

**AGENDA  
DAYTON CITY COUNCIL  
REGULAR/EXECUTIVE SESSION**



**DATE: MONDAY, NOVEMBER 5, 2018**  
**PLACE: CITY HALL ANNEX, 408 FERRY STREET**  
**TIME: 6:30 PM**

**Dayton – Rich in History....Envisioning Our Future**

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<u>ITEM</u>	<u>DESCRIPTION</u>	<u>PAGE #</u>
A.	CALL TO ORDER & PLEDGE OF ALLEGIANCE	
B.	ROLL CALL	
C.	APPEARANCE OF INTERESTED CITIZENS	
<b>This time is reserved for questions or comments from persons in the audience on any topic.</b>		
D.	<b>CONSENT AGENDA</b>	
	1. Regular Session Minutes, October 1, 2018	1-5
E.	<b>ACTION ITEMS</b>	
	1. Dayton Footbridge Presentation, Ric Stephens, University of Oregon	7-72
	2. Resolution 18/19-7 Brookside Cemetery	73-83
	3. Resolution 18/19-8 Debt Service Fund Appropriations	85-92
	4. Approval of Purchase – Pump for Footbridge Pump Station	93-94
	5. Council Meeting Schedule for the First Quarter of 2019 Discussion	95-96

**EXECUTIVE SESSION**

*The City Council will meet in Executive Session pursuant to ORS 192.660(2)(f) to consider information or records that are exempt by law from public inspection (ORS 40.225) and ORS 192.660(2)(i) to review and evaluate the job performance of a chief executive officer, other officers, employees and staff, if the person whose performance is being reviewed and evaluated does not request an open hearing.*

F.	CITY COUNCIL COMMENTS/CONCERNS	
G.	<b>INFORMATION REPORTS</b>	
	1. City Manager's Report	97-104
H.	<b>ADJOURN</b>	

Posted: 11/01/2018 Rochelle Roaden, City Recorder

*Persons with hearing, visual or manual impairments who wish to participate in the meeting should contact the City of Dayton AT LEAST 32 WORKING HOURS (4 DAYS) prior to the meeting date in order that appropriate communication assistance can be arranged. The City Hall Annex is accessible to the disabled. Please let us know if you need any special accommodations to attend this meeting.*

**NEXT MEETING DATES**  
**City Council Regular Session Meeting, Monday, December 3, 2018**  
*City Hall Annex, 408 Ferry St, Dayton*

**MINUTES**  
**DAYTON CITY COUNCIL**  
**REGULAR SESSION**  
**October 1, 2018**

**PRESENT:** Mayor Elizabeth Wytoski  
Councilor John Bixler  
Councilor John Collins  
Councilor Kitty Mackin  
Councilor Trini Marquez  
Councilor Darrick Price

**ABSENT:** Councilor Nikki McGraw

**STAFF:** Rochelle Roaden, Interim City Manager  
Vicki Durand, Community Development Assistant

**A. CALL TO ORDER & PLEDGE OF ALLEGIANCE**

Mayor Wytoski called the meeting to order at 6:31 pm and those present gave the Pledge of Allegiance.

**B. ROLL CALL**

Mayor Wytoski noted there was a quorum with Councilors Bixler, Collins, Mackin, Marquez and Price. Mayor Wytoski noted the absence of Councilor Nikki McGraw.

**C. APPEARANCE OF INTERESTED CITIZENS**

Sam Dixon, 1141 Ash Street, Dayton, Oregon, stated he is here with two Boy Scouts who are attending the City Council meeting as a part of the requirement to earn their citizenship requirement. Mr. Dixon shared that both Ezra and Collin Walker have served the community well participating in the City Wide Clean-up and other volunteer opportunities. They are here to learn what the concerns of the city are and what type of things come up at City Council meetings.

**D. CONSENT AGENDA**

1. Approval of Meeting Minutes
  - a. Regular Session, July 2, 2018
  - b. Executive Session, July 9, 2018
  - c. Regular/Executive Session, August 6, 2018
  - d. Work/Special Session, August 20, 2018
  - e. Regular/Executive Session, September 4, 2018

**JOHN COLLINS MOVED TO APPROVE THE CONSENT AGENDA OF THE REGULAR SESSION MINUTES, JULY 2, 2018, THE EXECUTIVE SESSION MINUTES, JULY 9, 2018, THE REGULAR/EXECUTIVE SESSION MINUTES, AUGUST 6, 2018, THE WORK/SPECIAL SESSION MINUTES, AUGUST 20, 2018, AND THE REGULAR/EXECUTIVE SESSION MINUTES, SEPTEMBER 4, 2018 AS AMENDED. SECONDED BY JOHN BIXLER. Motion carried with Bixler, Collins, Mackin, Marquez, Price and Wytoski voting aye. McGraw absent.**

**E. ACTION ITEMS**

**1. Donation Request – Dayton High School Cheer**

**JOHN COLLINS MOVED TO APPROVE THE DONATION REQUEST FOR THE DAYTON HIGH SCHOOL CHEER IN THE AMOUNT OF \$300.00 SECONDED BY DARRICK PRICE.** *Motion carried with Bixler, Collins, Mackin, Marquez, Price and Wytoski voting aye. McGraw absent.*

**2. Adoption of Resolution 18/19-6 Safe Routes to School Grant**

**JOHN BIXLER MOVED TO APPROVE RESOLUTION 18/19-6 A RESOLUTION AUTHORIZING THE CITY OF DAYTON TO APPLY FOR THE SAFE ROUTES TO SCHOOL GRANT FROM THE OREGON DEPARTMENT OF TRANSPORTATION TO FUND THE 9<sup>TH</sup> STREET TO FLOWER SIDEWALK IMPROVEMENT PROJECT AND AUTHORIZING THE INTERIM CITY MANAGER TO SIGN THE APPLICATION. SECONDED BY KITTY MACKIN.** *Motion carried with Bixler, Collins, Mackin, Marquez, Price and Wytoski voting aye. McGraw absent.*

**F. CITY COUNCIL COMMENTS AND CONCERNS**

Kitty Mackin expressed her concern regarding the condition of the sidewalks between her residence and City Hall, particularly the exits from Dayton High School. Rochelle Roaden, Interim City Manager, advised she has contacted the project inspector regarding these concerns and in response the width of the entrance to the Post Office has been increased and they have also filled in several clean cuts that were previously filled with gravel. An update on the project completion schedule was provided with Kitty Mackin stating that while she understands the restrictions of the sewer project and knows there is nothing that can be done about it still finds it unacceptable. Discussion continued. On a positive note, Kitty Mackin advised the Council that she received the Most Improved Clown Award from the Portland Rose Festival. She mentioned that she feels this award is due, in part, to her participation with the Library's Summer Reading Program.

John Collins inquired about CCRLS's Performers Showcase asking if our Librarian attends this function. Rochelle Roaden confirmed that she does and he asked Councilor Mackin if she would like to attend. She responded that she would be happy to attend.

John Collins provided information on Business Registrations and how they are handled in different cities, noting that all seem to require them using them to help enforce zoning and keep track of businesses operating within the cities. He pointed out that the Secretary of State requires business to register on an annual basis and that their website could be used in determining businesses operating within the city. Unfortunately not all business follow the law so he does not feel it would serve the city well to discontinue requiring business registrations but commented that providing information on the application as to why the city requires them might prove helpful and possibly considering requiring registration every two years.

John Collins advised he spoke to a Lafayette City Councilor regarding their water restrictions who commented that their restrictions really worked. John Collins stated he believes the repair of some very large leaks is more likely the reason, as opposed to conservation, and that keeping track of their loss rate and leaks will help us to determine where we are at.

Trini Marquez commented that she is required to register their business with the Secretary of State every two years rather than annually. She also mentioned that they have a contract with the City of Beaverton who has never required them to register their business.

Mayor Wytoski advised that she and Rochelle Roaden attended the League of Oregon Cities (LOC) conference this past week. They attended different sessions to allow them to bring back as much information as possible. Mayor Wytoski attended sessions mostly specific to her role as Mayor, some of which spoke to topics on City Council rules as well as on-boarding new councilors. The information provided will assist Council after the election when they begin their goal and rule setting session.

She spoke with a representative from the National LOC who provided information on a person who is interested in telling our story with the footbridge which may provide some funding possibilities. Mayor Wytoski relayed the structural importance, the connection to tourism and the infrastructure. The representative advised that one of the things they provide is coverage for sewer laterals which is similar to insurance where homeowners can opt in for coverage at a cost of \$6 to \$8 per month providing them with total coverage for problems arising on their side of the meter.

Mayor Wytoski mentioned the critical feedback over the past few weeks regarding the water which residents are reporting as tasting like dirt or mold. She assured everyone that the water is safe and that testing does not reveal any problems. For the sake of improving the taste Pubic Works has performed line flushing of some of the hydrants in town.

The agreement for the Brookside Cemetery property transfer did not go before the School Board; the final meeting will be held on October 5, 2018, and it is expected to be closing soon. Emergency Plan Updates are in the planning stages with Mayor Wytoski reporting that the City will be looking at ways we can help the School District, how the School District can assist the City and whether the City should have a decision making seat on the School Board.

Mayor Wytoski reviewed the LOC Legislative Priorities, encouraging Council members to look into the possibility of testifying for them as they look at Mental Health Investment, Improving Access to Housing Treatment, Changing DHS Response when Responding, the Charge Rate for Reimbursement for Travel and Medication, Cost Containment, Housing and Homeless Improvements, Housing First Plan, Infrastructure Re-finance and Resilience Investment, Right of Way and Franchise Fee Authority and the Third Party Building Inspection Preservation.

Mayor Wytoski reported the City has signed the papers and closed on the Dayton Village Housing Properties project.

Mayor Wytoski also reported that she was elected to the Board of Directors at OMA and will be the youngest member of the board.

## **G. INFORMATION REPORTS**

### **1. City Manager Report**

Rochelle Roaden reported that water usage and production for September are down and that for the first time Dayton residents used more of the distribution than Lafayette residents. She also advised that Lafayette continues on their odd-even watering restriction, per their website.

Rochelle Roaden discussed Code Enforcement and the Recreational Vehicle (RV) parked south of Joel Palmer Way, advising a survey has been completed and shows that the RV is located on City property. She will make an attempt to contact the property owners and advise the Gillichat's that the RV has to be moved and parked adjacent to a driveway per City Code.

Regarding The Dayton By-Pass Bar & Grill, Rochelle Roaden has asked Steve Sagmiller, Director of Public Works, to obtain an estimate to determine the cost of installing a fence on the property line between City Hall and the bar. The fence would ensure bar patrons would not park on City property.

Kitty Mackin inquired about Lonestar BBQ's request to re-install a sign they report the City previously asked them to take remove when they purchased the business. Rochelle Roaden advised staff is reviewing code requirements and she will be getting in touch with the owners once the review is complete.

Rochelle Roaden provided the Librarian's report advising Cyndi Park attended the Oregon Library Association (OLA) Public Library Division Fall Meeting in Bend. She wanted council to know that in the next legislative session which will be in February 2019 they will be recommending an updated definition of public libraries. Requirements that go along with that definition are that libraries offer Wi-Fi, provide a dedicated space to serve patrons who are in wheelchairs and that they publish policies for collection management circulation and patron confidentiality. According to Cyndi Park we have the space for wheelchair access. Rochelle Roaden checked into Wi-Fi access through Online Northwest and the cost will be approximately \$70 per month.

The Battle of the Books, books are in and they have their own shelf between the young adults and the children's section. Cyndi Park is continuing to weed out books that have not been checked out in the past three years from the collection. To date, approximately 10-11 boxes of books have been donated the Dayton Elementary School. A Halloween party is planned for October 31<sup>st</sup> from 3:00 to 5:00 pm with hot dogs and punch being served, along with lots of candy!

Rochelle Roaden let Council know that Deputy Roy Harrell began work on September 11, 2018, and will be working Tuesday through Friday from 8:00 am to 6:00 pm. She will ask him to begin parking in front of City Hall so residents will know when he is available.

Regarding staffing, Dawn Beverage, Accountemps, began working on September 13, 2018, and will be working a maximum of 24 hours per week. She aced the Accounting Test and has already provided a lot of help, including assisting in the completion of the Financial Audit, a Workers Comp Audit and a LEDS Audit.

The ribbon cutting for the Brookside Cemetery sign will be held on October 15, 2018, from 2:00 pm to 3:00 pm.

Rochelle Roaden reminded Council that the City County Dinner will be held on November 15, 2018, at 6:30 pm., Lonestar BBQ will be providing the catering.

The date for this year's Tree Lighting will be held on December 1, 2018, at 6:30 pm., and the Breakfast with Santa and Holiday Bazaar will be held on December 8, 2018, which will begin at 8:00 am.

**H. ADJOURN**

There being no further business, the meeting adjourned at 7:31 pm.

Respectfully submitted:

By: Rochelle Roaden  
City Recorder

**APPROVED BY COUNCIL on November 5, 2018.**

**As Written**  **As Amended**

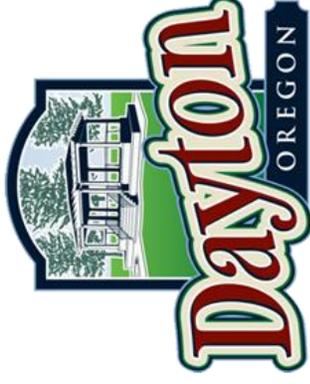
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**Elizabeth Wytoski, Mayor**

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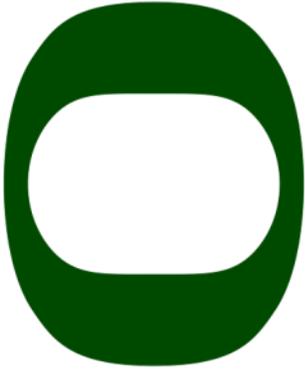
# The Dayton Footbridge

Renovation of a Community Landmark



City of Dayton, Oregon

September 22, 2018 Draft



**University of Oregon**  
School of Planning, Public Policy and  
Management



**City of Dayton**  
Oregon, USA



**State of Oregon**  
Department of Land Conservation and  
Development

# Acknowledgments

## Researchers

Eve Adrian, Daniel Amaro, Emilie Christoffels, Wyatt Creel, Jed Deputy, Paula Ellison, Jack England, Kinsey Frey, Kaito Funahashi, Milo Gazzola, Katie House, Amanda Jarvis, Chloe Johnson, Jennifer Kohnke Wald, Aeron Lerch, Huiyang Ma, Stephen Radke, Kyle Sorenson, Laura Van Houten, Lindsay Vaughn, Lucas Wharton, Callista Woodrich

## Advisors

Angela Carnahan, Willamette Valley Regional Representative, Oregon Department of Land Conservation and Development | John Collins, City Councilor, City of Dayton | Freeman Finnicum, Former Mayor, City of Dayton | Rochelle Roaden, Interim City Manager, City of Dayton | Steve Sagmiller, Public Works Director, City of Dayton | [Ric Stephens, Instructor/Editor, University of Oregon](#) | Beth Wytoski, Mayor, City of Dayton

## Visioning and Design Charrette Participants

Eve Adrian, Daniel Amaro, Angela Carnahan, Emilie Christoffels, John Collins, Jeff Crapper, Rhonda Crapper, Wyatt Creel, Jed Deputy, Paula Ellison, Freeman Finnicum, John Francis, Kinsey Frey, Milo Gazzola, Amanda Jarvis, Chloe Johnson, Jennifer Kohnke Wald, Aeron Lerch, Caye Poe, Mike Pullen, Jean Putman, Stephen Radke, Rochelle Roaden, Kyle Sorenson, June Stephens, Ric Stephens, Laura Van Houten, Callista Woodrich, Beth Wytoski

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# Introduction

## Background

The Dayton Footbridge report is a collaborative design project with the University of Oregon, City of Dayton, and Oregon Department of Land Conservation and Development.

The project was organized by Dayton City Mayor **Beth Wytoski** and Interim City Manager **Rochelle Roaden**, Department of Land Conservation and Development (DLCD) Regional Representative **Angela Carnahan**, and University of Oregon, School of Planning, Public Policy and Management Instructor **Ric Stephens**. Mayor **Beth Wytoski**, Interim City Manager **Rochelle Roaden**, Public Works Director **Steve Sagmiller**, and DLCD Representative **Angela Carnahan** met with the research team and provided an overview of the City, current development, and the Dayton Footbridge.

## Purpose

University students will conduct research on topics that are relevant to the City’s objectives, sustainable development, urban resilience, and regenerative design in relation to the Dayton Pedestrian Bridge. Specific objectives include:

1. Identify funding sources to make needed repairs
2. Provide vision or marketing strategy to tell a story about the importance of this multimodal connection
3. Create community awareness and support for repairs with the understanding that the bridge will be replaced when the new bypass comes to Dayton.

The goals and objectives were to identify key City issues; engage with Dayton citizens; research specific topics in sustainability, urban resiliency and regeneration; and prepare findings and

recommendations in a synthesized report. There are over 200 references that provide additional topic information, and more than 200 recommendations. Researchers also prepared informational videos which are included in the Videos section of this report.

The research team conducted a Design Charrette to identify significant planning and design opportunities and constraints. City officials hosted the event at the Dayton Community Center which was attended by about 30 charrette organizers and residents. [See Design Charrette Invitation] Charrette participants identified and prioritized specific Dayton Bridge Study Area development suggestions. [See Visioning and Design Charrette Prioritization]

Research team members piloted an unmanned aerial vehicle [Yuneec Typhoon Hexacopter] for aerial reconnaissance, and many of these photos are included in this report.

Supplemental information—including maps, videos and more—is available on the project website at <https://blogs.uoregon.edu/daytonbridge/>. Information about the City of Dayton is available online at <http://www.ci.dayton.or.us/>.

It is the sincere hope of the research team that these recommendations will be helpful in shaping a sustainable, resilient and regenerative restoration of the Dayton Footbridge.



# You're Invited!

## Ferry Street Pedestrian Bridge Visioning and Design Charrette

The City of Dayton is partnering with the University of Oregon's School of Planning, Public Policy and Management to create a comprehensive report identifying possible funding sources to make the needed repairs to "Dayton's Footbridge"; a vision or marketing strategy to tell a story about the importance of this multimodal connection; and create community awareness and support for repairs with the understanding that the bridge could be replaced when the new bypass comes to Dayton.

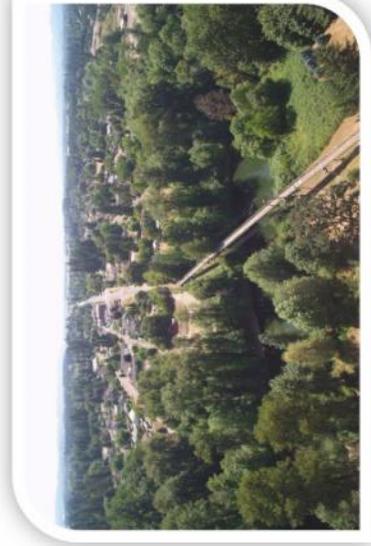
Charrettes are organized to encourage the participation of everyone who is interested: residents, developers, business interests, government officials, and activists. It provides a forum for ideas and offers the unique advantage of giving immediate feedback to the designers. Through brainstorming and design activity, many goals are accomplished during the charrette.

Please bring your ideas, questions, and vision for the Dayton Footbridge.

**Saturday, August 4, 2018**  
**9:00 am – 5:00 pm**  
**Community Events Center**  
**606 4<sup>th</sup> Street, Dayton**

Lunch is provided.

To RSVP, please call City Hall at  
503-864-2221 or email  
[pringnalda@ci.dayton.or.us](mailto:pringnalda@ci.dayton.or.us).



# Visioning and Design Charrette Prioritization

The Visioning and Design Charrette developed a variety of scenarios for restoration and enhancement of the Dayton Footbridge. Participants generated specific recommendations that were prioritized by the entire group. Red dots indicate the ranking of the recommendations.

Riverfront Park. Park / developed riverfront. Landscaping. Better parking. Water accessibility. Public art. Hide sewage. Hide telecom wires. Upgrade dog park. Utilize food trucks for food. Zipline.

## Connectivity

- Path to bridge. Palmer Creek Path. Smooth path.
- Whole town is completely walkable and bikeable. Walkability.
- Make it more accessible to bikers (bike path?). Bike accessibility.
- Trail expansion.
- Maintaining the footbridge as a footbridge.
- “Love the lack of traffic flow in town.” Tram.

## Infrastructure

- “Fix the darn bridge.”
- Improve lighting along bridge / trail.
- Movement-activated deck lighting on bridge with onsite solar energy production. Lights on bridge. Add more lighting along the bridge to add safety / aesthetic appeal to bridge.
- Biosolar roof / public space / parking structure.
- Metal reinforcement to help make more stable / keep from erosion and damage.

## Tourism & Recreation

- Riverfront park historical sign. Historical signs.
- Events. Reopening. Relay race. Winter festivities decoration. Art market. Annual concert (not during summer). Acoustic / country concert. Car show every Friday. Riverside venue.
- Make park a more established area.
- “Teens need something to do.”
- Bridge Tour / Dayton Tour on Fridays. Promote community identification with bridge.
- Water fountain / feature. Water slide. Splash pads. Splash zone. Swimming pool.
- Incorporate some sort of garden (food, rose, etc.).
- Public art.
- Take advantage of local wineries; local crops... but a farmers market hasn't worked.

