



CITY COUNCIL REGULAR MEETING AGENDA
Monday, December 7, 2015, 7:00 PM
City Municipal Center, 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

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

- A. Oath of Office by City Attorney Shawn MacPherson for Council Member Bonnie Carter in Position 1 of Ward 2 for the term ending December 31, 2015.

 [Oath of Office](#)

IV. PUBLIC COMMENTS

V. CONSENT AGENDA

- A. Approve the minutes of the November 16, 2015 Camas City Council Meeting and the Workshop minutes of November 16, 2015.

 [November 16, 2015 Camas City Council Workshop Meeting Minutes - Draft](#)
[November 16, 2015 Camas City Council Regular Meeting Minutes - Draft](#)

- B. Approve the claim checks as approved by the Finance Committee.
- C. Authorize the write-off of five unpaid final utility bills in the amount of \$1,071.74. This amount represents outstanding water, sewer, garbage, recycling and storm water charges that are left unpaid by previous property owners. (Submitted by Pam O'Brien)
- D. Authorize the write-off of 62 utility accounts in the amount of \$9,831.45. These accounts represent unpaid water, sewer, garbage, recycling and storm water charges on closed accounts that were turned over to a collection agency. (Submitted by Pam O'Brien)
- E. Authorize the write-off of 211 Emergency Medical Services (EMS) billings in the amount of \$179,570.65. These accounts represent billings prior to 2014 that have been submitted to a collection agency in which the City has not received payment. (Submitted by Pam O'Brien)
- F. Authorize the write-off of the November 2015 Emergency Medical Services (EMS) billings in the amount of \$87,576.27. This is the monthly uncollectable balance of Medicare and Medicaid accounts that are not collectable after receiving payments from Medicare, Medicaid and secondary insurance. (Submitted by Pam O'Brien)
- G. Authorize Pay Estimate No. 15 to Nutter Corporation for Project S-565 NW 38th Avenue Phase 2 in the amount of \$62,119.66 for work completed through October 2015. (Submitted

by James Carothers)

 [NW 38th Phase 2 Pay Estimate 15](#)

- H. Authorize Pay Estimate No. 1 to Michael Green Construction, Inc., for Project P-893 Washougal River Greenway Trail Overlook Terrace in the amount of \$49,736.43 for work completed through November 25, 2015. (Submitted by James Carothers)

 [Washougal Trail Overlook Pay Estimate 1](#)

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
- B. Council

VII. MAYOR

- A. Announcements
- B. Recognition of 15-Year Anniversary for Phil Bourquin, Community Development Director
Details: Phil Bourquin celebrated 15 years of employment with the City of Camas on November 1, 2015. The City would like to congratulate him on his achievements and present him with his 15-year service pin.
Presenter: Pete Capell, City Administrator
- C. Recognition of 10-Year Anniversary for Steve Hogan, Camas City Council Member
Details: Steve Hogan celebrated 10 years of service with the City of Camas on November 1, 2015. The City would like to congratulate him on his achievements and present him with his 10-year service pin.
Presenter: Scott Higgins, Mayor

VIII. MEETING ITEMS

- A. Public Hearing Considering the Vacation of NW Utah Street
Details: This hearing is to allow the public to comment on the proposed vacation of the NW Utah Street right-of-way stub located adjacent north of the north right-of-way line of NW 6th Place. Information on this proposal is provided in the attached staff report.
Presenter: James Carothers, Engineering Manager
Recommended Action: Staff recommends that Council hold a public hearing, deliberate and direct the City Attorney to prepare a vacation ordinance to be brought back to Council. Mr. Anderson should comply with the terms of the agreement as a condition, which includes securing the public easement across lots 23 and 80 and constructing the drainage ditch within the NW Utah Street right-of-way.

 [NW Utah Vacation Hearing Staff Report](#)

[NW Utah Agreement 11-09-15](#)

- B. Public Hearing for the School District Capital Facilities Plans (CFP)
Details: A public hearing to consider the 2015-2021 Camas, Evergreen and Washougal School District CFPs.
Presenter: Phil Bourquin, Community Development Director

Recommended Action: Staff recommends Council conduct a public hearing, deliberate and move to approve the 2015-2021 Camas, Evergreen and Washougal School District Capital Facilities Plans and to establish a collection rate as recommended by staff; and to direct the City Attorney to prepare an ordinance for Council's consideration at the December 21, 2015 Regular meeting.

 [Staff Report School Capital Facilities Plans \(CFP\)](#)

[Camas CFP 2015-2021](#)

[Evergreen CFP 2015-2021](#)

[Letter Marnie Allen 061015](#)

[Washougal CFP 2015-2021](#)

- C. Public Hearing for Lofts at Camas Meadows Development Agreement - Proposed Modification
Details: City Council approved a Development Agreement for the Lofts at Camas Meadows under Resolution No. 15-004 in July of 2015. Prior to recording of the agreement, the design of the project was proposed to be modified from the proposal that was presented to Council. The modification is to Exhibit "F" of the agreement and specifically eliminates parking under the apartment units and to the rear of the property.
Presenter: Phil Bourquin, Community Development Director
Recommended Action: Staff recommends Council conduct a public hearing, deliberate and make a decision with regard to the proposed modifications. If approved, direct the City Attorney to prepare a resolution for Council's consideration at the December 21, 2015 Regular meeting.

 [Narrative of Project Changes](#)

[November 6, 2015 Letter](#)

[Proposed Modifications - Renderings](#)

[Prior Development Agreement Hearing Exhibit 16 - Renderings](#)

[Material Board - 061215](#)

[City Kirkland Agreement](#)

[Exhibit A - Legal Description](#)

[Exhibit B - Long Drive Agreement](#)

[Exhibit C](#)

[Exhibit D](#)


[Exhibit E](#)

[Exhibit F](#)


[Exhibit G - Revised Development Standards](#)

[Exhibit H](#)


- D. Resolution No. 15-018 2016 Fee Schedule
Details: This resolution provides for the new fees rates for 2016 to be effective on January 1, 2016. These new fees rates are incorporated into the 2016 Budget. The Fee Schedule's incorporated rates have been adjusted for inflation as well as eliminating fees for services no longer provided by the City.
Presenter: Cathy Huber Nickerson, Finance Director
Recommended Action: Staff recommends Council move to adopt Resolution No. 15-018.

 [Resolution No. 15-018 Adopting Modified Fee Schedule for 2016 Budget](#)
[2016 Budget Final Fee Schedule](#)

- E. Resolution No. 15-021 Adopting the 2016 Salary Scales for Non-Represented Positions
Details: This resolution will set the salary scales for all non-represented positions for 2016. The changed scales reflect a 2.5% cost of living increase over 2015 scales.
Presenter: Jennifer Gorsuch, Administrative Services Director
Recommended Action: Staff recommends Council move to adopt Resolution No. 15-021.

 [Resolution No. 15-021](#)
[Exhibit A 2016 Non-Represented Salary Scales](#)

- F. Resolution No. 15-022 Grand Ridge Island Annexation
Details: Staff will present the City Council with a resolution to set a public hearing date for the annexation of the Grand Ridge and Vista Del Rio II subdivisions as unincorporated islands.
Presenter: Robert Maul, Planning Manager
Recommended Action: Staff recommends Council move to adopt Resolution 15-022 and set a public hearing to be held on December 21, 2015.

 [Resolution No. 15-022](#)
[Exhibit A](#)
[Exhibit B Map](#)
[Registered Voters in Grand Ridge](#)

IX. PUBLIC COMMENTS

X. ADJOURNMENT

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.