

CITY OF WHITE SALMON
City Council Regular Meeting Minutes – May 16, 2007

I. CALL TO ORDER/ROLL CALL

Mayor Gaddis called the Council Meeting of May 16, 2007 to order at 6:00 p.m. Council members Marx, Roberts, Keene, Mayo and Benedict were present. Staff members present were: Clerk Treasurer – Eric Greene, Deputy Clerk-Treasurer – Judi Culp, Deputy PW Director – Tom Smith, Special Projects Engineer - Mike Wellman, Fire Chief Bill Hunsaker, and Attorney Deborah Phillips. Public Representatives included, Shirley Cox, Kevin Herman, Donna Marx, Deanne Woodring, Patsy Baumgarden, Kari Abken, Dorothy Herman, Eric Plimmer, Dave Poucher, Dan Scheffler, Jim Randall, Bob Landgren, Ruth Winner, Kathy Thomas, Jan Brending, Doug Charters, Wayne Carlock and The Enterprise – Jesse Burkhardt.

II. TOWN HALL

Deanne Woodring, Portland Oregon, has property in White Salmon. Purchased property in 2004 assuming water was installed and would be available when she built a house. She later found out that there was not water at the site. C. Marx asked Woodring if she received a letter about the moratorium, Woodring said no, she had no documentation from the City.

Shirley Cox, White Salmon, representing a property owner outside City limits. Cox stated the property owner contacted her saying they were on the list for two water hookups, but was informed that they would only receive one water hookup. Special Projects Engineer Wellman said office staff was calling customers asking if clients on the list still want water.

Dorothy Herman understood the moratorium to state those who have existing lots are given priority for water hookups, not for those creating new lots. C. Keene said no, there was never a policy as to who would receive water.

Dorothy Herman said she heard of the opening on the Planning Commission, she said real estate brokers should not be allowed on the Commission as it would be a conflict of interest. She would like to see someone serve who would put the City before their own interests.

Dorothy Herman said the Town Homes that were approved in 2006 are zoned R3. She said the Zoning Ordinance states it could be R2 or R3. Herman thinks it is too high density for an R2 Zone.

Mayor Gaddis said he has received possible applicants for the Planning Commission vacancy and would submit name to consider to Council at the June 6, 2007 Council Meeting. Council can review applicants at City Hall.

Dorothy Herman asked if it is possible for Council to look at changing the Ordinance for R2 & R3 Zoning. Attorney Phillips said the zoning is in the process of being reviewed. Council can review the comprehensive plan, and as long as the ordinance changes are consistent with the comprehensive plan, Council can amend the Zoning Ordinance. C. Keene said the Land Use Steering Committee will review possible changes.

Dave Poucher asked if City residents could be involved in changing the Zoning Ordinance. C. Keene said yes. Poucher asked if residents could be involved in writing the zoning changes. C. Keene said residents have submitted input for previous Land Use Committee Meetings.

Kevin Herman, White Salmon said Council should consider a Planning Commission Applicants occupation when reviewing applications. C. Keene said it was against state law to consider an applicants occupation when reviewing applications for the Planning Commission.

III. PUBLIC HEARING

No Public Hearing

IV. APPROVAL OF CONSENT AGENDA

1) Minutes of City Council Regular Meeting May 2, 2007. C. Roberts made a *motion* to approve the Minutes of City Council Regular Meeting May 2, 2007. C. Benedict *seconded* the motion. C. Roberts amended the motion to table the Minutes of May 2, 2007, until June 6, 2007, for further council changes to be submitted to City Hall, C. Benedict *seconded*, *Approved 5-0*

V. ACTION ITEMS (Deferred)

1) Authorize the Expenditure of Municipal Capital improvement Funds for Rhinegarden Park Improvements. C. Keene asked authorization for Rhinegarden Park Improvements be deferred so that more research can done on this project.

