

City of Cle Elum  
Regular City Council Meeting Minutes  
July 25, 2022

**Call to Order – Roll Call of Membership**

The Regular meeting of the City Council was called to order by Mayor Jay McGowan at 6:00 p.m. The Pledge of Allegiance was recited. The Roll was called. Members present were Matthew Lundh, John Glondo, Sarah Lackey, Steven Harper, Siw Bay-Hansen, Beth Williams and Ken Ratliff. Other members present were City Administrator Rob Omans, Police Chief Kirk Bland and City Clerk Kathi Swanson. *A motion was made by Ken Ratliff and seconded by Matthew Lundh to excuse the absences of Steven Harper, Siw Bay-Hansen and Beth Williams. The motion carried unanimously.*

**Public Comment – Limited to 5 Minutes**

**Julie Cloninger – PO Box 671, Cle Elum:** Representing the PRCA Rodeo (Cle Elum Roundup Event) is requesting a noise ordinance waiver for Friday 07/29/2022 until 11 pm and on Saturday 07/30/2022 until 11:30. This request will be added to New Business on this agenda.

**Approval of the Meeting Agenda**

*A motion was made by John Glondo and seconded by Steven Harper to approve the meeting agenda as amended to add the Noise Variance request for the Cle Elum Roundup Event under New Business. The motion carried unanimously.*

**Announcements, Appointments, Awards & Recognition**

None

**Executive Session**

Pursuant to RCW 42.3.110(i): To discuss with legal counsel representing the agency litigation or potential litigation to which the agency is, or is likely to become, a party, when public knowledge regarding the discussion is likely to result in an adverse legal or financial consequence to the agency. The Mayor announced at 6:06 the council will go into an executive session for 20 minutes, and would return at 6:30. At 6:30, the Mayor called the meeting back in session. No council action was taken.

**Consent Agenda**

*A motion was made by Steven Harper and seconded by Matthew Lundh to approve the consent agenda as presented. The consent agenda included the minutes of the 07/11/22 Regular City Council meeting; the minutes to the 07/18/22 Special Study Session; 07/25/22 Claim Voucher EFTs and Checks #44647– 44678 in the amount of \$299,498.69 and the Fee Agreement between the City of Cle Elum and Ashbaugh Beal, LLP. The motion carried unanimously.*

**Officer Reports**

**City Administrator, Building Official, Network Administrator – Robert Omans – Reported:**

- Attended the first in a series of economic development roundtable discussions in Ellensburg on 07/19/22. The goal is to develop a County-wide development strategic plan, focusing on action and implementation of a communication strategy.
- Puget Sound Energy is partnering with Cle Elum to help businesses obtain free energy efficiency assessments and upgrades.
- **Reported For Fire Chief Mills:** There is currently not a burn ban in the City of Cle Elum, although the lower county has established a burn ban.

- **Reported for Public Works Director Mike Engelhart:** The Treasurer is currently working with Rob Omans to review the contract for the purchase of the new Vac-Truck to make sure it follows state and local procurement policies. An extended warranty of about \$13,000 will be purchased per council instructions. No confirmed delivery date has been set as of this report.

**Police Chief – Kirk Bland Reported:**

- National Night Out is scheduled for 08/02/22 at 3:00 pm at the Skateboard Park and Second and Pine. Several outside agencies and Youth Services Programs have been invited.
- The department has been receiving complaints about wildlife, specifically bears, that are coming into town. The Chief warned the citizens to respect the animals, and not to leave garbage where the bears get can into it.

**Public Appearances**

**Chamber of Commerce – Matt Anderson:**

- Thanked the council for supporting the Pioneer Days and Independence Day celebrations, and specifically thanked Mike Engelhart, Chief Bland and Chief Mills for their help and support.
- To date, 119 individuals, with an expected 61 lemonade stands, have signed up for the 08/20/22 Lemonade Day event.
- Cruisin' Kittitas and Kittitas Burnouts will be held in Kittitas on 08/20/22.
- Many programs are available at the Business Development Center, including Lunch and Learn on 8/3/2022, which focuses on the impacts of childcare and the workforce.

**Business Requiring Public Hearing**

**Ordinance 1632 – Flood Hazard Regulations:** Mayor McGowan read the memo from Gregg Dohrn regarding the Flood Hazard Prevention Regulations. Ordinance 1632 will allow the citizens of Cle Elum to remain eligible for the National Flood Insurance Program on a permanent basis. No comments were received during the Planning Commission's Public Hearings held in May of 2022. Mr. Dohrn's memo recommended leaving the meeting open to allow the public to have an opportunity to review and comment on the most recent amendments. Mayor McGowan opened the public hearing at 6:40.

**Larry Stauffer – 2661 Lower Peoh Point Road:** Concerned and curious about the changes to the wetland management, section 15.024.160, in the area of Hansen Ponds and asked what the motivation and thought process was. City Attorney Alexandra Kenyon, in the absence of Gregg Dohrn, responded that particular area may be covered by the City Critical Areas Ordinance, but deferred to Gregg Dohrn for the answer. Hearing no further comment, Mayor McGowan continued the public hearing to the 08/08/22 City Council Meeting. A public notice will be published in the local paper.

