy Foundation](https://www.energyfoundation.org/heat-pumps-a-path-to-health-and-climate-benefits/); see also [Rapid Electric Heat Transition Will Save Oregon \\$1.7 Billion, Report Finds - DeSmog](https://www.de-smog.org/rapid-electric-heat-transition-will-save-oregon-1.7-billion-report-finds/).

¹⁸ See, e.g., [Eight Benefits of Building Electrification for Households, Communities, and Climate - RMI](https://www.rmi.org/eight-benefits-of-building-electrification-for-households-communities-and-climate).

¹⁹ See, e.g., [Equitable Building Electrification: A Framework for Powering Resilient Communities \(greenlining.org\)](https://www.greenlining.org/equitable-building-electrification-a-framework-for-powering-resilient-communities).

²⁰ See, e.g., [The New Economics of Electrifying Buildings - RMI](https://www.rmi.org/the-new-economics-of-electrifying-buildings).

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF MILWAUKIE, that the City of Milwaukie recognizes the global and local benefits of decarbonizing homes and buildings and accelerating the transition to all-electric homes and buildings throughout the city; and be it

FURTHER RESOLVED as follows:

Resolution – Electrify existing homes and buildings

Section 1. The City Manager and staff are directed to include efforts to decarbonize existing homes and buildings over time as a priority in any future Climate Action Plan updates. Such efforts shall include attempts to educate home and building owners about the benefits of decarbonizing buildings, including new high efficiency electric appliances, as well as any federal, state and local incentives and resources to finance such decarbonization efforts.

Section 2. Direct city manager to return to council with a proposal for engaging the community in developing a plan for decarbonizing buildings that has at its foundation social, environmental, and economic equity with emphasis on engagement of historically marginalized communities and their representatives.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILWAUKIE, OREGON TO DECARBONIZE THE BUILDING SECTOR AND TO ACCELERATE ALL-ELECTRIC FUTURE BUILDINGS TO PROMOTE CLIMATE, PUBLIC HEALTH, AND RESILIENCY BENEFITS

WHEREAS, climate change is an existential crisis posing one of the most serious threats to the existence of humanity and all species on the planet; a threat that intersects and compounds multiple other crises facing humanity and our Earth; and

WHEREAS, the 11th United Nations Intergovernmental Panel on Climate Change (“IPCC”) report from October 2018 states that we must cut greenhouse gas emissions in half by 2030 to limit global warming and avoid a climate catastrophe;¹ and

WHEREAS, in 2021, the United States and other leading economies agreed to the Global Methane Pledge to reduce methane emissions 30 percent by 2030;² and

WHEREAS, in Oregon, homes and buildings are the second highest source of Oregon’s greenhouse gas emissions;³ and

WHEREAS, the transportation and combustion of “natural” methane gas creates significant harms to public health and safety;⁴ and

WHEREAS, leaks during the production, processing, transmission and distribution of “natural” methane gas are substantial,⁵ releasing a potent greenhouse gas with approximately 86 times the global warming potential of carbon dioxide over a 20-year period;⁶ and

WHEREAS, methane gas stoves emit hazardous air pollutants such as nitrogen dioxide and carbon monoxide, which compromise indoor air quality and the respiratory health of vulnerable populations, including low-income households, children, the elderly, and those with existing health conditions; and

¹ See, e.g., [IPCC report: ‘now or never’ if world is to stave off climate disaster | Climate crisis | The Guardian](#).

² See [Joint US-EU Press Release on the Global Methane Pledge - The White House](#).

³ See Figure 5 at [State of Oregon: Energy in Oregon - Greenhouse Gas Emissions Data](#).

⁴ See, e.g., “Methane Gas: Health, Safety, and Decarbonization” at [Methane Gas: Health, Safety, and Decarbonization \(powerpastfrackedgas.org\)](#); See also US Department of Transportation, Pipeline and Hazardous Materials Safety Administration (PHMSA), “Gas Distribution Significant Incidents 20 Year Trend,” (data as of July 12, 2021). Available at: https://portal.phmsa.dot.gov/analytics/saw.dll?Portalpages&PortalPath=%2Fshared%2FPDM%20Public%20Website%2F_portal%2FSC%20Incident%20Trend&Page=Significant; See also Oregon & Washington Physicians for Social Responsibility, “Fracked Gas Infrastructure: A Threat to Healthy Communities,” (2019). Available at: https://www.oregonpsr.org/fracked_gas_a_threat_to_healthy_communities;

⁵ See, e.g., [Assessment of methane emissions from the U.S. oil and gas supply chain | Science](#) (quantifying methane leaks in the gas supply chain and finding that in 2015, supply chain emissions were ~60% higher than the U.S. Environmental Protection Agency inventory estimate).

⁶ See [Methane is like ‘CO2 on Steroids’ When It Comes to Trapping Heat \(sightline.org\)](#) (Citing IPCC 2018 Report [WG1AR5 Chapter08_FINAL.pdf \(ipcc.ch\)](#) at 731).

WHEREAS, children who grow up in homes with methane gas cooking appliances have a 42% higher risk of asthma symptoms;⁷ and

WHEREAS, methane gas for heating in buildings leads to increases in outdoor air pollution;⁸ and

WHEREAS, historically marginalized communities including low-income and Black, Indigenous and people of color (BIPOC) households are disproportionately impacted by outdoor air pollution;⁹ and

WHEREAS, methane gas pipelines are prone to leaks and explosions and endanger the health and safety of communities;¹⁰ and

WHEREAS, methane gas infrastructure poses a significant threat to Oregon residents in the event of a major earthquake;¹¹ and

WHEREAS, “renewable natural” methane gas still poses the same health and safety risks to communities as traditional “natural” gas;¹² and

WHEREAS, NW Natural, the state’s largest methane gas utility which serves Milwaukie customers, is expected to cumulatively increase bills approximately 42 percent between October 2021 and November 2022;¹³ and

WHEREAS, gas utility ratepayers are at significant risk of incurring additional costs and rate increases due to methane gas price volatility and utility business practices;¹⁴ and

⁷ See [Meta-analysis of the effects of indoor nitrogen dioxide and gas cooking on asthma and wheeze in children | International Journal of Epidemiology | Oxford Academic \(oup.com\)](#).

⁸ See [Effects of Residential Gas Appliances on Indoor and Outdoor Air Quality and Public Health in California – Center for Occupational & Environmental Health \(ucla.edu\)](#).

⁹ See [Air pollution exposure disparities across US population and income groups | Nature](#); See also [Low-income, black neighborhoods still hit hard by air pollution -- ScienceDaily](#).

¹⁰ See, e.g., Ahrens, M. and Evarts, B., “Natural Gas and Propane Fires, Explosions and Leaks Estimates and Incident Description,” National Fire Protection Association Research (NFPA), (October 2018). Available at: <https://www.nfpa.org/-/media/Files/News-and-Research/Fire-statistics-and-reports/Hazardous-materials/osNaturalGasPropaneFires.ashx>.

¹¹ See Wang, Y. et al, “Earthquake Risk Study for Oregon's Critical Energy Infrastructure Hub,” State of Oregon Department of Geology and Mineral Industries,” (2013). Available at: <https://www.oregon.gov/energy/safety-resiliency/Documents/2013%20Earthquake%20Risk%20Study%20in%20Oregon%E2%80%99s%20Critical%20Energy%20Infrastructure%20Hub.pdf>.

¹² See, e.g., [Report Building-Decarbonization-2020.pdf \(earthjustice.org\)](#).

¹³ See [Natural Gas Prices Are Going Up Before Winter | Blog | News | Oregon CUB](#).

¹⁴ See, e.g., “U.S. natural gas price saw record volatility in the first quarter of 2022” at [U.S. Energy Information Administration - EIA - Independent Statistics and Analysis](#).

WHEREAS, in 2021, Oregon passed HB 2021, which sets milestones for electric utilities to transition to 100% clean electricity by 2040;¹⁵ and

WHEREAS, in 2018, the city approved a Community Climate Action Plan that established ambitious decarbonization; and

WHEREAS, in 2020, the city declared a climate emergency and accelerated the goals in the Climate Action Plan by five years which made them: carbon-free electricity powering the city by 2030; net zero emissions from all buildings by 2035; carbon neutral city by 2045; and

WHEREAS, in 2022, the United States passed the Inflation Reduction Act, which among other things, will provide billions of dollars to homeowners and businesses for increasing energy efficiency and installing high-efficiency electric appliances like heat pumps;¹⁶ and

WHEREAS, electric heat pumps provide both heating and cooling while providing significant operational greenhouse gas reduction benefits compared to gas furnaces;¹⁷ and

WHEREAS, electrification will improve indoor air quality and overall health, by eliminating natural gas combustion inside homes that produces harmful indoor air pollution;¹⁸ and

WHEREAS, electrification is widely recognized as a powerful strategy to address both climate change and poor air quality in frontline communities most vulnerable to climate impacts;¹⁹ and

WHEREAS, every new building constructed with high-efficiency electric appliances will have climate, public health, and cost savings benefits for decades to come;²⁰ and

WHEREAS, the city has the opportunity to lead by example to make decisive, transformative, and sustainable changes in its municipal energy consumption, and can significantly lower the city's greenhouse gas emissions and overall carbon impact; and

WHEREAS, citywide, rapidly reducing methane gas use in buildings will help achieve Milwaukie's Community Climate Action Plan targets, and such actions will also improve public health and increase the quality of life throughout the city; and

¹⁵ [HB2021 2021 Regular Session - Oregon Legislative Information System \(oregonlegislature.gov\)](https://legislature.oregon.gov/2021/Bills/200-299/2021HB2021.aspx).

¹⁶ See, e.g., <https://www.forbes.com/sites/energyinnovation/2022/08/30/inflation-reduction-act-benefits-millions-of-efficient-electrified-buildings/>.

¹⁷ See [Heat Pumps: A Path to Health and Climate Benefits - Energy Foundation](#); see also [Rapid Electric Heat Transition Will Save Oregon \\$1.7 Billion, Report Finds - DeSmog](#).

¹⁸ See, e.g., [Eight Benefits of Building Electrification for Households, Communities, and Climate - RMI](#).

¹⁹ See, e.g., [Equitable Building Electrification: A Framework for Powering Resilient Communities \(greenlining.org\)](#).

²⁰ See, e.g., [The New Economics of Electrifying Buildings - RMI](#).

WHEREAS, a city may "Determine by contract or prescribe by ordinance or otherwise, the terms and conditions, including payment of charges and fees, upon which any public utility, electric cooperative, people's utility district or heating company, or Oregon Community Power, may be permitted to occupy the streets, highways or other public property within such city and exclude or eject any public utility or heating company therefrom."²¹

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF MILWAUKIE, that the City of Milwaukie recognizes the global and local benefits of decarbonizing homes and buildings and accelerating the transition to all-electric homes and buildings throughout the city; and be it

FURTHER RESOLVED as follows:

Resolution – Decarbonize future homes and buildings

Section 1. The city staff are directed to develop code changes or take other actions, as necessary, to achieve the following outcome: Fuel gas piping, defined as conveying natural gas, manufactured gas, liquefied petroleum gas or mixtures of these gases, is prohibited from connecting to any building after February 15, 2024.

²¹ [ORS § 221.420\(2\)\(a\)](#).

Scott Stauffer

From: Lisa Batey
Sent: Sunday, August 28, 2022 12:46 AM
To: _City Council
Subject: Fwd: Take action to get gas out of Milwaukie buildings

Scott, Nicole: I understand the natural gas issue will be on our September 6 agenda sign forwarding you two messages we received which I gather should be added to the record for September 6.

Sent from my iPhone

Begin forwarded message:

From: Laura Hanks <laura.hanks7@gmail.com>
Date: August 27, 2022 at 7:51:20 PM PDT
To: Mark Gamba <GambaM@milwaukieoregon.gov>, Kathy Hyzy <HyzyK@milwaukieoregon.gov>, Desi Nicodemus <NicodemusD@milwaukieoregon.gov>, Lisa Batey <BateyL@milwaukieoregon.gov>, Adam Khosroabadi <KhosroabadiA@milwaukieoregon.gov>
Subject: **Take action to get gas out of Milwaukie buildings**

Dear Mayor Gamba and Members of the City Council,

I urge you to move forward on getting gas out of buildings in Milwaukie by making all new construction all-electric and equitably phasing out gas in existing buildings.

Methane gas isn't safe for our families or our climate. Gas stoves cause asthma in children at the same rate as secondhand smoke. At least one major gas leak led to evacuations in our City. And methane gas in buildings is the number one source of climate wrecking emissions in cities.

Make Milwaukie a leader on protecting local health and safety and global climate by getting gas out of the buildings in our City.

Thank you!
Sincerely, Laura Hanks
6281 SE Deering Ct, Milwaukie, OR 97222

Scott Stauffer

From: Lisa Batey
Sent: Sunday, August 28, 2022 12:46 AM
To: _City Council
Subject: Fwd: Take action to get gas out of Milwaukie buildings

Second of two (so far)

Sent from my iPhone

Begin forwarded message:

From: Cam Wolff <ednaturally@gmail.com>
Date: August 27, 2022 at 10:41:35 AM PDT
To: Mark Gamba <GambaM@milwaukieoregon.gov>, Kathy Hyzy <HyzyK@milwaukieoregon.gov>, Desi Nicodemus <NicodemusD@milwaukieoregon.gov>, Lisa Batey <BateyL@milwaukieoregon.gov>, Adam Khosroabadi <KhosroabadiA@milwaukieoregon.gov>
Subject: Take action to get gas out of Milwaukie buildings

Dear Mayor Gamba and Members of the City Council,

MY HUSBAND AND I ARE 80 AND LATE 70s, LIVE IN UNINCORPORATED MILWAUKIE, AND ARE SERIOUSLY CONCERNED ABOUT THE FUTURE OF THIS PLANET. WE ARE VERY AWARE OF THE IMPACT OF METHANE ON CLIMATE CHANGE, SO WE STRONGLY urge you to move forward on getting gas out of buildings in Milwaukie by making all new construction all-electric and equitably phasing out gas in existing buildings.

Methane gas isn't safe for our families or our climate. Gas stoves cause asthma in children at the same rate as secondhand smoke. At least one major gas leak led to evacuations in our City. And methane gas in buildings is the number one source of climate wrecking emissions in cities.

Make Milwaukie a leader on protecting local health and safety and global climate by getting gas out of the buildings in our City.

Thank you!

Scott Stauffer

From: Lisa Batey
Sent: Thursday, September 1, 2022 9:23 AM
To: OCR
Subject: FW: Please ensure an equitable and climate-friendly I-5 bridge

Scott, here's one that came this morning.

-----Original Message-----

From: a.p.harmon@everyactionadvocacy.com <a.p.harmon@everyactionadvocacy.com>
Sent: Thursday, September 1, 2022 6:53 AM
To: Lisa Batey <BateyL@milwaukieoregon.gov>
Subject: Please ensure an equitable and climate-friendly I-5 bridge

Dear Councilor Lisa Batey,

I'm writing to express my strong support for Milwaukie to pass policies that promote clean and healthy buildings, including a guarantee that all new buildings and homes constructed in our city run on 100% clean, electric energy. The people of our city need you to vote "YES" and pave the way for Milwaukie to be a leader in Oregon's fight against climate change, because nothing but a net-positive can come from eradicating fossil fuels out of new building projects.

