



City of Longview

1525 Broadway
Longview, WA 98632
www.ci.longview.wa.us

Minutes - Draft City Council

Mayor Dennis Weber
Council Member Ken Botero
Council Member Tom Hutchinson
Council Member Don Jensen
Council Member Chet Makinster
Mayor Pro Tem Mary Jane Melink
Council Member Michael Wallin

Thursday, May 10, 2012

7:00 PM

2nd Floor, City Hall

6:00 P.M. EXECUTIVE SESSIONS: POTENTIAL LITIGATION; PROPERTY ACQUISITION

The City Hall is accessible for persons with disabilities. Special equipment to assist the hearing impaired is also available. Please contact the City Executive Offices at 360.442.5004 48 hours in advance if you require special accommodations to attend the meeting.

1. CALL TO ORDER

The regular meeting was called to order at 7:00 p.m. by Mayor Dennis Weber.

2. INVOCATION/ FLAG SALUTE

The invocation was presented by Pastor Eric Maloy, Solid Rock Fellowship. Councilmember Jensen led the assembly in the Pledge of Allegiance.

3. ROLL CALL

Present: 7 - Mayor Weber, Council Member Botero, Council Member Hutchinson, Council Member Jensen, Council Member Makinster, Mayor Pro Tem Melink and Council Member Wallin

Staff present:

City Manager Bob Gregory; City Attorney James McNamara, and City Clerk Ann Davis.

Also present: David Campbell, Assistant City Manager/Director of Parks & Recreation; John Brickey, Director of Community Development; Jeff Cameron, Public Works Director; Jim Duscha, Police Chief; Judy Jones, Information Technology Director; Chris Smith, Human Resources Manager; Daryl McDaniel, Fire Chief; Kurt Sacha, Finance Director; Chris Skaugset, Library Director; and Steve Langdon, Planning Manager.

4. APPROVAL OF MINUTES

On a motion duly made and passed, the reading of the minutes of the regular Council meeting held April 26, 2012, copies of which had been submitted to the Mayor and members of the City Council, was waived and the minutes were approved as if read.

MN 12-0149 COUNCIL MINUTES, APRIL 26, 2012

Attachments: [CNCL MIN 04262012](#)

5. CHANGES TO THE AGENDA**6. PRESENTATIONS & AWARDS**

12-2182 CITIZEN LIFE-SAVING COMMENDATION: MR. FRANK WILCOX

Attachments: [Citizen Commendation Frank Wilcox 5-10-2012 \(2\)](#)
[Commendation Certificate of Award Frank Wilcox](#)

Fire Chief Daryl McDaniel read the proclamation even though the local hero could not be present to receive his certificate. On April 21, at the Oregon Way Hotel, emergency services were called to respond to an incident where the injured man was spurting blood. Frank Wilcox saved the man's life by applying life-saving pressure to the wound.

12-2180 PROCLAMATION: NATIONAL POLICE WEEK, MAY 13-19, 2012

Attachments: [National Police Week May 13 - 19, 2012](#)

Police Chief Jim Duscha accepted the proclamation for National Police Week. Cowlitz County law enforcement officers are organizing a tribute to their members. The Longview Police Department will be hosting a barbeque at the main station on May 30, from 11:30 a.m. to 2:30 p.m. Fellow law enforcement officers, councilmembers, and staff are all invited.

12-2177 PROCLAMATION: NATIONAL SALVATION ARMY WEEK, MAY 14-20, 2012

Attachments: [National Salvation Army Week, May 14-20](#)

Mayor Weber read the proclamation honoring the quiet work the Salvation Army performs. Captain Davis and Board members Lonnie Knowles and Keith Huff accepted the proclamation. The Salvation Army was created one hundred years ago; the Longview/Kelso facility has been in existence for ninety years.

12-2181 PROCLAMATION: BIKE TO WORK WEEK, MAY 14 -18, 2012

Attachments: [Bike to Work Week May 14 - 18, 2012](#)

Steve Harvey, representing Cowlitz on the Move, accepted the proclamation for Bikg to Work Week, May 14 through 18th. Mr. Harvey told about scheduled events,

including a free cup of coffee from Starbucks for bicycle riders. Part of the week's emphasis is to promote bicycle safety.

