



**CITY OF ILWACO
CITY COUNCIL MEETING**

**Monday, October 27, 2014
6:00 p.m. REGULAR COUNCIL MEETING
AGENDA**

- A. Call to order**
- B. Flag Salute**
- C. Roll Call**
- D. Approval of Agenda**
- E. Consent Agenda**

All matters, which are listed within the consent section of the agenda, have been distributed or made available for review to each member of the council prior to the meeting. Items listed are considered routine and will be enacted with one motion unless a council member specifically requests it to be removed from the Consent Agenda to be considered separately. The staff recommends the approval of the following items:

- 1. Approval of Minutes (TAB 1)
 - a. October 13, 2014, Regular meeting
 - b. October 20, 2014, Special meeting Budget Workshop

- 2. Claims & Vouchers (TAB 2)
 - a. Checks: 37096 to 37098 + Electronic \$19,579.51
 - b. Checks: 37107 to 37133 \$55,211.46
 - GRAND TOTAL: \$74,790.97

- F. Reports**
 - 1. Staff Reports (TAB 3)
 - a. Treasurer's Report
 - 2. Council Reports
 - 3. Mayor's Report

G. Comments of Citizens and Guests Present

At this time, the mayor will call for any comments from the public on any subject not on the agenda. Please limit your comments to five (5) minutes. The City Council does not take any action or make any decisions during public comment. To request an item be added to a future agenda, please contact the city clerk for the council rules of procedure for agenda items.

H. Business

- 1. **Amendment to Ordinance #720 Public Nuisance Noise Disturbances (TAB 5) –Forner**
- 2. **Washington State Public Works Board Loan Repayment Date Amendment to Loan Agreements (TAB 6) –Cassinelli**

I. Discussion

- 1. **Conditional Use Permit – Vacation Rental 211 Pearl St (TAB 9) –Crater**
- 2. **Ordinance Establishing 2015 Property Tax Levy and Certification (TAB 10) – Cassinelli**
- 3. **Ordinance Establishing the 2015 Pay Table (TAB 11) –Cassinelli**
- 4. **Promotion for Utility Worker (TAB 12) – Cassinelli**
- 5. **Interlocal Agreement between the City of Ilwaco and the Port of Ilwaco for Fire Protection (TAB 13) – Jensen & Karnofski**
- 6. **Private Sewer Lines – Definitions, Process and Responsibilities (TAB 13) – Marshall**
- 7. **Elizabeth Avenue Improvement Project and Sidewalk Project Close out (TAB 13) – Cassinelli**

J. Correspondence and Written Reports

K. Future Discussion/Agendas

- 1. **Amended Procedures Ordinance --City Planner**
- 2. **Pursuit of New Agreement with Seaview Sewer District –Cassinelli**

L. Adjournment

M. Upcoming Meetings

COUNCIL/COMMISSION	PURPOSE	DAY	DATE	TIME	LOCATION
City Council	Regular Meeting	Monday	10/27/14 11/10/14	6:00 p.m.	Community Building
City Council	Special Meeting Seaview Sewer District	Thursday	10/30/14	6:00 p.m.	Community Building
City Council	Special Meeting Budget Workshop	Monday	11/03/14	4:00 p.m.	Community Building
City Council	Special Meeting Critical Areas Ordinance Workshop	Monday	11/10/14	5:00 p.m.	Community Building
Parks & Rec. Commission	Regular Meeting	Tuesday	11/12/14	6:00 p.m.	Ilwaco Fire Hall
Planning Commission	Special Meeting	Thursday	10/29/14	6:00 p.m.	Community Building
Planning Commission	Regular Meeting <i>(meetings subject to cancellation if there is no business to transact)</i>	Tuesday	11/4/14	6:00 p.m.	Community Building
Port/City Meeting	Regular Meeting	Tuesday	11/25/14	6:00 p.m.	Port of Ilwaco Meeting Room



120 First Avenue North
PO Box 548 • Ilwaco, WA 98624
Phone: 360.642.3145
Fax: 360.642.3155
info@ilwaco-wa.gov
www.ilwaco-wa.gov

**CITY OF ILWACO
PUBLIC HEARING NOTICE**

The City Council of the City of Ilwaco will hold a public hearing on an ordinance for the **2015 Property Tax Levy on November 10, 2014**, at the regular council meeting, at or about 6:00 p.m., at the Ilwaco Community Building Meeting Room at 158 N. First Street, Ilwaco, WA 98624. All written and oral comment will be considered. Please contact City Hall, 360-642-3145, should you need special accommodations. The public is invited and encouraged to attend.

Elaine McMillan, Treasurer
Published Date: October 15 and 22, 2014



**CITY OF ILWACO
CITY COUNCIL MEETING
Monday, October 13, 2014**

A. Call to order

Mayor Cassinelli called the meeting to order at 6:00pm

B. Flag Salute

The Pledge of Allegiance was recited.

C. Roll Call

Present: Councilmembers Jensen, Marshall, Chambreau and Forner; Mayor Cassinelli. Absent: Councilmember Karnofski.

D. Approval of Agenda

ACTION: Motion to approve the agenda (Chambreau/Forner). 4 Ayes 0 Nays 0 Abstain.

E. Approval of Consent Agenda

Including Checks 37010 to 37020 + electronic totaling \$42,655.70 and Checks 37021 to 37095 totaling \$264,610.69 for a grand total of \$307,266.39.

ACTION: Motion to approve the consent agenda (Marshall/Jensen). 4 Ayes 0 Nays 0 Abstain.

F. Reports

1. Staff Reports

a. Police Chief Wright provided a written report, there were no comments.

2. Council Reports

a. Councilmember Marshall reported that he had sent a note to the Planning Commission to check in with them.

b. Councilmember Chambreau reported that he attended the Ilwaco Merchants Assn. meeting and listened to the Army Corps. Of Engineers presentation on repairing the jetty. He also mentioned that he attended a budget workshop.

c. Councilmember Forner reported that he too attended the budget workshop.

3. Mayor's Report

Mayor Cassinelli reported that he also attended the Ilwaco Merchants Assn. meeting and listened to the Army Corps. Of Engineer's presentation. He read aloud the letter from beneficial state bank regarding 104 Spruce St LLC. He also attended the EDC, County Shoreline Master Program, PACCOM, Transit, and the LBPVB meetings. The Mayor wanted to announce that the City of Long Beach would be hosting "Pumpkin in the Park" on October 25th at Veteran's field.

G. Comments of Citizens and Guests Present

None

H. Public Hearing

a. Conditional Use Permit – Vacation Rental 211 Pearl St

Mayor Cassinelli closed the council meeting and opened the public hearing at 6:09 pm. The Mayor went down the sign-in sheet and started to announce names from the audience the order they were to speak. First, was Char Wolters she made a presentation and made it known that she was in favor of the conditional use permit. Larry Hamilton spoke next and was opposed to the permit. Tom and Judy Hornbuckle were also opposed to the permit. Planning Commission member Nansen Malin explained her position on the planning commission and why she voted not to recommend the permit be passed by council. Robert Henicksman also expressed his opposition to the approval of the permit. Theresa McLean, owner of Heidi's Inn Motel noted that she was in attendance to understand the situation. The hearing was closed and the regular meeting re-opened at 6:31 pm.

I. Business

1. Marijuana Legislation, amendments to Title 15 of IMC

Councilmember Chambreau read some material in regards to the original Washington State marijuana legislation, he also read portions of an article from the Seattle Times. He read the initial ballot, wanted it to be known the wording that passed on initiative 502.

ACTION: Motion to adopt the ordinance amending Chapter 15 of the Ilwaco Municipal Code and adding the proposed legislation "Part 3 – Zoning, Chapter 15.60 – Marijuana Related Uses". (Marshall/Jensen) 4 Ayes 0 Nays 0 Abstain.

2. Interagency Agreement between the State of Washington Department of Health and the City of Ilwaco

ACTION: Motion to authorize Mayor Cassinelli to enter into the Interagency Agreement between the State of Washington Department of Health and the City of Ilwaco contract number N20735 and assign the Scope of Work to CREST. (Forner/Jensen) 4 Ayes 0 Nay 0 Abstain

3. Contract Renewal between the City of Ilwaco and the Municipal Research and Services Center

ACTION: Motion to approve the Mayor to execute the proposed agreement with Municipal Research and Services Center of Washington for participating in the MRSC rosters. (Jensen/Marshall) 4 Ayes 0 Nay 0 Abstain

4. Wilson Auxiliary Dwelling Unit Variance Extension

ACTION: Motion to approve the variance extension request for Della and James Wilson for 1809 State Route 101 based on the recommendation of the Ilwaco Planning Commission and findings, conclusions and recommendations of the city planner (Marshall/Forner) Amend the motion: Motion to approve the variance extension request for Della and James Wilson for 1809 State Route 101 based on the recommendation of the Ilwaco Planning Commission and findings, conclusions and recommendations of the city planner, this extension is allowed for one year (Jensen/Forner) 4 Ayes 0 Nay 0 Abstain

5. First Avenue North Sewer Improvement and Brumbach Overlay Project

ACTION: Motion to accept the First Avenue North Sewer Improvement and Brumbach Overlay project as complete and authorize the mayor to execute the Final Contract Voucher Contract Certificate and proceed with the project close out. (Jensen/Marshall)

4 Ayes 0 Nay 0 Abstain

6. City Center Reservoir Project

ACTION: Motion to accept the City Center Reservoir project as complete and authorize the mayor to execute the Final Contract Voucher Certificate and proceed with the project close out. (Chambreau/Marshall) 4 Ayes 0 Nay 0 Abstain

7. City of Ilwaco Developer Standards

ACTION: Motion to adopt the Ordinance for Developer Standards and re-number Title 15 Part 5 of the Ilwaco Municipal Code to Title 14 Developer Standards. (Jensen/Forner)

Amend the motion: Motion to adopt the Ordinance for Developer Standards and re-number Title 15 Part 5 of the Ilwaco Municipal Code to Title 14 Developer Standards per the attached (Jensen/Chambreau) 4 Ayes 0 Nay 0 Abstain

J. Discussion

1. Conditional Use Permit – Vacation Rental 211 Pearl St

Councilmember Marshall requested that the Planning Commission minutes and recommendations be included in the City Council packets from now on. **ACTION: Leave as a discussion item for the next meeting.**

2. Amendment to Ordinance #720 Public Nuisance Noise Disturbances

Councilmember Forner presented this item, Councilmember Marshall pointed out that he thought the new section “O” was a little narrow. Councilmember Jensen pointed out that in the past there were some major noise issues down at the Port and all it took to fix it was repositioning a vehicle. Councilmember Marshall suggested that Chief Wright be present to answer questions. **ACTION: Move to business at the next meeting.**

3. City Center Reservoir Project

Mayor Cassinelli explained that there is no reason to hold payment from the contractor, they did the job that they agreed to do. **ACTION: Move to business at this meeting (Marshall/Chambreau) 4 Ayes 0 Nay 0 Abstain**

4. City of Ilwaco Developer Standards

ACTION: Move to business at this meeting. (Jensen/Marshall) 4 Ayes 0 Nay 0 Abstain

5. Washington State Public Works Board Loan Repayment Date Amendments to Loan Agreements

Councilmember Jensen made the point that the City didn't really have a choice in this matter. **ACTION: Move to business at the next meeting.**

K. Executive Session

Before going out of the regular meeting and beginning the session at 7:07 the mayor stated that the executive session was only to last 15 minutes and it was to review the performance of a public employee per RCW 42.30.110 (g). The council came out of executive session at 7:21. The council agreed to the mayor's recommendation to promote Ariel Smith.

Promotion for City Clerk

The Mayor recommended Ariel Smith for a promotion. **ACTION: Motion to approve the mayor's recommendation to promote Ariel Smith, City Clerk to Grade 9 Step 1 on the 2014 pay scale effective October 16, 2014. (Marshall/Forner) 4 Ayes 0 Nays 0 Abstain**

L. Correspondence and Written Reports

M. Adjournment

ACTION: Motion to adjourn the meeting (Chambreau). Mayor Cassinelli adjourned the meeting at 7:29 p.m.

Mike Cassinelli, Mayor

Ariel Smith, Deputy City Clerk



**CITY OF ILWACO
Special Meeting
2015 Budget Workshop
Monday, October 20th, 2014**

A. Call to Order

Mayor Cassinelli called the workshop to order at 4:05 p.m.

B. Present: Councilmembers: David Jensen, Gary Forner, Vinessa Karnofski and Jon Chambreau and Treasurer Elaine McMillan. Councilmember Fred Marshall arrived at 4:18 pm

C. Motion to approve vouchers and checks #37099 through #37106 totaling \$52,521.98.
Forner/Karnofski 4 Ayes, 0 Nays.

D. Executive Session to Review the performance of a public employee per RCW 42.30.110(g). At 4:06 pm Mayor Cassinelli announced that the council would be in an executive session to discuss the performance of an employee for ten minutes. The council came out of executive session at 4:14 pm.

E. Discussion

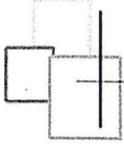
Councilmember Forner the Tourism fund and how the money previously allotted for the Ilwaco Merchants would be used by the City to put on the fireworks display with the Port. The cost of the display is approximately \$15,000 with the additional funds secured through fundraising efforts. With the uncertainty of what could be raised, the allocation for the Ilwaco Merchants in the budget was left at zero. The Treasurer then reviewed the various revenues and expenses presented in the General Fund. There was further detail on the prior and forecasted sales tax revenues and other opportunities. It was agreed that projects needed to be completed to improve the stormwater collection system. The Excise Reserve would be used to assist with the 2015 project and rates would be increased to assist with project costs. The issue with the sewer fund not meeting the 2014 target was discussed. While there does not appear to be a need to increase revenues for the sewer fund, the rate calculator for 2015 will be adjusted to ensure revenues will be met. The water rate calculators was reviewed which included a recommended increase to the base and consumption rate along with an additional tier for large users.

F. Adjournment

Mayor Cassinelli adjourned the workshop at 6:17 p.m.

Mike Cassinelli, Mayor

Elaine McMillan, Treasurer



Register

Number	Name	Fiscal Description	Cleared	Amount
37096	Fero, Jimmie W	2014 - October - Second meeting		\$1,119.25
37097	Gardner, Daryl W	2014 - October - Second meeting		\$1,644.85
37098	Richardson, Troy	2014 - October - Second meeting		\$1,282.33
ACH Pay - 1243	Benson, Austin	2014 - October - Second meeting		\$957.02
ACH Pay - 1255	Gustafson, David M.	2014 - October - Second meeting		\$1,112.86
ACH Pay - 1247	Hazen, Warren M.	2014 - October - Second meeting		\$1,729.79
ACH Pay - 1248	Mc Kee, David A	2014 - October - Second meeting		\$1,768.43
ACH Pay - 1249	Mc Millan, Elaine	2014 - October - Second meeting		\$2,008.96
ACH Pay - 1251	Schweizer, Dennis	2014 - October - Second meeting		\$1,741.58
ACH Pay - 1252	Smith, Ariel	2014 - October - Second meeting		\$1,236.01
ACH Pay - 1253	Staples, Terri P	2014 - October - Second meeting		\$319.65
EFT 10-20-14	U.S. Treasury Department	2014 - October - Second meeting		\$4,658.78
				\$19,579.51

I, the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described herein, that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the City of Ilwaco, and that I am authorized to authenticate and certify said claims.

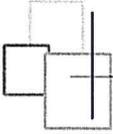
Treasurer

37096 through 37098 and electronic payments totalling \$19,579.51 are approved this 27th day of October, 2014.

Council member

Council member

Council member



Register

Fiscal: 2014
Deposit Period: 2014 - October
Check Period: 2014 - October - Second meeting

Number	Name	Print Date	Clearing Date	Amount
Bank of the Pacific	8023281			
Check				
<u>37107</u>	Advanced Analytical Solutions	10/27/2014		\$139.00
<u>37108</u>	Alsco-American Linen Div.	10/27/2014		\$32.81
<u>37109</u>	Beach Batteries, Inc	10/27/2014		\$9.12
<u>37110</u>	Calvert Technical Services, Inc.	10/27/2014		\$1,782.58
<u>37111</u>	City Lumber Company	10/27/2014		\$115.76
<u>37112</u>	CREST	10/27/2014		\$4,005.00
<u>37113</u>	Fire Extinguisher Service Center	10/27/2014		\$100.81
<u>37114</u>	Hach Company	10/27/2014		\$726.22
<u>37115</u>	HD Fowler Company	10/27/2014		\$1,062.56
<u>37116</u>	Hughes Fire Equipment Inc.	10/27/2014		\$1,102.75
<u>37117</u>	J.J. Keller & Associates Inc.	10/27/2014		\$32.34
<u>37118</u>	Jnb Mechanical, Inc.	10/27/2014		\$686.69
<u>37119</u>	John Bageant	10/27/2014		\$66.02
<u>37120</u>	K & L Supply, Inc.	10/27/2014		\$689.41
<u>37121</u>	Kubwater Resources Inc.	10/27/2014		\$1,373.66
<u>37122</u>	Northstar Chemical, Inc.	10/27/2014		\$848.82
<u>37123</u>	Pacific CO Auditor	10/27/2014		\$68.00
<u>37124</u>	Pitney Bowes	10/27/2014		\$57.76
<u>37125</u>	Rognlin's, Inc	10/27/2014		\$11,455.00
<u>37126</u>	Sid's IGA	10/27/2014		\$18.90
<u>37127</u>	USA Blue Book	10/27/2014		\$1,082.66
<u>37128</u>	Visa	10/27/2014		\$414.85
<u>37129</u>	WA State Auditor	10/27/2014		\$376.20
<u>37130</u>	WA State Health Dept.	10/27/2014		\$799.00
<u>37131</u>	Warren L. Junes Ltd.	10/27/2014		\$322.83
<u>37132</u>	WesTech Engineering Inc.	10/27/2014		\$25,837.50
<u>37133</u>	Whitney Equipment Company, Inc.	10/27/2014		\$2,005.21
	Total Check			\$55,211.46
	Total 8023281			\$55,211.46
	Grand Total			\$55,211.46

I, the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described herein, that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the City of Ilwaco, and that I am authorized to authenticate and certify said claims.

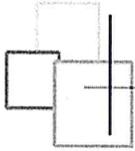
Treasurer

37107 through 37133 totalling \$55,211.46 are approved this 27th day of October, 2014.

Council member

Council member

Council member



Voucher Directory

Vendor	Number	Reference	Account Number	Description	Amount
Advanced Analytical Solutions					
	37107			2014 - October - Second meeting	
		Invoice - 10/21/2014 5:02:07 PM			
		14662			
		401-000-000-534-00-31-00		Operation & Maintenance	\$139.00
		Total Invoice - 10/21/2014 5:02:07 PM			\$139.00
	Total 37107				\$139.00
Total Advanced Analytical Solutions					\$139.00
AlSCO-American Linen Div.					
	37108			2014 - October - Second meeting	
		Invoice - 10/21/2014 5:02:29 PM			
		LPOR1307957			
		001-000-000-576-80-31-00		Office & Operating Supplies	\$8.20
		101-000-000-543-30-30-00		Office And Operating	\$8.20
		401-000-000-534-00-31-00		Operation & Maintenance	\$8.20
		409-000-000-535-00-31-01		Operations And Maintenance	\$8.21
		Total Invoice - 10/21/2014 5:02:29 PM			\$32.81
	Total 37108				\$32.81
Total AlSCO-American Linen Div.					\$32.81
Beach Batteries, Inc					
	37109			2014 - October - Second meeting	
		Invoice - 10/21/2014 5:03:53 PM			
		31944			
		409-000-000-535-00-31-01		Operations And Maintenance	\$9.12
		Total Invoice - 10/21/2014 5:03:53 PM			\$9.12
	Total 37109				\$9.12
Total Beach Batteries, Inc					\$9.12
Calvert Technical Services, Inc.					
	37110			2014 - October - Second meeting	
		Invoice - 10/21/2014 5:04:11 PM			
		3989			
		409-000-000-535-00-41-02		Professional Services -	\$614.46
		Total Invoice - 10/21/2014 5:04:11 PM			\$614.46
		Invoice - 10/21/2014 5:05:07 PM			
		3984			
		401-000-000-534-00-41-04		Professional Services -	\$763.87
		Total Invoice - 10/21/2014 5:05:07 PM			\$763.87
		Invoice - 10/21/2014 5:06:15 PM			
		3991			
		401-000-000-534-00-41-04		Professional Services -	\$404.25
		Total Invoice - 10/21/2014 5:06:15 PM			\$404.25
	Total 37110				\$1,782.58
Total Calvert Technical Services, Inc.					\$1,782.58
City Lumber Company					
	37111			2014 - October - Second meeting	
		Invoice - 10/22/2014 1:50:24 PM			
		657138			
		401-000-000-534-00-31-00		Operation & Maintenance	\$115.76
		Total Invoice - 10/22/2014 1:50:24 PM			\$115.76
	Total 37111				\$115.76
Total City Lumber Company					\$115.76
CREST					
	37112			2014 - October - Second meeting	
		Invoice - 10/21/2014 5:07:33 PM			
		2908			
		001-000-000-558-60-41-00		Planner Services	\$4,005.00
		Total Invoice - 10/21/2014 5:07:33 PM			\$4,005.00
	Total 37112				\$4,005.00
Total CREST					\$4,005.00
Fire Extinguisher Service Center					
	37113			2014 - October - Second meeting	
		Invoice - 10/21/2014 5:09:49 PM			

Vendor	Number	Reference	Account Number	Description	Amount
			78807		
			401-000-000-534-00-31-00	Operation & Maintenance	\$100.81
			Total Invoice - 10/21/2014 5:09:49 PM		\$100.81
			Total 37113		\$100.81
Total Fire Extinguisher Service Center					\$100.81
Hach Company					\$100.81
	37114			2014 - October - Second meeting	
				Invoice - 10/21/2014 5:13:07 PM	
			9074836		
			401-000-000-534-00-31-00	Operation & Maintenance	\$726.22
			Total Invoice - 10/21/2014 5:13:07 PM		\$726.22
			Total 37114		\$726.22
Total Hach Company					\$726.22
HD Fowler Company					\$726.22
	37115			2014 - October - Second meeting	
				Invoice - 10/21/2014 5:13:31 PM	
			I3762736		
			401-000-000-534-00-31-00	Operation & Maintenance	\$359.96
			Total Invoice - 10/21/2014 5:13:31 PM		\$359.96
				Invoice - 10/21/2014 5:14:45 PM	
			I3767218		
			401-000-000-534-00-31-00	Operation & Maintenance	\$363.73
			Total Invoice - 10/21/2014 5:14:45 PM		\$363.73
				Invoice - 10/21/2014 5:15:15 PM	
			I3770046		
			401-000-000-534-00-31-00	Operation & Maintenance	\$39.32
			Total Invoice - 10/21/2014 5:15:15 PM		\$39.32
				Invoice - 10/22/2014 1:53:11 PM	
			I3774169		
			401-000-000-534-00-31-00	Operation & Maintenance	\$63.34
			Total Invoice - 10/22/2014 1:53:11 PM		\$63.34
				Invoice - 10/22/2014 1:53:14 PM	
			I3773976		
			401-000-000-534-00-31-00	Operation & Maintenance	\$236.21
			Total Invoice - 10/22/2014 1:53:14 PM		\$236.21
			Total 37115		\$1,062.56
Total HD Fowler Company					\$1,062.56
Hughes Fire Equipment Inc.					\$1,062.56
	37116			2014 - October - Second meeting	
				Invoice - 10/21/2014 5:15:37 PM	
			489505		
			001-000-000-522-10-31-00	Office & Operating Supplies	\$484.11
			Total Invoice - 10/21/2014 5:15:37 PM		\$484.11
				Invoice - 10/21/2014 5:16:04 PM	
			489461		
			001-000-000-522-10-31-00	Office & Operating Supplies	\$618.64
			Total Invoice - 10/21/2014 5:16:04 PM		\$618.64
			Total 37116		\$1,102.75
Total Hughes Fire Equipment Inc.					\$1,102.75
J.J. Keller & Associates Inc.					\$1,102.75
	37117			2014 - October - Second meeting	
				Invoice - 10/21/2014 5:17:29 PM	
			9100360146		
			001-000-000-576-80-31-00	Office & Operating Supplies	\$8.10
			401-000-000-534-00-31-00	Operation & Maintenance	\$8.08
			408-000-000-531-38-31-01	Operations & Maintenance	\$8.08
			409-000-000-535-00-31-01	Operations And Maintenance	\$8.08
			Total Invoice - 10/21/2014 5:17:29 PM		\$32.34
			Total 37117		\$32.34
Total J.J. Keller & Associates Inc.					\$32.34
Jnb Mechanical, Inc.					\$32.34
	37118			2014 - October - Second meeting	
				Invoice - 10/21/2014 5:18:33 PM	
			11716		
			001-000-000-572-50-48-00	Repairs & Maintenance	\$686.69
			Total Invoice - 10/21/2014 5:18:33 PM		\$686.69
			Total 37118		\$686.69
Total Jnb Mechanical, Inc.					\$686.69
John Bageant					\$686.69
	37119			2014 - October - Second meeting	
				Invoice - 10/21/2014 5:02:56 PM	
			001-000-000-522-10-31-00	Office & Operating Supplies	\$66.02
			Total Invoice - 10/21/2014 5:02:56 PM		\$66.02

Vendor	Number	Reference	Account Number	Description	Amount
	Total 37119				\$66.02
Total John Bageant					\$66.02
K & L Supply, Inc.	37120			2014 - October - Second meeting	
		Invoice - 10/21/2014 5:19:07 PM			
		38071			
		409-000-000-535-00-31-01		Operations And Maintenance	\$689.41
		Total Invoice - 10/21/2014 5:19:07 PM			\$689.41
	Total 37120				\$689.41
Total K & L Supply, Inc.					\$689.41
Kubwater Resources Inc.	37121			2014 - October - Second meeting	
		Invoice - 10/21/2014 5:19:42 PM			
		4363			
		409-000-000-535-00-31-02		Chemicals	\$1,373.66
		Total Invoice - 10/21/2014 5:19:42 PM			\$1,373.66
	Total 37121				\$1,373.66
Total Kubwater Resources Inc.					\$1,373.66
Northstar Chemical, Inc.	37122			2014 - October - Second meeting	
		Invoice - 10/21/2014 5:20:00 PM			
		56079			
		401-000-000-534-00-31-01		Chemicals	\$848.82
		Total Invoice - 10/21/2014 5:20:00 PM			\$848.82
	Total 37122				\$848.82
Total Northstar Chemical, Inc.					\$848.82
Pacific CO Auditor	37123			2014 - October - Second meeting	
		Invoice - 10/22/2014 1:48:02 PM			
		replace #37080 Rew/Baker			
		409-000-000-535-00-31-01		Operations And Maintenance	\$68.00
		Total Invoice - 10/22/2014 1:48:02 PM			\$68.00
	Total 37123				\$68.00
Total Pacific CO Auditor					\$68.00
Pitney Bowes	37124			2014 - October - Second meeting	
		Invoice - 10/21/2014 5:20:50 PM			
		320161			
		001-000-000-514-20-31-00		Office & Operating Supplies	\$57.76
		Total Invoice - 10/21/2014 5:20:50 PM			\$57.76
	Total 37124				\$57.76
Total Pitney Bowes					\$57.76
Rognlin's, Inc	37125			2014 - October - Second meeting	
		Invoice - 10/21/2014 5:14:05 PM			
		#5			
		101-000-000-595-30-65-00		Roadway Construction	\$11,455.00
		Total Invoice - 10/21/2014 5:14:05 PM			\$11,455.00
	Total 37125				\$11,455.00
Total Rognlin's, Inc					\$11,455.00
Sid's IGA	37126			2014 - October - Second meeting	
		Invoice - 10/21/2014 5:20:29 PM			
		10-2-14			
		409-000-000-535-00-31-01		Operations And Maintenance	\$18.90
		Total Invoice - 10/21/2014 5:20:29 PM			\$18.90
	Total 37126				\$18.90
Total Sid's IGA					\$18.90
USA Blue Book	37127			2014 - October - Second meeting	
		Invoice - 10/21/2014 5:21:20 PM			
		469193			
		401-000-000-534-00-31-00		Operation & Maintenance	\$1,082.66
		Total Invoice - 10/21/2014 5:21:20 PM			\$1,082.66
	Total 37127				\$1,082.66
Total USA Blue Book					\$1,082.66
Visa	37128			2014 - October - Second meeting	
		Invoice - 10/22/2014 1:56:44 PM			
		Office Depot			
		001-000-000-514-20-31-00		Office & Operating Supplies	\$51.34
		401-000-000-534-00-31-06		Office & Customer Service	\$51.34

Vendor	Number	Reference	Account Number	Description	Amount
			408-000-000-531-38-31-01	Operations & Maintenance	\$51.34
			409-000-000-535-00-31-08	Office Supplies & Customer	\$51.33
			Total Invoice - 10/22/2014 1:56:44 PM		\$205.35
			Invoice - 10/22/2014 1:58:29 PM		
			Ben's Computer		
			401-000-000-534-00-41-04	Professional Services -	\$209.50
			Total Invoice - 10/22/2014 1:58:29 PM		\$209.50
	Total 37128				\$414.85
Total Visa					\$414.85
WA State Auditor					
	37129			2014 - October - Second meeting	
			Invoice - 10/21/2014 5:24:38 PM		
			L105118		
			001-000-000-514-23-41-00	Audit Costs	\$376.20
			Total Invoice - 10/21/2014 5:24:38 PM		\$376.20
	Total 37129				\$376.20
Total WA State Auditor					\$376.20
WA State Health Dept.					
	37130			2014 - October - Second meeting	
			Invoice - 10/21/2014 5:23:44 PM		
			SW1169		
			401-000-000-594-34-41-01	Engineering - Plant	\$799.00
			Total Invoice - 10/21/2014 5:23:44 PM		\$799.00
	Total 37130				\$799.00
Total WA State Health Dept.					\$799.00
Warren L. Junes Ltd.					
	37131			2014 - October - Second meeting	
			Invoice - 10/21/2014 5:22:59 PM		
			50447		
			001-000-000-576-80-48-00	Repairs & Maintenance	\$322.83
			Total Invoice - 10/21/2014 5:22:59 PM		\$322.83
	Total 37131				\$322.83
Total Warren L. Junes Ltd.					\$322.83
WesTech Engineering Inc.					
	37132			2014 - October - Second meeting	
			Invoice - 10/21/2014 5:26:11 PM		
			52957		
			401-000-000-594-34-62-01	Construction - Plant	\$25,837.50
			Total Invoice - 10/21/2014 5:26:11 PM		\$25,837.50
	Total 37132				\$25,837.50
Total WesTech Engineering Inc.					\$25,837.50
Whitney Equipment Company, Inc.					
	37133			2014 - October - Second meeting	
			Invoice - 10/21/2014 5:26:47 PM		
			77058		
			409-000-000-594-64-35-03	Pump	\$2,005.21
			Total Invoice - 10/21/2014 5:26:47 PM		\$2,005.21
	Total 37133				\$2,005.21
Total Whitney Equipment Company, Inc.					\$2,005.21
Grand Total			Vendor Count		\$55,211.46

TREASURER'S REPORT
Month ending September 30, 2014

With the budget process for 2015 beginning to wind down, attention will be turned to a 2014 budget amendment. The following is a description of some of the anticipated amendments needed to the major funds:

General Fund: At the end of the third quarter, the General Fund revenues are meeting or exceeding the year to date budget. This is led by additional sales tax revenues that appear to be the result of the significant projects that have occurred in Ilwaco during the year. The expenditures for the fund appear to be on target; however, the majority of Planner expenses was anticipated to be funded by grant revenue and has not. The year-end budget amendment will need to include the additional costs approve by the council for the work on the comprehensive plan which will be an increase of approximately \$40,000.

