

MINUTES OF THE METRO COUNCIL WORK SESSION MEETING

Tuesday, April 29, 2008
Metro Council Chamber

Councilors Present: David Bragdon (Council President), Kathryn Harrington, Rod Park, Carlotta Collette, Rex Burkholder, Carl Hosticka, Robert Liberty

Councilors Absent:

Council President Bragdon convened the Metro Council Work Session Meeting at 2:01 p.m.

1. DISCUSSION OF AGENDA FOR COUNCIL REGULAR MEETING, MAY 1, 2008/ADMINISTRATIVE/CHIEF OPERATING OFFICER COMMUNICATIONS

Council President Bragdon reviewed the May 1, 2008 Metro Council agenda. He discussed budget scheduling issues.

2. OREGON ZOO BALLOT MEASURE DISCUSSION

Councilor Liberty introduced Tony Vecchio, Oregon Zoo Director, Penny Serrurier, and Jon Kruse, Oregon Zoo Foundation.

Ms. Serrurier introduced zoo staff in the audience and topics on the work session agenda. Mr. Kruse introduced the subcommittee's work on the zoo bond measure. He provided background on the bond measure. He said two themes emerged testing zoo polling perspectives. He said the first was animal well-being and the second was sustainability.

Mr. Vecchio introduced a powerpoint presenting the bond measure. He told a story about coming to the zoo for the first time. He presented the zoo Powerpoint displaying images of community support for the zoo. He talked about zoo success in conservation, conservation education, and successful visitor experiences. He transitioned into discussing how a lack of various resources has hurt zoo exhibits and facilities. He used visuals to represent his points. He showed pictures of primate and polar bear exhibits and the affect a lack of resources has had on such facilities. Mr. Vecchio went through a potential projects list and subsequent cost estimates for each project. He talked about feasibility studies for elephant space. He discussed quarantine and hospital facilities. He went through specific components of each project.

Mr. Vecchio and Mr. Kruse talked about contingency funds and bond funding specifics. Mr. Kruse said he would like to develop a list in order to satisfy the 'voter test.' He said one issue was identifying cost estimates that deliver good value and seem reasonably fair to the average bond measure voter.

Councilor Burkholder asked about deficits and how bond revenue flow covers deficits. Craig Stroud, Zoo Finance Manager, explained how zoo bond revenue would cover any projected or forecasted deficit. He explained specifics of the "Zoo Project Costs – Inflation Calculation" hand-out (see attachment). Councilor Burkholder said he understood the specifics but wanted to guarantee there were enough funds and revenue to build and complete promised projects. He said it was important to track numbers and be accountable. Councilor Park said it was important to not "oversell" bonds. Councilor Burkholder asked about confidence in number estimates, and where estimates were at in the design process. Mr. Vecchio said each project was unique, but there was a very solid confidence base for most estimates. Councilor Liberty said he did not see

the numbers as rough estimates, but that he saw them as a broad range representing desired investments. Councilor Burkholder asked about thoughts on construction management for proposed projects. Councilor Burkholder noted that with any big project, management was key. Councilor Collette asked about costs associated with building a zoo hospital. Mr. Vecchio said that it was not a large facility. Michael Jordan, COO, talked about the need for a team of project managers.

President Bragdon asked about the water used at the zoo and wanted to identify how to save water and ways to record water and cost savings. President Bragdon noted that poor and difficult working conditions needed to be improved and avoided. He said he noticed zoo staff do not complain about conditions, but he noticed a few poor conditions that needed to be improved upon.

Mr. Vecchio said the only new facility that would incur new operating costs would be an off-site elephant exhibit. Councilor Park noted that enhancing the visitor experience could be quantified as well in relation to cost estimates and revenue generation. Councilor Harrington noted there was value in supporting condor programs. Councilor Burkholder asked about next steps. Mr. Cooper talked about legal specifics of voting on the bond measure – both for public employees and for elected officials. Councilor Liberty closed the discussion.

3. BREAK

4. OVERVIEW OF PROCESS STEPS NEEDED TO COMPLETE APPROVAL OF BUDGET

Margo Norton, Deputy CFO, introduced the budget discussion. She described timeline parameters and what must happen with the budget development process. She discussed option levies. She said she needed a line-item definition from Councilors and information for a resolution.