12-2176

TEEN COUNCIL UPDATE

Teen Council president Rainee Fogelman reported the teens had spent the last meeting discussing how to solicit new members and how to keep older members on board to maintain the momentum of the group. They are attempting to advertise the group and expand their membership. Katy Jones provided information about a recent youth suicide prevention workshop members had attended. Abbie White told about planned upcoming fundraising events.

Mayor Weber challenged the Teen Council members to brainstorm and decide on a community problem/project they would like to tackle, and return with a topic at their next visit to Council.

7. CONSTITUENTS' COMMENTS (Thirty Minutes)

Lenny Fisher thanked Council for funding Community House. He then related an event scheduled for early Friday morning; a show of solidarity starting at the Monticello Hotel and Civic Center involving the Cowlitz Labor Council, ILWU members, and Occupy Longview participants.

Cody Wells urged Council and audience to attend the May 19 Rock 'N Bowl at the Triangle Bowling Alley. Tickets are \$10 per person; he still has many tickets available. Come on down, bowl, and learn more about his organization People First.

Citizen Ray Van Tongeren suggested several Councilmembers make a surprise visit to the Wyoming coal facility, commenting that everything is spic-n-span when they know an inspection is going to take place. A surprise inspection allows for inspectors to see what really goes on at a facility.

8. PUBLIC HEARINGS**9. BOARD & COMMISSION RECOMMENDATIONS****10. ORDINANCES & RESOLUTIONS**

OR 12 3202

ORDINANCE NO. 3202 - ADOPTS NEW COMMERCIAL ZONING CODE**COUNCIL STRATEGIC INITIATIVE ADDRESSED:**

Council Initiative: Strengthen economic conditions & create new opportunities, Preserve and enhance neighborhoods, Address quality of place issues

CITY ATTORNEY REVIEW: REQUIRED**SUMMARY STATEMENT:**

Ordinance Number 3202 updates the commercial portions of the City's zoning code. The draft code update includes, but is not limited to, the following items: the consolidation of the commercial zoning districts into one

chapter; the creation of a Central Business District and an Office/Commercial District; and the elimination the Commercial Warehouse District. The six commercial districts, if the proposal is adopted, will be named: Central Business, Downtown Commerce, Regional Commercial, Office/Commercial, General Commercial and Neighborhood Commercial. The revamping of the commercial districts includes major updates to the list of permitted uses and the development standards.

The matter was heard by the City Council at their April 12, 2012 regular meetings. At that meeting, a motion passed to direct the City Attorney to bring back an ordinance to the City Council to adopt the Commercial Zoning Code Update. This is one of two ordinances that will adopt the commercial. This ordinance adopts zoning code text amendments; Ordinance Number 3203 adopts zoning map amendments.

RECOMMENDED ACTION:

Motion to adopt Ordinance Number 3202.

Attachments: [Ordinance No. 3202 Commercial Code Update.doc](#)

For the audience's benefit, Mayor Weber explained Council has reviewed this code update during the development process through three workshops; the Planning Commission likewise had several meetings and held a public hearing.

A motion was made by Council Member Ken Botero, seconded by Council Member Chet Makinster, that this Ordinance be adopted. The motion passed unanimously.

OR 12 3203

ORDINANCE NO. 3203 - ADOPTS ZONING MAP AMENDMENTS AS PART OF THE COMMERCIAL ZONING CODE UPDATE

COUNCIL STRATEGIC INITIATIVE ADDRESSED:

Council Initiative: Strengthen economic conditions & create new opportunities, Preserve and enhance neighborhoods, Address quality of place issues

CITY ATTORNEY REVIEW: REQUIRED

SUMMARY STATEMENT:

Ordinance Number 3203 adopts zoning map amendments to make the zoning map consistent with the 2006 Comprehensive Plan Future Land Use map.

The matter was heard by the City Council at their April 12, 2012 regular meetings. At that meeting, a motion passed to direct the City Attorney to bring back an ordinance to the City Council to adopt the Commercial Zoning Code Update. This is one of two ordinances that will adopt the commercial code update. This ordinance adopts zoning map amendments; Ordinance Number 3202 adopts zoning text amendments.

