



**CITY COUNCIL WORKSHOP**  
**MEETING MINUTES - DRAFT**  
**Monday, August 3, 2015, 4:30 PM**  
**City Municipal Center, 616 NE 4th Avenue**

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**I. CALL TO ORDER**

Mayor Pro Tem Greg Anderson called the meeting to order at 4:30 p.m.

**II. ROLL CALL**

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

Excused: Steve Hogan

Staff: Sam Adams, Kristin Berquist, Phil Bourquin, Pete Capell, James Carothers, Jennifer Gorsuch, Cathy Huber Nickerson, Mitch Lackey, Leona Langlois, Robert Maul, Ron Schumacher, Nick Swinhart, Steve Wall and Eliezza Soriano (student intern)

Press: Heather Acheson, Camas-Washougal Post-Record

**III. PUBLIC COMMENTS**

Virginia Warren, 110 SE Yale Street, Camas, commented on a potential dog park.

Anna Waendelin, 2164 NW Fargo Loop, Camas, commented on green spaces.

**IV. WORKSHOP TOPICS**

**A. Aging Readiness Task Force**

Details: Bill Ritchie, of the task force, provided an update to Council about current efforts.

Presenter: Bill Ritchie, Chair, Commission on Aging

 [Summer Presentation Commission On Aging](#)

**B. Draft Ordinance Concerning Amendments to Camas Municipal Code (CMC) Chapter 8.58 - Fireworks**

Details: At the July 20, 2015 Council Workshop, the Fire Chief and Fire Marshal were directed to draft amendments to CMC Section 8.58.020 - Restriction on times for sale and discharge of fireworks. The City Attorney drafted the attached ordinance, which reflects changes that bring the City more in line with the rest of the cities in Clark County. The purpose of the discussion was to ascertain if Council has further suggestions or comments for CMC changes relating to the sale and discharge of fireworks.

Presenter: Nick Swinhart, Fire Chief

 [Draft Fireworks Code Amendment](#)

This item will be placed on a future Workshop Agenda.

- C. Community Development Miscellaneous and Updates  
Details: This is a placeholder for miscellaneous or emergent items.  
Presenter: Phil Bourquin, Community Development Director  
There were no Community Development miscellaneous or update items.
- D. NE Franklin Street Improvements Community Development Block Grant (CDBG) Contract  
Details: Camas received a CDBG in the amount of \$225,000 to reconstruct NE Franklin Street from 15th Avenue to 19th Avenue. This contract provides the terms for which the City will receive and use these funds. Upgrades to the sewer lines, water services and curb ramps are included with this reconstruction project. Camas staff is performing the design work. The additional cost is covered by budgeted water and sewer funds.  
Presenter: James Carothers, Engineering Manager

 [Franklin Street CDBG Contract](#)

This item has been placed on the August 17, 2015 Consent Agenda for Council's consideration.

- E. Transportation Corridors Studies Contract  
Details: The attached scope and budget detail the work to be done by the HDJ Design Group team to provide a defined corridor alignment for the east/west arterial in the North Urban Growth Area (NUGA) and to address the corridor improvement needs for NE Everett/SR-500 and NE/NW 6th Avenue. The 2015-2016 Budget includes \$150,000 to complete these studies. As there is some interest in considering downtown mall streetscaping improvements on NE 3rd Avenue between Adams Street and Dallas Street in a fashion similar to NE 4th Avenue, this scoping includes work to provide a cursory look at the impacts and the necessary information to scope a traffic analysis for the 3rd Avenue project, if so desired. Due to this addition to the scope, the total amount of this contract is not to exceed \$159,257.  
Presenter: James Carothers, Engineering Manager

 [Corridor Studies Scope](#)

[Corridor Studies Budget](#)

This item has been placed on the August 17, 2015 Consent Agenda for Council's consideration.

- F. Heritage Trailhead Parking and Friberg Oak Mitigation Contract  
Details: The City of Camas owns a triangular-shaped one acre parcel in an area just north of the west end of the Heritage Trail adjacent to NW Goodwin Road. There is often a higher demand for parking than there are spaces in the existing parking lot adjacent south of this parcel. Critical areas exist on the undeveloped one acre parcel. \$70,000 was allocated in the 2015-2016 Budget for a design for additional parking. In order to evaluate the feasible space of the property for more parking, initial investigation is required to arrive at a 30% complete design. The cost for this parking concept analysis services and preliminary design is \$27,205. Based on the findings of existing critical areas, staff will return with a scope and budget amendment to complete the design for additional parking. Impacts to white oak trees from the NW Friberg Street Improvements project have necessitated a white oak mitigation plan to satisfy Camas local code. As this parcel contains healthy mature white oak trees, enhancement to their habitat fulfills the local code requirement. The cost for professional

services to ensure the enhancement work is scoped and completed properly is \$23,315. The General Obligation Bond will fund the white oak mitigation services.

Presenter: James Carothers, Engineering Manager

 [Trailhead Parking & Oak Mitigation Scope & Budget](#)

This item has been placed on the August 17, 2015 Consent Agenda for Council's consideration.