## Funding

- Sponsored planks. Plank names. \$500-\$1,000 per plank?
- Nonprofit investment. Connect with nonprofits for possible funding, aid. (Cascadia Prepared).
- Potential concert revenues to upgrade bridge.
- The charrette presentations, interviews, and prioritization provided guidance for independent research and implementation actions.



# Charrette Infographic

A 2'x3' infographic was designed to illustrate the current site conditions from an oblique aerial photo and show the current Comprehensive Plan for land uses.

The aerial photo was taken by members of the “Green Cities” research team with an unmanned aerial vehicle (drone) on July 25, 2018. The UAV was approximately 200’ high, and the view is downriver towards the west.

The Comprehensive Plan excerpt shows the bridge location and surrounding land uses. The bridge site, Dayton Landing, and Alderman Park (purple) are designated “Public.” For this report, these three public sites comprise the Dayton Bridge Study Area. Ferry Street and the Palmer Creek Trail are also significant connectivity elements for this plan. The **Recommendations** address these individually and collectively.

The residential development to the southwest (orange) is “Residential 2.” The residential property to the north and residential area south (green) are “Residential 1.” The Willamette Wine County RV Park (yellow) is “Commercial.” Lands to the east are agricultural in Yamhill County. All proposals (and recommendations) must be compatible with existing and proposed land uses.

The full-size infographic may be downloaded from the project website at <https://blogs.uoregon.edu/daytonbridge/resources/>

# DAYTON FOOTBRIDGE

Design Charrette, City of Dayton, Oregon, August 4, 2018



Dayton Footbridge UAS aerial photo, view West, July 25, 2018  
University of Oregon "Green Cities"

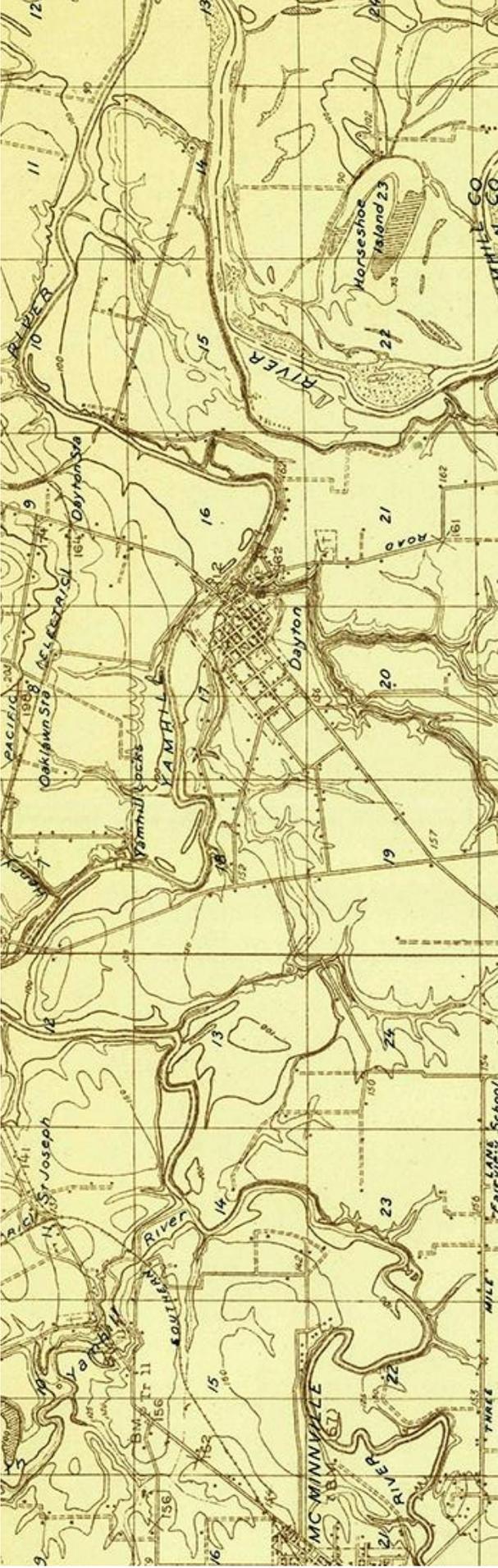


City of Dayton, Oregon Comprehensive Plan and Zoning Map  
Yamhill County GIS



Oregon Dept. of  
Land Conservation  
and Development





# History & Context

**T**he city was founded in 1850 by Andrew Smith and Joel Palmer. The town was named for Smith's hometown Dayton, Ohio.

## 1851-1874 Ferries

“The recorded commercial navigation on the Yamhill was started in the spring of 1850, by James D. Miller who operated a 65-foot flat-boat.” (Dayton Reading Club, 1953). The Statesman Newspaper of March 27, 1851, refers to Cooper’s Ferry near Dayton where the road crosses the Yamhill River. A modern day map shows “Ferry Street” progressing to the (Yamhill) River’s Edge. From 1855 to 1875 the Yamhill County Court granted licenses to Stewart Hanna and Joel Palmer to keep a ferry at the village of Dayton.

## 1874-1890 Free Bridge

The first bridge crossing the Yamhill was built for horse-drawn wagons in 1874. The New Northwest announced “The citizens of Dayton intend having a free bridge.” (The New Northwest, 1872, May 24). The Albany Register also reported this initiative: “The citizens of Dayton are agitating a new bridge to be built across the Yamhill river at that place, to cost in the neighborhood of \$12,000. Petitions are in circulation.” (The Albany Register, 1872, June 21). In the following year, both The Albany Register and The New Northwest announced the opening: “The free bridge at Dayton, across the Yamhill river is nearly finished, and rejoicing is heard among the people.” (The Albany Register, 1873, August 8) (The New Northwest, 1873, August 8). The Willamette Farmer announced in



Ferry Street Bridge, 1874



1874 "Work on the new bridge at Dayton is progressing." (Willamette Farmer, 1874, May 23)

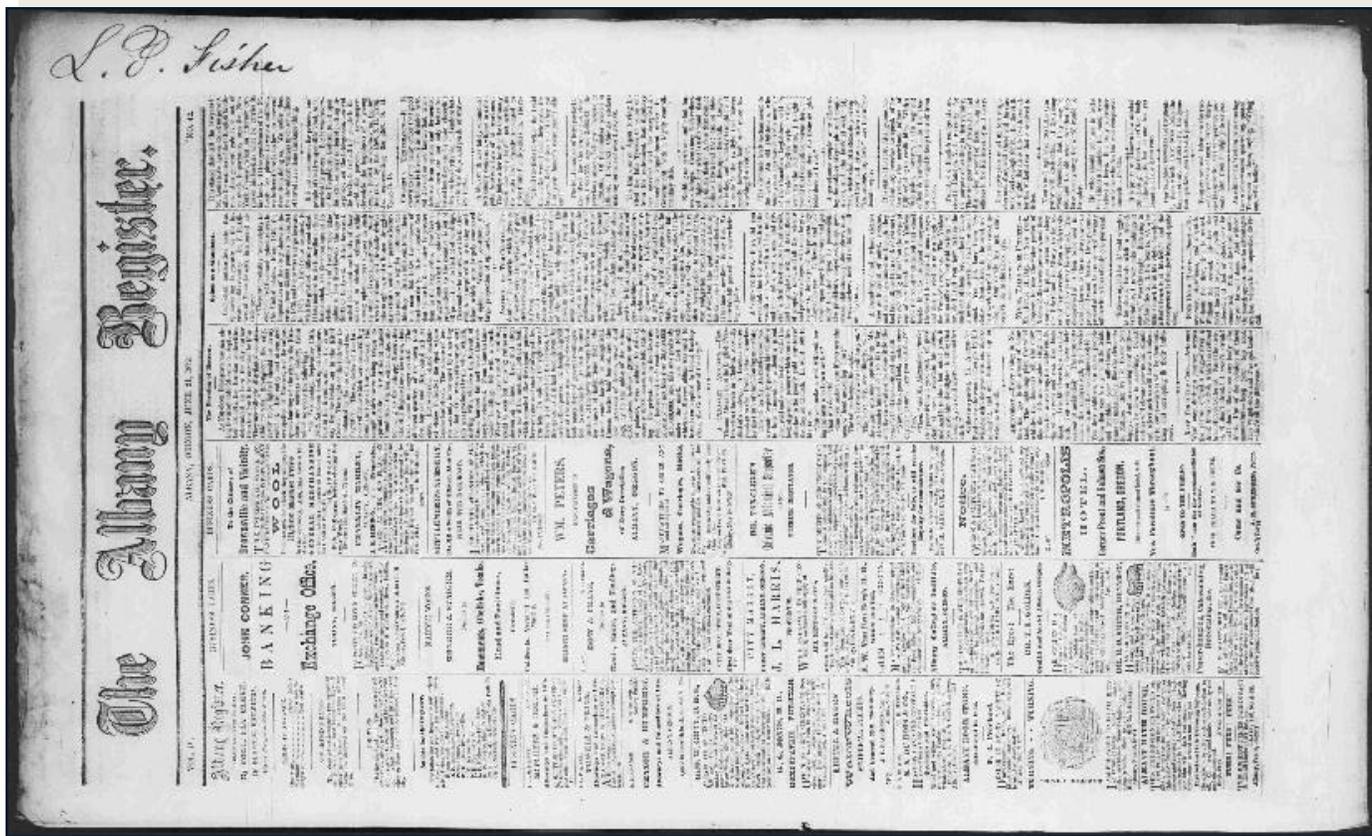
The State Rights Democrat ran a column in 1878 with the following excerpt:

On the 13th of last month [April, 1878] the County Commissioners' Court, upon the petition and application of several hundred voters and citizens of the county, made an order to give to the Dayton & Grand Ronde Railroad Company county warrants to the amount of eighteen thousand dollars, the estimated taxes on said railroad for ten years. In consideration therefor the railroad company was to keep up and in good repair for ten years the bridges across the river at Dayton and McMinnville, and rebuild the bridge at Dayton; also, to transport all bridge and road material for the county over the railroad free of charge for ten years, and also to construct a branch of their road to McMinnville before Oct. 1, 1878. (The State Rights Democrat, 1878, May 31)

In 1880, The Albany Register noted "It is rumored that the county court does not intend to repair the Dayton bridge this year. If true, this will prove a source of great inconvenience to residents of Yamhill county." (The Albany Register, 1880, February 27).

Dayton was incorporated on October 15, 1880 with a population of 375.

The Corvallis Gazette noted in 1881 that the "Dayton bridge is to be protected from driftwood the coming winter by driving two clusters of lumber piles." (The Corvallis Gazette, 1881, October 21).



The Albany Register, June 21, 1872

In 1890, The Eugene City Guard reported:

On Monday of the flood the Yamhill river at Dayton was fifty feet above low water mark, and by Tuesday night it had gone up ten feet higher. The Dayton bridge is now a thing of the past. The water rose to the eaves of Adam Roosner's house. Considerable grain the warehouses was ruined. Dayton again has a ferry as in long years ago. (The Eugene City Guard, 1890, February 22)

## 1890-1914 Wagon Bridge

In 1890, the County granted a license to W.P. Reynolds "to run a ferry across the Yamhill River at Dayton for three months and that the County's plan to put in a new bridge at any time shall not be interfered with by said ferry or license granted." "Mr. Reynolds has taken his ferry boat to Dayton where he will run it for three months, when the bridge will no doubt be rebuilt." (Newberg Graphic, 1890, February 22). The license was extended for an additional three months with the same restrictions.

The 1890 Newberg Graphic recorded that "All bids on the Dayton bridge were rejected. Bids will again be received June 16th." (Newberg Graphic, 1890, June 14) A week after this announcement, the Newberg Graphic reported "The contract has been let for building the bridge across the Yamhill river at Dayton, to the Pacific bridge company for \$13,175." (Newberg Graphic, 1890, June 21).

The Salem Evening Capital Journal reported on construction of the replacement bridge:

Work commenced on Monday last on the new bridge which is to be built across the Yamhill river

at Dayton. There will be about 20 men in all at work on the bridge. The same company is building the Dayton bridge that is also building the big bridge at Salem. (Evening Capital Journal, 1890, September 8)

The bridge construction was finished in 1890, and a decade later, repairs were completed as noted in the Newberg Graphic. (Newberg Graphic, 1900, June 15).

In 1914, the bridge collapsed, and the event was described in the Newberg Graphic:

The wagon bridge over the Yamhill river at Dayton collapsed at the hour of 4 o'clock on last Monday morning and fell into the river a pile of wreckage. It was a 400-foot span and was a combination of wood and steel. So far as known there was no one on the bridge at the time of the accident. People living near by say they heard an auto speed across the bridge about an hour before it fell, and from that time on the cracking of timbers could be heard but they were uncertain as to the cause. Temporary provision is to be made for crossing the river until such a time as a new structure can be built. (Newberg Graphic, 1914, May 28)

The Morning Oregonian printed a similar article on the same day:

The people of Dayton should feel thankful that nobody was crossing their ancient wooden bridge when it collapsed. No doubt its fall has been accelerated by speeding cars, as they suppose. An automobile strikes a bridge with a rending force that increases in proportion to its velocity, unless the approach is perfectly devised. Of course Dayton will now have a new bridge which will

naturally be made firm enough to withstand all assaults. (Morning Oregonian, 1914, May 28)

## 1914-1963 Truss Bridge

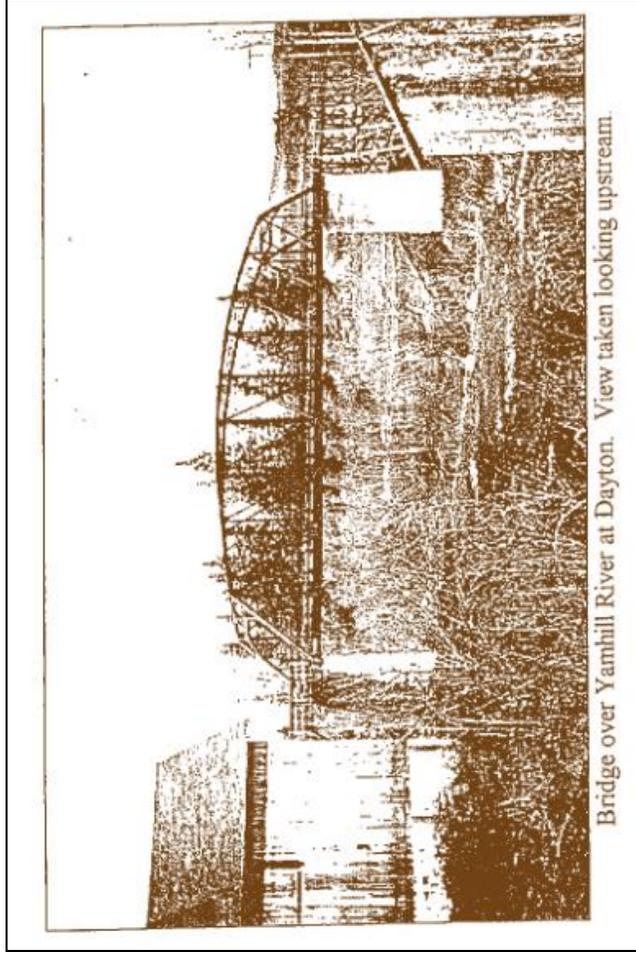
The 1914 steel and concrete Parker truss bridge was designed to carry heavier automobiles.

### **Dayton, Bridge—**

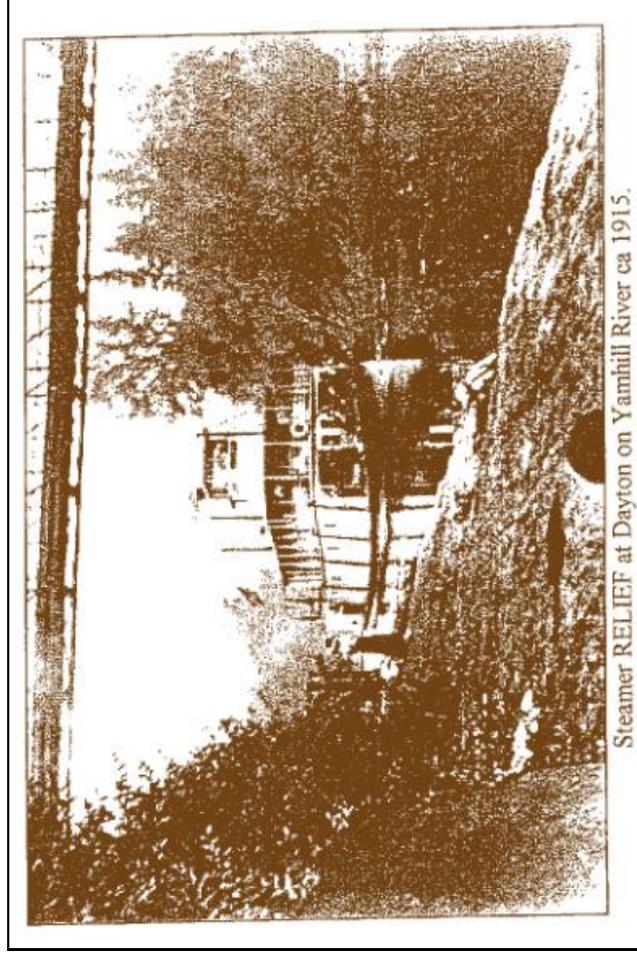
Located at the city limits of Dayton, over Yamhill River. Consists of one 200-foot, Pratt, Riveted steel span, with 18-foot roadway and wooden floor. Live load, one line of 15-ton trucks extending across the bridge. Clearance above low water, 62 feet. This bridge replaces a 350-foot wooden span that fell on the night of May 25, 1914. With permission of the War Department this bridge has four feet less clearance than the former one... Bridge completed December 15, 1914. (State of Oregon, 1914, November 30)

The complete price of the bridge was \$11,384.00. Fifteen years later, The Gate City Journal announced “The Dayton bridge spanning the Yamhill river at west city limits, while not entirely completed, will be opened to traffic within a few days. (Gate City Journal, 1929, November 8). The reason for this closure was not identified. The 1914 bridge was in service for almost half a century until being “replaced by a new bridge upstream.” (Bridgehunter, n.d.)

In 1957, the OR-18 (Hwy 39) over Yamhill River Bridge was constructed by the State Highway Agency. The 629-foot bridge connects the SE Dayton Bypass to Highway 99W. (BridgeReports, n.d.)



Bridge over Yamhill River at Dayton. View taken looking upstream.



Steamer RELIEF at Dayton on Yamhill River ca 1915.



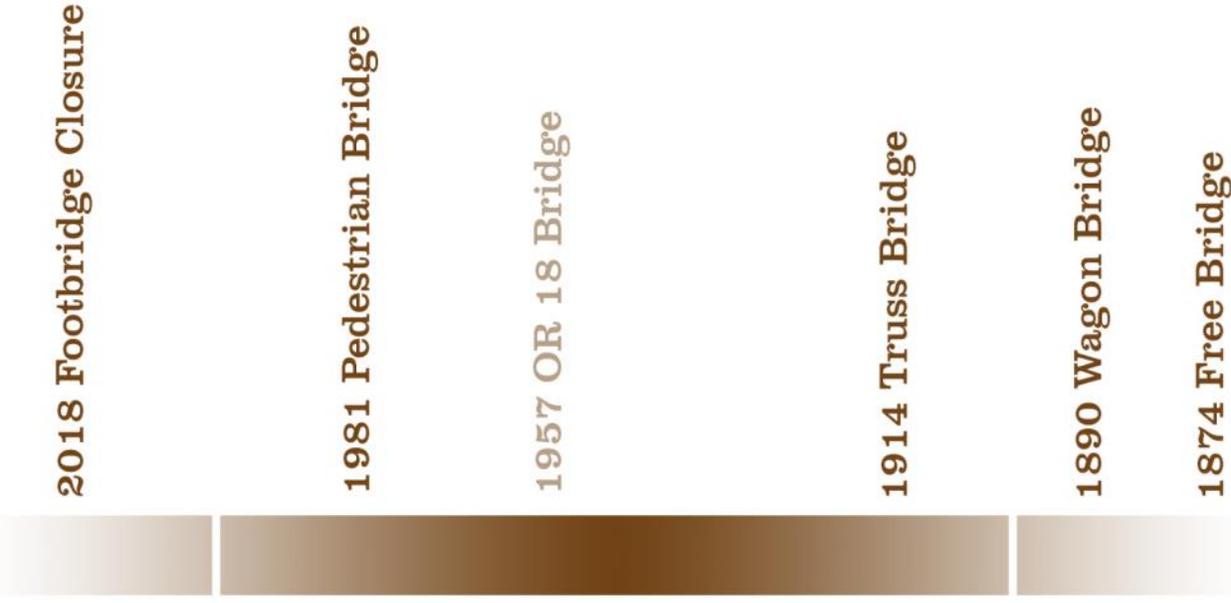
## 1981—2018 Pedestrian Bridge

The pedestrian bridge was completed in 1981. Work is proceeding on the pedestrian bridge spanning the Yamhill River in Dayton. The bridge will also carry the pipeline from the new sewer expansion project to the city of Dayton. An inspector and workmen were studying the construction Thursday morning. Mocon Construction Co. was low bidder on the project which is being funded partially with a federal grant. The bridge will offer access from the city to the sewer lagoons and a proposed park on the east side of the river. (Dayton Tribune, 1981, Oct. 8)

Bridge rehabilitation was conducted in 1987, and further deterioration led to closure in 2018:

### **Dayton closes footbridge**

**DAYTON**—The city has closed the footbridge that leads across the Yamhill River on the north edge of town. City officials said they closed the 540-foot, wooden bridge to all traffic for safety reasons after discovering it has deteriorated. They plan to evaluate repair options and funding, and make improvements as soon as possible. No timeline has been set. The aging pedestrian bridge leads from Ferry Street to Alderman Park on Kredler Drive. Residents often use the bridge to reach Alderman Dog Park or [the Willamette Wine Country RV Park] north of the city. Those areas can be reached by car or on foot by using Highway 18 instead. (Yamhill Valley News Register, 2018, June 26)





## Sense of Community & Place

**S**ense of community and sense of place are vital to creating quality of life. Sense of community creates the difference between being simply a resident or being an engaged citizen. It encompasses the feelings identification with and belonging to a community. Daytonians have a sense of community reinforced by local schools, businesses, churches and shared activities that create strong social networks. Sense of place is sometimes simplified as “knowing when you have arrived.” Daytonians have a sense of place defined by the city limits and reinforced by the Urban Growth Boundary. The Dayton Bridge Study Area can enhance both sense of community and sense of place through planning, development and programming.