RECOMMENDED ACTION:

Motion to adopt Ordinance Number 3203

Attachments: [Ord No. 3203 Zoning Map Amendments.docx](#)
 [Page 1 Zoning Map Amendment.pdf](#)
 [Page 2 Zoning Map Amendment.pdf](#)
 [Page 3 Zoning Map Amendment.pdf](#)

A motion was made by Council Member Chet Makinster, seconded by Mayor Pro Tem Mary Jane Melink, that this Ordinance be adopted. The motion passed unanimously.

RS 12 2024

RESOLUTION NO. 2024 - BRIDGE INSPECTION AGREEMENT WITH WASHINGTON STATE DEPARTMENT OF TRANSPORTATION FOR PERIODIC BRIDGE INSPECTION SERVICES

COUNCIL STRATEGIC INITIATIVE ADDRESSED:

Improve transportation systems

CITY ATTORNEY REVIEW: REQUIRED

SUMMARY STATEMENT:

Federal Highways Administration regulations require structural inspections of publicly owned bridges every 2 years, and an underwater inspection every 5 years. Due to the deteriorating condition the 20th Avenue and Washington Way bridges, those bridges have been identified as requiring interim inspections performed annually. These bridges were last inspected structurally in March 2011, and an underwater inspection was performed in April 2012.

Effective July 1, 2011, the Washington State Department of Transportation (WSDOT) eliminated the High Cost Bridge Inspection funding program for local agencies. This program previously provided inspection services for the 20th Avenue and Washington Way bridges at no cost to the City. These bridges were covered under the High Cost Bridge Inspection program because an Under Bridge Inspection Truck (UBIT) is required to perform the inspection, and a UBIT is costly and difficult to obtain for such limited use.

WSDOT can continue to provide structural and underwater inspection services for these bridges, but an agreement to reimburse WSDOT for the cost of those inspections is required. Resolution No. authorizes the city manager to execute a Bridge Inspection Agreement with WSDOT to perform the structural and underwater inspections required for these bridges. The agreement will be in effect for a 10-year period through the end of May, 2022.

The City currently has an agreement with Cowlitz County to inspect the remaining City bridges - 46th Avenue at the Cutoff Slough, and the Louisiana Street, the Hemlock Aluminum Foot Bridge, and the Japanese Gardens wooden bridge at Lake Sacajawea.

FINANCIAL SUMMARY:

The maximum 10-year inspection cost of the agreement is \$95,000, which will be paid by the Arterial Street Fund.

RECOMMENDED ACTION:

Motion to approve Resolution No. 2024.

Attachments: [Resolution 2024- WSDOT Bridge Agree.pdf](#)
[Bridge Inspection Agreement GCB 1194 City of Longview.pdf](#)
[Bridge Inspection Agreement Exhibit 'A' Scope&Cost Estimate GCB1194 Ci](#)
[Bridge Inspection Agreement Exhibit 'B' Cost Rates 3 13 2012.pdf](#)

A motion was made by Council Member Don Jensen, seconded by Council Member Ken Botero, that this Resolution be adopted. The motion passed unanimously.

11. MAYOR'S REPORT AND COUNCILMEMBER'S REPORTS

12-2186

LETTER OF SUPPORT FOR STAGWORKS NORTHWEST**COUNCIL STRATEGIC INITIATIVE ADDRESSED:**

Address quality of place issues
Strengthen economic conditions & create new opportunities

CITY ATTORNEY REVIEW: N/A**SUMMARY STATEMENT:**

Stageworks Northwest is requesting the City to support their fundraising efforts by providing a letter endorsing support for the theater and fund raising by Stageworks Northwest.

RECOMMENDED ACTION:

Motion to support Stageworks Northwest in their fundraising efforts for the theatre, and to authorize Mayor to sign letter of support.

Attachments: [Sample letter of support](#)

Mayor Weber advised that Stageworks Northwest has acquired the Longview theater facility. In an effort to help them win grants and other funding, they have requested a letter from the Mayor or Council indicating support of their efforts.

A motion was made by Council Member Ken Botero, seconded by Council Member Tom Hutchinson, that this matter be approved. The motion passed unanimously.

Other Council reports:

Councilmember Botero reported on a recent AWC conference in Federal Way. The focus was on schools; he had provided a packet of materials to each Councilmember. CAP is operating a full-service restaurant/food service training facility in the former East Kelso Tavern building. The kitchen will also prepare meals for Meals on Wheels.