Many of the buildings in our city run on methane gas— a dangerous fossil fuel that leaks toxic chemicals from pipelines to damage the health of both our environment and Milwaukie residents who live or work in buildings powered by "natural" gas. The reality is that methane infrastructure like gas pipelines in homes spew invisible pollutants that exacerbate the risk of health conditions and make buildings among the highest sources of climate change emissions in Oregon. Burning methane in homes also leads to dangerous levels of indoor air pollution and poses a major public health risk, particularly to children.

What's more, is that gas power costs WAY more for both the city of Milwaukie and the folks in town who pay utility bills than electric energy does. Fossil fuel companies responsible for massive amounts of pollution like "natural" gas peddler NW Natural plan on drastically rising rates for utility bills by up to 42% in the coming year, while electric buildings use 3-5 times less energy than gas-powered ones, saving countless dollars towards electricity for folks living in newly-constructed Milwaukie buildings and for the city overall.

Electric energy is common sense— it's more reliable, cheaper, safer, and healthier than "natural" methane gas, and an investment by Milwaukie to cut pollution from our city in both indoor and outdoor spaces by only constructing new buildings to run on all-electric power would be an incredibly worthwhile investment for our city.

Sincerely,
Andrew Harmon
5035 SE Mason Ln Milwaukie, OR 97222-5061 a.p.harmon@gmail.com

Scott Stauffer

From: Lisa Batey
Sent: Thursday, September 1, 2022 9:24 AM
To: OCR
Subject: FW: Please ensure an equitable and climate-friendly I-5 bridge

Here's another that came last night

-----Original Message-----

From: mcgavinski@everyactionadvocacy.com <mcgavinski@everyactionadvocacy.com>
Sent: Wednesday, August 31, 2022 7:57 PM
To: Lisa Batey <BateyL@milwaukieoregon.gov>
Subject: Please ensure an equitable and climate-friendly I-5 bridge

Dear Councilor Lisa Batey,

I'm writing to express my strong support for Milwaukie to pass policies that promote clean and healthy buildings, including a guarantee that all new buildings and homes constructed in our city run on 100% clean, electric energy. The people of our city need you to vote "YES" and pave the way for Milwaukie to be a leader in Oregon's fight against climate change, because nothing but a net-positive can come from eradicating fossil fuels out of new building projects.

Many of the buildings in our city run on methane gas— a dangerous fossil fuel that leaks toxic chemicals from pipelines to damage the health of both our environment and Milwaukie residents who live or work in buildings powered by "natural" gas. The reality is that methane infrastructure like gas pipelines in homes spew invisible pollutants that exacerbate the risk of health conditions and make buildings among the highest sources of climate change emissions in Oregon. Burning methane in homes also leads to dangerous levels of indoor air pollution and poses a major public health risk, particularly to children.

What's more, is that gas power costs WAY more for both the city of Milwaukie and the folks in town who pay utility bills than electric energy does. Fossil fuel companies responsible for massive amounts of pollution like "natural" gas peddler NW Natural plan on drastically rising rates for utility bills by up to 42% in the coming year, while electric buildings use 3-5 times less energy than gas-powered ones, saving countless dollars towards electricity for folks living in newly-constructed Milwaukie buildings and for the city overall.

Electric energy is common sense— it's more reliable, cheaper, safer, and healthier than "natural" methane gas, and an investment by Milwaukie to cut pollution from our city in both indoor and outdoor spaces by only constructing new buildings to run on all-electric power would be an incredibly worthwhile investment for our city.

Sincerely,
Linda McGavin
13149 SE Pennywood Ct Portland, OR 97222-3113 mcgavinski@gmail.com

Scott Stauffer

From: Lisa Batey
Sent: Thursday, September 1, 2022 9:25 AM
To: OCR
Subject: FW: Please ensure an equitable and climate-friendly I-5 bridge

Scott/Nicole: I got a total of four of these messages yesterday, and two so far today. The ones yesterday were from Linda Gavin, Siri Bernard, Will Bertellotti, and this one. --Lisa

-----Original Message-----

From: skarakashian@everyactionadvocacy.com <skarakashian@everyactionadvocacy.com>
Sent: Wednesday, August 31, 2022 7:54 PM
To: Lisa Batey <BateyL@milwaukieoregon.gov>
Subject: Please ensure an equitable and climate-friendly I-5 bridge

Dear Councilor Lisa Batey,

My own home is run entirely on electricity for which I pay a extra fee to use only wind, hydro, and solar power.

I'm writing to express my strong support for Milwaukie to pass policies that promote clean and healthy buildings, including a guarantee that all new buildings and homes constructed in our city run on 100% clean, electric energy. The people of our city need you to vote "YES" and pave the way for Milwaukie to be a leader in Oregon's fight against climate change, because nothing but a net-positive can come from eradicating fossil fuels out of new building projects.

Many of the buildings in our city run on methane gas— a dangerous fossil fuel that leaks toxic chemicals from pipelines to damage the health of both our environment and Milwaukie residents who live or work in buildings powered by "natural" gas. The reality is that methane infrastructure like gas pipelines in homes spew invisible pollutants that exacerbate the risk of health conditions and make buildings among the highest sources of climate change emissions in Oregon. Burning methane in homes also leads to dangerous levels of indoor air pollution and poses a major public health risk, particularly to children.

What's more, is that gas power costs WAY more for both the city of Milwaukie and the folks in town who pay utility bills than electric energy does. Fossil fuel companies responsible for massive amounts of pollution like "natural" gas peddler NW Natural plan on drastically rising rates for utility bills by up to 42% in the coming year, while electric buildings use 3-5 times less energy than gas-powered ones, saving countless dollars towards electricity for folks living in newly-constructed Milwaukie buildings and for the city overall.

Electric energy is common sense— it's more reliable, cheaper, safer, and healthier than "natural" methane gas, and an investment by Milwaukie to cut pollution from our city in both indoor and outdoor spaces by only constructing new buildings to run on all-electric power would be an incredibly worthwhile investment for our city.

Sincerely,
Stephen Karakashian
4160 SE Harvey St Milwaukie, OR 97222-5815 skarakashian@pobox.com

Scott Stauffer

From: Lisa Batey
Sent: Thursday, September 1, 2022 9:26 AM
To: OCR
Subject: FW: Please ensure an equitable and climate-friendly I-5 bridge

See prior message listing four received yesterday.

-----Original Message-----

From: siribernard@everyactionadvocacy.com <siribernard@everyactionadvocacy.com>
Sent: Wednesday, August 31, 2022 6:34 PM
To: Lisa Batey <BateyL@milwaukieoregon.gov>
Subject: Please ensure an equitable and climate-friendly I-5 bridge

Dear Councilor Lisa Batey,

I'm writing to express my strong support for Milwaukie to pass policies that promote clean and healthy buildings, including a guarantee that all new buildings and homes constructed in our city run on 100% clean, electric energy. The people of our city need you to vote "YES" and pave the way for Milwaukie to be a leader in Oregon's fight against climate change, because nothing but a net-positive can come from eradicating fossil fuels out of new building projects.

Many of the buildings in our city run on methane gas-- a dangerous fossil fuel that leaks toxic chemicals from pipelines to damage the health of both our environment and Milwaukie residents who live or work in buildings powered by "natural" gas. The reality is that methane infrastructure like gas pipelines in homes spew invisible pollutants that exacerbate the risk of health conditions and make buildings among the highest sources of climate change emissions in Oregon. Burning methane in homes also leads to dangerous levels of indoor air pollution and poses a major public health risk, particularly to children.

Please make your best informed decision for the future of Milwaukie. Not necessarily the most popular. The best decision.

Sincerely,
Siri Bernard
2437 SE Lake Rd Milwaukie, OR 97222-7747 siribernard@comcast.net

Scott Stauffer

From: Lisa Batey
Sent: Thursday, September 1, 2022 9:32 AM
To: OCR; Ann Ober; Justin Gericke
Subject: FW: I support 100% electric new construction

Scott and all --

So far, I have gotten six messages -- four yesterday and two this morning. I have forwarded them all to OCR, but I wanted to highlight this one because it got caught in the Mimecast spam filter. Interestingly, this sender wrote her own subject line and amended the text. I don't know if there's anyway to set up Mimecast not to capture messages with a certain word, such as "electric", but it might avoid problems if it could.

--Lisa

-----Original Message-----

From: cobojohnson@everyactionadvocacy.com <cobojohnson@everyactionadvocacy.com>
Sent: Thursday, September 1, 2022 8:08 AM
To: Lisa Batey <BateyL@milwaukieoregon.gov>
Subject: I support 100% electric new construction

Dear Councilor Lisa Batey,

I'm writing to express my strong support for Milwaukie to pass policies that promote clean and healthy buildings, including a guarantee that all new buildings and homes constructed in our city run on 100% clean, electric energy. The people of our city need you to vote "YES" and pave the way for Milwaukie to be a leader in Oregon's fight against climate change, because nothing but a net-positive can come from eradicating fossil fuels out of new building projects.

Many of the buildings in our city run on methane gas-- a dangerous fossil fuel that leaks toxic chemicals from pipelines to damage the health of both our environment and Milwaukie residents who live or work in buildings powered by "natural" gas. The reality is that methane infrastructure like gas pipelines in homes spew invisible pollutants that exacerbate the risk of health conditions and make buildings among the highest sources of climate change emissions in Oregon. Burning methane in homes also leads to dangerous levels of indoor air pollution and poses a major public health risk, particularly to children.

Electric buildings use 3-5 times less energy than gas-powered ones, saving countless dollars towards electricity for folks living in newly-constructed Milwaukie buildings and for the city overall.

Sincerely,
Courtney Johnson
4143 SE Filbert St Milwaukie, OR 97222-5633 cobojohnson@gmail.com

Scott Stauffer

From: Adam Khosroabadi
Sent: Thursday, September 1, 2022 10:46 AM
To: Scott Stauffer
Subject: Fwd: Milwaukie needs clean, safe, and all-electric buildings

Hi Scott, here's an additional comment I got that I'm not sure if Councilor Batey or the other councilors submitted regarding the meeting next week.

Adam Khosroabadi
Milwaukie City Council
(503) 850-8322

From: Alma Pinto <almapinto96@gmail.com>
Sent: Thursday, September 1, 2022, 10:01
To: Adam Khosroabadi <KhosroabadiA@milwaukieoregon.gov>
Subject: Milwaukie needs clean, safe, and all-electric buildings

Dear Mr. Khosroabadi,

I'm writing to express my strong support for the Milwaukie City Council to advance policies promoting clean, safe and climate-friendly buildings. Burning gas in buildings is harmful to public health and the buildings sector is the second highest source of greenhouse gas emissions in the state.

To tackle the climate crisis and ensure healthy, equitable communities, we must build without gas, retrofit our aging existing homes, and lead by example so that other Oregon communities follow.

I look forward to the September 6th City Council meeting where these issues will be up for discussion and hope to support you in these efforts moving forward.

Thank you for your consideration.

Sincerely,
Alma Pinto
12010 SE 21st Ave
Milwaukie, OR 97222



Home Builders Association
of Metropolitan Portland

September 1st, 2022

Mayor Gamba and City Councilors
City of Milwaukie
10722 SE Main St.
Milwaukie, OR 97222

Mayor Gamba and City Councilors:

My name is Preston and I serve as the Director of Government Affairs at the Home Builders Association of Metro Portland. The Home Builders Association (“HBA”) represents 1,200 members and tens of thousands of men and women who work in the residential building and remodeling industries throughout the metropolitan Portland area.

The HBA is dedicated to maximizing housing choice for all who reside in our region and supporting industry professionals by shaping an environment in which they can effectively meet the diversified needs of all communities. Our industry has delivered strong economic and community impact in Milwaukie—in the past five years alone, residential builders have generated over \$186 million of value and over 900 new housing units in the City of Milwaukie. The downstream impact of this economic engine is multiplied when thinking about the many other industries that rely on and benefit from residential construction.

Our many members have deep experience in bringing energy efficiency and sustainable design to the homes they help build, remodel or upgrade. Given the region’s severe housing supply shortage, governments should nurture more cost-effective and diverse energy options that help bring new homes to market while making older homes healthier and more efficient. The combined effect of this approach is greater affordability and more choice for working families and first-time homebuyers. Therefore, we implore policymakers of all stripes to view policies (both new and existing) in light of a vastly undersupplied housing stock—we’re roughly 60,000 housing units short in the Portland Region.

With this in mind, I am writing to express our deep concern over the current process unfolding to potentially alter the city’s building and energy codes. We believe that, given the strong economic and societal bearing that our industry has on the livability of Milwaukie, the city and council should inform, if not consult, industry partners when considering new building codes related to energy policy and the climate. Additionally, we would encourage the city to release for review the three resolutions that council is considering adopting to foster public input and industry feedback. As a rule, we believe that public policy works best when all stakeholders are represented and engaged.

Additionally, we believe in a balanced energy supply system, recognizing all forms of transitional and renewable energy including renewable hydrogen and natural gas, solar, etc. as part of the solution. Just as best practices dictate having a diverse stock portfolio, a diverse energy portfolio is important to the

resiliency and cost effectiveness of the energy system and buildings it serves. The net result is a healthier energy grid, more consumer choice, and greater affordability. Especially as extreme weather events become more common due to climate change, transitioning away from varied and reliable energy sources could overwhelm grids and create potential health and safety challenges for residents. That is why we are concerned when jurisdictions consider unilateral action on energy code policy, especially when that action is as drastic as potentially banning certain forms of energy options in new home construction. Such a move deserves a robust and thoughtful dialogue with public interests.

Lastly, the HBA supports a strong statewide building code system because we know that a uniform building environment supports healthy housing production. We are proud to have one of the nation's most efficient building codes—Oregon ranks #9 in the nation. In the same light, individual building and energy code mandates create confusion among builders working across multiple jurisdictions. Unvetted local mandates often undermine or defeat the purpose of a statewide system and ultimately create a patchwork of disordered compliance requirements, limiting economies and hindering affordability.

To this end we ask the council to table any resolutions regarding energy, climate, or building codes until there is a formalized process for public engagement. We also request that the city publicize a process for gathering community and industry input while ensuring that any policy proposals are data driven and focus on net carbon reduction in both the near and long term. We appreciate that the Milwaukie City Council has robust climate goals and we stand ready to work with all stakeholders in shaping policy that achieves carbon reductions on a meaningful scale.

Thank you for your consideration,

A handwritten signature in black ink, appearing to read "Preston Korst". The signature is fluid and cursive, with a long horizontal stroke extending to the right.