**Unfinished Business**

- a. **Ordinance 1631 – Sewer Connection Fees – First Reading - continued from 07/11/2022:** Ken Ratliff, representing the Utilities Committee, explained the purpose of the ordinance is to increase the system connection charges for sewer, primarily for the purpose of upgrading the sewer system. These fees do not affect existing rate payers, but implements fees for new customers, who must buy their portion of the pipes, a reimbursement fee to Suncadia, as well as payment for a share of the WWTP and collection system. The administrative fee kept by the City will increase from \$700 to \$721 in 2022. The proposed fee for a new customer will be 13,694. *A motion was made by Steven Harper and seconded by Matthew Lundh to approve Ordinance 1631. The motion did not pass. A public hearing had been advertised for 08/08/22.*

**New Business**

- a. **Agreement for City Heights Planning Services:** City Attorney Alexandra Kenyon presented this agreement between the City of Cle Elum and Perteet, Inc. to replace Gregg Dohrn as the City Heights Planner. These services may fall under the Development Reimbursement Agreement. *A motion was made by Matthew Lundh and seconded by Ken Ratliff to authorize the Mayor to sign the agreement with Perteet, Inc. for Professional Planning Services. The motion carried unanimously.*
- b. **Knobel's Electric – Request for Alternate Work Hours:** Ben Annen, of HLA, reported Knobel Electric, the contractor for the Douglas Munro and First Street Signal Project, would like to have their work hours start at 6 am and go to 4:30 to minimize impacts to businesses and the general public. *A motion was made by Ken Ratliff and seconded by John Glondo to authorize Knobel Electric to change their working hours as presented. Councilmember Harper voiced his protests to the project altogether due to the complications to the citizens of the community. The motion carried by a vote of 6 to 1.*
- c. **Department of Commerce Grant Contract – First Street Downtown Revitalization:** Ben Annen, of HLA, provided information on the grant in the amount of \$451,050. *A motion was made by Matthew Lundh and seconded by Sarah Lackey to authorize the Mayor to sign Grant Number 23-96643-032 with the Washington State Department of Commerce Local Government Division Community Assistance and research Unit in the amount of \$451,050.00. The motion carried unanimously.*
- d. **Progress Estimate No. 2 – Final - \$1,000.00 City Safety Improvements – Larry Brown Construction:** Ben Annen reported Larry Brown Construction has completed their portion of the project; all documentation has been submitted, including the Affidavit of wages paid, and HLA recommends Project Acceptance as well as final progress estimate. However, part of the work to be completed by PSE is not complete but is scheduled to be completed this week. *A motion was made by Ken Ratliff and seconded by Matthew Lundh to approve the Final Progress Estimate and Project Acceptance for City Safety Improvement, in the amount of \$1,000 for Larry Brown Construction. The motion carried unanimously.*
- e. **Amendments to Agreement D21-027 – Washington State Military Department:** Mitch Long explained the project is to look into the feasibility of shortening, or possibly moving the wastewater outfall from its current location by conducting a conceptual design study of alternatives and their feasibility. The original scope of work of the awarded grant assumed the outfall would remain in its current location and this did not include the possibility of relocation. Current work to date had determined there may be a better long-term strategy and location for this piece of critical infrastructure. The current location of the outfall could cause possible flood damage. Moving it closer to I-90, or downstream below the I-90 bridge crossing could alleviate this issue. It has been proposed to use the current FEMA grant funding for this project. Funding of \$150,000 from the Salmon Recovery Board and \$1 Million from Flood Plains by Design is being sought and may come through in July 2023. *A motion was made by Steven Harper and seconded by Matthew Lundh to authorize the Mayor to sign the amendment Number D21-027 with the Washington State Military Department. The motion carried unanimously.*
- f. **Prosecution Services:** Kirk Bland reported this is the same contract as the City had with Tony Swartz, who is resigning at the end of July. Mark Garka was the only applicant and is highly qualified. The expiration date on the contract provided in the council packet was changed to be effective 07/27/2022 to allow Mr. Garka can job shadow Mr. Swartz. The current contract will expire on 12/31/22 and will renew on 01/01/2023. *A motion was made by John Glondo and seconded by Ken Ratliff to authorize the Mayor to sign the contract with Mark Garka as recommended by Chief Bland. Councilmember Harper asked who the Prosecutor is for the City of Roslyn; Chief Bland responded Mr. Garka is the prosecutor for the City of Roslyn, as well. The motion carried unanimously.*

g. **Added Agenda Item: to approve the noise variance request for the Cle Elum Roundup at the Horse Park during on Friday 07/29 to 11 pm and on Saturday 07/30/22 until 11:30.** *A motion was made by Steven Harper and seconded by Siw Bay-Hansen to approve the Noise Ordinance Variance for the 2022 Cle Elum Roundup. The motion carried unanimously.*

**Committee Reports**

The City Council will vote if the council takes the second meeting of August off (08/22/2022) at the 08/08/2022 meeting.

Councilmember Harper asked for a committee assignment update for the Hearing Examiner. Mayor McGowan stated he has not appointed a committee at this time but will continue to work on it.

Christopher Hutsell, Deputy Fire Chief from Fire District 7, introduced himself to the council.

**Motion to Adjourn**

*A motion was made by John Glondo to adjourn at 7:18. The meeting adjourned.*



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Mayor



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Attest