Mayor Weber reported on the progress of the new airport governance board. Right now the members are developing a transition plan. He stated the new governing board would be in place by the end of the year. In addition, the airport must negotiate

a new lease with the operator providing services at the airport. Mr. Weber stated he would be out of town for the next meeting, and while arranging for Councilmember Botero to replace him at the meeting, he learned the current agreement does not provide for alternate members.

12. CONSENT CALENDAR

There being no items the Council wished removed from the Consent Calendar, a motion was duly made and passed approving the items on the Consent Calendar as though acted on individually.

12-2178 APPROVAL OF CLAIMS

12-2179 LIABILITY CLAIMS/LAWSUITS

PROJ #48 PROJECT COMPLETE CERTIFICATION - 2011 SECURITY CAMERAS UPGRADE

COUNCIL INITIATIVES ADDRESSED:

Enhance public safety and emergency response.
Continue effective financial management.

CITY ATTORNEY REVIEW: N/A

SUMMARY STATEMENT:

This action is to certify that the 2011 Security Cameras Upgrade project has been completed in accordance with the plans and specifications under Contract No. 11-2636-M entered into between the City of Longview and G.B. Manchester Corporation, and the same is hereby accepted and approved.

RECOMMENDED ACTION:

Motion to accept and approve as complete the 2011 Security Cameras Upgrade project.

12-2188 BID REVIEW - HUDSON FORCEMAIN HDPE PIPE & FITTINGS PROCUREMENT

COUNCIL STRATEGIC INITIATIVE ADDRESSED:

Provide sustainable water quality & environmental infrastructure.

SUMMARY STATEMENT:

The City Council authorized a project to replace four sewer pump stations and construct a new forcemain to alleviate capacity problems and upgrade deteriorated facilities. The alignment of the new forcemain will be underneath the proposed Highlands Trail scheduled to be constructed this year. To facilitate construction of the trail, a portion of the new forcemain will be constructed prior to the trail.

Due to material delivery times for HDPE pipe and fittings, the City is pre-purchasing 3,000 feet of HDPE pipe and associated fittings in advance

of completing the plans and bidding the Hudson Forcemain Phase 1 construction project. Bids for the Hudson Forcemain Phase 1 project are tentatively scheduled to be due in mid June 2012.

On May 1, 2012, six bids were received for the HDPE pipe procurement as follows:

\$ 75,260.40 - ISCO Industries LLC, Vancouver, WA
\$ 75,449.25 - H.D. Supply/Waterworks, Vancouver, WA
\$ 78,661.99 - Consolidated Supply Company, Portland, OR
\$ 80,951.50 - H.D. Fowler Company, Olympia, WA
\$ 82,802.09 - Cutright Supply, Longview, WA
Non Responsive - Ferguson Waterworks, Portland, OR

\$80,000.00 - Engineer's Estimate

Five bids received were determined to be regular and responsive. The bid received from Ferguson Waterworks was determined to be non-responsive because their bid was conditioned with additional terms and conditions, rendering their bid non-responsive.

FINANCIAL SUMMARY:

This procurement is funded through the Sewer Construction Fund.

RECOMMENDED ACTION:

Motion to accept the low bid and award a procurement contract to ISCO Industries, LLC, in the amount of \$75,260.40

12-2189

APPROVE PURCHASE OF 1440 INDUSTRIAL WAY

COUNCIL STRATEGIC INITIATIVE ADDRESSED:

Provide sustainable water quality & environmental infrastructure.

SUMMARY STATEMENT:

The property at 1440 Industrial Way was offered for sale by the property owner. This property abuts the City's Utilities Operations Center on Industrial Way, with two common property lines. Purchase of this property will provide additional space and shop facilities for the City's water and sewer operations.

FINANCIAL SUMMARY:

The cost to purchase this property is \$250,000 plus closing costs, for a total estimated cost of \$251,979.84. The cost of this purchase was budgeted in the Water Construction Fund and Sewer Construction Fund, with each fund paying 50% of the costs.

RECOMMENDED ACTION:

Motion approving purchase of the property at 1440 Industrial Way.