Preston Korst

Director of Public Policy and Government Affairs
Home Builders Association of Metro Portland
15555 Bangy Rd, Lake Oswego, OR 97035
email: prestonk@hbapdx.org
phone: 503-684-1880

Scott Stauffer

From: Adam Khosroabadi
Sent: Thursday, September 1, 2022 5:14 PM
To: Scott Stauffer
Subject: Fwd: Vote 'YES' on clean & healthy, all-electric buildings in Milwaukie!

Hi Scott,

Here is another comment I received for the 9/6 meeting.

Adam Khosroabadi
Milwaukie City Council
(503) 850-8322

From: rnerwick@everyactionadvocacy.com <rnerwick@everyactionadvocacy.com> on behalf of Randall Nerwick <rnerwick@everyactionadvocacy.com>
Sent: Thursday, September 1, 2022 5:09:49 PM
To: Adam Khosroabadi <KhosroabadiA@milwaukieoregon.gov>
Subject: Vote 'YES' on clean & healthy, all-electric buildings in Milwaukie!

Dear Councilor Adam Khosroabadi,

I'm writing to express my strong support for Milwaukie to pass policies that promote clean and healthy buildings, including a guarantee that all new buildings and homes constructed in our city run on 100% clean, electric energy. The people of our city need you to vote "YES" and pave the way for Milwaukie to be a leader in Oregon's fight against climate change, because nothing but a net-positive can come from eradicating fossil fuels out of new building projects.

Many of the buildings in our city run on methane gas—a dangerous fossil fuel that leaks toxic chemicals from pipelines to damage the health of both our environment and Milwaukie residents who live or work in buildings powered by "natural" gas. The reality is that methane infrastructure like gas pipelines in homes spew invisible pollutants that exacerbate the risk of health conditions and make buildings among the highest sources of climate change emissions in Oregon. Burning methane in homes also leads to dangerous levels of indoor air pollution and poses a major public health risk, particularly to children.

What's more, is that gas power costs WAY more for both the city of Milwaukie and the folks in town who pay utility bills than electric energy does. Fossil fuel companies responsible for massive amounts of pollution like "natural" gas peddler NW Natural plan on drastically rising rates for utility bills by up to 42% in the coming year, while electric buildings use 3-5 times less energy than gas-powered ones, saving countless dollars towards electricity for folks living in newly-constructed Milwaukie buildings and for the city overall.

Electric energy is common sense— it's more reliable, cheaper, safer, and healthier than "natural" methane gas, and an investment by Milwaukie to cut pollution from our city in both indoor and outdoor spaces by only constructing new buildings to run on all-electric power would be an incredibly worthwhile investment for our city.

Sincerely,
Randall Nerwick
3438 SE Mary Ct Milwaukie, OR 97222-5540
rnerwick@gmail.com

Scott Stauffer

From: Nellie deVries <nellie@ccba.biz>
Sent: Friday, September 2, 2022 4:36 PM
To: OCR
Cc: Adam Khosroabadi; Lisa Batey; Desi Nicodemus; Kathy Hyzy; Mark Gamba
Subject: Please Table the Proposed September 6 Climate Resolutions
Attachments: We sent you safe versions of your files; CCBA Milwaukie Climate Resolutions Testimony 9.2.22.docx

Mimecast Attachment Protection has deemed this file to be safe, but always exercise caution when opening files.

This Message originated outside your organization.

Good afternoon,

Please see the attached letter from the Clackamas County Business Alliance respectfully requesting that Council table the climate resolutions to be fully vetted by the community, industry and businesses.

The members of the Clackamas County Business Alliance appreciate that the Milwaukie City Council has robust climate goals, and we stand ready to work with you to create policy that achieves carbon reductions on a meaningful scale with a transparent process and with costs clearly articulated. We remain committed to supporting businesses in our communities and creating economic opportunity for the citizens therein and ask that the city council engage us in this essential policy making work.

Have a great long weekend,

Nellie deVries
CCBA Executive Director
541-601-7272



To: Mayor Mark Gamba
Councilor Kathy Hyzy
Councilor Lisa Batey
Councilor Desi Nicodemus
Councilor Angela Falconer

From: Nellie deVries, Executive Director, Clackamas County Business Alliance

Date: September 2, 2022

Re: Please Table Climate Resolutions Until Fully Vetted

The Clackamas County Business Alliance (CCBA) is a non-profit advocacy group supporting issues of importance to Clackamas County Businesses.

CCBA would like to respectfully express concerns about three potential resolutions that the City of Milwaukie will be considering at your upcoming September 6th meeting around new building and existing buildings, energy choice and climate policy. It was surprising to learn that the City of Milwaukie is bringing forth to council, a set of resolutions that deal with energy, climate, and codes (which, to our knowledge, are not public yet). Important issues surrounding climate deserve conversations with business, community and industry. CCBA was never consulted about these resolutions and to be effective, business needs to be a part of the conversation. The goal should be to work together to develop policy, especially thoughtful, well-reasoned or data driven policy, with transparent governance

To this end we ask the following questions of council:

1. Could council outline the process the Mayor, Council or City staff followed in composing these resolutions?
2. Who was consulted in the drafting of these resolutions? How were these groups chosen?
3. What was the rationale for not including the home building, remodeling and subcontracting communities when developing these resolutions, as we have the technical and practical knowledge to contribute to developing meaningful policy?
4. What is the council or staffing doing going forward to create a robust process and get wide ranging community input?

We have heard that some of these resolutions, include the idea of banning new natural gas and renewable natural gas hookups in new construction discussed or requiring forced electrification. We encourage you to work with NW Natural and the business community to create strategies that achieve climate goals and greenhouse gas emissions by leveraging the system that is already in place, as you have so successfully done with the electric provider. Diversification of our

energy system is important for a host of reasons, from reliability and resiliency to affordability. We need to leverage the strengths of each and build solutions collaboratively where there are challenges, adding renewable energy sources to both as quickly as possible. We'll reach our climate goals faster and more affordably by working together on a diversified, resilient energy system that drives down costs through innovation.

CCBA urges Council to table any resolutions regarding energy, climate or building codes at the upcoming September 6th and instead openly work with the community and industry to formulate a process for input and create any further policies or resolutions around these areas with all parties at the table.

The members of the Clackamas County Business Alliance appreciate that the Milwaukie City Council has robust climate goals, and we stand ready to work with you to create policy that achieves carbon reductions on a meaningful scale with a transparent process and with costs clearly articulated. We remain committed to supporting businesses in our communities and creating economic opportunity for the citizens therein and ask that the city council engage us in this essential policy making work.

Sincerely,

Nellie deVries
Executive Director
Clackamas County Business Alliance

Scott Stauffer

From: Faith Schneider <faithie.schneider@gmail.com>
Sent: Friday, September 2, 2022 9:36 PM
To: OCR
Subject: Comments for September 6 Council Meeting

This Message originated outside your organization.

Thank you for the opportunity to share my thoughts on energy choice. It concerns me as a homeowner that there is a desire by officials to ban natural gas as an energy option. Natural gas is a much more affordable option and having natural gas has been an essential resource for us during the occasional electrical power outages and especially during the infamous 2021 ice storm that knocked out electrical power for about 5 days for us (much longer for others). During these outages we were able to have warm water, use our stovetop and stay warm using our gas fire place. This allowed us to stay in our home during the freezing weather rather than hazarding a trip on the treacherous roads and spending money on a hotel.

I also think it's important for us to have energy options to counteract the monopoly that would result from one company being in control of such a vital service.

Thank you for considering this.

Sincerely,
Faith Schneider
Milwaukie, OR

Sent from my iPhone

Scott Stauffer

From: Jonny Kocher <jkocher@rmi.org>
Sent: Saturday, September 3, 2022 9:15 AM
To: Mark Gamba; Adam Khosroabadi; Lisa Batey; Desi Nicodemus; Kathy Hyzy
Cc: OCR
Subject: RMI Economic and Energy Analysis of Building Electrification in Milwaukie
Attachments: We sent you safe versions of your files; City of Milwaukie - All Electric Cost Benefits 090322.pdf

Mimecast Attachment Protection has deemed this file to be safe, but always exercise caution when opening files.

This Message originated outside your organization.

Dear Mayor Mark Gamba & Milwaukie City Councilmembers,
I work for RMI, an independent, nonpartisan nonprofit whose mission is to transform global energy use to create a clean, prosperous, and secure low-carbon future. RMI has completed the attached economic and carbon analysis of all-electric new construction buildings in the City of Milwaukie. **Our analysis indicates that an all-electric new construction policy in Milwaukie would reduce upfront construction costs, reduce energy bills and reduce carbon emissions.** Let me know if you have any questions ahead of your decision this coming Tuesday.

Thank you,



Jonny Kocher
Senior Associate **RMI**
Carbon-Free Buildings
Pronouns: he/him
[Schedule a meeting with me!](#)

m 619-459-4267
| 1901 Harrison Street, Suite 200 | Oakland, CA | 94612
t @jonathankocher



Rebrand

Discover the new RMI

Transforming the global energy system to secure a clean, prosperous, zero-carbon future for all.



September 3, 2022

Mayor Mark Gamba & Milwaukie City Councilmembers
10722 SE Main St.
Milwaukie, OR 97222
Via email

Re: RMI Economic and Energy Analysis of Building Electrification in Milwaukie

Dear Mayor Mark Gamba & Milwaukie City Councilmembers:

We understand that the City of Milwaukie is considering policy pathways for reducing building sector emissions by requiring all new buildings to be constructed all-electric. RMI's techno-economic analysis shows that an all-electric new construction ordinance would both reduce emissions from buildings and save builders and homeowners money.

RMI is an independent, nonpartisan nonprofit whose mission is to transform global energy use to create a clean, prosperous, and secure low-carbon future. RMI's Building Electrification program focuses on supporting policies and market transformation that will eliminate direct building greenhouse gas emissions nationwide. RMI's 2021 report on the New Economics of Electrifying Buildings analyzed all-electric, single-family homes in seven different cities across the country.¹ That report found that in all seven cities, a new all-electric, single-family home was less expensive than a new mixed-fuel home that relies on gas for cooking, space heating, and water heating.² Building on that work, RMI has performed the following analysis for an all-electric home in Eugene using updated methodology and cost data. Since the City of Milwaukie has a very similar climate and construction requirements as the City of Eugene, RMI was able to use the modeling results to analyze the carbon and economic impacts for all-electric construction for the City of Milwaukie. **The results are encouraging; Economic and emissions analysis shows that all-electric construction in the City of Milwaukie would both lower greenhouse gas emissions and reduce building construction and operation costs.**

According to RMI's analysis, an all-electric home using an EnergyStar rated heat pump in Milwaukie saves \$3,446 in upfront construction costs, partially due to the cost savings from eliminating the need for gas infrastructure. Upfront cost savings are also realized because a single piece of electric equipment—a heat pump—can both heat and cool a home. In contrast, a mixed-fuel house would require two separate pieces of space conditioning equipment: an air-conditioner for cooling and a furnace for heating, which would be more expensive.

¹ RMI, The New Economics of Electrifying Buildings (2020),
<https://rmi.org/insight/the-new-economics-of-electrifying-buildings>

² <https://rmi.org/all-electric-new-homes-a-win-for-the-climate-and-the-economy/>

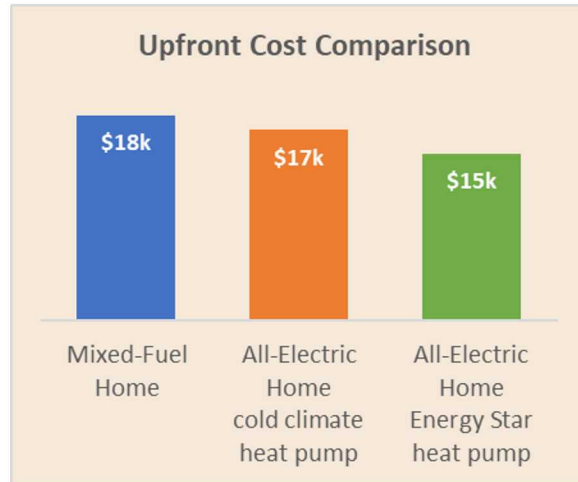


Figure 1. Upfront Cost Savings for an All-Electric Home versus Mixed-Fuel Home

When using residential electricity rates for from Portland General Electric and gas rates from Northwest Natural Gas, the all-electric home was found to have a lower monthly utility bill than a mixed fuel home.^{3, 4} Annual utility bill savings ranged from \$100 to \$109, depending on the type of heat pump.

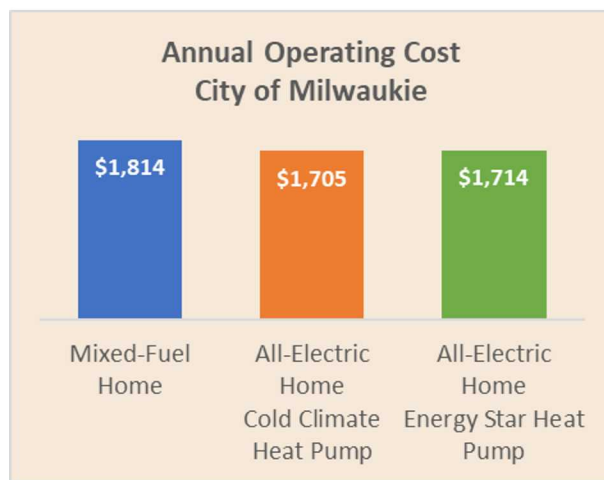


Figure 2. Annual Utility Bill Savings for an All-Electric Home versus Mixed-Fuel Home

³https://assets.ctfassets.net/416ywc1laqmd/6RgTNk5RU1bldl0LdPpIY9/798481eb9f1171e4ec8ce5ce648bc47f/Sched_007.pdf

⁴https://webfrontend-sc-pd.azureedge.net/-/media/nwnatural/pdfs/or-tcn/252ai_2021.pdf?la=en&rev=32a83f6288b04fc8a2d72cb301850cf7&hash=ED887E741E3A3236054925A816235B59



In addition to the cost savings, RMI’s analysis found that an all-electric home in Milwaukie also reduced emissions. RMI modeled the emissions impact of an all-electric home using statewide emissions models from the National Renewable Energy Laboratory’s Cambium tool. RMI used the statewide model from Cambium and assumed that there would be a 95% reduction in emissions from the grid by 2050, a very conservative assumption considering that Oregon has committed to 100% carbon-free electricity by 2040 for its retail electricity. Even with these conservative assumptions, the emissions reduction for an all-electric home in Milwaukie 21 metric tons of CO₂ over a 15-year period compared to a mixed-fuel home, a 27%, reduction. There are two main reasons for emissions savings. First, heat pumps are 2-4 times more efficient than natural gas appliances. Second, Oregon’s grid relies on carbon-free resources like hydroelectric, onshore wind and utility-scale photovoltaics.