### Sense of Community

The social interactions that form a sense of community can be strengthened through events and activities that foster citizen participation. Annual events such as the Old Timers Festival

help establish a strong sense of community. Numerous recreational and educational activities for adults, children and visitors should be programmed throughout the year to advance this effort. For these events and activities to be successful, they should individually and collectively “tell the story of Dayton.” Citizens and visitors should know this “story” and be able to share it with others. The story includes the history, context, and current aspirations of the City. The Dayton Bridge Study Area can play a unique element in this effort through development, event planning, and programmed activities. The range of possibilities with the available open space, river access, and unique bridge are amazing. They include annual and seasonal celebrations with the bridge as a focal point; water recreation of all kinds (blue tourism); riverside park features and amenities (Waterfront Park); educational activities connected with the riparian environment; and many others. The **Recommendations** in this report include numerous annual events and activities for the Dayton Bridge Study Area.

## Sense of Place

Sense of place is a foundation for the economic, environmental, and social value of a City. Sense of place is not typically a component of Comprehensive Plans; often ignored in development codes; and not even included in traditional definitions of sustainable development. And yet, when we think of the places we most enjoy, sense of place is the deciding factor. Dayton is fortunate to have a rich historical heritage, and the bridge is a singularly remarkable landmark in this heritage. The study area is located on the site of the earliest ferry that founded the City—referenced by the current street name—and current site of the City’s identity on the Yamhill River. City imageability is defined by 5 components: districts, paths, boundaries, landmarks, and nodes. This imageability is how citizens and visitors know the city, and is not a direct outcome of Comprehensive Planning or zoning—it is often achieved in spite of these regulatory documents. The Dayton Bridge Study Area can strengthen all of these through integrated planning and design. **Districts** are the land uses identified for an area, and the study area should be easily identified as a key green, open space for the City’s greenspace network. **Paths** is a broader concept that include streets, trails, and waterways. The Study Area provides a key linkage for walking, biking and boating that can be integrated in a Connectivity Plan. **Boundaries** are features that create the perceived shape of the community, and these are clearly marked by Highway 18 and the Yamhill River. **Landmarks** are cultural or geographic features that are easily recognized as significant City features. Many cities spend thousands of dollars to create a landmark—the Dayton footbridge is already in existence, but not promoted as the iconic structure that it is. **Nodes** are areas where significant events and activities take place. The Study Area provides an ideal canvas to develop an extraordinary “node” for the City.

Creating a sense of place—placemaking—can be accomplished by strengthening city imageability, and the Recommendations provide numerous plans and designs.

# City of Dayton

Dayton was founded in 1850 by Andrew Smith and Joel Palmer. There are many historic landmarks throughout the city. 41 to be exact.

## First Baptist Church

Built in 1886 & dedicated in November of that same year, this building is one of the oldest brick buildings in Yamhill County and the first brick church to be built in Dayton.

## Courthouse Square

Located in the heart of Downtown, the land was donated by Joel Palmer in hopes that the County Seat would be placed in Dayton.

## Fort Yamhill

Built in 1855 & 1856 by Willamette Valley Settlers, on Fort Hill near the present community of Valley Junction, as protection against Indians who had been moved onto the reservation.

## Dayton Bridge

In 1980, the City of Dayton applied to the U.S. Coast Guard to build a cable-stay pedestrian/pipeline bridge of laminated wood. The 538-foot bridge was constructed the following year, and is currently under consideration for repair and/or replacement.

Interested in more historic sites like these ones? Take a walking tour!

By Katie House 8/7.8/2018

## Planning & Design Concepts

Sense of community and place should be considered as interconnected and interdependent. The following are a series of planning and design concepts to develop sense of community and place:

### Imagery & Branding

The Study Area should be planned and designed to create a cohesive image as a recreational and education focal point for the City of Dayton. This includes design guidelines for architecture, landscaping, and signage/wayfinding. It can be further refined with entry statements (landscaping and signage at Ferry Street and Alderman Park entrances), thematic events (e.g. Old Timers Festival celebrations through the study area), and programmed activities (e.g. school visits). Combined with the City's historical imagery, the Study Area will help with City branding for tourism development.

### Experiential Design

The Study Area should be viewed as a “stage” for creating meaningful and memorable experiences. This is the foundation for tourism development, but also essential to establishing sense of community and place. The Study Area “experience” should blend esthetics (e.g. Waterfront Gardens), entertainment (e.g. kayaking), education (e.g. school visits), and escapism (e.g. winemaking). In addition, the experiential design should focus on complete sensory experience: sight (e.g. bridge views), sound (e.g. amphitheater concerts), smell (e.g. flowering vegetation), taste (e.g. food vending), and touch (e.g. river water).

### Biophilic Design & Green Infrastructure

Biophilia is the “love of nature” and should be a guiding design principle for the Study Area which is primarily a public green space. All development should incorporate design that reflects harmony with nature including green

streets (Ferry Street), green walls, and biosolar roofs (on-site structures). The area also has potential to be an essential element in green infrastructure through low impact development (LID) and other environmental services. An expanded approach to this initiative would be to form an ecodistrict with the neighboring residential development and RV Park.

### Programming

The Study Area can be planned and designed to accommodate a wide array of events and activities, but it is essential to have the area programmed to ensure its full potential for sense of community and place. The City should appoint/hire an individual or committee to schedule events and activities for the Study Area that are also coordinated with City-wide events and activities. This effort requires coordination with local businesses, clubs, schools, regional institutions, and government agencies. A measure of success would be a full calendar of events and activities for use of the Study Area.

### Public Space & Public Art

The Study Area provides an ideal series of public spaces that can be active/passive, natural/built, and unstructured/programmed. The City has an opportunity to create a “third place” for all ages to gather. In addition, the entire Study Area can be an amazing cultural experience spanning music, dance, theater, and the complete spectrum of public art. The design and planning of the bridge, parks and landing should be flexible enough to accommodate the widest range of cultural expression.

The **Recommendations** provide specific guidance for sense of community and place planning and design.



# HISTORICAL BUILDINGS IN DAYTON, OREGON

PPPM 445 | ALTERNATIVE ASSIGNMENT: POSTER | HUIYANG MA



The City of Dayton is located in the heart of the beautiful Willamette Valley, the central location makes it easy to take advantage of all the great attractions that are found in the Valley. This charming small town has 2,635 people in population, and the rich pioneer history giving it a unique sense of place. Dayton's pedestrian-friendly downtown is the business district, with shops, cafes and restaurants, centers around the historic town square and Court-house Square Park where families and residents enjoy congregating. The quaint, small town atmosphere, town square events, and town's 41 places on the National Register of Historic Places appeal to visitors and locals seeking real life experience.

## THE FORT YAMHILL BLOCKHOUSE

Location: NE corner of the Court House Square Park



This building was a military blockhouse built at the Grand Ronde Agency by Willamette Valley settlers in 1856. U.S. troops were sent to the station the same year and it was named "Fort Yamhill". Among the famous army officers stationed at this fort were Sheridan Wheeler A.J. Smith, D.A. Russell and Hazen. The Fort was abandoned by army authorities in the 1860s, and was moved from the top of Fort Hill to Grand Ronde and used as a jail. By permission of the U.S. government Fort Yamhill was moved from Grand Ronde Agency to Dayton in 1911, through efforts of John. G. Lewis who is a patriotic citizen. This structure was rebuilt on this spot as a memorial to General Joel Palmer who is the pioneer of Oregon Superintendent of Indian Affairs, founder of Dayton and Donor of the Blockhouse square park.

## EVANGELICAL UNITED BRETHREN CHURCH

Location: 302 5th Street

Constructed between 1883 and 1887, a split in the congregation caused the sale of the church in 1894 to George Foster, a primary organizer of the Christian Church.



Citation: <http://www.daytonoregon.org>  
<http://www.ci.dayton.or.us/upload/page/0133/Dayton%20Historic%20Walking%20Tour%20Brochure.pdf>  
<https://web.archive.org/web/20081201160004/http://www.mthoodmagazine.com/2008-05/6-oregon-trail-info.htm>  
<http://www.joelpalmerhouse.com/about/>

## JOEL PALMER HOUSE

Location: 600 Street, Dayton, OR



The house, located at 600 Ferry Street in Dayton, is one of Oregon's finest historic homes. It has been on the National Register of Historic Places since March 16, 1987,<sup>[1]</sup> and is on the Oregon Historic Register.<sup>[4]</sup> It was the first of 48 Dayton properties to be listed<sup>[5]</sup> and is the town's oldest standing structure.

Upon Joel Palmers return to Dayton in 1857 he built this home for his family residence. While living in Dayton Palmer was active in local politics, serving as Speaker of the House of Representatives in 1862, and State Senator from 1846 to 1866. He died in 1881 and is buried in the Brookside Cemetery.

The Joel Palmer House was purchased by the Czarnecki Family in 1996. The Czarnecki Family is a "chef family", and current owner is Christopher Czarnecki who is also the main chef of the Joel Palmer house restaurant. This fine restaurant main theme is wild mushrooms combine with fine cuisine, great mushroom hunting, and world-class wine.



## BROOKSIDE CEMETERY

Location: 3rd & Mill Streets

This cemetery dates to 1864 and became public in 1850 when early pioneer and Oregon legislator Joel Palmer, donated some of his land for a town burial ground. In 1874, six years before Dayton became an incorporated city, Joel and Sarah Palmer deeded the land to the local school district, as it was the only local governmental body. The deed specified that burials "be free for the entire community" to "advance the cause of benevolence and humanity".

Burials ceased in 1987 leaving a total of 560 people buried here. Their life stories are the reason Brookside Cemetery is on the National Register of

Historical Places. They are reminders of the vision, strength, and hard work of this region's founders. Some old Dayton family names are still visible in the community, such as Palmer Creek, Mary Gilkey City Library, and Alderman Park. Joel Palmer set aside land for the Brookside Cemetery in the 1850's. Specially marked graves show who voted at Champoeg in 1843 for Oregon's Provisional Government. Joel Palmer, Francis Fletcher, Pleasant Armstrong & Medorum Crawford are just a few buried in the Brookside Cemetery.

## HARRIS BUILDING

location: 302 Ferry Street

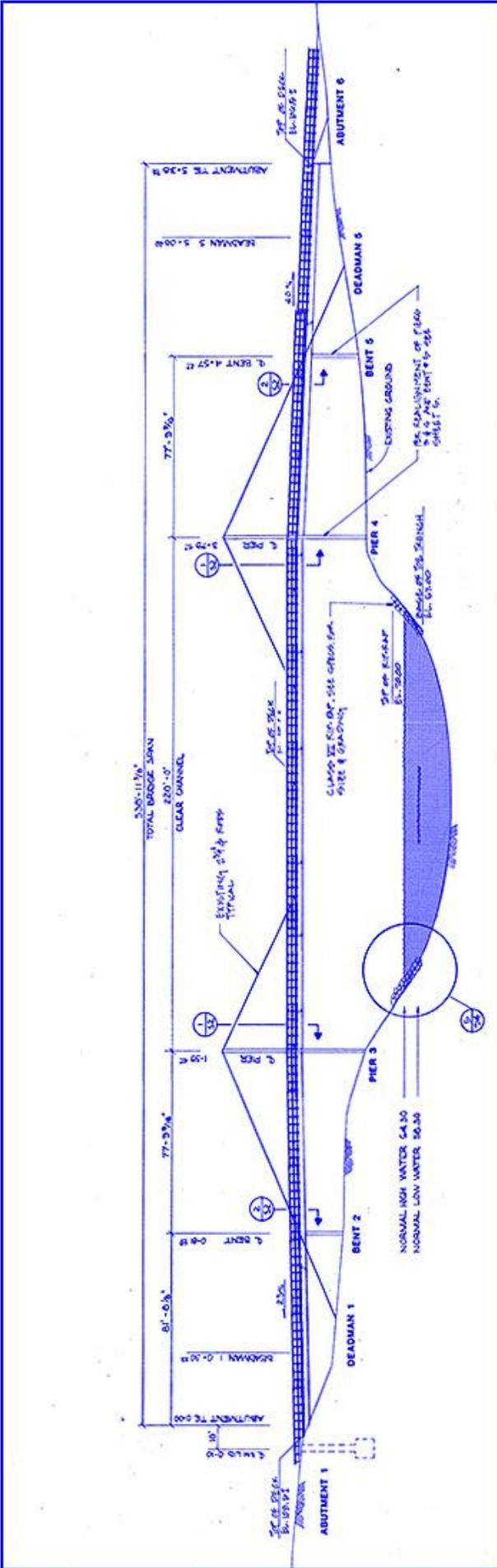
Constructed in about 1913, the first floor was a drug store operated by Robert Harris until his death in 1926. The second story was used as offices and subsequently as the IOOF Lodge.



## DAYTON COMMON SCHOOL

Location: 506 4th Street

The former Dayton Common School was constructed before 1860 and was the first elementary school in Dayton until 1875 when a new school was constructed.



# Renovation & Restoration

There are multiple development scenarios for the Dayton Footbridge with two primary approaches: take no action pending completion of the Newberg Dundee Bypass or renovate the existing structure as a temporary crossing until the Bypass project is funded.

## No Action

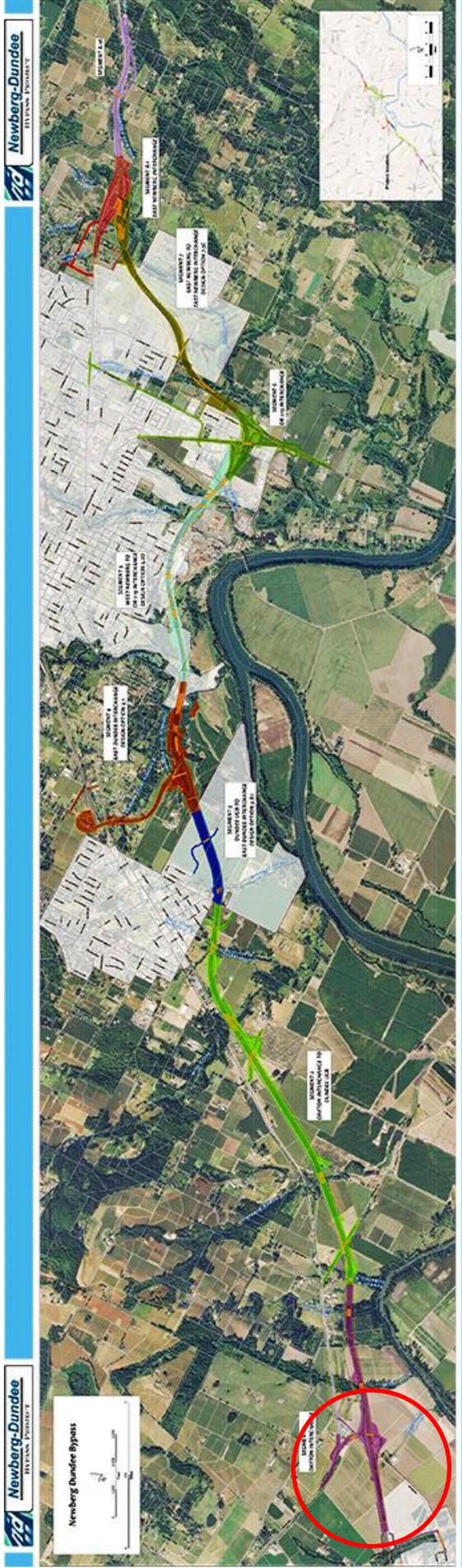
This scenario is a continuation of the current conditions: closure of the footbridge and rerouting of walking/biking connections via the Highway 18 bridge. This scenario recognizes both the lack of renovation funding and the temporary nature of the footbridge if and when the Bypass replaces it with a vehicle crossing. If sufficient funding cannot be realized, this is the default scenario. Recommendations for this scenario would include permanent closure measures to prevent continued public use of the bridge and improvements to the rerouted trail along Highway 18.

## Bridge Renovation

“There is no timeline for when Phase 2 would be built, since no funding has yet been identified for construction. The design work should begin soon, but the earlier environmental studies provide the preliminary alignment and location of the roadway, culverts, bridges and other related structures.” (State of Oregon, Department of Transportation, 2018, January 10) This report focuses on bridge renovation and environmental restoration as the preferred alternative to “no action.” The social, economic and environmental benefits are considered more valuable than defaulting to a closed connection and abandoned community landmark.

Replacing the existing bridge with a new structure is neither economically feasible nor practical in consideration of a future bypass. The question then becomes how to renovate the bridge safely, efficiently and economically.

# Renovation & Restoration



Newberg-Dundee Bypass Full Project Map

## Green Development

Bridge renovation should be conducted using sustainable development practices and materials. One approach to ensuring sustainable development principles would be to adopt Leadership in Energy and Environmental Development (LEED) principles for new construction and neighborhood development. (United States Green Building Council, n.d.) This is a comprehensive program that evaluates the full spectrum of environmental assessment and practices. Renovation materials should be given special consideration for the bridge's unique design and construction. Specialized materials such as cross-laminated timber, hempcrete and composite materials should all be evaluated for cost, durability/maintenance, and aesthetics. There are many recommendations regarding bridge construction.

## Environmental Restoration

Concurrent with bridge renovation, there should be an integrated program for environmental restoration. This effort includes reestablishment of native riparian habitat for fish and wildlife. The environmental restoration program should be coordinated with local schools, state and national organizations with experience and expertise in the relevant environmental disciplines. Parallel with this effort, landscaping of the Study Area should adopt an approach that is compatible with environmental restoration with the overall goals of increasing biodiversity and creating an urban ecology that is both functional (e.g. green infrastructure) and esthetically pleasing. The bridge can be renovated to include specific avian and aquatic habitats that can implement these goals.

# Renovation & Restoration

## Renewable Energy

The bridge provides unique opportunities to develop solar, wind and hydropower renewable energy. The provision of solar panels as part of the renovation redesign would be sufficient to power both safety and decorative lighting for the bridge. The solar panels themselves should be integrated in the redesign and/or installed as part of the public art program. Other structures (e.g. a solar-panel parking canopy) can also have mounted solar panels, and free-standing solar panels can be designed to blend into the landscape as sculpture. Wind turbines on the bridge provide additional energy that can be routed to Study Area uses such as event tents and stages. These can be incorporated into the bridge lattice-work or mounted above the bridge as animated public art works. Micro hydropower systems can be installed beneath the bridge and provide a continuous, renewable energy source for the Study Area. These three systems can be independent and also interconnected with a local network for efficient distribution and storage. Collectively, this system would make the Study Area energy-independent for all events and activities, and make the Waterfront Park an invaluable emergency staging area in case of a disaster. The renewable energy component makes the Study Area ideal for education and potentially state and national grants. The **Recommendations** provide a wide spectrum of renewable energy projects for consideration either individually or as an energy-independent system.

## Historic Preservation

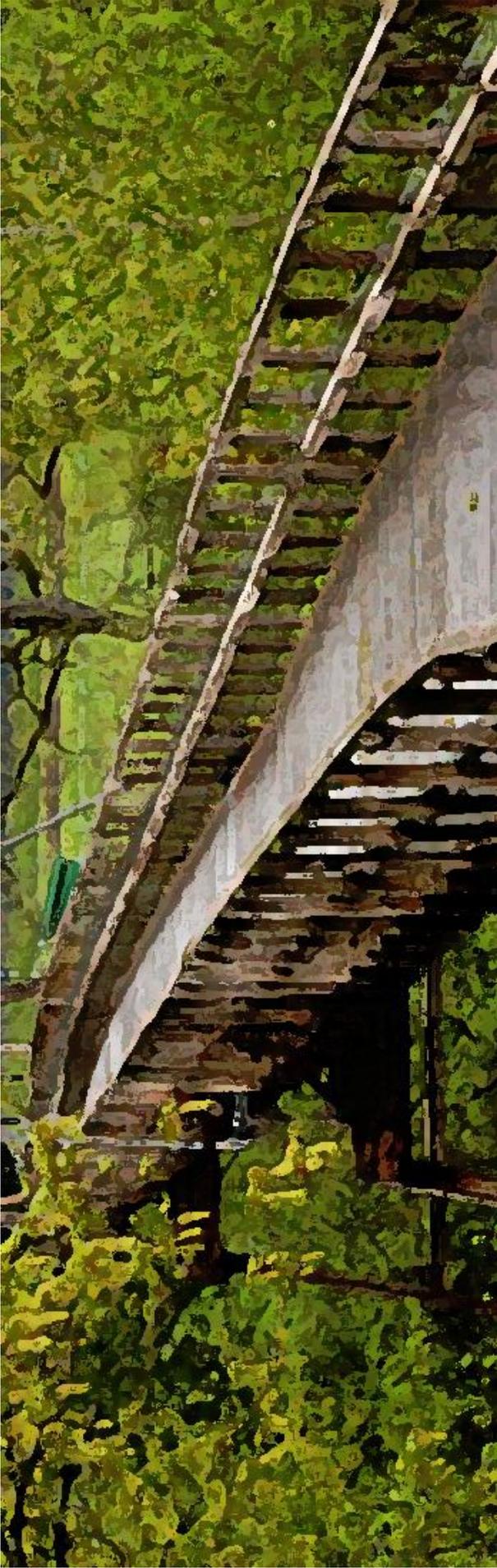
The Dayton footbridge is part of the City's "story" dating back to founding of the community. The bridge site has been in relatively continuous use since 1850 and has seen a wide variety of period architecture and engineering styles. Bridge renovation should continue this story by incorporating

design elements and materials in the updated construction. Plaques installed on the bridge can share the history of the site and City. Materials removed from the bridge can be used in construction of other Study Area structures, used for artisan crafts, auctioned to individuals and companies, and applied to other uses. The renovated bridge should be integrated into the Dayton historical heritage such as the Walking Tour. The **Recommendations** provide a variety of projects that promote historic preservation goals and objectives for the City of Dayton.

