



CITY OF RIDGEFIELD, WASHINGTON
City Council MEETING MINUTES
August 23, 2018

Regular Meeting - 6:30 PM

STUDY SESSION - 5:30 P.M.

1. 2019 Baseline Budget Presentation

GENERAL SESSION CALL TO ORDER - 6:30 PM

Flag Salute - [6:30 PM](#)

ROLL CALL

Attendee Name	Title	Status	Arrived
Ron Onslow	Councilor	Present	
David Taylor	Councilor	Present	
Lee Wells	Councilor	Present	
Don Stose	Mayor	Absent	
Darren Wertz	Councilor	Present	
John Main	Councilor	Present	
Sandra Day	Councilor	Present	

MOTION: Council Member Ron Onslow moved to excuse Mayor Don Stose from the meeting.

SECOND: Council Member John Main.

Vote - Yes: Council Member Day, Wertz, Taylor, Main, Onslow and Mayor Pro Tem Wells.

Vote - No: None.

Motion Passed.

LATE CHANGES TO THE AGENDA

PUBLIC COMMENT - [6:31 PM](#)

Barbara Wright - Resident

Traffic concerns on S Hillhurst Rd, dangerous to walk and run.

Street sweepers needed on S Hillhurst until construction is completed

Map provided with suggesting on proposed crosswalks on S Hillhurst Rd

Rian Davis - Resident

City's representative on the Clark County mosquito control board

Update provided

Dan Imthurn - Non Resident

Addressed issues brought up during the first reading of Ordinance No. 1266 - Development Code

Amendments
Hours of operation
Outdoor play area
Environmental factors

Chuck Green - Non Resident
Provided an update on the Ridgefield Outdoor Recreation Complex construction

Community Development Director Jeff Niten introduced new plan examiner David Marsh

CONSENT AGENDA - MOTION TO APPROVE AS PRESENTED. - [6:54 PM](#)

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	John Main, Councilor
SECONDER:	Ron Onslow, Councilor
AYES:	Onslow, Taylor, Wells, Wertz, Main, Day
ABSENT:	Stose

1. Approval of Claims And/Or Payroll - [6:54 PM](#)
2. Approval of Minutes from August 9, 2018 Meeting - [6:54 PM](#)

PRESENTATION

1. Second Quarter 2018 Financial Report

BUSINESS - [7:12 PM](#)

1. Second Reading of Ordinance No. 1266 –Ridgefield Development Code Amendment - Jeff Niten, Community Development Director

The City is proposing a series of housekeeping amendments and changes to the Ridgefield Development Code, which establishes zoning regulations for residential and nonresidential development throughout the City. This update to the code focuses on code refinements to clarify the interpretation of certain sections, adjust the details of a policy, reflect desired design standards, or simplify review procedures. The majority of updates relate to issues identified by staff and code users during implementation over the past year, or looking ahead to future applications.

9.10 - Regulation of floating home evictions and moorage fee increases
14.03.050 - International Fire Code Amendments
18.070 - Impact Fees
18.100 - Definitions
18.205 - Uses
18.230 - Commercial Districts
18.240 - Employment District
18.235.060 - Ridgefield Mixed Use Overlay
18.350 Modifications to Standards

City Council conducted discussion on materials provided during staff report.

MOTION: Council member Main moved to table references regarding dog kennel uses within the proposed code until September 13th meeting.

SECOND: Council member Day

City Council discussion conducted

Council member Main withdrawn motion.
Council member Day withdrawn the second.

MOTION: Council member Onslow moved to adopt Ordinance No. 1266 as presented.

SECOND: Council member Taylor

City Council discussion conducted

MOTION: Council member Wertz moved to amend Ordinance by excluding changes prescribed for 18.205.030 referring to dog kennel uses until later date.

SECOND: None

MOTION: Council member Main moved to table the Ordinance No. 1266 until September 13th meeting.

SECOND: Council member Taylor

Vote- Yes: Council member Main, Taylor, Wertz and Day

Vote - No: Council member Onslow

Abstained: Mayor Pro Tem Wells

2. Resolution No. 543 – Approval to Set Time to Consider Hillhurst Right of Way Vacation - Bryan Kast, Public Works Director

In October of 2016 the City worked with Paul DeBonis and New Vista Properties to adjust the plat and grading of Taverner Ridge Phase 10 to preserve a White Oak tree at the corner of S. Hillhurst Road and Nighthawk Road. The change in configuration reduced lot sizes in the area of the tree, and the City agreed to consider vacation of the excess right-of-way along the west side of S. Hillhurst Road to allow for some of this lost area to be reclaimed. On August 7 the City received a petition to vacate this excess right-of-way from PBS Engineering on behalf of Paul and New Vista Properties. RCW 35.79 and RMC 12.20 requires the passage of a resolution to begin the right-of-way vacation process. Following the resolution the City must give at least 20 days' notice, then hold a public hearing on the vacation. The Public hearing is proposed for September 13, 2018.

