



CITY COUNCIL REGULAR MEETING MINUTES

Monday, November 03, 2014 at 7:00 p.m.

Camas City Hall, 616 NE 4th Avenue

NOTE: There are two public comment periods included on the agenda. Anyone wishing to address the City Council may come forward when invited; please state your name and address. Public comments are typically limited to three minutes, and written comments may be submitted to the City Clerk. Special instructions for public comments will be provided at the meeting if a public hearing or quasi-judicial matter is scheduled on the agenda.

I. CALL TO ORDER

Mayor Scott Higgins called the meeting to order at 7:03 p.m.

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

Present: Greg Anderson, Don Chaney, Linda Dietzman, Tim Hazen, Steve Hogan, Shannon Turk

Excused: Melissa Smith

Staff: Bernie Bacon, Kristin Berquist, Phil Bourquin, Pete Capell, James Carothers, Cathy Huber-Nickerson, Eric Levison, Shawn MacPherson, and Steve Wall

Press: There were no members of the press present.

IV. PUBLIC COMMENTS

There were no comments from the public.

V. CONSENT AGENDA

- A.** Approved the minutes of the October 20, 2014, Camas City Council Meeting and the Special Meeting Workshop minutes of October 20, 2014

[October 20, 2014 Council Minutes](#) 

[Special Meeting Workshop Minutes October 20, 2014](#)

- B.** Approved claim checks numbered 123563 – 123702 in the amount of \$596,273.20 as approved by the Finance Committee
- C.** Awarded the bid for Project No. 906 Camas Library Window Repair in the amount of \$11,463 including tax to JWC, LLC. Materials failure of the original window installation of the Camas Library made it necessary to repair the damaged areas of 20 identified windows. Previous estimates exceeded \$20,000. The scope of work was modified to fit within the budget. The estimate for this project was \$7,046, including tax and only one bid was submitted by JWC, LLC for \$11,463, including tax. (submitted by Eric Levison)

[P-906 Bid Tab](#)

- D.** Authorized the Release of Retainage for Project No. P-862 Lacamas Lake Lodge to JWC, LLC in the amount of \$88,324.79. This project provided for the construction of the Lacamas Lake Lodge facility. All required work has been completed and all City and State project documentation has been received and verified. (submitted by James Carothers)

[P-862 Pay Estimate No. 9 - Final \(Signed\)](#)

- E.** Authorized the Mayor to sign a Quit Claim Deed for the old City shop property and directed staff to proceed with the recording of the original deed. In 1991, the City and James River entered into a property transaction where the City sold the old City shop on SE 6th along with the then current City shop on East First Street and James River sold the City the land on Polk Street where the Operation Center is currently located. A recent property transaction with the old City shop on SE 6th has brought to light a discrepancy between the building location and the land description. Stewart Title contacted City staff to request a file review for any relevant information regarding the property. After review, staff located a 1945 fully executed deed for the strip of land in question. The excise tax was paid in 1945 but it does not appear the deed was recorded. After discussion with the City Attorney, Stewart Title will prepare a Quit Claim Deed for the strip of land. This transaction will not provide any additional income to the City. The City will not incur any cost associated with the recording or processing of these documents. (submitted by Eric Levison, Public Works Director)

[1945 Deed](#)

[Quit Claim Deed](#)

- F. Awarded the Contract for Services to The Northwest Regional Training Center(NWRTC) and the City of Camas for the calendar year 2015. (submitted by Eric Levison, Public Works Director)

Memorandum 

NWRTC Contract for Services 

It was moved by Greg Anderson, seconded by Steve Hogan to approve the Consent Agenda. The motion carried unanimously.

NOTE: Any item on the Consent Agenda may be removed from the Consent Agenda for general discussion or action.

VI. NON-AGENDA ITEMS

A. Staff

There were no comments from staff.

B. Council

Hogan welcomed everyone to attend the Downtown Camas Association's Award Celebration between 6 and 8 p.m. at Journey Community Church.

Dietzman reminded everyone that First Friday is this coming Friday, November 7th.

Chaney reminded everyone to cast their vote by Tuesday, November 4th.

Anderson commended the community for the wonderful Boo Bash.

VII. MAYOR

A. Announcements

Mayor did not have any announcements.

VIII. COMMUNITY DEVELOPMENT

A. Public Hearing to consider a Community Development Block Grant (CDBG) Application Submittal for the Rehabilitation of NE Franklin Street from 15th to 19th Avenue.

Details: On October 6th, Staff proposed to Council the submittal of a CDBG grant application for the 2015 funding cycle. The proposal included

the request for \$215,000 in grant money to partially fund improvements to NE Franklin Street between NE 15th and NE 19th Avenues. The total cost of the proposed project is \$422,000. Improvements will include rehabilitation of the existing sewer main and service laterals, new water services, hydrants, curb ramps, and resurfacing the existing roadway. Staff recommended opening the public hearing and considering public testimony. The CDBG Program requires that two public meetings be held prior to application submittals. This public hearing, in conjunction with the October 6th Workshop discussion fulfills this requirement.

Department/Presenter: James Carothers, Engineering Manager/City Engineer

[MEMO 2015 CDBG w pictures](#) 

Mayor Higgins opened the public hearing at 7:05 p.m. There were no members of the public present who wished to testify. The public testimony portion of the hearing was closed at 7:05 p.m.

It was moved by Linda Dietzman, seconded by Greg Anderson to direct staff to submit the application. The motion carried unanimously.

B. [Resolution No. 1311 Related to the Multi-Family Tax Exemption Program provided for under Revised Code of Washington \(RCW\) 84.14](#)

Details: A Resolution of the City of Camas, Washington, relating to the multi-family property tax exemption program provided for under the Revised Code of Washington (RCW 84.14); expressing intent to designate three areas within the City of Camas as Residential Target Areas; and, establish a public hearing time and date for consideration thereof. Resolution No. 1311 replaces Resolution No. 1303 by rescheduling the date for the public hearing on this matter to December 1, 2014. City Council held a workshop on June 26, 2014, to discuss the program and directed Staff to move forward toward implementation of the program.

Department/Presenter: Phil Bourquin, Community Development Director

[Executed Resolution No. 1311 - Posted 11-04-14](#) 

[Resolution No. 1311](#) 

It was moved by Linda Dietzman, seconded by Steve Hogan that Resolution No. 1311 be read by title only. The motion carried unanimously.

It was moved by Linda Dietzman, seconded by Steve Hogan that Resolution No. 1311 be adopted. The motion carried unanimously.

IX. PUBLIC COMMENTS

Adam Kluka, 7021 NW Friberg, Camas, confirmed that Resolution No. 1311 replaced Resolution No. 1303 and that it set the public hearing date for December 1, 2014.

X. ADJOURNMENT

The meeting adjourned at 7:11 p.m.

NOTE: The City of Camas welcomes and encourages the participation of all of its citizens in the public meeting process. A special effort will be made to ensure that a person with special needs has the opportunity to participate. For more information, please call 360.834.6864.

Quick Preview of Agenda and Supporting Documents - Posted October 30, 2014

[Council Agenda with Supporting Documents](#) 

Mayor

City Clerk