



**CITY OF RIDGEFIELD, WASHINGTON
CITY COUNCIL MEETING MINUTES
JUNE 11, 2026**

Regular Meeting - 6:30 PM

I. GENERAL SESSION CALL TO ORDER - 6:30 PM

- 1. Flag Salute**
- 2. Roll Call**

Present:

Mayor Matt Cole
Mayor Pro Tem Judy Chipman
Council Member Lee Wells
Council Member Katie Favela
Council Member Rian Davis
Council Member Meghan Hamilton

Absent:

Council Member Clyde Burkle

MOTION: COUNCIL MEMBER FAVELA MOVED TO EXCUSE COUNCIL MEMBER BURKLE FROM THE MEETING.

SECOND: COUNCIL MEMBER WELLS.

MOTION PASSED.

3. Late changes to the agenda

Mayor Cole removed the Appointment of a Planning Commission Member from the agenda.

II. PROCLAMATION

- 1. Juneteenth Day of Observance**
- 2. Ride Transit Month**

III. APPOINTMENT

- 1. Appointment of Planning Commission Member, Position No. 5**

Agenda item removed.

IV. PUBLIC COMMENT

Anyone requesting to speak to the Council regarding all items not subject to a specific Public Hearing may come forward at this time. Please state your name and limit comments to three minutes. Written comments may be submitted to the Clerk prior to the meeting.

Comments received during public testimony can be heard on the City’s website under [City Council Meeting Audio Files | Ridgefield, WA \(ridgefieldwa.us\)](https://www.ridgefieldwa.us/City-Council/Meeting-Audio-Files).

V. CONSENT AGENDA

MOTION TO APPROVE AS PRESENTED.

RESULT:	(UNANIMOUS)
MOVER:	Mayor Pro Tem Chipman
SECONDER:	Council Member Davis
AYES:	Mayor Cole, Council Member Wells, Mayor Pro Tem Chipman, Council Member Favela, Council Member Davis, Council Member Hamilton

- 1. Approval of Claims And/Or Payroll**
- 2. Approval of Minutes from the May 21, 2026 & May 28, 2026 Meeting**
- 3. Approval of Contract for the Kennedy Well Design**

VI. PRESENTATION

- 1. Ridgefield Community and Recreation Center - Capital Campaign Readiness Report - Corey Crownhart, Park Manager**

A consultant from Pacific Northwest Fundraising presented the final Capital Campaign Readiness Report, providing an overview of the work completed, tools developed, key findings, and strategic considerations for potential next steps.

VII. BUSINESS

- 1. Second Reading of Ordinance No.1481 - Nye PUD Development Agreement - Claire Lust, Community Development Director**

The Nye Planned Unit Development received preliminary plat approval in February 2024 for 62 single-family attached townhome lots, open space, and related infrastructure improvements. Prior to final plat approval and construction, the applicant requested approval to utilize side-entry townhome designs with two-car garages. A draft development agreement was also presented addressing the City’s proposed acquisition of approximately 10.4 acres between the Nye PUD and Boyse Park for a future public park and connector trail, with associated improvements eligible for PIF credit.

MOTION: MOVED TO ADOPT ORDINANCE NO. 1481 AS PRESENTED.

RESULT:	(UNANIMOUS)
MOVER:	Council Member Davis
SECONDER:	Council Member Favela
AYES:	Mayor Cole, Council Member Wells, Mayor Pro Tem Chipman , Council Member Favela, Council Member Davis, Council Member Hamilton

- 2. Motion to Approve Quail Landing Final Plat - Claire Lust, Community Development Director**

Staff presented the Quail Landing Final Plat application for a 3.11-acre site located north of Pioneer Street and Discovery Drive in the RLD-8 zoning district. The Hearing Examiner approved the preliminary subdivision plat, formerly known as N 50th Place, on June 26, 2025. The proposed final plat would subdivide the property into 16 single-family residential lots ranging from approximately 5,000 to 9,676 square feet, consistent with the approved preliminary plat. Staff noted that no critical areas are present on the site and that the final plat complies with the approved subdivision layout and density.

MOTION: MOVED TO APPROVE QUAIL LANDING FINAL PLAT AS PRESENTED.

RESULT:	(UNANIMOUS)
MOVER:	Mayor Pro Tem Chipman
SECONDER:	Council Member Wells
AYES:	Mayor Cole, Council Member Wells, Mayor Pro Tem Chipman, Council Member Favela, Council Member Davis, Council Member Hamilton

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IX. COUNCIL/PRESIDING OFFICER/STAFF REPORTS

1. Council

Council Member Wells attended Coffee Talk with Council Member Burkle, a Youth Commission study session, a Port of Ridgefield workshop, a Port of Ridgefield meeting, a City Manager Briefing, and the City Council meeting.

Council Member Hamilton attended the Eastside Reservoir Groundbreaking Ceremony, the Ridgefield Main Street Board of Directors meeting, the Ridgefield Chamber of Commerce meeting, a Youth Commission study session, a Community Foundation luncheon, a Ridgefield School Board meeting, and the Greet Magazine Social.

Council Member Favela attended the Community Action Advisory Board, ECHO meeting, the Law Enforcement Regional Work Group Subcommittee, and the Opioid Abatement Council. She also graduated from Leadership Clark County, welcomed a Raptors player to her home for the season, and reminded the community of the upcoming Ridgefield High School graduation ceremony.

Council Member Davis attended the Eastside Reservoir Groundbreaking Ceremony, a Youth Commission study session, and a C-TRAN Board of Directors meeting.

Mayor Pro Tem Chipman attended a Youth Commission study session and provided an update on the Neighbors Helping Neighbors.

2. Mayor

Attended many of the meetings and events previously noted by Councilmembers, including the Eastside Reservoir Groundbreaking Ceremony. He also attended the Friends of the Refuge Board meeting, met

with Clark County Council Chair Sue Marshall and City Manager Steve Stuart, hosted City Hall tours for second and third grade students, and participated in the Rose Festival parade with other mayors. Served as MC for the Union Ridge Parade, a ribbon cutting ceremony for a new business, and the First Saturday event. He will also participate in a mayor segment on KOIN News next week.

3. City Manager

City Manager Steve Stuart provided updates on the upcoming AWC Conference session regarding state-imposed housing costs, the regional parks study, and the C-TRAN two-vote structure. He also addressed Kratom regulation raised during public comment.

Public Works Director Ryan Thamert provided an update on downtown parking striping and one-way parking on 4th Avenue.

Finance Director Kirk Johnson provided an update on the rental assistance program.

Police Chief Cathy Doriot provided an update on House Bill 2015 and grant funding.

X. ADJOURN

8:15PM



Julie Ferriss, City Clerk



Matt Cole, Mayor