

**CITY OF KALAMA
CITY COUNCIL MEETING
DECEMBER 16, 2015**

1. OPENING

Mayor Pete Poulsen opened the City Council meeting at 7:00 p.m.

Councilmembers present were Mike Truesdell, Dominic Ciancibelli, Mike Dennis Langham, Don Purvis, and Mary Putka. City staff present were City Administrator Adam Smee, Superintendent of Public Works Kelly Rasmussen, Clerk/Treasurer Coni McMaster, and Police Chief Randy Gibson. Members of the public present are listed on the sign-in sheet.

2. EXECUTIVE SESSION - None

3. CHANGES TO THE AGENDA - Ordinance No. 1375 would be moved up for action prior to the public comment period.

4. PRESENTATIONS & AWARDS

A. Swear in Council Members Elected in November

Clerk/Treasurer Coni McMaster administered the oath of office to newly elected Councilmember Rosemary Brinson Siipola and re-elected Councilmembers Mike Dennis Langham and Mary Putka for the terms of 2016 through 2019.

5. PUBLIC HEARINGS – None

9. Ordinance No. 1375 – Floodplain Management Update – out of order

Ordinance No. 1375 was read by Title: An Ordinance of the City of Kalama, Washington amending the Kalama Municipal Code by repealing Chapter 14.16 Floodplain Management in its entirety and adopting a new Chapter 14.16 Floodplain Management. Councilmember Don Purvis made a motion the City Council adopt Ordinance No. 1375 as read. Councilmember Mike Truesdell seconded. It was explained that this is an update to the FEMA flood maps and is required to be passed by today. This has been a 2 to 3 year process of review throughout the County. There are only two wording changes within the ordinance which include the definition of an accessory structure and that it is a Countywide plan rather than only for Kalama. The federal maps have been changed by FEMA and they control this process. The motion carried.

6. PUBLIC COMMENTS/CONCERNS

A. Marijuana – Rezone Issue

Mayor Poulsen noted the large audience presented that wished to address the

rezoning issue once again. He explained he would allow them to have one or two people speak, as this was not on the agenda. This has been a trying time for all the staff with the week of dealing with the flood. The rezone has been completed based on the proper rules and regulations. Mr. John Schmidt, stated he would not be commenting on the rezone itself, but the lack of transparency on the issue. He noted that back in November of 2013 the City adopted zoning for marijuana businesses and placed it in area where the sexually oriented business district is set. As a citizen he felt the City was making a good decision and discouraging these activities. He and others are now concerned with the City's change of position on the issue. While the City claims it followed state law, he doesn't believe that all these notices were sent to those that didn't live inside the City limits. Mr. Schmidt continued that if the Council really wanted to hear what the community wanted, they would go up and talk with the parents as they pick up their kids. Citizens don't believe this is going to be good for the community. They thought they were protected, but now the City has opened the door for an activity close to the Stone Forest community. Mr. Schmidt and his wife had gone door to door in Stone Forest, many of whom indicated when asked that they might not have moved here if they knew a marijuana growing operation was going to be located in the area. This decision will affect future business and family growth. With the large industries at the Port, the City needs to look at what they want. So the question is what opportunity do the citizens have for being involved in the decision on the placement of the proposed marijuana grow business. Is it through the SEPA process? Mayor Poulsen stated that the City Attorney is not present and he is not prepared to answer those questions. City Administrator Adam Smee noted that he did not appreciate having his character called into question regarding the process as he and all the staff work hard to follow all the codes and laws regarding transparency. It is his job to uphold the City's code and state laws which he takes very seriously. He welcomes anyone to come and talk with him at any time. He is not interested in doing anything deceitful and works for the citizens of Kalama. The County area where the Schmidt's live is not zoned that he is aware of. The Schmidt's noted it is residential suburban, and they had tried several times to reach Adam by phone and email. Adam noted that he had been dealing with the flood and moving city facilities so hadn't had time to answer messages or over 200 emails. One member in the audience stated they were an adjoining property owner and hadn't been notified. Mayor Poulsen noted that there would not be a resolution tonight as staff is not prepared since this was not on the agenda. Many things have been going on with the flood and the possibility of more with this next rain system coming. Ms. Schmidt asked to be put on the next agenda. Several residents noted they don't want it near the schools, concerns with the smells that will be created and how to protect their neighborhood. The next Council meeting will be on January 6, 2015. Mayor Poulsen requested that those that want to speak be prepared for about 3 minutes and that it not be redundant.

