



CITY COUNCIL WORKSHOP MEETING MINUTES - DRAFT

Tuesday, February 16, 2016, 4:30 PM

City Municipal Center, 616 NE 4th Avenue

I. CALL TO ORDER

Mayor Scott Higgins called the meeting to order at 4:30 p.m.

II. ROLL CALL

Present: Greg Anderson, Bonnie Carter, Don Chaney, Tim Hazen, Steve Hogan, Melissa Smith and Shannon Turk

Staff: Sam Adams, Bernie Bacon, Pete Capell, James Carothers, Jennifer Gorsuch, Cathy Huber Nickerson, Mitch Lackey, Leona Langlois, Robert Maul, Heather Rowley, Nick Swinhart, Steve Wall and Alicia Pacheco (intern)

Press: Adam Brice, The Columbian

III. PUBLIC COMMENTS

Cal Stone, 3802 NW 27th Ave, Camas, commented about the Brady Road Street Improvements Project and City Administrator Pete Capell responded.

IV. WORKSHOP TOPICS

A. Waste Connections Annual Report

Details: Scott Campbell provided Council and the public a summary of the Waste Connections Annual Report.

Presenter: Scott Campbell, Waste Connections, Inc.

 [Waste Connections Annual Report](#)

B. City of Camas 2015 Financial Review

Details: The presentation included the City's 2015 financial highlights, which contained budget to actuals, investment portfolio performance, debt proceeds status, and the outlook for 2016.

Presenter: Cathy Huber Nickerson, Finance Director

 [Financial Performance 2015 4th Quarter](#)

Huber Nickerson summarized the Financial Review presentation.

C. Parker Village Septic Tank Easement and Use Agreement

Details: The City of Camas maintains residential community septic tanks that are part of the City system. Parker Village has a large community tank for the high density residential lots. Parker Village also has one larger commercial lot at the lowest elevation of the Parker Village site. The developer has accordingly placed the community septic tank on the commercial lot.

This Septic Tank Easement and Use Agreement provides for the encroachment of the City for excavation, inspection, maintenance, operation, repair and replacement of the septic tank located on the commercial lot.

Presenter: James Carothers, Engineering Manager

 [Parker Village Tank Agreement](#)

This item will be placed on the March 7, 2016 Consent Agenda for Council's consideration.

D. Brady Road and Evergreen Highway Speed Limits

Details: In 2015, portions of Brady Road and the old Evergreen Highway were annexed into Camas. These portions of roadway previously fell under Clark County jurisdiction. Both roadways have posted speeds of 40 miles per hour. The Revised Code of Washington (RCW) Chapter 46.61.400 states that the basic rule for the maximum speed on city streets is 25 miles per hour. Per RCW 46.61.415, local speed limits may be altered based on engineering and traffic investigation. Engineering staff investigated speeds and recent collisions along these segments of the corridor. Staff finds that, based on a limited number of collisions and current travel speeds, the 40 mile per hour posted speeds are appropriate for both Brady Road and the old Evergreen Highway. Staff recommended that Council formally adopt the current posted speeds by resolution.

Presenter: James Carothers, Engineering Manager

 [2015 Brady Road & Evergreen Highway Annexation Map](#)

Council directed the City Attorney to draft a resolution to be placed on the March 7, 2016 Regular Meeting Agenda for Council's consideration.

E. Wastewater Treatment Plant Spill Control Plan Consultant Contract

Details: As a requirement of the City's Wastewater Treatment Plant's National Pollutant Discharge Elimination System (NPDES) Waste Discharge Permit, the City must prepare a Spill Control Plan (Plan) for the facility. The Plan must address prevention, containment and spill response. Gray and Osborne, Inc. has submitted a scope of work to complete the Plan for an amount not-to-exceed \$5,200. Sewer funds are available to complete this project.

Presenter: Sam Adams, Utilities Manager

 [Wastewater Treatment Plant Spill Control Plan](#)

This item will be placed on the March 7, 2016 Consent Agenda for Council's consideration.

F. Public Works Miscellaneous and Updates

Details: This is a placeholder for miscellaneous or emergent items.

Presenter: Steve Wall, Public Works Director

Wall updated Council about the Lacamas Lane and Forest Home Road slides. He also commented about upcoming projects going out to bid; the Light Emitting Diode (LED) project, as well as overall street lighting throughout the City. Wall commented that staff will be bringing more information to future meetings regarding the North Urban Growth Area (NUGA) Sewer Transmission Main Project.

G. Plat Alteration of 7th Avenue Townhomes (File No. PlatAlt15-01)

Details: 7th Avenue Townhomes Subdivision is located at 722 NW 7th Avenue near the intersection of NW 7th Avenue and NW Greeley Street. Council approved the final plat for 11

lots on March 2, 2015. The plat alteration, to allow a triplex development on one lot, was approved at a public hearing before Council on August 17, 2015. Council required that a final plat drawing be submitted for approval, which is consistent with Council's decision and associated conditions of approval of the plat alteration (File Numbers PlatAlt15-01 and SUB06-10).

Presenter: Phil Bourquin, Community Development Director


-  [Staff Report for 7th Avenue Plat Alteration](#)
- [7th Ave Townhomes Plat Alteration \(2016\)](#)
- [7th Avenue Townhomes Bid](#)

This item will be placed on the March 7, 2016 Regular Meeting Agenda for Council's consideration.