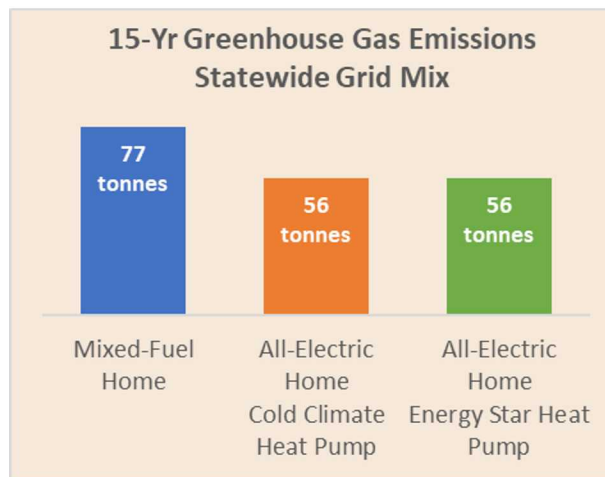


Figure 3. Emissions Savings for an All-Electric Home versus Mixed-Fuel Home

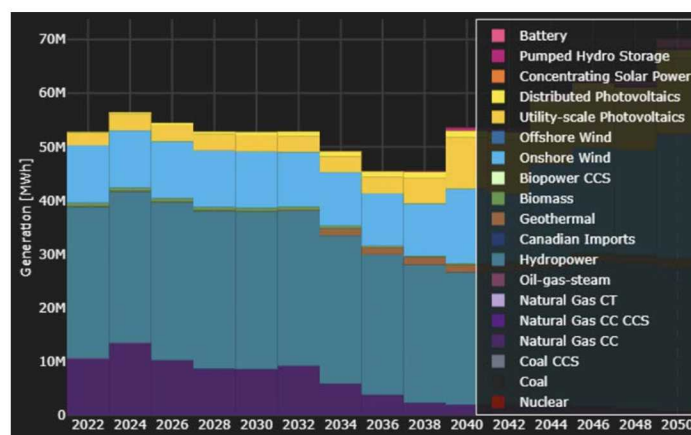


Figure 4. NREL’s 2021 Cambium Tool for Oregon’s Statewide Electricity Mix



RMI’s analysis on residential buildings has been reinforced by research done for the California Energy Commission (CEC) on the affordability of all-electric commercial building construction. For California Climate Zone 1—the climate most like that of Milwaukie—the CEC analysis found that an all-electric medium size office building saves \$35,134 in construction costs, while an all-electric small retail store saves \$812 in construction costs.⁵

The buildings built today in Milwaukie will exist for decades or centuries to come and should take advantage of the inherent carbon reduction and cost savings of all-electric construction. Given the high cost of construction in Milwaukie, the city should embrace these code measures that can both reduce carbon emissions and save upfront construction costs. **The City of Milwaukie should move forward with drafting an ordinance to require new buildings be built all-electric.**

Respectfully submitted,

Jonny Kocher, PE, LEED AP
Senior Associate,
RMI

⁵ 2019 Nonresidential New Construction Reach Code Cost Effectiveness Study at 18-22, 32, 40 (2020), https://localenergycodes.com/download/74/file_path/fieldList/2019%20NR%20NC%20Cost%20Effectiveness%20Report

Scott Stauffer

From: Judy Schoepp <suenjude@msn.com>
Sent: Saturday, September 3, 2022 5:56 PM
To: OCR
Subject: natural gas

This Message originated outside your organization.

I think there should be public hearings and in depth studies about banning natural gas in Milwaukie. Thank you, Judith Schoepp & Susan Smith
Sent from [Mail](#) for Windows

Scott Stauffer

From: Saben Schacht <saben.aria@gmail.com>
Sent: Sunday, September 4, 2022 9:28 AM
To: OCR
Subject: Natural Gas in Residential homes

This Message originated outside your organization.

Good morning,,

I hope this email finds you well. I am writing to inform you of some of the reasons I am in favor of keeping natural gas available for residential use.

During the ice and snow storms in recent years, we were able to keep our newborn, friends, and family warm in our home. When the power goes out, they can't keep warm or have hot food.

We rarely use our gas and only do so out of necessity. If gas is banned, it is my assumption that many families will need to have work done on their homes so they can still have a source of power/fuel. Many people simply cannot afford the expense and could be quite costly and not just financially.

Please consider the safety of the residents who rely on gas to keep safe and fed and do not ban its use in residential areas.

Thank you for your time and consideration in this matter.

Scott Stauffer

From: Harriet Toombs <harriet.toombs@gmail.com>
Sent: Sunday, September 4, 2022 2:40 PM
To: OCR
Subject: Natural gas ban

This Message originated outside your organization.

Dear City Council Members

I ask that you give more thorough consideration to implementing a ban on natural gas usage in Milwaukie. We, the citizens who would be impacted are just now learning about it and need time to evaluate and look at all angles before such a drastic change takes place. Please allow us to vote on this.

Sincerely,

Harriet Toombs

Scott Stauffer

From: Sarah Newson <sarahnewson@icloud.com>
Sent: Sunday, September 4, 2022 4:21 PM
To: OCR
Subject: Natural Gas

This Message originated outside your organization.

I am horrified and extremely disappointed in Milwaukie for even thinking that eliminating natural gas for new construction and raising fees on current users is a good idea. Electricity can be so much more expensive and during a power outage can cause many extreme problems. During winter power outages, I can still use my stove to cook and have hot water to bathe my grandchildren. People will begin to rely on wood to heat their homes if electricity becomes more expensive and the air quality will be worse. Common sense says we need to effectively use multiple sources of energy and natural gas is one of the best. Please leave it alone so we can choose for ourselves how best to heat our homes.

Sincerely,
Sarah Newson
Milwaukie

Scott Stauffer

From: Charlie Swift <Charlie.Swift@akana.us>
Sent: Monday, September 5, 2022 9:16 AM
To: OCR
Subject: Natural Gas Ban Study

This Message originated outside your organization.

PLEASE request an indepth study on the consequences of a natural ban resolution. The use of all energy sources should be considered to allow for affordable uses in Milwaukie home.

Thank you,

Charlie Swift

Sent from my Verizon, Samsung Galaxy smartphone

Scott Stauffer

From: Maggie Hamilton <maggiedarling1954@comcast.net>
Sent: Monday, September 5, 2022 10:58 AM
To: OCR
Subject: Natural Gas Ban

This Message originated outside your organization.

Dear Council Members,

I beg you to reconsider banning natural gas as a heat, air conditioning and cooking source. Natural gas burns cleaner than wood, it's cheaper than electric, and cooks better than electric.

Demanding that we rely on an electric monopoly without giving us a clear alternative will allow PGE to charge whatever they wish, and cause extensive and costly changes to existing older homes.

Lots of people will be forced to assist with wood stoves, which are far greater polluters than natural gas.

Thank you,

Margaret Hamilton
Ardenwald neighborhood

Scott Stauffer

From: Austin Brown <abrownlandscaping@gmail.com>
Sent: Monday, September 5, 2022 3:35 PM
To: OCR
Subject: Natural Gas Ban

This Message originated outside your organization.

City Councillors,

Please consider leaving the consumers of Milwaukie a choice for their energy sources and providers. One doesn't have to look far to see the "unintended consequences" of presumably well intentioned government bans and mandates. We are watching in real time as an entire continent of Western countries grapples with the implications of poorly thought out energy policies. Policies that have ultimately led to shortages, a massive increase in household expenses, and the reliance on Russia for light and heat.

Natural gas is a clean, relatively cheap, safe, and energy dense fuel source. We already have the infrastructure in place to provide it to end users. Mandating an end to its use before there is a replacement that is equal to or better than gas is misguided in my opinion.

Thank you,
Austin Brown

Scott Stauffer

From: Siri Bernard <siribernard@comcast.net>
Sent: Monday, September 5, 2022 3:36 PM
To: OCR
Subject: For mayor and council in regards to natural gas...from Nextdoor App but echoes my feelings.

This Message originated outside your organization.

Milwaukie City Council is discussing natural gas ban resolutions this coming Tuesday evening (9/622). I do not believe the City Council nor its staff have properly modelled the consequences of such a ban on our home heating and building fuel choice. I ask my neighbors to write testimony asking City Council to conduct a thorough public process to consider all the consequences both for and against natural gas service bans. I worry that eliminating or reducing natural gas as a fuel choice will result in more burning of wood in wood stoves in our neighborhoods resulting in actually worse environmental impacts than that posed by natural gas. It will leave us more dependent on one local electric utility monopoly instead of spreading fuel services among two competing and also complementary energy service providers. It also depends highly on a state of Oregon plan to get to net zero electricity production by the year 2050, and yet we have seen other grand state plans go badly awry. We are seeing Europe turning to cutting down some of their wooded forests to produce wood chips and firewood because of lack of diverse/reliable energy supply systems. SO PLEASE E-MAIL MILWAUKIE CITY COUNCIL at OCR@milwaukieoregon.gov before this Tuesday asking for an in-depth study of the consequence of these natural gas resolutions before they become Milwaukie law. One good turn of events is the Resolution for existing homes has been changed to just informational from an outright ban by the year 2035. But even this can be easily reversed, and so, now is the time for the public to say we need to have the final vote on such critical decisions via a vote of the people and not just 5 largely obscure people holding the reins of our community's governance.

Scott Stauffer

From: Elvis Clark <eclarkmilwor@yahoo.com>
Sent: Monday, September 5, 2022 4:15 PM
To: OCR
Subject: Written Testimony for Regular Session, City Council, agenda item 7 a, New Building and Climate Resolutions
Attachments: We sent you safe versions of your files; CouncilTest22Sep6.pdf

Mimecast Attachment Protection has deemed this file to be safe, but always exercise caution when opening files.

This Message originated outside your organization.

Hello, Scott or Nicole.

Please find attached my written testimony in opposition to the proposed Resolutions for New Building and Climate.

P.S it is rather unfair these Resolutions are placed on the Agenda only late last week, if I recall, when most everybody is setting up to enjoy an extended Labor Day weekend.

But par for the course with this Mayor.

Elvis Clark
Ardenwald Neighborhood
Milwaukie

Sent from Yahoo Mail. [Get the app](#)

Re: Written Testimony for **Agenda 7 a, New Building and Climate Resolutions**, Regular Session, September 6, 2022

To: Mayor Gamba, Council President Hyzy, and Councilors Batey, Nicodemus, Khosrobadi; City Manager Ober

The Resolutions to eliminate the use of natural gas space heating and other are **EXCESSIVELY BIASED and COMPLETELY IGNORE THE RISKS and COSTS of taking away a well-established and reliable heating fuel choice – that of natural gas service.**

A great deal more study weighing not only supposed benefits, as portrayed in the Resolutions, but also the risks and costs of denying Milwaukie residents and businesses of a critical fuel choice is most obviously warranted.

Two Examples of the excessive bias of these resolutions:

- (1) The third resolution remarks about the recent increase in natural gas rates. But **completely ignores that for most of its history natural gas service has been most affordable and reliable – the case for most of its 75-year history and one of the reasons it is the preferred heating choice of most residents.**

Case in point: From the year **2009 through the year 2020**, the cost per therm for residential natural gas service **declined** by 2.5% per year, whereas the price per Kwh for residential electricity service increased by over 2.0% per year (Oregon Utility Statistics, Oregon Public Utility Commission, data for Northwest Natural and PGE).

The current **increases** in natural gas service cost are of a temporary nature because they are **largely due to Europe’s Russian natural gas supply curtailments and other bad decisions by European politicians** causing a sharp increase in natural gas exports in liquefied form from the United States, lessening U.S net domestic supply.

There have been such increases periodically in local natural gas service rates historically; but **within a few years, supply responds with ample increases to cause natural gas service rates to decline – back to a historical normalcy.**

Another important point **ignored** by these Resolutions is that the transition to a **de-carbonized electric grid is costing taxpayers and future taxpayers billions of dollars** going into subsidizing electricity supplies – subsidization of natural gas supply pales by comparison according to a Government Accounting Office (GAO) document available several years ago now.

(2) These resolutions **ignore** the **substantive risk** that the state’s transition to a net zero electricity **grid does not actually come to fruition**. It would not be first time that state aspirations embodied in a bold program have come up largely empty. Do we already forget how the state of Oregon’s Business Energy Tax Credit (BETC) program came up largely empty and is terminated? This is from the Secretary of State’s 2018 audit of the BETC program:

“The Business Energy Tax Credit program, otherwise known as BETC, was created to incentivize the pursuit of energy efficiency and renewable energy among Oregon businesses

This rapid expansion, however, quickly exceeded ODOE’s capacity to effectively administer the program. Ultimately, the Legislature terminated BETC in 2014...”

Decarbonization of the grid for those countries in the vanguard of such transition is already failing. This from James Friedman of the Wall Street Journal (August 26, 2022):

“Germany and Britain—both further down the grid transition path than the U.S.— have seen average electricity rates rise 60%–110% over the past two decades. The same pattern is visible in Australia and Canada. It’s also apparent in U.S. states and regions where mandates have resulted in grids with a higher share of wind/solar energy.”

To conclude, really? The City admits in its Pilot newspaper that many of the city’s streets are in disrepair (A BASIC SERVICE OF CITY GOVERNMENT); and yet we are to believe in the face of countries like China, Russia, India and the continent of Africa accelerating their greenhouse gas emissions; that somehow the City of Milwaukie can change the temperature of the earth via these resolutions and that this should be of higher priority.

Educated people convincing themselves of a web of contingent assumptions can let their imaginations run wild, as demonstrated by these resolutions.

Sincerely,
Elvis Clark
Ardenwald neighborhood
Milwaukie 97222

Scott Stauffer

From: Amelia Padilla <amelia@pdxstrengthsociety.com>
Sent: Monday, September 5, 2022 8:00 PM
To: OCR
Subject: 9/6/22 Comment on New Building Energy & Climate Resolutions
Attachments: We sent you safe versions of your files (23.8 KB); Amelia Testimony to Milwaukie City Council.pdf; Untitled attachment 00013.htm; GGS certification logo.png; Untitled attachment 00016.htm

Mimecast Attachment Protection has deemed this file to be safe, but always exercise caution when opening files.

This Message originated outside your organization.

Hello,

I would like to submit the attached letter as comment to the upcoming city council meeting 9/6/22. It pertains to the New Building Energy & Climate Resolution topic.

Thank you,

September 5, 2022

City Councilors and Mayor Gamba,

My name is Amelia Padilla. I am a mom, wife and business owner in Milwaukie and have lived here the past 6 years. As a fitness business owner and personal trainer, I see every day how the health of people and the environment are of utmost importance, which is why I am writing this letter. I believe that we are falling short of our potential to do the right thing for our planet and people and switching our energy sources and systems away from natural gas is attainable. This letter is in support of this change.

Buildings are the second largest source of climate pollution in Oregon, as many of our homes and businesses use “so-called” natural gas for space and water heating and cooking. Natural gas is primarily methane gas, and burning it not only contributes to climate pollution, but also poses significant indoor health and safety risks where we live, learn, play and work. This pollution both inside and outside harms everyone, but especially where there are children.

We think Milwaukie can do better and we urge the City Council to work toward quickly phasing out methane gas from new buildings of all types, which would ensure clean, safe, and more energy efficient buildings for everyone—a solution that’s not only good for the environment but is also the lowest cost option for decarbonizing our buildings.