Streets Fund: The year-end budget amendment will need to include the increase in grant revenues from the Transportation Improvement Board for the Elizabeth and sidewalk maintenance projects. A distribution from Pacific County for the Ilwaco portion of the STPR funds is anticipated before the end of 2014; however, the county has not yet been able to estimate how much it will be. While the project expenses did go approximately \$8,000 over budget, there was a contingency already put aside in the Streets Fund to provide for potential additional costs of \$10,000.

Water Fund: Due to increased sales during 2014, it is anticipated that water revenues for the year may be \$60,000 more than originally anticipated. With the challenges arising from completion of the Backwash Basin project and the water filter installation at the plant out for bid, these additional revenues will be used to cover additional costs that are arising.

Sewer Fund: While water sales are above the projection for 2014, many of the sales are not impacting sewer revenues. Sewer revenues collected from Ilwaco customers is anticipated to end the year close to \$60,000 behind the target. This will be partially offset by the repairs to the plant roof that were budgeted, but were not completed in 2014.

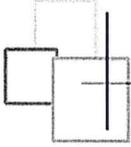
Current Overall Cash Position

The following are the account balances at the Bank of Pacific and Local Government Investment Pool:

Current Balances as of October 22, 2014

Bank of Pacific	
xxx.3303 Main	\$236,849
xxx.7413	28,330
LGIP	<u>933,617</u>
Total Cash	\$1,198,796

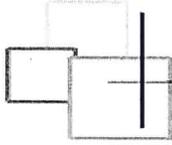
Elaine McMillan,
Treasurer



Cash and Investment Activity

Period: 2014 - September
Fiscal Totals

Fund		Beginning Cash	Beginning Investments	Activity In	Activity Out	Ending Cash	Ending Investment	Ending Balance
001	General Fund Current Expense	171,658	-	645,586	627,162	190,081	-	190,081
101	City Streets	41,301	-	663,772	693,892	11,180	-	11,180
104	Tourism	58,246	-	19,781	23,841	54,186	-	54,186
301	Excise Reserve	16,296	-	7,301	15,250	8,348	-	8,348
401	Water	115,429	-	1,359,157	1,199,767	274,819	-	274,819
402	Water & Sewer Equip Reserve	0	-	-	-	0	-	0
403	Water & Sewer Bond Redemption	-	-	-	-	-	-	-
404	Water & Sewer Bond Reserve	327,179	-	20,553	-	347,732	-	347,732
408	Stormwater	8,955	-	61,262	57,372	12,844	-	12,844
409	Sewer	351,442	-	816,096	800,972	366,566	-	366,566
631	Payroll Clearing Fund	-	-	-	-	-	-	-
632	Claims Clearing Fund	-	-	-	-	-	-	-
999	Lgip Investment	(808,705)	808,705	204,912	204,912	(1,013,617)	1,013,617	-
		\$ 281,801	\$ 808,705	\$3,798,420	\$ 3,623,170	\$ 252,138	\$1,013,617	\$ 1,265,756



Revenue Comparison

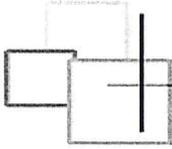
Current Periods: 2014 - September, 2014 - August, 2014 - July, 2014 - June, 2014 - May, 2014 - April, 2014 - March, 2014 - February, 2014 - January

Last Periods: 2013 - September, 2013 - August, 2013 - July, 2013 - June, 2013 - May, 2013 - April, 2013 - March, 2013 - February, 2013 - January

Print Display	Description	Current Year			Last Year		
		Amount	Budget	%	Amount	Budget	%
General Fund							
001-000-000-308-80-00-00	Beginning Cash & Investments:	171,633	171,633		109,537	109,562	
001-000-000-311-10-00-00	General Property Taxes	89,499	143,500	62%	92,006	141,373	65%
001-000-000-313-11-00-00	Local Sales & Use Taxes	108,958	135,000	81%	88,146	135,000	65%
001-000-000-316-10-00-00	Business & Occupation Tax	44,504	58,000	77%	36,768	58,000	63%
001-000-000-316-40-01-00	Garbage 6% Utility Tax	11,408	13,800	83%	10,592	13,800	77%
001-000-000-316-40-02-00	Cable 6% Utility Tax	7,113	12,000	59%	6,957	10,000	70%
001-000-000-316-40-03-00	Telephone 6% Utility Tax	21,866	35,000	62%	28,727	30,000	96%
001-000-000-316-40-04-00	Electric 6% Utility Tax	53,479	75,000	71%	53,464	75,000	71%
001-000-000-316-40-05-00	Water Utility Tax	47,315	53,797	88%	37,450	51,772	72%
001-000-000-316-40-06-00	Sewer Utility Tax	34,317	49,455	69%	33,491	47,400	71%
001-000-000-316-40-07-00	Storm Drainage Utility Tax	3,660	4,320	85%	3,568	4,320	83%
001-000-000-316-40-08-00	Fire Hydrant Fee	-	-		3	-	
001-000-000-316-81-00-00	Gambling Tax	661	1,000	66%	1,210	2,000	61%
001-000-000-317-20-00-00	Local Leasehold Excise Tax	22,998	20,000	115%	15,745	20,000	79%
001-000-000-317-40-00-00	Timber Harvest Excise Tax	77	-		65	-	
001-000-000-321-99-00-00	Other Business Licenses and	28,653	37,000	77%	26,319	37,000	71%
001-000-000-322-10-00-01	Building Permit Fees	2,105	7,560	28%	-	7,560	0%
001-000-000-322-90-00-00	Land Use Permit Fees	-	-		4,903	-	
001-000-000-322-90-00-01	Zoning Fees	3,781	5,000	76%	2,021	5,000	40%
001-000-000-334-03-12-00	DOE Aquatic Weed Grant	1,514	39,000	4%	5,870	39,000	15%
001-000-000-334-03-13-00	DOE Shoreline Master Program	20,624	100,000	21%	-	25,000	0%
001-000-000-335-00-91-00	PUD Privilege Tax	8,626	9,000	96%	8,843	8,000	111%
001-000-000-336-06-21-00	Criminal Justice - Violent	778	500	156%	750	235	319%
001-000-000-336-06-25-00	Criminal Justice - Contracted	1,150	1,500	77%	1,070	1,500	71%
001-000-000-336-06-26-00	Criminal Justice - Special	667	795	84%	623	795	78%
001-000-000-336-06-51-00	DUI & Other Criminal Justice	127	300	42%	127	200	63%
001-000-000-336-06-94-00	Liquor Excise Tax	683	1,119	61%	-	809	0%
001-000-000-336-06-95-00	Liquor Board Profits	6,889	8,357	82%	6,337	8,638	73%
001-000-000-337-00-01-00	PCOG For Fire Station	25,000	25,000	100%	25,000	25,000	100%
001-000-000-337-00-02-00	PCOG For Community Building	18,979	18,979	100%	18,979	18,979	100%
001-000-000-341-81-00-00	Photocopying	15	100	15%	16	100	16%
001-000-000-341-96-00-00	Other General Government	275	-		1,712	-	
001-000-000-342-20-00-00	Fire Protection Services	4,485	2,000	224%	2,964	2,000	148%
001-000-000-353-10-00-00	Traffic Infraction Penalties	-	-		73	-	
001-000-000-353-10-03-01	Municipal Court Fines	5,501	5,000	110%	4,524	3,605	125%
001-000-000-353-70-00-00	Non-Traffic Infraction Penalties	40	-		54	100	54%
001-000-000-361-11-00-00	Investment Interest	107	2,400	4%	105	500	21%
001-000-000-361-40-00-00	Other Interest	16	40	40%	13	-	
001-000-000-362-40-00-00	Space & Facility Rental	391	-		-	-	
001-000-000-362-50-00-04	Community Building - Rent	2,853	3,250	88%	2,756	1,250	220%
001-000-000-362-50-01-00	Community Building - Electricity	6,139	11,500	53%	11,984	11,500	104%
001-000-000-362-90-00-00	Community Building - Other	23	-		-	5,000	0%
001-000-000-367-19-00-00	Black Lake Fish Derby	4,997	4,800	104%	4,431	4,800	92%
001-000-000-369-10-00-00	Sale of Scrap And Junk	170	-		2,895	-	
001-000-000-369-80-00-00	Cash Adjustment	0	-		-	-	
001-000-000-386-83-08-00	Trauma Care	202	170	119%	134	170	79%
001-000-000-386-83-31-00	Auto Theft	282	220	128%	264	220	120%
001-000-000-386-83-32-00	Brain Trauma	77	40	192%	53	40	132%
001-000-000-386-91-00-00	ST Gen Fund 40	960	1,300	74%	1,065	1,300	82%
001-000-000-386-92-00-00	ST Gen Fund 50	552	700	79%	561	700	80%
001-000-000-386-97-00-00	JIS Account	451	225	200%	470	225	209%
001-000-000-391-90-00-00	Proceeds from Other Debt	-	-		48,694	-	
001-000-000-397-00-00-01	Transfer From 101-Bldg. Rental	11,500	11,500	100%	5,000	10,000	50%
001-000-000-397-00-00-02	Transfer From 401-Bldg. Rental	12,375	12,375	100%	3,750	7,500	50%
001-000-000-397-00-00-03	Transfer From 409-Bldg. Rental	20,275	20,275	100%	3,750	7,500	50%
001-000-000-397-00-00-07	Transfer from 408	5,500	5,500	100%	2,500	5,000	50%
001-000-000-397-00-00-08	Transfer from 301	2,500	2,500	100%	-	-	

Print Display	Description	Current Year			Last Year		
		Amount	Budget	%	Amount	Budget	%
Total General Fund		\$ 816,749	\$ 1,110,510	74%	\$ 716,337	\$ 937,453	76%
Streets Fund							
101-000-000-308-80-00-00	Beginning Cash & Investments	41,301	41,301		32,719	32,719	
101-000-000-311-10-00-00	General Property Tax	38,357	61,500	62%	39,431	60,589	65%
101-000-000-313-18-62-00	Pcoq .09 - (2008)	26,653	26,653	100%	-	-	
101-000-000-334-03-82-00	TIB - School Street	-	-		92,478	92,478	100%
101-000-000-334-03-83-00	TIB - Brumbach	-	-		119,004	150,692	79%
101-000-000-334-03-84-00	TIB - Sidewalks	91,964	95,299	97%	563	52,035	1%
101-000-000-334-03-85-00	TIB - Elizabeth	452,421	503,324	90%	19,757	71,500	28%
101-000-000-336-00-87-00	Motor Vehicle Fuel Tax	14,256	19,176	74%	14,313	19,319	74%
101-000-000-337-00-00-00	MV Fuel Tax - County	-	-		35,061	35,061	100%
101-000-000-337-00-00-01	Other Local Distributions	10,000	20,000	50%	-	-	
101-000-000-339-22-20-00	Arra Grant	107	-		-	-	
101-000-000-361-11-00-00	Investment Interest	14	-		54	-	
101-000-000-397-00-00-01	Transfer from 301	14,000	14,000	100%	-	5,000	0%
101-000-000-397-00-41-00	Transfer IN -401	16,000	16,000	100%	-	-	
Total Streets Fund		\$ 705,072	\$ 797,253	88%	\$ 353,379	\$ 519,393	68%
Tourism Fund							
104-000-000-308-80-00-00	Beginning Cash & Investments	58,246	58,246	100%	50,613	50,613	100%
104-000-000-313-31-00-00	Hotel-Motel Tax	19,753	30,000	66%	24,389	36,000	68%
104-000-000-361-11-00-00	Investment Interest	28	130	21%	48	130	37%
Total Tourism Fund		\$ 78,027	\$ 88,376	88%	\$ 75,050	\$ 86,743	87%
Excise Reserve Fund							
301-000-000-308-80-00-00	Beginning Cash & Investments	16,296	16,296	100%	12,630	12,630	100%
301-000-000-318-34-00-00	Real Estate Excise Tax -REET	7,292	9,000	81%	5,970	11,000	54%
301-000-000-361-11-00-00	Investment Interest	10	-		14	-	
Total Excise Reserve Fund		\$ 23,598	\$ 25,296	93%	\$ 18,614	\$ 23,630	79%
Water Fund							
401-000-000-308-80-00-00	Beginning Cash & Investments	115,329	115,329	100%	56,517	56,617	100%
401-000-000-333-66-46-00	Indirect Federal Grant from EPA	-	-		5,471	30,000	18%
401-000-000-334-04-00-01	State Grant - Department of	33,071	940,000	4%	98,582	940,000	10%
401-000-000-343-40-00-00	Water Sales	590,459	672,467	88%	480,193	647,149	74%
401-000-000-343-40-00-01	Other Utilities	232	-		373	-	
401-000-000-343-40-00-02	Other Rev Sources	17,930	2,060	870%	3,007	-	
401-000-000-361-11-00-00	Investment Interest	149	-		14,488	12,000	121%
401-000-000-379-00-00-00	Water Connections	-	-		858	-	
401-000-000-379-00-00-01	Water Connections	6,029	7,500	80%	12,005	7,500	160%
401-000-000-391-80-00-00	Intergovernmental Loan	711,287	901,300	79%	184,480	1,732,150	11%
401-000-000-395-10-00-00	Proceeds From Sales of Capital	-	-		1,392	900	155%
Total Water Fund		\$ 1,474,486	\$ 2,638,656	56%	\$ 857,366	\$ 3,426,316	25%
Bond Redemption Fund							
403-000-000-397-00-00-00	Intertie Loan Usda 91-01	2,177	4,354	50%	2,177	4,354	50%
403-000-000-397-00-00-03	Transfer-Sewer Pwtf97-791-007	14,692	15,086	97%	15,086	15,086	100%
403-000-000-397-00-00-04	Transfer From Sewer-Pwtf 2003	-	-		-	13,564	0%
403-000-000-397-00-00-05	Transfer-Sewer Pwtf 04-691	1,661	1,676	99%	1,676	1,676	100%
403-000-000-397-00-00-06	Transfer-Sewer Pwtf 05-691	25,123	25,528	98%	-	25,528	0%
403-000-000-397-00-00-07	Transfer-Sewer DOE	107,833	250,862	43%	107,833	107,000	101%
403-000-000-397-00-00-08	Transfer from Sewer PC13-961-	1,220	-		25	-	
403-000-000-397-00-70-02	Transfer From Sewer Srf 94-08	104,308	104,308	100%	104,308	104,308	100%
403-000-000-397-00-70-05	Tran From Wat Pwtf04-65104-	-	18,983	0%	-	19,152	0%
403-000-000-397-00-72-04	Tran From Sewer Pwtf06-962-	13,375	13,564	99%	13,438	-	
403-000-000-397-00-72-06	Trans From Sewer-B of P 2008	29,647	29,648	100%	29,647	29,648	100%
403-000-000-397-00-72-07	Trans From Sewer PWTF 09-	10,054	13,038	77%	35,681	13,168	271%
Total Bond Redemption Fund		\$ 310,091	\$ 477,047	65%	\$ 309,871	\$ 333,484	93%
Bond Reserve Fund							
404-000-000-308-80-00-00	Beginning Cash & Invest	327,179	327,179	100%	318,077	318,077	100%
404-000-000-397-35-70-01	Wwtp-SRF Reserve- Refinance	4,668	4,668	100%	-	-	
404-000-000-397-35-70-02	Wwtp Srf Reserve- First Avenue	12,920	12,920	100%	-	-	
404-000-000-397-35-70-03	Wwtp 2004-Usda Reserve	-	-		6,137	6,137	100%
404-000-000-397-35-72-06	Wwtp 2008 Reserve-B of P	2,965	2,965	100%	2,965	2,965	100%
Total Bond Reserve Fund		\$ 347,732	\$ 347,732	100%	\$ 327,179	\$ 327,179	100%
Stormwater Fund							
408-000-000-308-80-00-00	Beginning Cash & Investment	8,955	8,955	100%	3,898	3,898	100%
408-000-000-343-10-00-00	Storm Drainage	61,250	72,000	85%	61,360	77,000	80%
408-000-000-361-11-00-00	Investment Interest	12	-		12	-	
Total Stormwater Fund		\$ 70,217	\$ 80,955	87%	\$ 65,270	\$ 80,898	81%
Sewer Fund							
409-000-000-308-80-00-00	Beginning Cash & Investment	351,342	351,442	100%	111,119	111,219	100%

Print Display	Description	Current Year			Last Year		
		Amount	Budget	%	Amount	Budget	%
409-000-000-343-60-00-00	Sewer Service Charges	562,759	824,244	68%	584,795	790,000	74%
409-000-000-343-61-00-00	Seaview Sewer District Fees	98,120	231,998	42%	108,914	197,847	55%
409-000-000-343-62-00-00	Seaview - SRF Loan Match	94,282	94,282	100%	37,787	65,192	58%
409-000-000-361-11-00-00	Investment Income	373	-		448	-	
409-000-000-361-40-00-00	Other Revenue Sources	24,219	500	4844%	5,374	500	
409-000-000-372-00-00-00	Insurance Recovery	-	-		15,253	15,500	98%
409-000-000-379-00-00-00	Sewer Connections	12,400	18,600	67%	6,200	18,600	33%
409-000-000-391-80-00-00	Intergovernmental Loan	6,123	295,000	2%	-	834,000	0%
409-000-000-391-80-00-01	Loan Proceeds	17,680	23,804	74%	400,359	336,000	119%
409-000-000-395-10-00-00	Proceeds Surplus Property	-	-		646	700	92%
Total Sewer Fund		\$ 1,167,298	\$ 1,839,870	63%	\$ 1,270,896	\$ 2,369,558	54%



Expenditure Comparison

Current Periods: 2014 - September, 2014 - August, 2014 - July, 2014 - June, 2014 - May, 2014 - April, 2014 - March, 2014 - February, 2014 - January

Last Periods: 2013 - September, 2013 - August, 2013 - July, 2013 - June, 2013 - May, 2013 - April, 2013 - March, 2013 - February, 2013 - January

Print Display	Description	Current Year			Last Year		
		Amount	Budget	%	Amount	Budget	%
General Fund							
001-000-000-508-80-00-00	Ending Cash & Investments	-	174,789		-	122,992	
001-000-000-511-30-44-00	Official Publications	1,712	2,000	86%	2,681	2,000	134%
001-000-000-511-60-10-00	Salaries & Wages	13,500	18,000	75%	13,504	18,000	75%
001-000-000-511-60-20-00	Personnel Benefits	1,457	2,235	65%	1,497	2,235	67%
001-000-000-511-60-41-01	IT/Software Services	5,153	3,833	134%	-	2,633	0%
001-000-000-511-60-43-00	Travel/Meals/Lodging	130	500	26%	51	-	
001-000-000-511-60-46-00	Insurances	5,648	7,362	77%	4,983	7,412	67%
001-000-000-511-60-47-00	Electricity	1,160	-		1,026	3,000	34%
001-000-000-511-60-47-02	City Sewer - Museum	318	1,890	17%	391	1,890	21%
001-000-000-511-60-48-00	Repair & Maintenance	82	200	41%	-	200	0%
001-000-000-511-60-49-00	Miscellaneous	-	-		4,000	-	
001-000-000-511-60-49-01	Miscellaneous	-	100	0%	-	100	0%
001-000-000-511-60-51-00	Election Costs	7,495	6,000	125%	5,597	6,000	93%
001-000-000-512-50-40-02	Municipal Court Services	-	-		12,244	-	
001-000-000-512-50-40-03	Municipal Court Services	12,743	17,250	74%	600	17,250	3%
001-000-000-512-50-40-04	Court Remit TO State	-	3,500	0%	1,538	3,500	44%
001-000-000-514-20-10-00	Salaries & Wages	28,124	40,054	70%	28,825	40,596	71%
001-000-000-514-20-20-00	Personnel Benefits	8,825	11,569	76%	9,270	10,809	86%
001-000-000-514-20-31-00	Office & Operating Supplies	4,134	6,020	69%	4,224	5,500	77%
001-000-000-514-20-35-00	Small Tools & Equipment	-	3,500	0%	-	500	0%
001-000-000-514-20-41-00	Professional Services	3,266	-		-	3,000	0%
001-000-000-514-20-42-00	Communication	2,936	4,080	72%	2,561	4,080	63%
001-000-000-514-20-43-00	Travel/Meals/Lodging	156	1,000	16%	-	1,000	0%
001-000-000-514-20-43-01	Training	580	1,500	39%	262	1,500	17%
001-000-000-514-20-45-00	Postage Meter Rental	1,102	1,452	76%	726	1,452	50%
001-000-000-514-20-46-00	Insurance	70	-		-	-	
001-000-000-514-20-47-00	Electricity	318	3,000	11%	-	-	
001-000-000-514-20-47-01	Garbage Bills	2,611	3,049	86%	2,270	3,049	74%
001-000-000-514-20-47-02	Water - City Hall	415	432	96%	1,675	2,000	84%
001-000-000-514-20-47-03	Sewer - City Hall	623	1,440	43%	3,564	5,000	71%
001-000-000-514-20-47-04	Storm Drainage	201	300	67%	201	300	67%
001-000-000-514-20-48-00	Repairs & Maintenance	310	-		52	-	
001-000-000-514-20-49-00	Miscellaneous	-	4,000	0%	75	4,000	2%
001-000-000-514-23-41-00	Audit Costs	6,392	8,000	80%	1,970	8,000	25%
001-000-000-514-30-00-00	Records Services	11	-		-	-	
001-000-000-515-30-41-00	Legal Services	16,995	15,000	113%	13,567	15,000	90%
001-000-000-519-70-49-00	Assoc of WA Cities (dues)	465	720	65%	719	720	100%
001-000-000-519-70-49-01	Pacific Council of Governments	1,500	1,500	100%	1,500	1,500	100%
001-000-000-519-70-49-03	Pacific County EDC	500	500	100%	500	500	100%
001-000-000-521-10-50-00	Law Enforcement Contract	122,094	183,140	67%	137,355	183,132	75%
001-000-000-521-30-40-00	Drug Task Force	-	-		42	-	
001-000-000-522-10-10-00	Salaries & Wages	11,547	14,963	77%	11,447	14,962	77%
001-000-000-522-10-20-00	Personnel Benefits	6,910	9,248	75%	6,664	8,948	74%
001-000-000-522-10-20-01	Board of Volunteer Firemen	120	2,100	6%	570	2,100	27%
001-000-000-522-10-20-02	Life & Disability Insurance	1,533	3,600	43%	3,426	3,400	101%
001-000-000-522-10-31-00	Office & Operating Supplies	6,564	10,730	61%	5,273	10,000	53%
001-000-000-522-10-31-01	Training/Attendance	895	10,650	8%	6,045	10,650	57%
001-000-000-522-10-32-00	Gasoline	422	1,600	26%	737	1,000	74%
001-000-000-522-10-35-00	Small Tools & Equipment	-	3,418	0%	154	2,600	6%
001-000-000-522-10-42-00	Communication	4,394	4,440	99%	3,356	4,440	76%
001-000-000-522-50-46-00	Insurance	7,317	9,540	77%	6,422	9,605	67%
001-000-000-522-50-47-00	Electricity	5,620	6,000	94%	4,856	5,000	97%
001-000-000-522-50-47-01	Water	1,554	1,500	104%	1,497	1,500	100%
001-000-000-522-50-47-02	Sewer	2,491	2,904	86%	2,300	1,140	202%
001-000-000-522-50-47-03	Storm Drainage	489	500	98%	489	500	98%

Print Display	Description	Current Year			Last Year		
		Amount	Budget	%	Amount	Budget	%
001-000-000-522-50-48-00	Repair & Maintenance	1,885	13,800	14%	2,766	2,800	99%
001-000-000-522-60-00-00	Vehicle & Equipment Maintenance	9	-	-	-	-	-
001-000-000-523-20-40-00	Correctional Institutions	2,265	3,500	65%	-	3,500	0%
001-000-000-523-21-00-01	Juvenile Facility	-	50	0%	-	50	0%
001-000-000-525-60-51-00	Disaster Preparedness	5,298	5,753	92%	4,315	5,753	75%
001-000-000-528-60-51-00	Dispatch Services	22,434	24,608	91%	18,456	24,608	75%
001-000-000-553-70-51-00	Air Pollution Control	423	502	84%	421	502	84%
001-000-000-557-20-41-00	Ilwaco Web Page	610	1,500	41%	470	1,500	31%
001-000-000-558-60-41-00	Planner Services	55,648	115,000	48%	7,462	35,000	21%
001-000-000-566-00-51-00	Alcohol Program 2%	144	250	58%	85	250	34%
001-000-000-572-50-41-00	Custodian Library	3,074	3,900	79%	3,319	3,900	85%
001-000-000-572-50-46-00	Insurance	8,359	1,781	469%	7,337	1,793	409%
001-000-000-572-50-47-00	Electricity	5,786	6,500	89%	6,078	6,500	94%
001-000-000-572-50-47-01	City Water	1,242	1,200	104%	1,232	1,200	103%
001-000-000-572-50-47-02	City Sewer	1,804	1,140	158%	1,675	1,140	147%
001-000-000-572-50-47-03	Storm Drainage	79	100	79%	79	100	79%
001-000-000-572-50-48-00	Repairs & Maintenance	2,228	500	446%	1,320	500	264%
001-000-000-572-50-49-00	Miscellaneous	69	100	69%	-	700	0%
001-000-000-573-90-30-00	Street Banners	-	-	-	431	-	-
001-000-000-573-90-49-00	Black Lake Fishing Derby	4,201	4,800	88%	4,317	4,800	90%
001-000-000-575-50-40-00	Community Bldg Other - Electri	3,539	6,221	57%	4,052	6,221	65%
001-000-000-575-50-40-01	Community Bldg Other-Mntc	13	2,000	1%	2,370	1,000	237%
001-000-000-575-50-40-04	Community Building Insurance	-	9,120	0%	-	9,182	0%
001-000-000-576-80-10-00	Parks Salaries and Wages	18,919	26,222	72%	13,545	18,387	74%
001-000-000-576-80-20-00	Parks Benefits	6,840	11,965	57%	4,851	6,920	70%
001-000-000-576-80-31-00	Office & Operating Supplies	5,462	4,500	121%	4,022	4,500	89%
001-000-000-576-80-34-00	Aquatic Weed Treatment	1,396	39,000	4%	1,037	39,000	3%
001-000-000-576-80-35-00	Small Tools & Equipment	12,775	12,200	105%	(318)	32,500	-1%
001-000-000-576-80-46-00	Insurance	1,760	2,294	77%	1,545	2,310	67%
001-000-000-576-80-47-00	Electricity	818	3,046	27%	734	3,046	24%
001-000-000-576-80-47-01	Water-Parks, Sprinklers,Blk Lake	2,113	1,681	126%	2,248	1,681	134%
001-000-000-576-80-47-02	Sewer-Parks, Black Lake	1,904	2,280	84%	2,014	2,280	88%
001-000-000-576-80-47-03	Storm Drainage	1,464	1,500	98%	1,482	2,600	57%
001-000-000-576-80-48-00	Repairs & Maintenance	5,305	8,500	62%	2,493	5,500	45%
001-000-000-576-80-49-00	Miscellaneous	776	3,000	26%	-	500	0%
001-000-000-576-80-49-01	Other	-	5,000	0%	855	3,000	28%
001-000-000-591-13-71-00	Usda RD #97-09 Bond - Prin	9,115	18,446	49%	8,697	17,600	49%
001-000-000-591-22-71-00	BOP Fire Station - Prin	40,176	35,479	113%	37,301	33,763	110%
001-000-000-591-48-71-01	John Deer Mower 8157-96 - Prin	8,115	12,000	68%	2,000	6,000	33%
001-000-000-591-73-71-00	BOP Community Bldg - Prin	17,502	15,676	112%	16,871	15,418	109%
001-000-000-592-13-83-00	Usda RD #97-09 Bond - Interest	4,149	8,082	51%	4,567	8,928	51%
001-000-000-592-22-83-00	BOP Fire Station - Interest	37,257	41,953	89%	40,132	43,669	92%
001-000-000-592-48-83-00	John Deer Mower 8157-96 -	1,889	500	378%	184	546	34%
001-000-000-592-73-83-00	BOP Community Bldg - Interest	11,525	13,351	86%	12,156	13,609	89%
001-000-000-594-62-14-00	Governmental Facility	5,390	27,400	20%	-	10,000	0%
001-000-000-594-64-14-00	Administrative Equipment	1,589	-	-	-	-	-
001-000-000-594-64-22-01	Fire Equipment	-	5,000	0%	2,915	-	-
001-000-000-594-64-76-00	Parks Vehicles	10,465	-	-	69,208	-	-
Total General Fund		\$ 626,692	\$ 1,110,508	56%	\$ 605,424	\$ 937,451	65%
Streets Fund							
101-000-000-508-80-00-00	Ending Cash & Investments	-	21,064	0%	-	39,731	0%
101-000-000-542-30-10-00	Salaries & Wages	23,533	32,541	72%	21,938	29,092	75%
101-000-000-542-30-20-00	Benefits	8,425	13,846	61%	7,738	10,030	77%
101-000-000-542-30-31-00	Roadway Operating	-	2,000	0%	2,097	2,000	105%
101-000-000-542-30-35-00	Roadway Equipment	1,476	1,500	98%	4	1,500	0%
101-000-000-542-40-32-00	Storm Drainage Supplies	-	-	-	69	-	-
101-000-000-542-63-47-00	Street Light Operating	5,305	6,005	88%	5,207	6,005	87%
101-000-000-542-66-31-00	Ice Control Operating	-	850	0%	-	850	0%
101-000-000-542-67-30-00	Street Cleaning	-	4,000	0%	988	1,000	99%
101-000-000-542-70-31-00	Roadside Operating	3,217	2,000	161%	1,562	1,500	104%
101-000-000-543-30-30-00	Office And Operating	6,771	4,633	146%	2,754	1,500	184%
101-000-000-543-30-30-01	Gasoline & Oil Products	1,140	3,000	38%	3,239	1,100	294%
101-000-000-543-30-30-02	Small Tools & Equipment	1,385	500	277%	15	500	3%
101-000-000-543-30-40-01	Insurance	1,080	1,384	78%	948	1,394	68%
101-000-000-543-60-40-00	Safety Training	305	-	-	-	133	0%
101-000-000-595-10-41-01	Engineering-Brumbach	-	-	-	8,510	-	-
101-000-000-595-10-41-04	Engineering - Elizabeth	59,946	582,115	10%	20,797	-	-
101-000-000-595-30-61-00	Brumbach-Construction	-	-	-	104,207	-	-
101-000-000-595-30-65-00	Roadway Construction	468,169	-	-	136,462	343,284	40%
101-000-000-595-40-30-00	Storm Drainage Supplies	-	-	-	200	-	-
101-000-000-595-61-60-01	Sidewalks	101,641	100,315	101%	2,813	54,773	5%
101-000-000-597-00-00-01	Contingency	-	10,000	0%	-	10,000	0%