MOTION: MOVED TO ADOPT RESOLUTION NO. 543 AS PRESENTED.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Sandra Day, Councilor
SECONDER:	Ron Onslow, Councilor
AYES:	Onslow, Taylor, Wells, Wertz, Main, Day
ABSENT:	Stose

3. Resolution No. 544 – Approval of Clark Regional Wastewater General Sewer Plan - Bryan Kast, Public Works Director

The Plan consolidates planning for the Districts current and future service areas in both Ridgefield and Vancouver urban growth areas into a single document. Thus providing for consistent assumptions, methodology and planning throughout. The Plan identifies the general location and size of sewer infrastructure and the estimated cost of the improvements. The capital improvements identified in the Ridgefield Urban Growth Area total \$40.6 million in investment over the 20-year planning period. The improvements identified in the Plan promote the eventual decommissioning of the Ridgefield Treatment Plant within the 20-year planning horizon. Approximately \$4.3 million is forecast for restoration and replacement projects (R&R) and \$36.3 million in capital improvement projects. The grand total investment in the Plan, across the entire District, is \$147.2 million. A threshold determination of non-significance was issued for the plan on May 4, 2018. Public comments were invited for fourteen days, with only one comment received from Clark County. The District's response to the County comments is included in the

Appendix of the Plan. A public hearing was held by the District Board of Commissioners on June 26, 2018. Clark County Public Health has reviewed and endorsed the plan.

MOTION: MOVED TO ADOPT RESOLUTION NO. 544 AS PRESENTED.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Ron Onslow, Councilor
SECONDER:	Sandra Day, Councilor
AYES:	Onslow, Taylor, Wells, Wertz, Main, Day
ABSENT:	Stose

PUBLIC HEARING/BUSINESS

1. Public Hearing and Motion to Approve Proposed CDBG Project - [8:05 PM](#)

For the 2019 program Staff is recommending that the city apply for funds to improve South 3rd Avenue and S. Sargent Street with stormwater and roadway improvements. The project will design and construct improvements to a two block area of downtown Ridgefield. Stormwater improvements will address ponding and flooding issues caused by roadway runoff flowing onto private residential lots. An existing 4-inch water line will be upgraded to current standards, and one block of sidewalk, with associated ADA curb ramps, will be constructed to connect to the existing sidewalk network. This project will increase safety for pedestrians, including children that walk to school from this neighborhood, eliminate drainage issues, and will beautify the street and increase property values.

Mayor Pro Tem Wells opened hearing: 8:10PM

No testimony received

Mayor Pro Tem Wells closed hearing: 8:10PM

MOTION: MOVED TO AUTHORIZE THE CITY MANAGER TO SUBMIT AN APPLICATION ON BEHALF OF THE CITY OF RIDGEFIELD REQUESTING COMMUNITY DEVELOPMENT BLOCK GRANT FUNDING SUPPORTING THE SOUTH 3RD AND SARGENT STREET IMPROVEMENT PROJECT.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Ron Onslow, Councilor
SECONDER:	David Taylor, Councilor
AYES:	Onslow, Taylor, Wells, Wertz, Main, Day
ABSENT:	Stose

PUBLIC COMMENT - [8:12 PM](#)

Barbara Wright - Resident

Clark county Arts Commission term is expiring at the end of the year

City will be contacted to begin application process for selection of a new board member

COUNCIL/PRESIDING OFFICER/STAFF REPORTS

Council

Council Member Taylor - Attended C-Tran Board meeting, pipeline safety committee meeting is scheduled for next week.

Council member Wertz - Attended City Manager briefing, pre-app conference.

Council member Onslow - Attended budget committee meeting, Mains Street meeting, RTC meeting, Farm to Table event, September 8th is Octoberfest.

Council member Day - Attended Farm to Table event, 2 CREDC meetings, City Manager briefing, Port of Ridgefield annual strategic planning meeting.

Council member Main - Attended City Manager briefing, award received from C-Tran Board at the last board meeting.

Mayor Pro Tem

Attended Main Street Meeting and Farm to Table event.

City Manager

City Manager Steve Stuart - Provided an update on UNFI expansion, Rosauers, Vancouver Clinic, and Ridgefield Outdoor Recreation Complex.

Finance Director Kirk Johnson - Investment portfolio update provided.

Community Development Director Jeff Niten - Community Development update provided.

Public Works Director Bryan Kast - Spudder Day is scheduled for August 29th - work will be done for new trail at Ridgefield Outdoor Recreation Complex.

Deputy City Manager Lee Knottnerus - First Saturday event update.

Police Chief John Brooks - Addressed article published in the Columbian, crime was not committed in the City.

ADJOURN - [8:33 PM](#)

Julie Ferriss, City Clerk

Don Stose, Mayor