Recently, the City of Eugene voted to move towards all-electric new construction and we - as Milwaukie community members - urge your City Council members and the Mayor to please be leaders on clean buildings by passing policies for clean, safe and climate-friendly buildings. Milwaukie can join an ever-growing list of communities who are leading on clean air and climate action, and send a powerful signal to other cities and counties around the state, our region, and the country that are considering doing the same.

Unfortunately, it appears that the need to transition away from natural gas is being resisted by our natural gas utilities, in a short-sighted and money-centered attempt to sustain an outmoded business model with no long-term future. There is a lot of hype regarding transitioning to renewable natural gas (RNG), hydrogen or eventually synthetic fuels. But these substitutes for fossil gas are both limited in scope and likely to be very expensive – especially at first. Solar and wind are now the lowest cost sources of any new electricity generation, let alone carbon free electricity generation. Add to that fact the life-cycle economic advantages of electric heat pumps, and it’s hard to imagine that hydrogen and synthetic fuels will ever be cheaper than electricity in heating and cooling our buildings. Let’s help lead this necessary transition away from methane gas.

In Health,

Amelia Padilla

Scott Stauffer

From: 2dasch@gmail.com
Sent: Monday, September 5, 2022 8:13 PM
To: OCR
Subject: Natural Gas

This Message originated outside your organization.

Please do a full Impact study before moving forward on this plan. We need to hear from both sides before making decisions.

More information is better.

David Aschenbrenner

Scott Stauffer

From: Michele Gila <mgila@pmar.org>
Sent: Tuesday, September 6, 2022 10:20 AM
To: OCR
Cc: Mark Gamba; Kathy Hyzy; Adam Khosroabadi; Lisa Batey; Desi Nicodemus
Subject: PMAR Testimony Milwaukie City Council Meeting September 6, 2022
Attachments: We sent you safe versions of your files; PMAR Milwaukie testimony letter 9-6-2022.pdf

Mimecast Attachment Protection has deemed this file to be safe, but always exercise caution when opening files.

This Message originated outside your organization.

September 6, 2022
Mayor Mark Gamba
Council President Kathy Hyzy

Councilor Lisa Batey

Councilor Adam Khosroabadi

Councilor Desi Nicodemus

Dear Milwaukie City Council, Mayor, and Staff,

I am writing to you from the Portland Metropolitan Association of Realtors (PMAR), a non-profit trade association dedicated to promoting and enhancing the Realtor® member's ability to conduct business ethically, professionally, and profitably. The more than 8,200 members of PMAR are committed to protecting and promoting homeownership and creating communities that are healthy and vibrant to work, live and play. As the preeminent voice for the real estate industry and our customers, we felt it necessary to express our concerns about three potential resolutions that the City of Milwaukie will be considering at your upcoming September 6th meeting around new building and existing buildings, energy choice and climate policy.

We understand that climate change, housing affordability and energy cost and choice are all issues that we must collectively find solutions to over the next decade. We work every day with clients to help them purchase homes, invest in communities, and create generational wealth, and we urge the City Council to press pause on adopting these resolutions that may have many unintentional and negative effects. You can imagine our puzzlement when we learned from an external source that the City of Milwaukie was bringing forth to council, a set of resolutions that deal with energy, climate, and code and our knowledge and experience were not sought. Homebuyers prefer choices and limiting energy choice through poorly conceived policies will not have positive affects on homes in Milwaukie.

We urge the council to look at these climate resolutions with the following considerations in mind:

1. What will be the process to gather broad community input around these resolutions before vote of council?
How will consensus be determined?
2. What affordability or economic development lens has been or will be used to determine the effects of these or other resolutions?
3. What was the rationale for not reaching out to the real estate industry when developing these resolutions, as we have a deep understanding of consumer preferences?

4. What modeling will be used to show what actual greenhouse gas emissions will be achieved by these resolutions, and at what costs in new equipment and increased electric utilities bills, if forced electrification is required for the citizens of Milwaukie? Because if it were simple or cost effective, or inexpensive would residents not have already made these decisions without these resolutions?

PMAR understands that the Milwaukie City Council has bold goals to do their part to address climate change through various resolutions. We as an association applaud the Council for working to make meaningful decreases in greenhouse gas emissions, and we would like to be able to support such policies. However, in creating policies, we expect that city to have a transparent and robust process, use rigorous and accurate data, and that they be created in a manner that achieves greenhouse gas reductions and increased, cost effective energy efficiency, both short term and long term. We look forward to working with the City on these important and impactful local policies.

Kind regards,
Michele Gila
PMAR Director of Realtor® Advocacy

Michele Gila, GRI, C2EX, At Home With Diversity
Director of REALTOR® Advocacy
Portland Metropolitan Association of Realtors®
150 SW Harrison St., Suite #200 | Portland, OR 97201
mgila@pmar.org | [she,her](#) | 503-459-2163



September 6, 2022

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Council President Kathy Hyzy

Councilor Lisa Batey

Councilor Adam Khosroabadi

Councilor Desi Nicodemus

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Kind regards,

Michele Gila

PMAR Director of Realtor® Advocacy

Scott Stauffer

From: Dana German <dana@positionofstrength.net>
Sent: Tuesday, September 6, 2022 11:32 AM
To: OCR
Subject: Diversified Energy

This Message originated outside your organization.

It is important to me that Natural Gas remain an option for energy source. I believe the NW Natural is working hard to reduce its carbon footprint and create cleaner, better versions of gas to deliver to its customers. Personally, my home is heated with natural gas and my cooking is done with same. This year I invested \$12,000 in a new heating/cooling system for my home. If natural gas were to be banned this would represent a huge negative impact financially for me.

All forms of energy come with environmental impact concerns. I believe the communities needs are better served by ongoing expectation that currently available energy sources continue to diligently explore ways to deliver their product in ways that reduce their overall impact to the environment.

**Dana German
Position of Strength, LLC
12712 SE 27th Ave
Milwaukie, OR 97222
(503) 936-5399 Direct
(888) 522-6771 Fax**



September 6, 2022

Mayor Mark Gamba

Council President Kathy Hyzy

Councilor Lisa Batey

Councilor Adam Khosroabadi

Councilor Desi Nicodemus

Dear Milwaukie City Council, Mayor, and Staff,

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Kind regards,

Michele Gila

PMAR Director of Realtor® Advocacy

Nicole Madigan

From: Snook, Brian <Brian.Snook@darigold.com>
Sent: Tuesday, September 6, 2022 1:02 PM
To: OCR
Subject: Comments for September 6 Council Meeting

This Message originated outside your organization.

Greetings,

As a born and raised Oregonian and Milwaukie resident or more than 30 years, I encourage the council not to follow the popular Energy trend of neighboring states. We must have lengthy review and study, and input from residents, before we attack and or restrict one of our most important, clean and reliable energy sources in the NW – natural gas.

I recently read the Sunday Oregonian story on the debacle in the Columbia Gorge surrounding the highly touted but poorly executed and totally unreliable wind power system that is falling apart. Add to that story the \$535 million the US Government invested in Solyndra in 2009, whereby the solar panel company shortly after that went bankrupt. Solar and Wind are not reliable nor are they able to provide the needed power that we receive today from Natural Gas and Hydroelectric power; another demonized power source.

Please, let's not be California – let's be Oregonians that have better sense and better plans than cutting off our nose to spite our face.

I do not support restrictions on Natural Gas nor Hydroelectric power for that matter.

Regards,
Brian Snook

Sent from [Mail](#) for Windows

From: [Cam and Dennis Wolff](#)
To: [OCR](#)
Subject: Building electrification
Date: Tuesday, September 6, 2022 1:14:31 PM

This Message originated outside your organization.

My husband and I are privileged white grandparents in our late 70s. We are seriously concerned about the future of this planet, and are writing to express our strong support for the Milwaukie City Council to advance policies promoting clean, safe and climate-friendly buildings. Burning gas in buildings is harmful to public health and the buildings sector is the second highest source of greenhouse gas emissions in the state.

To tackle the climate crisis and ensure healthy, equitable communities, we must build without gas, retrofit our aging existing homes, and lead by example so that other Oregon communities follow. We particularly appreciate that the Council is considering a focus on minority, underserved, and low-income families who have historically been less able to improve their quality of life.

We look forward to the September 6th City Council meeting where these issues will be up for discussion and hope to support you in these efforts moving forward.

Thank you for your consideration.
Cam Wolff
Mulberry Dr, Milwaukie, 97267

Nicole Madigan

From: Mike Follis <mvfollis@gmail.com>
Sent: Tuesday, September 6, 2022 1:34 PM
To: OCR
Subject: Comments for September 6 Council Meeting

This Message originated outside your organization.

To all concerned ,
There is not a future where natural gas can be eliminated .
With the increased demand on the electrical grid ie: ban on natural gas for homes, E vehicles and removal of power producing dams .
I believe It is way too early to make any major decisions at this time.
I know other cities

Nicole Madigan

From: Thomas Jerin <thomas@oregoncub.org>
Sent: Tuesday, September 6, 2022 1:45 PM
To: OCR
Subject: Letter from Bob Jenks, Executive Director of the Oregon Citizens' Utility Board
Attachments: We sent you safe versions of your files; 22.09.06 Ltr from Bob Jenks to City of Milwauakie.pdf

Mimecast Attachment Protection has deemed this file to be safe, but always exercise caution when opening files.

This Message originated outside your organization.

Good afternoon,

Please see the attached letter from Bob Jenks, the Executive Director of the Oregon Citizens' Utility Board regarding the moratorium on new gas hook ups. If you have any questions, please let me know.

Best,

Thomas Jerin

(He/Him)

Operations Manager



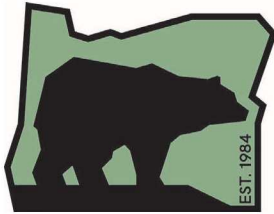
(503) 227-1984

thomas@oregoncub.org

www.oregoncub.org

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Oregon Citizens' Utility Board

610 SW Broadway, Suite 400
Portland, OR 97205

(503) 227-1984
www.oregoncub.org

September 6, 2022

Via Email

Mayor Mark Gamba
Kathy Hyzy, President
Adam Khosroabadi, Councilor
Lisa Batey, Councilor
Desi Nicodemus, Councilor
ocr@milwaukieoregon.gov

Re: Moratorium on new gas hook ups

Mayor Gamba and Milwaukie City Councilors,

The Oregon Citizens' Utility Board (CUB) represents the interests of residential utility customers, with a primary focus on the for-profit utilities regulated by the Oregon Public Utility Commission (PUC), including NW Natural.

CUB is concerned that continuing to grow the natural gas system will harm the current and future customers of NW Natural. Adding gas service to new buildings increases the cost of service to existing customers and adds additional risk to customers in the future. Customers who are unable to switch away from gas service in the future, including low-income households and renters, could be particularly hard hit by increasing costs of the gas system.

1. Growing the gas system by adding new customers increases costs to existing customers.

Climate change requires a reduction in the combustion of fossil fuels, including natural gas. The state's Climate Protection Program requires that gas utilities reduce their GHG emissions by 50% by 2035. It is important to recognize that this 50% reduction is from a historic baseline. From this baseline, NW Natural must reduce its emissions by 1.03 million metric tons. However, if NW Natural continues to add customers to its system, it will have to reduce emissions by 1.42 million metric tons¹. Instead of a 50% reduction in baseline emissions, to accommodate load growth NW Natural will require a 69% reduction in baseline emissions which will significantly increase the cost of compliance.

¹ Customer growth projections are from NW Natural's filing in Oregon Public Utility Commission (OPUC) Docket 2178, Natural Gas Fact Finding.

Emission Reductions (metric tons)

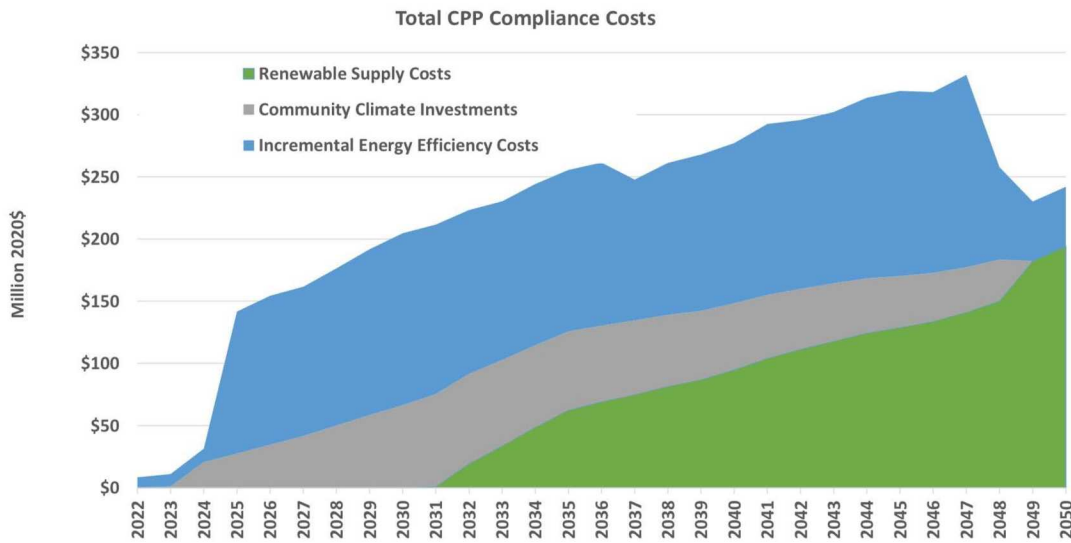
Baseline residential emissions	2,050,672
Reduction required	1,025,336
Percent reduction required	50%
Emissions associated with growth	394,590
Reduction required with growth	1,419,926
Percent reduction required	69%

2. Limiting growth of the system will reduce compliance costs.

Complying with DEQ’s Climate Protection Program will require a reduction in natural gas demand (therms). The choice is between reducing therms in a manner which reduces capital investment and saves money versus reducing therms in a manner which requires incentives and costs money.

The PUC asked gas utilities to submit plans that demonstrated their ability to comply with the CPP. NW Natural’s compliance strategy relies heavily on reducing the consumption of natural gas through large increases in spending on energy efficiency².

