

Pastor Chris Davis, Abundant Life Nazarene Church, gave the invocation. Mayor David Futcher led the flag salute. The Regular Meeting of the Kelso City Council was called to order by Mayor David Futcher. Councilmembers in attendance were: Futcher, Myers, Lefebvre, McDaniel, Schimmel, Roberson, and Webb

**Minutes:** Upon motion by Councilmember McDaniel, seconded by Councilmember Myers, 'Approve the Minutes of the 10/04/11 Regular Meeting'. Mayor Futcher asked to have the following correction made to the vote on the motion to table the decision for the relocation of the Visitor's Center: change Councilmember Lefebvre's vote from no to yes; and change the vote count from 4 to 2 to 3 to 3. The motion to approve the minutes with the correction carried, all voting yes.

**PROCLAMATION:**

Mayor Futcher read a proclamation declaring October 20, 2011, as "Lights On After School Day" in the City of Kelso. Youth and Family Link Program Coordinator Carmella Bender accepted the proclamation. She invited everyone to the "Lights On After School Day" event being held at the Kelso Theatre Pub on October 20, 2011, 5:30 p.m. to 7:00 p.m. Ms. Bender thanked everyone for their support of the after school programs.

**PUBLIC HEARING – Property Tax Revenue Source, 2012:**

Mayor Futcher opened the Public Hearing at 7:05 p.m. Finance Director/City Clerk Brian Butterfield spoke about the possibility of increasing property taxes for 2012. It has been forecasted that the economy will not get better any time soon, so revenues look dismal. Mr. Butterfield's recommendation is to ask for the maximum increase allowed by law, which is 1%. Mr. Butterfield said with the Council's blessing, he will prepare the ordinances to increase the property tax by 1% for the next two meetings. Mayor Futcher invited citizens to comment.

**Rick Von Rock**, 400 N 7<sup>th</sup> Ave. spoke from the audience and encouraged the Council to vote for the property tax increase and any other increases we need to maintain the current services we have.

**Anthony Currena**, 803 S 6<sup>th</sup> Ave. spoke about his limited income and the continuing increase of taxes and living expenses. Mayor Futcher asked Mr. Butterfield how much the 1% property tax increase, in terms of dollars, will be for the City of Kelso. Mr. Butterfield said last year it was around \$12,000.

With consensus of the council, Mayor Futcher directed Mr. Butterfield to prepare the property tax increase ordinances for the next meetings. There being no further discussion, Mayor Futcher closed the Public Hearing at 7:09 p.m.

**CONSENT AGENDA:**

1. **Liquor License Renewal – Border Stop Market, 424 Long Ave.**
2. **Close out – Asphalt Patching**
3. **Authorization – Execute a Professional Services Addendum with CAP**
4. **Auditing of Accounts: \$1,652,930.49**

Upon motion by Councilmember Roberson, seconded by Councilmember Myers, 'Approve the Consent Agenda and the Auditing of Accounts in the amount of \$ 1,652,930.49,' motion carried, all voting yes.

**CITIZEN BUSINESS:**

**Larry Alexander**, 1517 N 3<sup>rd</sup> Ave. invited everyone to come to the 'Witch's Hallow Celebration'. It will be on October 31<sup>st</sup>, across the street from Kelso City Hall, from 5:00 p.m. to 9:00 p.m. Last year's celebration was a blast.

**Rick Von Rock**, 400 N 7<sup>th</sup> Ave. spoke of the County Commissioner's Meeting he attended today. They started a new program called "Adopt a Street Program". A program like this would get the community involved in making Kelso look better and be more inviting. Public Works Director David Sypher said the City of Kelso has an "Adopt a Street Program". Mr. Von Rock suggested that it be made more public.

**MOTION ITEMS:**

**Ordinance (1<sup>st</sup> Reading) – 1412 North First Ave Conveyance to CAP:** The Deputy Clerk read the proposed ordinance by title only. Upon motion by Councilmember McDaniel, seconded by Councilmember Roberson, 'Pass on 1<sup>st</sup> Reading, 'AN ORDINANCE OF THE CITY OF KELSO CONVEYING PROPERTY AT 1412 NORTH FIRST AVENUE IN KELSO TO THE LOWER COLUMBIA COMMUNITY ACTION PARTNERSHIP.' Mayor Fatcher said this is property that we took over with funds from the Neighborhood Stabilization Program. CAP will maintain the administrative side and lease it out to low income individuals. Motion carried, all voting yes.

