

CITY OF WHITE SALMON
City Council Regular Meeting Minutes
SEPTEMBER 5, 2007

I. CALL TO ORDER/ROLL CALL

Mayor Gaddis called the Council Meeting of September 5, 2007 to order at 6:05 p.m. Council members Mayo, Roberts, Keene, Gookin and Marx were present. Staff members present: Deputy Clerk-Treasurer – Judi Culp, Deputy PWD Tom Smith, PWD Mike Wellman, Fire Chief Bill Hunsaker, Police Chief Bruce Brending, Planning Consultant Dottie DeVaney and Attorney Deborah Phillips. Public Representatives included; Donna Marx, Leana Johnson, Bill Mason, Ruth Winner, Bob Landgren, Mark Peppel, Bob Blades, Howard Kreps, George Bayless, Dave Poucher and Jesse Burkhardt, The Enterprise.

II. TOWN HALL

III. PUBLIC MEETING

Mayor Gaddis turned the Public Meeting to Consider Final Approval of Short Plat SW-SP-2007-003, Applicant: Howard Kreps to Mayor Pro Tem Timi Keene at 6:10pm who asked council to disclose any bias, ex parte contact or conflicts of interest. Council members voiced no conflicts of interest. Planner Dottie DeVaney said Short Plat SW-SP-2007-003 divides an existing parcel between two (2) existing commercial buildings and uses. No change in land use is proposed. Any future change in land use will be subject to review under land use ordinances in effect at the time. DeVaney noted that Heidi's Gas Station has a unused loading dock behind the building. Deliveries are made on the west side of building. Bob Blades of Pacific Rim Realty said the loading dock was depicted on the survey map only, and is not an easement. Public Meeting was closed at 6:20pm. Mayor Gaddis resumed his seat.

IV. APPROVAL OF CONSENT AGENDA

- 1) Minutes, City Council Meeting – August 15 2007, C. Roberts made a *motion* to approve the City Council Minutes of August 15, 1007, C. Gookin *seconded* the motion, *Approved 5-0*.

V. ACTION ITEMS (Deferred)

VI. ACTION ITEMS (New)

1. Final Approval of Short Plat WS-SP-2007-003, Applicant: Howard Kreps. C. Gookin made a motion to approve Short Plat SW-SP-2007-003 with recommendations and conditions from the Planning Commission. C. Roberts *seconded* the motion, *Approved 5-0*.
2. Approval of response letter to Klickitat County regarding proposed Husum/B-Z Corner Rezone. A draft letter to the Klickitat County Commissioners to deny proposed amendments to the rezone plan was presented to Council for review. The City has never been approached for input or to benefit from explanation on the intent or effect of the plan if implemented. The letter addresses three specific concerns of the proposed plan: lack of specificity, inadequate coordination regarding potential effects on City services, either direct or in direct, and what appears to be an alteration of the Urban Growth Boundary line in the southwest corner of the proposed plan's maps. C. Keene will prepare the letter for Mayor Gaddis to sign for the Commissioner's Public Hearing on Thursday, September 6th. C. Roberts made a *motion* to approve the letter and deliver it to the Public Hearing. C. Gookin *seconded* the motion, *Approved 5-0*.

3. Approval of 2007 Lease Agreement between the White Salmon Valley School District 405-17 and the Bingen White Salmon Police Department located at Park Center Building known as 170 NW Lincoln. Police Chief Brending said the Police Department would like to move to the former Health Department, giving them more room. C. Keene made a *motion* to approve the present lease and draft a letter to the School District about the possibility of leasing the larger space. C. Gookin *seconded* the motion. *Approved 5-0.*
4. Appointment by the Mayor and approval by City Council to review Suzie Willey's 4-year term to serve on the Planning Commission. C. Roberts made a *motion* to approve the 4-year term for Suzie Willey to serve on the Planning Commission. C. Mayo *seconded* the motion. *Approved 5-0.*
5. Authorization to transfer and expend up to \$6,000 of MCI Funds for replacement of Jewett Blvd. Banners on light poles. After discussion it was decided to table approval of replacing the Banners until the September 19, 2007, giving council and staff more time to acquire other bids for the flag purchase. C. Mayo made a *motion* to table expenditure of Banners until September 19, 2007 council meeting, C. Gookin *seconded* the motion, *Approved 4-1, Opposed – C. Keene.*
6. Authorization to transfer and expend up to \$4,000 from the MCI Fund to study water leakage from Swimming Pool. PWD Wellman said the White Salmon Swimming Pool is in need of improvements and repairs in order to operate in 2008 summer swim season. These repairs are necessary for the following reasons:

The State of Washington DOSH has mandated a number of improvements due to safety concerns. These include structural problems caused by leakage against the mechanical/chemical room wall, steps to the area, etc.

C. Mayo made a *motion* to move forward with the plan provided by PWD Wellman. Proceeding with items one and two, drain the pool and inspect for cracks and structural defects and inspect piping, pumps, and valves. These two items will be completed by next council meeting, September 19, 2007. C. Keene *seconded* the motion. *Approved 5-0.*

VII. DEPARTMENT HEAD/COMMITTEE REPORTS

Deputy PWD Smith reported on replacing the Tennis courts lighting, due to rust and weather failure. This will take a couple weeks to accomplish.

C. Keene mentioned the Dedication of Mamie & Francis Gaddis Park on September 22, 2007.

C. Keene said the draft Critical Areas Ordinance will be posted on the City's web site.

C. Keene suggested that Council review the business license ordinance towards affecting all business owners performing business in the City Limits in 2008.

C. Mayo asked if anything is being done about the burned building on Wyers. Fire Chief Hunsaker said he has been working with the Yakama Nation about the demolishing the building. It was suggested a letter from the Mayor be drafted to the Yakama Nation offering the City's assistance to remove the hazard.

C. Mayo said several concerned citizens met with City, state and federal authorities regarding a possible railroad quiet zone. It is still in the early stages of discussion.

C. Roberts asked about cars in the city's west public parking lot that have been parked for over two weeks. Police Chief Brending said he will run the license plates on the vehicles and contact the owners.

Jesse Burkhardt the Enterprise asked if the City Crew is going to fix the leaking pipe on Jewett near their office. Deputy PWD said Ross Lambert will fix the problem next week.

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 September 5, 2007. C. Gookin made a *motion* to approve Manual Checks 36052-36054,36056,889745 in the amount of \$9,165.45; Claim Checks 36057-36111 in the amount of \$91,032.46; *seconded* by C. Roberts, *Approved 4-0, Opposed C. Marx.*

IX. PUBLIC AND COUNCIL COMMENTS

Mayor Gaddis presented four flags ordered by the City from Senator Cantwell that had been flown over the U.S. Capitol in Washington D.C. on August 11, 2007 commemorating the City's 100 year Celebration. Three nylon flags will be flown at various locations with one possibly placed in the Centennial time capsule. A fourth, a cloth flag, will be displayed in City Hall.

X. EXECUTIVE SESSION/ADJOURNMENT

Meeting Adjourned at 8:00pm.

Francis Gaddis
Mayor

Judi Culp
Deputy Clerk Treasurer