Print Display	Description	Current Year			Last Year		
		Amount	Budget	%	Amount	Budget	%
101-000-000-597-00-00-03	Transfer TO 001-Bldg. Rental	11,500	11,500	100%	5,000	10,000	50%
Total Streets Fund		\$ 693,892	\$ 797,253	87%	\$ 324,546	\$ 514,392	63%
Tourism Fund							
104-000-000-508-80-00-00	Ending Cash & Investments	-	22,587	0%	-	20,917	0%
104-000-000-557-30-40-01	Fishing Derby	-	-	-	78	-	-
104-000-000-557-30-40-03	Miscellaneous	-	-	-	2,631	2,500	105%
104-000-000-557-30-41-01	Heritage Museum	2,588	5,000	52%	3,158	5,000	63%
104-000-000-557-30-41-02	Visitors Bldg. - City Portion	769	769	100%	769	769	100%
104-000-000-557-30-41-03	Illwaco Merchants Association	7,500	7,500	100%	7,650	7,500	102%
104-000-000-557-30-41-04	Peninsula Visitors Bureau	7,500	7,500	100%	7,500	7,500	100%
104-000-000-557-30-41-05	Illwaco Charter Association	-	1,000	0%	-	1,000	0%
104-000-000-557-30-46-00	Heritage Museum - Insurance	4,233	5,520	77%	3,716	5,557	67%
104-000-000-597-00-00-00	Contingency	-	36,000	0%	-	36,000	0%
104-000-000-597-00-00-01	Transfer TO 001	1,250	2,500	50%	-	-	-
Total Tourism Fund		\$ 23,841	\$ 88,376	27%	\$ 25,501	\$ 86,743	29%
Excise Reserve Fund							
301-000-000-508-80-00-00	Ending Cash & Investments	-	11,296	0%	-	18,630	0%
301-000-000-597-00-00-01	Transfer TO 001	15,250	14,000	109%	-	5,000	0%
Total Excise Reserve Fund		\$ 15,250.00	\$ 25,296.00	60%	\$ -	\$ 23,630	0%
Water Fund							
401-000-000-508-80-00-00	Ending Cash & Investments	-	42,481	0%	-	136,016	0%
401-000-000-534-00-10-00	Salaries & Wages	138,902	202,761	69%	133,844	178,782	75%
401-000-000-534-00-20-00	Benefits	43,449	70,230	62%	41,880	59,322	71%
401-000-000-534-00-31-00	Operation & Maintenance	41,819	35,000	119%	26,752	33,900	79%
401-000-000-534-00-31-01	Chemicals	32,619	32,000	102%	26,854	35,100	77%
401-000-000-534-00-31-02	Monthly Excise Tax Pay	30,708	33,818	91%	25,490	32,545	78%
401-000-000-534-00-31-03	Annual Meter Calibrations	1,593	2,400	66%	1,432	2,500	57%
401-000-000-534-00-31-04	Annual Permit Fees	4,859	5,000	97%	4,768	5,000	95%
401-000-000-534-00-31-06	Office & Customer Service	4,940	6,000	82%	3,989	5,700	70%
401-000-000-534-00-32-00	Gasoline	5,206	10,000	52%	8,208	9,000	91%
401-000-000-534-00-35-00	Small Tools & Equipment	2,163	5,000	43%	1,905	2,000	95%
401-000-000-534-00-35-01	Small Tools & Equipment - Lab	-	5,000	0%	2,266	35,200	6%
401-000-000-534-00-41-00	Professional Services	14,154	16,500	86%	3,787	15,000	25%
401-000-000-534-00-41-03	Professional Services - Electrician	8,286	12,000	69%	5,447	6,400	85%
401-000-000-534-00-41-04	Professional Services - Computer	4,111	9,000	46%	1,986	4,000	50%
401-000-000-534-00-42-00	Communications	3,400	4,500	76%	3,354	3,500	96%
401-000-000-534-00-43-00	Travel/Meals/Lodging	946	2,000	47%	892	2,000	45%
401-000-000-534-00-46-00	Insurance	14,429	18,802	77%	12,665	18,930	67%
401-000-000-534-00-47-00	Electricity	22,625	31,104	73%	19,789	31,104	64%
401-000-000-534-00-47-03	Storm Drainage	557	560	99%	557	540	103%
401-000-000-534-00-48-00	Vehicle Repairs/Maintenance	6,417	6,000	107%	1,839	1,500	123%
401-000-000-534-00-48-01	Water Line Replacement	3,417	5,000	68%	6,111	5,000	122%
401-000-000-534-00-49-01	Safety Training	65	500	13%	175	-	-
401-000-000-534-00-49-02	Software Upgrade	2,133	1,966	108%	-	1,966	0%
401-000-000-591-34-72-00	Principal Pwtf - 94206	-	3,994	0%	3,994	3,994	100%
401-000-000-591-34-72-01	Principal Pwtf - 04-65104-013	20,942	18,000	116%	16,949	-	-
401-000-000-591-34-72-02	Principal DWSRF 11-952-016	20,475	-	-	-	-	-
401-000-000-592-34-80-00	Interest Pwtf - 94206	-	80	0%	160	160	100%
401-000-000-592-34-83-01	Interest Pwtf - 04-65104-013	2,114	983	215%	2,203	-	-
401-000-000-592-34-83-02	Interest DWSRF 11-952-016	5,960	-	-	-	-	-
401-000-000-594-34-41-01	Engineering - Plant	17,226	-	-	98,691	-	-
401-000-000-594-34-41-02	Engineering - Distribution	5,957	-	-	165,533	-	-
401-000-000-594-34-62-00	Construction Project -Resvoir	595,924	770,000	77%	-	1,732,150	0%
401-000-000-594-34-62-01	Construction - Plant	2,573	940,000	0%	-	970,000	0%
401-000-000-594-34-62-02	Construction - Distribution	85,654	-	-	14,629	-	-
401-000-000-594-62-34-00	Plant Improvements	1,598	98,000	2%	20,404	24,000	85%
401-000-000-594-64-34-00	Vehicle Purchase	3,063	12,500	25%	-	-	-
401-000-000-594-64-34-01	Equipment	16,932	35,000	48%	5,388	40,000	13%
401-000-000-594-64-34-02	Contingency	4,000	103,500	4%	-	-	-
401-000-000-597-00-00-02	Transfer TO 001	12,375	12,375	100%	3,750	7,500	50%
401-000-000-597-00-00-03	Transfer TO 403 Usda 91-01	2,177	4,354	50%	2,177	4,355	50%
401-000-000-597-00-00-04	Transfer To403pwtf04-65104-013	-	-	-	-	19,152	0%
401-000-000-597-00-00-05	Transfer to 101	16,000	16,000	100%	-	-	-
401-000-150-591-34-79-03	New Loan	-	66,248	0%	-	-	-
Total Water Fund		\$ 1,199,767	\$ 2,638,656	45%	\$ 667,864	\$ 3,426,316	19%
Bond Redemption Fund							
403-000-000-591-34-70-01	Pwtf 97-791-007 Principal	13,118	13,118	100%	13,118	13,118	100%
403-000-000-591-34-70-03	Pwtf 04-691 Principal	1,496	1,496	100%	1,496	1,496	100%
403-000-000-591-34-70-04	Pwtf 05-691 Principal	20,260	20,260	100%	-	20,260	0%

Print Display	Description	Current Year			Last Year		
		Amount	Budget	%	Amount	Budget	%
403-000-000-591-34-70-05	Pwtf 04-65104-013 Principal	-	16,949	0%	-	16,949	0%
403-000-000-591-34-72-00	Usda 91-01 Principal	1,118	2,264	49%	1,064	2,155	49%
403-000-000-591-35-72-01	Srf 94-08 Principal Only	104,308	104,308	100%	104,308	104,308	100%
403-000-000-591-35-72-04	Pwtf - 06-962-0017 Principal	12,559	11,898	106%	12,559	11,898	106%
403-000-000-591-35-72-06	B of P - 2008 - Principal	15,818	14,528	109%	13,686	13,820	99%
403-000-000-591-35-72-07	PWTF PR09-951-050	9,954	12,910	77%	30,215	12,909	234%
403-000-000-591-35-78-00	DOE SRF L1300001- Principal	64,597	130,070	50%	28,163	20,772	136%
403-000-000-591-35-78-01	DOE SRF L1300003 -Principal	-	6,235	0%	-	-	-
403-000-000-591-35-78-02	DOE SRF L1300006 - Principal	-	2,266	0%	-	-	-
403-000-000-592-34-80-00	Usda 91-01 Interest	1,059	2,090	51%	1,113	2,199	51%
403-000-000-592-34-80-01	Pwtf 97-791-007 Interest	1,574	1,968	80%	1,968	1,968	100%
403-000-000-592-34-80-03	Ptwf 04-691 Interest	165	180	91%	180	180	100%
403-000-000-592-34-80-04	Pwtf 05-691 Interest	4,863	5,268	92%	-	5,268	0%
403-000-000-592-34-80-05	Pwtf 04-65104-013 Interest	-	2,034	0%	-	2,203	0%
403-000-000-592-34-80-07	PWTF PR09-951-050	100	128	78%	5,467	259	2111%
403-000-000-592-35-80-04	Pwtf - 06-962-0017 Interest	816	1,660	49%	879	1,666	53%
403-000-000-592-35-80-05	PWTF PC13-961-054 Nesadi	1,220	-	-	25	-	-
403-000-000-592-35-80-06	B of P - 2008 - Interest	13,829	15,120	91%	15,961	15,828	101%
403-000-000-592-35-83-00	DOE SRF L1300001- Interest	43,237	85,597	51%	79,670	86,228	92%
403-000-000-592-35-83-01	DOE SRF L1300003 - Interest	-	26,382	0%	-	-	-
403-000-000-592-35-83-02	DOE SRF L1300006 - Interest	-	318	0%	-	-	-
Total Bond Redemption		\$ 310,091	\$ 477,047	65%	\$ 309,871	\$ 333,484	93%
Bond Reserve Fund							
404-000-000-508-80-00-00	Ending Cash & Investments	-	347,732	0%	-	327,179	0%
Stormwater Fund							
408-000-000-508-80-00-00	Ending Cash And Investments	-	6,120	0%	-	11,406	0%
408-000-000-531-00-31-03	Storm Drainage Cleaning	-	-	-	813	900	90%
408-000-000-531-38-10-00	Salaries & Wages	10,870	15,066	72%	8,960	12,458	72%
408-000-000-531-38-20-00	Benefits	3,678	5,274	70%	3,175	3,799	84%
408-000-000-531-38-31-01	Operations & Maintenance	5,244	8,600	61%	7,249	7,000	104%
408-000-000-531-38-31-02	Excise Tax	1,062	1,600	66%	1,239	1,600	77%
408-000-000-531-38-32-00	Gas/Oil Products	547	1,000	55%	1,146	515	222%
408-000-000-531-38-35-00	Small Tools	588	-	-	-	-	-
408-000-000-531-38-46-00	Insurance	513	692	74%	450	697	65%
408-000-000-591-38-72-01	Strmwater -Principal #I9900038	1,705	3,446	49%	1,637	3,309	49%
408-000-000-591-38-72-02	Pw-04-691 Principal	1,496	1,496	100%	1,496	1,496	100%
408-000-000-591-38-72-03	Pw-05-691-023 Principal	20,260	20,260	100%	20,261	20,260	100%
408-000-000-592-31-83-01	Strmwater - Interest #I9900038	654	1,273	51%	722	1,410	51%
408-000-000-592-31-83-02	Pw-04-691 Interest	165	165	100%	180	180	100%
408-000-000-592-31-83-03	Pw-05-691-023 Interest	4,863	4,863	100%	5,268	5,268	100%
408-000-000-594-31-64-00	Drainage Construction	227	5,600	4%	5,549	5,600	99%
408-000-000-597-00-00-03	Transfer TO 001-Bldg. Rental	5,500	5,500	100%	2,500	5,000	50%
Total Stormwater Fund		\$ 57,372	\$ 80,955	71%	\$ 60,645	\$ 80,898	75%
Sewer Fund							
409-000-000-508-80-00-00	Ending Cash & Investments	-	301,649	0%	-	268,714	0%
409-000-000-535-00-10-00	Salaries And Wages	110,790	147,673	75%	94,141	127,363	74%
409-000-000-535-00-20-00	Employee Benefits	38,900	53,739	72%	33,767	47,168	72%
409-000-000-535-00-31-00	Operation & Maintenance	-	-	-	399	-	-
409-000-000-535-00-31-01	Operations And Maintenance	17,373	11,700	148%	16,678	9,000	185%
409-000-000-535-00-31-02	Chemicals	12,363	21,000	59%	10,989	21,000	52%
409-000-000-535-00-31-03	Excise Tax	10,453	16,528	63%	12,009	15,841	76%
409-000-000-535-00-31-04	Annual Meter Calibrations	1,930	4,120	47%	1,786	4,120	43%
409-000-000-535-00-31-05	Doe Annual Permit	3,773	2,600	145%	4,063	2,600	156%
409-000-000-535-00-31-06	Screen Panels And Brushes	6,788	6,800	100%	-	1,800	0%
409-000-000-535-00-31-07	Lab Supplies	-	2,730	0%	452	2,600	17%
409-000-000-535-00-31-08	Office Supplies & Customer	3,869	3,855	100%	3,108	3,855	81%
409-000-000-535-00-32-00	Gas/oil Products	3,718	7,000	53%	3,314	7,000	47%
409-000-000-535-00-35-00	Small Tools	588	3,000	20%	479	3,000	16%
409-000-000-535-00-41-00	Attorney Fees	4,334	-	-	-	-	-
409-000-000-535-00-41-01	Professional Services - Electrician	11,117	27,000	41%	22,213	18,000	123%
409-000-000-535-00-41-02	Professional Services - Computer	9,384	10,000	94%	7,443	9,000	83%
409-000-000-535-00-41-04	Professional Services - Brush	-	-	-	-	7,500	0%
409-000-000-535-00-42-00	Communications	3,669	5,410	68%	3,409	5,410	63%
409-000-000-535-00-43-01	Travel/meals & Lodging	-	2,500	0%	-	2,500	0%
409-000-000-535-00-43-02	Training	486	3,500	14%	-	3,500	0%
409-000-000-535-00-45-00	Spray Sludge Disposal Site	34,482	43,000	80%	20,483	28,000	73%
409-000-000-535-00-46-00	Insurance	10,659	13,894	77%	9,356	13,988	67%
409-000-000-535-00-47-01	Electricity	42,968	62,000	69%	41,945	62,000	68%
409-000-000-535-00-47-02	Water	3,952	5,500	72%	4,462	4,000	112%

Fund Display	Description	Current Year			Last Year		
		Amount	Budget	%	Amount	Budget	%
409-000-000-535-00-47-03	Sewer	5,423	8,000	68%	6,806	5,700	119%
409-000-000-535-00-47-04	Garbage Services	1,279	2,600	49%	1,243	2,600	48%
409-000-000-535-00-47-05	Storm Drainage	328	584	56%	328	584	56%
409-000-000-535-00-48-01	Repairs And Maintenance	12,868	20,200	64%	8,797	9,336	94%
409-000-000-535-00-48-02	Annual Pipe Clean/tv Inspect	12,439	6,000	207%	-	6,000	0%
409-000-000-535-00-48-03	Miscellaneous	2,133	1,966	108%	-	3,000	0%
409-000-000-594-63-35-00	Sewer Line Replace/repair	9,604	25,333	38%	9,180	25,333	36%
409-000-000-594-63-35-01	First Street Sewer Engineering	-	-	-	53,837	-	-
409-000-000-594-63-35-02	Engineering - Collection System	11,971	295,000	4%	42,414	376,000	11%
409-000-000-594-63-35-03	First Avenue Sewer Line -	-	-	-	304,313	794,000	38%
409-000-000-594-63-35-04	Treatment Plant Roof	-	59,200	0%	3,164	65,000	5%
409-000-000-594-64-35-00	Software Upgrade	-	-	-	-	1,966	0%
409-000-000-594-64-35-01	Machinery & Equipment	1,163	94,753	1%	6,723	5,500	122%
409-000-000-594-64-35-02	Vehicle Purchase -Grit Trlr	5,357	-	-	-	-	-
409-000-000-594-64-35-03	Pump	57,930	68,000	85%	-	80,000	0%
409-000-000-594-64-35-04	Add'l Machinery & Equipment	-	8,000	0%	-	-	-
409-000-000-597-00-00-02	Transfer TO 001-Bldg. Rental	20,275	20,275	100%	3,750	7,500	50%
409-000-000-597-00-00-04	Wwtp - TO 403 Srf Redemption	212,141	355,170	60%	212,141	211,308	100%
409-000-000-597-00-00-05	Wwtp - TO 403 Pwtf Redemption	15,912	15,586	102%	15,111	15,086	100%
409-000-000-597-00-00-08	TO 404 Wwtp Usda 2004 Bond	-	-	-	6,137	6,137	100%
409-000-000-597-00-00-10	TO 403 Wwtp Pwtf 06-962-017	13,375	13,564	99%	13,438	13,564	99%
409-000-000-597-00-00-11	TO 403 Wwtp Pwtf Red05-691-	25,123	25,528	98%	25,528	25,528	100%
409-000-000-597-00-00-12	TO 403 Wwtp Pwtf Red04-691-Pre	1,661	1,676	99%	1,676	1,676	100%
409-000-000-597-00-00-13	WWTP to 403 PWTF PR09-951-	10,054	13,038	77%	10,154	13,168	77%
409-000-000-597-00-00-14	TO 404 Wwtp B of P Reserve	2,965	2,965	100%	2,965	2,965	100%
409-000-000-597-00-00-15	TO 403 Wwtp-B of P 2008	29,647	29,648	100%	29,647	29,648	100%
409-000-000-597-00-00-16	Wwtp - TO 404 Srf Reserve	17,588	17,588	100%	-	-	-
Total Sewer Fund		\$ 800,832	\$ 1,839,872	44%	\$ 1,047,848	\$ 2,369,558	44%

CITY OF ILWACO
CITY COUNCIL AGENDA ITEM BRIEFING

A. Meeting Dates: Council Workshop: Public Hearing:
Council Discussion Item:10/13/14 Council Business Item: 10/27/14

B. Issue/Topic: **Amendment to Ordinance #720 Public Nuisance Noise Disturbances**

C. Sponsor(s):

1. Gary Forner
- 2.

D. Background (overview of why issue is before council):

1. Ordinance #720 establishes the noise regulations within Ilwaco city limits and it was brought up at city council meeting by a concerned citizen that there needs to be some edits made to that ordinance. As of now the ordinance does not fully address the noise that comes from commercial buildings, such as music or social gatherings.

E. Discussion (specific details relevant to the issue, pros/cons, alternatives and any other decision-making details)

1. This amendment gives two definitions that were previously not mentioned in the current ordinance
2. Section "O" of the current ordinance has been changed to reflect the new language.

F. Impacts:

1. Fiscal:
2. Legal: The city attorney has reviewed the amendment
3. Personnel: The city planner recommended this amendment
4. Service/Delivery:

G. Planning Commission: Recommended N/A Public Hearing on

H. Staff Comments:

- 1.

I. Time Constraints/Due Dates:

J. Proposed Motion: **I move to adopt the proposed ordinance amending Ordinance #720 section "O" and adding definitions for "a sleeping unit" and a "non-sensitive unit".**

**CITY OF ILWACO
ORDINANCE NO. XXX
AN ORDINANCE AMENDING SECTION 8.18 OF THE ILWACO MUNICIPAL
CODE “PUBLIC NUISANCE NOISE DISTURBANCES” AS ADOPTED BY
ORDINANCE #720 OF THE CITY OF ILWACO, WASHINGTON**

WHEREAS, the City of Ilwaco adopted the current Public Nuisance Noise Disturbance Ordinance #720 in final form on November 6, 2006; and

WHEREAS, subsequent thereto it has become necessary for the city to amend said ordinance because of increased levels of noise in certain zoning areas; and

WHEREAS, the city is desirous of amending its ordinance pursuant to RCW 35.21.560

**NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF ILWACO,
WASHINGTON, DOES ORDAIN AS FOLLOWS:**

Section 1. The following definitions have been added:

Noise sensitive unit means any building or portion thereof, vehicle, boat or other structure used as a church, day care center, hospital, nursing care center, school, or place used for overnight accommodations of persons, including, but not limited to, individual homes, individual apartments, trailers and nursing homes.

A sleeping unit is something that is not a full dwelling unit. It can be just a sleeping area, such as a dorm room with access to group bathrooms and no cooking facilities. A sleeping unit can include either sanitation or cooking, but not both (i.e., the unit is a space to live and sleep, but shares a bathroom outside the unit and/or does not include a full kitchen). This group covers all types of congregate living arrangements and most transient lodging. Examples are: guestrooms in hotels and motels; bedrooms in dormitories, boarding houses, sorority houses, fraternity houses, halfway houses, group homes, monasteries, convents, assisted living facilities and nursing homes; and sleeping cells in jails.

Section 2. Section “O” of 8.18.15 Exceptions of the Ilwaco Municipal Code is to now read as:

Sound originating from commercial or industrial activities provided such activities are conducted in conformance with RCW 70.107 and any regulations thereunder; except whereas in the event of frequent, repetitive or continuous sounds which emanate from any building and/or structure, which unreasonably disturbs or interferes with the peace and comfort of owners or possessors of real property, such as sounds from musical instruments, audio sound systems, band sessions or social gatherings.

Section 3. Effective Date. This Ordinance takes effect and is in full force five (5) days after its passage, approval and publication of an approved summary of the title as provided by law.

**PASSED BY THE CITY COUNCIL OF THE CITY OF ILWACO, AND SIGNED
IN AUTHENTICATION OF ITS PASSAGE THIS XX DAY OF _____, 2014.**

Mike Cassinelli, Mayor

ATTEST:

Ariel Smith, Deputy City Clerk

VOTE	Jensen	Karnofski	Marshall	Chambreau	Forner	Cassinelli
Ayes						
Nays						
Abstentions						
Absent						

PUBLISHED:

EFFECTIVE:

City Clerk

From: Heather Reynolds <heather@reynoldsattorney.com>
Sent: Monday, September 29, 2014 1:29 PM
To: clerk@ilwaco-wa.gov
Subject: RE: Noise ordinance

Ariel,
This looks good, EXCEPT, I would delete the reference to "gang" bathrooms in the definitions, and instead say "group", even if it says "gang" in the definition you copied. In today's vernacular, "gang" has a lot of bad connotations.
Heather

Heather Reynolds
Attorney at Law
PO Box 145
Astoria, OR 97103
Phone 503-325-8449
Fax 503-338-2969

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From: City Clerk [mailto:clerk@ilwaco-wa.gov]
Sent: Monday, September 29, 2014 12:27 PM
To: 'Heather Reynolds'
Subject: Noise ordinance

Heather,
Can you look at this real quick for me?

Thanks,
Ariel

City Clerk

From: Flint Wright <lbpdchief@centurytel.net>
Sent: Monday, August 11, 2014 3:16 PM
To: clerk@ilwaco-wa.gov
Subject: RE: Noise Ordinance cont.

Sounds good to me. Make sure the city attorney looks at it.

From: City Clerk [mailto:clerk@ilwaco-wa.gov]
Sent: Monday, August 11, 2014 11:50 AM
To: 'Flint Wright'
Subject: Noise Ordinance cont.

Flint,
Ryan has suggested this language, what about replacing the current section O with this "Sounds originating from commercial or industrial activities provided such activities are conducted in conformance with RCW 70.107 and any regulations thereunder; except whereas in the event of frequent, repetitive or continuous sounds which emanate from any building and/or structure, which unreasonably disturbs or interferes with the peace and comfort of owners or possessors of real property, such as sounds from musical instruments, audio sound systems, band sessions or social gatherings."
Please let me know what you think.
Thanks,
Ariel

ORDINANCE #720

CHAPTER 8.18 IS HEREBY ADDED TO THE ILWACO MUNICIPAL CODE, TO READ AS FOLLOWS:

Chapter 8.18

PUBLIC NUISANCE NOISE DISTURBANCES

Sections:

8.18.010	Title.
8.18.020	Policy and Procedure.
8.18.030	Definitions.
8.18.040	Nuisance Noise Disturbance.
8.18.050	Exemptions.
8.18.060	Enforcement.
8.18.070	Violation of Chapter-Infraction-Exceptions.
8.18.080	Notice of Infractions.
8.18.090	Response to Notice of Infraction-Contesting Determination- Hearing-Failure to Respond.
8.18.100	Hearing-Rules of Procedure-Counsel.
8.18.110	Hearings-Contesting Determination that Infraction Committed- Appeal.
8.18.120	Hearings-Explanation of Mitigating Circumstance.
8.18.130	Exemption of Burden of Proof.
8.18.140	Monetary Penalties.
8.18.150	Misdemeanor/Infraction.
8.18.160	Non-Appearance After Written Promise, Misdemeanor.
8.18.170	Misdemeanor Penalty.
8.18.180	Severability.
8.18.190	Effective Date.

8.18.010 Title.

This Ordinance shall be known and may be cited as the City of Ilwaco Nuisance Noise Code, and shall be codified as Chapter 8.18 of the Ilwaco Municipal Code.

8.18.020 Policy and Procedure.

It is hereby declared to be the policy of the City of Ilwaco to minimize exposure of citizens to excessive noise and to protect, promote, and preserve the public health, safety and welfare. It is the express purpose of the City of Ilwaco to control the level of noise in a manner that promotes the use, value, and enjoyment of property; sleep and repose; commerce and environmental quality.

8.18.030 Definitions.

For the purposes of this chapter the following words and phrases shall be defined as follows:

A. Construction means any activity necessary or incidental to the erection, demolition, assembling, altering, installing, repairing or equipping of buildings, roadways or utilities, including land clearing, grading, excavating and filling.

B. Dwelling unit means a building or portion thereof regularly used for residential occupancy.

C. Dynamic braking device means a device, commonly called "jake brakes", used primarily on trucks and buses to convert the motor from an internal combustion engine to an air compressor for the purpose of vehicle braking without the use of wheel brakes.

D. Motor vehicle means any land vehicle that is or is designed to be self-propelled and/or that is designed or used for transporting persons or property.

E. Noise disturbance means any sound that is plainly audible within any dwelling unit or sleeping unit not the source of the sound, and that:

- (1) injures or endangers the safety and health of humans,
- (2) reasonably tends to annoy or disturb one or more persons, or
- (3) endangers or injures personal or real property. Whether any particular sound constitutes a noise disturbance is to be determined in light of all relevant circumstances, including but not limited to: the loudness of the sound as heard outside of the property or location where the sound originates; the time of day the sound is heard; and the duration of the sound.
- (4) Noise disturbance also means any sound that is plainly audible 25 feet from any motor vehicle within the city limits of Ilwaco irrespective of whether it is plainly audible within any dwelling or sleeping unit.

Noise sensitive unit means any building or portion thereof, vehicle, boat or other structure used as a church, day care center, hospital, nursing care center, school, or place used for overnight accommodations of persons, including, but not limited to, individual homes, individual apartments, trailers and nursing homes.

A sleeping unit is something that is not a full dwelling unit. It can be just a sleeping area, such as a dorm room with access to gang bathrooms and no cooking facilities. A sleeping unit can include either sanitation or cooking, but not both (i.e., the unit is a space to live and sleep, but shares a bathroom outside the unit and/or does not include a full kitchen). This group covers all types of congregate living arrangements and most transient lodging. Examples are: guestrooms in hotels and motels; bedrooms in dormitories, boarding houses, sorority houses, fraternity houses, halfway houses, group homes, monasteries, convents, assisted living facilities and nursing homes; and sleeping cells in jails.

F. Off-road vehicle means any vehicle, including motor vehicles, used off public rights-of-way for recreation purposes, including racing vehicles.

G. Person means individual, corporation, partnership, association, governmental body, state or other entity whatsoever

H. Property means anything of value, whether tangible or intangible, real or personal.

I. Chief of Police means the Long Beach City Chief of Police or his designee.

8.18.040 Nuisance Noise Disturbance.

It is unlawful for any person to cause or any person in possession of property to allow to originate from the property any noise disturbance that:

- A. Emanates from any device or property used for sound production or re-production, including but not limited to radios, televisions, musical instruments, phonographs, loudspeakers, or,
- B. Emanates from mechanized equipment such as but not limited to dynamic braking system, motor vehicle, motorcycle, off-road vehicle, or recreations vehicle, except as provided in Section 8.18.050; or
- C. Emanates from an instrument used in propulsion of shot, shell, or bullets by the action of gunpowder exploded within it, or from fireworks, except as provided in Section 8.18.050.