Attachments: [1440 Ind & Ops.pdf](#)

12-2194

SET PUBLIC HEARING FOR LEASE OF UTILITY PROPERTY AT 1440 INDUSTRIAL WAY**COUNCIL STRATEGIC INITIATIVE ADDRESSED:**

Provide sustainable water quality & environmental infrastructure
Continue effective financial management

SUMMARY STATEMENT:

The City is in the process of purchasing property at 1440 Industrial Way that is currently occupied by a commercial tenant. The City is purchasing this property for future expansion of the Utility Operations Center and staff recommends executing a lease allowing the tenant to remain on the property until the City needs to utilize the property. Under RCW 35.94.040, the City is required to hold a public hearing and adopt a resolution authorizing leasing of utility property. Staff recommends setting a public hearing for the May 24 regular city council meeting to consider leasing of this property.

RECOMMENDED ACTION:

Motion setting the May 24, 2012 city council meeting as the date and time for a public hearing to consider leasing the property at 1440 Industrial Way.

12-2190

SET PUBLIC HEARING FOR SALE OF EXCESS SEWER UTILITY PROPERTY ON 48TH AVENUE AT OCEAN BEACH HIGHWAY**COUNCIL STRATEGIC INITIATIVE ADDRESSED:**

Provide sustainable water quality & environmental infrastructure
Continue effective financial management

SUMMARY STATEMENT:

In 2009 the City purchased a vacant lot adjacent to the OB 3 sewer pump station located at 4802 Ocean Beach Hwy. This lot was utilized for pump station expansion and as a contractor staging area for the West Longview Sewer Diversion project. With the project nearing completion, an adjacent property owner approached the City with an offer to purchase the unused portion of this lot. The lot cannot be developed unless it is combined with the adjacent property, and sale of this property will eliminate the need for City maintenance of the lot. Under RCW 35.94.040, the City is required to hold a public hearing and adopt a resolution authorizing the sale of utility property. Staff recommends setting a public hearing for the May 24 regular city council meeting to consider sale of this property.

RECOMMENDED ACTION:

Motion setting the May 24, 2012 city council meeting as the date and time for a public hearing to consider the sale of excess sewer utility property located 48th Ave near Ocean Beach Highway.

Attachments: [OB3 Sewer Property Sale Site.pdf](#)

13. CITY MANAGER'S REPORT

12-2160

AGREEMENT FOR CGI VIDEO PROJECT**COUNCIL STRATEGIC INITIATIVE ADDRESSED:**

Address quality of place issues

CITY ATTORNEY REVIEW: REQUIRED**SUMMARY STATEMENT:**

The City of Longview has the opportunity to participate in a cost-free Community Video Program produced by CGI Communications who works in partnership with the National League of Cities.

As part of the contract, CGI will produce videos for the City that include promotional content highlighting education, health care, real estate and relocation, or anything else that we choose to make a focus. Once the videos are completed, they will be streamed to our website and can be used for business recruitment or assisting future residents and tourists. CGI does all of the work, with the City choosing which areas we want to highlight. Per CGI, the City of Longview will assume no cost or liability for this project.

Additionally, our videos would be posted on relocate.org, the largest on-line community video network that helps people who are relocating nationwide. The Community Video Network is made up of more than 7,000 videos that cover a range of various topics that re-locators will find helpful, making the relocation transition a simpler process for those who are moving nationwide.

The City, by signing the contract, enters into a three-year agreement with CGI Communications to produce and post these videos. In return for the free video production, the City allows the company to solicit advertising from businesses and organizations in our community via a letter of support that the Mayor or other civic leader can sign.

RECOMMENDED ACTION:

Motion to authorize the City Manager to sign and enter into a 3-year agreement with CGI Communications, Inc. to produce and post promotional videos as described above.

Attachments: [Longview WA Agreement with CGI](#)
 [Longview WA Intro Letter](#)

City Manager Gregory asked Director of Information Technology Judy Jones to explain the next item.

Ms. Jones said the City has been approached by CGI Communications to participate in a free video program. CGI will produce videos showcasing different aspects of the community that can be chosen by Council. The videos can spotlight parks, education, real estate, or whatever else Council would like to publicize. The videos are then streamed live to the City's website. The City's sole responsibility in this agreement is to post a link to the videos on the website home page; there is no financial commitment. CGI obtains its funds by selling advertisements to retailers.