Draft CPP Compliance Costs



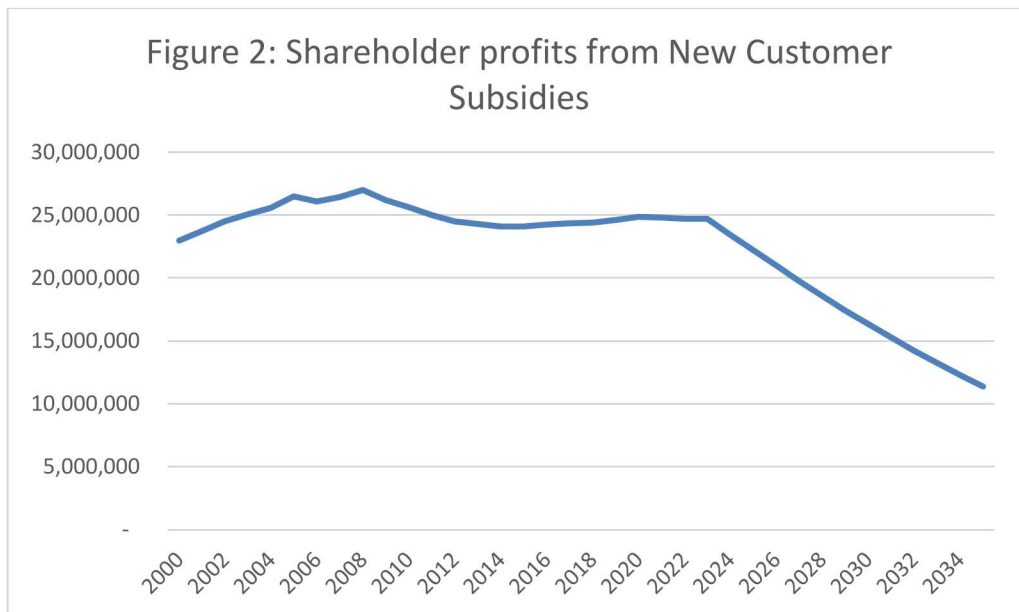
But if there is a need to reduce demand for natural gas, there is a greater benefit from reducing demand by not adding new customers over expanding energy efficiency programs. This is because

² OPUC docket 2178, NW Natural Compliance with CPP presentation, September 14, 2021, Slide 49

new customers require a subsidy to connect to the system. Let me provide a simple mathematical example. A new customer with gas space heating will consume 600 therms of gas per year. Hooking up this new customer requires a \$2875 subsidy. So avoiding a new customer reduces demand by 600 therms and saves an additional \$2875. Compare this to an energy efficiency program that gets 60 customers to reduce their usage by 10 therms/customers. Both programs save 600 therms. But one also saves \$2875 by eliminating a subsidy. The other requires incentives to get customers to implement the energy efficiency investment.

3. Shareholders profit from adding new customers.

Not growing the system is a lower cost method to reducing emissions, but it impacts shareholder profits. Shareholders earn a profit on the \$2785 subsidy to connect each new residential customer. (In the world of utility regulation, this subsidy is called a line extension allowance). Because each new subsidy is charged to all customers and is spread over 58 years, each subsidy represents a 58-year string of profits. While the profits from each individual customer subsidy is small, with 10,000 new customers added each year, it adds up quickly. CUB estimates that NWN is currently earning about \$25 million per year in profits from new customer subsidies³. If we ended these subsidies today, the string of profits associated with adding new customer would quickly begin to decline.



4. Stranded cost risk associated with subsidy and length of life.

NW Natural assigns a 58-year useful life to the pipe which connects a home to the gas system and the cost of that connection is spread over 58 years. This means that a new home added to the gas

³ OPUC Docket UG 435, CUB Rebuttal Testimony, page 18

system today will be a cost through 2080. And if that customer converts to an electric heat pump before 2080, it will leave a stranded cost on the system, a cost that a utility is seeking to recover even though it is no longer productive.

CUB is concerned that the cost of gas provided by NW Natural will increase as the company adds hundreds of millions of dollars in new spending related to energy efficiency and alternative fuels as it attempts to comply with the CPP. As the cost of gas increases, many customers may opt to convert to high-efficiency heat pumps which provide efficient heating and cooling. This could create a significant problem for the customers who are left – customers who cannot afford a heat pump, or do not control the heating equipment in their building but are now asked to pay for, not just the high cost of compliance, but the stranded costs associated with customers who have left the system.

5. When you are in a hole stop digging.

Will Rogers once said that “if you find yourself in a hole, stop digging.” This is where we are now. We have a gas system that must reduce emissions by 1.03 million metric tons within 13 years. If we keep digging – adding new buildings to the gas system – we will have a gas system that has to reduce emissions by 1.42 million metric tons.

Limiting the expansion of the gas system by limiting new customers hooking up to the system reduces emission compliance costs and benefits existing NW Natural customers. It is why CUB, as a ratepayer advocate, is submitting these comments.

CUB’s view is based on our analysis of the current economics of reducing emissions and in particular the cost of emissions reductions, the level of subsidy required for new customers, and the long useful lives of gas pipelines. It is possible that there will be significant technological advances in alternative fuels which change compliance costs. It is possible that the PUC will reduce and eliminate the subsidy that customer pay to support growth of the system. It is possible that the PUC will reduce the useful life of gas equipment so the threat of stranded costs is reduced. But, under current conditions, CUB feels that a moratorium on new residential gas connections is reasonable, is prudent, and will provide benefits to customers of gas utilities.

Thanks you,



Bob Jenks
Executive Director
Oregon Citizens’ Utility Board
610 SW Broadway, Ste. 400
Portland, OR 97205
T. 503.227.1984
E. bob@oregoncub.org

Nicole Madigan

From: Peter Moberg <ptmoberg@hotmail.com>
Sent: Tuesday, September 6, 2022 1:48 PM
To: OCR
Subject: Comments for September 6th Council Meeting

This Message originated outside your organization.

Dear City Council,

I would ask you to consider that maintaining fuel choice for residents and businesses in Milwaukie is the common sense path at this time. Natural gas provides a clean, affordable energy source until our technology can mature to the point that we are able to provide sustainable, reliable, and environmentally friendly energy for all. This conclusion is clear from my work as an independent energy analyst for government, telecom and pharmaceutical companies.

Thank you for your consideration,

Peter Moberg
6520 SE Hale St.
Milwaukie, OR 97222

Nicole Madigan

From: David Sharon <davidsharon4@gmail.com>
Sent: Tuesday, September 6, 2022 1:51 PM
To: OCR
Subject: Comments for September 6 Council Meeting

This Message originated outside your organization.

I agree with the following:

Suggestions to “electrify everything” put reliability at risk without advancing emissions reductions goals any differently than innovatively using the gas system already in place. The gas system can decarbonize through energy efficiency, renewable natural gas and clean hydrogen.

Nicole Madigan

From: Victoria laPorte <victoria.laporte@gmail.com>
Sent: Tuesday, September 6, 2022 2:09 PM
To: OCR
Subject: Comments for September 6 Council Meeting

This Message originated outside your organization.

I use and support use of natural gas. People need to be educated about natural gas. I'm thankful that gas is harvested, not just burnt off, in the oil drilling process.

Is anyone out there trying to decrease this terrible waste?

We need to make Milwaukie a place where one does not need a car to shop for essentials. In San Francisco in the 70's, I could easily walk to any small market or store I needed. Bus service was efficient and easily accessible.

Nicole Madigan

From: Mary Kouba <marykouba@yahoo.com>
Sent: Tuesday, September 6, 2022 2:14 PM
To: OCR
Subject: Comments for September 6 Council Meeting

This Message originated outside your organization.

Please do not ban natural gas as a source for home heating. It is a very clean and reliable source. The cost is very reasonable. We do not have the infrastructure to switch to an alternative energy source at this time. I am on a very strict budget and raising the cost of home heating would be very detrimental to another of seniors like me. Please do not ban natural gas. If the cost rises, I will have to use my fireplace and burn wood for heat. Thank you.
Marykouba@yahoo.com

[Sent from Yahoo Mail on Android](#)

Nicole Madigan

From: Harvey Gail <harvey@prsalem.com>
Sent: Tuesday, September 6, 2022 2:39 PM
To: OCR
Subject: Letter RE decarbonization and electrification resolution Sept 6 2022
Attachments: We sent you safe versions of your files; Letter_City_Milwaukie_OHPBA_9-6-22.pdf

Mimecast Attachment Protection has deemed this file to be safe, but always exercise caution when opening files.

This Message originated outside your organization.

Please see attached letter regarding the resolution being discussed at the Sept 6, 2022 council meeting.

From the Oregon Hearth, Patio and Barbecue Association

G. Harvey Gail, MBA

Executive Director | Oregon HPBA

p: 503-585-8254 x308

e: harvey@prsalem.com

3340 Commercial St SE, Suite 220
Salem, OR 97302

www.ohpba.org

September 6, 2022

To: Mayor Gamba and Milwaukie City Council

From: Harvey Gail, Oregon Hearth, Patio, Barbecue Association

RE: Resolution, Decarbonization, Building Electrification

The resolution to accelerate the decarbonization of buildings and to require the electrification of all buildings in Milwaukie will be very bad for its citizens.

We understand this resolution is aspirational. We understand climate action is important, but don't make the decision to ban gas in haste. Get more information. Look at Eugene. Their consulting company reported that a ban of gas hookups in new construction would only reduce carbon output by 0.1% while costing millions with many unforeseen consequences.

Our association represents retailers, service companies and distributors of home heating appliances. The owners and employees at Lisac's Fireplaces and Stoves in Milwaukie will tell you people who own homes want to ensure they stay warm in the winter, even when electricity goes out. Their customers - your citizens want to keep energy costs affordable. They want energy choice. They like having options. They know those options keep energy costs lower. They will move or not build a home in Milwaukie if they have a choice in a nearby city.

All forms of energy are dangerous at some level. Building codes, technology and common sense try to keep people safe. In reality, electricity also causes accidents, house fires, and massive forest fires. Will Milwaukie also ban electricity because it's dangerous?

Gas fireplaces save lives and keep people safe during wintertime power outages. If the power goes out and homes don't have an alternative for heat and cooking, like natural gas, there could be dire consequences.

Ban gas in Milwaukie and you're likely to burn gas elsewhere to make up for it. The Oregon Department of Energy verified our state does not have the "resource availability" from wind, solar and hydro power alone. Electricity from natural gas power plants or from power generated in other states from coal and gas will be required at least for the next decade or so.

All electric homes are very expensive to build even more so to operate. The cost of housing will go up, possibly driving people away to other cities. The cost for the City of Milwaukie to build, convert and heat city-owned buildings will go up requiring more taxes from its citizens. Will Milwaukie have to lobby its citizens for tax increases to deal with that and what will their reaction be?

We respectfully request a delay on the vote of this resolution, so you have time to inform your citizens of what you're proposing and to get their reaction.

Harvey Gail, Executive Director

Oregon Hearth, Patio, Barbecue Association

Nicole Madigan

From: Dave Volpp <davevolpp@gmail.com>
Sent: Tuesday, September 6, 2022 3:07 PM
To: OCR
Subject: Comments for September 6 Council Meeting

This Message originated outside your organization.

Let the people have a say ,let us vote

Scott Stauffer

From: frank.wellbaum <frank.wellbaum@protonmail.com>
Sent: Tuesday, September 6, 2022 3:33 PM
To: OCR
Subject: Comments for September 6 Council Meeting --emergency generators

This Message originated outside your organization.

In an attempt to be a responsible homeowner and member of the community, I've invested in a natural gas generator. My reason for picking natural gas is that the supply will be much easier acquire and maintain, rather than trying to find propane or gasoline during extreme fires, heat domes, and ice storms, as well as predicted future earthquakes. Having an NG electrical generator and having natural gas piped right to the house to fuel it is one of the best forms of emergency preparedness that we can all invest in to save lives during the next disaster.

Frank Wellbaum
11187 SE 30th Ave,
Milwaukie, Oregon 97222

Scott Stauffer

From: dan stachlowski <danstachlowski@comcast.net>
Sent: Tuesday, September 6, 2022 4:20 PM
To: OCR
Subject: Comments for September 6 Council Meeting

This Message originated outside your organization.

Please consider that the ice storm of 2021 when several thousand or tens of thousands were without electricity for several days to several weeks. Electricity is one form of energy that is great, but here in the northwest we have storms that take out electricity.

We happen to be without power for 6 and a half days during this ice storm. If it was not for our natural gas fireplaces, we would have had to go through this storm with no heat.

Until all electrical is buried underground at a huge cost, storms will always cause an outage.

Natural gas is by far the cleanest burning fuel source we have in America, and is more reliable than solar or wind. The only cleaner source of electricity is nuclear power which has no emissions and the latest technology has resolved the issues from the 1960's and 1970's.

Until technology advances to create better storage of electricity, the so called green energy is a bust. The damage that is being caused by mining the raw materials is destroying areas all around the mines. More importantly we do not want to provide more money to China for their substandard products.

Please reflect on how storms for the past 50 years have damaged the electrical grid, and not much has been done to prevent it in the future. We should focus on reliable sources we have and make them even better with technology, than eliminating clean burning natural gas or other sources of energy.
Thank you for your time.

Dan Stachlowski
Milwaukie, OR

Sent from my T-Mobile 5G Device

Scott Stauffer

From: Sean B. <sborgerson@comcast.net>
Sent: Tuesday, September 6, 2022 4:36 PM
To: OCR
Subject: Dear Mayor & Council - Vote NO on the Energy & Climate Resolutions 9/6/2022 - I urge you

This Message originated outside your organization.

Dear Mayor Gamba and Members of the City Council,

I urge you to **vote NO** on the Energy and Climate resolutions on the agenda tonight. The resolutions **conflict** with the Milwaukie Climate Action Plan – a plan which the City, its Citizens, and outside specialists spent countless hours developing as a roadmap forward.

The Climate Action Plan states:

(page 28) “Once we’ve improved the efficiency of our buildings through weatherization and other specific efforts, we then must look to purchasing more renewable or low carbon power. In Milwaukie, this means subscribing to **NW Natural’s Smart Energy Program**, which buys carbon offsets for the use of your gas, and PGE’s Green Source or Clean Wind programs. Milwaukie is already **working with both partners** to develop plans for meeting our emission reduction goals.”

(page 30) “Engage NW Natural to develop strategy for becoming “net zero” from natural gas by 2040”

I encourage the Council to follow the Climate Action Plan – work with NW Natural as a partner to develop net zero goals that meet our City’s needs. This is not the time to abandon the City’s documented climate strategy.

Thank you for your consideration.

Sean Borgerson
Milwaukie, OR 97222

Scott Stauffer

From: John Weigant <johnweigant@comcast.net>
Sent: Tuesday, September 6, 2022 4:42 PM
To: OCR
Subject: Written testimony for Council meeting of Sept 6, 2022
Attachments: We sent you safe versions of your files; Milwaukie Mayor and Council.docx

Mimecast Attachment Protection has deemed this file to be safe, but always exercise caution when opening files.

This Message originated outside your organization.

This one page of testimony is submitted for your convenience. It essentially matches the verbal testimony I will give tonight

John Weigant, 18989 NE Marine Drive #15, Portland, OR 97230

Mayor and Council:

September 6, 2022

My name is John Weigant, a climate activist, a futurist, and a Gresham resident with long ties to Milwaukie. My grandfather, also a John Weigant settled in Milwaukie in 1926, after searching the nation for 50 years for the best place to live. He said “This is it!” and built a house on Olsen Street. He became Secretary of the Milwaukie Chamber of Commerce. Thirty years later, my parents, another John Weigant, moved into the same house; 22 years later I moved into it. With my children, we are four generations of Milwaukie residents. We care about Milwaukie.