8.18.50 Exemptions.

The following sounds are exempt from the provisions of this ordinance:

- A. Sounds created by fire alarms.
- B. Sounds created by emergency equipment and emergency work necessary for law enforcement or the health, safety and welfare of the community.
- C. Sounds created by the discharge of firearms (1) in the course of recreational activities during the time of year and time of day prescribed by State law for said activity, and if law for such activity prescribes no time period then the time of day shall begin one-half hour after sunrise and end one-half hour after sunset; (2) on authorized shooting ranges; and (3) in the course of protecting life, limb or property. However, there shall be no exemption for any discharge of firearms that is in violation of any other provisions of law.
- D. Sounds originating from forest land management activities or agriculture activities.
- E. Sound created by equipment or motor vehicles used for road and drainage maintenance.
- F. Sounds created by warning devices not operated continuously for more than 30 minutes.
- G. Sounds created by the operation of equipment or facilities of surface carriers engaged in commerce.
- H. Sounds that originate from public works projects.
- I. Other than public works, sounds created by construction between 7:00 a.m. and 6:30 p.m. M-S and between 9:00 a.m. and 5:00 p.m. on Sunday.
- J. Sounds created by refuse removal equipment.
- K. Sounds originating from officially approved parades and other public events.
- L. Sounds originating from fireworks authorized pursuant to RCW 70.77.
- M. Sounds originating from ordinary maintenance of real or personal property during daylight hours. Such activities include but are not limited to: landscape maintenance, painting, firewood cutting, and gardening.

N. Sounds originating from normal travel on roads. However, this exemption does not apply to the operation of any motor vehicle in excess of 10,000 pound Gross Combined Weight Rating within 200 feet of any residence and with a dynamic breaking device engaged, unless such device does to increase the sound level emitted by the vehicle under power.

O. Sound originating from commercial or industrial activities provided such activities is conducted in conformance with RCW 70.107 and any regulations thereunder.

O. Sound originating from commercial or industrial activities provided such activities are conducted in conformance with RCW 70.107 and any regulations thereunder; except whereas in the event of frequent, repetitive or continuous sounds which emanate from any building and/or structure, which unreasonably disturbs or interferes with the peace and comfort of owners or possessors of real property, such as sounds from musical instruments, audio sound systems, band sessions or social gatherings.

8.18.060 Enforcement.

The authority and responsibility for enforcing this chapter are vested in the Chief of Police, who may take such enforcement measures as deemed appropriate. Such measures may include, but are not limited to, the issuance of verbal or written warnings, the issuance of notices of infraction, when allowed under this chapter.

8.18.070 Violation of Chapter-Infraction-Exceptions.

Violations of this chapter shall be classified as infractions, except as otherwise provided. Infractions are non-criminal offenses.

8.18.080 Notice of Infractions.

A notice of infraction represents a determination that an infraction has been committed.

8.18.090 Civil Monetary Penalties and Process

Civil infraction penalties shall accrue as follows: Each violation will be punished by a fine not to exceed two hundred fifty dollars (\$250) per violation nor to exceed a fine of two hundred fifty dollars (\$250) per day that violations occur and for each day of violation thereafter until the violation has been corrected. All proceedings for the civil violation will be in accordance with Section 1.20.020.

8.18.100 Severability.

If any section, paragraph, clause, or phrase of this ordinance be declared invalid by a court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this ordinance.

8.18.110 Effective Date.

This ordinance shall take effect immediately.

PASSED AND APPROVED by the Council of the City of Ilwaco this ____ day of _____, 2006.

Doug Hubbard, Mayor

Lori Mossman, City Clerk

**CITY OF ILWACO
CITY COUNCIL AGENDA ITEM BRIEFING**

A. Meeting Dates: Council Workshop: Public Hearing:
Council Discussion Item: 10/13/14 Council Business Item: 10/27/14

B. Issue/Topic: **Washington State Public Works Board Loan Repayment Date
Amendments to Loan Agreements**

C. Sponsor(s):

1. Mike Cassinelli
- 2.

D. Background (overview of why issue is before council):

1. Currently the loan repayment date for the Washington State Public Works Board loan is July 1st, this amendment would make it June 1st. This action is being taken at the direction of the legislature. This is to better align the billing and budget projections with the state's biennial budget cycle. This would affect four current loan agreements with the Public Works Trust Fund. PW-06-962-017, PW-05-691-023, PW-97-791-007 & PW-04-691-PRE-116.

E. Discussion (specific details relevant to the issue, pros/cons, alternatives and any other decision-making details)

The impact of this amendment is as follows:

1. For 2015 the billing cycle is July 1, 2014 through May 31, 2015 and includes 11 months of principle and interest.
2. For 2016 and thereafter, the billing cycle is from June 1st through May 31st and includes 12 months of principle and interest.

F. Impacts:

1. Fiscal: ultimately the payments will come out the same
2. Legal:
3. Personnel:
4. Service/Delivery:

G. Planning Commission: Recommended N/A Public Hearing on

H. Time Constraints/Due Dates: The amendment is to be mailed to the state no later than November 14, 2014.

Proposed Motion: **I move to authorize the mayor to execute the four Public Works Board Loan Amendments to move the payment due date from July 1st to June 1st.**



STATE OF WASHINGTON
DEPARTMENT OF COMMERCE

1011 Plum Street SE • PO Box 42525 • Olympia, Washington 98504-2525 • (360) 725-4000

www.commerce.wa.gov

September 15, 2014

Contracts Administrator
Ilwaco, City of
120 First Avenue North
Ilwaco, WA 98624

RE: Public Works Trust Fund
Loan Repayment Date Amendment to Loan Agreement/Contract PW-06-962-017

Dear Sir or Madam,

Enclosed are two copies of the amendment for your Public Works Loan Agreement modifying the annual repayment date from July 1 to June 1. This action is being taken at the direction of the legislature and the Office of Financial Management to better align the billing and budget projections with the state's biennial budget cycle. **Your new repayment date will now be June 1.**

- For 2015, your billing cycle is July 1, 2014 through May 31, 2015 and includes 11 months of principle and interest.
- For 2016 and thereafter, your billing cycle is from June 1 through May 31 and includes 12 months of principle and interest.

All other instructions regarding your loan repayments are the same and billings will be mailed out thirty days earlier as well to meet this new repayment date.

Please sign and return both copies of the amendment to our office no later than November 14, 2014.

Department of Commerce
Attn: Contracts Administration Unit
P. O. Box 42525
Olympia, WA 98504-2525

If you have any questions, concerns or need additional information, please do not hesitate to call me at (360) 725-3022 or email me at mark.barkley@commerce.wa.gov.

Sincerely,

Mark K. Barkley

Mark K. Barkley
Managing Director
Contracts Administration Unit

AMENDMENT FACE SHEET

Loan Number: PW-06-962-017
Amendment Number: Y
Washington State Department of Commerce
PUBLIC WORKS BOARD
Loan Contract

1. Contractor Ilwaco, City of 120 First Avenue North Ilwaco, WA 98624		2. Contractor Doing Business As (optional) N/A	
3. Contractor Representative (only if updated) N/A		4. Public Works Board Representative (only if updated) N/A	
5. Original Contract Amount \$ 237,960.00	6. Amendment Amount N/A	7. New Contract Amount N/A	
8. Amendment Funding Source Federal: <input type="checkbox"/> State: <input checked="" type="checkbox"/> Other: <input type="checkbox"/> N/A: <input type="checkbox"/>		9. Amendment Start Date October 15 th , 2014	10. Contract End Date June 1, 2026
11. Federal Funds (as applicable): N/A		Federal Agency: N/A	CFDA Number: N/A
12. Amendment Purpose: The purpose of this amendment is to formally alter the day and month in which loan payments are due from July 1 to June 1. The Board, defined as the Washington State Public Works Board, and Borrower/Contractor acknowledge and accept the terms of this Agreement/Contract As Amended and attachments and have executed this Contract on the date below to start as of the date shown above. The rights and obligations of both parties to this Agreement/Contract As Amended are governed by this Agreement/Contract Amendment and the following other documents incorporated by reference: Amendment Terms and Conditions including all attachments. A copy of this Agreement/Contract Amendment shall be attached to and made a part of the original Agreement/Contract between the Board and the Borrower/Contractor. Any reference in the original Contract to "Agreement" or "Contract" shall mean the "Agreement As Amended" or "Contract As Amended," respectively.			
FOR THE BORROWER/CONTRACTOR _____ Signature _____ Print Name _____ Title _____ Date		FOR PUBLIC WORKS BOARD _____ Stan Finkelstein, Public Works Board Chair _____ Date APPROVED AS TO FORM ONLY This 15 th Day of July, 2013 _____ Bob Ferguson Attorney General _____ Signature on File Kathryn Wyatt Assistant Attorney General	

AMENDMENT TERMS AND CONDITIONS

Washington State Department of Commerce
PUBLIC WORKS BOARD
Loan Contract

Contractor/Borrower: Ilwaco, City of
Contract Number: PW-06-962-017
Amendment Number: Y

The Public Works Board (or its successors), a department of the State of Washington, (hereafter referred to as the "Board") and the Contractor, listed on the Face Sheet, agree to amend the above listed contract by revising all clauses contained therein that reference (in whole or in part) the annual Loan Repayment month and Loan End Date month.

The Loan Repayment and Loan End Date months shall be revised to read "June 1" instead of "July 1" as the month and day in which all loan repayments are to be made. The final payment shall be on or before June 1, 2026, of an amount sufficient to bring the loan balance to zero.



STATE OF WASHINGTON
DEPARTMENT OF COMMERCE

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www.commerce.wa.gov

September 15, 2014

Contracts Administrator
Ilwaco, City of
120 First Avenue North
Ilwaco, WA 98624

RE: Public Works Trust Fund
Loan Repayment Date Amendment to Loan Agreement/Contract PW-05-691-023

Dear Sir or Madam,

Enclosed are two copies of the amendment for your Public Works Loan Agreement modifying the annual repayment date from July 1 to June 1. This action is being taken at the direction of the legislature and the Office of Financial Management to better align the billing and budget projections with the state's biennial budget cycle. **Your new repayment date will now be June 1.**

- For 2015, your billing cycle is July 1, 2014 through May 31, 2015 and includes 11 months of principle and interest.
- For 2016 and thereafter, your billing cycle is from June 1 through May 31 and includes 12 months of principle and interest.

All other instructions regarding your loan repayments are the same and billings will be mailed out thirty days earlier as well to meet this new repayment date.

Please sign and return both copies of the amendment to our office no later than November 14, 2014.

Department of Commerce
Attn: Contracts Administration Unit
P. O. Box 42525
Olympia, WA 98504-2525

if you have any questions, concerns or need additional information, please do not hesitate to call me at (360) 725-3022 or email me at mark.barkley@commerce.wa.gov.

Sincerely,

Mark K. Barkley

Mark K. Barkley
Managing Director
Contracts Administration Unit

AMENDMENT FACE SHEET

Loan Number: PW-05-691-023
Amendment Number: Y
Washington State Department of Commerce
PUBLIC WORKS BOARD
Loan Contract

1. Contractor Ilwaco, City of 120 First Avenue North Ilwaco, WA 98624		2. Contractor Doing Business As (optional) N/A	
3. Contractor Representative (only if updated) N/A		4. Public Works Board Representative (only if updated) N/A	
5. Original Contract Amount \$ 769,898.26	6. Amendment Amount N/A	7. New Contract Amount N/A	
8. Amendment Funding Source Federal: <input type="checkbox"/> State: <input checked="" type="checkbox"/> Other: <input type="checkbox"/> N/A: <input type="checkbox"/>	9. Amendment Start Date October 15 th , 2014	10. Contract End Date June 1, 2025	
11. Federal Funds (as applicable): N/A	Federal Agency: N/A	CFDA Number: N/A	
12. Amendment Purpose: The purpose of this amendment is to formally alter the day and month in which loan payments are due from July 1 to June 1.			
The Board, defined as the Washington State Public Works Board, and Borrower/Contractor acknowledge and accept the terms of this Agreement/Contract As Amended and attachments and have executed this Contract on the date below to start as of the date shown above. The rights and obligations of both parties to this Agreement/Contract As Amended are governed by this Agreement/Contract Amendment and the following other documents incorporated by reference: Amendment Terms and Conditions including all attachments. A copy of this Agreement/Contract Amendment shall be attached to and made a part of the original Agreement/Contract between the Board and the Borrower/Contractor. Any reference in the original Contract to "Agreement" or "Contract" shall mean the "Agreement As Amended" or "Contract As Amended," respectively.			
FOR THE BORROWER/CONTRACTOR _____ Signature _____ Print Name _____ Title _____ Date		FOR PUBLIC WORKS BOARD _____ Stan Finkelstein, Public Works Board Chair _____ Date APPROVED AS TO FORM ONLY This 15 th Day of July, 2013 _____ Bob Ferguson Attorney General _____ Signature on File Kathryn Wyatt Assistant Attorney General	

AMENDMENT TERMS AND CONDITIONS

Washington State Department of Commerce
PUBLIC WORKS BOARD
Loan Contract

Contractor/Borrower: Ilwaco, City of
Contract Number: PW-05-691-023
Amendment Number: Y

The Public Works Board (or its successors), a department of the State of Washington, (hereafter referred to as the "Board") and the Contractor, listed on the Face Sheet, agree to amend the above listed contract by revising all clauses contained therein that reference (in whole or in part) the annual Loan Repayment month and Loan End Date month.

The Loan Repayment and Loan End Date months shall be revised to read "June 1" instead of "July 1" as the month and day in which all loan repayments are to be made. The final payment shall be on or before June 1, 2025, of an amount sufficient to bring the loan balance to zero.



STATE OF WASHINGTON
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September 15, 2014

Contracts Administrator
Ilwaco, City of
120 First Avenue North
Ilwaco, WA 98624

RE: Public Works Trust Fund
Loan Repayment Date Amendment to Loan Agreement/Contract PW-97-791-007

Dear Sir or Madam,

Enclosed are two copies of the amendment for your Public Works Loan Agreement modifying the annual repayment date from July 1 to June 1. This action is being taken at the direction of the legislature and the Office of Financial Management to better align the billing and budget projections with the state's biennial budget cycle. **Your new repayment date will now be June 1.**

- For 2015, your billing cycle is July 1, 2014 through May 31, 2015 and includes 11 months of principle and interest.
- For 2016 and thereafter, your billing cycle is from June 1 through May 31 and includes 12 months of principle and interest.

All other instructions regarding your loan repayments are the same and billings will be mailed out thirty days earlier as well to meet this new repayment date.

Please sign and return both copies of the amendment to our office no later than November 14, 2014.

Department of Commerce
Attn: Contracts Administration Unit
P. O. Box 42525
Olympia, WA 98504-2525

If you have any questions, concerns or need additional information, please do not hesitate to call me at (360) 725-3022 or email me at mark.barkley@commerce.wa.gov.

Sincerely,

Mark K. Barkley

Mark K. Barkley
Managing Director
Contracts Administration Unit

AMENDMENT FACE SHEET

Loan Number: PW-97-791-007
Amendment Number: C
Washington State Department of Commerce
PUBLIC WORKS BOARD
Loan Contract

1. Contractor Ilwaco, City of 120 First Avenue North Ilwaco, WA 98624		2. Contractor Doing Business As (optional) N/A		
3. Contractor Representative (only if updated) N/A		4. Public Works Board Representative (only if updated) N/A		
5. Original Contract Amount \$ 193,500.00	6. Amendment Amount N/A	7. New Contract Amount N/A		
8. Amendment Funding Source Federal: <input type="checkbox"/> State: <input checked="" type="checkbox"/> Other: <input type="checkbox"/> N/A: <input type="checkbox"/>		9. Amendment Start Date October 15 th , 2014	10. Contract End Date June 1, 2017	
11. Federal Funds (as applicable): N/A		Federal Agency: N/A		CFDA Number: N/A
12. Amendment Purpose: The purpose of this amendment is to formally alter the day and month in which loan payments are due from July 1 to June 1. The Board, defined as the Washington State Public Works Board, and Borrower/Contractor acknowledge and accept the terms of this Agreement/Contract As Amended and attachments and have executed this Contract on the date below to start as of the date shown above. The rights and obligations of both parties to this Agreement/Contract As Amended are governed by this Agreement/Contract Amendment and the following other documents incorporated by reference: Amendment Terms and Conditions including all attachments. A copy of this Agreement/Contract Amendment shall be attached to and made a part of the original Agreement/Contract between the Board and the Borrower/Contractor. Any reference in the original Contract to "Agreement" or "Contract" shall mean the "Agreement As Amended" or "Contract As Amended," respectively.				
FOR THE BORROWER/CONTRACTOR _____ Signature _____ Print Name _____ Title _____ Date		FOR PUBLIC WORKS BOARD _____ Stan Finkelstein, Public Works Board Chair _____ Date APPROVED AS TO FORM ONLY This 15 th Day of July, 2013 _____ Bob Ferguson Attorney General _____ Signature on File Kathryn Wyatt Assistant Attorney General		

AMENDMENT TERMS AND CONDITIONS

Washington State Department of Commerce
PUBLIC WORKS BOARD
Loan Contract

Contractor/Borrower: Ilwaco, City of
Contract Number: PW-97-791-007
Amendment Number: C

The Public Works Board (or its successors), a department of the State of Washington, (hereafter referred to as the "Board") and the Contractor, listed on the Face Sheet, agree to amend the above listed contract by revising all clauses contained therein that reference (in whole or in part) the annual Loan Repayment month and Loan End Date month.

The Loan Repayment and Loan End Date months shall be revised to read "June 1" instead of "July 1" as the month and day in which all loan repayments are to be made. The final payment shall be on or before June 1, 2017, of an amount sufficient to bring the loan balance to zero.



STATE OF WASHINGTON
DEPARTMENT OF COMMERCE

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www.commerce.wa.gov

September 15, 2014

Contracts Administrator
Ilwaco, City of
120 First Avenue North
Ilwaco, WA 98624

RE: Public Works Trust Fund
Loan Repayment Date Amendment to Loan Agreement/Contract PW-04-691-PRE-116

Dear Sir or Madam,

Enclosed are two copies of the amendment for your Public Works Loan Agreement modifying the annual repayment date from July 1 to June 1. This action is being taken at the direction of the legislature and the Office of Financial Management to better align the billing and budget projections with the state's biennial budget cycle. Your new repayment date will now be June 1.

- For 2015, your billing cycle is July 1, 2014 through May 31, 2015 and includes 11 months of principle and interest.
- For 2016 and thereafter, your billing cycle is from June 1 through May 31 and includes 12 months of principle and interest.

All other instructions regarding your loan repayments are the same and billings will be mailed out thirty days earlier as well to meet this new repayment date.

Please sign and return both copies of the amendment to our office no later than November 14, 2014.

Department of Commerce
Attn: Contracts Administration Unit
P. O. Box 42525
Olympia, WA 98504-2525

If you have any questions, concerns or need additional information, please do not hesitate to call me at (360) 725-3022 or email me at mark.barkley@commerce.wa.gov.

Sincerely,

Mark K. Barkley

Mark K. Barkley
Managing Director
Contracts Administration Unit

AMENDMENT FACE SHEET

Loan Number: PW-04-691-PRE-116
Amendment Number: Y
Washington State Department of Commerce
PUBLIC WORKS BOARD
Loan Contract

1. Contractor Ilwaco, City of 120 First Avenue North Ilwaco, WA 98624		2. Contractor Doing Business As (optional) N/A		
3. Contractor Representative (only if updated) N/A		4. Public Works Board Representative (only if updated) N/A		
5. Original Contract Amount \$ 77,325.00	6. Amendment Amount N/A	7. New Contract Amount N/A		
8. Amendment Funding Source Federal: <input type="checkbox"/> State: <input checked="" type="checkbox"/> Other: <input type="checkbox"/> N/A: <input type="checkbox"/>		9. Amendment Start Date October 15 th , 2014	10. Contract End Date June 1, 2024	
11. Federal Funds (as applicable): N/A		Federal Agency: N/A	CFDA Number: N/A	
12. Amendment Purpose: The purpose of this amendment is to formally alter the day and month in which loan payments are due from July 1 to June 1. The Board, defined as the Washington State Public Works Board, and Borrower/Contractor acknowledge and accept the terms of this Agreement/Contract As Amended and attachments and have executed this Contract on the date below to start as of the date shown above. The rights and obligations of both parties to this Agreement/Contract As Amended are governed by this Agreement/Contract Amendment and the following other documents incorporated by reference: Amendment Terms and Conditions including all attachments. A copy of this Agreement/Contract Amendment shall be attached to and made a part of the original Agreement/Contract between the Board and the Borrower/Contractor. Any reference in the original Contract to "Agreement" or "Contract" shall mean the "Agreement As Amended" or "Contract As Amended," respectively.				
FOR THE BORROWER/CONTRACTOR _____ Signature _____ Print Name _____ Title _____ Date		FOR PUBLIC WORKS BOARD _____ Stan Finkelstein, Public Works Board Chair _____ Date APPROVED AS TO FORM ONLY This 15 th Day of July, 2013 _____ Bob Ferguson Attorney General _____ Signature on File Kathryn Wyatt Assistant Attorney General		

AMENDMENT TERMS AND CONDITIONS

Washington State Department of Commerce
PUBLIC WORKS BOARD
Loan Contract

Contractor/Borrower: Ilwaco, City of
Contract Number: PW-04-691-PRE-116
Amendment Number: Y

The Public Works Board (or its successors), a department of the State of Washington, (hereafter referred to as the "Board") and the Contractor, listed on the Face Sheet, agree to amend the above listed contract by revising all clauses contained therein that reference (in whole or in part) the annual Loan Repayment month and Loan End Date month.

The Loan Repayment and Loan End Date months shall be revised to read "June 1" instead of "July 1" as the month and day in which all loan repayments are to be made. The final payment shall be on or before June 1, 2024, of an amount sufficient to bring the loan balance to zero.

City Clerk

From: Barkley, Mark (COM) <mark.barkley@commerce.wa.gov>
Sent: Tuesday, October 07, 2014 3:33 PM
To: clerk@ilwaco-wa.gov
Subject: RE: Loan Amendment contract PW-06-962-017

Ariel,

We will add it to the end of your loan agreement. We will return to you a new amortization schedule along with your copy of your signed amendment once completed.

Thanks!

Mark K. Barkley
Managing Director, Contracts Administration Unit
Office: 360.725.3022 Mobile: 360.259.9542
Mark.Barkley@commerce.wa.gov

Washington State Department of Commerce
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From: City Clerk [mailto:clerk@ilwaco-wa.gov]
Sent: Tuesday, October 07, 2014 3:12 PM
To: Barkley, Mark (COM)
Subject: Loan Amendment contract PW-06-962-017

Mr. Barkley,

I just had a quick question about the loan amendment for the Public Works Loan Agreement that you sent out. You note that in 2015 the cycle was July 1st – May 31st which is 11 months of principle and interest and then in 2016 it would now be June 1st to May 31st and 12 months of principle and interest. What happened to that 12th month in 2015? Will you just add it on to the last payment of 2016? I just have to present this to council and I know that will be a question. Any information that you can provide me will be helpful.

Thank you,

Ariel Smith
Deputy City Clerk
City of Ilwaco
360-642-3145
clerk@ilwaco-wa.gov
www.ilwaco-wa.gov



CITY OF ILWACO
CITY COUNCIL AGENDA ITEM BRIEFING

A. Meeting Dates: Council Workshop: Public Hearing: 10/13/14
Council Discussion Item:10/13/14 Council Business Item:
10/27/14

B. Issue/Topic: **Conditional Use Permit – Vacation Rental 211 Pearl St**

C. Sponsor(s):

1. Crater
- 2.

D. Background (overview of why issue is before council):

The proposed vacation rental home was historically used for a boarding home for those in the fishing and canning industry. It is a seven bedroom home, with ten bathrooms and a guest house. This home was previously used as a Bed and Breakfast up until 1998, prior to the current zoning regulations. In 2008 the current owners applied for a conditional use permit to make the home an operating vacation rental, the request at that time was denied by the City Council. There was a lot of negative feedback from the surrounding neighbors.

E. Discussion (specific details relevant to the issue, pros/cons, alternatives and any other decision-making details):

The potential owners of the home now intend to live full-time on the premises. They hope to offer a nice place to stay in the heart of Ilwaco, with easy access to the Port of Ilwaco. It should be noted that the Planning Commission voted to *not* recommend this be approved by the City Council.

F. Impacts:

1. Fiscal: The City would receive the Hotel/Motel tax from the rental
2. Legal:
3. Personnel:
4. Service/Delivery:

G. Planning Commission: Recommended Not Recommended
 Public Hearing on October 13, 2014

H. Staff Comments:

I. Time Constraints/Due Dates:

J. Proposed Motion: **I move to (approve or deny) this conditional use permit for the purpose of a vacation rental under the conditions presented by the City Planner.**

City Clerk

From: Larry Hamilton <LHamilton@gideontoal-ms.com>
Sent: Monday, October 20, 2014 12:42 PM
To: clerk@Ilwaco-wa.gov
Subject: FW: 211 Pearl St Ilwaco Wa

Aireal could you please pass this onto the Mayor and the members of the city counsel.

Ilwaco City Counsel
Mike Casanellie

Larry Hamilton 307 Lake street Ilwaco, Wa. - Primary residence Antique Gallery 206/208 First Ave, South, Ilwaco Wa. - Own building and business Antique Gallery Too - 116 Spruce street - Lease store front

I attended both meetings and had the opportunity to be involved in our future but my concern is having a realtor threaten to sell to a group house if we do not approve the Condition of use permit.

My other concern is having an 8 bedroom house behind mine having 18 guest in the house for a period of time and dealing with all that comes with the volume of people that would use the house at one time. Currently there are 4 people living on Pearl and now there would be almost 8 times that many people which will have a profound impact on the community and the quality of our life.

The house has very little back yard maybe 12 foot deep along with a 8 foot side yard on the north which is close to the neighbors and is to close for comfort when there are that many people and very little control at 211 Pearl.

I know Ryan indicated the rules would be posted in the home but the world is a different place and I believe people live by the motto "RULES ARE MADE TO BE BROKEN". People on vacation believe they are free to do anything they want especially if their paying a large sum of money to rent the house.

I will commit to fighting the possibly of a Conditional Use Permit for the vacation rental especially to two people that have broken the law three times each within the past 10 years themselves.

I'm concerned that this keeps coming up and we battle the prospect every time a request is filed and I hope for new legislature be introduce that once a property has already been denied for a Conditional Use permit its not eligible for 50 years.

The future owners said in their letter to the City Counsel their plan is to live in the house but failed to say FULL TIME and or Primary residence. The realtor indicated a property management company would be overseeing the house which does not mean at the property when their are guest in the home.

211 Pearl has had many owners from a boarding house to a second home of the last two owners. The reason why there has not been a new owner is because the of the currant owner Anne Clark.

Anne Clark purchase the property as a flip and did improvements on the property, she then put it up for sale shortly after the work was done. She started out asking 610,000.00 then dropped it every time she changed realtors to the current price of 375,000.00. If she priced the house at the true value of the home, she would have sold it a long time ago to a family wanting to live in the house.

If the Conditional use Permit is granted the 210 Pearl owner who also purchased the house to flip, will be requesting the conditional use permit since he can not sell his flip due to a high price.

We are also hearing from Ryan Crater about changing Pearl to a commercial use property in the future which to me is concerning when we have 2/3 of our down town area with empty buildings and they are all commercial properties. Converting Pearl to commercial just does not make any sense since its not the R-1 suffering in Ilwaco but the commercial property is hurting so bad. The Rizzo's have indicated to many they will rent the rooms of the house out as a hotel which I would think that would require a commercial property.

We appreciate your consideration with the negative impact this will have on our homes and life style if passed.

Sincerely

Larry Hamilton

City Clerk

From: Judy Hornbuckle <towbeh@live.com>
Sent: Wednesday, October 15, 2014 1:46 PM
To: council1@ilwaco-wa.gov; council2@ilwaco-wa.gov; council3@ilwaco-wa.gov; Council4@ilwaco-wa.gov; council5@ilwaco-wa.gov
Cc: mayor@ilwaco-wa.gov; cityclerk@ilwaco-wa.gov
Subject: Conditional Use Permit 211 Pearl Ave.

Council members :

The large home at 211 Pearl invites an exacerbation of the general nuisance problems that are inherent to vacation rentals. Noise, litter, traffic, etc.- you have heard these arguments before.

Some would say that these problems will only affect a small area of the city and impact only a few residences directly. But there is a bigger concern, that of the opening of the entire city to the vacation rental business. Once a large structure such as 211 Pearl is approved for vacation rental there would be little argument that could be presented against owners of smaller dwellings seeking conditional use exceptions. This could lead to a proliferation of vacation rentals. Owners of current properties on the market that have been difficult to sell would have a way to earn income from their property and perhaps establish it as their new business.

You have heard the objections to this vacation rental, some objective and relevant, others emotional and irrelevant, but the true reason that this must be denied is that a precedent should not be established for R-1 properties in Ilwaco to become vacation rentals.

In 2008 two of the current city council members voted to deny a request for 211 Pearl to become a conditional use vacation rental. What changes have occurred since then to cause a change in council members' vote ? We can not see anything that would justify a reversal of the previous vote.

Sincerely,
Tom & Judy HornBuckle
401 Lake Street

Sent from Windows Mail

City Clerk

From: Ryan Crater <rcrater@columbiaestuary.org>
Sent: Tuesday, October 07, 2014 1:31 PM
To: clerk@ilwaco-wa.gov
Subject: FW: Land Use at 211 Pearl Ave.

Public comment

From: David Knight [mailto:pelican8@comcast.net]
Sent: Friday, October 03, 2014 11:30 AM
To: Ryan Crater
Cc: Cheri Diehl
Subject: Land Use at 211 Pearl Ave.

Hi Ryan, Thanks again for the really great help and support you have provided me in the past on my property at 210 Pearl Avenue. You are always great to work with and your assistance always greatly exceeds my expectations.

I have had passed along to me by several people that there is an issue coming up for discussion at the next meeting of the planning commission regarding the house at 211 SE Pearl Avenue there in Ilwaco. This is the house across the street from the remodel project I have just completed at 210 Pearl, as well as the lot I plan to build on next to 210 Pearl. I understand the current issue is the use of 211 Pearl as a vacation rental and that a real estate sale of the property is contingent upon the granting of permission for the use of the property for this purpose. Following are my comments regarding this issue.

211 Pearl seems to me to be a "single use" property in that it was originally built and designed as a "boarding house" and was subsequently used for that purpose for some period prior to the adoption of zoning laws and perhaps after. The structure seems unsuitable and unmarketable as a private home or for any other purpose. I understood this when I purchased my property, and as such, accepted the fact that the structure would eventually be put into service once again for the intended purpose of short term rental of rooms.