**MANAGER'S REPORT:**

**Dennis Richards:** 1) The DECA Club recently had their clean up of the city event. They nearly filled four dumpsters. Waste Control delivered the dumpsters and picked them up at no charge. The landfill accepted the load at no charge. We really appreciate their cooperation. It is a great event. 2) On Oct. 27<sup>th</sup>, I will be working with the Economic Development Council. We will be going to Portland and Vancouver to meet up with some brokers and realtors. We will be bussing them back here to show the

properties in Cowlitz County that we want to market. 3) There will be a potluck upstairs on Monday, Oct 31<sup>st</sup>, from, 11:30 a.m. to 1:30 p.m. We also have a silent auction being held, it is a fundraiser for needy families in Kelso during the holiday season. It should be a good time. 4) Cindy Donaldson is celebrating her 29 years of employment with the City of Kelso. Thank you to her for her dedication.

### **STAFF REPORTS:**

**Janean Parker:** 1) You will be seeing a Quit Claim Deed for the property at 1504 N 2<sup>nd</sup> Ave. at the next meeting. It is another Neighborhood Stabilization Program project. 2) We had a good Airport Governance Meeting last week. The board will consist of one member from each of the following four jurisdictions: the City of Longview, Cowlitz County, the Port of Longview and the City of Kelso. They are taking some time to consider additional funding for the 2012 year. This time will allow them to adopt the Airport Governance Board and government structure. Once the Airport Governance Board is up and running, they will be able to adopt a budget. As a follow up to the Airport meeting, I contacted the FAA. I will be getting a draft agreement to them by the end of the week. It should be wrapped up by the end of the year. Mayor Fatcher thanked Ms. Parker for taking the lead on the Airport Governance Meeting. Mayor Fatcher asked when we will be discussing the budget again since we all ready have a 2012 budget adopted. Mr. Butterfield said a revision would have to be made through an ordinance. No one has come to him with any revision requests yet. Mayor Fatcher said he would like to see the suggested additional funding for the Airport that was discussed at the Airport Governance Meeting included in any budget revisions. Discussion followed.

**David Sypher:** 1) Ms. Parker has done a fantastic job in explaining the complexities of the Airport. 2) We have three major projects at the Airport totaling over \$1.5 million. The first one is the Westside Hangar development which includes environmental work for the entire airport. The second is the Stormwater Master Plan for the entire airport. The third project is the Runway Extension. This project was previously called the Stopway Extension Project but a recent development at the FAA is that they are now willing to call it a runway extension. This is good because we can advertise the availability for a longer runway at the airport. A runway extension requires more FAA bureaucracy so it might take more time for final approvals. I received an unofficial verbal approval from the FAA for an additional grant of about \$200,000. It will enable us to do an obstruction survey for the Runway Extension Project. 3) Our Drainage Department is working hard to clear the street catch basins from leaves. The department consists of only two individuals. They can not address all the catch basins but they are getting to as many as they can. 4) Our Engineering Department is getting our projects ready for next year. At the same time, they are working on closing projects that we have going on now. We are starting a \$600,000 Waterline Project next week. The Streetlight project is winding down. As you can see, the poles are all up. It will look very nice. We are working on our overlay project for next year. It will be basically done on Grade Street. We will have a double chip seal project on Allen Street.

**Nancy Malone:** 1) Our Plan Reviewer will be contacting Jack-in-the-Box because their plans need some revisions. 2) I have been in contact with the lending institute for the 404 Burcham Street building. We are working with their contractors to make sure the building is secure and that the contractors are getting the demolition permit. 3) Several residential violations have been taken care of. I have plenty of others I am still working on. 4) I spent most of the day speaking to the Department of Ecology regarding updating the Shoreline Master Plan. This is a requirement for all the cities and counties of the state. Mayor Fletcher asked if there is any new development regarding the Fast Charging Stations. Ms. Malone said she heard that the people interested are looking at the Kelso Longview Chamber of Commerce location. They are contacting Washington Department of Transportation about this property.