I strongly support the proposed resolutions to help transition Milwaukie's buildings from any gas to clean electricity. These actions are inevitable, and climate devastation will only be made worse by waiting. We are seeing it now, and it will get worse. We dare not reach a tipping point. Now is the time for brakes on climate disaster, and I praise your foresight. We must shift from quantity growth to quality growth, and getting better is all we really want.

I especially like the code changes. Eliminating gas from new development will simplify development codes, which is always a good thing. HBA’s letter to wait for comprehensive code changes does not recognize that positive change almost always comes from pioneers, who discover problems for others to fix. Milwaukie is a pioneer, so PLEASE lead our state on climate action. Our children and future generations will praise you.

Being a Gresham resident is also relevant. I’ve studied the resolutions, and will forward your entire agenda to my City. Your whole decision process is better than ours. I want Gresham to follow your lead.

As a futurist, I know most people don’t understand the devastation our children face. As an ex-physics teacher, I understand momentum, defined as mass times velocity. Society’s momentum for “Business As Usual” is huge and growing. Unless we change human velocity (direction and speed) substantially, the mass of humanity will crash into the limits of the planet, and it won’t be pretty. Please continue your climate leadership and vote to support all three resolutions.

Thank you for doing the right thing.

John A. Weigant, 18989 NE Marine Drive #15, Portland, OR 97230
(503-841-1727)

September 6, 2022

Mayor Mark Gamba
Council President Kathy Hyzy
Councilor Desi Nicodemus
Councilor Adam Khosroabadi
Councilor Lisa Batey

RE: Climate and energy resolutions and climate fee discussion on September 6, 2022, City Council meeting

Dear Mayor and Councilors,

We are concerned both about the content of the three proposed resolutions slated for discussion on September 6, 2022, as well as the lack of transparency surrounding their development. There has been no opportunity for businesses and residents, all of whom will be impacted by the resolutions, to weigh in. We learned about tonight's Council agenda through emails generated by activists, suggesting there had been coordination between the City and certain groups, but not all stakeholders, which is unfortunate and concerning.

Our last communication with the City occurred after a robust discussion on NW Natural's Vision 2050, outlining our decarbonization efforts, at the July 12, 2022 City Council meeting. At that time, it was understood that there would be continuing conversations with the community and stakeholders, including NW Natural. Since then, we have not received any further contact about draft resolutions and were not invited to any workgroups on policy recommendations. The resolutions themselves were not posted for the public until 3:00 p.m. last Friday, September 2. This does not seem like the transparent process that Council committed to back in July.

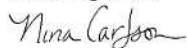
Additionally, we are concerned by the lack of data and analysis supporting these resolutions. NW Natural has provided data and scientifically substantiated rebuttals both on the record in front of the Oregon Public Utility Commission, and directly to the Milwaukie City Council. We have consistently offered to have conversations and share additional data with the Mayor and individual Councilors to discuss the many complex issues regarding energy. We have also shared how we intend to comply with state requirements to reduce emissions, within in our regulatory process.

Has the City looked at the impact these proposals could have on energy costs for Milwaukie residents and businesses or the actual impact to the City's greenhouse gas emissions? To our knowledge, there has been no analysis and we worry that this could raise costs while doing nothing to decrease emissions. Has the City discussed the impacts of removing both energy choice and energy resiliency on residents and businesses?

We request the City table these unsupported resolutions and then outline for the community a transparent, data driven process.

We stand ready to work with our fellow energy providers in a spirit of partnership to achieve the climate goals of the City, with a focus on equity, affordability, and reliability.

Kind regards,



Nina Carlson, Government Affairs
NW Natural
nina.carlson@nwnatural.com

Scott Stauffer

From: Roger Paddock <rgrpddck@gmail.com>
Sent: Tuesday, September 6, 2022 5:00 PM
To: OCR
Subject: Comments for September 6 Council Meeting

This Message originated outside your organization.

I have spent lots of money converting my home to natural gas. I love it and NW Natural Gas seems to be doing a great job of making there product as environmentally friendly as possible. Please don't do anything foolish like outlawing gas when electricity can go out for days.

Thank you, Roger



Milwaukie City Council

Re: Support for healthy, homes and buildings

September 6, 2022

Dear Honorable Mayor Gamba and Milwaukie City Council Members,

On September 6, the Milwaukie City Council will consider options to move buildings toward all-electric. **We strongly support these efforts and urge you to support healthy, efficient, all-electric buildings!**

ZERO is a Coalition that brings together the work and perspectives of 35+ energy efficiency organizations, policy advocates, construction businesses, manufacturers, government agencies, community organizations, environmental justice partners, and energy service providers to eliminate energy waste and reduce carbon emissions in buildings. Together we are collaborating to help Oregon meet its climate responsibilities.

Buildings are the second largest source of emissions in Oregon. Reliance on “so-called” natural gas for space heating, water heating, and cooking releases harmful methane gas and contributes to climate pollution. Unvented gas appliances also pose significant health and safety risks indoors where we live, learn, play and work. This pollution, both inside and outside, harms children, Black, Indigenous and communities of color or low-income households, and other historically underserved people.

Electrifying buildings can save money while improving the indoor air quality in homes. Upfront cost savings are realized by foregoing gas infrastructure in new buildings. Right now “fuel extension allowances” which pass on infrastructure costs to all rate payers offset these costs. However, this loophole for gas companies could soon be closing, thus increasing the cost for homes with new gas connections. Another cost savings can be achieved when a single piece of electric equipment—a heat pump—is installed to both heat and cool a home. In contrast, a mixed-fuel house (i.e., gas and electric) would require two separate pieces of space conditioning equipment: an air-conditioner for cooling and a furnace for heating, which would be more expensive and energy intensive. According to an [analysis](#) by Synapse Energy Economics, a rapid transition to electric heat pumps in Oregon homes and buildings would lower household energy bills, generate \$1.1 billion in savings by 2050, and reduce climate pollution – without major grid impacts.

More and more cities and counties across our region and the country are requiring that all new buildings are powered by clean and efficient electricity. Recently, the City of Eugene voted to move towards all-electric new construction, and we strongly urge the Milwaukie City Council to join them in working toward phasing out fossil fuels. Electrifying buildings is achievable, healthy, safe, and it helps create more resilient communities.



Milwaukie can lead the way in Oregon and the nation to build all-electric new buildings.

Thank you,

ZERO Coalition

Scott Stauffer

From: charlesbird@juno.com
Sent: Tuesday, September 6, 2022 5:16 PM
To: OCR
Subject: Comments for September 6 Council Meeting

This Message originated outside your organization.

I recommend we keep gas in Milwaukie's future. the gas lines will be the best way to deliver hydrogen and bio gas to our neighbors.

Charles Bird

Scott Stauffer

From: JOHN D PFEIFER <john3670@comcast.net>
Sent: Tuesday, September 6, 2022 5:54 PM
To: OCR
Subject: comments for September 6 Council Meeting

This Message originated outside your organization.

Natural gas is very important for generating home power. Maybe in California where it is warm you might not need to generate self power. There are generators that run on natural gas. The generators do not need diesel or gasoline. They run on natural gas from your home. During our recent ice storm a couple winters ago, I was so glad I had natural gas. I could cook and boil water on my stove to keep warm. I had hot water to fill the bath tub to also help warm the house to keep my 3 year old granddaughter warm. I am from Minnesota. I would never buy a house with out natural gas. Natural gas could save your life. Natural adds value to your home. A great chef would never cook on electric top. Please do not ban natural gas. NATURAL GAS COULD SAVE LIVES IN OUR CLIMATE !

Thank You

John Pfeifer
Milwaukie Oregon

Scott Stauffer

From: Eric Garland <eric_garland2004@yahoo.com>
Sent: Tuesday, September 6, 2022 7:07 PM
To: OCR
Subject: Cheap and Plentiful Natural Gas

This Message originated outside your organization.

No one in the right mind would consider deleting this clean fuel from the community.

That would be malfeasance.

Best,

Eric Garland
97267

Scott Stauffer

From: David Adams <dadams.gomez@gmail.com>
Sent: Wednesday, September 7, 2022 5:11 PM
To: OCR
Subject: Comments for September 6 Council Meeting

This Message originated outside your organization.

When I worked for PGE (Portland General Electric)for 39 years, my job afforded the opportunity to regularly visit all of the company's power plants and wind farms. I have first hand knowledge of the efficiency of wind turbines. Under perfect wind conditions wind turbines are 30% efficient and even under those most favorable conditions, if BPA (Bonneville Power Administration) can not accept or handle the generated power on their transmission lines due to commitments to other utility contracts, the wind turbines will not be operated. Take a drive east on highway 84 and note how many wind turbine are not spinning. Also keep in mind that of the all of the PGE power generation plants, 7 are hydro, 2 wind farms and 5 power plants that burn natural gas to produce electricity. Oregon will never see another hydro plant built and nor will it allow nuclear. Clearly natural gas is a necessary and Integral part of the energy picture. Regarding my home which is heated with natural gas, the costs have been outpaced by my electric bill.

As the movement to go more towards electric cars progresses, without natural gas, from where will the electricity come to avoid rolling brownouts?

David Adams

Sent from my iPad

Scott Stauffer

From: Lisa Batey
Sent: Thursday, September 8, 2022 2:31 PM
To: OCR
Subject: FW: RMI's analysis on cost savings

Another for the record, Scott.

From: Greer Ryan <greer.ryan@climatesolutions.org>
Sent: Thursday, September 8, 2022 12:15 PM
To: Lisa Batey <BateyL@milwaukieoregon.gov>; Kathy Hyzy <HyzyK@milwaukieoregon.gov>; Adam Khosroabadi <KhosroabadiA@milwaukieoregon.gov>; Mark Gamba <GambaM@milwaukieoregon.gov>; Desi Nicodemus <NicodemusD@milwaukieoregon.gov>
Subject: RE: RMI's analysis on cost savings

Hi Mayor Gamba and Councilors,

Thanks again for providing the opportunity to testify on Tuesday. I wanted to follow up with this new resource, which is a local governments' "miniguide" to some key resources in the Inflation Reduction Act (IRA). [IRA for Members \(usdn.org\)](https://www.usdn.org/IRAforMembers)

I hope it's helpful!

Thanks,
Greer

From: Greer Ryan
Sent: Tuesday, September 6, 2022 10:37 AM
To: bateyl@milwaukieoregon.gov; Kathy Hyzy <HyzyK@milwaukieoregon.gov>; Adam Khosroabadi <KhosroabadiA@milwaukieoregon.gov>; Gamba, Mark <GambaM@milwaukieoregon.gov>
Subject: RMI's analysis on cost savings

Hi Mayor Gamba and City Councilors,

In case you missed it, I wanted to make sure you saw RMI's analysis on the cost benefits of building all-electric in Milwaukie ahead of the meeting tonight (see attached).

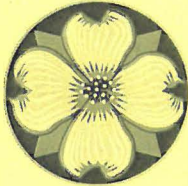
I think the upfront cost savings analysis is particularly powerful:

"According to RMI's analysis, an all-electric home using an EnergyStar rated heat pump in Milwaukie saves \$3,446 in upfront construction costs, partially due to the cost savings from eliminating the need for gas infrastructure. Upfront cost savings are also realized because a single piece of electric equipment—a heat pump—can both heat and cool a home. In contrast, a mixed-fuel house would require two separate pieces of space conditioning equipment: an air conditioner for cooling and a furnace for heating, which would be more expensive."

Looking forward to the discussion tonight!

Thanks,
Greer

Greer Ryan | Clean Buildings Policy Manager
[Climate Solutions](#) - Accelerating Clean Energy Solutions to the Climate Crisis
greer.ryan@climatesolutions.org



CITY OF MILWAUKIE
CITY COUNCIL

10722 SE Main Street
P) 503-786-7502
F) 503-653-2444
ocr@milwaukieoregon.gov

Speaker Registration

The City of Milwaukie encourages all citizens to express their views to their city leaders in a **respectful** and **appropriate** manner. If you wish to speak before the City Council, fill out this card and hand it to the City Recorder. Note that this Speakers Registration card, once submitted to the City Recorder, becomes part of the public record.

Name: SCOTT ONGLEY

Address: 9035 S.E 32ND AVE

Organization: LISAC'S FIREPLACES & STOVES

Phone: 360 606-6731

Email: INFO@LISACSFIREPLACES.COM

Meeting Date: _____ Topic: _____

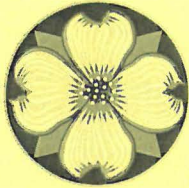
Agenda Item You Wish to Speak to:

- #4 Audience Participation
- #5 Public Hearing, Topic: GASBAU
- #6 Other Business, Topic:

You are Speaking...

- in Support
- in Opposition
- from a Neutral Position
- to ask a Question

Comments:



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Name: Zachary Turner

Organization: Climate Control HVAC

Address:

Phone: 971 610-5787

Email: Zachary@climatecontrolinc.com

Meeting Date: 9-6-2022 Topic: New Building Energy & Climate Resolutions

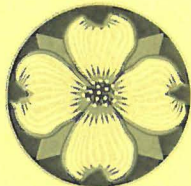
Agenda Item You Wish to Speak to:

- #4 Audience Participation
- #5 Public Hearing, Topic:
- #6 Other Business, Topic:

You are Speaking...

- in Support of electrification
- in Opposition
- from a Neutral Position
- to ask a Question

Comments:



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F) 503-653-2444
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Name: ERIC COREY FREED

Address: 13781 SE BRIARFIELD CT

Organization:

Phone: 415 474 7777

Email: eric@organicarchitect.com

Meeting Date: 6 SEP 22

Topic: CLIMATE RESOLUTION

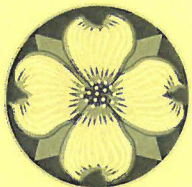
Agenda Item You Wish to Speak to:

You are Speaking...

- #4 Audience Participation
- #5 Public Hearing, Topic: ELECTRIFIC
- #6 Other Business, Topic:

- in Support
- in Opposition
- from a Neutral Position
- to ask a Question

Comments:



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F) 503-653-2444
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Name: Elijah Cetas

Organization: resident

Meeting Date: 9/6

Topic: Ban gas hook up

Address: 10049 SE 36th Ave, Milwaukie, OR

Phone: 503 789 2352

Email: er.cetas@gmail.com

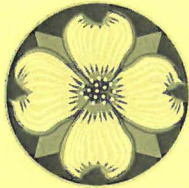
Agenda Item You Wish to Speak to:

- #4 Audience Participation
- #5 Public Hearing, Topic: gas
- #6 Other Business, Topic:

You are Speaking...

- in Support
- in Opposition
- from a Neutral Position
- to ask a Question

Comments:



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Name: John Wegant
Organization: _____

Address: _____
Phone: _____
Email: _____

Meeting Date: 9/6/22 **Topic:** 3 Resolutions

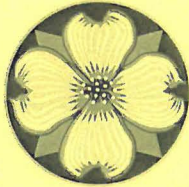
Agenda Item You Wish to Speak to:

- #4 Audience Participation
- #5 Public Hearing, Topic:
- #6 Other Business, Topic:

You are Speaking...