The current issue of denying the owner use of the property for its original intended purpose seems troublesome. Here are my concerns;

1. Given that the property seems clearly designed and constructed for a single use and that denial of that use renders the property in some way unsaleable there is the potential risk that the current owner will abandon the investment, ceasing to actively contribute to its upkeep and the property will fall into ruin. Frankly speaking, Ilwaco has enough structures that have fallen into ruin and having this kind of potentially degenerative structure across the street from my new investments does not provide me with assurance for continued investment. The inconvenient question remains, if the current owner is precluded from use of the structure for the only intended purpose for which the structure is suited, then what does the city expect the outcome to be? Certainly, if the investment becomes devalued to the point of unsalability at any reasonable level, then why would the current owner be expected to continue to contribute to its upkeep?
2. It seems clear that the 211 Pearl was originally intended for, and used as, short term room rental. Its past use and basic design make this an unmistakable conclusion that should have been abundantly clear to any purchasers of adjoining property in subsequent years, as it was to me. It also seems clear that denial of use will significantly diminish the value of the property and that this would be regarded by the court as a regulatory taking of Inverse Condemnation. (I have put a short extract regarding Inverse Condemnation below. So, my second concern regards the legal exposure that the City takes on by inversely condemning the property by the restriction of its originally intended use. A claim against the city will result in expenses and potential damages

that could affect my current tax rate and cause even greater risk to my investment through the uncertainties associated with the dispute process.

3. On the other side, SE Pearl Avenue is entirely unsuitable at the moment for the commercial traffic associated with a business such as is proposed so again there are liability issues and the simple question of convenience to current residents. It would seem then a commercial use of 211 Pearl should in some way be contingent upon or associated with a street improvement plan.

So, in summary, based upon the vacation rental rules as Cheri Diehl has explained them to me, I don't have an issue with the use of 211 Pearl as a vacation rental as long as some kind of resident or nearby management is available to deal with nuisance issues and if the street condition issue is address. My preference would be a bed and breakfast with a resident manager but that may not be an option the current or future owners are prepared to consider. Additionally I am skeptical of the legal challenges the city will be taking on by limiting use and the associated legal expenses. Lastly I am concerned that by denying the intended use this will result in the abandonment or neglect of the investment by the current owner that results in a derelict condition that diminishes the value of my investment.

Ryan, feel free to call me if I can help in any way and all good luck putting this issue to rest in some successful way.

Best regards,

David Knight
360-713-3944

Inverse condemnation is a term used in the law to describe a situation in which the government takes private property but fails to pay the compensation required by the 5th Amendment of Constitution. In some states the term also includes damaging of property as well as taking it. In order to be compensated, the owner must then sue the government. In such cases the owner is the plaintiff and that is why the action is called inverse – the order of parties is reversed, as compared to the usual procedure in direct condemnation where the government is the plaintiff who sues a defendant-owner to take his or her property.

The taking can be physical (e.g., land seizure, flooding, retention of possession after a lease to the government expires, deprivation of access, removal of ground support) or it can be a **regulatory taking (when regulations are so onerous that they make the regulated property unusable by its owner for any reasonable or economically viable purpose)**. The latter is the most controversial form of inverse condemnation. It is considered to occur **when the regulation of the property's use is so severe that it goes "too far," as Justice Holmes put it in *Pennsylvania Coal Co. v. Mahon*, 260 U.S. 393 (1922), and deprives the owner of the property's value, utility or marketability, denying him or her the benefits of property ownership thus accomplishing a constitutionally forbidden de facto taking without compensation.**

City Clerk

From: Ryan Crater <rcrater@columbiaestuary.org>
Sent: Tuesday, October 07, 2014 1:31 PM
To: clerk@ilwaco-wa.gov
Subject: FW: Vacation Rental in Ilwaco

Public Comment

From: Judy Hornbuckle [mailto:towbeh@live.com]
Sent: Monday, September 29, 2014 6:16 PM
To: Ryan Crater
Subject: Vacation Rental in Ilwaco

Mr. Carter

The house at 211 Pearl was the subject of a rezoning request in the spring of 2008. It was unanimously denied by the City Council at that time. There has been little change in Ilwaco since then. The same people who spoke in opposition to the request then will again speak against this new request. Vacation rentals in the city cause negative impact to the immediate neighborhood. Decrease in property values, noise pollution, and physical litter are only a few of the impacts that will result when "vacationers" revel in their freedom from the "daily grind".

This particular residence leads to a magnification of annoyances, since its size will accommodate a large number of people. Please maintain the integrity of our neighborhood by denying this vacation rental request.

Hoping to remain in a quiet neighborhood.

Tom Hornbuckle
401 Lake ST SE.

Sent from Windows Mail

City Clerk

From: Ryan Crater <r crater@columbiaestuary.org>
Sent: Tuesday, October 07, 2014 1:32 PM
To: clerk@ilwaco-wa.gov
Subject: FW: Vacation rental at 211 Pearl Street

Public Comment

-----Original Message-----

From: Skyler Walker [mailto:tanglycottage@mac.com]
Sent: Saturday, October 04, 2014 12:16 PM
To: Ryan Crater; Cheri Diehl
Subject: Vacation rental at 211 Pearl Street

While I won't be attending the hearings on the subject, I wish to share with you my thought that some sort of vacation rental needs to be allowed at 211 Pearl. When I moved here, it was a B and B (Kola House). It is highly unlikely any single family would choose to live in a seven bedroom seven bath house. To save the grand old house from sitting empty for years, I hope that some sort of vacation rental will be allowed there. Perhaps having an on site innkeeper would be the solution to opponents' concerns. However, I can think of several vacation rentals that are managed by Bloomer vacation rentals that do not have on site managers and yet operate in a pleasant and civilized way so I would say that having an on site manager might not be necessary.

It would benefit all the port businesses and the museum to have more vacationers staying in town.

Skyler Walker
423 Lake Street
Ilwaco.

Sent from my iPhone

City Clerk

From: Ryan Crater <rcrater@columbiaestuary.org>
Sent: Tuesday, October 07, 2014 1:33 PM
To: clerk@ilwaco-wa.gov
Subject: FW: Rizzo Conditional Use Application - CUP 2014-0002

Public Comment

-----Original Message-----

From: Larry Hamilton [mailto:LHamilton@gideontoal-ms.com]
Sent: Friday, September 26, 2014 2:30 PM
To: Ryan Crater
Cc: Larry Hamilton
Subject: Rizzo Conditional Use Application - CUP 2014-0002

Mr. Crater - City Planner

I'm writing to you regarding the variance requested on the home behind mine 307 Lake Street Ilwaco, Wa . I'm concerned since we have gone this route before with the same propriety with the current owner and the Conditional Use Permit for a vacation rental which was denied at the time.

The dwelling is large and would certainly draw large groups and no one to take responsibility for what goes on at residency at the time of the occupancy. Ilwaco has no police department and contracts to Long Beach for the services and the response time is long and the home owners around the residence in question become the gate keepers for the property along with being victims. A home so close to the port will draw a fisherman clientele which means house full of men parting at night an up at 2 am heading to the port to be out by 3 or 4 am fishing waking up the entire street.

My partner works at a large real-estate office on the Long Beach peninsular handling vacation rentals and the larger homes are left a mess with garbage all over the property along with complaint calls from the neighborhood regarding noise, parking of boats and RVs all over the community.

The currant owners have had this property for the past 9 years and purchase the home to flip. They were caught in the real estate down turn which I'm sure has been difficult for them. The price of the house when first on the market was \$605,000.00 now just under \$400,000.00 yet they have never lived in the house telling the neighbors they are done with it just willing to do anything to sell the property.

I'm very surprised that once the property has been denied the variance it can keep coming up?

Our plan is to take on the battle as a neighborhood just as we did once before with hope of winning again but this is ridiculous and look for your support in denying the request to not move forward.

Sincerely

Larry Hamilton
307 Lake Street
P.O Box 926
Ilwaco Wa. 98624

Director of Operations

To City Council members and our potential neighbors,

Our petition goes out to our future neighbors of 211 Pearl Street, as an appeal to reconsider the opposition to permit Sara and Fred Rizzo to operate the aforementioned property as a vacation rental, under the acceptance by city council's Conditional Use Permit.

As homeowners and new members to Ilwaco's community we share the concerns you addressed at the planning board meeting on Oct 7th to keep our community the safe hamlet you have each considered when you decided to move to Ilwaco.

First, we would like to assure all parties that it is our intent to live in the home. It is clearly in our interest to adhere to the guidelines granted by the terms 'Conditional Use', as the property at 211 Pearl Street would be our livelihood and investment. Given the history of 211 Pearl Street, we would think that each of us has a vested interest in seeing a favorable outcome and use of a property that has remained vacant and may remain vacant into the foreseeable future. To some that may be desirable. To others it may disturb you to witness the years of decay and neglect that may impact your homes and investments.

The subject home at 211 Pearl Street in Ilwaco was built in 1919 and was originally a boarding house for fishermen and cannery workers. The original intent and use of this home was not single family residential. The home is not suitable as a regular single family dwelling due to its size, layout and number of bedrooms/baths. The home is adjacent to the commercial port property.

We are facing opposition to our request for a conditional use permit to operate a B & B style vacation rental that will fill Ilwaco with desirable guests, yet the home is already cleared for use as a Group Home, meaning that if someone wanted to operate it as such, they could fill the home with 18 violent criminals, sexual predators, and/or drug addicts... with no approval needed.

To verify this information, go to <http://www.ilwaco-wa.gov/>
Go to codes, municipal code, title 15, 15-44 Allowed and Restricted Uses Table.

We have cut, copied and pasted directly from the Ilwaco website the Group Home description & guideline. Please note the portion that we have highlighted in bold below, namely 2c and 3:

Group Home

1. Class I Group Home. “Class I group home” means publicly or privately operated residential facilities such as state-licensed foster homes and group homes for children; group homes for individuals who are developmentally, physically or mentally disable; group homes or halfway houses for recovering alcoholics and former drug addicts; and other groups not considered within Class II or III group homes.
 - a. Group Home, Class I-A. A Class I-A group home shall have a maximum of seven residents including resident staff.
 - b. Group Home, Class I-B. A Class I-B group home shall have a maximum of ten (10) residents including resident staff.
 - c. Group Home, Class I-C. The number of residents for a Class I-C group home will be based upon the density of the underlying zoning district.
2. Class II Group Home. “Class II group home” means publicly or privately operated residential facilities for juveniles under the jurisdiction of the criminal justice system. These homes include state-licensed group care homes or halfway homes for juveniles which provide residence in lieu of sentencing or incarceration, and halfway houses providing residence to juveniles needing correction or for juveniles selected to participate in state-operated work release and prerelease programs. The planning director shall have the discretion to classify a group home proposing to serve juveniles convicted of the offenses listed under Class III group home in this section as a group home Class III, and any such home shall be sited according to the regulations contained within the Group III classification.
 - a. Group Home, Class II-A. A Class II-A group home shall have a maximum of eight residents including resident staff.
 - b. Group Home, Class II-B. A Class II-B group home shall have a maximum of twelve (12) residents including resident staff.

c. Group Home, Class II-C. A Class II-C group home shall have a maximum of eighteen (18) residents including resident staff.

3. Class III Group Home. "Class III group home" means privately or publicly operated residential facilities for adults under the jurisdiction of the criminal justice system who have entered a pre- or post-charging diversion program, or been selected to participate in state-operated work/training release or other similar programs. Such groups also involve individuals who have been convicted of a violent crime against a person or a crime against property with a sexual motivation and convicted or charged as a sexual or assaultive violent predator.

Based on the above information, we have adjusted our occupancy number to a maximum of 16 guests plus 2 residential staff members for a total of 18 persons, fortunately none of which will fit the definition of those who would occupy a Group Home. The Pearl street home has 7 bedrooms, 10 bathrooms, and a guest house. The only uses this home would be suitable for would be either what we are asking for, or the dismal alternative. The potential of Inverse condemnation arises and appears to be a valid argument.

Let's consider this together: a) it's a boarding home not designed for your typical family b) the development of processing plant sitting adjacent to everyone's home is unsettling and does change the dynamics of our tranquil community, and c) which brings us to our second point, that this is someone's home and they too wish not to lose their investment, so what are their options?

1) They sell it to potential buyers such as ourselves with the interest of operating a vacation rental - a function to which the house is suitable for - yet the community will in no way accept.

2) They resort to selling to an operator of a Group Home to which 211 Pearl Street already is designated to do - rehabilitating felons, recovering drug addicts, alcoholics and/or, sex offenders. We feel this would be terrible for the neighborhood.

3) They subject Ilwaco township to a pricy legal engagement to force inverse condemnation on a property designed and built in 1919

with a specific use which the town didn't consider in the re-zoning program in 1997.

4) Re-zone the property for commercial use.

So, as you put yourself in the owner of 211 Pearl Streets shoes and consider the best outcome to which you as neighboring homeowners would see benefit your community, ask yourself which option would you choose?

And, with that said, we feel we offer an outcome suitable to all interested. We manage and have operated vacation rentals in the past and current, and feel we are the best neighbors you could wish for.

It is in our best interest to operate a clean, comfortable, inviting business. We will have a large investment in the property and have no desire to see it abused, littered and/or treated recklessly. We do not want unhappy neighbors. The image we will project to the public we must also maintain, and that is one of a 5-star rating, advertising to vacationing travelers.

Thank you for your consideration,
Fred & Sara Rizzo

STAFF REPORT

DATE: OCTOBER 9, 2014
TO: CITY COUNCIL, CITY OF ILWACO
FROM: RYAN E. CRATER, CITY PLANNER
SUBJECT: CONDITIONAL USE PERMIT – CUP2014-0002 – VACATION RENTAL

I. GENERAL INFORMATION

Applicant: Sara & Fred Rizzo

Project Address: 211 Pearl St, Ilwaco, WA 98624

Tax Parcel: 73001003404

Public Land Survey: Section 33, Township 10 North, Range 11 West

Public Notice: Public Meeting / Hearing Notice was published in the Chinook Observer on September 24, 2014 with a comment period end date of October 13, 2014.

SEPA: Project is exempt per (WAC 197-11-800(6)).

Shoreline Master Program: The proposed project is not located within the jurisdiction of the City of Ilwaco SMP.

Critical Areas: The proposed project is in compliance with the City of Ilwaco Critical Areas Ordinance No. 614.

Zoning: R – 1 (Single Family Residential District)

Comprehensive Plan Designation: Commercial

Requested Action: The applicant is requesting a Conditional Use Permit to operate a Vacation Rental out of an existing Single Family Residence.

II. SITE INFORMATION

Site Location: The project site is located on Pearl Street, just north of the Port of Ilwaco parking lot. To get to the property, take Howerton Ave heading east, and then turn left onto Pearl Street; the proposed Vacation Rental is the first home on the left heading north. The existing structure on site has a total of seven (7) bedrooms, which includes a detached guest house with two (2) bedrooms, bringing the total number of rooms to nine (9).



Site Characteristics: The proposed Vacation Rental is located on approximately 0.30 acres within the city. The structures on site include the main home and a detached guest house. Just south of the main home is a parking lot, which is approximately 0.10 acres in size. The rest of the property is maintained as a yard.

Adjacent Land Uses: The project site is adjacent to approximately 23 single family residential lots and a few minor industrial lots to the south within 300 feet. The property has direct access to the commercial core of the Port of Ilwaco along Howerton Way, which can be accessed from Pearl Street.

III. PROJECT INFORMATION

Project: The applicant is requesting a Conditional Use Permit to operate a Vacation Rental out of a single family home. No other additional uses or changes are requested under this application. No additional buildings and/or changes to the property will be done as a result of this Conditional Use being approved. The proposed Vacation Rental will be located in a home that was historically used as a boarding house to the canning and fishing industries located in Ilwaco. Most recently the home was used as a Bed and Breakfast prior to it being vacant.

IV. CITY OF ILWACO ZONING (UNIFIED DEVELOPMENT ORDINANCE – TITLE 15)

Zoning Designation: The project site is zoned R- 1 (Single Family Residential District).

R- 1 (Single Family Residential District): The intent of the R-1 District is to provide for a low-density, single-family residential type of development, including new manufactured homes, and to protect the area's single-family residential character.

Finding: The proposed project is for the use of a single family residence as a Vacation Rental. Under Title 15.44.020 (Land Use Table), Vacation Rentals are not listed as an allowed use. Per Title 15.44.010 (B), applicants may apply for a Conditional Use Permit as described in Chapter 15.48 of Title 15 for uses not specifically allowed. Staff has reviewed the land use table and finds that Vacation Rentals are not similar in nature to allowed and listed uses for the R-1 Zoning District, so the applicant must seek approval under a Conditional Use Permit for the Vacation Rental.

V. CONDITIONAL USES (CHAPTER 15.48 OF TITLE 15)

Conditional Use Request: The applicants are requesting a Conditional Use Permit to operate a Vacation Rental out of existing single family residential home in an R-1 District. Vacation Rentals are not listed as an allowed use for R-1 Districts under the (Allowed and Restricted Uses Table, Title 15, Chapter 15.44). Under Title 15, Section 15.44.010 (B), the applicant can apply for a Conditional Use Permit subject to review and approval under Title 15, Chapter 15.48 for uses not listed under Title 15, Chapter 15.44.020 for R-1 Districts.

Title 15.48.090 City Council Review and Decision: A Conditional Use Permit will be granted by the City Council based upon a statement of findings that all of the following criteria are satisfied:

1. The proposed use in the proposed location will not be detrimental to other uses legally existing or permitted outright in the zoning district.

Staff Findings: It is staffs opinion that the proposed vacation rental will not be detrimental to other uses legally existing or permitted outright within the immediate vicinity. The applicant has supplied an Operation and Maintenance Plan, to include Rental Rules and Regulations regarding the management of

the proposed use. The applicant intends to live within the home to provide onsite management support and to control this use in a manner consistent with a single family residential use. With the applicants living on site, this would be similar in nature to a Bed and Breakfast. The only difference would be that the applicants are not proposing to provide meal services for the patrons of the Vacation Rental. Previously City Council has approved use of the existing structure as a Bed and Breakfast. The project is consistent with this criterion.

2. The size of the site is adequate for the proposed use.

Staff Findings: The applicant is not requesting to increase the size of the existing home in order to accommodate the Vacation Rental. The structure was originally constructed as a boarding house to provide living space for workers in the canning and fishing industries historically located at the Port of Ilwaco. The proposed use is adequate in size for the requested use. The project is consistent with this criterion.

3. The traffic generated by the proposed use will not unduly burden the traffic circulation system in the vicinity.

Staff Findings: The proposed Vacation Rental is accessed via "Pearl Street", which provides ingress and egress for both existing homes in the area and provides access to the Port of Ilwaco. The applicant has stated that the primary access point to the Vacation Rental will be by way of Howerton Way. Having traffic associated with the Vacation Rental being directed from Howerton Way will help alleviate traffic impacts to existing residential uses in the area. Overall, traffic generated by the proposed Vacation Rental will be similar in nature to that of a typical single family home of equivalent size. The applicant has indicated the Vacation Rental can provide parking for a total of 12 vehicles. Staff finds that the proposed use of the home as a Vacation Rental will not generate traffic above levels currently observed in the area or that would otherwise be generated by the existing home. The project is consistent with this criterion.

4. The other performance characteristics of the proposed use are compatible with those other uses in the neighborhood or vicinity.

Staff Findings: The existing single family home will not be altered in a way that is inconsistent with the characteristics of the immediate area nor will it create an incompatible characteristic distinguishing it from other uses in the vicinity. Staff finds that the proposed use can be permitted and conditioned to meet the intent of the R-1 Zoning District in its proposed location. The overall size of the home in itself could accommodate a large family or a combination of two large families (being related) living together. Impacts associated with large homes such as the existing residential structure located at 211 Pearl Street can be similar in nature as that of a Vacation Rental in staff's opinion. Operating the home as a Vacation Rental and under certain permit conditions assigned to the use gives the City additional leverage to control uses such as a Vacation Rental. The project is consistent with this criterion.

5. Adequate buffering devices such as fencing, landscaping or topographic characteristics protect adjacent properties from adverse effects of the proposed use, including adverse visual or auditory effects.

Staff Findings: Staff finds that the existing land characteristics provide adequate buffering and that additional buffering devices are not necessary for the proposed location. The project is consistent with this criterion.



6. The other uses in the vicinity or the proposed site are such as to permit the proposed use to function effectively.

Staff Findings: Staff finds that the existing uses within the vicinity of the proposed site will allow the Vacation Rental to function effectively and that the proposed use can conform to the meet the intent of the R-1 Zoning District with the suggested conditions identified below. The project is consistent with this criterion.

7. The proposed use complies with the performance standards, parking requirements and other applicable provisions of this title.

Staff Findings: Staff finds that the proposed Vacation Rental complies with the performance standards, parking requirement and other applicable provisions of Title 15. The applicant has provided sufficient evidence showing adequate off-street parking for 12 vehicles is located on site. No additional parking measures are required under Title 15. The project is consistent with this criterion.

Overall Finding: Staff finds the applicant has demonstrated the proposed Vacation Rental can be conditioned in a way to meet the intent of the R-1 Zoning District for this particular request.

A Conditional Use Permit request is used to evaluate and condition a use not otherwise allowed outright in a zoning district. Under a Conditional Use Permit activities not allowed outright can be permitted in specific circumstances subject to approval by City Council and upon applying appropriate permit conditions. Conditional Uses require a special degree of control to make such uses consistent with and compatible to other existing or permissible uses in the same zoning district. Under this request, the proposal was evaluated based on adjoining uses in the area, potential impacts from such a request on existing uses, which was then evaluated to determine if the request could be conditioned in a manner consistent with the intent of the R-1 District.

Staff determined that this particular request can be conditioned in such a way to be consistent with the intent of the R-1 Zoning District for its location. If properly managed, regulated, and appropriately conditioned a Vacation Rental wouldn't present any additional impacts above that of a single family residence. The difference in the use from that of a normal residence adjacent to the Vacation Rental would be multiple occupants over time would be using the home and impacting the area in a similar manner that of a single use residence. Impacts that can be attributed to Vacation Rentals that are of concern to adjoining property owners would be excessive noise, uncontrolled number of renters, etc. These impacts can be controlled under a Conditional Use Permit by applying specific and unique conditions to control the use.

As described above, the potential impacts that a Vacation Rental can have on a typical residential neighborhood can be controlled thereby making the use compatible to other existing or permissible uses. In this case, Staff requested the applicant to submit an Operation and Maintenance Plan and Rental Rules and Regulations, which restricts the use of the Vacation Rental so that it doesn't cause any adverse impacts above those normally anticipated within R-1 Zoning District. Staff finds that the proposed Vacation Rental can be appropriately permitted and conditioned to conform to the intent of the R-1 Zoning District after reviewing the above documents and application of the suggested conditions below in Section VII.



VI. REVIEW CRITERIA (PLANNING COMMISSION & CITY COUNCIL)

Planning commission review and recommendation on Conditional Uses (Title 15.48.080):

- A. After receiving the city planner's report, the planning commission will consider the application, related materials, the city planners report, and any SEPA determinations.
- B. The Planning Commission will make a recommendation on the Conditional Use Permit in a report to the City Council.
- C. Every recommendation made by the Planning Commission must include findings of fact based on Section 15.48.090 (C) and conclusions to support the recommendation.
- D. Recommendations of the Planning Commission are advisory only.

City council review and decision on variances (15.52.090):

- A. After receiving a recommendation from the planning commission on a variance application and after due notice, the city council will conduct a public hearing on the variance application, at which it will consider the application, related materials, the city planner's report, the planning commission's recommendation, any SEPA determinations, the criteria listed in Sections 15.52.060A—E above, and any comments made at the hearing by the applicant(s), neighboring property owners, and other interested parties.
- B. Following the public hearing, the city council may approve, approve with conditions or deny the variance request.
- C. Every decision made by the city council must include findings of fact and conclusions to support the decision.

VII. RECOMMENDATIONS

Suggested Conditions of Approval:

1. The applicant shall comply with all applicable federal, state and local permits and licenses.
2. The applicant shall maintain the existing home as a single family residence in appearance or as otherwise allowed.
3. The Vacation Rental is limited to a total of 20 guests at any one time and shall be supervised by an onsite manager/owner.
4. The Vacation Rental shall be subject to quiet hours from 10 p.m. to 8 a.m. and shall refrain from littering or parking on adjoining properties or along street right-of-ways. All boat trailers shall be parked either within the existing parking lot on site or at the Port of Ilwaco in designated areas parking areas.
5. Open consumption of alcoholic beverages on the property shall not be allowed and is restricted to inside the Vacation Rental or in a designated location on the property, which shall be fenced from public view.

6. The Vacation Rental shall have local phone service via a land line with a phone positioned in the home for use of all patrons.
7. Signage associated with the Vacation Rental is subject to Title 15.45 (Residential Uses). Off premises signage is not allowed under this Conditional Use Permit.
8. Applicant shall post the submitted "Rental Rules and Regulations" so they are clearly visible to occupants of the Vacation Rental.
9. The applicant shall edit the submitted Rental Rules and Regulations to note that the issuance of this CUP is subject to Permit Suspension and/or Revocation should the use be exercised contrary to the terms or conditions of the permit approval or in violation of any statute, law or regulation per Title 15.02.120 (D).
10. Applicants shall schedule a "Life and Safety" inspection to be conducted by the City Building Inspector. Building Inspector will verify that the property has properly operating smoke/carbon monoxide detector for each room, a fire extinguisher is readily available for occupants, and that all safety hand rails are up to code. This inspection shall include the City Fire Chief.
11. The applicant shall post the Vacation Rental Conditional Use Permit so that it is clearly visible to occupants.
12. The applicant shall maintain residency on site of the Vacation Rental and/or shall have a representative living on site when rooms are being rented out.
13. This Conditional Use Permit approval, if not exercised, expires one year after the decision by the City Council.
14. This Conditional Use Permit is **non-transferable** should the property be sold by the applicant.
15. Applicant shall obtain a current Washington State UBI number and Ilwaco Business License prior to the start of operations.
16. The applicant shall have all guest vehicles display a window sticker and/or identification tag indicated the vehicle belongs to a guest of the Vacation Rental.

Suggested Conclusions:

1. The proposed project can be conditioned to meet the intent of the R-1 Zoning District for its particular location based on Staffs review of Title 15.48.090 (C) (1 – 7).
2. The proposed project is consistent with the City of Ilwaco Comprehensive Plan.

Suggested Finding of Facts:

1. The applicants are Sara & Fred Rizzo
2. The project site is located at 211 Pearl Street, Ilwaco, WA 98624.
3. Proposed Vacation Rental is located on Parcel # 73001003404; located in Section 33, Township 10 North, Range 11 West, W.M.



4. The proposed project is located within the R-1 Zoning District.
5. The proposed project is exempt from SEPA review under WAC 197-11-800(6).
6. Staff finds that the project as proposed with the suggested permit conditions above, meets the overall intent of the R-1 Zoning District. The proposed project has been designed and conditioned to have minimal adverse impacts to existing uses in the vicinity.

Suggested Permit Review Action:

City Planner recommends a **CONDITIONAL APPROVAL** of the Conditional Use Permit request subject to the suggested conditions of approval above.

Choice of Action:

1. Approve Conditional Use Permit, CUP2014-0002 with suggested conditions.
2. Approve Conditional Use Permit, CUP2014-0002 with council amended conditions*.
3. Deny the Conditional Use Permit under the authority of Title 15.48.090 (E)*.

** Title 15.48.090 – The City Council has full discretion in applying conditions or denying a requested Conditional Use.*

Decisions made by the City of Ilwaco Council are appealable to Pacific County Court per Title 15.08.160 of the Unified Development Ordinance.

Questions regarding this staff report can be addressed to Ryan E. Crater, (503) 325-0435 ext. 213, or by email at rcrater@columbiaestuary.org

Ryan E. Crater
Planner – City of Ilwaco

Attachment 1: Master Permit Application Form

Attachment 2: Applicants Narrative

Attachment 3: Notice of Application / Public Hearing

Attachment 4: Determination of Completeness Letter to the Applicant

Attachment 5: Rental Rules and Regulations

Attachment 6: Operation and Maintenance Plan for the Vacation Rental

Attachment 7: Site Plan and Site Photo



Planning Commission report 10---07---2014

Statement in addition to meeting minutes.

The meeting included a lengthy comment and question period from community members regarding the Rizzo vacation rental application.

Ryan Crater provided a staff report regarding the Rizzo application. After considerable time devoted to suggested conditions of approval – a motion to approve and vote was held. The application was rejected.

Please see the attached minutes for more details regarding the meeting. In addition, those present at the meeting – Holly Beller, Sherri Buckel and Nansen Malin have written up statements about their vote to submit to the Council as requested.

Respectfully submitted,

Nansen Malin

Acting chair of 10/7 meeting

Holly Beller

I am not in favor of recommending to the City Council the approval of this conditional use permit for several reasons;

I. I do not believe that anyone but the owner of the property should be allowed to apply for a conditional and/or special use permit within the city and would like to see this added to our municipal code.

II. I do not concur with the staff report findings under V. Conditional Uses specifically;

a. The community has expressed concern that the use *will* be detrimental to the existing legal uses of the R1 zoning district.

b. The original intent of the structure is both functionally and economically obsolete and has no bearing on present day zoning.

c. The use will increase traffic in the immediate R1 zone area.

d. This use is not compatible with the immediate single family R1 zoning.

Additionally, I would like to add that there are more appropriate places to utilize for this type of business which are within compatible areas of zoning.

Sherri Buckel

I voted in favor of the Council's consideration to approve Rizzo's request for a Conditional Use Permit with Council amended conditions at 211 Pearl St., for the following reasons:

1. I believe in the importance of Ilwaco encouraging business owners to operate within our city limits for the benefit of all – the trickle-down effect

2. I believe the Rizzo's business model will help build our community by providing another reason for Ilwaco to be a destination
3. Ilwaco is currently repressed with multiple vacant properties in the community. These vacancies present fantastic opportunities for businesses to regenerate enthusiasm in this Historic Scandinavian Fishing Village
4. I do not stand opposed to building a professional/commercial future within our community of entrepreneurs
5. The subject property was originally designed as a lodging facility and should be permitted to continue with this functionality already in place
6. Referencing Staff Report pg. 4 of 8,
 - #6: The other uses in the vicinity or the proposed site are such as to permit the proposed use to function effectively.
 - #7: That the applicant has demonstrated the proposed Vacation Rental can be conditioned in a way to meet the intent of the R---1 Zoning District for this particular request.
7. I suggested using personal ID tags for vehicles registered to guests so as to accommodate parking validation, thereby removing the possibility of unwarranted parking by unregistered vehicles
8. The question remained as to who will enforce the "rules" of being a guest as is referenced on pg. 5 of 8, VII, #6: The Vacation Rental shall be operated in a way that will prevent disturbances to neighboring properties.

Nansen Malin

I voted to oppose the Rizzo's application for a conditional use permit to operate a vacation rental for several reasons.

1. I do not concur with the staff finding that the vacation rental meets with the intent of R---1. I believe this specific vacation rental application is not a good fit within the R1 designation where it is located.