Several videos of other communities were shown to Council as examples.

Introductions to Cowlitz County, City of Kelso, and City of Vancouver all were viewed.

Councilmember Jensen observed that the promotional videos and linking to other area websites is almost identical to the project being developed by The Big Idea committee. Council discussed whether this would be duplicating efforts.

Council asked several questions regarding how this would work; would Council be endorsing the advertisers by virtue of their being on our website? City Attorney McNamara said no, the City would not be vouching for the advertisers. He also said the contract does not give CGI any exclusivity on our site; the City could post other links to other videos or sites. Ms. Jones had not discussed with CGI whether they would periodically update the videos.

Councilmember Melink stated she would like to see a video clip advertising the sculptures on Commerce Avenue. City Manager Gregory said he would welcome any input from Council regarding topics of the videos.

Councilmember Hutchinson observed he would rather have the contract terminate at the end of the first term rather than have an automatic renewal. City Manager Gregory said staff can tickle this item to come back to Council in plenty of time to decide whether to continue the contract or to terminate it.

A motion was made by Council Member Botero, seconded by Council Member Hutchinson, that this Agreement be approved . The motion carried by the following vote:

Ayes: 5 - Mayor Weber, Council Member Botero, Council Member Hutchinson, Mayor Pro Tem Melink and Council Member Wallin

Nayes: 2 - Council Member Jensen and Council Member Makinster

12-2183

**IAFF 828 COLLECTIVE BARGAINING AGREEMENT, JANUARY 1, 2011-
DECEMBER 31, 2012**

COUNCIL STRATEGIC INITIATIVE ADDRESSED:

Continue effective financial management

CITY ATTORNEY REVIEW: N/A

SUMMARY STATEMENT:

On April 19, 2012 the International Association of Fire Fighters local 828 (IAFF) and the City reached a tentative agreement on the 2011-2012 Collective Bargaining Agreement (CBA). Multiple articles in the contract were opened for review and some language changes were made to clarify/improve the contract. The IAFF notified the City of membership (43) ratification on April 26, 2012. The contract provides for a general wage increase of 1.70% retroactive to January 1, 2011 and a general wage increase of 2.50% effective January 1, 2012. The co-pays for Kaiser prescription drugs will be increased to match AWC/Regence and the IAFF will be offered the same Hi-Deductible/HRA plans that other City employees are now being offered. IAFF members will be incented to opt-out of City medical insurance coverage with a VEBA contribution of \$684/month for the balance of 2012.

RECOMMENDED ACTION:

Approval of the IAFF Collective Bargaining Agreement for 2011-2012.

Attachments: [Redlined CBA 2011-2012](#)

IAFF contract. City Manager Bob Gregory recapped the changes and new provisions in the contract. While wage increases are included, the union has agreed to transition toward the high deductible insurance coverages. IAFF #828 president Casey Clark thanked Council for settling the contract. Negotiations will commence again for the next contract.

Councilmember Wallin saluted staff's hard work during these negotiations. While he is concerned with the City's bottom line, he will be voting in favor of approval.

A motion was made by Council Member Ken Botero, seconded by Mayor Pro Tem Mary Jane Melink, that this matter be approved. The motion passed unanimously.

14. MISCELLANEOUS

The following item(s) were presented for Council's information. No Council action was taken or required.

12-2185

LIQUOR LICENSE REQUESTS

Attachments: [LL new app-Ashtown](#)

15. ADJOURNMENT

The meeting was adjourned at 8:06 p.m. The next scheduled meeting of the Council is May 24, 2012.

*Ann C. Davis
City Clerk*

Approved: _____
Mayor

NEXT REGULAR COUNCIL MEETINGS:

MAY 24, 2012 AT 7 P.M.

JUNE 14, 2012 AT 7 P.M.

NEXT COUNCIL WORKSHOPS:

**MAY 17, 2012, AT 6 P.M., CIVIC CENTER CIRCLE; FIRE/EMS
UPDATE**

**JUNE 7, 2012, AT 6 P.M., CAPITAL IMPROVEMENT PLAN;
INCLUDING PARKS PLAN CIP (KUNTZ FUNDING)**