- in Support
- in Opposition
- from a Neutral Position
- to ask a Question

Comments:



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Name: Rob Reynolds

Organization:

Address: 10708 SE Home Ave
Phone: 503-901-9588
Email: Rob@District11@gmail

Meeting Date: 9/6/22 Topic: resolutions on Re^{environment} environment

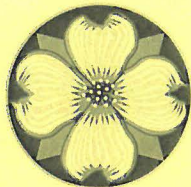
Agenda Item You Wish to Speak to:

- #4 Audience Participation
- #5 Public Hearing, Topic:
- #6 Other Business, Topic:

You are Speaking...

- in Support
- in Opposition
- from a Neutral Position
- to ask a Question

Comments:



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Name: JACOB SHERMAN

Organization: Resident

Address: 3023 SE Olsen St., Milwaukie OR 97222

Phone: 971-570-7167

Email:

Meeting Date: 9/6/22

Topic: New Bldg. Energy + Climate No 1-3

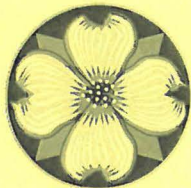
Agenda Item You Wish to Speak to:

- #4 Audience Participation
- #5 Public Hearing, Topic: 7A
- #6 Other Business, Topic:

You are Speaking...

- in Support 7A Res. # 2
- in Opposition 7A Res. # 3
- from a Neutral Position 7A Res # 1
- to ask a Question

Comments:



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Name: Paul Lisac

Organization:

Address: 9035 SE 32nd Ave
503 351 3874
Phone:
Email: plisacwork@gmail

Meeting Date: 9/6/22

Topic: _____

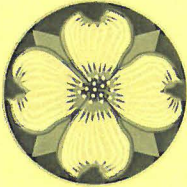
Agenda Item You Wish to Speak to:

- #4 Audience Participation
- #5 Public Hearing, Topic:
- #6 Other Business, Topic:

You are Speaking...

- in Support
- in Opposition
- from a Neutral Position
- to ask a Question

Comments:



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Name: KB Meroe

Organization:

Address: 10811 SE Schiller St

Phone: 619 390 5399

Email: kb@travelinglantern.com

Meeting Date: 9/5

Topic: Gas Hookups

Agenda Item You Wish to Speak to:

You are Speaking...

#4 Audience Participation

in Support

#5 Public Hearing, Topic: Gas Hookups

in Opposition

#6 Other Business, Topic:

from a Neutral Position

to ask a Question

Comments:

BAN Gas hookups



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Name: Greer Ryan

Organization: Climate Solutions

Address: 1513 SE Morrison St, Portland

Phone: 812-345-8571

Email: greer.ryan@climatesolutions.org

Meeting Date: 09/06/2022 Topic: Climate/Buildings

Agenda Item You Wish to Speak to:

- #4 Audience Participation
- #5 Public Hearing, Topic:
- #6 Other Business, Topic:

You are Speaking...

- in Support
- in Opposition
- from a Neutral Position
- to ask a Question

Comments:

Scott Stauffer

From: OCR
Sent: Tuesday, September 6, 2022 7:52 PM
To: Patty Hine; OCR
Subject: RE: Tonight's Public Comment - Please add me

Thank you Patty – you are on the list to speak as well.

SCOTT STAUFFER, CMC

City Recorder
he • him • his
City of Milwaukie
p: 503.786.7502

From: Patty Hine <president@350eugene.org>
Sent: Tuesday, September 6, 2022 7:47 PM
To: OCR <OCR@milwaukieoregon.gov>
Subject: Re: Tonight's Public Comment - Please add me

This Message originated outside your organization.

Here is my written comment for the record.
Many thanks,
Patricia Hine

Milwaukie City Council Meeting 9/6/22

Good evening, Mayor Gamba and City Councilors. Thank you for providing this opportunity for testimony. My name is Patty Hine and I am President of the climate justice organization 350 Eugene and I am a resident of Eugene.

The purpose for my presence here this evening is to appreciate your efforts in support of Oregon's clean energy transition, with your consideration and development of resolutions to equitably reduce climate pollution from Milwaukie's buildings.

Presently, Eugene is considering a policy to mandate all new residential buildings be electric by June of 2023, and later to take up electrification of new commercial and industrial buildings, as well as equitable decarbonization of existing buildings.

We are pleased that in addition to Milwaukie, similar efforts are underway in Deschutes County, Ashland and Corvallis, to name a few. Building electrification policy is spreading quickly across the country. It's time to stop burning things for

energy. It's time for renewable energy: wind, waves, solar, geothermal, efficiency & conservation. Fossil fuels have given some of us an incomparable, but unsustainable, standard of living.

But now, due to the burning of fossil fuels, the earth's energy system is out of balance. Climate breakdown is here. The science is clear.

It is imperative we take sensible actions as soon as possible to mitigate planet-heating pollution. Restricting burning of methane in buildings is an obvious first step, since heating and cooling buildings with electricity is cheaper, cleaner, more comfortable and safer in the long run.

The majority of human emissions come from our cities. Joined by efforts by the great city of Milwaukie, our communities are sending a strong signal that we are not waiting for direction from above. We are doing what we can locally to get this vital clean energy transition underway NOW.

We're running out of time to preserve a stable climate future for our kids and their descendents.

Thank you for your efforts to help Oregon meet our important climate goals and for your dedicated public service.

On Tue, Sep 6, 2022 at 6:18 PM Patty Hine <president@350eugene.org> wrote:

Very good. Thanks for your assistance, Scott.

On Tue, Sep 6, 2022 at 6:17 PM OCR <OCR@milwaukieoregon.gov> wrote:

Hi Patty – yes, you are welcome to speak. When the mayor calls for comments on the natural gas item we'll look for you to raise your hand in Zoom.

SCOTT STAUFFER, CMC

City Recorder

he • him • his

City of Milwaukie

p: 503.786.7502

From: Patty Hine <president@350eugene.org>
Sent: Tuesday, September 6, 2022 6:15 PM
To: OCR <OCR@milwaukieoregon.gov>
Subject: Re: Tonight's Public Comment - Please add me

This Message originated outside your organization.

I plan to speak briefly on building electrification / climate planning, but maybe that is not allowed this evening. I noticed the note in the chat to that effect. I'm sorry if I am unclear. Can you explain please.

Thank you.

On Tue, Sep 6, 2022 at 6:04 PM Patty Hine <president@350eugene.org> wrote:

This is Patty Hine.

I would like to be allowed to provide testimony during tonight's meeting.

Please advise if this is agreeable.

Thank you.

Patty Hine

Disclaimer

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Scott Stauffer

From: Anne Pernick <anne@stand.earth>
Sent: Tuesday, September 6, 2022 6:09 PM
To: OCR
Subject: I would like to speak in tonight's meeting on New Building Energy and Climate – Resolutions (3)

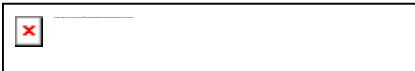
This Message originated outside your organization.

Hello,

I would like to speak in tonight's meeting in the section on New Building Energy and Climate – Resolutions (3).

Thank you,
Anne

--
Anne Pernick | she/her
[SAFE Cities](#) & [Fossil Fuel Non-Proliferation Treaty](#) Community Manager
O: +1 415 863 4563 ext 410



Scott Stauffer

From: Alma Pinto <alma@communityenergyproject.org>
Sent: Tuesday, September 6, 2022 6:06 PM
To: OCR
Subject: Testimony for Building Energy & Climate Resolutions

This Message originated outside your organization.

Hello,

I have joined by Zoom and would like to provide verbal comment regarding the Building Energy & Climate Resolutions.

Thank you,
Alma Pinto

--

Alma Pinto
Climate Justice Associate
Community Energy Project



[2705 E. Burnside, Suite 112](#)
Portland, OR 97214
P: 971.544.8706 ext. 7006
[Website](#) | [Twitter](#) | [Facebook](#)
[She, Her, Hers]

Scott Stauffer

From: Laura Stevens <laura.stevens@sierraclub.org>
Sent: Tuesday, September 6, 2022 6:04 PM
To: OCR
Subject: comment tonight

This Message originated outside your organization.

Hello,

I would like to testify tonight on building electrification.

Thank you,

Laura

--

Laura Stevens (she/her) [why pronouns are important](#)
Interim Organizing Manager: Oregon, Utah, Wyoming, Montana
Sierra Club, Oregon Chapter Office
1821 SE Ankeny St.
Portland OR 97214

Our office is on the stolen, occupied land of the Multnomah, Clackamas, Clowwewalla (or Willamette Tumwater) and Cascades (or Watlala) bands of Chinookan peoples, and the Tualatin Band of the Kalapuya.

Cell: 503-740-9078 (for urgent matters only)
Hablo español, pero no soy hablante nativa.

"Each of us is precious. We, together, must break every cycle that makes us forget this." - adrienne maree brown

COUNCIL STAFF REPORT

To: Mayor and City Council
Ann Ober, City Manager

Reviewed: Peter Passarelli, Public Works Director

From: Natalie Rogers, Climate & Natural Resource Manager

Subject: **Climate Financing - Continued Discussion**

Date Written: Aug. 22, 2022

ACTION REQUESTED

Council is asked to provide guidance on proposed revenue requirements for a climate financing fee to support ongoing climate action work at the city and provide direction on proposed option(s).

HISTORY OF PRIOR ACTIONS AND DISCUSSIONS

[May 2, 2017](#): Council adopts a resolution setting goals for the 2017-2018 biennium, including a climate change action goal calling for the creation of a climate action plan for the city.

[October 2, 2018](#): Council adopts the Milwaukie [Climate Action Plan](#) (CAP) which includes high-level carbon reduction goals and 53 city-led actions to mitigate emissions and adapt to a changing climate.

[January 21, 2020](#): Council adopts a resolution to declare a climate emergency and calls for the acceleration of the adopted CAP carbon reduction goals by 5-years for each goal.

[August 18, 2020](#): Council adopts the [2020 Comprehensive Plan](#), including policies related to climate and energy, and environmental policies focused on natural resources, surface water utilities, and trees in Milwaukie.

[July 20, 2021](#): Council discussed 2021 and 2022 goal setting, including continuing the climate action goal. As a component of the renewed climate goal, council discussed having staff focus on exploring long-term financing mechanisms to institutionalize climate work at the city.

[July 20, 2021](#): Council discussed 2021 and 2022 goal setting, including continuing the climate action goal. As a component of the renewed climate goal, council discussed having staff focus on exploring long-term financing mechanisms to institutionalize climate work at the city.

[September 21, 2021](#): Council adopts a resolution adopting the 2021 and 2022 council goals, including the renewed climate action goal.

[October 12, 2021](#): Staff presented an update on Milwaukie's to-date climate programming and relevant projects implemented to achieve the city's climate goals.

[July 19, 2022](#): Staff and consultants presented the initial options for climate and sustainability revenue generation to council for discussion and direction.

ANALYSIS

Council adopted the city's first climate change action Council goal in 2017, calling for the creation of the CAP to address climate change in Milwaukie. Council has since adopted the CAP and a [climate emergency declaration](#), which work together to call for carbon-free electricity by 2030, zero-emissions from fossil fuels by 2035, and community carbon neutrality by 2045.

Over the last five years, staff have integrated climate action into ongoing city processes and educated staff and community members on climate impacts associated with municipal and community processes. Staff have also created and expanded city-led sustainability and carbon reduction programs and projects as directed by Council and the CAP, with the public works department leading that work. Staff continue to collaborate with local energy utilities, state agencies, and regional stakeholders to meet the adopted CAP goals and implement CAP actions associated with building energy and transportation emissions, natural resources, and community resiliency. This work aligns with policies adopted in the 2020 Comprehensive Plan, which includes specific climate and energy policies and environmental policies.

Through the most recent 2021/2022 Council goal adoption process, Council highlighted the ongoing importance of climate action and the need to institutionalize climate work into city processes rather than continue to adopt annual Council climate goals. Council directed staff to explore long-term funding strategies to support this work in future years.

Funding Goal

Consultants at FCS Group worked with city staff to identify and evaluate potential revenue options for the administrative costs of performing the climate work outlined in the CAP. Three funding goal options have been created that would provide funding for a variety of climate actions. The three proposed options supply funding at the \$300,000, \$500,000, and \$750,000 level.

Each funding option includes portions of funds for staff resources (shifting existing positions out of utility dollars and/or new staff positions), and programmatic and administrative dollars for a variety of climate work, including but not limited to:

- climate policy, advocacy and regulatory reform;
- climate and urban forest program development;
- partnership and regional collaboration;
- building electrification program development and assistance;
- alternative and electric transportation promotion and programs;
- energy efficiency supplemental programs and low income assistance;
- development of community based and/or small-scale carbon free energy projects;
- development of carbon-free energy sources for city operations
- city asset improvements for energy efficiency and/or climate resiliency
- neighborhood resiliency projects;
- community engagement;
- natural resources programs;
- climate/natural resources regulatory compliance. The larger funding options would allow for a more robust expansion of programming and community climate and natural resources work through a larger allocation of administrative dollars and staff resources. Staff will present more detailed information on these options in a presentation at the September 6 Council meeting.

Funding Pathway

Based on the previous discussion with Council on July 19, the primary funding pathway that staff is exploring is the Greenhouse Gas (GHG) Emissions Option, which reflects each customer's relative impact on GHG emissions from energy and transportation perspectives. Staff have worked with FCS to adjust the rate for each account type based on Council's feedback to consider adjustments to multifamily housing. Staff and FCS Group consultants will present the adjusted rate schedule for further discussion at the September 6 meeting.

BUDGET IMPACT

Selection and implementation of one or more of the proposed options for revenue generation strategies could result in a significant increase in budget for climate programming and projects in Milwaukee.

WORKLOAD IMPACT

Additional funding through the revenue options explored above could allow for better implementation of climate policies, programs and projects adopted as actions in the CAP but are currently without allocated resources. Implementation of these additional actions may increase potential workload of public works staff, however, increased funding could also allow staff flexibility to contract out for more efficient processes if needed, explore internships and stakeholder partnerships to reduce city-staff workload and build partnerships, and potentially fund collaborative processes with community-based organizations to manage programs in the community.

Finance department staff may have additional workload for the administration of the revenue strategy.

CLIMATE IMPACT

Additional funds for the city's climate program would better align the city's ongoing climate work with the expectations outlined in the CAP. A budget increase could provide important resources to create or expand programming, which would lead to carbon emission reductions or better climate adaptation and resiliency benefits for the community.

COORDINATION, CONCURRENCE, OR DISSENT

FCS Group and city staff are continuing to coordinate with community development, finance, public works utility divisions and the city manager to explore financial strategies for climate work.

STAFF RECOMMENDATION

Staff recommends that Council discuss potential revenue requirements and provide further feedback and direction to staff on preferred option.

ALTERNATIVES

None.

ATTACHMENTS

None.