15.26.010 Intent.

The intent of the R-1 district is to provide for a low-density, single-family residential type of development, including new manufactured homes, and to protect the area's single-family residential character. (Ord. 680 § 2, 2003; Ord. 627 (part), 1999)

R---1 guidelines insures residents that they will have neighbors as neighbors and they will act as neighbors, not commercial enterprises. Resident's expectations of the type of property investment they chose when buying are violated. R---1 protects property and property values.

Residents in communities who purchased within R1 zoning have the right to enjoyment and use of

their own properties without having the R1 zone changed by the ongoing special permitting of transient housing created with vacation rentals.

2. I do not agree with staff finding V. 3. regarding traffic. The traffic flow will adversely impact the area on Pearl Street, which is a small unimproved lane. There is no mechanism to enforce use of the Howerton Way for access of the 12 vehicles proposed to use the small unimproved lane--- Pearl Street.

Parking could be an issue. The Planning Commission held a lengthy discussion on the issue of parking. Commissioner Buckel suggested a type of permit be issued to renters. This condition is not reflected in the staff report Council has received. While there is a small paved area that can be used for parking, 12 vehicles coming and going would be a tight fit in such a congested location. There is no space for roadside parking.

3. I not agree with staff finding V. 1. regarding the applicants' intent to live onsite. The applicants do not intend to live on site at this time, but have stated there will be onsite management. Further, the staff report claims the guesthouse is a 2 bedroom unit. In fact, it is a studio sleeper. A fact that is important because the arrangements do not make for permanent living of the owners (or manager). Residents in R---1 have an expectation that their neighbor is a true neighbor, not a commercial enterprise.

4. Conditions of approval changes were not reflected in the staff report submitted to council. Occupancy is a moving target. The staff report states 20 guests. We were sent an email update changing the number to 14 guests, confirmed at the planning meeting. Since then, the applicants have revised the application upwards to 18.

5. Operation of commercial within R---1. The applicants intend to offer massage to guests. Assuming they secure a Washington State License to provide spa services, the location is not the same as someone coming to your home. Avoiding the health and inspection of spa services is a disservice and unfair competition to our already operating local spa. There is plenty of space in the commercial core to provide licensed spa services.

6. I am also concerned about staff finding III. Project Information. The report correctly states that the structure is a single family home. The home was historically used as a boarding house for a ship builder. But staff reports "most recently the home was used as a Bed and Breakfast prior to it being vacant." This is not correct. The home is a single family home (not vacant, but used by the owner for a vacation home) and the correct information is that it was used as a B&B back in the 90s and, in fact, a 2008 application for a B&B was unanimously denied by City Council.

Further conversation with the applicants has revealed that their intent is to operate the vacation rental in the B&B style. They essentially mean renting out the rooms to individual non---related people, as opposed to a large single group. B&Bs, hotels and Inns are subject to health and licensing requirements that vacation rentals do not have. Not only is operating the home as a small hotel even more commercial, the intent of R---1 is not compatible with a quasi---Inn vacation rental.

Cheri Diehl

I am still out of town and haven't thoroughly read the minutes. I disagree with Commissioner Beller that only the owner of a property should be allowed to apply. A potential purchaser of the property should be allowed to apply with the condition that should they NOT purchase the property, the permit is not valid.

I agree that Ilwaco needs something to boost the economy and would not oppose s vacation rental. The City of Long Beach and Pacific County have regulations in place to make sure that there is local management that can be called in case of problems. I would also think that a "two strikes and you're out" complaint system might be of benefit.

Traffic will be a concern at this specific site. I'm sorry I missed this meeting.

** Please note that Commissioner Diehl was absent for this meeting and did hear the testimony presented



**CITY OF ILWACO
PLANNING COMMISSION MEETING
October 7, 2014**

A. Call to Order Acting Chair Malin called the meeting to order at 6:02 p.m.

B. Roll Call

1. Present: Holly Beller (Chair) via phone, Nansen Malin and Sherri Buckel. Absent: Cheri Diehl Seat 4 vacant.
2. Staff: Ryan Crater, City Planner & Ariel Smith, Deputy City Clerk

C. Approval of Minutes

ACTION: Motion to move this item to the next meeting. (Beller/Malin) 3 Ayes 0 Nays 0 Abstain.

D. Comments by Citizens and Guests Present:

1. Tom Hornbuckle expressed his concern about the possibility of 211 Pearl becoming a vacation rental, he asked why this conditional use permit was coming up again after the council had already denied it in 2008. He is concerned about the noise and the amount of traffic that would result from this use. Judy Persian spoke next, she expressed concern for her neighbors in their quest to keep a quiet neighborhood. She wasn't necessarily against the vacation rental, she just wanted to show support for her neighbor's concerns. Then Robert Henicksman spoke, he had many concerns to voice. He mentioned again the worry about traffic on such a small road, he asked who would enforce the conditions set forth by the City Planner. He also works for a vacation rental management company and he explained that normally there is a lot of trash to pick up in result of the vacationers. He was very worried about the impact that this would have on the small quiet community. His comments and conversation ensued. Robert also explained that he did not want to be considered City enforcement, that someone would have to report the renters that were out of compliance and he didn't think that was his job. Judy Hornbuckle spoke next and she was also very concerned about the type of renters this property would attract, what type of noise that they would produce, what kind of traffic they would make and who would be responsible for it. She also wanted to mention that she believed that if the applicants were to live on the property that would cut down on some of the opposition.

E. Commissioner Reports

1. Nansen Malin reported that she thought that the Planning Commission should look at the language in the IMC for conditional use permits. She asked City Planner Ryan Crater to look into this matter and possibly suggest a revision and move this towards a discussion item.

G. Old Business

1. The Comprehensive Plan Update, Ryan was working on getting statistics together. He will update the commission at the next meeting.

H. New Business

1. Rizzo Conditional Use Permit for a Vacation Rental

City Planner, Ryan Crater presented his findings to the Planning Commission and to the audience. He went through each finding that he had listed and explained it thoroughly. There were multiple questions throughout his presentation. Robert Henicksman asked Ryan who would enforce all of the conditions presented. He expressed that he did not wish to be enforcement, but as a neighbor he thought that the City would rely on his input. The applicants were then able to speak, Sara and Fred Rizzo addressed the Planning Commission and the audience. They started out their presentation assuring the audience that it was not their intent to cause any problems and that they want the area to remain quiet and peaceful. They were unaware that the majority of their prospective renters would be fishermen. They also stated that they have other vacation rentals in the Portland area and a spa, so they know what it takes to manage a vacation rental. The Rizzo's also explained that they wish to live on the property or have a manager on site, they eventually want to make Ilwaco their permanent residence. The Rizzo's continued to explain their situation and how they hope to make Ilwaco a more lodging friendly place, they also mentioned that their intent was nothing else but to make Ilwaco a better place. At this time there were some questions from the audience, again the traffic/parking issue was brought up. Planning Commission member Buckel suggested that when the applicant would have renters that they would issue them a "parking sticker" of sorts so that way they could differentiate their customers from others. This idea was well received and the city planner added it to his conditions list. At this time Planning Commission member Malin closed the comments and called for a motion. **MOTION: I move to approve to recommend to the City Council the approval of the conditional use permit for Fred and Sara Rizzo at 211 Pearl under the conditions established by the city planner. (Buckel) 1 Aye 2 Nays 0 Abstain**

I. Adjournment

ACTION: Motion to adjourn the meeting (Malin/Beller). Malin adjourned the meeting at 8:22 p.m.

Holly Beller, Chair

Recorder

CITY OF ILWACO
CITY COUNCIL AGENDA ITEM BRIEFING

A. Meeting Dates: Council Workshop: Public Hearing: 11/10/14
Council Discussion Item: 10/27/14 Council Business Item:

B. Issue/Topic: **Ordinance establishing 2015 Property Tax Levy and Certification**

C. Sponsor(s):

1. Mike Cassinelli
- 2.

D. Background (overview of why issue is before council):

1. RCW 84.55.120 requires that taxing districts other than the state that collect regular levies must hold a public hearing on revenue sources and adopt a separate ordinance authorizing the increase of property tax. The ordinance and levy certification must be passed for Pacific County to include the City of Ilwaco in the 2015 levy.

E. Discussion (specific details relevant to the issue, pros/cons, alternatives and any other decision-making details)

1. The Pacific County assessor has provided the tax assessed value and levy limit calculation that was used in writing the ordinance and setting the proposed levy amount. The levy certification includes the estimated value of new construction, as well as any estimated utility value, at the recommendation of the tax assessor.

F. Impacts:

1. Fiscal: The property tax levy is a primary revenue source for the City of Ilwaco.
2. Legal:
3. Personnel:
4. Service/Delivery:

G. Planning Commission: Recommended N/A Public Hearing on

H. Staff Comments:

- 1.

I. Time Constraints/Due Dates: Pacific County has requested the levy certification be submitted to them no later than November 17, 2014.

J. Proposed Motion: **1) I move to adopt the proposed ordinance establishing the property tax rate for the 2015 budget. 2) I move to authorize the city treasurer to certify the 2015 levy of \$209,000 to the Pacific County legislative authority.**

**CITY OF ILWACO
ORDINANCE NO. XXX**

AN ORDINANCE OF THE CITY OF ILWACO, WASHINGTON, ESTABLISHING THE PROPERTY TAX RATE FOR THE 2015 BUDGET

WHEREAS, the City Council of the City of Ilwaco has met and considered its budget for the calendar year 2015; and

WHEREAS, the district's actual levy amount from the previous year was \$ 204,841; and

WHEREAS, the population of this district is less than 10,000.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF ILWACO, WASHINGTON, DOES ORDAIN AS FOLLOWS:

Section 1. An increase in the regular property tax levy is hereby authorized for the levy to be collected in the 2015 tax year. The dollar amount of the increase over the actual levy amount from the previous year shall be \$2,048, which is a percentage increase of 1% from the previous year. This increase is exclusive of additional revenue resulting from new construction, improvements to property, newly constructed wind turbines, any increase in the value of state assessed property, any annexations that have occurred and refunds made.

Section 2. Effective Date. This Ordinance takes effect and is in full force five (5) days after its passage, approval and publication of an approved summary of the title as provided by law.

PASSED BY THE CITY COUNCIL OF THE CITY OF ILWACO, AND SIGNED IN AUTHENTICATION OF ITS PASSAGE THIS XX DAY OF _____, 2014.

Mike Cassinelli, Mayor

ATTEST:

Ariel Smith, Deputy City Clerk

VOTE	Jensen	Karnofski	Marshall	Chambreau	Forner	Cassinelli
Ayes						
Nays						
Abstentions						
Absent						

PUBLISHED:

EFFECTIVE:



Levy Certification

Submit this document to the county legislative authority on or before November 30 of the year preceding the year in which the levy amounts are to be collected and forward a copy to the assessor.

In accordance with RCW 84.52.020, I, Elaine McMillan,
(Name)

Treasurer, for City of Ilwaco, do hereby certify to
(Title) (District Name)

the Pacific County legislative authority that the Ilwaco City Council
(Name of County) (Commissioners, Council, Board, etc.)

of said district requests that the following levy amounts be collected in 2015 as provided in the district's
(Year of Collection)

budget, which was adopted following a public hearing held on 11/10/14:
(Date of Public Hearing)

Regular Levy: \$209,000.00
(State the total dollar amount to be levied)

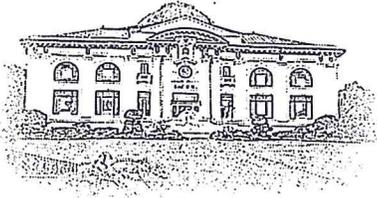
Excess Levy: \$0.00
(State the total dollar amount to be levied)

Refund Levy: \$0.00
(State the total dollar amount to be levied)

Signature: _____

Date: _____

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Pacific County
ASSESSOR

BRUCE WALKER

Memo

TO: Cities and Taxing Districts within or co-extensive with Pacific County
FROM: Bruce Walker, Pacific County Assessor
CC: Marie Guernsey, Clerk of the Board
DATE: October 14, 2014
RE: **NOTICE TO FILE BUDGETS OR ESTIMATES OF AMOUNTS TO BE LEVIED BY TAXATION DURING THE YEAR 2015**

It is that time of year again for each city and taxing district to file budgets or estimates to be levied during the year of 2015. I have listed below issues that need to be addressed:

Certified budgets or estimates of the amounts to be raised by taxation on assessed valuation of the property in the City or District during 2015 **must be filed with the Clerk of the Board of County Commissioners in order for the County to certify to the County Assessor by November 30, 2014.** (RCW 84.52.020, RCW 84.52.070)
PLEASE NOTE: THE BOARD OF COUNTY COMMISSIONERS INTEND TO HOLD A PUBLIC HEARING ON NOVEMBER 25, 2014 TO CERTIFY LEVIES. THE CLERK OF THE BOARD REQUESTS THAT YOUR DOCUMENTS BE SUBMITTED BY NOVEMBER 17, 2014.

- A taxing district that collects regular levies is to **hold a public hearing on revenue sources for the district's following year's current expense budget.** The hearing **must include consideration of possible increases in property tax revenues and must be held prior to the time the taxing district levies the taxes or requests to have the taxes levied.** (RCW 84.55.120)
- **Provide a copy of the legal notice advertising your public hearing to this office and to the Clerk of the Board of County Commissioners.**
- **Budgets shall clearly indicate an estimate of cash balance at the beginning and ending of each budget period in said budget or estimate.** (RCW 84.52.025)
- **Resolution/Ordinance to increase property tax levy.** RCW 84.55.120 requires all taxing districts to adopt a resolution or ordinance in order to

realize any increase in their regular property tax levy other than increases due to new construction, improvements to property, increased value of state-assessed property, annexations, and refunds. The Washington State Department of Revenue has created a form for your use when requesting such an increase in your regular property tax levy. These are available on the DOR website <http://dor.wa.gov/Content/Home/Default.aspx>.

State law requires certain information be included in the resolution or ordinance. Specifically, the resolution or ordinance must state the dollar amount of the increase and the percentage increase over the prior property tax levy. Resolutions or ordinances that do not comply with state law could result in your taxing district receiving an incorrect amount of property tax.

- **Budget Certification.** RCW 84.52.020 requires taxing districts to certify the amount to be raised through property taxation to the county legislative authority. This certification is to be made each year on or before November 30. The amount certified should include the total amount the district intends to levy, including amounts for new construction, improvements to property and so forth.

Please return your Resolutions/Budgets to:

**Clerk of the Board of County Commissioners
P. O. Box 187
South Bend, WA. 98586**

Thank you so much for your immediate attention to this matter. If you have any questions, please feel free to give me a call at (360) 875-9301.

PLEASE NOTE: If a taxing district or city does not submit its certified budget or estimate to the Clerk of the Board of County Commissioners, by November 17, 2014, it will not be included in the levy amounts to be included for the year 2015.

Enclosures: RCW 84.52.020, RCW 84.52.070, RCW 84.55.120, RCW 84.52.025
Fire Protection Budget Form (Pacific County Fire Districts Only)
Levy Certification Form
Ordinance/Resolution Form
2015 Levy Limit (101%) Calculation
2014 Preliminary Assessed Values for 2015 Tax

RCW 84.52.020

City and district budgets to be filed with county legislative authority.

It shall be the duty of the city council or other governing body of every city, other than a city having a population of three hundred thousand or more, the board of directors of school districts of the first class, the superintendent of each educational service district for each constituent second class school district, commissioners of port districts, commissioners of metropolitan park districts, and of all officials or boards of taxing districts within or coextensive with any county required by law to certify to the county legislative authority, for the purpose of levying district taxes, budgets or estimates of the amounts to be raised by taxation on the assessed valuation of the property in the city or district, through their chair and clerk, or secretary, to make and file such certified budget or estimates with the clerk of the county legislative authority on or before the thirtieth day of November.

RCW 84.52.070

Certification of levies to assessor.

It shall be the duty of the county legislative authority of each county, on or before the thirtieth day of November in each year, to certify to the county assessor of the county the amount of taxes levied upon the property in the county for county purposes, and the respective amounts of taxes levied by the board for each taxing district, within or coextensive with the county, for district purposes, and it shall be the duty of the council of each city having a population of three hundred thousand or more, and of the council of each town, and of all officials or boards of taxing districts within or coextensive with the county, authorized by law to levy taxes directly and not through the county legislative authority, on or before the thirtieth day of November in each year, to certify to the county assessor of the county the amount of taxes levied upon the property within the city, town, or district for city, town, or district purposes. If a levy amount is not certified to the county assessor by the thirtieth day of November, the county assessor shall use no more than the certified levy amount for the previous year for the taxing district: PROVIDED, That this shall not apply to the state levy or when the assessor has not certified assessed values as required by RCW 84.48.130 at least twelve working days prior to November 30th.

RCW 84.55.120

Public hearing — Taxing district's revenue sources — Adoption of tax increase by ordinance or resolution.

A taxing district, other than the state, that collects regular levies shall hold a public hearing on revenue sources for the district's following year's current expense budget. The hearing must include consideration of possible increases in property tax revenues and shall be held prior to the time the taxing district levies the taxes or makes the request to have the taxes levied. The county legislative authority, or the taxing district's governing body if the district is a city, town, or other type of district, shall hold the hearing. For purposes of this section, "current expense budget" means that budget which is primarily funded by taxes and charges and reflects the provision of ongoing services. It does not mean the capital, enterprise, or special assessment budgets of cities, towns, counties, or special purpose districts.

If the taxing district is otherwise required to hold a public hearing on its proposed regular tax levy, a single public hearing may be held on this matter.

No increase in property tax revenue, other than that resulting from the addition of new construction, increases in assessed value due to construction of electric generation wind turbine facilities classified as personal property, and improvements to property and any increase in the value of state-assessed property, may be authorized by a taxing district, other than the state, except by adoption of a separate ordinance or resolution, pursuant to notice, specifically authorizing the increase in terms of both dollars and percentage. The ordinance or resolution may cover a period of up to two years, but the ordinance shall specifically state for each year the dollar increase and percentage change in the levy from the previous year.

RCW 84.52.025

Budgets of taxing districts filed with county commissioners to indicate estimate of cash balance.

The governing body of all taxing districts within or coextensive with any county, which are required by law to certify to a board of county commissioners, for the purpose of levying district taxes, budgets or estimates of the amounts to be raised by taxation on the assessed valuation of the property in the district, shall clearly indicate an estimate of cash balance at the beginning and ending of each budget period in said budget or estimate.



Levy Certification

Submit this document to the county legislative authority on or before November 30 of the year preceding the year in which the levy amounts are to be collected and forward a copy to the assessor.

In accordance with RCW 84.52.020, I, _____, (Name)

_____, for _____, do hereby certify to (Title) (District Name)

the _____ County legislative authority that the _____ (Name of County) (Commissioners, Council, Board, etc.)

of said district requests that the following levy amounts be collected in 2015 as provided in the district's (Year of Collection)

budget, which was adopted following a public hearing held on _____: (Date of Public Hearing)

Regular Levy: _____ (State the total dollar amount to be levied)

Excess Levy: _____ (State the total dollar amount to be levied)

Refund Levy: _____ (State the total dollar amount to be levied)

Signature: _____

Date: _____



Ordinance / Resolution No. _____
RCW 84.55.120

WHEREAS, the _____ of _____ has met and considered
(Governing body of the taxing district) (Name of the taxing district)
its budget for the calendar year _____; and,

WHEREAS, the districts actual levy amount from the previous year was \$ _____; and,
(Previous year's levy amount)

WHEREAS, the population of this district is more than or less than 10,000; and now, therefore,
(Check one)

BE IT RESOLVED by the governing body of the taxing district that an increase in the regular property tax levy
is hereby authorized for the levy to be collected in the 2015 tax year.
(Year of collection)

The dollar amount of the increase over the actual levy amount from the previous year shall be \$ _____
which is a percentage increase of _____% from the previous year. This increase is exclusive of
(Percentage increase)

additional revenue resulting from new construction, improvements to property, newly constructed wind turbines,
any increase in the value of state assessed property, any annexations that have occurred and refunds made.

Adopted this _____ day of _____,

If additional signatures are necessary, please attach additional page.

This form or its equivalent must be submitted to your county assessor prior to their calculation of the property tax levies. A certified budget/levy request, separate from this form is to be filed with the County Legislative Authority no later than November 30th. As required by RCW 84.52.020, that filing certifies the total amount to be levied by the regular property tax levy. The Department of Revenue provides the "Levy Certification" form (REV 64 0100) for this purpose. The form can be found at: <http://dor.wa.gov/docs/forms/PropTx/Forms/LevyCertf.doc>.

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Dear Taxing District:

Attached is your district's 2015 Preliminary Levy Limit (101%) Calculation. This is an estimate of your Highest Lawful Levy, New Construction and Assessed Value at this time. Utility values may not be received until November. This estimate gives you a good basis to use in your budget process.

Also enclosed is an example LEVY CERTIFICATION & RESOLUTION. The RESOLUTION sets your % of increase over last year, excluding the additional amounts from new construction, utilities and annexations. The LEVY CERTIFICATION is the total dollar amount you want to levy including these additional amounts and should match what is on your budget. If you use a different amount on your budget, it could possibly limit you to a lesser amount.

The example levy certification and resolution reflect what it would be if your district chooses to levy the Highest Lawful Levy. If your district chooses to levy a lesser amount, you'd need to recalculate the dollar amount and percentage on the example resolution. To calculate the percentage, divide what the district wants to levy by last year's actual levy (your actual levy is shown on the resolution already; don't use a different figure unless you confirm with us.) In addition to the percentage you also have to state the dollar amount of the increase. If you are using your own ordinance or resolution make sure you have both the percentage of increase and the dollar amount. If you'd like help with this or verification prior to your budget meeting, please don't hesitate to call *Becky Nissell @ 875-9300 Ext. 2210 or 642-9300 Ext. 2210.*

Blank Resolution and Levy Certification Forms are enclosed for your use, but an electronic fill-in format can be found at www.dor.wa.gov. We encourage the districts to use these available forms because they have all the necessary information and language. To find online-use the form number in the bottom left hand corner of the form or by name using "Levy Certification" and "Ordinance/Resolution".

ESTIMATE

TAX YEAR: 2015
 LEVY LIMIT CALCULATION
 TAXING DISTRICT: TOWN OF ILWACO
 ANNEXED TO A LIBRARY

A.	HIGHEST LAWFUL LEVY SINCE 1985	2014		204,841
	TIMES LEVY LIMIT - 101%		+	2,048 1%
			=	206,889
B.	VALUE OF THIS YEAR NEW CONSTRUCTION			805,800
	TIMES PREVIOUS YEARS LEVY RATE	1.833417	+	1,477 New Const
C.	CURRENT YEARS UTILITY VALUE			1,148,598
	LESS PREVIOUS YEARS UTILITY VALUE			1,148,598
	INCREASE IN UTILITY VALUE			0
	TIMES PREVIOUS YEARS LEVY RATE	1.833417	+	500 0 Est for Utilities
D.	A+B+C LEVY LIMITATION			208,366
E.	ASSESSED VALUE ORIGINAL DISTRICT			208,866
	LEVY RATE ORIGINAL DISTRICT			0.0000
	ASSESSED VALUE ANNEXED AREA			
F.	LEVY LIMITATION FOR ANNEXATION			0
G.	LEVY LIMITATION WITH ANNEXATION (D+F)			0
H.	AMOUNT REFUNDED OR TO BE REFUNDED			
I.	TOTAL LEVY CONTROLLED BY LEVY LIMITATION			208,366
J.	AMOUNT REQUESTED BY TAXING DISTRICT			
K.	LESSER OF ITEMS I & J			208,366

TO CALCULATE LEVY RATE

LEVY		208,366
AV		112,378,232
RATE		1.854149
STATUTORY RATE(3.60 - Library) =	
AUTH LEVY		208,366

PRELIMINARY 10/9/2014	PACIFIC COUNTY -		2014 FOR 2015 TAXES		INFORMATION ONLY		
	REAL & PERSONAL ASSESSED VALUE REGULAR LEVIES INCLUDES UTILITIES	TIMBER T.A.V	REAL & PERSONAL ASSESSED VALUE SPECIAL LEVIES	2014 NEW CONSTRUCTION	2013 UTILITIES	Values included in Totals	
RAYMOND	\$ 133,486,438	\$ 100,944	\$ 131,197,038	\$ 783,489	\$ 2,422,841		
SOUTH BEND	\$ 76,538,650	\$ 12,969	\$ 74,260,050	\$ 379,200	\$ 2,171,220		
LONG BEACH	\$ 255,963,367	\$ -	\$ 253,480,667	\$ 1,005,613	\$ 3,385,464		
ILWACO	\$ 112,378,232	\$ 51,666	\$ 110,972,732	\$ 805,800	\$ 1,148,598		
OUTSIDE DISTRICTS							
STATE SCHOOL	\$ 2,256,213,396	\$ -	\$ 2,210,775,996	\$ 15,921,716	\$ 29,489,212		
CURRENT EXPENSE	\$ 2,258,426,122	\$ 385,573,117	\$ 2,212,988,722	\$ 15,921,716	\$ 29,489,212		
ROADS	\$ 1,680,059,435	\$ 385,407,531	\$ 1,643,078,235	\$ 12,947,614	\$ 19,361,089		
LIBRARY	\$ 2,124,939,684	\$ 385,472,173	\$ 2,081,791,684	\$ 15,138,227	\$ 26,066,371		
HOSPITAL DIST #2	\$ 625,524,430	\$ 327,511,654	\$ 611,408,230	\$ 3,683,547	\$ 14,863,936		
HOSPITAL DIST #3	\$ 1,632,901,692	\$ 58,061,462	\$ 1,601,580,492	\$ 12,238,169	\$ 14,625,276		
PAC CO EMS #1	\$ 601,920,377	\$ 309,513,390	\$ 587,244,877	\$ 4,128,247	\$ 11,069,217		
FIRE DISTRICTS							
FIRE NO 1	\$ 1,078,680,432	\$ 87,182	\$ 1,055,277,332	\$ 8,520,956	\$ 5,601,203		
FIRE NO 1 - EMS	\$ 1,078,704,532	\$ 226,547	\$ 1,055,301,432	\$ 8,520,956	\$ 5,601,203		
FIRE NO 2	\$ 79,119,978	\$ 618,077	\$ 77,015,578	\$ 1,289,500	\$ 354,291		
FIRE NO 3	\$ 182,578,380	\$ 11,122,001	\$ 176,924,280	\$ 1,788,800	\$ 1,781,936		
FIRE NO 4	\$ 77,020,308	\$ 1,744,228	\$ 75,094,808	\$ 522,700	\$ 1,697,851		
FIRE NO 5	\$ 90,577,436	\$ 82,230	\$ 89,344,236	\$ 171,600	\$ 4,821,921		
FIRE NO 5 - EMS	\$ 90,577,436	\$ 82,230	\$ 89,344,236	\$ 171,600	\$ 4,821,921		
FIRE NO 6	\$ 46,708,032	\$ 423,795	\$ 45,201,232	\$ 496,758	\$ 117,417		
FIRE NO 7	\$ 10,973,182	\$ 211,373	\$ 10,606,882	\$ -	\$ 66,244		
FIRE NO 8	\$ 16,872,467	\$ 1,578,745	\$ 16,354,967	\$ 63,700	\$ 387,167		
GH FIRE DIST #15	\$ 5,226,787	\$ 212,043	\$ 5,093,787	\$ -	\$ 200,173		
GH FIRE DIST #15 - EMS	\$ 12,352,249	\$ 40,638,966	\$ 12,219,249	\$ -	\$ 200,173		
PORT DISTRICTS							
PORT OF WILLAPA	\$ 632,832,796	\$ 294,208,220	\$ 618,595,296	\$ 3,683,547	\$ 14,951,702		
PORT OF ILWACO	\$ 492,624,070	\$ 85,839,286	\$ 483,723,370	\$ 4,516,080	\$ 4,621,449		
PORT OF CHINOOK	\$ 69,140,752	\$ 5,474,941	\$ 67,538,552	\$ 430,300	\$ 1,989,279		
PORT OF PENINSULA	\$ 1,063,823,104	\$ 50,677	\$ 1,043,126,104	\$ 7,291,789	\$ 8,173,082		

I hereby certify the above is the Assessed Valuation of the various taxing districts in Pacific County.

Bruce Walker, Pacific County Assessor - Date

CITY OF ILWACO
CITY COUNCIL AGENDA ITEM BRIEFING

A. Meeting Dates: Council Workshop: Public Hearing:
Council Discussion Item:10/27/14 Council Business Item:

B. Issue/Topic: **Ordinance Establishing 2015 Pay Table**

C. Sponsor(s):

1. Mike Cassinelli
- 2.

D. Background (overview of why issue is before council):

1. In January of 2007, the council adopted Resolution 2007-02 implementing the existing pay table process. COLA increases were made to the table in 2008 (3%) and 2009 (3%). While there was a 2% Federal COLA in 2010, the City of Ilwaco pay tables for 2010, 2011 and 2012 were not changed from the 2009 table. The 2013 pay table included a 2% COLA increase. The 2014 pay table included a 1% COLA increase. The 2015 pay table has no increase.
2. Additionally the term /Supervisor has been removed from the Utility Worker description as requested by the council.

E. Discussion (specific details relevant to the issue, pros/cons, alternatives and any other decision-making details)

1. The Federal COLA for 2015 is projected to be 1%.

F. Impacts:

1. Fiscal: The budget reviewed by the council includes regularly scheduled step increases as well as potential promotional increases.
2. Legal:
3. Personnel:
4. Service/Delivery:

G. Planning Commission: Recommended N/A Public Hearing on

H. Staff Comments:

- 1.

I. Time Constraints/Due Dates:

J. Proposed Motion: **I move to adopt the ordinance establishing the 2015 Pay Table.**

**CITY OF ILWACO
ORDINANCE NO. 8xx**

AN ORDINANCE OF THE CITY OF ILWACO, WASHINGTON, ADOPTING SALARY CLASSIFICATIONS & ESTABLISHING THE 2015 PAY TABLE.

WHEREAS, the City of Ilwaco is committed to a policy that places every employee on a pay scale; and

WHEREAS, the city must be financially responsible in implementing compensation plan changes; and

WHEREAS, the City Council has determined that it will have the final approval on all pay policy issues; and

WHEREAS, no change in any employee personnel status (rate of pay) is intended by this action.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF ILWACO, WASHINGTON, DOES ORDAIN AS FOLLOWS:

Section 1. The City Council of the City of Ilwaco, Washington, adopts the City of Ilwaco Position Grades and Brief Descriptions, attached hereto as Exhibit "A."

Section 2. Each employee's pay shall remain unchanged through this action even though the position grade title may be modified.