## Systems Approach

Renovation of the bridge can be viewed as a stand-alone project with the objective of maintaining a pedestrian connection. It is infinitely more valuable to view this project from a systems perspective in which bridge renovation is integrated with a larger realm of goals and objectives including sense of place and community, connectivity, environmental restoration, renewable energy, cultural expression, economic vitality, and many others. The Study Area expands the bridge renovation project to include Alderman Park, Dayton Landing and the proposed Waterfront Park as an interconnected and interdependent, green, open space system. Each recommendation can be an independent implementation action, but their value can be exponentially increased by adopting a series that are interrelated. In short, the Study Area can be "greater than the sum of its parts." (Aristotle)





## Walking & Biking

A hallmark of a “Green City” is its walkability and bike-friendly design. The Walk Score for the Dayton Bridge Study Area is “36—car dependent.” (Walk Score, n.d.) Many of the recommendations in this report will enhance this measurement in addition to the many other social, environmental and economic benefits.

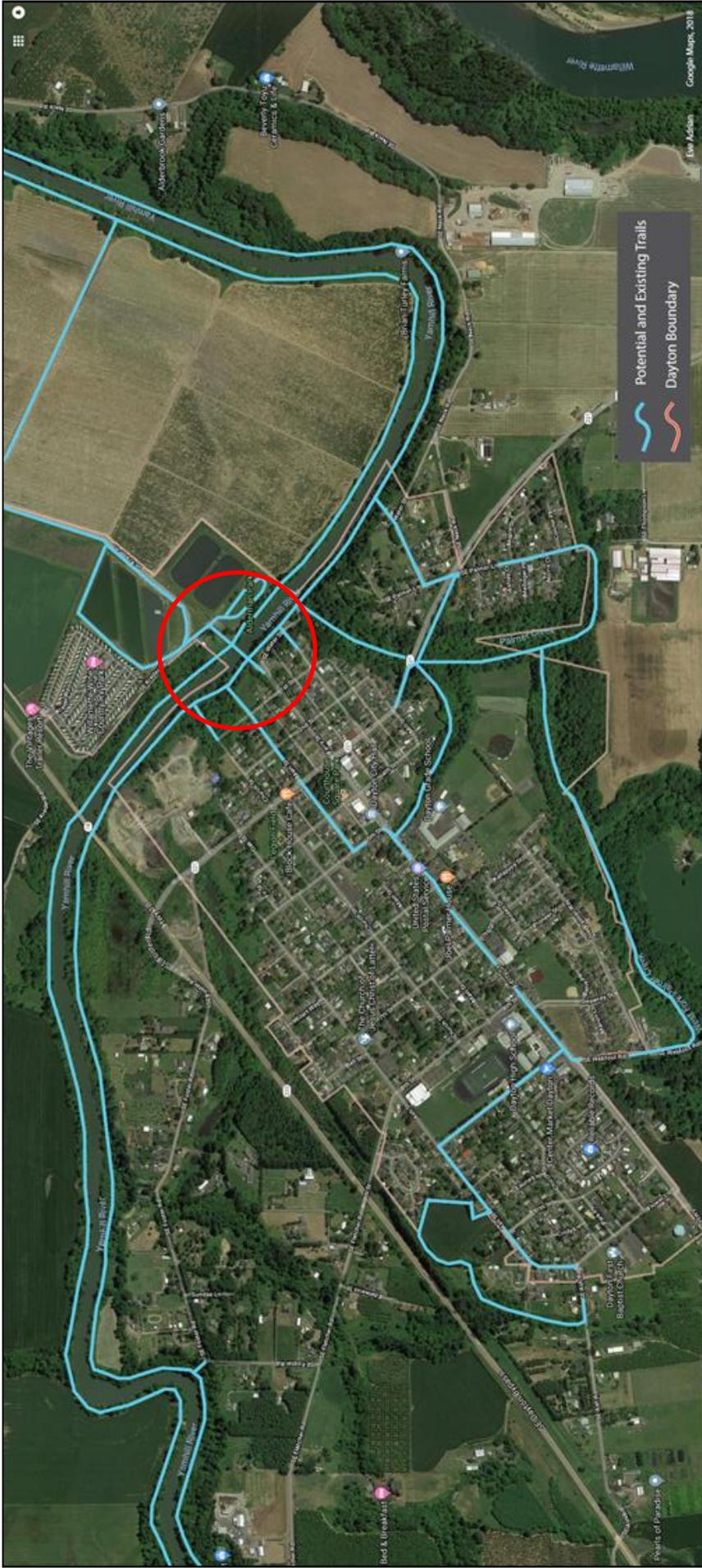
The Dayton Bridge Study Area forms a key component of this value for the City as a vital connection with local and regional trails and recreation. The proposed Connectivity Plan effectively links residents and visitors to:

- The Yamhill River and potentially to the Willamette River
- Residential areas
- Dayton Grade School and High School
- Sports fields
- Downtown businesses (Adrian, 2018)

The Connectivity Plan multi-purpose trail system provides pedestrian and biking connectivity for residents and visitors. The Connectivity Plan also provides access to the Dayton Landing expanding the system with boating and personal watercraft on the Yamhill and Willamette Rivers. (County of Yamhill, Oregon, n.d.)

### Sidewalks, Bike Lanes, and Trails

In order to safely and attractively develop a walking and biking network, there must be adequate facilities. For city connectivity, there should be both sidewalks and bike lanes to encourage walking and biking. For smaller streets, signage and sharrows (street stenciled bicycle symbols) may be used to improve pedestrian and cyclist safety. Sidewalks and bike lanes should be connected with multi-purpose trails and form a system that allows access to major commercial and recreational places. This system should form a Connectivity Plan that considers public access for business, schools,



Connectivity Plan (Adrian, 2018)

recreation, and emergency evacuation routes. The river trails can also be developed for environmental restoration and biodiversity enhancement. Whenever possible, this system should be composed of loops to increase their utility and access.

## River Gateway

As noted, the bridge is a nexus for the walking and biking system and Yamhill River corridor. This makes it a unique “gateway” for the City and river—especially in conjunction with the Dayton Landing.

## Multi-purpose System

The Connectivity Plan should incorporate the following considerations:

- Commercial and recreational access
- Recreational use
- Safe Routes to School (State of Oregon, Department of Transportation, n.d.)
- Emergency evacuation and access routes

- Work commute
- Wildlife corridors
- Utility corridors
- Events and activities
- Others

## Planning and Design Elements

The Connectivity Plan should include a comprehensive approach to unifying the walking and biking network. This includes creation of a uniform signage and wayfinding program with directional/distance signs, street painting and striping, paving and surface treatments, bike racks, and repair stations. The recommendations address these as independent implementation actions, but they should be part of a more systematic approach to improve the City’s walkability and bikeability.

## Programming

In addition to system improvements, the Connectivity Plan should address the role of walking and biking in planning for events and activities in the Study Area as well as city-wide. Ferry Street could be developed as a “Festival Street” to enhance connectivity with the downtown and bridge. Festival street design elements include special signage, sidewalk design and pavement treatments. Trails on both sides of the bridge can be programmed for events and activities that are specific to the trail use such as a marathon, or related to other events such as a parade. The bridge and the proposed Waterfront Park or Alderman Park also create an extraordinary starting and/or end point for these events and activities.





# Economic Development & Tourism

The bridge and Study Area create exceptional opportunities for economic development. The current primary funding source is the Oregon State Lodging Tax. (State of Oregon, Department of Revenue, n.d.) The City has reserved over \$100,000 from these transient lodging taxes (TLT) and acquires approximately \$60,000 annually. Total costs for renovation are estimated at +\$500,000, so there is a current shortfall that cannot be addressed solely by TLT for the next six to seven years. To expedite renovation of the bridge, additional funding sources must be identified and acquired. These additional funding sources include grants, sponsorship programs, and tourism projects.

## Grants

The bridge renovation project is eligible for a number of Oregon state grant programs many of which are in the Recommendations section of this report. In addition to these, there are many federal and institutional grant programs

specific to the bridge and related development such as riparian restoration. A large database of grants is available through Oregon State University's online grants databases. (Oregon State University, n.d.) The University of Oregon maintains a grant/foundations resource with guides for applications. (University of Oregon, n.d.)

By integrating other programs in the Study Area, applications for a wider spectrum of grants can be accessed and applied for with stronger applications. The Recommendations section references numerous grants from all of these organizations.

## Sponsorships

Sponsorships include a variety of funding strategies including partnerships, donations/patronage, branding, and marketing techniques. The City should consider public/private partnerships as an ideal approach to strengthen

intergovernmental relationships and develop funding opportunities. This effort should be part of the City's overall economic development program with special consideration given to the bridge renovation. If the bridge is promoted as a community and regional icon, there are multiple opportunities for branding, marketing, advertising and merchandizing. The bridge design is unique and ideal for graphic use in merchandizing for online sales or at events and activities.

## **Tourism**

The Study Area has extraordinary potential for tourism development. This potential can be improved by enhancing the following supply-side elements:

### **Attractors**

Renovate the bridge, improve the Landing and development parks to create a series of linked attractors. Program a series of events and activities for residents and visitors.

### **Infrastructure**

Make relevant infrastructure improvements for access and amenities.

### **Hospitality Services**

Promote community-wide tourism awareness of the City as a host to visitors at shops, hotels and restaurants.

### **Information**

Provide online and on-site (e.g. kiosk) information informing visitors of attractors, hours of operation, locations, etc. (The Walking Tour is a good example of this type of information)

### **Promotion**

Promote the attractors through various media including City website, social media, publications, radio and TV.

These activities must be coordinated for synergism and to avoid conflicts. It is critical that the City appoint person and/or committee to have responsibility for these external economic development initiatives. This person and/or committee will partner with or be under the direction of the City Manager to ensure these activities match City economic development programs.

The Recommendations includes a wide variety of economic development and tourism projects. And, as note, these should be approached systematically as part of a concerted effort that spans multiple Study Area and community interests.

## **Bridge Renovation Analysis**

As shown, a cost-benefit analysis would need to quantify a range of values that are not easily monetized. An initial effort to assess the costs for renovation and capacity for funding should be conducted as soon as feasible. This can then be translated into a project timeline that the City can officially adopt and manage. If the base time frame is the number of years to acquire sufficient TLT's (e.g. commencement in 2025), then it could be accelerated by other funding sources. This can be beneficial for a number of reasons including community anticipation/promotion, grant writing, event programming, and many other community efforts.

## **Conclusion**

It is the consensus of opinion among the research team members that the Dayton Footbridge—in conjunction with Alderman Park, Dayton Landing, and the proposed Waterfront Park—comprise an invaluable, recreational/educational venue, economic/tourism development, and cultural/environmental resource for today and future generations. We sincerely hope the following recommendations aid the City in realizing its vision.





City of Dayton Entry Sign

This report is an edited and condensed version of more than [Table of Contents](#). The [Index](#) has [hypertext links](#) to the first or 20 papers prepared by the research team.

The PDF version of this document has [hypertext](#). Click on any [The Recommendations](#) are numbered and alphabetically blue text to be linked to the Internet or within this report. ordered to enable easier tracking. The [References](#) are in Click on the bottom number and bridge icon to return to the alphabetical order for easy location from citations in report.



# Recommendations

1. **Adopt the Bridge Program** - This program is based on the popular “Adopt A Highway” sponsorship that recognizes individuals and organizations who have contributed to bridge renovation, environmental restoration, and/or park and trail development.
2. **Alderman Park** – Ensure the connection between Alderman Park and the bridge through thematic signage, design guidelines, and event programming. (see *event programming*)
3. **Art Contests** – Incorporate renovation design to use the bridge as a host spot for art contests. For example, artists can pay to use the bridge to showcase their art.
4. **Art the Box** - Initiate "Art the Box" to transform traffic signal boxes (and other infrastructure equipment) into works of art. (Huhn, 2013).
5. **Art Tour** - Design an ‘art tour’ around the bridge and throughout the town of Dayton that requires observers to walk over a distance to see the whole series. For example the Solar System exhibit in Eugene. (efn.org, n.d.)
6. **Bicycle / Walking Trail** - Provide a set track that is not alongside roads for recreational bikers along the river pathway. Clean up the river path to create an off road nature trail for bikers and walkers to stay away from populated downtown areas and enjoy scenery.
7. **Bicycle Businesses** – Provide incentives for bike shops and bike businesses to move to the town.

*Incorporating the Ferry Street Bridge to a trail network will help to memorialize its profound history in Dayton and solidify its residents’ pride in their city for years to come. Eve Adrian*

# Recommendations

8. **Bicycle Infrastructure** - Create bike infrastructure throughout the town to develop a culture of cycling for residents and visitors alike. “Design with Bikes in Mind.”

9. **Bicycle Lanes / Sharrows** - Install bicycle lanes throughout the corridor separate from the cars for ultimate safety. If street limitations prevent this, painting sharrows along streets is an easy cost effective way to promote biking and biker safety.

10. **Bicycle Markings on the Bridge** – Apply bicycle markings on the bridge to prevent pedestrian/cyclist conflicts. The stencil for a bike right away costs around \$145 (Alphabet Designs, n.d.).

11. **Bicycle Racks** - Bicycle racks are a key component of bicycle friendly design.

Ensuring the safety of a bike promotes the use for them. Bicycle racks can come in all shapes and sizes. There can be an artistic aspect of them, so they can be customized by a local artist to reflect the beauty of Dayton. These racks start at around \$200 and go up depending on how extravagant they get (The Park Catalog, n.d.).

12. **Bicycle Rental Station** - A bicycle rental station would be a great asset for tourists to get to and from the city. The station should be near the bridge to encourage the use of the bridge. Access to bikes can stimulate the local economy by making it easier for people to visit the downtown and local restaurants.

13. **Bicycle Repair Stations** - Repair stations are a onetime investment which can help encourage the use of the bicycles. Putting one bike repair station in the park can

decrease the investment of a local citizen or tourist. Bike repair stations are a onetime cost under \$800 (Bike Fixation, n.d.). Placing these at the bridge and downtown would encourage use of bicycles.

14. **Bike Lanes** - Marked bike lanes would help the biking community feel safer. The roads in Dayton are already very wide and welcoming towards bikers. According to the Oregon Department of Transportation, “The standard width for a bike lane is 6 feet. While it is important to maintain standards for bicycle facilities, there may be circumstances where restrictions don’t allow full standards. Minimum bike lane widths are: 5 feet against a curb or

adjacent to a parking lane. A 4.5 foot curbed bike lane may be allowable where there are very severe physical constraints. 4 feet on uncurbed shoulders” (State of Oregon Department of

*The residents of Dayton exhibit a strong sense of place connected to their city, and through the refurbishing of the bridge along with the expanding of their annual Old Timers Festival, the rest of the surrounding area will be able to share with them this city’s extraordinary culture.*

*Daniel Amaro*

Transportation, 2011).

15. **Bike Parking** - Incorporate more places for people to park and store their bikes when traveling with them. Artistic bike storage can be an attractive attribute to a city and the businesses and an aesthetic part of the area. Incorporate an important piece of Dayton’s history into the shape of the bike rack such as wine grapes, a bridge, etc.

16. **Bike Share Program** - Adopt a bike-share system in the downtown. This may be an extension of a bicycle rental program or a separate program.

17. **Bike Tour** - Create a bike tour that focuses on and highlights history of town and history of Oregon that starts and ends in Dayton. Having a unique tour

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available that captures the spirit of Dayton, would draw people to the area and advertise the town's bike friendliness and bike-ability. Getting on an existing bike tour route would also be a good idea, since highway 99W is not far from town and there are tours that go through that highway (googlemaps.com).

18. **Bike-Friendly Design** - Include consideration for bikeability when new city developments arise such as requiring a bike rack to accompany the new building or if streets are repaved or renewed, include a bike lane or sharrows. When and if the bridge is rebuilt by ODOT, consider a safe bike path along the bridge.

19. **Biophilic Design** – Incorporate biophilic design principles in the development of the bridge and Waterfront Park to ensure blending nature with the built environment. (Biophilic Design, n.d.)

20. **Biosolar Roof** - Build a biosolar roofs on structures within the Waterfront Park and gardens.

21. **Biowall** - Create biowalls for retention walls in the Study Area. (Furbish BioWall Design Guide, n.d.) (see green walls)

22. **Bird Cage Walk & Tree** - Organize an annual event where people bring their pet birds in cages to be suspended from a tree or trees. Contests can be held for the most unusual bird cage, bird, birdsong, etc. This event can be combined with a bird walk where owners walk with their pets on a specific route to the tree(s). (China Daily, 2011, April 29)

23. **Blue Tourism** - Add recreation programs around the Yamhill River. Water recreation programs could include boating, canoeing, fishing, floating/tubing, R/C model boating, kayaking, rafting, etc.. Special events could include water walking balls and unique floats. Other recreation programs could include watersports and competitions.

24. **Bridge Advertising** - Invite businesses to purchase an area of space on the bridge for subtle advertising. Proceeds from the selling or rental of these spaces would go towards bridge construction and maintenance.

25. **Bridge Aroma** - Many members of the community strongly associate the bridge with its distinct smell [wood-tar creosote], and expressed worry about losing this characteristic if the bridge were refurbished. To maintain this olfactory love and possible make a profit from the some of the remodel work, the city of Dayton could commission local artists to create pieces, such as wood carvings or sculptures, using old or damaged wood from the pedestrian bridge in need of replacement. The wooden art would maintain the smell of the bridge for those interested and could be displayed around Dayton or sold to residents or tourists.

*It does not take an excessive amount of funding or huge game-changer designs, but sometimes it's the small 'cookies' in life that bring a better sense of community.*

*Emilie Christoffels*

from the some of the remodel work, the city of Dayton could commission local artists to create pieces, such as wood carvings or sculptures, using old or damaged wood from the pedestrian bridge in need of replacement. The wooden art would maintain the smell of the bridge for those interested and could be displayed around Dayton or sold to residents or tourists.

26. **Bridge Birding** - Design the bridge to include bird habitat for select species such as an elevated perch for osprey and bird boxes for raptors to aid birding tourism and discourage pigeons.

27. **Bridge Climb** - Create a special bridge section for climbing. (see *bungee jump*)

28. **Bridge Construction Materials** - Change the general structure of the bridge from wood to metal and

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composite materials to make the bridge sturdier as well as less susceptible to damage and erosion. Incorporate 100-percent recycled plastic material into bridge design. (Axion Structural Innovations, n.d.) Another material for consideration is Hempcrete for the foundation (the walking path), then topped with the original wood to keep the smell that people in Dayton love. Hempcrete is an alternative material that is cheaper than alternative materials and good for the environment. Concrete is a traditional resource used in creating roads and infrastructure in the past and it has proven to be a leading source of CO2 emissions into the environment and an increasing economic threat. Hempcrete, or another sustainable resource could save money and improve environmental standards. (American Lime Technology, n.d.) Incorporate sustainable bridge design through use of local cross laminated timber. (Risen, 2014, February 26)

*Widen the bridge—This could be one of the most costly aspects of the project, but it was the number 1 community request. Wyatt Creel*

- seek funding for [infrastructure improvements for the footbridge].” (City of Dayton, 2012, December 3)
33. **Bridge Name-A-Thon** - Host a ‘Name-A-Thon’ by a bidding competition with the winner getting their name on the bridge. The city council or appointed committee would be responsible for the final selection. If a corporation was selected, there would be an annual fee and/or public services as part of the agreement.
  34. **Bridge Naming Program** – As an alternative to a commercial branding competition, the City of Dayton should consider renaming the bridge with the vision of its community in mind. This could be done through a public participation and/or voting exercise.