Councilor Liberty asked about a regional system fee on organic food waste. He talked about current contracting situations. Mike Hoglund, Solid Waste and Recycling Director, discussed the current situation with different contractors. He discussed current options. Councilor Liberty talked about implementing incentives, and the work environment at the zoo. Mr. Jordan discussed strategies involved in implementing incentives, estimates, and budget projections. He talked about performance measures related to the zoo. Mr. Stroud talked about performance of the zoo and subsequent resources required. Councilor Harrington was concerned about how construction expenses were classified as revenue. Kathy Rutkowski, Finance Manager, explained Councilor Harrington's revenue versus expense question. She requested an update and timeline for performance measures.

5. OUTSTANDING QUESTIONS ON PROPOSED BUDGET - COUNCIL OFFICE DEPARTMENT SUMMARY

Christina Billington, Council Operations Manager, introduced the Council Office department summary. Ms. Billington asked about additions to the list. Councilor Harrington talked about outcome-based approaches. Councilor Park asked about sustainability. Mr. Jordan noted that this was a time to set major objectives for the coming year. Councilors decided it would be worthwhile for the Council to decide top priorities for the next year.

6. REVIEW AND TENTATIVE APPROVAL OF TECHNICAL AMENDMENTS TO FACILITATE PREPARATION OF ORDINANCE

Ms. Rutkowski went through technical budget amendments. Councilor Burkholder asked whether there were any signs of projects in trouble. Ms. Rutkowski said there were some delays in projects, but more due to staffing issues. She said projects were on track, but needed monitored for trouble-shooting purposes. Councilor Harrington asked about contingency funds.

**7. REVIEW AND DISCUSSION OF COUNCIL PROPOSALS AND
MANAGEMENT RESPONSE - DETERMINE "READINESS" FOR DISCUSSION
ON WEDNESDAY**

Mr. Jordan explained the departmental memo in Councilor's budget binders. David Woolson, General Manager Metropolitan Exposition Recreation Commission, explained MERC budget amendments. Councilor Harrington asked if it would line up with Columbia River Crossing (CRC) milestones. Councilor Liberty asked about alternative impacts, and how it worked with the headquarters hotel. Mr. Woolson talked about different scenarios. President Bragdon talked about retaining a project manager familiar with projected MERC projects. Councilor Liberty talked about the feasibility of moving convention business around. Councilor Park noted that hiring someone to look out for Metro's interests was a smart strategy. Councilor Burkholder asked Mr. Woolson the best strategy for funding – appropriation or contingency. Councilor Hosticka distributed a letter addressed to the Washington County Board of Commissioners (see attachments). Councilor Burkholder asked about specifics related to Council Objectives. Councilor Park asked for a briefing on compression.

8. OVERVIEW FOR WEDNESDAY'S SESSION

**9. EXECUTIVE SESSION HELD PURSUANT TO ORS 192.660(1)(i)
AUTHORIZED TO REVIEW AND EVALUATE THE EMPLOYMENT
RELATED PERFORMANCE OF THE CHIEF OPERATING OFFICER**

Time Began: 4:35

Time Ended: 5:15

Members Present: David Bragdon, Kathryn Harrington, Rod Park, Carlotta Collette, Rex Burkholder, Carl Hosticka, Robert Liberty, Michael Jordan

10. COUNCIL BRIEFINGS/COMMUNICATIONS

There were none.

There being no further business to come before the Metro Council, Council President Bragdon adjourned the meeting at 5:15 p.m.

Prepared by,



Tony Andersen
Council Operations Assistant

**ATTACHMENTS TO THE PUBLIC RECORD FOR THE MEETING OF
APRIL 29, 2008**

Item	Topic	Doc. Date	Document Description	Doc. Number
1	Agenda	4/29/08	Agenda: Metro Council regular meeting, May 1, 2008	042908cw-1
2	Draft Materials	4/29/08	Draft Materials, Metro Council Work Session, Oregon Zoo Foundation Request to the Metro Council, April 29, 2008	042908cw-2
2	List	4/29/08	Project List and Cost Estimates, April 29, 2008	042908cw-3
2	Table	4/29/08	Oregon Zoo, Zoo Project Costs – Inflation Calculation, April 28, 2008	042908cw-4
4	Addendum	4/29/08	Addendum, Answers and Clarifications to Council Submitted Questions, April 29, 2008	042908cw-5
4	Statement	4/29/08	Metro Council Objectives, April 29, 2008	042908cw-6
8	Memo	4/29/08	To: Washington County Board of Commissioners From: Carl Hosticka and Metro Councilors Re: West Bull Mountain Community April 29, 2008	042908cw-7