Section 3. Severability. If any section, subsection, paragraph, sentence, clause or phrase of this ordinance is declared unconstitutional or invalid for any reason, such decision shall not affect the validity of the remaining parts of this ordinance.

Section 4. Referendum and Effective Date. This Ordinance, being an exercise of a power specifically delegated to the city legislative body, is not subject to referendum, and shall take effect and is in full force five (5) days after its passage, approval and publication of an approved summary of the title as provided by law.

PASSED BY THE CITY COUNCIL OF THE CITY OF ILWACO, AND SIGNED IN AUTHENTICATION OF ITS PASSAGE THIS XXTH DAY OF OCTOBER, 2014

Mike Cassinelli, Mayor

ATTEST:

Ariel Smith, City Clerk

VOTE	Jensen	Mulinix	Marshall	Chambreau	Ferner	Cassinelli
Ayes						
Nays						
Abstentions						
Absent						

| PUBLISHED: XXXXX, 2014

| EFFECTIVE: XXXXXX, 2014

Exhibit "A"
City of Ilwaco
Position Grades and Brief Descriptions

Administrative Position	Grade	Level
Non-Exempt Positions		
Office Assistant 3	3	Office assistant
Office Assistant 4	4	Office assistant/billing clerk
Office Assistant 5	5	Senior office assistant/billing clerk
Deputy City Clerk 5	5	Deputy city clerk
Deputy City Clerk 6	6	Deputy city clerk
Deputy City Clerk 7	7	Deputy city clerk
Deputy City Clerk 8	8	Senior deputy city clerk
Exempt Positions		
City Clerk 8	8	City clerk
City Clerk 9	9	City clerk
City Clerk 10	10	City clerk
City Clerk 11	11	Senior city clerk
Treasurer 8	8	City treasurer
Treasurer 9	9	City treasurer
Treasurer 10	10	City treasurer
Treasurer 11	11	Senior city treasurer
Treasurer 12	12	Senior city treasurer

Office Assistant 3: Office assistant. Entry-level position. Receives work direction, guidance and supervision from senior office staff members. Develops office skills and experience with guidance from others. Assists with utility billing.

Office Assistant 4: Office assistant/billing clerk. Performs many tasks independently. Proficient with word processing and spreadsheets. Expected to handle routine city business on the telephone and with visitors. Able to do most utility billing tasks.

Office Assistant 5: Senior office assistant/billing clerk. Performs most tasks independently without guidance or supervision. Determines own priorities. Proficient with word processing, spreadsheet and databases. Configures new computers for printing, simple networking and email and application installation. Does utility billing independently. Supervises others, as necessary.

Deputy City Clerk 5: Deputy city clerk. Entry-level position. Performs or is capable of performing all duties equivalent to Office Assistant 5. Receives work direction, guidance and supervision from the city clerk, city treasurer or mayor in matters involving the city clerk's duties.

Deputy City Clerk 6: Deputy city clerk. Performs some city clerk tasks independently, with minimum guidance or supervision, as assigned by the city clerk, city treasurer or mayor. Performs or is capable of performing all duties equivalent to Office Assistant 5. Supervises office staff as necessary, including setting priorities and work schedules. Writes grant applications.

Deputy City Clerk 7: Deputy city clerk. Performs many city clerk tasks independently, with minimum guidance or supervision, as assigned by the city clerk, city treasurer or mayor. Performs or is capable of performing all duties equivalent to Office Assistant 5. Supervises office staff as necessary, including setting priorities and work schedules. Writes grant applications.

Deputy City Clerk 8: Senior deputy city clerk. Performs most city clerk tasks independently without guidance or supervision, as assigned by the city clerk, city treasurer or mayor. Performs or is capable of performing all duties equivalent to Office Assistant 5. Supervises office staff as necessary, including setting priorities and work schedules. Writes grant applications.

City Clerk 8: City clerk. Entry-level position. An administrative position with primary duties that includes exercising discretion and independent judgment with respect to matters of significance. Performs some city clerk tasks independently with guidance and supervision. Performs or is capable of performing all duties equivalent to Office Assistant 5. Supervises office staff as necessary, including setting priorities and work schedules. Writes grant applications. *Note: A change in position from Assistant Clerk 7 to City Clerk 7 would normally be accompanied by a two step, in-grade increase and a change from non-exempt status to exempt status.*

City Clerk 9: City clerk. An administrative position with primary duties that includes exercising discretion and independent judgment with respect to matters of significance. Performs most city clerk tasks independently with minimum guidance or supervision. Performs or is capable of performing all duties equivalent to Office Assistant 5. Supervises office staff as necessary, including setting priorities and work schedules. Writes grant applications.

City Clerk 10: City clerk. An administrative position with primary duties that includes exercising discretion and independent judgment with respect to matters of significance. Performs all duties of the city clerk without guidance or supervision. Drafts simple legislation that can be enacted into law without undue revision. Performs or is capable of performing all duties equivalent to Office Assistant 5. Supervises office staff as necessary, including setting priorities and work schedules. Writes grant applications. Represents the city in outside meetings, as appropriate.

City Clerk 11: Senior city clerk. An administrative position with primary duties that includes exercising discretion and independent judgment with respect to matters of significance. Performs all duties of the city clerk without guidance or supervision. Drafts complex legislation that can be enacted into law without undue revision. Briefs the mayor and City Council on the effect of proposed legislation. Performs or is capable of performing all duties equivalent to Office Assistant 5. Supervises office staff as necessary, including setting priorities and work schedules.

Writes grant applications. Represents the city in outside meetings, as appropriate. Acts as senior advisor to the mayor and City Council in city matters.

Treasurer 8: City treasurer. Entry-level position. Performs some treasurer tasks independently with guidance and supervision. Performs or is capable of performing all duties equivalent to Office Assistant 5. Supervises office staff as necessary, including setting priorities and work schedules. Writes grant applications. Trained in accounting and develops experience with accounting software and city transactions and budgeting.

Treasurer 9: City treasurer. Performs most treasurer tasks independently with guidance and supervision. Performs or is capable of performing all duties equivalent to Office Assistant 5. Supervises office staff as necessary, including setting priorities and work schedules. Writes grant applications. Trained in accounting and develops experience with accounting software and city transactions and budgeting.

Treasurer 10: City treasurer. Performs treasurer tasks independently without guidance or supervision. Performs or is capable of performing all duties equivalent to Office Assistant 5. Supervises office staff as necessary, including setting priorities and work schedules. Writes grant applications. Has some advanced training in accounting and has experience with accounting software and city transactions and budgeting. Prepares and briefs the city budget to the mayor and City Council, including coordinating with department heads. Performs all the duties of the city clerk, if assigned.

Treasurer 11: Senior city treasurer. Performs treasurer tasks independently without guidance or supervision. Performs or is capable of performing all duties equivalent to Office Assistant 5. Supervises office staff as necessary, including setting priorities and work schedules. Writes grant applications. Has advanced training in accounting and has experience with accounting software and city transactions and budgeting. Prepares and briefs the city budget to the mayor and City Council, including coordinating with department heads. Represents the city in outside meetings, as appropriate. Acts as senior advisor to the mayor and City Council in city matters. Performs all the duties of the city clerk, if assigned.

Treasurer 12: Senior city treasurer. Performs treasurer tasks independently without guidance or supervision. Performs or is capable of performing all duties equivalent to Office Assistant 5. Supervises office staff as necessary, including setting priorities and work schedules. Writes grant applications. Has advanced training in accounting and has experience with accounting software and city transactions and budgeting. Prepares and briefs the city budget to the mayor and City Council, including coordinating with department heads. Represents the city in outside meetings, as appropriate. Acts as senior advisor to the mayor and City Council in city matters. Performs all the duties of the city clerk, if assigned. Experienced and possesses necessary skills for position and/or is highly capable of seeking needed resources.

Field Positions	Grade	
Non-Exempt Positions		
Utility Worker 3	3	Entry level
Utility Worker 4	4	Established (gaining experience)
Utility Worker 5	5	Experienced
Utility Worker 6	6	Experienced (works independently)
Utility Worker 7	7	Lead
Utility Supervisor 8	8	Senior lead
Utility Supervisor 9	9	Senior
Utility Supervisor 10	10	Senior
Utility Supervisor 11	11	Senior
Plant Operator 5	5	Entry level
Plant Operator 6	6	Established (gaining experience)
Plant Operator 7	7	Experienced
Plant Operator 8	8	Experienced (works independently)
Plant Operator 9	9	Senior/lead operator
Plant Operator 10	10	Senior
Plant Operator 11	11	Senior
Mechanic 7	7	Entry level
Mechanic 8	8	Experienced
Mechanic 9	9	Senior
Exempt Positions		
Utility Manager 7	7	Entry level
Utility Manager 8	8	Experienced
Utility Manager 9	9	Experienced
Utility Manager 10	10	Senior
Fire Administrator 7	7	Experienced
Fire Chief 8	8	Senior

Deleted: Supervisor

Deleted: Director

Deleted: Director

Utility Worker 3: Entry-level utility worker. Receives direction and guidance from others.

Utility Worker 4: Established utility worker gaining experience. Receives direction and guidance from others.

Utility Worker 5: Experienced utility worker. Works with some supervision and guidance.

Utility Worker 6: Experienced utility worker. Works independently.

Utility Worker 7: Lead utility worker/supervisor. Works independently and gives guidance to others. Has responsibility for one utility area (e.g. sewer or water distribution, streets and sidewalks, equipment).

Deleted: Supervisor

Utility Supervisor 8: Utility supervisor. Receives some guidance and supervision from others. Participates in all aspects of utility operations. Sets work priorities and tasking. Ensures quality and efficiency of operations. Makes continual improvements for efficiency and quality of operations. Takes a lead role in configuration management. Prepares the department budgets with guidance.

Utility Supervisor 9: Senior utility supervisor. Works independently and supervises others. Ensures quality and efficiency of operations. Makes continual improvements for efficiency and quality of operations. Works closely with the city engineer in planning improvements to city infrastructure. Acts as city liaison for construction projects. Sets priorities and assigns tasks. Ensures effective configuration management. Prepares the department budgets with some guidance.

Utility Supervisor 10: Senior utility supervisor. Works independently and supervises others. Ensures quality and efficiency of operations. Makes continual improvements for efficiency and quality of operations. Works closely with the city engineer in planning improvements to city infrastructure. Acts as city liaison for construction projects. Sets priorities and assigns tasks. Ensures effective configuration management. Prepares the department budgets with some guidance.

Utility Supervisor 11: Senior utility supervisor. Works independently and supervises others. Ensures quality and efficiency of operations. Makes continual improvements for efficiency and quality of operations. Works closely with the city engineer in planning improvements to city infrastructure. Acts as city liaison for construction projects. Sets priorities and assigns tasks. Ensures effective configuration management. Prepares the department budgets with some guidance. Experienced and possesses necessary skills for position and/or is highly capable of seeking needed resources.

Plant Operator 5: Entry-level plant operator. Receives direction and guidance from others. Capable of some plant operations and minor repairs without assistance. Communicates plant status to others. Performs other Public Works duties.

Plant Operator 6: Established with at least one year of full-time plant operation experience. Receives direction and guidance from others. Capable of most routine plant operations and minor repairs without assistance. Communicates plant status to others verbally, in writing and through means of computer file transfers. Primary duties are plant operations. Performs other Public Works duties.

Plant Operator 7: Experienced plant operator with at least two years of full-time plant operation experience. Receives direction and guidance from others. Capable of most routine plant

operation and minor repairs without assistance. Communicates plant status to others verbally, in writing and through means of computer file transfers. Primary duties are plant operations. Performs other Public Works duties.

Plant Operator 8: Experienced plant operator with at least four years of full-time plant operation experience. Receives some direction and guidance from others. Provides some supervision and guidance to others. Capable of plant operations requiring the exercise of judgment, including making process adjustments and moderate repairs without supervision. Communicates plant status to others verbally, in writing and through means of computer file transfers. Primary duties are plant and systems operations.

Plant Operator 9: Lead plant operator/plant supervisor with at least five years of full-time plant operation experience. Works independently and supervises others. Capable of plant operations requiring the exercise of judgment, including making any and all process adjustments and complex repairs without supervision. Submits reports to DOH/DOE. Communicates plant status to others verbally, in writing and through means of computer file transfers. Primary duties are systems operations and supervision.

Plant Operator 10: Senior plant operator/plant supervisor with at least five years of full-time plant operation experience combined with demonstrated supervisory experience. Works independently and supervises others. Capable of plant operations requiring the exercise of judgment, including making any and all process adjustments and complex repairs at the plant and throughout the entire distribution system without supervision. Submits reports to DOH/DOE. Communicates plant status to others verbally, in writing and through means of computer file transfers. Sets priorities and assists in preparing/managing the budget. Primary duties are systems operations and supervision.

Plant Operator 10: Senior plant operator/plant supervisor with at least eight years of full-time plant operation experience combined with demonstrated supervisory experience. Works independently and supervises others. Capable of plant operations requiring the exercise of judgment, including making any and all process adjustments and complex repairs at the plant and throughout the entire distribution system without supervision. Submits reports to DOH/DOE. Communicates plant status to others verbally, in writing and through means of computer file transfers. Sets priorities and assists in preparing/managing the budget. Primary duties are systems operations and supervision.

Mechanic 7: Entry-level mechanic. Capable of maintaining vehicles and equipment with some supervision and guidance.

Mechanic 8: Experienced mechanic. Capable of maintaining vehicles, equipment and city infrastructure equipment with minimum supervision and guidance. Sets own priorities. Supervises others, as necessary.

Mechanic 9: Senior mechanic. Capable of maintaining vehicles, equipment and city infrastructure equipment without supervision. Sets own work schedules and priorities. Supervises others.

Utility Manager 7: Entry-level utility manager. Receives guidance and supervision from others. Participates in some aspects of utility operations and management. Sets work priorities and tasking. Ensures quality and efficiency of operations. Participates in configuration management. Assists in developing the department budget.

Utility Manager 8: Experienced utility manager. Receives some guidance and supervision from others. Participates in all aspects of utility operations and management. Sets work priorities and tasking. Ensures quality and efficiency of operations. Makes continual improvements for efficiency and quality of operations. Takes a lead role in configuration management. Prepares the department budgets with guidance.

Utility Manager 9: Experienced utility manager/director. Works independently. Participates in all aspects of utility operations and management. Sets work priorities and tasking. Ensures quality and efficiency of operations. Makes continual improvements for efficiency and quality of operations. Works closely with the city engineer in planning improvements to city infrastructure. Acts as city liaison for construction projects. Provides management information on status of the city infrastructure and does tradeoff analysis in problem solving and in proposing changes. Ensures effective configuration management. Prepares the department budgets with some guidance.

Deleted: Director

Utility Manager 10: Senior utility manager/director. Participates in all aspects of utility operations and management. Sets work priorities and tasking. Ensures quality and efficiency of operations. Makes continual improvements for efficiency and quality of operations. Works closely with the City Engineer in planning improvements to city infrastructure. Acts as city liaison for construction projects. Provides management information on status of the city infrastructure and does tradeoff analysis in problem solving and in proposing changes. Conceive and effectively executes improvement projects without supervision. Ensures effective configuration management. Prepares the department budget without guidance.

Deleted: Director

Fire Administrator 7: Participates in the development and maintenance of all emergency management plans, support materials, reports and related documents. Conducts directed research, as well as independent internet-based research on a variety of emergency management and related topics. Develops or compiles documents, correspondence and materials, including all programmatic reports required for reimbursement of expenses related to federal, state and other government grants, as well as awards from non-governmental funding sources. Monitors and maintains federal, state, allied organization, professional and county newsletters, reports and related documents as directed. The Fire Administrator shall be paid 5.5% of the assigned grade and step salary on the Exempt Employee Annual Salary Scale for this part-time position.

Fire Chief 8: Plans, organizes, directs and evaluates the Ilwaco Volunteer Fire Department, which protects lives and property from fire and hazardous incident damage. Provides timely emergency medical services in the City of Ilwaco and other neighboring municipalities that have contracted for fire protection services. Ensures the department incorporates up-to-date, efficient fire prevention, fire suppression, hazardous incident mitigation and emergency medical technologies into its procedures, equipment and methods. Recruits and trains new volunteer

firefighters. The Fire Chief shall be paid 25% of the assigned grade and step salary on the Exempt Employee Annual Salary Scale for this part-time position.

**CITY OF ILWACO
ORDINANCE NO. XXX EXHBIT B**

2015 PAY TABLE (Effective January 1, 2015)

2015

City of Ilwaco
Exempt Employee Annual Salary Scale

Step	1	2	3	4	5	6	7	8	9	10
Grade	Years to Step	1	1	1	2	2	2	3	3	3
3	22517	23268	24018	24769	25520	26271	27022	27773	28524	29274
4	25276	26119	26962	27804	28647	29490	30332	31175	32018	32860
5	28280	29223	30166	31109	32053	32996	33939	34882	35825	36769
6	31524	32575	33626	34678	35729	36781	37832	38883	39935	40986
7	35031	36198	37365	38533	39700	40867	42034	43202	44369	45536
8	38795	40088	41381	42674	43967	45260	46553	47846	49139	50431
9	42850	44278	45707	47135	48564	49992	51421	52849	54278	55706
10	47188	48760	50333	51906	53479	55051	56624	58197	59770	61342
11	51907	53635	55362	57078	58807	60512	62237	63965	65692	67420
12	57674	59594	61513	63420	65341	67236	69152	71072	72991	74911

2015

City of Ilwaco
Non-Exempt/Hourly Employee Hourly Rate of Pay Scale

Step	1	2	3	4	5	6	7	8	9	10
Grade	Years to Step	1	1	1	2	2	2	3	3	3
3	10.83	11.19	11.55	11.91	12.27	12.63	12.99	13.35	13.71	14.07
4	12.15	12.56	12.96	13.37	13.77	14.18	14.58	14.99	15.39	15.80
5	13.60	14.05	14.50	14.96	15.41	15.86	16.32	16.77	17.22	17.68
6	15.16	15.66	16.17	16.67	17.18	17.68	18.19	18.69	19.20	19.70
7	16.84	17.40	17.96	18.53	19.09	19.65	20.21	20.77	21.33	21.89
8	18.65	19.27	19.89	20.52	21.14	21.76	22.38	23.00	23.62	24.25
9	20.60	21.29	21.97	22.66	23.35	24.03	24.72	25.41	26.09	26.78
10	22.69	23.44	24.20	24.95	25.71	26.47	27.22	27.98	28.74	29.49
11	24.96	25.79	26.62	27.44	28.27	29.09	29.92	30.75	31.58	32.41
12	27.73	28.66	29.58	30.49	31.41	32.32	33.24	34.17	35.09	36.01

CITY OF ILWACO
CITY COUNCIL AGENDA ITEM BRIEFING

A. Meeting Dates: Council Workshop: Public Hearing:
Council Discussion Item: 10/27/14 Council Business Item:

B. Issue/Topic: **Promotion for Utility Worker**

C. Sponsor(s):

1. Mike Cassinelli
- 2.

D. Background (overview of why issue is before council):

1. Austin was hired at the beginning of April to fill a utility worker position. Over the summer months, he became familiar with operating the mowing equipment, repairing water leaks, and being of assistance when needed for other projects. He has demonstrated that he can work independently, can oversee a project, and has taken responsibility for mowing.

E. Discussion (specific details relevant to the issue, pros/cons, alternatives and any other decision-making details)

1. Based on his abilities to quickly step into the new position and master the assigned tasks, the mayor is recommending that Austin be promoted to a grade 7 step 1.

F. Impacts:

1. Fiscal: The increase is incorporated into the 2015 proposed budget.
2. Legal:
3. Personnel:
4. Service/Delivery:

G. Time Constraints/Due Dates:

H. Proposed Motion: **I move to approve the mayor's recommended promotion of Austin Benson to Grade 7 Step 1 on the 2014 pay scale effective October 16, 2014.**

SERVICE AGREEMENT
BETWEEN
CITY OF ILWACO
AND
PORT OF ILWACO

This Agreement is made and entered into this ____ of _____, 2014, between the **City of Ilwaco**, hereinafter referred to as "the City" and the **Port of Ilwaco**, hereinafter referred to as "the Port", both Municipal corporations created and existing under the laws of the State of Washington.

WHEREAS, the City presently furnishes fire protection services within its boundaries, including fire suppression, rescue, hazardous material spill response, fire vehicle maintenance, fire prevention, pre-fire inspections, public education and emergency life support services as well as the administrative services necessary to support said programs; and

WHEREAS, the Port is a major recipient of the City services but has not contributed to the cost of the services, which causes a substantial hardship for the City and diminishes the level of service that can be provided; and

WHEREAS, Chapter 39.34 of the Revised Code of Washington authorizes local governments to enter into agreements for joint or cooperative action furnishing area-wide emergency services; and

WHEREAS, the parties desire to provide for a more efficient means of providing fire-fighting and fire protection services within the Port district and the Port desires to provide funding for the City for the services;

NOW, THEREFORE, in consideration of the foregoing recitals and the mutual covenants and promises hereafter set forth, the parties do hereby agree as follows:

1. TERM:

The term of this Agreement shall be indefinite, until revised by mutual agreement or terminated as outlined in Section 9. The compensation contribution shall be reviewed annually.

2. SERVICEAREA:

The services contracted for herein shall be provided within the corporate limits of the Port of Ilwaco.

3. THE PORT SHALL:

- a. Pay to the City \$6,000 per year in contributions for services. Payment shall be made by March 1st of each calendar year. The rate may increase by as much as 4% per year for each year this agreement remains in effect.
- b. Provide and make available to the City for its use any Port-owned fire suppression equipment.

- c. Maintain fire hydrants and access to them. Maintain and enforce fire lanes.
- d. Post signage at access to docks stating that fueling is prohibited other than at fueling facilities.
- e. Assist with enforcement of building and other state and city codes.
- f. Consider financial contributions or purchase of equipment specifically designated for fire suppression at the Port of Ilwaco.
- g. Give the City written notice at least sixty (60) days in advance of any proposed changes in its ordinances, laws or regulations which would significantly affect the City's ability to provide the services set forth herein or which would substantially increase or change the level of services required. It is further agreed that the Port will allow the City to review and provide input on any and all construction and development projects that may affect the City's ability to provide the services set forth herein.

4. THE CITY SHALL:

- a. Respond to all fire, hazardous material, and lifesaving related alarms within the Port, provide fire prevention, pre-fire inspection, community services and such other usual and customary services as are provided within the City. It is specifically understood and agreed by the Port that the City may, in responding to specific incidents or requests for assistance, rely on support provided through mutual aid or interlocal cooperation agreements in addition to its own personnel, vehicles and equipment.
- b. The City makes no guarantee or assurance of providing responses within any specific period of time or of the number or types of equipment and number of personnel that will respond at any particular emergency. The duty of the City to provide emergency services under the provisions of this Agreement is a duty owed to the public generally and by entering into this Agreement, the City does not incur a special duty to the Port, the property owners or occupants of the Port District.
- c. Agree that during the term of this Agreement, all emergency medical services and fire protection services supplied by the City, and the vehicles and the vehicles and personnel used to supply such services will, subject to budgetary limitations meet applicable Washington statutory and regulatory requirements.
- d. Agree to discuss with the Port, prior to implementation, any operational changes or new programs, which may impact future costs of fire service in the City.
- e. Maintain suitable records of all services provided herein in accordance with the applicable Washington State Department of Archives record retention schedule.

5. INDEMNIFICATION/HOLD HARMLESS AGREEMENT:

Each of the parties agrees that, insofar as it is authorized to do so, from time to time,

under the laws of the State of Washington, it will protect, save and hold harmless the other party from all claims, costs, damages, or expenses arising out of the negligence of its agents, employees, servants, or representatives, in connection with acts performed in accordance with the terms of this Agreement.

The parties further agree that in the case of negligence by both, any damages, costs, or other expenses allowed shall be levied in proportion to the percentage of negligence attributable to each party.

6. DEFAULT:

Failure by either party to perform its obligations under the terms and conditions of this Agreement shall be deemed a breach and shall entitle the other party to declare a default.

7. WAIVER:

Failure by either party to strictly enforce any provision hereof or to declare a breach shall not constitute a waiver thereof, nor shall it waive said party's right to demand strict performance of that or any other provision of this Agreement at any time thereafter.

8. ENTIRE CONTRACT:

This instrument constitutes the entire agreement between the parties and supersedes all prior agreements. The parties further acknowledge that any oral representations or understandings not included herein are excluded and agree that any modification of this Agreement shall have no force or effect unless in writing signed by both parties.

9. TERMINATION:

This Agreement may be terminated by either party when that party gives notice to the other party in writing at least 30 days prior to its intended withdrawal from this Agreement.

10. SEVERABILITY:

Should any portion, clause, term, article or other provision of this Agreement be declared invalid, illegal, void or otherwise unenforceable by a court of competent jurisdiction, the validity of the remaining sections shall not be affected and the rights and obligations of the parties shall be construed and enforced as if the Agreement did not contain the particular clause or provision held to be invalid.

11. BENEFITS:

This Agreement is entered into for the benefit of the parties to this Agreement only and shall confer no benefits, direct or implied, to any third persons.

12. NOTIFICATION:

Any notices required to be given pursuant to the provisions of this Agreement shall be given in writing by certified mail, return receipt requested, by enclosing said notice in a postage prepaid envelope addressed as follows:

To the City:

City of Ilwaco
Attn: City Clerk
PO Box 548
Ilwaco, WA 98624

To the Port:

Port of Ilwaco
Attn: Port Manager
PO Box 307
Ilwaco, WA 98624

APPROVED by the City of Ilwaco Council and signed by the Mayor of Ilwaco this
_____ day of _____, 2014.

APPROVED by the Commissioners of the Port of Ilwaco and signed by the Chair this
_____ day of _____, 2014.

CITY OF ILWACO
CITY COUNCIL AGENDA ITEM BRIEFING

A. Meeting Dates: Council Workshop: Public Hearing:
Council Discussion Item: 10/27/14 Council Business Item:

B. Issue/Topic: **Private Sewer Lines – Definitions, Process and Responsibilities**

C. Sponsor(s):

1. Marshall

2.

D. Background (overview of why issue is before council):

The term “side sewer” is used in the Ilwaco Municipal Code (“IMC”) but is not defined. The term “private sewer mains” is being used in important business discussions in the City government and with constituents. Yet, “private sewer main” are not defined in the IMC. This lack of definition has led to misunderstandings and confusion. The existence of private sewer mains is not documented. Accordingly, they cannot be reviewed or understood and cannot be referred to for corrective actions. New construction of private sewer mains is currently ad hoc.

E. Discussion (specific details relevant to the issue, pros/cons, alternatives and any other decision-making details)

1. It appears that some simple definitions, process and responsibilities can be established that will clear up the status quo and the intent of the City Council in this regard. Discussion leading to enactment can be focused on these critical matters.

- No change from working definitions or current responsibilities is envisioned or intended in this proposed legislation.
- New construction of private sewer mains should meet City standards and become part of the wastewater utility. This eliminates future installation of substandard sewer mains.
- This legislation has waited for the establishment of Development Standards, which has been done.
- This legislation has waited for the establishment of Title 14, which has been done. In view of this, it is Title 14 which gets the proposed changes.

2. The proposed ordinance, introduces definitions for “*Side sewer*” and for “*Private sewer main*”, which does not strike any existing language in the IMC. It also introduces new language for the IMC that deals with process and responsibilities to set standards for construction of private sewer mains, match current practice regarding maintenance of private sewer mains, requires a City inventory of private sewer mains and utility assumption of new construction private sewer mains. It also changes “Developer Standards” to “Development Standards” throughout.

F. Impacts:

1. Fiscal:
2. Legal: The city attorney is still reviewing this ordinance
3. Personnel: Nancy Lockett has reviewed the proposed ordinance
4. Service/Delivery:

G. Planning Commission: Recommended N/A Public Hearing on

H. Staff Comments:

- 1.

I. Time Constraints/Due Dates:

Proposed Motion: I move to enact the Ordinance that establishes definitions for side sewers, private sewer mains and establishes process and responsibilities for private sewer mains.

**CITY OF ILWACO
AMENDMENT TO PROPOSED ORDINANCE NO. XXX**

AN ORDINANCE OF THE CITY OF ILWACO, WASHINGTON AMENDING ORDINANCE #832 AND PROVIDING LANGUAGE DEFINING “SIDE SEWER” AND “PRIVATE SEWER MAIN”; AUGMENTING PROCESS AND RESPONSIBILITIES THEREOF. LANGUAGE ALIGNING EXISTING TITLE 15 WITH NEW TITLE 14 IN USE OF “DEVELOPMENT STANDARDS” IN PLACE OF NEW “DEVELOPER STANDARDS” TERMINOLOGY.

WHEREAS, the City wastewater utility owns and maintains a wastewater collection system which includes sewer mains, manholes, lift stations, etc.; and

WHEREAS, the Ilwaco Municipal Code refers to “side sewers” but has no definition for side sewers; and

WHEREAS, the City administration has identified certain sewer mains to be “private” which appears to put them under the “side sewer” responsibilities of property owners while “private sewer mains” are not defined in the Ilwaco Municipal Code as “private sewer mains”; and

WHEREAS, there has been no standard method of specifying and permitting the installation of sewer mains by private developers; and

WHEREAS, nonstandard sewer main installations in the City has led to a substantial number of non-complying sewer mains which remain deemed “private”; and

WHEREAS, the existence of private sewer mains is not reflected as any type of encumbrance upon land parcels to the disadvantage and surprise to the property owners; and,

WHEREAS, the entire situation creates confusion and frustration on the part of property owners and extra work for the City administration; and

WHEREAS, the City Council recognizes the need for clarity of such situations, the precision of language used and efficiency of City staff processes; and

WHEREAS, the City Council recognizes that the use of “Development Standards” in accordance with Title 15 of the IMC is appropriate inasmuch as the standards apply to the City as well as private developers; and

Ordinance XXX

Page 1 of 6

WHEREAS, the City Council did meet at said time and place and did then consider the matter of said proposed policies; and

WHEREAS, the said proposed legislation is within the authority of the City Council to establish,

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF ILWACO, WASHINGTON, DOES ORDAIN AS FOLLOWS:

Section 1. Adopt the attached modification to the Ilwaco Municipal Code Chapter 14 Development Standards:

- Defines “side sewer” and “private sewer main” and redefines “Standard specifications”
- Establishes processes and requirements for new sewer main installation by private developers
- Establishes the requirement for the City to maintain a current inventory of private sewer mains.
- Provides for City standardization and City wastewater utility takeover of newly-constructed sewer mains.
- Changes reference to “Developer Standard(s)” to “Development Standard(s)”

Section 2. *Severability.* If any one or more sections, subsections, or sentences of this ordinance are held to be unconstitutional or invalid, such decision shall not affect the validity of the remaining portion of this ordinance and the same shall remain in full force and effect.