29. **Bridge Decoration / Stained Glass** – Consider using stained glass suspended from the arches of the bridge or mounted on the sides. The stained glass could also be integrated into the structure and designed to complement bridge lighting.
30. **Bridge Furniture** - Build benches into the railing on the north side of the bridge that will close upwards when no pressure is applied (self-folding).
31. **Bridge Design Products** - Design and market custom products with the Dayton bridge. (Zazzle. n.d.)
32. **Bridge Infrastructure Improvement** – “Request the Dayton Community Development (DCDA) define and

35. **Bridge Opening Celebration / Inauguration** - Host a party for the community on the day that the bridge reopens to raise awareness and excitement about the new changes made to the bridge.
36. **Bridge Painting** - Paint the bridge to give it a greater aesthetic appeal. This might be all of the bridge or selected portions for the most pleasing esthetic.
37. **Bridge Plank Auction** – Replaced/unused planks from the current pedestrian bridge could be sold or auctioned off to community members interested in receiving a dedication or acknowledgement on the bridge. The city could dedicate purchased planks to individuals or families interested in purchasing a dedication. These planks could be carved or receive special plaque of dedication.

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38. **Bridge Planters** - Attach planters along the bridge for seasonal flower displays and/or hanging vines to grow alongside the bridge.
39. **Bridge Plaques** - Add plaques to the footbridge that give the history of the bridge and announce special events/activities.
40. **Bridge Promotional Material** – Produce printed and online media with imagery of the bridge for signage, publications, brochures, websites, and social media.
41. **Bridge Public Art** - Incorporate public art on and around the bridge. This can include sculptures, murals, lights, interactive art, musical art, and more. Emphasize local artists/artisans and school children.
42. **Bridge Public Space** - Create an event/gathering space near the bridge (e.g. Waterfront Park lawn/gathering space). Add park furniture and facilities for gatherings, picnics, group events, weddings, etc. (see *park furniture*)
43. **Bridge Research Station** - Develop the bridge with consideration for education and environmental research. I.e. riparian restoration, algae bloom prevention and response, hydrology, etc.
44. **Bridge Riparian Environmental Design** - Incorporate fish habitat in the new bridge design. (Native Fish Society, n.d.)
45. **Bridge Stewardship / Education** - Start a non-profit volunteer group that promotes stewardship or education. Start a wildlife center or kids summer program.
46. **Bridge Striping** - Paint a line down the middle of the walkway to separate walking/biking traffic.

47. **Bridge Surface** - Change the surface of the bridge from wood to composite materials to make the bridge easier for bike travel.
48. **Bridge Trademark / Icon** - To begin creating a distinctive sense of place in Dayton, the city should consider using the bridge as a trademark or symbol of the community. The distinctive structure of the bridge could be incorporated into city signage, brochures, and websites. Tying the image of Dayton to the bridge will create an association, making the bridge a part of Dayton’s character and a part of the community.
49. **Bridge Wood Carving** - Commission local artists to do wood carving on the planks of the bridge. These images could be individual, or used to tell a successive story as people cross the bridge.
50. **Bungee Jump** - Create a special bridge section that can be used for bungee jumping. (see *bridge climb*)
51. **Citizen Interviews** - Conduct interviews with residents regarding the bridge and promote through publication and social media.
52. **City Comforts** – Consider a variety of design features that encourage and enhance visitor experiences. Examples include drinking fountains, decorative signage/wayfinding, public restrooms, information kiosks and plaques, bicycle and dog stations, etc. City comforts may also be referred to as “cookies,” the delicate details of experience such as the welcoming mint on the pillow at a hotel.
53. **Climate Adaptation** - Consider climate adaptation and mitigation measures in construction, operations and maintenance of the bridge. E.g. green roofs for

*The dichotomy of artwork and sources of renewable energy will give Dayton a real sense of place and help it become an eco-city. Jed Deputy*

# Recommendations

Waterfront Park structures. (European Climate Adaptation Platform, 2015)

really help encourage use (Szczeplanski, 2015, March 15).

54. **Community Branding** - Honor the community. Reference the high school, the wine industry, or any cultural elements that makes Dayton unique in the design and operation of the bridge.
55. **Confederated Tribes of Grande Ronde Coordination** - Engage with native Americans in the aesthetic design, programming, and economic development of the bridge. (Confederated Tribes of Grand Ronde, n.d.)
56. **Connect Oregon Initiative** - Secure funding through ODOT's Connect Oregon Initiative. (State of Oregon Department of Transportation, n.d.)
57. **Cultural Heritage Preservation** - Coordinate bridge renovation with the City's cultural heritage preservation efforts. Three design approaches should be considered: Replace the current bridge with 1) the same historic design (wooden cable-stayed) but with new, composite materials, 2) a similar design style (e.g. beam bridge), or 3) a modern style with some historic elements such as word railings and/or carvings from the original wood planks.
58. **Cycling Event** - A community cycling event would encourage the use of bicycles and would enhance sense of community. An annual "Bike through Dayton" event would be a family friendly way to bring the community together and encourage use of various public places. The event should use the bridge connection and may also be staged at the proposed Waterfront Park or Alderman Park. Community bike events are easy to set up and can
59. **Dayton Days Festival** - Have an event that invites the wineries and local or Oregon businesses in to Dayton and have the proceeds go towards bridge maintenance. Some name ideas are Ferry Street Festival or Dayton Days. This annual event could have wine tasting, local food and produce, music, and artists as well as things for kids and young people to enjoy.
60. **Dayton Forward** - Revisit the *Dayton Forward* plan and incorporate recommendations from this report. Implement the *Dayton Forward* Goals & Objectives. (City of Dayton, 2012, December 3)
61. **Dayton Hall of Fame** - Create a Dayton Hall of Fame on the bridge by having historic families or individuals inscribed on the bridge. Those wishing for a more prominent plaque or other display, may apply to the City and pay a fee.
62. **Dayton Landing** - Ensure the connection between Dayton Landing and the bridge through thematic signage, design guidelines, and event programming.
63. **Dayton Wine Country Triathlon** - 1.5 kilometer swim, 40 kilometer bike ride and a 10 kilometer run (0.9 miles swimming, 24.8 miles of cycling and 6.2 miles of running) starting and ending at the Dayton footbridge.
64. **Decorative / Display Lighting** - Incorporate lights on the bridge during nighttime to add to the safety of the bridge and also bring an aesthetic value to the bridge. Colored lighting can be synchronized with music and timed for various effects. The lighting could also be

*The Ferry Street Bridge serves its residents in a practical capacity, provides tourists with an attraction and an easier way to see Dayton, and is a symbol of Dayton pride.*  
Paula Ellison



# Recommendations

designed to complement special bridge and river events and activities.

65. **Design Competitions** - Consider design competitions for projects. For smaller projects these can be local or focused on schools. For larger projects, consider formal design competitions open to regional, state, or international participants.
66. **Design Guidelines** – ‘Develop design [guidelines specific to the Dayton Bridge Planning Area]. Explore enhancements to existing 1993 guidelines.’ (City of Dayton, Oregon, 2012, December 3) Develop design guidelines to identify a consistent architecture, street furniture, urban design and landscape palette that promote a unique sense of place for the Dayton bridge. These should incorporate the historic architecture and traditional or native species that are complementary to the theme such as “Oregon Wine Town.” Theme colors (e.g. red) and decorative details (e.g. wine barrel trash can) help establish sense of place. Consult the Metro *Innovative Design and Development Codes* Community Investment Tool. (Metro, 2007)

*The recommended bike design features will help create strong public spaces and will encourage public participation. Jack England*

FEMA’s Community Emergency Response Teams. Use the planning area for emergency response scenarios.

69. **Dog Show** - Hold a dog show in the Alderman Park, like an agility trial or a working dog show, which could involve farmers or ranchers in the local area, to bring people in to stay at Dayton and use the shops and lodgings. Sell tickets and food/drinks and have the proceeds go towards bridge maintenance.
70. **Dog Station** - Add a dog clean up station at Alderman Park.
71. **Easter Eggs** - Hide “Easter eggs” throughout the planning area. These are small design elements that provide the visitor with a “sense of discovery.” Examples include small public art pieces, small humorous signs, decorative features on the bridge at a child’s eye level, etc.
72. **Ecodistrict** - Evaluate the potential for creating an ecodistrict for the Dayton Bridge Study Area and adjacent neighborhoods. In addition to ecodistrict programming benefits, the area could adopt *Eco-efficient Employment* standards. (Metro, 2010)
73. **Ecological Restoration** – Combine bridge renovation/reconstruction with ecological restoration. (Apostle, D.)
74. **Ecotourism** – Adopt ecotourism principles for the entire Study Area. (International Ecotourism Society, n.d.)
75. **Edible Landscaping** - Oregon has a great climate for growing all kinds of fruits. Trees that can grow in Oregon include but are not limited to: apple trees, fig trees, plum trees, cherry trees and pear trees. The trees will add to the aesthetics of the park and will also add to

67. **Dia de los Muertos (Day of the Dead holiday)** – Celebrate *Dia de los Muertos* with a parade through town and on the bridge. This holiday recognizes Latino heritage and could be a regional event with activities at the Waterfront Park. (National Geographic, n.d.)
68. **Disaster Preparedness** - Inform citizens on actions to take in an emergency with appropriate signage and informational markers/maps. (see *Kiosk*) Expand community urban resiliency with programs such as

# Recommendations

the smells that people attach to the park when they visit—not to mention visitors have the option of enjoying a tasty snack.

**76. Education Center** – The Dayton Bridge Planning Area design and activities should consider education elements for citizens, visitors, schools, and institutions. Specific studies include civil engineering, hydrology, ichthyology, ornithology, riparian habitat, and others. Partnerships with local schools (e.g. Chemeketa Community College) and universities (e.g. University of Oregon) will help identify programs and projects. This recommendation implements the Dayton Forward goals and objectives.

**77. Emergency Drills** - Practice evacuations and other emergency procedures on a regular basis. Develop the Waterfront Park as a staging area with emergency equipment stored above or below ground. This equipment would include emergency response tools, medical kits, food/water, and other supplies.

**78. Emergency Signage** - Post emergency signs at the footbridge and Waterfront Park for flood warnings and post-disaster response.

**79. Engineering Feasibility Studies** - Complete a full engineering report to more accurately assess the costs of retrofitting the bridge.

**80. Event Plaques** – Install informational plaques to share the history of the area, identify local species of plants, and recognize patrons of the bridge/park. Plaques may also celebrate recent events such as sports, weddings at the bridge, and others.

**81. Event Programming / Planning** - Host themed festivals, events, music concerts, and various markets on the bridge to create a sense of community. An appointed individual and/or committee should be responsible for annual event programming / planning. Responsibilities include local/regional coordination, promotion/marketing and sponsorship solicitation.

**82. Experience Economy Principles** - Consider the design of the bridge and Waterfront Park from the Experience Economy perspectives to create transformative experiences by blending entertainment, esthetics, education, and escapism. (Pine, 1999)

**83. Experiential Design** – Consider experiential design for

*Making these simple changes can make a huge difference in Dayton's bikeability and walkability. The recommendations use the area's potential to the fullest.*

*Kinsey Frey*

the Dayton Bridge Study Area that addresses all the senses: sight (esthetics, art, animated elements...), sound (music, water, leaves...), smell (flowers, bridge, food...), touch (path surfaces, vegetation textures, water...), taste (edible landscaping, foods, beverages...).

**84. Ferry Street Festival** - The Ferry Street Festival would be an annual event that temporarily closed the street for a parade and outdoor vending. (see *Dayton Days Festival*)

**85. Financial Incentives** - Review and select appropriate programs from the Metro *Financial Incentives* Community Investment Toolkit. (Metro, 2006)

**86. Food Events** - Monthly or annual festival in Alderman Park; part of the park grounds can be converted to a permanent food and dining establishment serving coffee, local wines, pastries, with paved surfaces and covered outdoor seating. Can also include additional food booths during occasional public events held in the park.

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87. **Friday Night Festival Venue** – Expand the Friday Night Festival to include activities at the bridge.
88. **Garden Produce** – Use herbs, vegetable and fruits from the Waterfront Park gardens / edible landscape for the onsite concession stand and local restaurants.
89. **Gateway** - The bridge is an ideal river “gateway” to the City. A “welcome” sign on the bridge identifies this gateway and helps establish sense of place. Linking the bridge with the boat launch is key to this branding effort.
90. **GPS Connectivity** - Map routes in GIS layers to develop walking and biking maps online via a website or app.
91. **Grant Search** - Conduct a search for grants awarded by nonprofit organizations, state and national organizations. This effort could be assisted by a City appointed or contracted grant writer.
92. **Great Bicycle Ride** - Recreational biking is becoming popular in the United States, especially in the Oregon area. For example, the Register’s Annual Great Bicycle Ride Across Iowa (RAGBRAI) is a seven-day event, now going on for thirty-nine years, that participants and spectators spend money in small-town economies along the routes. The RAGBRAI also has a long-term economic impact by showcasing the state’s appeal and sometimes even in job creation. (RAGBRAI, n.d.)
93. **Green Bridge** – Consider incorporating rainwater management features on the bridge for irrigation of plant materials on the bridge and the Waterfront Park. (see *biophilic design*)

*The urban resiliency recommendations focus on making the connections between the local community and natural disaster awareness. Kaito Funahashi*

94. **Green Infrastructure** – Develop the Study Area to maximize the potential for green infrastructure including low impact development (LID), rainwater management, erosion control, etc. (see *green spaces and corridors*)
95. **Green Roofs** – Consider green roofs for any structures building within the Dayton Bridge Study Area. (United States Environmental Protection Agency, 2010, June 8)
96. **Green Spaces and Corridors** - Coordinate development of the Dayton Bridge Study Area with the Yamhill River and other green corridors. Recent studies have highlighted the importance of boosting green urban areas and connecting fragments of green space with ecological corridors to improve biodiversity and animal species dispersal within the urban landscape. If adequately designed, green corridors can improve urban ventilation, allowing for cooler air from outside to penetrate into the more densely built areas, and reducing thus the urban heat island effect. Urban green areas can also have positive effects for human health and climate change adaptation. The capacity of vegetation to retain water is an important flood prevention feature that can reduce peak discharges. (European Climate Adaptation Platform, 2015) Additional environmental benefits are outlined by Project Evergreen. (Project Evergreen, 2016, June 13)
97. **Green Street** – Adopt green street designs for Ferry Street and connect them with green space and corridor development of the Dayton Bridge Study Area and connecting green corridors. Adopt the *Metro Green Streets: Innovative Solutions for Stormwater and Stream Crossings* standards. (Metro, 2002, June)

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98. **Green Walls** - Incorporate green wall design for all structures within the Dayton Bridge Study Area. This may also include sections of the bridge where there are appropriate lattices or surfaces.
99. **Habitat Restoration** - Combine bridge and habitat restoration efforts and synchronize maintenance programs. (United States Department of Agriculture, n.d.) This program includes both riparian and landscape initiatives for habitat restoration, removal of invasive species, and biodiversity enhancement.
100. **Handrail Lighting** - Add lights to the handrails along both sides of the bridge to make crossing the bridge in the night easier and safer.
101. **Historic Biking Tour** - Combine Dayton's Historic Walking Tour with cycling. Dayton already has a very good historic walking tour with 41 sites. (City of Dayton, n.d.) Development improvements for future consideration include bike lanes along the tour route, biking/walking signage/wayfinding, and connectivity to longer rides such as the proposed "Great Ride."
102. **Historic Preservation** - Adopt historic preservation policies and practices for bridge restoration. The bridge does not qualify for the National Register of Historic Places, and historic preservation efforts would be under the guidance of City officials.
103. **Historic Public Art** - Install or commission artwork that is inspired by the history of the town and have one or more works sited near the bridge to draw people and to incorporate the bridge more into the community. Have the art reference something from the city's history. Perhaps reference the Kalapuya tribe [Yamhill band], the
- ferryman who worked on the River in the late 1800s, or the various bridges built prior to the footbridge.
104. **Historic Walking Tour Start / Terminus** - Add the bridge to the existing Dayton Historic Walking Tour and make it a starting or end point especially during festivals and celebrations. (City of Dayton, Oregon, n.d.)
105. **Historical Signage** - As the bridge has no official name or agreed upon history, presenting the community with background about the bridge may generate more community value. The city of Dayton could add historical or anecdotal signs at either end of the bridge, providing a background for the significance of the bridge to the community and sharing with tourists what makes this spot so important to Dayton.
106. **Informational and Cultural Plaques** - Place small informational plaques to identify trees and plants. Install plaques with poetry, stories, and historic events along the bridge, hidden behind the tops of the benches when they are closed upwards, and—as Easter eggs—in unusual places throughout the study area. (see *Easter Eggs*)
107. **Innovative Zoning** - Consider and evaluate/reevaluate any city ordinances or regulations to make sure they are attractive to and encourage the type of businesses that Dayton wants to draw to town to encourage tourists. (Metro, 2008)
108. **Interactive Art** - Provide animated / interactive art. Give both adults and kids something they can play with while walking around town. Swings that play music or a seesaw that lights up can be enjoyable to all ages (Flavorwire, 2012, September 13).

*Making improvements to the footbridge and surrounding area will help in re-instilling the sense of community and place to the Town of Dayton. Milo Gazzola*

# Recommendations

1109. **Interpretive Wayfinding Panels** - Design interpretive wayfinding panels along routes.
1110. **Invasive Species Removal** - Remove invasive species (i.e. Himalayan blackberry bushes, American bullfrogs, reed canary grass...) throughout the Dayton Bridge Study Area.
1111. **Kiosk** - Place a kiosk near the southern entrance to the bridge to announce local events and businesses. The kiosk should include a map and City information.
1112. **Land Art Generator Initiative** - Provide renewable energy with esthetically-designed solar panels and wind turbines in public spaces. The Land Art Generator Initiative is a program to combine these interests. (Land Art Generator, n.d.)
1113. **Landmark** - Create an enduring City landmark in conjunction with the bridge restoration. This could be a commissioned work by a well-known artist, a design competition, community project, or other initiative to create a significant City symbol.

*With these recommendations, the City of Dayton's Bridge will be an economic catalyst to create tourism appeal and a community who strives to live, work, and play in Dayton. Katie House*

- combinations of 2 or 3 colors that dance and move across the bridge. Certain holidays will have a dedicated theme, such as shades of red and pink for Valentine's Day, green for St. Patrick's Day, and red, white and blue for the Fourth of July." (City of Louisville, Kentucky, n.d.)
1116. **Local Artists / Artisans** - Invite local artists and artisans to propose commissioned and community public art projects. Local artists can propose their ideas and help identify funding programs. Proposals can be voted on by the community.
1117. **Loop Path** - Make a clear path that connects and links smoothly for bikers and walkers to follow. The framework Dayton already has is perfect for creating this path. The "river trail" leading from the boat ramp and bridge area, back by the school, to the edge of town then linking to the main street through the main part of downtown and back to the bridge creates the perfect loop. It interacts with nature as well as promotes local businesses and use of the bridge. (see *Connectivity Plan*)
1118. **Map Displays** - Provide map displays on both ends of the bridge. Light the display at night. Treat the display with an anti-graffiti coating that prevents graffiti paint from bonding to surfaces.
1119. **Master Gardener** - Appoint a Master Gardener (and/or committee) to have responsibility for the Dayton Bridge Study Area and/or thematic gardens.
120. **Microhydropower Systems** - Install microturbines and/or a waterwheel in the new bridge structure for renewable energy. A microhydropower system needs a turbine, pump, or waterwheel to transform the energy of flowing water into rotational energy, which is converted

1114. **Leadership in Energy and Environmental Design (LEED)** - Adopt LEED practices for New Construction and Neighborhood Development. (LEED. (United States Green Building Council, n.d.) Incorporate LEED short span building practices through precast construction. (National Precast Concrete Association, n.d.)
1115. **LED Lighting** - Incorporate sustainable lighting into bridge design with programmable color LED lights. "Each evening from around sunset until 1:00 a.m., a program of LED lighting will provide motion and color to the structure of the bridge. A daily schedule of programming will provide rainbow effects or

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into electricity. The system could also be combined with public art and education. (United States Department of Energy, n.d.)

**121. Mobile Food Venders** - Finalize regulations pertaining to mobile food vendors while enabling local families to apply for business licenses to limit the amount of outside food truck businesses the city needs to bring in. For special events, food carts could be located near the bridge in or near the Waterfront Park or Alderman Park

**122. Motion Sensor Lighting** - Install minimal, warm lights along the inside of the bridge railing, close to the deck of the bridge, that turn on when someone approaches.

**123. Murals** - Organize a mural design contest for bridge elements and/or Study Area structures. Honor important events and citizens.

**124. Native American Food** - Consider including native American food at special events and the Waterfront Park concession. (e.g. Tocabe, n.d.)

**125. Old Timers Festival** - Promote the bridge reopening event at the Old Timers Festival a year prior to the opening of the bridge to build anticipation within the community. Coordinate bridge activities and events with the Old Timers Festival. (Downtown Dayton, Oregon, 2018, July 22)

**126. Open Space Strategy** – Plan and implement an Open Space Strategy as part of the Dayton Bridge Study Area development planning. The City of London Open Space Strategy provides an example of this initiative. (City of London, United Kingdom, 2015, January)

**127. Oregon Community Foundation Grant** - Apply for a grant from Oregon Community Foundation. (The Oregon Community Foundation, n.d.)