B. Flood Report and Comments

Mayor Poulsen stated that there are many misconceptions regarding the flood and the reports are that another storm will be coming through on Thursday. Superintendent of Public Works Kelly Rasmussen reported on the events that led up to and what happened during the flood event. He explained how this event was different than the 1996 flood. The pumps are designed to work to keep the river from surcharging into Kalama, but the Columbia River didn't rise like it did in '96. The storm itself stalled out over an area from Woodland to Rose Valley and just dumped heavy rain on the area. His 5 person crew was spread between the

water treatment plant, the downtown areas on the north and south and several other drainage ditch areas in town that were running over their banks. The water coming down the hill just kept the creeks rising. The pumps were started and there was a malfunction with one, but the pump company was called out and responded quickly, but it took time to get it operating effectively. The inflatable dikes were difficult as the stormwater flow was fighting the efforts. So they put the sandbag wall in place and have left it due to the report of a new storm heading this way. He noted that he wished he had 10 pumps and could have kept the town dry. Councilmember Mike Truesdell and several members in the audience acknowledge the City crews efforts to do all they could and that the event was not their fault. Mayor Poulsen noted the small businesses took a beating as did all the City offices. The crew was working 20 hour days. Superintendent Rasmussen noted the pumps are checked monthly, but for full function they require to be pumping water which they only do during a flood event. He noted the different culverts that are natural drainage ways and were just overwhelmed with water and debris. Areas upstream were experiencing flooding as well. The sewer plant had an operator there 24 hours a day and did not overflow into the river. Several outside agencies and local contractors, as well as volunteers pitched in to help too. County Department of Emergency Management activated the NIMS emergency system assigning Fire Chief Victor Leatzow as commander. This system allows the City access to many other agencies and resources to get help during an emergency. The City was able to get vac-trucks in for the stormdrains and culverts, and the City of Longview help out help to deal with the City's main transmission line on Spencer Creek which was exposed by the storm. No one was expecting this type of storm. Mayor Poulsen noted that when he received a call around 7 or 8pm he went to get sandbags to place at City Hall and the Library which was what many were doing out at the City shop, so he had to wait his turn and by the time he got back to City Hall there was water in the building. His efforts did limit the damages at the Library. Mr. Troy Starhia, owner of the Auto Parts store noted he had two feet of water in the store when he finally left for home and was lucky to get there with the slides on Kalama River Road. Things were happening everywhere and many in the community were doing what they could to help. He was back up and operating by Monday, 5 days after the event.

Mayor Poulsen state that it is heartbreaking hearing about the losses. He has talked with the legislators about what they can do and told them "help the small business owners" as they are the ones hurt the most and FEMA may not help them. The Post Office is a major concern for everyone and the mail is available in Longview. He and City Administrator Adam Smee talked with Representative Herrera Butler's office earlier today, who has been in continual contact with the Post Office during the day and they report that the citizens should see an improvement in the services and the waits. Ms. Joanne Hansen, owner of the Post Office building, stated that she is doing everything she can to get the repairs started but has been delayed by the lack of response from the Postmaster. This included her coming here from Arizona to get answers and filing a complaint. The Post Office could not be accessed by anyone but postal employees until all the mail was removed which was completed today. She was in the building along with her contractor and insurance adjuster just last night. The water inside was polluted, so there will be extensive cleanup which will take some time to get completed. She will continue to do her best to get the building repaired. Mayor Poulsen added that the County is waiving landfill fees for the disposal of flood debris and there is an application for tax relief for flood damages. All losses need to be reported to DEM as they are collecting data in hopes of getting a disaster declaration.

There was discussion about how to get more information out sooner to those that could be affected by an event in the future. There is a new weather system moving in over the next few days which could have impacts. The DEM sends out weather updates and anyone can subscribe to them. Ms. Dena Ott, owner of Double D's Feed and Hardware encouraged the City to lead a community effort to establish some form of emergency response notice out to the business owners in advance to help them prepare for such an emergency. DEM and 911 have the ability to do a reverse notification. Ms. Kathy Schmidt, noted the school uses a system for notifying parents and students when school will be delayed or closed and perhaps the City could tap into that. Mr. Travis Buck, added that many area contractors would be willing to help out with their equipment that the City doesn't have and it would be easy to mobilize. The Police were complimented on the information that was put out on the Facebook page during the event. Mayor Poulsen noted that NW Innovations has offered support also. Mr. Tony Curtis of 601 N. 2nd noted that this is his and his neighbor's second flood event of the year as he lives next to one of the culverts that is not capable of handling the flows during heavy rain events. He asked about the grant the City is applying for and it was explained that the grant is for a plan to establish a stormwater utility which would include an assessment of all the City's facilities. The cost to fix the culvert at Second Street is well over \$100,000 and the City has preliminary engineering on it. Mr. Curtis also noticed that at the base of the hill 10 to 20 yards of rip-rap has been washed away and asked if this was being addressed. He has concerns that his home or others will be affected if the hillside were to slide. Mr. Curtis wanted to know what he needs to do to get the problem that has flooded his home twice, fixed. Mayor Poulsen noted that the City is aware and understand we have some responsibility for projecting the citizens and property. Weather is not something we can control and our funds are limited. Councilmember Dominic Ciancibelli noted that the weather is different from what has been seen in the past and flood plain has changed. There has always been water on the hills of Kalama and it goes downhill. As the discussion died down it was noted that communication is important. Sandbags are available for filling at the City Shop, and already filled at the Kelso and County shops. Diana Durgeloh, owner of Kids Resale, thanked all the City employees and citizens for the help during the event. She encouraged everyone to come back and support the small businesses here.

