

Pastor Scott Olin, New Hope City 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 Futcher. Councilmembers in attendance were: Futcher, Karnofski, Slater, McDaniel, Roberson, Malella, and Student Representative Jessica Warthen. Councilmember Myers was absent.

Minutes: Upon motion by Councilmember Slater, seconded by Councilmember Roberson, 'Approve the minutes of the 5/5/09 Special Meeting and the 5/5/09 Regular Meeting,' motion carried, all voting yes.

KSD STUDENT REPRESENTATIVE:

Jessica Warthen, ASB Vice President: 1) We are getting ready for prom Saturday, May 23rd. 2) Graduation is June 13th. 3) ASB Elections will be Friday, May 22nd. 4) All sports had good seasons. The softball team won the district championship tonight. Baseball finished on Saturday. Track and field is still in process.

PUBLIC HEARINGS:

2009-2013 Draft Consolidation (HOME Program): Julie Hourcle, City of Longview Community Development Department, gave a power point presentation of the HOME Program for affordable housing. A new 5-year plan is required to document and prioritize housing and community development needs in order to guide future HOME and CDBG allocations. The Public Comment Period for this Draft Consolidated Plan is from May 1, 2009, to May 30, 2009.

Mayor Futcher opened the Public Hearing at 7:15 p.m. There were no comments from the public. Mayor Futcher closed the Public Hearing at 7:16 p.m.

Strader Rezone: Mayor Futcher opened the Public Hearing at 7:16 p.m. He read some procedures pertaining to the closed record public hearing and Councilmembers were asked questions concerning fairness to determine if anyone should abstain from the proceedings. Mayor Futcher stated the purpose of the hearing is to listen and consider the pertinent facts relating to this rezone.

Nancy Malone, Associate Planner for the City of Kelso gave a staff report. John Strader is requesting a consideration to change the comprehensive plan and rezone of approximately 37 acres east of Kelso Drive and southwesterly of Haussler Road from low density residential to high density residential and zoning from residential single family to residential multi-family. The Planning Commission passed a motion on April 14, 2009, recommending denial of the request.

Skip Urling, Urling Planning and Associates, P. O. Box 1213, Longview, who is representing John Strader, spoke about the potential development.

Discussion followed. **Community Development Director Michael Kerins** noted this rezone is inconsistent with the comprehensive plan.

The following people spoke from the audience:

Jeff Bower, 124 Overlook Drive, spoke about the traffic concerns and increased class sizes at the schools if 600 families move to this area. Discussion followed.

Sylvia Bower, 124 Overlook Drive, spoke about lack of sidewalks and having limited access out of the area.

Rod Wright, 97 Banyon Drive, spoke about the need to have a site map and geo tech study.

There being no further comments from the public, Mayor Futcher closed the public hearing at 8:05 p.m.

Upon motion by Councilmember Roberson, seconded by Councilmember McDaniel, **'Accept the staff's recommendation to deny the request and accept the decision of the Planning Commission.'** Discussion followed. Motion carried, all voting yes.

MOTION ITEM:

Resolution No. 09-998 – Amending the Comprehensive Plan (Strader Rezone): The Deputy City Clerk read the proposed resolution by title only. Upon motion by Councilmember Roberson, seconded by Councilmember Karnofski, 'Pass Resolution No. 09-998, 'IN THE MATTER OF AMENDING THE CITY OF KELSO COMPREHENSIVE PLAN CHANGING CERTAIN AREAS FROM LOW DENSITY RESIDENTIAL TO HIGH DENSITY RESIDENTIAL AND THE CITY OF KELSO ZONING MAP FROM RESIDENTIAL SINGLE FAMILY 15,000 SQUARE FEET TO RESIDENTIAL MULTI-FAMILY AS INDICATED HEREIN.' Discussion followed. Mayor Futcher noted a vote for this resolution would reject amending the Comprehensive Plan. Motion carried, all voting yes.

COUNCIL BUSINESS:

LTAC Funding Request for Expo Center Feasibility Study): Councilmember McDaniel gave a summary of the Lodging Tax Advisory Committee's position on the request for \$25,000. Upon motion by Councilmember Malella, seconded by Councilmember Roberson, 'Move not to be involved in this project.' Discussion followed.

County Commissioner Axel Swanson spoke about his passion for the strategic plan for the forty-seven acres at the fairgrounds and the conference center.

Discussion followed. It was the consensus of the Council to hold a workshop to discuss this further. Upon motion by Councilmember Roberson, seconded by Councilmember Slater, **‘Move to table the motion.’** Councilmembers Karnofski, Slater, McDaniel, Roberson, and Fatcher voted yes. Councilmember Malella voted no. Motion passed 5 to 1.

PRESENTATION:

Airport Advisory Committee Update: Jerry Sorrell, a representative of Cowlitz-Wahkiakum Council of Governments and the Project Manager for the airport project, gave a brief overview of the project. Earlier today the consultant met with the Technical Advisory Committee and a public open house was held. The consultant recommends extending the runway to the south.