**128. Oregon Tourism Commission Grant** - Apply for a grant from Oregon Tourism Commission. (Travel Oregon, n.d.)

**129. Palmer Creek Trail** - Fix up and maintain the trail along the creek. It could be a dirt trail or a paved trail for pedestrians and bicycle access. (see *Connectivity Plan*)

**130. Park Furniture** - Add picnic tables, barbeque charcoal grills, seating, and other amenities. Consider decorative wooden benches with an artistic design of grape vines or other design guideline themes (see *city comforts* and *design guidelines*)

*The connection between art and people creates a distinct sense of place through the facilitation of a unique experience. Public art can add an insurmountable value to a community, providing a creative outlet for public vision.*

Amanda Jarvis

## 131. Park Furniture

**Sponsorship** - Hold an event for sponsoring park furniture and city comforts such as benches, fountains, picnic tables, etc. Sponsors can be families or individuals who live in Dayton or have ties to Dayton's history. (see *city comforts* and *park furniture*)

**132. Parking** - Build a parking lot on the north side of the bridge with the dog park and RV rental to promote visitors to park there and then walk to town over the bridge instead of parking in town. This will reduce traffic in the city from visitors who are not staying at the Vintages, and help towards walkability. Another option towards this is also putting metered parking or permit parking for residents to get additional funding for the town and promote the free parking on the other side of the bridge.

**133. Path Smoothing** - Smooth path access for each side of the bridge. An important aspect of bike friendly design

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is a pleasant experience for the rider. A smooth path on either side would help make a better connection between the tourist park and the city. A smooth transition for a cyclist on the bridge would encourage more use for the other side of the bridge.

134. **Patrons and Donors** - Approach local residents and businesses for Study Area funding, design and development.
135. **Perennials** – Throughout the planning area, perennials should be planted which will die in the winter and grow back on their own in the spring. There are many low maintenance perennial bulbs that grow well in Oregon, and the City Master Gardener would be responsible for coordinating the perennial program. (see *Master Gardener*)

*Gardens bring people together, encourage overall health and well-being and provide beneficial ecosystem services.*

Chloe Johnson

136. **Performance Lighting** - Consider incorporating interactive/performance lighting onto the pedestrian bridge. Minimal lighting could not only provide a safety mechanism for late night users, but could also function as a beautification project for the bridge. The city could opt for twinkling lights attached to the handrails, incorporating movement into the lighting system. Alternatively, they could also install base lighting on the walkway, particularly if they incorporate public art into the planks to keep the art visible at night.
137. **Planter Boxes** - Add planter boxes along the sides of the bridge that grow plant species native to the Pacific Northwest or—for special events—color and/or aromatic species. These can be programmed for seasonal color, scent, or specific events.
138. **Portable Restrooms** – Provide portable or permanent restrooms for the Dayton Bridge Study Area.

139. **Project Evergreen** - Project Evergreen, Environmental Benefits of Green Space
140. **Public Art Forums** - Conduct a public art forum to discuss what the community prefers. The community should discuss if they are ready to implement public art pieces into their town, and if so, which kind. Artists can come in and share their ideas.
141. **Public Restroom / Portable Restroom** – Construct a permanent public restroom or provide portable restrooms.
142. **Public Space** - Create a 10 foot wide area for public space running along the whole west edge of the roof of the Waterfront Community Center, with paths of the same material around the edges and two through the middle of the roof.
143. **Ramp Smoothing** - Smooth the ramps leading up to the bridge on either side.
144. **Recreational Trails Grant** - Apply for a Recreational Trails Grant. (State of Oregon Parks and Recreation Department, 2018)
145. **Recycling Bins** – Provide recycling bins throughout the Study Area.
146. **Remote Controlled and Unmanned Vessels Marina** - Develop an area on the riverfront for launching R/C boats and unmanned maritime (UMVs). (Association of Unmanned Vehicle Systems International, n.d.) This initiative would be a combined club and educational institution(s).
147. **Renewable Energy Development Grant** - Apply for a Renewable Energy Development Grant in Oregon to help

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- pay for the solar panels along the bridge as well as biosolar roofs and/or canopies. (State of Oregon, n.d.)
148. **River Float Stop** - Create a spot for a river float stop in Dayton to gear towards the river-floating activities in Oregon. (see *scenic river route*)
149. **River Steward Program** – Participate in the Native Fish Society *River Steward Program*. (Native Fish Society, n.d.)
150. **River Trail** - Create a trail or create river side access/landscape the area for recreating. (see *Connectivity Plan*)
151. **Riverkeeper** – “Appoint a citizen Riverkeeper to promote Dayton’s interest in the Yamhill and Willamette Rivers.” (City of Dayton, Oregon, 2012, December 3). The Riverkeeper would also be responsible for a river steward program. (see *River Steward Program*)
152. **Salmon and Trout Enhancement Program (STEP)** – Participate in the Oregon Department of Fish and Wildlife *Salmon and Trout Enhancement Program*. Apply for the STEP mini-grant. (State of Oregon Department of Fish and Wildlife, n.d.)
153. **Salmon Recovery** - Design the bridge and concurrent riparian restoration to aid in salmon recovery. Apply for State and Federal grants connected with salmon recovery. (State of Washington, n.d.)
154. **Sanitary Waste Disposal** - Provide sanitary waste disposal stations and portable restrooms for event guests.
155. **Saturday Market** – Design the bridge to be part of a Saturday Market with vendors and display areas.
156. **Scenic River Route** – “Work with other nearby river towns to establish a scenic boat [kayak, canoe, float] route with Dayton as one stop.” (City of Dayton, Oregon, 2012, December 3).
157. **School Public Art** – Organize school public art projects for temporary or permanent installations.
158. **Scoter Rental Station** – Evaluate the feasibility of a local scooter rental station as part of the Waterfront Park concession.
159. **Security Fencing** – Provide permanent or temporary fencing at Alderman Park for off-leash dog recreation and programmed events.
160. **Sidewalk Expansion** – Provide wide sidewalks and include trees or benches along Ferry Street as the bridge -downtown corridor.
161. **Signage & Wayfinding** - Create a network for signs and wayfinding in the community to help walkers, bikers, pedestrians, and travelers. This includes signs for main roadways such as Main St. and signs leading to the historic downtown park, the Dayton Footbridge, wineries, and other historic landmarks. These signs can also be incorporated in the full trail loop to keep bikers and walkers on track and notify them of significant landmarks. Local graffiti resistant sign companies often offer grants that can be applied for.
162. **Social Life of Small Urban Spaces** – Adopt the principles of small urban space social life: sitting; sun, wind, trees,

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water; food; the street; the ‘undesirables’; effective capacity; indoor spaces; and triangulation. (Whyte, 1980)

163. **Social Practice** - Develop community programs based on social practice concepts for the Dayton Bridge Study Area. These include art programs, education projects, culinary events, and many others.

164. **Solar Energy** - Construct solar panels on the bridge and park structures such as a concession stand or parking canopy.

165. **Solar Lighting** - Create lighting by placing solar panels on the side of the bridge that create lighting for the bridge.

166. **Solar Panel / Safety Rail**

- Build solar panels into the railing along the south side of the footbridge. Leave the top section of railing open so as not to impede the view of the river. The solar panels act as the safety barrier along the bottom of the rail, produce renewable energy for use on and around the bridge, and help reduce light pollution if lights are installed on the bridge deck.

167. **Solar Parking Redesign** - Shift the parking area in Alderman park from east-west to north-south along the east side of the park, and build a uniformly 12 foot tall, 60 foot by 90 foot solar panel canopy. Set it back from the north edge of the park so that it would still work in the space if a bypass is built in the future.

168. **Sports Competitions** - Invite the City Staff of rival cities to a Baseball tournament and barbeque and have proceeds from selling tickets and food/drinks go to bridge maintenance, i.e. Lafayette vs. Dayton or Dayton

vs. McMinville. This could be an annual event with the proceeds divided among the participating cities.

169. **Sprayground** - Devote a portion of the Waterfront Park to interactive fountains, popjets, splash pads, and other water features for children.

170. **State Lodging Tax** - Continue saving revenue generated through the State Lodging Tax. (State of Oregon, Department of Revenue, n.d.)

171. **Street Art** – Organize community street art projects. These may be either temporary (e.g. chalk art) or permanent (e.g. mosaics). These can be either social practice events or directed by local artists. (see *social practice*)

*Green spaces are not only essential in the beautification of a certain area, but the future of cities and neighborhoods across the world. Laura Van Houten*

172. **Study Area** – Develop a comprehensive plan and design guidelines for the planning area as opposed to separate projects. For this report, the Dayton Bridge Planning Area includes the Bridge, Waterfront Park, Landing, and Alderman Park.

173. **Temporary Lighting** - Provide temporary lighting to the bridge and the Study Area for special events.

174. **Temporary Street Closures** – Consider temporary street closures (e.g. Ferry Street) as part of special events. Residents would receive access permits so as not to impact local neighborhoods.

175. **Thematic Festival** - Create a themed annual festival (Example: Scandinavian Festival in Junction City, OR) that can attract visitors from around the State.

176. **Thematic Walking Tours** - As a complement to the Dayton Historic Walking Tour, create other tours with specific themes. An example might be a progressive

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dinner with a different dish served at each stop and dessert served at the bridge.

177. **Time Capsule** – Place a time capsule in the bridge to be opened when the next bridge is built or other significant event. The citizens could collectively vote on the contents of the capsule.

178. **Tourism Development Plan** - Create a tourism development strategy to plan Dayton for visitors. This effort encompasses wayfinding, event planning, tour guide and advertisement/promotion. Create some event that based on the identity of Dayton—such as Oregon Wine Town—the event could be around wine. For example, winemaking party and wine barrel painting for families. The tour guide could include an

introduction of Dayton, things to do in Dayton and interesting fact about Dayton. Advertisement and promotion could be around an “Oregon Wine Town” theme.

179. **Traffic Calming** – Design raised crosswalks and crosswalks with creative designs or different colored pavement to alert cars to slow down creating safer traffic speed for pedestrians and cyclists in areas with frequent speeding. Medians will also do this while adding green street principals. Consider a wide spectrum of traffic calming techniques for the bridge area. (Stephens, 2011)

180. **Trail Lighting** - Add lighting along the trail loop all the way to the bridge to promote safety and prevent vandalism. Sensor activated lights are a great option to conserve electricity and prevent light pollution.

181. **Trail System Development** - Repair Dayton Pedestrian Bridge and make it a conduit through the town by connecting it to the existing bicycle trails system

running from southwest Portland through the bridge and Ferry Street and continuing the trails extension by turning west on 8th Street / SE Fletcher Road and continuing southwest along SE Dayton Bypass. The bridge also needs to be repaired to allow all the tourists who stay at The Vintages RV Park easy access to the center of town where they can spend money on restaurants and boutiques along the square, thereby helping to improve the local economy. (see Connectivity Plan)

182. **Transportation and Growth Management Grant** - Apply for an Oregon Transportation and Growth Management grant. (State of Oregon, Department of Transportation, n.d.)

*By having a vision of energy independence and building steps toward that into public spaces, cities and community can become more resilient and connected. Aeron Lerch*

183. **Treehouse** – Build a treehouse near the bridge with the same design and materials. The treehouse can serve as a music venue, birding post, river view tower, etc. Fees may be charged for event usage.

184. **Universal Design Guidelines** – Design all Study Area development to conform with universal design guidelines. Universal design is the design of products and environments to be usable by all people, to the greatest extent possible, without the need for adaptation or specialized design. (United States Access Board, n.d.)

185. **Update “Dayton Forward”** - First and foremost, revise Dayton Forward document by holding public community meeting sessions at various times of the day (to accommodate different work schedules) in both English and Spanish for at least a month, and incorporate ideas from different age segments of the population. Use these community design charrettes to inform the revised document and work from these findings as a projection

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into Dayton’s future five, ten, twenty, and fifty years from now. Make it a standing community forum to revise the document and assess what has been accomplished every ten years.

**186. Vineyard Experience Tour & Winemaking Workshop -**

Create a vineyard experience tour and winemaking workshop at the Waterfront Park. The inspiration of vineyard experience tour and winemaking workshop is based on the vision that Dayton has which is become a wine tourism center. The vineyard experience tour can be a vineyard walk combine with winemaking workshop. The workshop should be set for both beginner and amateur home winemakers who are interested in gaining

the skills to produce quality small scale wine for themselves. The session may cover all winemaking fundamentals including sanitation, crushing and pressing operations, fermentation and alcohol production, fining, filtration and bottling. To make this experience, customer can choose their own row in the vineyard while the vineyard tour, and design their private label at the end. This combination can let customers immerse themselves in the winery. This recommendation implements the Dayton Forward goals and objectives.

*Sustainable tourism development must be viewed as a balance of environmental, economic, social and cultural needs and values. The City of Dayton should evaluate its actions based on their ability to meet these needs and achieve these aspirations. Huiyang Ma*

amphitheater)

**187. Walk Score -** Consider development strategies to increase Walk Score measures for walkability [36], connectivity, amenities, etc. (Walk Score, n.d.)

**188. Water Fountains & Bubblers -** Provide water fountains for people and bubblers for pets and wildlife. (see *city comforts*)

**189. Waterfront Amphitheater -** “Create an amphitheater to use for chautauquas and other historic and contemporary presentations.” (City of Dayton, Oregon, 2012, December 3) A small amphitheater could be designed within the Waterfront Park. The natural slope could be used to orient the amphitheater to the river which could be part of the experience for both attendees and river travelers.

**190. Waterfront Community Center -** Hold events in the ground level of the proposed structure. With a mostly open design, this allows for easy walking access into the structure and the ability for the space to be flexible in terms of booths, tables, wedding arches, or any other event equipment.

**191. Waterfront Concerts -** Use open spaces around the bridge to the City’s advantage and for concert design. (see *waterfront*

**192. Waterfront Garden Art -** Incorporate temporary art installations and/or permanent art within the Waterfront Gardens.

**193. Waterfront Gardens -** Create themed gardens such as aromatic, edible, herbal, riparian, rose, etc. and clearly define each area. Annual sponsors could provide a revenue source for maintenance.

**194. Waterfront Gardens Dedication -** Solicit donors for specific gardens and elements. Dedication may include plaques and or maintenance responsibilities.

**195. Waterfront Gardens Education -** Engage children in the community through schools trips and activities.

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196. **Waterfront Gardens Learning Experience** - Encourage community members who are interested in gardening to come together. Use the gardens as a community learning experience. (see *social practice*)
197. **Waterfront Gardens Meetings** - Hold public meetings to discuss and select themed Waterfront Gardens.
198. **Waterfront Park** - Develop the *Dayton Forward* Waterfront Park with additional recommendations from this report. Build a recreational area for all ages that can include a programmable space for multiple activities. (see *Waterfront Park Plan*)

199. **Waterfront Park Regulations** - Create and post a list of rules to keep the park and gardens safe and healthy.

200. **Wedding Venue** - Design the Study Area to serve as an extraordinary wedding venue with multiple scenic photo spots including the bridge, waterfront gardens, and riverside.

201. **Wine Country Art** - Consider wine themes for project development and public art. Wine color palettes, vine decorative motifs, grape imagery, wine glasses, and many other icons can be incorporated in the planning area.

202. **Wine Tasting** - Incorporate local wine tasting tents at festivals. This recommendation implements the *Dayton Forward* goals and objectives.

203. **Wine Tour Stop** - Create a wine tour stop in Dayton, since this area is in the middle of wine country. The bridge can be used as “the gateway to wine country”. The wine industry in Oregon contributes to a good

amount of its economic activity. This recommendation implements the *Dayton Forward* goals and objectives.

204. **Xeriscape** – Adopt xeriscape principles with native plant species to conserve water. (Eartheasy, n.d.)



*With discussion of a new bridge to be built over the Yamhill River near Dayton, this is a unique opportunity to make the City part of a large-scale riparian restoration project. Stephens Radke*



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*The ability for public art to be open to everyone while being so versatile to fit in with its environment makes it a great way for artists and cities to gain recognition.*

Kyle Sorenson

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# Green City Dayton Footbridge Website

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## GREEN CITY DAYTON FOOTBRIDGE



### Green Cities

The University of Oregon "Green Cities" course is part of the curriculum of the School of Planning, Public Policy and Management. The course examines the history and future of the interface between urban growth and environmental concerns, and the technological, social, and political forces that continue to shape it.

META

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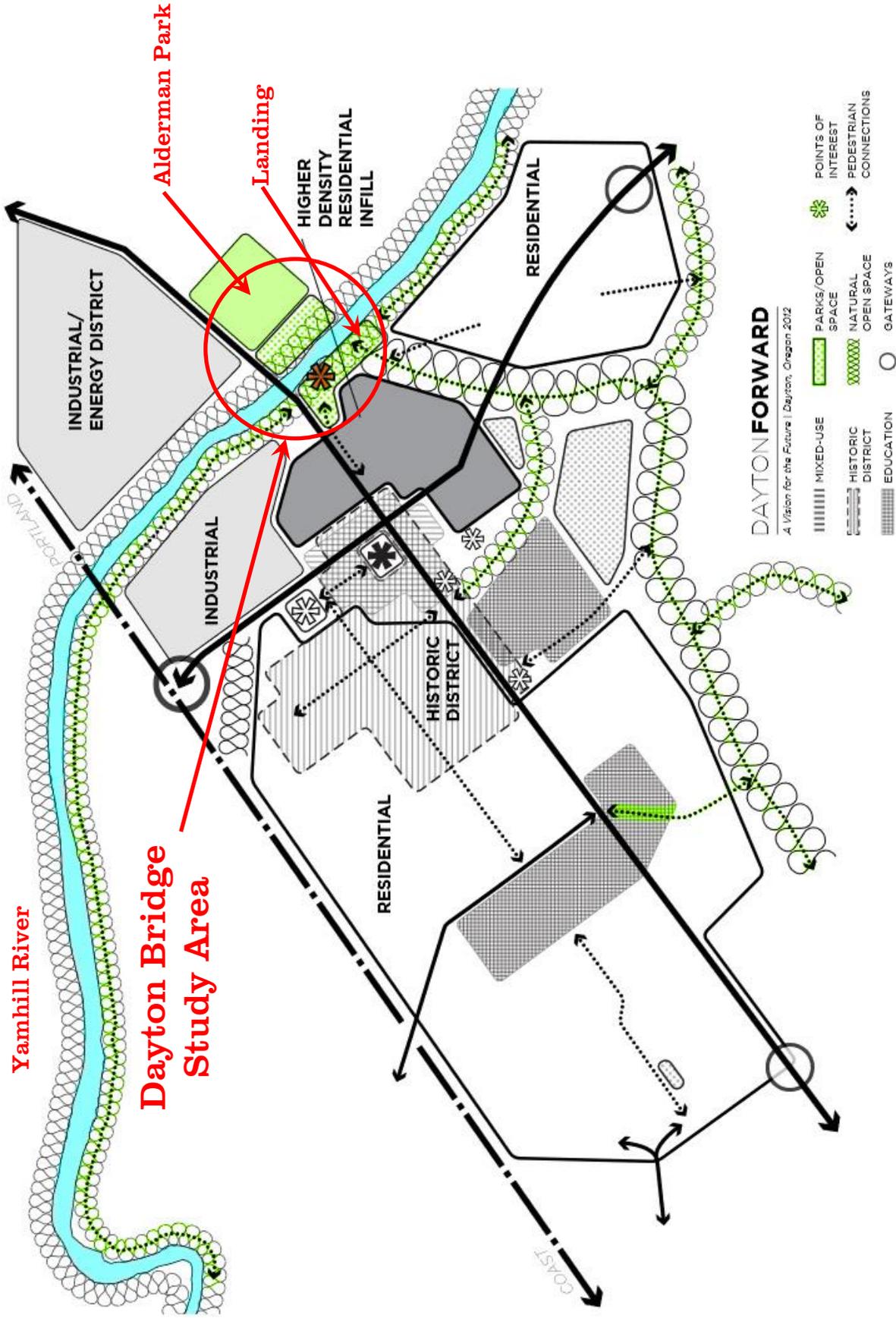
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University of Oregon

<https://blogs.uoregon.edu/daytonbridge/>

# Dayton Forward



# Dayton Waterfront Park



# Research Team



**To:** Honorable Mayor and City Councilors  
**From:** Rochelle Roaden, Interim City Manager  
**Issue:** Resolution 18/19-7 Brookside Cemetery Donation Approval

**Background and Information**

The Dayton School Board met on October 9, 2018, and approved donating Brookside Cemetery to the City of Dayton agreeing to contribute \$2,500 to the maintenance and closing costs.

On October 10<sup>th</sup>, Jason Hay, Superintendent, delivered the signed agreement and a check for \$2,656.16 which was the balance of their Brookside Maintenance budget. To complete the transaction, the City Council will need to approve the donation of real property agreement.

**Interim City Manager Recommendation:** I recommend approval of Resolution 18/19-7.

**Potential Motion to Approve:** “I move to approve Resolution 18/19-7 a Resolution Approving the Donation of Real Property Agreement with Dayton School District and authorizing Mayor Wytoski to sign the agreement on behalf of the City of Dayton.”

**Council Options:**

- 1 – Approve the Resolution 18/19-7 as recommended.
- 2 – Approve the Resolution 18/19-7 with amendments.
- 3 – Reject the Resolution 18/19-7.
- 4 – Take no action and direct staff to do further research or provide additional options.

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**RESOLUTION No. 18/19-7  
CITY OF DAYTON, OREGON**

***Title: A Resolution Approving the Donation of Real Property Agreement with Dayton School District and authorizing Mayor Wytoski to sign the agreement on behalf of the City of Dayton.***

**WHEREAS**, the City of Dayton is interested in acquiring Brookside Cemetery; and

**WHEREAS**, the Dayton School District wishes to donate Brookside Cemetery to the City of Dayton and contribute \$2,500 to cover maintenance and closing costs; and

**The City of Dayton resolves as follows:**

- 1) **THAT** Mayor Wytoski is hereby authorized to execute the Donation of Real Property Agreement (attached hereto as Exhibit A and by this reference incorporated herein) on behalf of the City, which will be bound by its terms;
- 2) **THAT** this resolution shall become effective immediately upon adoption.