VI. ACTION ITEMS (New)

1) Approval of Ordinance 2007-05-798 – An Ordinance of the City of White Salmon amending Ordinance 2007-01-796 to Provide for the Sharing of Construction Engineering Costs by Bingen and White Salmon rather than sole payment by Bingen. C. Keene made a *motion* to approve Ordinance 2007-05-798, C. Roberts *seconded* the motion, *Approved 5-0*.

2) Discussion of Neighborhood Block Parties. C. Keene said the joint Parks & Street Meeting was canceled. A meeting will be rescheduled at a later date.

3) Authorize expenditure to hire a Landscape Designer for Pioneer Cemetery.

C. Keene said the Parks & Recreation Committee recommends expenditure of MCI funds to hire a Landscape Designer for Pioneer Cemetery. C. Benedict asked this expenditure was within Budget. C. Keene said yes, the cost for this project is estimated at \$2,500.00. C. Benedict made a *motion* to approve expenditure to hire a Landscape Designer for Pioneer Cemetery. C. Keene *seconded* the motion. *Approved, 3-2. Opposed Marx, Mayo*

VII. DEPARTMENT HEAD/COMMITTEE REPORTS

Special Projects Engineer Wellman said the total project funding for the SR14 Sewer Collection Project was 1,353,946. To date \$961,497 has been paid leaving a balance of \$392,448. Colville Tribal has submitted a request for 2006 change order of \$526,700.

The City of White Salmon's share of the Bingen Bottleneck Project on Depot & Maple Streets will cost a maximum \$145,150; any additional expenditure will require renegotiation of the project with Bingen. The shortfall the City of White Salmon may have to fund all aspects of the SR14 Sewer Project is \$862,904. C. Marx asked how long the city has to respond to the work order change. Attorney Phillips said 90 days. We did authorize Colville Tribal to restart the project beginning May 21st. It should take 8 weeks to complete.

C. Keene announced a presentation by Jurgen Hess, Registered Landscape Architect and author on Tuesday, May 22nd at 7pm in the Library.

VIII. APPROVAL OF CHECKS

Vouchers audited and certified as required by RCW 42.24.080 and expense reimbursement claims certified as required by RCW 42.24.090 as of this date May 16, 2007. C. Benedict made a *motion* to approve Claims Checks #35682 in the amount of \$2,400.00; Payroll Checks #20008-20024, in the amount of \$11,595.22; *seconded* by C. Roberts, *Approved, 4-1. Opposed, C. Marx*

IX. PUBLIC AND COUNCIL COMMENTS

Donna Marx asked the difference between Town Hall and Public Meeting. C. Keene said the Town Hall is for anyone in the audience to speak about issues and Public Meeting is a scheduled meeting open to the public to address the a specific posted item.

Dorothy Herman said the City should research how many bodies are buried in Pioneer Cemetery and also asked if there was money available for the cemetery from the trees that were removed.

Doug Charters has talked with Tom Smith in regards to trading space for the ADA parking for a Sewer Hookup. Deputy PWD Smith has faxed this information to Attorney Phillips for review of this transaction. Smith would like to have this project complete by the Centennial Celebration in August 11, 2007.

X. EXECUTIVE SESSION/ADJOURNMENT

Meeting adjourned at 7:30pm into Executive Session to discuss pending litigation at 7:40pm following a 10 minute recess. Mayor Gaddis announced the executive session would last approximately 20 minutes. Executive session adjourned at 8:20pm. City council meeting reconvened at 8:21pm. with Council Members, Keene, Benedict, Roberts and Mayo present. C. Keene made a *motion* authorizing the hiring of Attorney Don Greig for a maximum of 15 hours to review the City's summary judgment decision for possible discretionary review. C. Benedict *seconded* the motion. *Approved 4-0.* Mayor Gaddis adjourned the meeting at 8:25pm.

Francis Gaddis
Mayor

Judi Culp
Deputy Clerk Treasurer