



CITY OF LA CENTER COUNCIL
REGULAR MEETING
December 2, 2015

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City Council*

REGULAR MEETING:

1. Mayor Irish called the meeting to order at 7:05 p.m.
2. **PLEDGE OF ALLEGIANCE**
3. **ROLL CALL:**

Council:

Councilmember Valenzuela	Present
Councilmember Luiz	Present
Councilmember Williams	Present
Councilmember Thornton	Present
Councilmember Cerveny	Present
Mayor Irish	Present

Staff:

Marc Denney, Chief of Police
Dan Kearns, City Attorney
Suzanne Levis, Finance Director
Jeff Sarvis, Public Works Director

Guests:

Doug Boff	Dayton Gustafson	Carsen Smits
Mia Chatke	Emily Haasl	J.W. Soske
Wendy Chord	Candi Irish	Steve Stuart
Ken Couch	Larry Lewton	Andy "Sheriff" Taylor
Sandra Day	Dalton Morgan	Mark Tistov
Al Filla	Nelda Perryman	Walker Wright

4. **CONSENT AGENDA.**
 - A. **APPROVAL OF CLAIMS/ADJUSTMENTS – 12.2.15**
 - B. **REGULAR MEETING MINUTES – 11.18.15**

MOTION MADE BY COUNCILMEMBER LUIZ, SECONDED BY COUNCILMEMBER CERVENY AND CARRIED UNANIMOUSLY TO APPROVE THE DECEMBER 2, 2015 CONSENT AGENDA.



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5. COUNCIL STAFF REPORTS/ANNOUNCEMENTS.

A. MAYOR'S REPORT.

- The La Center Christmas Festival is this weekend:
Fri., Dec. 4th Santa House Calls, 5:30-8:30 p.m.
Sat., Dec. 5th La Center Holiday Bazaar, 9 a.m. – 3:00 p.m.
Sun., Dec. 6th Christmas Festival (Santa, fireworks), 5:30-8:00 p.m.

The Lions Club Walk-N-Knock food drive is Saturday, December 5.

- The City of La Center raised almost \$800 for The Salvation Army at the annual Red Kettle event. Mayor Irish recognized and thanked all the volunteers.
- The City of La Center was awarded a \$680,930 grant from the Washington State Transportation Improvement Board for the 4th Street and Pacific Highway roundabout project as well as a \$830,000 federal grant monies for the design and construction. This project is now completely funded.

B. ATTORNEY'S REPORT – DAN KEARNS, CITY ATTORNEY. Attorney Kearns discussed issues and recommendations regarding the development agreement with Minit Management and the Intergovernmental Agreement between Cowlitz Gaming Authority and the City of La Center.

Mayor Irish set a City Council Work Session for Wednesday, December 9, 2015, 5:30 p.m., City Hall, for Councilmembers to discuss new developments and possible finalization of the two agreements.

C. COUNCIL COMMENTS.

- **COUNCILMEMBER VALENZUELA** extended appreciation to the guests for attending the City Council meetings, and invited them to contact Councilmembers with comments and questions. Happy Holidays!
- **COUNCILMEMBER LUIZ** – None.
- **COUNCILMEMBER WILLIAMS** – None.
- **COUNCILMEMBER THORNTON** – None.
- **COUNCILMEMBER CERVENY** – None.



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D. STAFF REPORTS – None.

6. CITIZEN'S PUBLIC COMMENT.

JOSH SOSKE, 29400 NE 66TH AVE., BATTLE GROUND, asked City Council to find ways to provide more commercial and industrial land within the school district's boundaries. Also, he asked Council for assistance with the garden project. Finally, he prefers a roundabout over a light signal at the I-5 interchange.

7. PRESENTATIONS.

A. SEWER RATE ANALYSIS – RAYMOND BARTLETT, ECONOMIC & FINANCIAL ANALYSIS CONSULTANT. Consultant Bartlett presented two financial options for the sewer utilities.

The first option is to increase rates either all in one year (rates would go from \$66 to \$95) or over five years (rates increase \$5 / ERU / month). The first option would keep the cash reserves at the same amount (\$6.2 million); the second option would maintain the current policy of increasing rates over 5 years at \$5/ERU/month decreasing the cash reserves to \$5.0 million.

The second option would be to pay down \$5 million of debts and increase the rate from \$66 to \$75 a month, which would decrease the reserves to approximately \$1 million.

After the presentation, discussion ensued and questions were answered by Consultant Bartlett.

8. ORDINANCES, RESOLUTIONS AND PUBLIC HEARINGS.

A. PUBLIC HEARING – LA CENTER SCHOOL DISTRICT 2015-2021 CAPITAL FACILITIES PLAN.

Marnie Allen, Education Service District 112, presented and explained how forecasts are made and the decrease and increase in impact fees for single-family and multi-family housing.

Mayor Irish opened the discussion up for public comment at 8:58 p.m.

LARRY LEWTON, 1129 W. C AVE. Impact fees at the I-5 junction should go to La Center, not Ridgefield.

JOSH SOSKE, 29400 NE 66TH AVE., BATTLE GROUND, supports City Council approving the amendment of impact fees.



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Mayor Irish closed public comment at 9:03 p.m.

B. ORDINANCE NO. 2015-08 ADOPTING THE LA CENTER SCHOOL DISTRICT’S 2015-2021 CAPITAL FACILITIES PLAN AND REVISING SCHOOL IMPACT FEES AND AMENDING ORDINANCE NO. 2009-12.

Ordinance No. 2015-08 amends the schedule of school impact fees charged to new residential development in the City.

MOTION MADE BY COUNCILMEMBER CERVENY, SECONDED BY COUNCILMEMBER LUIZ AND CARRIED UNANIMOUSLY TO APPROVE ORDINANCE NO. 2015-08 ADOPTING THE LA CENTER SCHOOL DISTRICT’S 2015-2021 CAPITAL FACILITIES PLAN AND REVISING SCHOOL IMPACT FEES AND AMENDING ORDINANCE NO. 2009-12.

Mayor Irish called for a Roll Call vote:

- Councilmember Valenzuela: Yes
- Councilmember Luiz: Yes
- Councilmember Williams: Yes
- Councilmember Thornton: Yes
- Councilmember Cerveny: Yes

9. **ITEMS REMOVED FROM THE CONSENT AGENDA** – None.

10. **UNFINISHED BUSINESS** – None.

11. **NEW BUSINESS.**

A. CITY MANAGER STEVE STUART, CITY OF RIDGEFIELD. Mr. Stuart was in attendance to address the interlocal agreement between the cities of Ridgefield and La Center, and the Town of Yacolt regarding the shared seat on the C-Tran Board of Directors. Mayor Irish asked City Council to recommend that the City of Ridgefield occupy the seat beginning in 2016 in order to move forward with the finalization of the interlocal agreement and prevent losing the shared seat. Council agreed. Mayor Irish will follow up with a letter. Mr. Stuart indicated the matter will be considered at the City of Ridgefield’s December 17th City Council meeting.

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12. ADJOURNMENT.

Meeting was adjourned at 9:21 p.m.

Mayor James T. Irish

Suzanne Levis, Finance Director/Clerk