**ADOPTED** this 5<sup>th</sup> day of November, 2018.

**In Favor:**

**Opposed:**

**Absent:**

**Abstained:**

\_\_\_\_\_  
**Elizabeth Wytoski, Mayor**

\_\_\_\_\_  
**Date of Signing**

**ATTESTED BY:**

\_\_\_\_\_  
**Rochelle Roaden  
City Recorder**

\_\_\_\_\_  
**Date of Enactment**

**Attachment - Exhibit A**

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**Exhibit A**

**Agreement for Donation of Real Property**

This Agreement for Donation of Real Property is made this \_\_\_\_ day of \_\_\_\_\_, 2018 BY AND between the City of Dayton an Oregon municipal corporation (“Grantee”), and Dayton School District #8 (“Grantor”).

**RECITALS**

A. The addresses of the parties are as follows:

GRANTEE: City of Dayton  
416 Ferry Street  
Dayton, OR 97114  
Attn: City Manager

GRANTOR: Dayton School District #8 (formerly known in deed as #28)  
PO Box 219  
Dayton, OR 97114  
Attn: School Superintendent

B. Grantor owns real property commonly known as the Brookside Cemetery located in the City of Dayton, Yamhill County, Oregon, and described as Tax Lot R4317DD002700 and more particularly described on Exhibit A attached hereto and incorporated herein by reference. Said real property (together with all improvements, timber, water and minerals located thereon) and any and all rights appurtenant thereto owned by Grantor shall be referred to in this Agreement as the “Subject Property.”

C. Grantor desires to donate Subject Property to Grantee to be used for its current cemetery purposes.

In light of the foregoing, Grantor and Grantee agree as follows:

**TERMS**

- 1. Donation and Consideration.** Grantor agrees to and hereby does donate to Grantee and Grantee hereby agrees to and does accept from Grantor the Subject Property on the terms and conditions set forth herein. The consideration for this donation consists solely of the mutual promises and covenants contained in this Agreement and includes benefits Grantor may obtain for donating property to an Oregon municipal corporation. Grantor agrees to contribute TWO THOUSAND FIVE HUNDRED DOLLARS (\$2,500) towards

maintenance and closing costs and will pay this amount into escrow on or before Closing which amount should be released to Grantee upon Closing.

2. **Closing Date.** This transaction shall close no later than October 31, 2018, unless otherwise extended as set forth herein (the "Closing Date" or "Closing"). Closing will occur at the office of First American Title, 775 NE Evans St, McMinnville, Oregon (Title Company). In the event that Closing has not occurred by October 31, 2018, Grantee shall obtain written consent from Grantor extending the Closing Date for an additional length of time not exceeding one hundred (120) days from October 31, 2018 or this Agreement will automatically terminate.
3. **Donation of Property.** Grantor agrees that it is solely responsible for any tax deductions as determined by the Internal Revenue Service and any tax consequences that may result from the charitable gift set forth in Section 1 above. Grantor is advised to consult with a tax advisor concerning this Agreement.
4. **Condition of the Subject Property.** Grantee acknowledges it has had the opportunity to conduct an investigation and inspection of the Subject Property. Grantee also has obtained a Title Report from the Title Company. Within fifteen (15) days of receipt of the Title Report, Grantee shall provide Grantor written notice of any unacceptable exceptions. Within fifteen (15) days of receipt of notice of any unacceptable exceptions, Grantor will provide written notice to Grantee whether it will remove the unacceptable exceptions before Closing. Taxes, mortgages, or other monetary liens or encumbrances are automatically deemed unacceptable exceptions and must be removed by Closing. Grantee in its sole discretion may determine if it wished to terminate this Agreement in the event some or all of the unacceptable exceptions are not removed at or by Closing. Grantor makes no representation or warranty as to the condition or suitability of the Subject Property for Grantee's intended purposes.
5. **Title.** Grantor shall convey through a statutory warranty deed to Grantee free and clear of all unacceptable title defects, liens, deeds of trust, mortgages and encumbrances known by the Seller or disclosed through the Title Report.
6. **Title Insurance.** Grantee shall be responsible for obtaining a standard ALTA owner's policy or other policy of title insurance of its choosing within 60 days of conveyance.
7. **Possession.** Possession shall be delivered to Grantee upon Closing.
8. **Grantor's Representations.** Grantor makes the following representations which representations and warranties survive Grantor's signatures on this agreement and on the deed:
  - a. Grantor has all requisite authority and power to enter into this agreement and has followed all necessary procedures to transfer the Subject Property pursuant to its bylaws and any applicable declarations of covenants, conditions, and restrictions.
  - b. Grantor will donate, transfer and deliver, or cause the donation, delivery and transfer of all of its right, title and interest in and to the Subject Property.

- c. Grantor represents and warrants that they are not "foreign persons" as defined in Section 1445 of the Internal Revenue Code.
  - d. Grantor represents that there has been no material adverse change in the physical condition of the Subject Property from the date of this Agreement to closing except those changes initiated by the Grantee.
  - e. Grantor has received no written notice from any governmental agency of any violation of any statute, law, ordinance, or deed restriction, rule or regulation with respect to the Subject Property.
- 9. Grantee's Representations.** Grantee makes the following representations which representations and warranties survive the transfer of the Subject Property to Grantee.
- a. Grantee has all requisite authority and power to enter into this Agreement.
  - b. Neither Grantee's execution of this Agreement nor its taking any of the actions contemplated hereunder will violate any code or other applicable governmental regulations.
  - c. Grantee will not sell the Subject Property for the purposes of residential home redevelopment or commercial redevelopment.
  - d. Grantee maintains that it is a political subdivision of the state of Oregon for federal income tax purposes.
- 10. Escrow, Title Transfer and Fees.** The parties agree that this transaction will close in escrow at the Title Company. The title transfer costs and other associated fees shall be the responsibility of the Grantee. Taxes will be prorated as of the date of closing. Grantee will be responsible for cost of escrow and the cost of the title insurance policy which amount should be deducted from the amount contributed by Grantor under Section 1 above through Closing. .
- 11. Notices.** All notices pertaining to this Agreement shall be in writing delivered to the parties hereto personally by hand, courier service or Express Mail, or by first class mail, postage prepaid, at the addresses set forth in Recital A. All notices shall be deemed given when deposited in the mail, first class postage prepaid, addressed to the party to be notified; or if delivered by hand, courier service or Express Mail, shall be deemed given when delivered. The parties may, by notice as provided above, designate a different address to which notice shall be given.
- 12. Agreement Binding on Successors.** This Agreement shall be binding not only upon the parties but also upon their heirs, personal representatives, assigns, and other successors in interest.
- 13. Additional Documents.** Grantor and Grantee agree to execute such additional documents, including escrow instructions consistent with this Agreement as may be reasonable and necessary to carry out the provisions of this Agreement.
- 14. Entire Agreement; Modification; Waiver.** This Agreement constitutes the entire agreement between Grantor and Grantee pertaining to the subject matter contained in it and supersedes all prior and contemporaneous agreements, representations, and

understandings. No supplement, modification or amendment of this Agreement shall be binding unless executed in writing by both parties. No waiver of any of the provisions of this Agreement shall be deemed or shall constitute a waiver of any other provision, whether or not similar, nor shall any waiver constitute a continuing waiver. No waiver shall be binding unless executed in writing by the party making the waiver.

15. **Counterparts.** This Agreement may be executed in counterparts, each of which shall be deemed an original and which together shall constitute one and the same agreement.
16. **Severability.** Each provision of this Agreement is severable from any and all other provisions of this Agreement. Should any provision(s) of this Agreement be for any reason unenforceable, the balance shall nonetheless be of full force and effect.
17. **Governing Law.** This Agreement shall be governed by and construed in accordance with the laws of the State of Oregon.

THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS THAT, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND THAT LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, IN ALL ZONES. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855 OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO VERIFY THE EXISTENCE OF FIRE PROTECTION FOR STRUCTURES AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855 OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

*Signatures on following page*

IN WITNESS of the foregoing provisions the parties have signed this Agreement below:

**GRANTEE: CITY OF DAYTON**

**GRANTOR: Dayton School  
District # 8**

By: \_\_\_\_\_

By: \_\_\_\_\_

Title: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_

Date: \_\_\_\_\_

**Exhibit A**  
**Legal Description**

Situate in the County of Yamhill and State of Oregon and in Township 4 South, Range 3 West, and being a portion of the original Donation Land Claim of Joel Palmer and wife, Notification 1086 and Claim No. 80 and further described as follows:

Commencing at the Southeast corner of the Lippincott Purchase, now the property of Noah P. Robinson, thence South  $50^{\circ}$  West 3.00 chains; thence South  $38\frac{1}{2}^{\circ}$  East 1.00 chains; thence North  $73\frac{1}{2}^{\circ}$  East 5.50 chains; thence North  $10^{\circ}$  West 3.66 chains; thence South  $50^{\circ}$  West 3.31 chains to the place of beginning.



# City of Dayton

Post Office Box 339  
416 Ferry Street  
Dayton, Oregon 97114-0339  
Phone: (503) 864-2221  
Fax: (503) 864-2956  
cityofdayton@ci.dayton.or.us  
www.ci.dayton.or.us

October 23, 2018

SENT VIA EMAIL

Jason Hay, Superintendent  
Dayton School District #8  
PO Box 219  
Dayton OR 97114

Re: Donation of Brookside Cemetery – Extension of Closing Date

Dear Jason:

The current closing date for this transaction is October 31, 2018. This letter is to confirm that the parties have agreed to extend the closing date to November 7, 2018 to provide time for the City of Dayton to consider acceptance of the donation at its November 5, 2018 City Council meeting.

Please sign below to indicate the School District’s consent to the new closing date and return to me.

Thank you.

Sincerely,

  
Mayor Elizabeth Wytoski

I hereby stipulate to extend the Closing Date to November 7, 2018.

Grantor:

  
\_\_\_\_\_  
Jason Hay, Superintendent  
Dayton School District #8

10/31/18  
\_\_\_\_\_  
Date

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**To:** Honorable Mayor and City Councilors  
**From:** Rochelle Roaden, Interim City Manager  
**Issue:** Resolution 18/19-8 Transfer of Debt Service Fund Appropriations

**Background and Information**

During our annual audit, it was noted that our Debt Service Fund appropriations were categorized as Materials and Services in error. This should have been categorized as “Debt Service” because the funds are used to pay our loan payments for the Water Treatment Plant, the Springs Rehabilitation, and Fisher Farms property.

**Interim City Manager Recommendation:** I recommend approval of Resolution 18/19-8.

**Potential Motion to Approve:** “I move to approve Resolution 18/19-8 a Resolution transferring the Debt Service Fund Appropriations from Material and Services to the Debt Service category in the 2018/19 City of Dayton Fiscal Year Budget.”

**Council Options:**

- 1 – Approve the Resolution 18/19-8 as recommended.
- 2 – Approve the Resolution 18/19-8 with amendments.
- 3 – Reject the Resolution 18/19-8.
- 4 – Take no action and direct staff to do further research or provide additional options.

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**TITLE:** *A Resolution transferring the Debt Service Fund Appropriations from Material and Services to the Debt Service category in the 2018/19 City of Dayton Fiscal Year Budget.*

WHEREAS, the City Council of the City of Dayton, Oregon, adopted the City of Dayton Budget for Fiscal Year 2018/2019 with Resolution No. 17/18-20; and

WHEREAS, the appropriations for the Debt Service Fund in the amount of \$249,451 are debt service payments for Safe Drinking Water Revolving Loan for the Water Treatment Plant and Springs Rehabilitation, and the US Bank Loan for the Fisher Farms Property;

**The City of Dayton resolves as follows:**

- 1) **THAT** it authorizes the transfer of \$249,451 from the Material and Service category to the Debt Service category.
- 2) **THAT** this resolution will be effective immediately upon adoption by the City Council.

**ADOPTED** by the City Council of Dayton, Oregon, on this 5<sup>th</sup> day of November, 2018.

**In Favor:**

**Opposed:**

**Absent:**

**Abstained:**

\_\_\_\_\_  
**Elizabeth Wytoski, Mayor**

\_\_\_\_\_  
**Date Signed**

**ATTEST:**

\_\_\_\_\_  
**Rochelle Roaden  
City Recorder**

\_\_\_\_\_  
**Date of Enactment**

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**RESOLUTION No. 17/18-20  
City of Dayton, Oregon**

Transfer to Building Reserve	\$ 10,000
Transfer to Street Reserve	\$ 50,000
Contingency	\$ 19,670
<b>FUND TOTAL</b>	<b>\$223,205</b>
<b><u>WATER UTILITY FUND</u></b>	
Personnel Services	\$ 256,908
Materials & Services	\$ 401,275
Capital Outlay	\$ 12,000
Transfer to Building Reserve	\$ 10,000
Transfer to Equipment Replacement Reserve	\$ 15,000
Transfer to Water System Capital Project Fund	\$ 150,000
Transfer to Debt Service Fund	\$ 235,000
Contingency	\$ 252,672
<b>FUND TOTAL</b>	<b>\$1,323,855</b>
<b>UNAPPROPRIATED</b>	<b>\$ 200,000</b>
<b><u>SEWER FUND</u></b>	
Personnel Services	\$182,385
Materials & Services	\$202,550
Capital Outlay	\$ 59,000
Transfer to Building Reserve	\$ 5,000
Transfer to Equipment Replacement Reserve	\$ 5,000
Transfer to Sewer Reserve	\$ 63,876
Contingency	\$109,042
<b>FUND TOTAL</b>	<b>\$676,853</b>
<b>UNAPPROPRIATED</b>	<b>\$ 84,676</b>
<b><u>STATE REVENUE SHARING FUND</u></b>	
Materials & Services	\$ 147,250
Capital Outlay	\$ 7,000
<b>FUND TOTAL</b>	<b>\$154,250</b>
<b><u>WATER UTILITY CAPITAL FUND</u></b>	
Capital Outlay	\$ 241,319
<b>FUND TOTAL</b>	<b>\$ 241,319</b>
<b><u>SEWER UTILITY CAPITAL FUND</u></b>	
Capital Outlay	\$3,185,000
Contingency	\$ 29,053
<b>FUND TOTAL</b>	<b>\$3,051,124</b>

**RESOLUTION No. 17/18-20  
City of Dayton, Oregon**

<b>UNAPPROPRIATED</b>	<b>\$133,876</b>
 <b><u>EQUIPMENT REPLACEMENT RESERVE FUND</u></b>	
Capital Outlay	\$10,000
Contingency	\$25,767
<b>FUND TOTAL</b>	<b>\$35,767</b>
 <b><u>BUILDING RESERVE FUND</u></b>	
Capital Outlay	\$ 0
Contingency	\$ 0
<b>FUND TOTAL</b>	<b>\$ 0</b>
<b>UNAPPROPRIATED</b>	<b>\$152,418</b>
 <b><u>STREET CAPITAL PROJECTS FUND</u></b>	
Capital Outlay	\$165,000
Contingency	\$ 48,609
<b>FUND TOTAL</b>	<b>\$213,609</b>
 <b><u>PARK CAPITAL PROJECTS FUND</u></b>	
Capital Outlay	\$15,000
Contingency	\$ 1,290
<b>FUND TOTAL</b>	<b>\$16,290</b>
 <b><u>DEBT SERVICE FUND</u></b>	
Materials & Services	\$249,451
Reserve for Lafayette loan payoff	\$ 23,625
<b>FUND TOTAL</b>	<b>\$273,076</b>
<b>UNAPPROPRIATED</b>	<b>\$250,359</b>
 <b>TOTAL APPROPRIATIONS FOR ALL FUNDS FOR 2017/2018</b>	 <b>\$7,571,758</b>
 <b>UNAPPROPRIATED FUNDS</b>	 <b>\$1,089,954</b>
 <b>TOTAL FY 2016/17 BUDGET FOR CITY OF DAYTON</b>	 <b>\$8,661,712</b>

- 2) **THAT** the Dayton City Council hereby imposes and categorizes the taxes provided for in the adopted budget at the rate of \$1.7057 per \$1,000 of assessed value for tax year 2018/2019 upon the assessed value of all taxable property within the City of Dayton:

<b><u>General</u></b>	<b><u>Excluded from</u></b>
<b><u>Government</u></b>	<b><u>Limitations</u></b>

**RESOLUTION No. 17/18-20  
City of Dayton, Oregon**

**Permanent Rate      \$1.7057/\$1,000**

- 3) **THAT** the Dayton City Council hereby imposes and categorizes the Local Option Tax provided for in the adopted budget at the rate of \$1.85 per \$1,000 of assessed value for tax year 2018/2019 upon the assessed value of all taxable property within the City of Dayton;

<u>General Government</u>	<u>Excluded from Limitations</u>
-------------------------------	--------------------------------------

**Permanent Rate      \$1.85/\$1,000**

- 4) **THAT** the City Manager is authorized to prepare and submit any certifications of the taxes levied that may be deemed necessary by the Oregon Department of Revenue and Yamhill County.
- 5) **THAT** this resolution shall become effective July 1, 2018.

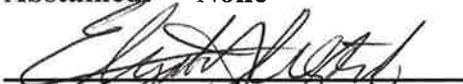
**ADOPTED** by the City Council of Dayton, Oregon, on this 18<sup>th</sup> day of June, 2018.

**In Favor:      Bixler, Collins, Mackin, McGraw, Marquez, Price, Wytoski**

**Opposed:      None**

**Absent:      None**

**Abstained:      None**

  
\_\_\_\_\_  
Elizabeth Wytoski, Mayor

7/2/18  
\_\_\_\_\_  
Date Signed

**ATTEST:**

  
\_\_\_\_\_  
Rochelle Roaden  
City Recorder

6/18/2018  
\_\_\_\_\_  
Date of Enactment

**To:** Honorable Mayor and City Councilors  
**From:** Rochelle Roaden, Interim City Manager  
**Issue:** Approval to Purchase Pump for the Footbridge Pump Station

**Background and Information**

On June 18, 2018 staff inspected the Footbridge Lift Station. Upon arriving it was determined that electrical failure had caused the dry well, pumps and controls to be flooded. Staff pumped out the well and attempted to dry the pump motors and controls out. Staff called in a repair team that determined that the number two pump had been damaged beyond repair. A replacement pump had to be ordered in order to go into the winter months with two functioning pumps. Removal of the bad pump motor, inspection of the motor, purchase of the motor, and installation of the motor came to a cost of \$10,600.

**Interim City Manager Recommendation:** I recommend approval of the purchase of a pump for the Footbridge Pump Station.

**Potential Motions to Appoint:** “I move to approve the purchase of a pump for the Footbridge pump station with a budget of \$10,600.”

**Council Options:**

- 1 – Approve purchasing the pump as recommended.
- 2 – Approve purchasing the pump with amendments.
- 3 – Take no action and direct staff to provide additional options.



# HURLEY ENGINEERING

MANUFACTURERS REPRESENTATIVES

302 E 26th Street, Tacoma, WA 98421-1309  
 Phone (253) 272-9389 - (800) 861-7122  
 Fax (253) 272-9502

## Invoice

Date	Invoice #
10/18/2018	45060

<b>Bill To</b>
CITY OF DAYTON PO BOX 339 DAYTON OR 97114-0339

<b>Ship To</b>
CITY OF DAYTON 416 FERRY ST DAYTON OR 97114

S.O. No.	P.O. No.	Terms	Rep	Account #	Ship Via	Tracking #	Project
25473	STEVE S	Net 30	800		SERVICE		

Item	Description	Ord.	Prv. Inv.	B/O	Inv.	Rate	Amount
PUMP REPAIR	PUMP REPAIR PUMP TAG INFO NOT AVAILABLE  TRAVEL TO JOBSITE. REMOVE MOTOR FROM DRY PIT NON CLOG PUMP AND TRANSPORT TO MOTOR SHOP FOR EVALUATION. FOUND REPAIRING MOTOR WAS NOT COST EFFECTIVE. PROVIDED AND INSTALLED NEW MOTOR. WIRED, AND CHECKED ROTATION.  **NOTE: CUSTOMER ADVISED THAT CONTACTOR IN CONTROL PANEL WAS NOT PULLING IN; EITHER IN HAND SETTING OR AUTO SETTING, AND THAT CONTACTOR NEEDS TO BE REPLACED**	1	0		1	10,600.00	10,600.00T
GE5K6238XM1B	PARTS USED GE VERTICAL SOLID SHAFT MOTOR. 30 HP, WP1 ENCLOSURE, 1200 RPM, 326HP FRAME. **WORK COMPLETED 10/18/18**	1	0	0	1		

WWW.HURLEYENGINEERING.COM	<b>Subtotal</b>	\$10,600.00
THANK YOU FOR YOUR BUSINESS!	<b>Sales Tax (0.0%)</b>	\$0.00
	<b>Total</b>	\$10,600.00
	<b>Payments/Credits</b>	\$0.00
	<b>Balance Due</b>	\$10,600.00

**To:** Honorable Mayor and City Councilors  
**From:** Rochelle Roaden, Interim City Manager  
**Issue:** 2019 Council Meeting Schedule

**Background and Information**

There are a few items which need to be scheduled at the beginning of the new calendar year. In order to make sure all Council members will be available, I've attached a calendar and would like to tentatively schedule these items in January, February and March of 2019.