Mayor Fletcher said Happy Anniversary to Cindy Donaldson.

**Cindy Donaldson:** Thank you, it feels like I just started yesterday. 1) I just wanted to remind everyone that Tuesday Oct 25<sup>th</sup>, at 6:00 p.m. is our Family Halloween Party. Thursday Oct 27<sup>th</sup>, at 10:00 a.m. is our Preschooler's Halloween Party. Costumes are encouraged and you are all invited to come. 3) Our 'Friends of the Library' had their breakfast fundraiser at Applebee's Restaurant last Saturday. They served 88 people and raised over \$400 in donations for children and adult programs for the library. It was very successful. 4) We issued over 712 library cards since January, 2011, and our circulation is up by 27% compared to August, 2010, when we were in our old facility. 5) Today I am lucky enough to have a job shadow from Kelso High School, Cassidy Clementson. She wants to be a Librarian. I have shown her all the things I do throughout the day.

**Andrew Hamilton:** 1) If you see a Kelso police vehicle heading south on Interstate 5, it is because they are going to Emergency Vehicle Operation training. It is being done at Portland International Raceway where we combine our resources with other agencies. WCIA will reimburse us \$750.00 for this training. 2) We are preparing for Halloween. 3) We have an officer returning from maternity leave next week so we will be back to full force. We are looking forward to having her back. 4) The overtime looks expended on the monthly financial report but it will be credited back with the Safe Schools Grants. Once we get that grant money, the overtime will look fine. 5) We welcomed the new Kalama Chief of Police, Randy Gibson, whose first day was yesterday. 6) We are assisting Nancy Malone with Nuisance Abatement issues. 7) We had union negotiations today. We are working together and everything is going great.

**Brian Butterfield:** 1) We received the \$300,000 grant for the Airport today. 2) We are in the preliminary process of refinancing our G.O. Bond. The preliminary savings is anywhere between \$200,000 and \$250,000 over a 20 year period. I will be bringing more reports back on that. 3) You have the Monthly Financial Reports through September 30, 2011. The first page shows the expenditures are down \$250,000 from last year. The second page shows revenues are up \$60,000 from last year. This shows we are \$300,000

to the good. This is good because we are showing progress. However, we need to be \$500,000 to the good because we went into reserves over \$500,000 last year.

**COUNCIL REPORTS:**

**Kim Lefebvre:** No report.

**Rick Roberson:** 1) The AWC Regional meeting was last Monday. It was stressed how important it is to talk to the legislature. Now is a good time because they are going back into special session. They recommend we bring them a list of what our priorities and goals are for the City. 2) I talked to a lobbyist at the meeting. He spoke of monies he brought in for Longview, Woodland and other cities. 3) Saturday I worked concessions for the Lion's Club at a Youth Football game. I saw Al Slater and he looked great.

**Dan Myers:** 1) CAP just had an announcement at end of September that they reduced the number of their Directors from 7 to 4. They also had other staff reductions. I wished I had some good news.

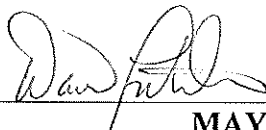
**Todd McDaniel:** No report.

**James Webb:** 1) The kick off meeting for the 'Big Idea' was last week. Ideas are all over the board. It is exciting to see where we will go. 2) I appreciate Mr. Von Rock's comments about the Cowlitz County Commissioner meeting. I think we all need to pitch in to help our community.

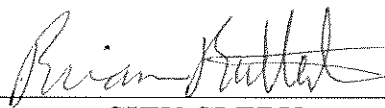
**Gary Schimmel:** No report.

**David Futcher:** 1) The concept of wetland banking was brought up at the last Airport meeting. Taking a wetland area and changing it so it can be used for development and creating another wetland to replace the one that was changed is called wetland mitigation. There are entities that may be interested in purchasing wetland areas for this reason. We may have some property on the hill we might use for wetland mitigation. David Sypher said that there is wetland property at the airport. It is in the Westside Hangar Agreement being considered for wetland mitigation. Discussion followed.

There being no further business, Mayor Futcher adjourned the meeting at 7:42 p.m.



MAYOR



CITY CLERK