H. Clearing and Grading Ordinance

Details: Staff recommended an additional chapter to Title 15 of the Camas Municipal Code (CMC) regarding clearing and grading activities.

Presenter: Phil Bourquin, Community Development Director

-  [Clearing and Grading Draft Code](#)
- [Clearing and Grading Code Staff Report](#)

A public hearing will be scheduled for March 7, 2016, to consider an ordinance to add an additional chapter to Title 15 of the Camas Municipal Code (CMC) regarding clearing and grading activities.

I. Parklands at Camas Meadows Development Agreement and Master Plan

Details: Staff recommended scheduling a public hearing date of March 7, 2016, for consideration of a Development Agreement and Master Plan.

Presenter: Phil Bourquin, Community Development Director

-  [Parklands at Camas Meadows MXPDP Overlay, Master Plan & Development Agreement](#)

This item will be placed on the March 7, 2016 Regular Council Meeting Agenda for Council's consideration, following a public hearing.

J. Parklands at Camas Meadows Overlay Zone Request to Mixed Use Planned Development (MXPDP)

Details: Staff recommended scheduling a closed record meeting for March 7, 2016, to consider a request for a zone change to apply an MXPDP Overlay to property currently zoned Business Park

Presenter: Phil Bourquin, Community Development Director

-  [Staff Report - Parklands at Camas Meadows MXPD Overlay](#)
- [Exhibit List Parklands MXPD](#)
- [Exhibit 01 Application and Narrative](#)
- [Exhibit 02 Parklands Neighborhood Aerial Map](#)
- [Exhibit 03 MXPD Overlay Map](#)
- [Exhibit 04 MXPD Overlay Aerial Map](#)
- [Exhibit 05 The Archery Three Boards](#)
- [Exhibit 06 Workman letter](#)
- [Exhibit 07 M Walker Letter](#)
- [Exhibit 08 A Walker Letter](#)
- [Exhibit 09 Dearborn Letter](#)
- [Exhibit 10 Cowlitz Comment](#)
- [Exhibit 11 Johnson Comment](#)
- [Exhibit 12 DuBois Comment](#)
- [Exhibit 13 Tearney Comment](#)
- [Exhibit 14 Ecology Comment](#)
- [Exhibit 15 Melissa Castle Comment](#)
- [Exhibit 16 Mark Castle Comment](#)
- [Exhibit 17 Harnish Comment](#)
- [Exhibit 18 Robert Miner Photos](#)
- [Exhibit 19 Applicants Presentation](#)
- [Exhibit 20 Gary Knopp Comment](#)
- [Exhibit 21 J Tearney Comment](#)
- [Exhibit 22 Notice of Public Hearing Planning Commission - Copy](#)

This item will be placed on the March 7, 2016 Regular Council Meeting Agenda for Council's consideration in a closed record meeting.

K. Community Development Miscellaneous and Updates

Details: This is a placeholder for miscellaneous or emergent items.

Presenter: Phil Bourquin, Community Development Director

Bourquin commented about the recent Bonneville Power Administration's (BPA) release of an Environmental Impact Statement (EIS) and clarified that the EIS was not a decision to build. Bourquin recommended the City continue to work through appropriate counsel to review the EIS and provide written comments directly to BPA, prior to a record of decision being issued.

L. Janitorial Contract for Services

Details: The City of Camas issued a Request for Quotes for City-wide janitorial services. Three quotes were received and reviewed; staff provided an overview supporting which contractor was selected.

Presenter: Pete Capell, City Administrator

 [Janitorial Memo](#)

[Contract for Janitorial Service with S&S Janitorial](#)

This item was amended and included on the February 16, 2016 Consent Agenda for Council's consideration.

- M. City Administrator Miscellaneous Updates and Scheduling
Details: This is a placeholder for miscellaneous or scheduling items.
Presenter: Pete Capell, City Administrator

Capell informed Council about Emergency Management Training on May 26, 2016 at Lacamas Lodge.

V. COUNCIL COMMENTS AND REPORTS

Anderson and Hogan commented about the Annual Planning Conference.

Anderson updated Council about C-TRAN's Service Change Concepts project, their Rapid Transit System project and distributed C-TRAN's The Vine Construction Update newsletter. He stated he will be attending the East County Fire and Rescue (ECFR) meeting and an Economic Development meeting this week.

Chaney, Hazen and Hogan commented about the Downtown Camas Association's (DCA) recent downtown video series.

Chaney commented about the Comcast Franchise Agreement.

Hazen commented about his work schedule.

Hogan stated he will be attending the upcoming Camas-Washougal Economic Development Association (CWEDA) meeting.

Carter attended the Library Board of Trustees meeting and will be attending the Planning Commission meeting this week. She commented about the Best of Clark County voting.

Turk attended a Jurassic Parliament training and commented about Sister Cities activities.

Mayor commented about economic development in the City.

VI. PUBLIC COMMENTS

Cal Stone, 3802 NW 27th Ave, Camas, commented about the City's parks and trails, and thanked Council and staff for the additional street lights on Pacific Rim Boulevard.

VII. ADJOURNMENT

The meeting adjourned at 5:45 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.