- ✓ City Council Rules Review (currently scheduled for 01/22/19 with City Attorney)
- ✓ City Council Goals Review
- ✓ City Councilor Training
- ✓ Emergency Operations Center (EOC) Training

# 2019

January						
S	M	T	W	T	F	S
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30	31		

February						
S	M	T	W	T	F	S
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28		

March						
S	M	T	W	T	F	S
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

April						
S	M	T	W	T	F	S
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30				

May						
S	M	T	W	T	F	S
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	

June						
S	M	T	W	T	F	S
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30						

July						
S	M	T	W	T	F	S
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

August						
S	M	T	W	T	F	S
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	31

September						
S	M	T	W	T	F	S
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30					

October						
S	M	T	W	T	F	S
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30	31		

November						
S	M	T	W	T	F	S
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30

December						
S	M	T	W	T	F	S
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

Council Meetings



**Yamhill County Sheriff's Office  
Crime Summary for DAYTON  
From 10/1/2018 to 10/31/2018**

City	UCR Description	10/1/2017 to 10/31/2017	10/1/2018 to 10/31/2018	Percentage Change	YTD	Prior Year
<b>DAYTON</b>						
Part 1						
	Aggravated Assault	0	0		2	3
	Arson	0	1		1	1
	Burglary-Business	0	0		6	2
	Burglary-Non-Residence	0	1		6	7
	Burglary-Residence	0	0		6	5
	Larceny	4	2	-50.00 %	50	56
	Motor Vehicle Theft-Auto	0	0		9	12
	Rape	0	0		2	1
	Robbery	1	0			2
	<b>Part 1 Total</b>	<b>5</b>	<b>4</b>	<b>-20.00 %</b>	<b>82</b>	<b>89</b>
Part 2						
	All Other	0	0		6	6
	Animal Problems	0	1		2	1
	Curfew	0	0		1	1
	Disorderly Conduct	3	2	-33.33 %	13	15
	Drug Laws	0	3		18	17
	DUII	0	0		10	6
	Family Offenses	0	0			1
	Forgery	1	0		3	2
	Fraud	2	0		7	6
	Kidnapping	0	0			1
	Liquor Laws	0	0		5	3
	Runaway	0	1		3	4
	Sex Offenses	0	0		4	6
	Simple Assault	3	2	-33.33 %	26	29
	Stolen Property	0	0		5	3
	Tresspass/Prowler	1	1		11	17
	Vandalism	1	3	200.00 %	35	29
	<b>Total For DAYTON</b>	<b>38</b>	<b>38</b>		<b>434</b>	<b>472</b>

Report run date: 11/1/2018



**Yamhill County Sheriff's Office  
Crime Summary for DAYTON  
From 10/1/2018 to 10/31/2018**

City	UCR Description	10/1/2017 to 10/31/2017	10/1/2018 to 10/31/2018	Percentage Change	YTD	Prior Year
<b>DAYTON</b>						
	Weapons	0	0		3	2
<b>Part 2 Total</b>		11	13	15.38 %	152	149
<b>Part 3</b>						
	All Other	3	9	200.00 %	74	65
	Non-Reportable Offenses	19	12	-36.84 %	126	169
<b>Part 3 Total</b>		22	21	-4.55 %	200	234
<b>Total For DAYTON</b>		38	38		434	472

**City of Dayton**  
**Budget vs Actual for FY 2018-2019**  
**as of September 30, 2018**

	07/18-8/18 Cur YTD Actual	2018-2019 Cur Year Budget	YTD % of Budget	2017-2018 Pri Year Actual
<b>GENERAL FUND</b>				
<b>Revenue</b>	<b>758,685</b>	<b>1,046,910</b>	<b>72.5%</b>	<b>1,156,380</b>
<b>Admin</b>				
Personnel Services				
Salaries	17,819	48,163	37.0%	42,508
Benefits	5,235	28,283	18.5%	20,228
Material and Services	20,095	83,325	24.1%	58,096
Capital Outlay	0	19,000	0.0%	5,592
<b>Total Administration</b>	<b>43,149</b>	<b>178,771</b>	<b>24.1%</b>	<b>126,424</b>
<b>Parks</b>				
Personnel Services				
Salaries	11,083	35,720	31.0%	31,049
Benefits	3,289	20,984	15.7%	12,708
Material and Services	8,708	40,600	21.4%	27,652
Capital Outlay	0	13,500	0.0%	7,715
<b>Total Parks</b>	<b>23,080</b>	<b>110,804</b>	<b>20.8%</b>	<b>79,124</b>
<b>Library</b>				
Personnel Services				
Salaries	10,275	32,597	31.5%	39,649
Benefits	5,934	19,150	31.0%	22,931
Material and Services	8,305	20,075	41.4%	14,096
Capital Outlay	39	3,500	1.1%	889
<b>Total Library</b>	<b>24,553</b>	<b>75,322</b>	<b>32.6%</b>	<b>77,565</b>
<b>Planning</b>				
Personnel Services				
Salaries	6,288	17,455	36.0%	13,697
Benefits	2,115	19,150	11.0%	8,174
Material and Services	18,233	50,325	36.2%	34,288
Capital Outlay	0	500	0.0%	251
<b>Total Planning</b>	<b>26,637</b>	<b>87,430</b>	<b>30.5%</b>	<b>56,411</b>
<b>Building</b>				
Personnel Services				
Salaries	5,627	18,205	30.9%	13,168
Benefits	1,929	10,254	18.8%	7,455
Material and Services	27,740	85,075	32.6%	33,909
Capital Outlay	0	500	0.0%	18
<b>Total Building</b>	<b>35,297</b>	<b>114,034</b>	<b>31.0%</b>	<b>54,549</b>
Transfers	0	73,000	0.0%	61,000
Contingency	0	162,549	0.0%	0
Unappropriated Ending Fund Balance	0	245,000	0.0%	0
<b>Total Fund 100 Revenue</b>	<b>758,685</b>	<b>1,046,910</b>	<b>72.5%</b>	<b>1,156,380</b>
<b>Total Fund 100 Expenses</b>	<b>152,715</b>	<b>1,046,910</b>	<b>14.6%</b>	<b>455,073</b>
<b>General Fund Balance</b>	<b>605,971</b>			<b>701,307</b>

**City of Dayton**  
**Budget vs Actual for FY 2018-2019**  
**as of September 30, 2018**

	07/18-8/18 Cur YTD Actual	2018-2019 Cur Year Budget	YTD % of Budget	2017-2018 Pri Year Actual
<b>LOCAL OPTION TAX</b>				
<b>Revenue</b>	<b>213,306</b>	<b>412,196</b>	<b>51.7%</b>	<b>430,780</b>
Personnel Services				
Salaries	11,019	42,237	26.1%	33,792
Benefits	4,011	24,813	16.2%	15,498
Material and Services	46,407	193,450	24.0%	180,164
Capital Outlay	0	3,000	0.0%	366
<b>Total</b>	<b>61,437</b>	<b>263,500</b>	<b>23.3%</b>	<b>229,819</b>
Contingency	0	148,696	0.0%	0
<b>Total Fund 101 Revenue</b>	<b>213,306</b>	<b>412,196</b>	<b>51.7%</b>	<b>430,780</b>
<b>Total Fund 101 Expenses</b>	<b>61,437</b>	<b>412,196</b>	<b>14.9%</b>	<b>229,819</b>
<b>Local Option Tax Fund Balance</b>	<b>151,869</b>			<b>200,961</b>
<b>Street Fund</b>				
<b>Revenue</b>	<b>154,537</b>	<b>223,205</b>	<b>69.2%</b>	<b>274,692</b>
Personnel Services				
Salaries	8,390	30,592	27.4%	27,139
Benefits	2,787	17,972	15.5%	10,768
Material and Services	16,730	83,471	20.0%	65,422
Capital Outlay	0	6,500	0.0%	258
<b>Total</b>	<b>27,907</b>	<b>138,535</b>	<b>20.1%</b>	<b>103,586</b>
Transfers	0	65,000	0.0%	0
Contingency	0	19,670	0.0%	0
<b>Total Fund 200 Revenue</b>	<b>154,537</b>	<b>223,205</b>	<b>69.2%</b>	<b>274,692</b>
<b>Total Fund 200 Expenses</b>	<b>27,907</b>	<b>223,205</b>	<b>12.5%</b>	<b>103,586</b>
<b>Street Fund Balance</b>	<b>126,630</b>			<b>171,106</b>
<b>Water Fund</b>				
<b>Revenue</b>	<b>881,575</b>	<b>1,532,855</b>	<b>57.5%</b>	<b>1,498,089</b>
Personnel Services				
Salaries	31,431	118,698	26.5%	106,804
Benefits	13,234	69,731	19.0%	51,136
Material and Services	50,937	292,800	17.4%	145,669
Capital Outlay	0	10,500	0.0%	9,196
<b>Total</b>	<b>95,602</b>	<b>491,729</b>	<b>19.4%</b>	<b>312,805</b>
<b>Water Treatment Facility</b>				
Personnel Services				
Salaries	12,050	43,137	27.9%	37,779
Benefits	4,671	25,342	18.4%	18,048
Material and Services	31,112	108,475	28.7%	80,848
Capital Outlay	0	1,500	0.0%	177
<b>Total</b>	<b>47,833</b>	<b>178,454</b>	<b>26.8%</b>	<b>136,852</b>
Transfers	0	410,000	0.0%	402,000
Contingency	0	252,672	0.0%	0
Unappropriated Ending Fund Balance	0	200,000	0.0%	0
<b>Total Fund 300 Revenue</b>	<b>881,575</b>	<b>1,532,855</b>	<b>57.5%</b>	<b>1,498,089</b>
<b>Total Fund 300 Expenses</b>	<b>143,435</b>	<b>1,532,855</b>	<b>9.4%</b>	<b>851,657</b>
<b>Water Fund Balance</b>	<b>738,140</b>			<b>646,431</b>

City of Dayton  
Budget vs Actual for FY 2018-2019  
as of September 30, 2018

	07/18-8/18 Cur YTD Actual	2018-2019 Cur Year Budget	YTD % of Budget	2017-2018 Pri Year Actual
<b>Sewer Fund</b>				
<b>Revenue</b>	<b>474,586</b>	<b>761,529</b>	<b>62.3%</b>	<b>700,091</b>
Personnel Services				
Salaries	30,543	114,890	26.6%	104,923
Benefits	13,206	67,495	19.6%	51,027
Material and Services	66,203	202,550	32.7%	143,368
Capital Outlay	0	9,000	0.0%	2,115
<b>Total</b>	<b>109,952</b>	<b>393,935</b>	<b>27.9%</b>	<b>301,434</b>
Contingency	0	317,594	0.0%	40,000
<b>Total Fund 400 Revenue</b>	<b>474,586</b>	<b>761,529</b>	<b>62.3%</b>	<b>700,091</b>
<b>Total Fund 400 Expenses</b>	<b>109,952</b>	<b>711,529</b>	<b>15.5%</b>	<b>341,434</b>
<b>Sewer Fund Balance</b>	<b>364,634</b>			<b>358,657</b>
<b>State Revenue Sharing</b>				
<b>Revenue</b>	<b>97,491</b>	<b>154,250</b>	<b>63.2%</b>	<b>118,929</b>
Material and Services	9,237	147,250	6.3%	28,074
Capital Outlay	0	7,000	0.0%	0
<b>Total</b>	<b>9,237</b>	<b>154,250</b>	<b>6.0%</b>	<b>28,074</b>
<b>Total Fund 500 Revenue</b>	<b>97,491</b>	<b>154,250</b>	<b>63.2%</b>	<b>118,929</b>
<b>Total Fund 500 Expenses</b>	<b>9,237</b>	<b>154,250</b>	<b>6.0%</b>	<b>28,074</b>
<b>State Revenue Sharing Fund Balance</b>	<b>88,253</b>			<b>90,856</b>
<b>Water Utility Capital</b>				
<b>Revenue</b>	<b>95,860</b>	<b>241,319</b>	<b>39.7%</b>	<b>281,337</b>
Material and Services	0	0	0.0%	0
Capital Outlay	30,077	241,319	12.5%	141,459
<b>Total</b>	<b>30,077</b>	<b>241,319</b>	<b>12.5%</b>	<b>141,459</b>
<b>Total Fund 600 Revenue</b>	<b>95,860</b>	<b>241,319</b>	<b>39.7%</b>	<b>281,337</b>
<b>Total Fund 600 Expenses</b>	<b>30,077</b>	<b>241,319</b>	<b>12.5%</b>	<b>141,459</b>
<b>Water Utility Capital Fund Balance</b>	<b>65,783</b>			<b>139,878</b>
<b>Sewer Utility Capital</b>				
<b>Revenue</b>	<b>376,040</b>	<b>3,347,929</b>	<b>11.2%</b>	<b>290,668</b>
Material and Services	0	0	0.0%	0
Capital Outlay	305,583	3,185,000	9.6%	178,732
<b>Total</b>	<b>305,583</b>	<b>3,185,000</b>	<b>9.6%</b>	<b>178,732</b>
<b>Total Fund 700 Revenue</b>	<b>376,040</b>	<b>3,347,929</b>	<b>11.2%</b>	<b>290,668</b>
<b>Total Fund 700 Expenses</b>	<b>305,583</b>	<b>3,185,000</b>	<b>9.6%</b>	<b>178,732</b>
<b>Water Utility Capital Fund Balance</b>	<b>70,458</b>			<b>111,935</b>
<b>Equipment Replacement Reserve Fund</b>				
<b>Revenue</b>	<b>2,643</b>	<b>35,767</b>	<b>7.4%</b>	<b>28,258</b>
Capital Outlay	0	10,000	0.0%	25,812
Contingency	0	25,767	0.0%	0
<b>Total</b>	<b>0</b>	<b>35,767</b>	<b>0.0%</b>	<b>25,812</b>
<b>Total Fund 750 Revenue</b>	<b>2,643</b>	<b>35,767</b>	<b>7.4%</b>	<b>28,258</b>
<b>Total Fund 750 Expenses</b>	<b>0</b>	<b>35,767</b>	<b>0.0%</b>	<b>25,812</b>
<b>Water Utility Capital Fund Balance</b>	<b>2,643</b>			<b>2,446</b>

City of Dayton  
Budget vs Actual for FY 2018-2019  
as of September 30, 2018

	07/18-8/18 Cur YTD Actual	2018-2019 Cur Year Budget	YTD % of Budget	2017-2018 Pri Year Actual
<b>Building Reserve Fund</b>				
Revenue	95,541	152,418	62.7%	94,927
Capital Outlay	32,217	0	0.0%	0
Contingency	0	0	0.0%	0
<b>Total</b>	<b>32,217</b>	<b>0</b>		<b>0</b>
<b>Total Fund 760 Revenue</b>	<b>95,541</b>	<b>152,418</b>	<b>62.7%</b>	<b>94,927</b>
<b>Total Fund 760 Expenses</b>	<b>32,217</b>	<b>0</b>	<b>0.0%</b>	<b>0</b>
<b>Water Utility Capital Fund Balance</b>	<b>63,324</b>	<b>152,418</b>	<b>41.5%</b>	<b>94,927</b>
<b>Streets Capital Projects Fund</b>				
Revenue	177,821	213,609	83.2%	245,455
Material and Services	0	0	0.0%	0
Capital Outlay	1,003	165,000	0.6%	548
Contingency	0	48,609	0.0%	0
<b>Total</b>	<b>1,003</b>	<b>213,609</b>	<b>0.5%</b>	<b>548</b>
<b>Total Fund 770 Revenue</b>	<b>177,821</b>	<b>213,609</b>	<b>83.2%</b>	<b>245,455</b>
<b>Total Fund 770 Expenses</b>	<b>1,003</b>	<b>213,609</b>	<b>0.5%</b>	<b>548</b>
<b>Water Utility Capital Fund Balance</b>	<b>176,818</b>			<b>244,907</b>
<b>Park Capital Projects</b>				
Revenue	41,677	16,290	255.8%	50,535
Material and Services	0	0	0.0%	0
Capital Outlay	0	15,000	0.0%	9,925
Contingency	0	1,290	0.0%	0
<b>Total</b>	<b>0</b>	<b>16,290</b>	<b>147.0%</b>	<b>9,925</b>
<b>Total Fund 780 Revenue</b>	<b>41,677</b>	<b>16,290</b>	<b>255.8%</b>	<b>50,535</b>
<b>Total Fund 780 Expenses</b>	<b>0</b>	<b>16,290</b>	<b>0.0%</b>	<b>9,925</b>
<b>Water Utility Capital Fund Balance</b>	<b>41,677</b>			<b>40,610</b>
<b>Debt Service</b>				
Revenue	216,965	523,435	41.5%	465,307
Material and Services	81,505	249,451	32.7%	249,452
Reserve for Lafayette Loan Payoff	0	23,625	0.0%	0
<b>Total</b>	<b>81,505</b>	<b>273,076</b>	<b>29.8%</b>	<b>249,452</b>
Unappropriated Ending Fund Balance	0	250,359	0.0%	0
<b>Total Fund 850 Revenue</b>	<b>216,965</b>	<b>523,435</b>	<b>41.5%</b>	<b>465,307</b>
<b>Total Fund 850 Expenses</b>	<b>81,505</b>	<b>523,435</b>	<b>15.6%</b>	<b>249,452</b>
<b>Water Utility Capital Fund Balance</b>	<b>135,459</b>			<b>215,855</b>

**TO: MAYOR WYTOSKI AND CITY COUNCIL MEMBERS**

**THROUGH: ROCHELLE ROADEN  
INTERM CITY MANAGER**

**FROM: STEPHEN SAGMILLER  
PUBLIC WORKS DIRECTOR**

**SUBJECT: PUBLIC WORKS ACTIVITIES REPORT OCTOBER 2018**

**Water:**

Regulatory Samples bi weekly  
Water service repair on Rodeo  
Water service repair on Church  
Daily rounds  
Work orders  
Locates  
Meter reading  
Meter Re Reads  
Turn ons / turn offs  
Water Report to Lafayette  
Water report to State  
Nitrate samples  
Meter replacement (various)  
Meter box replacement (various)  
Emergency shut offs (various)  
Receive chemicals at Treatment Plant  
Repairs at Treatment Plant  
Water main flushing (city wide)

**Wastewater:**

New trunk line installation continues  
New wetwell excavation continues  
Regulatory Samples bi weekly  
Daily Rounds  
Check operation of lift stations daily  
Locates  
DMR to DEQ  
Prep 9<sup>th</sup> St. Lift Station site  
Repairs at Palmer Creek Lift Station  
Repairs at Footbridge lift station  
Begin seasonal discharge

**Parks:**

Mow parks  
Clean Restrooms at park daily  
Leaf pickup in parks  
Dump garbage all parks

**Facilities:**

Dump garbage at CC  
Fire extinguisher checks  
Shut off stove at CC

**Storm water:**

Locates

**Streets:**

Dump garbage on Ferry  
Street sweeping  
Construct trailer for speed sign

**Misc:**

Deliver agendas  
Meet with Lafayette  
Rock road at Breyman Tanks

## **City of Dayton Holiday Events 2018**

**Tree Lighting—December 1-Courthouse Square Park** 5:30—Music and Cocoa 6:00—Santa arrives via Ferry St on a Firetruck! 6:30—Tree Lighting

**Breakfast with Santa—December 8—Palmer Creek Lodge** Plan to join Santa and his elves on Saturday, December 8th in the Community Center (606 4th St). You're welcome to talk to Santa, take pictures, and have some cocoa or coffee for free from 9am-1pm. The SAFE committee elves will be serving breakfast from 8am-noon as a fundraiser for the SAFE Grad Night event. Adults are \$5, Children \$3 (under 3 are free). On the menu are pancakes, eggs, sausage or bacon and milk or juice.

**Holiday Bazaar—December 8—Palmer Lodge Community Events Center** This year's Bazaar will be held on Saturday, December 8th from 8am-2pm in the Palmer Creek Lodge (606 4th St). Local businesses, crafters and artisans will be on hand with great gifts for everyone on your list—and maybe a little something for yourself too! If you'd like to be a vendor, please call 503-864-2221 or visit the City's website to apply.

**Dayton Food Pantry Holiday Food Boxes—December 4th and 18th** The Dayton Community Food Pantry will have Holiday food boxes available December 4th and 18th from 4 to 6pm for those in need with a 97114 zip code. Boxes can be picked up at Dayton First Baptist Church located at 300 Flower Ln. If you would like to donate to the pantry, please stop by during their normal November hours—4 to 6pm on the 13th and 27th.

**Food for Fines—all month—Mary Gilkey City Library** The library will be offering Food 4 Fines to help support the Dayton Community Food Pantry. For each item of pre-packaged food donated, your fine for items owned by the Dayton library will be reduced by \$1.00 up to \$20.00 total!

**Dayton Tree of Giving Applications** Families that would like to receive Christmas gifts and food boxes from the Dayton Tree of Giving may apply through the Salvation Army (1950 SW 2nd St, McMinnville) November 6th, 7th & 8th from 9am-11am and 1pm-4pm and on November 9th from 9am-11am and 4pm-7pm. To register, adults will need picture ID, birth certificates for children (social security cards are not accepted), and proof of address. For more information, contact the Salvation Army at 503-472-1009.

**Dayton Tree of Giving Gift Tags and Donations** Gift tags for the Tree of Giving will be available for selection beginning Monday, November 19th in the Mary Gilkey City Library (416 Ferry St). Stop by and select a gift or food tag to help make the Holidays brighter for a Dayton family! Unwrapped gifts and food items should be returned to the Tree of Giving by Monday, December 10. Volunteers, wrapping paper, and tape