G. Headworks Property Boundary Line Agreement

Details: In February 2015, staff presented a description of the discrepancies in various surveys completed since the 1920's in regards to the property line between the City's Headworks property and three adjacent property owner's (Towle, Lovell, and Hoyt) to the west. At that time, Council provided direction to have the City Attorney draft a proposed boundary line agreement that the parties would sign stating that the property line established in the 1920's survey would become the property line of record. Staff reviewed the attached boundary line agreement and associated figure with Council at the workshop.

Presenter: Steve Wall, Public Works Director

 [Agreement for Boundary Line Adjustment and Grant of Easement  
Watershed Property Boundary](#)

This item has been placed on the August 17, 2015 Consent Agenda for Council's consideration.

H. Water System Hydrogeologic Support Services

Details: The City has been using Pacific Groundwater Group (PGG) over the last few years for on-going maintenance of groundwater monitoring stations and technical assistance in managing the City's groundwater sources for both short-and long-term needs. PGG has prepared the attached Scope of Work in the amount of \$20,000 to continue maintenance of the City's existing groundwater monitoring stations and provide other technical support on an as-needed basis. There is sufficient budget in the 2015-2016 Water/Sewer Fund to support this effort.

Presenter: Steve Wall, Public Works Director

 [Hydrogeologic Support Services Agreement](#)

This item has been placed on the August 17, 2015 Consent Agenda for Council's consideration.

I. Equipment Rental Division Update

Details: The Equipment Rental Division within Public Works manages all repairs and maintenance of the City's fleet, which includes both in-house service by the City's mechanics and external service by local repair shops. The 2015-2016 Budget includes three full-time mechanics; however, as of August 3, 2015, because of extended medical leave and a pending retirement, only one mechanic will be available to service the City's fleet needs. Staff updated Council on the status of the Equipment Rental Division and proposed that the City move forward with hiring a new mechanic as soon as possible.

Presenter: Steve Wall, Public Works Director

Council concurred with staff's recommendation to hire a new mechanic. Staff will prepare a budget amendment to be included in an upcoming Council meeting.

J. Public Works Miscellaneous and Updates

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

Presenter: Steve Wall, Public Works Director

Wall urged all citizens to continue to practice water conservation. Wall informed Council that the paving of NW 6th Avenue will be completed next week, which concludes the City's pavement management program for the year.

K. North Urban Growth Area (NUGA) Sewer Transmission System Update

Details: Staff continues to work both internally and with the developer of the Green Mountain Planned Residential Development (PRD) in regards to planning for future sewer service in the NUGA, and more specifically to the Green Mountain PRD. Staff reviewed the attached presentation with Council to provide an update on the NUGA Sewer Transmission System project and on the provisions of a draft development agreement with the Green Mountain PRD regarding sewer service to the development.

Presenter: Steve Wall, Public Works Director

 [North Urban Growth Area Sewer Update Final](#)

L. 2015 Water/Sewer Revenue Bond Ordinance and Reimbursement Resolution

Details: The presentation reviewed a potential revenue bond to fund the North Urban Growth Area (NUGA) Sewer Transmission System project, as well as the possibility to refund existing water/sewer revenue bonds from 1998 and 2007. It also reviewed a reimbursement resolution, bond ordinance and the preliminary official statement for the possible bond sale. City of Camas Bond Counsel, Nancy Neraas, attended the workshop to answer legal questions from City Council.

Presenter: Cathy Huber Nickerson, Finance Director

 [2015 City of Camas Water and Sewer Revenue Bonds](#)

[Draft Bond Ordinance](#)

[Draft Preliminary Official Statement](#)

A reimbursement resolution and bond ordinance will be placed on a future Regular 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 reminded Council to provide their Council-hours worked to him. He informed Council that the City will be coordinating work sessions with Clark Regional Emergency Services Association (CRESA), updating the Emergency Preparedness Plan and participating in the Cascadia Earthquake exercise next June. Capell announced that the City of Camas received the Distinguished Budget Performance Award for the City's current 2015-2016 Biennial Budget from the Government Finance Officers Association (GFOA) and congratulated Cathy Huber Nickerson, Finance Director, and the entire Finance Department for their efforts. He also commented on the recent car prowls in the area. Carter inquired about the traffic light at NW Parker and Lake Road; Capell responded.

## **V. COUNCIL COMMENTS AND REPORTS**

Hazen commented about Camas Days and thanked everyone who helped at the Camas Days Parade.

Hogan commented about Camas Days and about the Aging Readiness Task Force presentation.

Turk said the Library Board meeting was canceled this month. She commented about the Concert in the Park she attended.

Anderson said he attended the East County Fire and Rescue meeting. He also commented about the fire truck the Council Members ride on for the Camas Days Parade.

Carter said she attended a tour of the Wastewater Treatment Plant and the Slow Sand Filter project. She also commented about the Ducky Derby.

Smith commented about the Camas Days event and that the Regional Transportation Commission meeting is canceled this month.

## **VI. PUBLIC COMMENTS**

No one from the public wished to speak.

## **VII. ADJOURNMENT**

The meeting was adjourned at 6:04 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.