



CITY OF RIDGEFIELD, WASHINGTON

City Council MEETING MINUTES

January 24, 2019

Regular Meeting - 6:30 PM

GENERAL SESSION CALL TO ORDER - 6:30 PM - [6:30 PM](#)

FLAG SALUTE

ROLL CALL

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

LATE CHANGES TO THE AGENDA

PUBLIC COMMENT

Roy Garrison - Resident

In favor of some impact fees

Big difference in school impact fee between the County and the City

Lots of growth occurring in the Ridgefield school district not just the City limits

Hold the current fee until further discussion with the County Council regarding their school impact fee

Pat Jeffries - Builder

Reviewed and submitted costs increase spreadsheet into the record

Provided a list of improvements that builder completed for the City

Bill Bauman - Resident

Ridgefield Food Project update

Community project, providing food to citizens that are in need

Thanked for the support and help

Gary Adkins - Resident

Spoke regarding residential fire sprinklers

Experienced issues and high cost when installing fire sprinklers during the construction of the home

Chris Sundstrom - Builder

As a builder we support the schools and a great community
Housing market is already slowing down and cost is increasing
Cost of land and permit cost is high in Ridgefield
Modest increase might be justifiable

Ryan Styger - Builder

We build in community that we are proud to be in, support the schools
All costs have gone up for construction
Agree that increase is necessary but it needs to be modest

Ryan Makinster - BIA of Clark County

Market is softening but do not raise prices per Todd Britsch with Metrostudy
Builders rely on that information

Michael Shanaberger - Builder/Developer

Asking for impact fees not to be increase as high as its being proposed
Hate to raise our prices, would like to continue to stay in Ridgefield and build good quality homes

CONSENT AGENDA - MOTION TO APPROVE AS PRESENTED.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Sandra Day, Councilor
SECONDER:	David Taylor, Councilor
AYES:	Onslow, Taylor, Wells, Stose, Wertz, Day, Lindsay

1. **Approval of Claims And/Or Payroll**
2. **Approval of Minutes from the January 10, 2019 Meeting**
3. **Declaring Certain Accounts as Uncollectible and Authorizing Write-Off**

BUSINESS

1. Second Reading of Ordinance No. 1286 – School Impact Fees Amendment - Steve Stuart, City Manager

RCW 82.02 contains statutory provisions for the imposition of impact fees for certain public facilities inclusive of school district facilities. RCW 82.02.050.4 specifies that impact fees may be collected and spent only for the public facilities defined in RCW 82.02.090 which are addressed by a capital facilities plan element of a comprehensive land use plan adopted pursuant to the provisions of RCW 36.70A. RCW 82.020.090.3 defines impact fee to mean a payment of money imposed upon development as a condition of development approval to pay for public facilities needed to serve new growth and development, and that is reasonably related to the new development that creates additional demand and need for public facilities, that is a proportionate share of the cost of the public facilities, and that is used for facilities that reasonably benefit the new development. The Ridgefield City Council passed Ordinance No. 678 in 1995 establishing Chapter 18.070 (Impact Fees) of the Ridgefield Municipal Code addressing compliance with the provisions of RCW 82.060 (Impact fees -- Local Ordinances -- Required Provisions). The Board of Directors of Ridgefield School District No. 122 adopted the Ridgefield School District 2015-2021 Capital Facilities Plan on January 26, 2016.

City Council conducted discussion after staff presentation.

COUNCIL MEMBER RON ONSLOW: MOVED TO ADOPT ORDINANCE NO. 1286 WITH AMENDMENT TO BE 25% INCREASE OVER THE EXISTING RATE FOR 2019 AND SUBJECT TO THE INFLATIONARY

ADJUSTMENT OF THE CODE FOR 2020 AND 2021.
COUNCIL MEMBER DAVID TAYLOR: SECOND THE MOTION

Discussion after motion.

MAYOR PRO TEM WELLS: Moved to close debate.
Motion Passed.

Vote on the motion:

Yes: Council member Onslow, Taylor, Wells, Mayor Stose

No: Council Member Wertz, Day, Lindsay

Motion Passed.

RESULT:	ADOPTED [4 TO 3]
MOVER:	Ron Onslow, Councilor
SECONDER:	David Taylor, Councilor
AYES:	Onslow, Taylor, Wells, Stose
NAYS:	Wertz, Day, Lindsay

PUBLIC HEARING/BUSINESS

1. Public Hearing and Approval of Resolution No. 553 Regarding Ridgefield School District Proposition No. 3 – General Obligation Bonds - Steve Stuart, City Manager

Staff recommends that the Council hold a Public Hearing to receive comments for and against Ridgefield School District Proposition No. 3. Once the Public Hearing has afforded approximately equal opportunity for the expression of opposing views, staff recommends closing the Public Hearing and deliberating/acting upon Resolution No. 553.

Mayor opened hearing: 8:03PM

Nathan McCann - School Superintendent

If you want good infrastructure and community to thrive, you will have to pay for that

People come to Ridgefield because of the quality of our schools

School cost money

Need additional space to provide good quality schools

Please support school bond

Roy Garrison - Resident

Urge to support school bond and adopt Resolution as proposed

Chris Sundstrom - Builder

Supporting the school bond and school is important

It's an investment in the future

Rob Aichele - Resident

In support of the school bond

Sandy Schill - Resident

In support of the school bond

Public Hearing closed: 8:16PM

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Ron Onslow, Councilor
SECONDER:	Lee Wells, Councilor
AYES:	Onslow, Taylor, Wells, Stose, Wertz, Day, Lindsay

PUBLIC COMMENT - [8:17 PM](#)

COUNCIL/PRESIDING OFFICER/STAFF REPORTS

Council

Council Member Onslow - Door knocking for the school bond.

Council Member Day - Attended Harper's playground tour.

Council Member Taylor - Kudos to city staff for cleaning up the tree that fell down and blocked the street in the neighborhood.

Council Members Wells - Attended several meetings, Ruckelshaus session in Lewis County.

Council Member Wertz - Attended City Manager briefing, State of Clark College, CREDC Annual meeting.

Council Member Lindsay - Attended several meetings, ribbon cutting at RACC during school board meeting.

Mayor

Economic forecast breakfast session.

City Manager

City Manager Steve Stuart - Next City Council meeting will be held at the new chambers located at RACC, kudos to staff and Council member Day for "Spirit of the Wild" award for Friends of the Refuge, Community Development Director applications received, interview process will start in February.

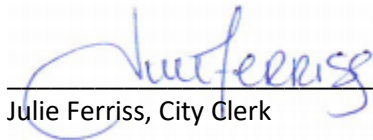
Public Works Director Bryan Kast - Ridgefield Outdoor Recreation Complex construction update provided.

Finance Director Kirk Johnson - Business license application process transferred to the State, investment portfolio update provided.

Deputy City Manager Lee Knottnerus - First Saturday event is February 2nd.

Police Chief John Brooks - Participated in Tip a Cop event this afternoon.

ADJOURN - [8:35 PM](#)


Julie Ferriss, City Clerk
Don Stose, Mayor