



**Regular Council Meeting - 7:00 p.m.  
November 16, 2009**

**CALL TO ORDER:** Mayor Paul Dennis presided.

**FLAG SALUTE:**

**COUNCIL:**

Present: Anderson, Chaney, Dietzman, Higgins, and Hogan.

Excused: Gerde and Smith.

**STAFF MEMBERS:** Bourquin, Brachmann, Copsey, Durgin, Halverson, Lackey, and MacPherson.

**PRESS:** None present.

**CONSENT AGENDA:**

It was moved by Council member Chaney, seconded by Council member Anderson to approve the Consent Agenda of November 16, 2009. The motion carried unanimously.

- a. Approve minutes of the October 19, 2009, Camas City Council Meeting and the work session minutes of October 19, 2009.
- b. Approve claim checks numbered 104032-104178 in the amount of seven hundred eighty-six thousand, seven hundred eighty-one dollars and fifty-two cents (\$786,781.52) as approved by the Finance Committee.
- c. Authorize the write-off of ambulance billings that are uncollectable for thirty-seven thousand, six hundred seventy-two dollars and ninety-seven cents (\$37,672.97).
- d. Authorize the Mayor to sign a Safety and Compliance Program Contract with the Northwest Regional Training Center, Clark County Fire District 5.
- e. Authorize a one-year extension of the 2007 Chemical Purchase and Service Contract with Northstar Chemicals in the amount of \$0.0953 per pound for sodium hydroxide.
- f. Authorize the Mayor to sign a contract amendment for professional services for Project WS-678; Utilities Rate Study with the FCS Group in an amount not to exceed nine thousand, five hundred sixty dollars (\$9,560).
- g. Authorize Pay Estimate #1 for Project P-820; Washougal River Trail to Tapani Underground, Inc., in the amount of one hundred sixty-nine thousand, four hundred and one dollars and fifty-one cents (\$169,401.51).

- h. Authorize Pay Estimate #7 for Project WS-687; 2009 STEP/STEF Tank Pumping to AAA Septic Services, LLC in the amount of one thousand, nine hundred sixty-eight dollars and fifty-four cents (\$1,968.54).
- i. Authorize Mayor to sign Change Order #1 for Project P-838; Grass Valley Park Parking Lot Expansion for Larry O. Collins in the amount of nine hundred forty-nine dollars and forty-six cents (\$949.46).
- j. Authorize award of Project WS-664A; Well #14 Improvements, Schedule "A" only, to the low bidder, RC Northwest, Inc., in the amount of nine hundred twenty-four thousand, five hundred fifty-two dollars and seventy-seven cents (\$924,552.77).

**NON-AGENDA ITEMS:**

Public: There were no comments.

Staff: Lloyd Halverson, City Administrator, confirmed that the Annual Planning Conference will be held at the Camas Public Library in the conference rooms on January 22<sup>nd</sup> and January 23<sup>rd</sup>. The session on January 22<sup>nd</sup> will begin at 2:00 p.m. and the January 23<sup>rd</sup> session will begin at 9:00 a.m.

Council: Hogan stated that the Hometown Holiday celebration will be held on Friday, December 4<sup>th</sup>. Hogan added that the event should be well attended and encouraged everyone to attend.

**MAYOR:**

Announcements: There were no announcements.

**COMMUNITY DEVELOPMENT:**

Public Hearing – CMC Chapter 17.07 Boundary Line Adjustments: Phil Bourquin, Community Development Director, reported that there was an error on the notice for this public hearing and suggested that the hearing be postponed until December 7, 2009, in order to notice the hearing properly.

Mayor asked and there were no objections from Council to table the hearing until December 7, 2009.

Public Hearing – City of Camas Zoning Map Amendments: Bourquin explained the purpose for the public hearing and gave the background regarding the proposed amendments to the zoning map. Bourquin noted that the hearing is also intended to consider amendments to the City of Camas Zoning Map consistent with the City of Camas Comprehensive Plan.

Mayor asked and there were no questions.

Mayor opened the public hearing at 7:07 p.m.

Randy Printz – representing GM Camas – 805 Broadway, Ste. 1000, Vancouver, WA:

Printz gave the history regarding GM Camas and expressed his support for the zoning map amendments. Printz also stated that the zoning map amendments are consistent with the comprehensive plan designations and the conceptual plans that were submitted with the development agreements.