7. UNFINISHED BUSINESS - None

8. NEW BUSINESS

A. Award 2016 Chemical Bids

**Univar – Sodium Hypochlorite - \$1.88 gal & Sodium Hydroxide – 1.85 gal
Cascade Distributing – Diatomaceous Earth-.679 lb & Sodium Floride
.773 lb**

Councilmember Dominic Ciancibelli made a motion the City award the Chemical Bids as listed on the agenda. Councilmember Don Purvis seconded and the motion carried.

B. Emergency Declaration – Waiver of Utility Late Fees for bills due December 20, 2015 & Demolition/Renovation permit fees applied for flood damage repairs prior to January 1, 2016 – Council approval of Mayor's directive.

Councilmember Don Purvis made a motion the City Council approve the Mayor's declaration and waiver of Utility late fees for bills due December 20, 2015 and permit fees for any demo or renovation permits related to repairs of flood damages applied for before January 1, 2016. Councilmember Dominic Ciancibelli seconded, and the motion carried.

9. ORDINANCES & RESOLUTIONS

A. Ordinance 1372 – 2015 Budget Amendment – Tabled due to Flood

B. Ordinance 1373 – Utility Tax – Due dates

Ordinance No. 1373 was read by Title: An Ordinance of the City of Kalama, Washington amending Kalama Municipal Code Chapter 5.20.040 Utility Tax – Payment and Chapter 5.36.040 to reset the due dates for utility tax payments to be more reasonable and efficient by allowing annual, quarterly, and monthly payments based upon monthly gross revenues. Councilmember Don Purvis made a motion the Council adopt Ordinance No. 1372 as read. Councilmember Mike Langham seconded, and the motion carried.

C. Ordinance 1374 – Animal Code Amendment

Ordinance No. 1374 was read by Title: An Ordinance of the City of Kalama, Washington amending Kalama Municipal Code Chapter 6.04.130 Animal – Impoundment and Redemption to update existing language to reflect current procedures. Councilmember Don Purvis made the motion the Council adopt Ordinance No. 1374 as read. Councilmember Dominic Ciancibelli seconded, and the motion carried.

D. Ordinance 1375 – Floodplain Ordinance – addressed earlier in the meeting.

E. Resolution 631 – CERB Grant Application Approval

Resolution No. 631 was read by Title: A Resolution of the City of Kalama, Washington, authorizing submission of an application for a Community Economic Revitalization Board Grant in the approximate amount of \$50,000 for Kalama Downtown Economic Revitalization Implementation Strategy. Councilmember Don Purvis made a motion the Council adopt Resolution No. 631 as read. Councilmember Dominic Ciancibelli seconded, and the motion carried.

10. CORRESPONDENCE - None

11. MAYOR'S REPORT & COUNCILMEMBERS' REPORTS

A. Mayor Pete Poulsen recognized Councilmember Don Purvis since this is last meeting and thanked him for his years of service to the City.

B. Councilmember Mike Truesdell had no report.

- C. Councilmember Dominic Ciancibelli had no report.
- D. Councilmember Mike Langham noted the 911 meeting was canceled and he would be attending the COG board meeting tomorrow.
- E. Councilmember Donald Purvis had no report.
- F. Councilmember Mary Putka reported she would be attending the next Chamber meeting.

12. DEPARTMENT REPORTS

- A. City Administrator Adam Smee noted the staff is tired after a very hard week. He noted that the insurance adjusters were surprised at where we were at in the clean up. He thanked all the employees for their work and dedication to the City.
- B. Superintendent of Public Works Kelly Rasmussen noted the outstanding job done by the City crew during the storm.
- C. Police Chief Randy Gibson presented his statistical report which included many calls for “well-being” checks from concerned relatives of people living here during the flood. He reviewed some of the flood response issues the department experienced during the flood including the Kalama River Road slides, his flooded building, and the closure of Exit 30 and the issues with getting it back open.
- D. Clerk/Treasurer Coni McMaster noted that the City has a terrific crew working for them in all departments that gave it their all during the storm.
- E. City Attorney Paul Brachvogel was absent.

13. CONSENT AGENDA

Councilmember Mary Putka made a motion the City Council approve the Consent Agenda including:

1. Warrants 35560 - 35606 for Claims and Payroll transactions plus all ACH transactions for a total of \$134,835.98
2. Minutes of the December 2, 2015 City Council Meeting

Councilmember Don Purvis seconded, and the motion carried.

14. EXECUTIVE SESSION - None

15. ADJOURNMENT

Mayor Poulsen adjourned the meeting at 10:05 p.m. These minutes are not verbatim. A copy of the recording for this meeting is available for review upon request.

Pete Poulsen - Mayor

Coni McMaster - Clerk/Treasurer

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