CONSENT AGENDA:

1. **Auditing of Accounts:** \$1,624,468.64
2. **Liquor License Renewals:** 1) Holts Quick Check, 400 N. Pacific; 2) Nikki’s Bar & Grill, 404 W. Main Street, 3) Izzys Pizza, 1001 Grade; 4) Target Stores T-0628, 205 Three Rivers Drive; 5) Quick Stop Market, 500 Allen Street
3. **Close out Summary for Water & Sewer Connections for New Hangars at the Airport with Carney Construction in the amount of \$21,579.61**
4. **Contract Amendment for Consultant Engineering Services with Kennedy/Jenks for new Paxton Road Reservoir (Amount not to exceed \$510,561)**

Upon motion by Councilmember McDaniel, seconded by Councilmember Roberson, ‘Approve the Consent Agenda and the Auditing of Accounts in the amount of \$1,624,468.64,’ motion carried, all voting yes. Public Works Director David Sypher noted a provision was added that would limit Kennedy/Jenks to \$350,000 in fiscal year 2009.

CITIZENS BUSINESS:

Rick Von Rock, 400 N. 7th, asked for an update on the skate park. Public Works Director Sypher said it is being advertised for bids and should be brought to Council at the next meeting.

MOTION ITEMS:

Resolution No. 09-999 – Alley Vacate Engineering Fees: The Deputy City Clerk read the proposed resolution by title only. Upon motion by Councilmember McDaniel,

seconded by Councilmember Slater, 'Pass Resolution No. 09-999, 'A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KELSO AMENDING PLANNING FEE SCHEDULE ADOPTED BY RESOLUTION NO. 06-408 BY REMOVING THE LINE ITEM "STREET AND ALLEY VACATIONS." Public Works Director Sypher said this is a housekeeping issue to move fees to where they appropriately belong. Motion carried, all voting yes.

Ordinance (1st Reading) – Alley Vacate Engineering Fees: The Deputy City Clerk read the proposed ordinance by title only. Upon motion by Councilmember McDaniel, seconded by Councilmember Roberson, 'Pass on 1st Reading, 'AN ORDINANCE OF THE CITY OF KELSO AMENDING ORDINANCE NO. 08-3674 TO INCLUDE STREET/ALLEY VACATIONS AS PART OF THE COMMERCIAL DEVELOPMENT REVIEW PROCESS AND PROCEDURE, AND ENGINEERING DESIGN REVIEW FEES SCHEDULE,' motion carried, all voting yes.

Ordinance No. 09-370 – Establishing Policy for Speed Hump Installation: The Deputy City Clerk read the proposed ordinance by title only. Upon motion by Councilmember McDaniel, seconded by Councilmember Karnofski, 'Adopt Ordinance No. 09-370, 'AN ORDINANCE OF THE CITY OF KELSO ESTABLISHING A POLICY FOR SPEED HUMP INSTALLATION AND FOR THE PAYMENT OF THE COSTS OF SUCH INSTALLATION IN THE CITY, AND AMENDING THE CITY'S ENGINEERING DESIGN MANUAL TO INCLUDE SAID POLICY.' Public Works Director Sypher said the speed humps would be similar to the one at Tam O'Shanter Park near the Red Lion. Discussion followed. Motion carried, all voting yes.

STAFF REPORTS:

Janean Parker: No report

David Sypher: No Report. Councilmember McDaniel said there are huge rocks on the dike by the Dairy Queen and it is difficult to walk, run, or bike in that area. David will contact the Diking District.

Michael Kerins: No report

Vern Thompson: No report

Brian Butterfield: 1) Have been keeping in touch with Dan Dale of the River Casino. They are currently keeping their payments up to date. 2) Spoke about the Hilander Bowl auction to be held on Thursday, May 21st. Discussion followed and it was noted the sale was for the personal property, not the building.

COUNCIL REPORTS:

Alan Slater: Asked citizens of Kelso to relieve him of his commitment to them as their Councilmember effective the end of June so he can spend more time with his wife and grandchildren. He stated his cancer has returned. Mayor Futcher said he appreciates everything Alan has done and his thoughts are with him.

Rick Roberson: 1) Alan's shoes will be hard to fill. 2) KDRA will sponsor the Kelso Downtown Spring fling on Saturday, May 30th, from 11:00 a.m. to 5:00 p.m. There will be antiques, a farmers market, garage sale, flea market, arts and craft items. Contact Robin at Fringe (423-4816) to register.

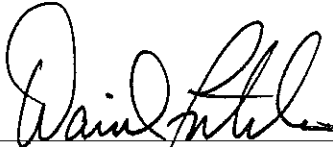
John Karnofski: No report

Gerald Malella: Noticed a 24-hour notice to turn off utilities at the antique store. It was noted there are some apartments above the store. Finance Director Butterfield said a 24-hour door tag is put on the door if water and sewer bills haven't been paid. He will check on it.

Todd McDaniel: No report

David Futcher: I am sorry to see Alan go.

There being no further business, Mayor Futcher adjourned the meeting at 9:15 p.m.



MAYOR



CITY CLERK



CITY OF KELSO

FINANCE DEPARTMENT

As of This Date May 19, 2009

The City Audit Committee Does

Approve for Payment those Claims included in the above listing, and further

described below, in the TOTAL AMOUNT of \$ 1,624,468.64

Voucher warrant Numbers: 151843 through 152018

In the Amount of \$ 762,448.67

Prepaid Warrant Numbers: 151809-151812 through 151840-151842

In the Amount of \$ 234,174.96

Voided Warrant Numbers: 151839, 151848 through 151891, 152019

Payroll Deduction/Benefit Claims Warrant Numbers 151813 through 151838

In the Amount of \$ 341,647.16

Payroll Warrant Numbers: 9720 518541 through 9826 518578

In the Amount of \$ 286,197.85

Voided Warrant Numbers: Ø through Ø

SIGNED: [Signature]
Audit Committee

[Signature]
Audit Committee

Authorized for Payment per Council Action: 2009

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