Todd Johnson – representing CJ Dens Land Company – 601 Main Street, Ste. 101, Vancouver, WA:

Johnson stated that the zoning amendments recommended by staff and the Planning Commission are consistent with his client's request and the master plan that was submitted, and therefore they support the recommended amendments.

James Howsley – representing the Warmen property and Lacamas Northshore (excluding the Rose property) – 500 Broadway, Ste. 400, Vancouver, WA:

Howsley stated that the Warmen property was originally designated as community commercial and that he plans to go through a comprehensive plan amendment request to change the designation to urban low residential. Howsley gave the background regarding the Warmen property and the purpose for the comprehensive plan amendment request that will be forthcoming.

Howsley commented that he is working with legal and planning staff to develop a plan for zoning the Lacamas Northshore area through the development agreement. Howsley gave background regarding the Lacamas Northshore property and stated that he intends to request a plan amendment to rezone all the properties to effectuate what the intent is for the usage of the property when the development agreement is finalized.

Mayor closed the public hearing at 7:15 p.m. as there was no further public testimony.

It was moved by Dietzman, seconded by Hogan to approve the amendments to the City of Camas Zoning Map as recommended by both the Planning Commission and staff and to direct the City Attorney to prepare an ordinance for adoption. The motion carried unanimously.

**FINANCE:**

Public Hearing – 2010  
Property Tax Levies:

Joan Durgin, Finance Director, explained the purpose for the public hearing and noted that there are five ordinances to consider this year. Durgin explained each ordinance and added that the extra ordinances set the levy to be 100% of the 2009 levy which will allow the City to

not take a reduction in taxes. Durgin explained the reasons for the substantial need obligations of the Emergency Rescue Fund and the General Fund and noted that these ordinances will also preserve the tax levy capacity for future needs.

Durgin stated that there is an error on Ordinance No. 2567 and read what the proper language should be.

Durgin responded to questions from Council.

Mayor opened and closed the public hearing at 7:20 p.m. as there was no public testimony.

Ordinance No. 2563:

It was moved by Dietzman, seconded by Hogan that Ordinance No. 2563 be read by title only. The motion carried unanimously.

It was moved by Dietzman, seconded by Higgins that Ordinance No. 2563 levying the ad valorem taxes for the Unlimited Tax General Obligation Bonds for fiscal year ending December 31, 2010, be adopted and published according to law. The motion carried unanimously.

Ordinance No. 2564:

It was moved by Higgins, seconded by Anderson that Ordinance No. 2564 be read by title only. The motion carried unanimously.

It was moved by Higgins, seconded by Chaney that Ordinance No. 2564 levying the ad valorem taxes for obligations of the General Fund for fiscal year ending December 31, 2010, be adopted and published according to law. The motion carried unanimously.

Ordinance No. 2565:

It was moved by Hogan, seconded by Dietzman that Ordinance No. 2565 be read by title only. The motion carried unanimously.

It was moved by Hogan, seconded by Dietzman that Ordinance No. 2565 levying the ad valorem taxes for substantial need obligations of the General Fund for fiscal year ending December 31, 2010, be adopted and published according to law. The motion carried unanimously.

Ordinance No. 2566:

It was moved by Higgins, seconded by Dietzman that Ordinance No. 2566 be read by title only. The motion carried unanimously.

It was moved by Higgins, seconded by Dietzman that Ordinance No. 2566 levying the ad valorem taxes for the Emergency Rescue Fund for fiscal year ending December 31, 2010, be adopted and published according to law. The motion carried unanimously.

Ordinance No. 2567: It was moved by Dietzman, seconded by Higgins that Ordinance No. 2567 be read by title only. The motion carried unanimously.

It was moved by Dietzman, seconded by Hogan that Ordinance No. 2567 levying the ad valorem taxes for substantial need obligations of the Emergency Rescue Fund for fiscal year ending December 31, 2010, be adopted and published according to law with the noted change replacing significant increase in jail and justice service fees with the purchase of an ambulance. The motion carried unanimously.

**ADJOURNMENT:** The meeting adjourned at 7:26 p.m.

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Mayor

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City Clerk