Section 3. *Effective Date.* This Ordinance takes effect and is in full force five (5) days after its passage, approval and publication of an approved summary of the title as provided by law.

PASSED BY THE CITY COUNCIL OF THE CITY OF ILWACO, AND SIGNED IN AUTHENTICATION OF ITS PASSAGE THIS XX DAY OF _____, 2014

Mike Cassinelli, Mayor

ATTEST:

Ariel Smith, Deputy City Clerk

VOTE	Jensen	Karnofski	Marshall	Chambreau	Forner	Cassinelli
Ayes						
Nays						
Abstentions						
Absent						

PUBLISHED:

EFFECTIVE:

Ordinance XXX

Page 3 of 6

Make the following additions to the Ilwaco Municipal Code Title 14

IMC 14.02.20 Definitions

b. “Side sewer” means a sewer connection between a building and the nearest or most convenient sewer main, public or private.

c. “Private sewer main” means a privately owned and maintained sewer main which may have any of the characteristics: 1) running generally along a city street or platted city street right of way or established utility easement whether improved or not; 2) connected or connectable to receive wastewater from adjacent parcels whether improved or not improved; 3) discharges into an established City sewer main either directly or through another private sewer main.

14.06.115 Private sewer main permits required.

A. A developer must obtain a permit for any private sewer main installation (generally in a City right of way whether improved or unimproved or in an established utility easement on private property) and connection to the city sewer system. Permits will be issued in accordance with the requirements of 14.06.116.

B. A permit which includes sewer main installation in a public area or the connection with or opening into any public sewer will only be issued to a registered sewer contractor or qualified city employee.

C. A permit for sewer main installation on private property will only be issued if there is a City-approved, established and recorded, public utility easement.

D. Sewer main installation permits are not transferable. No authorized person, including any sewer contractor or qualified city employee, may lay any pipe pursuant to any other person’s permit.

E. The developer must indemnify the city from any loss or damage that may directly or indirectly be caused by the installation of the private sewer main. (Ord. 812 § 1 (part), 2012; Ord. 627 (part), 1999)

14.06.116 New private sewer mains must meet City standards for sewer mains.

A. Sewer main installation permits must be based on a design that meets the City Development Standards per 14.02.10 and is approved by the City Engineer. This requirement includes, and is not limited to, location, materials, manholes and similar accessibility for maintenance.

14.06.117 New private sewer mains to become part of the City Wastewater Utility

A. Upon completion of construction and acceptance by the City, the owner shall convey and the City shall take ownership and responsibility for private sewer mains constructed after January 1, 2015 which, by the requirement of 14.06.116, must meet all City standards and requirements.

14.06.121 City to maintain and publish a list of existing private sewer mains

A. The City shall maintain a list of all existing private sewer mains discharging either directly or indirectly into the City Wastewater collection system. The list shall include identification of those tax parcels which connect to these private sewer mains.

14.06.122 Costs of private sewer repairs borne by owners.

- A. The property owners with side sewers connecting to a private sewer main must pay all costs and expenses related to the repairs of the private sewer main, including any necessary resulting repairs, meeting City standards, to sidewalks and streets.**
- B. Failure to act in a timely manner to effect necessary repairs by the property owners with side sewers connecting to a private sewer main can result in the City taking the necessary action to assure public health and safety. In addition to effecting necessary repairs, such action may include provisions to assure payment such as terminating public utility services and imposing liens on the properties. In such case, the City shall apply City standards for construction and replacement.**

- C. The owner must indemnify the city from any loss or damage that may directly or indirectly be caused by the installation of the private sewer main. (Ord. 812 § 1 (part), 2012; Ord. 627 (part), 1999)**
 - D. Any agency or entity performing maintenance and construction of streets, sidewalks, pipelines and similar activities that causes damage to the integrity of a private sewer line shall pay all costs and expenses related to the repairs of the private sewer.**
 - E. Should repairs and/or replacement that are implemented according to plans approved by the City engineer bring an existing private sewer line to City standards, provisions for the City taking over the line shall be as provided for in IMC 15.76.117 including City acceptance.**
-

Make the following change to the Ilwaco Municipal Code TITLE 14 (through-out)

Change “Developer Standards” to “Development Standards”

CITY OF ILWACO
CITY COUNCIL AGENDA ITEM BRIEFING

A. Meeting Dates: Council Workshop: Public Hearing:
Council Discussion Item: 10/27/14 Council Business Item:

B. Issue/Topic: **Elizabeth Avenue Improvement Project and Sidewalk Project Close out**

C. Sponsor(s):

1. Mike Cassinelli
- 2.

D. Background (overview of why issue is before council):

1. The available project funds were provided by two Transportation Improvement Board grants that were increased to a grand total of \$650,220; \$26,653 from the Pacific Council of Governments obtained by the Port of Ilwaco; \$20,000 from the Port of Ilwaco; and \$47,116 provided by the City. Initially, the City had budgeted \$40,301 for the projects; however, due to a change order and some slight quantity over runs there was a little over \$6,800 of additional cost to be incurred by the Streets Fund.
2. The project not only re-constructed Elizabeth, adding sidewalks, curb and gutter, and streetlights, but also replaced the water main from Spruce to Lake. The project occurred during the spring/summer of 2014.

E. Discussion (specific details relevant to the issue, pros/cons, alternatives and any other decision-making details)

1. Gray & Osborne has recommended the City accept the project as complete and a final voucher was submitted.

F. Impacts:

1. Fiscal: A summary is provided of the costs versus funding and costs versus contracts for engineering and construction.
2. Legal: The attorney has not been requested to review.
3. Personnel: n/a
4. Service/Delivery: n/a

G. Planning Commission: Recommended N/A Public Hearing on

H. Staff Comments:

1. None

I. Time Constraints/Due Dates: Retainage cannot be released until 60 days have passed from the project acceptance and releases have been authorized by the appropriate state agencies.

J. Proposed Motion: **I move to accept the Elizabeth Avenue Improvement and Sidewalk Maintenance project as complete upon receipt of the final affidavit and authorize the mayor to execute the Final Contract Voucher Certificate and proceed with project close out.**



Gray & Osborne, Inc.

CONSULTING ENGINEERS

October 17, 2014

Ms. Elaine McMillan
Treasurer
City of Ilwaco
P.O. Box 548
Ilwaco, Washington 98624

**SUBJECT: FINAL PROGRESS ESTIMATE NO. 5, PROJECT ACCEPTANCE,
AND RELEASE OF RETAINAGE, ELIZABETH AVENUE
IMPROVEMENTS
CITY OF ILWACO, PACIFIC COUNTY, WASHINGTON
G&O #13437.00**

Dear Ms. McMillan:

This letter provides the City with guidance regarding the final progress estimate, accepting the project as complete, and release of the retainage bond.

1. FINAL PROGRESS ESTIMATE

We have enclosed the signed Final Contract Voucher and two copies of Progress Estimate No. 5, which is the final progress estimate for this project. One progress estimate is for the City files and the other copy should be forwarded to the contractor with the payment. The total amount now due is indicated below. Since the City has accepted the contractor's retainage bond, no funds are to be retained.

Amount Now Due: \$11,455.00

Please sign the enclosed "Final Contract Voucher" and forward a copy to the contractor and Gray & Osborne, Inc.

2. PROJECT COMPLETION ACCEPTANCE

The project has been completed in compliance with the Contract, with the exception of the contractor submitting Affidavits of Wages Paid for all contractors on the project. We therefore recommend the City accept the project as complete **after** the contractor has submitted all required Affidavits of Wage Paid forms to the City. After the contractor has submitted all required Affidavits of Wages Paid, insert the affidavit identification numbers for each subcontractor on the Notice of Completion form. Attached for your use is a draft "Notice of Completion of Public Works Contract" form. We have also e-mailed this form to you for your use.



Ms. Elaine McMillan
October 17, 2014
Page 2

After the City has accepted the project as complete, the City needs to forward the "Notice of Completion of Public Works Contract" form to the Washington State Department of Revenue, the Washington State Department of Labor and Industries, and the Washington State Employment Security Department.

3. RELEASE OF RETAINAGE

The retainage bond should be released to the contractor contingent upon the following requirements being fulfilled:

1. Sixty days have elapsed since the date of project acceptance as indicated in the City Council meeting minutes.
2. The City receives the Washington State Department of Revenue "Certificate of Payment of State Excise Taxes by Public Works Contractor" (RCW 60.28).
3. The City receives the "Certificate of Payment of Contribution Penalties and Interest on Public Works Contract" from the Washington State Employment Security Department.
4. There are no claims or liens filed for labor and materials furnished on this Contract.
5. The City receives notification from the Washington State Department of Labor and Industries that the contractor and their subcontractors are current with payments of industrial insurance and medical aid premiums.

Please contact the undersigned if you have any questions or concerns regarding these matters.

Sincerely,

GRAY & OSBORNE, INC.

Brian Chase, P.E.

BDC/hhj
Encl.

cc: Mr. Nick Rognlin, Rognlin's, Inc.
Mr. Richard Hawkins, Resident Inspector, Gray & Osborne, Inc.
Mr. Chris Workman, P.E., Washington State Transportation Improvement Board

REVISED FINAL PROGRESS ESTIMATE NO. 5
OCTOBER 14, 2014

CITY OF ILWACO
 PACIFIC COUNTY
 WASHINGTON

PROGRESS ESTIMATE PERIOD
 SEPTEMBER 28, 2014 TO OCTOBER 13, 2014

PROJECT:
 CITY OF ILWACO
 ELIZABETH AVENUE SE IMPROVEMENTS AND
 SIDEWALK MAINTENANCE PROJECT
 G&O JOB NUMBER #13437

CONTRACTOR:
 ROGNLIN'S, INC.
 321 WEST STATE STREET
 ABERDEEN, WA 98520

NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	QUANTITIES		PROJECT COSTS		PERCENT OF CONTRACT QUANTITY
					TOTAL THIS PERIOD	TOTAL TO DATE	AMOUNT THIS PERIOD	AMOUNT TO DATE	
SCHEDULE A: ELIZABETH AVENUE IMPROVEMENTS									
1	Minor Changes	1	CALC	\$5,000.00	0.00%	15.28%	\$0.00	\$764.16	15%
2	SPCC Plan	1	LS	\$500.00	0.00%	100.00%	\$0.00	\$500.00	100%
3	Mobilization, Cleanup and Demobilization	1	LS	\$38,000.00	0.00%	100.00%	\$0.00	\$38,000.00	100%
4	Project Temporary Traffic Control	1	LS	\$5,000.00	0.00%	100.00%	\$0.00	\$5,000.00	100%
5	Clearing and Grubbing	1	LS	\$2,000.00	0.00%	100.00%	\$0.00	\$2,000.00	100%
6	Removal of Structure and Obstruction	1	LS	\$22,070.00	0.00%	100.00%	\$0.00	\$22,070.00	100%
7	Excavation, Backfill, Compaction and Grading for Roadway, Incl. Haul	800	CY	\$15.00	0	800	\$0.00	\$12,000.00	100%
8	Unsuitable Foundation Excavation, Incl. Haul	75	CY	\$20.00	0	25	\$0.00	\$500.00	33%
9	Locate Existing Utilities	1	LS	\$500.00	0.00%	100.00%	\$0.00	\$500.00	100%
10	Controlled Density Fill	10	CY	\$100.00	0.0	1.5	\$0.00	\$150.00	15%
11	Crushed Surfacing Top Course	400	TN	\$30.00	0	400	\$0.00	\$12,000.00	100%
12	Crushed Surfacing Base Course	630	TN	\$25.00	0	630	\$0.00	\$15,750.00	100%
13	HMA Cl. 1/2" PG 64-22	460	TN	\$100.00	0.00	429.10	\$0.00	\$42,910.00	93%
14	Temporary HMA	20	TN	\$125.00	0	0	\$0.00	\$0.00	0%
15	Job Mix Compliance Price Adjustment	1	CALC	\$0.00	0.00%	0.00%	\$0.00	\$0.00	
16	Compaction Price Adjustment	1	CALC	\$0.00	0.00%	0.00%	\$0.00	\$0.00	
17	CPEP Storm Sewer Pipe, 8 In. Diam. (Incl. Bedding)	70	LF	\$75.00	0.0	117.5	\$0.00	\$8,812.50	168%
18	CPEP Storm Sewer Pipe, 12 In. Diam. (Incl. Bedding)	300	LF	\$65.00	0.0	296.5	\$0.00	\$19,272.50	99%
19	Adjust Manhole	4	EA	\$700.00	0	5	\$0.00	\$3,500.00	125%
20	Catch Basin, Type 1	8	EA	\$1,500.00	0.0	8.0	\$0.00	\$12,000.00	100%
21	Catch Basin, Type 2, 48 In. Diam.	3	EA	\$4,000.00	0	3	\$0.00	\$12,000.00	100%
22	Concrete Inlet	2	EA	\$1,500.00	0	2	\$0.00	\$3,000.00	100%
23	Adjust Catch Basin	1	EA	\$500.00	0	2	\$0.00	\$1,000.00	200%
24	Removal of Unsuitable Material (Trench)	20	CY	\$20.00	0	0	\$0.00	\$0.00	0%
25	Trench Excavation Safety Systems	1	LS	\$1,500.00	0.00%	100.00%	\$0.00	\$1,500.00	100%
26	Bank Run Gravel for Trench Backfill	200	TN	\$15.00	0.0	226.4	\$0.00	\$3,396.00	113%
27	Adjust Valve Box	2	EA	\$500.00	0	3	\$0.00	\$1,500.00	150%
28	Erosion/Water Pollution Control	1	LS	\$500.00	0.00%	100.00%	\$0.00	\$500.00	100%
29	Seeding, Fertilizing and Mulching	210	SY	\$4.00	0	100	\$0.00	\$400.00	48%
30	Topsoil, Type A	70	CY	\$40.00	0	40	\$0.00	\$1,600.00	57%
31	Cement Conc. Traffic Curb and Gutter	820	LF	\$25.00	0	923	\$0.00	\$23,075.00	113%
32	Cement Concrete Driveway Entrance	110	SY	\$80.00	20.0	202.2	\$1,600.00	\$16,176.00	184%
33	Cement Concrete Driveway Repair	25	SY	\$80.00	0.0	27.8	\$0.00	\$2,224.00	111%
34	Cement Concrete Sidewalk	200	SY	\$65.00	27	227	\$1,755.00	\$14,755.00	114%
35	Cement Concrete Sidewalk Ramp	7	EA	\$2,000.00	0	7	\$0.00	\$14,000.00	100%
36	Illumination System, Complete	1	LS	\$81,000.00	10.00%	100.00%	\$8,100.00	\$81,000.00	100%
37	Permanent Signing	1	LS	\$3,000.00	0.00%	100.00%	\$0.00	\$3,000.00	100%
38	Plastic Stop Line	60	LF	\$30.00	0	72	\$0.00	\$2,160.00	120%
39	Paint Line	940	LF	\$2.00	0	975	\$0.00	\$1,950.00	104%
40	Plastic Crosswalk Line	290	SF	\$9.00	0	268	\$0.00	\$2,412.00	92%
41	Bollard, Type 2	2	EA	\$500.00	0	2	\$0.00	\$1,000.00	100%
42	Project Documentation	1	LS	\$500.00	0.00%	100.00%	\$0.00	\$500.00	100%
CHANGE ORDERS									
CO1	Relocate Sewer Line	1	LS	\$7,785.62	0.00%	100.00%	\$0.00	\$7,785.62	100%
Subtotal, Change Order No. 1							\$0.00	\$7,785.62	
Subtotal, Schedule A							\$11,455.00	\$390,662.78	

REVISED FINAL PROGRESS ESTIMATE NO. 5
OCTOBER 14, 2014

CITY OF ILWACO
 PACIFIC COUNTY
 WASHINGTON

PROGRESS ESTIMATE PERIOD
 SEPTEMBER 28, 2014 TO OCTOBER 13, 2014

PROJECT:
 CITY OF ILWACO
 ELIZABETH AVENUE SE IMPROVEMENTS AND
 SIDEWALK MAINTENANCE PROJECT
 G&O JOB NUMBER #13437

CONTRACTOR:
 ROGNLIN'S, INC.
 321 WEST STATE STREET
 ABERDEEN, WA 98520

BID ITEMS				QUANTITIES		PROJECT COSTS		PERCENT OF CONTRACT QUANTITY
NO.	DESCRIPTION	QUANTITY UNIT	UNIT PRICE	TOTAL THIS PERIOD	TOTAL TO DATE	AMOUNT THIS PERIOD	AMOUNT TO DATE	
SCHEDULE B: ELIZABETH AVENUE WATER MAIN								
1	Minor Changes	1 CALC	\$5,000.00	0.00%	50.00%	\$0.00	\$2,500.00	50%
2	SPCC Plan	1 LS	\$500.00	0.00%	100.00%	\$0.00	\$500.00	100%
3	Mobilization, Cleanup and Demobilization	1 LS	\$9,000.00	0.00%	100.00%	\$0.00	\$9,000.00	100%
4	Project Temporary Traffic Control	1 LS	\$7,850.00	0.00%	100.00%	\$0.00	\$7,850.00	100%
5	Removal of Structure and Obstruction	1 LS	\$1,500.00	0.00%	100.00%	\$0.00	\$1,500.00	100%
6	Locate Existing Utilities	1 LS	\$2,500.00	0.00%	100.00%	\$0.00	\$2,500.00	100%
7	Crushed Surfacing Base Course	25 TN	\$70.00	0	20	\$0.00	\$1,400.00	80%
8	HMA Cl. 1/2" PG 64-22	25 TN	\$150.00	0	32	\$0.00	\$4,800.00	128%
9	Temporary HMA	20 TN	\$125.00	0	14	\$0.00	\$1,750.00	70%
10	C900 PVC Pipe for Water Main, 8 In. Diam.	50 LF	\$40.00	0.0	29.8	\$0.00	\$1,192.00	60%
11	C900 PVC Pipe for Water Main, 12 In. Diam.	320 LF	\$80.00	0	325	\$0.00	\$26,000.00	102%
12	Additional Ductile Iron Pipe Fittings	1,000 LB	\$3.50	0	0	\$0.00	\$0.00	0%
13	Trench Excavation Safety Systems	1 LS	\$500.00	0.00%	100.00%	\$0.00	\$500.00	100%
14	Removal of Unsuitable Material (Trench)	20 CY	\$20.00	0	0	\$0.00	\$0.00	0%
15	Bank Run Gravel for Trench Backfill	320 TN	\$15.00	0	345	\$0.00	\$5,175.00	108%
16	Connection to Existing System	6 EA	\$2,000.00	0	6	\$0.00	\$12,000.00	100%
17	Gate Valve, 8 In.	2 EA	\$1,000.00	0	2	\$0.00	\$2,000.00	100%
18	Gate Valve, 12 In.	4 EA	\$2,000.00	0	4	\$0.00	\$8,000.00	100%
19	Service Connection, 3/4 In.	2 EA	\$1,250.00	0	2	\$0.00	\$2,500.00	100%
20	Service Pipe, 1 In.	70 LF	\$15.00	0	70	\$0.00	\$1,050.00	100%
21	Monument Case and Cover	1 EA	\$800.00	0	0	\$0.00	\$0.00	0%
22	Project Documentation	1 LS	\$500.00	0.00%	100.00%	\$0.00	\$500.00	100%
Subtotal, Schedule B						\$0.00	\$90,717.00	
SCHEDULE C: SIDEWALK MAINTENANCE PROJECT								
1	Minor Changes	1 CALC	\$500.00	0.00%	0.00%	\$0.00	\$0.00	0%
2	SPCC Plan	1 LS	\$500.00	0.00%	100.00%	\$0.00	\$500.00	100%
3	Mobilization, Cleanup and Demobilization	1 LS	\$8,000.00	0.00%	100.00%	\$0.00	\$8,000.00	100%
4	Project Temporary Traffic Control	1 LS	\$2,500.00	0.00%	100.00%	\$0.00	\$2,500.00	100%
5	Removal of Structure and Obstruction	1 LS	\$25,000.00	0.00%	100.00%	\$0.00	\$25,000.00	100%
6	Crushed Surfacing Top Course	100 TN	\$50.00	0	100	\$0.00	\$5,000.00	100%
7	HMA Cl. 1/2" PG 64-22	25 TN	\$200.00	0.0	23.5	\$0.00	\$4,700.00	94%
8	Erosion/Water Pollution Control	1 LS	\$900.00	0.00%	100.00%	\$0.00	\$900.00	100%
9	Monolithic Cement Concrete Curb and Entrance	45 SY	\$120.00	0.0	35.3	\$0.00	\$4,236.00	78%
10	Monolithic Cement Concrete Curb and Sidewalk	240 SY	\$80.00	0.00	343.50	\$0.00	\$27,480.00	143%
11	Monolithic Cement Concrete Curb and Sidewalk Ramp	8 EA	\$2,000.00	0	8	\$0.00	\$16,000.00	100%
Subtotal, Schedule C						\$0.00	\$94,316.00	

FINAL PROGRESS ESTIMATE NO. 5
OCTOBER 14, 2014

CITY OF ILWACO
 PACIFIC COUNTY
 WASHINGTON

PROGRESS ESTIMATE PERIOD
 SEPTEMBER 28, 2014 TO OCTOBER 13, 2014

PROJECT:
 CITY OF ILWACO
 ELIZABETH AVENUE SE IMPROVEMENTS AND
 SIDEWALK MAINTENANCE PROJECT
 G&O JOB NUMBER #13437

CONTRACTOR:
 ROGNLIN'S, INC.
 321 WEST STATE STREET
 ABERDEEN, WA 98520

	PROJECT COSTS	
	AMOUNT THIS PERIOD	AMOUNT TO DATE
SUBTOTAL EARNED TO DATE	\$11,455.00	\$575,695.78
SALES TAX (PER W.S. REVENUE RULE NO. 171)	0.00%	\$0.00
MATERIALS ON HAND	\$0.00	\$0.00
TOTAL	\$11,455.00	\$575,695.78
CONTRACTOR HAS RETAINAGE BOND	\$0.00	\$0.00
TOTAL EARNED TO DATE LESS RETAINAGE		\$575,695.78
LESS AMOUNTS PREVIOUSLY PAID		
PROGRESS ESTIMATE NO. 1		\$42,252.50
PROGRESS ESTIMATE NO. 2		\$232,385.50
PROGRESS ESTIMATE NO. 3		\$250,857.78
PROGRESS ESTIMATE NO. 4		\$38,745.00
TOTAL PAYMENT NOW DUE:	\$11,455.00	\$11,455.00

ORIGINAL CONTRACT AMOUNT \$565,000.00
 CONTRACT AMOUNT WITH CHANGE ORDER 1 \$572,785.62
 CONTRACT PERCENTAGE TO DATE 101%

I HEREBY CERTIFY THE ABOVE ESTIMATE IS A TRUE AND CORRECT STATEMENT OF THE WORK PERFORMED UNDER THIS CONTRACT.

I HEREBY CERTIFY THAT THE WAGES HAVE BEEN PAID IN ACCORDANCE WITH RCW 39.12 (PREVAILING WAGES).

GRAY & OSBORNE, INC.

ROGNLIN'S, INC.


 BRIAN CHASE, P.E.


 CONTRACTOR'S REPRESENTATIVE

SUMMARY AND DISTRIBUTION OF PAYMENTS

PAY EST NO.	PROGRESS ESTIMATE PERIOD DATES	TOTAL EARNED PER PERIOD	SALES TAX RATE	SALES TAX AMOUNT	MATERIALS ON HAND	CONTRACTOR HAS	
						RETAINAGE BOND	TOTAL PAYMENT
1	MAY 19, 2014 TO MAY 25, 2014	\$42,252.50	0.00%	\$0.00	\$0.00	\$0.00	\$42,252.50
2	MAY 26, 2014 TO JUNE 25, 2014	\$232,385.50	0.00%	\$0.00	\$0.00	\$0.00	\$232,385.50
3	JUNE 26, 2014 TO JULY 20, 2014	\$250,857.78	0.00%	\$0.00	\$0.00	\$0.00	\$250,857.78
4	JULY 21, 2014 TO SEPTEMBER 27, 2014	\$38,745.00	0.00%	\$0.00	\$0.00	\$0.00	\$38,745.00
5	SEPTEMBER 28, 2014 TO OCTOBER 13, 2014	\$11,455.00	0.00%	\$0.00	\$0.00	\$0.00	\$11,455.00
TOTAL:		\$575,695.78		\$0.00	\$0.00	\$0.00	\$575,695.78

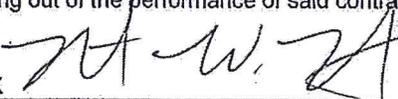
Final Contract Voucher Certificate

Contractor Rognlin's Inc.			
Street Address 321 West State Street			
City Aberdeen	State WA	Zip 98520	Date 10/15/2014
Project Number (Owner) 13437			
Job Description (Title) Elizabeth Avenue Improvements, Sidewalk Maintenance Project			
Date Work Physically Completed 10/14/2014		Final Amount \$575,695.78	

Contractor's Certification

I, The undersigned; having first been duly sworn, certify that I am authorized to sign for the claimant; that in connection with the work performed and to the best of my knowledge no loan, gratuity or gift in any form whatsoever has been extended to any employee of the City of Ilwaco (Owner) nor have I rented or purchased any equipment or materials from any employee of the City of Ilwaco (Owner); I further certify that the attached final estimate is a true and correct statement showing all the monies due me from the City of Ilwaco (Owner) for work performed and material furnished under this Contract; that I have carefully examined said final estimate and understand the same; have paid all labor, material, and other costs for this project; and that I hereby release the City of Ilwaco (Owner) from any and all claims of whatsoever nature which I may have, arising out of the performance of said contract, which are not set forth in said estimate.

NICOLE STEVENS
NOTARY PUBLIC
STATE OF WASHINGTON
My Commission Expires Mar. 8, 2017


 Contractor Authorized Signature Required

Nick Rognlin Vice President
 Type Signature Name

Subscribed and sworn to before me this 17th day of October, 2014

 Notary Public in and for the State of Washington

Residing at 321 W. State St., Aberdeen WA 98502

City of Ilwaco (Owner) Certification

I, certify the attached final estimate to be based upon actual measurements, and to be true and correct. Approved Date _____


 Project Engineer

 City of Ilwaco (Owner)

This Final Contract Voucher Certification is to be prepared by the Engineer and the original forwarded to the City of Ilwaco (Owner) for acceptance and payment.

Contractors Claims, if any, must be included and the Contractors Certification must be labeled indicating a claim attached.

City of Ilwaco
 TIB Reimbursement Form
 Project # 6-W-969(003)-1

Elizabeth

Date	Check #	Paid To:	Water Main				TIB	TIB PMT #
			Design	Special Study	ROW	Construction		
3/19/2013	G&O 13437.00-1	6,449.10				322.46	6,126.65	992453!
4/22/2013	G&O 13437.00-2	3,075.91				153.80	2,922.11	077703!
5/14/2013	G&O 13437.00-3	4,978.43				248.92	4,729.51	DD101139!
6/14/2013	G&O 13437.00-4	1,231.91	3,323.82			227.79	4,327.94	180738!
9/4/2013	G&O 13437.00-5	1,737.54				86.88	1,650.66	406101!
10/1/2013	G&O 13437.00-6	1,297.66				64.88	1,232.78	483283!
11/1/2013	G&O 13437.00-7	8,325.31				416.27	7,909.04	563098!
12/5/2013	G&O 13437.00-8	7,909.93				395.50	7,514.43	637989!
12/18/2013	G&O 13437.00-9	7,983.35				399.17	7,584.18	659885!
1/29/2014	G&O 13437.00-10	11,963.27				598.16	11,365.11	758782!
2/19/2014	G&O 13437.00-11/PUD	8,846.69				442.33	8,404.36	831225!
3/11/2014	G&O 13437.00-12	8,340.92				417.05	7,923.87	872030!
	G&O 13437.00-13/							
6/10/2014	Rognlins/DIC/Chinook	706.40			35,997.50	6,255.00	50,698.00	121844!
7/9/2014	G&O 13437.00-14/ Rognlins				126,698.50	68,351.00	29,856.13	201782!
8/13/2014	G&O 13437.00-15/ Rognlins				180,713.84	14,711.00	27,415.57	289358!
10/20/2014	G&O 13437.00-17/ Rognlins				36,145.00	1,400.00	5,148.49	
	estimate #5				11,455.00		2,415.98	
	Total Expenditures To-date	72,846.42	3,323.82		391,009.84	90,717.00	83,576.29	545,820.79
	Match (City & Port)	4,888.17	1,084.67		30,959.84	41,602.00	82,076.43	
	TIB Award	67,958.25	2,239.15		360,050.00	49,115.00	547,320.65	
	Remaining	0.00	0.00		0.00		0.00	
	G&O agreement	72,817		71,500		6,000	150,317	150,317.00
	Rognlin's				379,000.00	98,000	477,000	477,000.00
	Remaining	(29.42)			(12,009.84)	7,283	(4,756)	(4,756.26)
	Match	82,076.43						
	PCOG from PORT	(26,653.00)						
	PORT	(20,000.00)						
	CITY	(35,423.43)						
	Remaining need	0.00						

Sidewalk + 11692.57 = 47,116

City of Ilwaco
 TIB Reimbursement Form
 Project # 2-W-969(002)-1

Sidewalk

Date	Check #	Paid To:	Design	Special Study	ROW	Construction Engineering	Construction	Other	Total	Match	TIB	TIB PMT #
6/22/2012	34347	G&O 12437.00-1	1,632.53						1,632.53	81.63	1,550.90	DD318630!
7/18/2012		G&O 12437.00-2	394.92						394.92	19.75	375.17	DD393483!
8/16/2012	34486	G&O 12437.00-3	3,474.83						3,474.83	173.74	3,301.09	DD461724!
4/22/2013		G&O 12437.00-4	2,498.12						2,498.12	124.91	562.88	DD07703
7/9/2014		Rognlin's #1 & 2					37,336.00		37,336.00	1,866.80	37,279.49	DD201782!
<p style="text-align: right;">balance distributed</p>												
8/12/2014		Rognlin's #3/G&O				8,525.00	55,780.00		64,305.00	3,215.25	54,684.56	DD289358
10/20/2014		12437.00-6					1,200.00		1,200.00	60.00	1,140.00	estimate
		Rognlin's #4							3,006.00	150.30	2,855.70	estimate
		Total Expenditures To-date	8,000.40	-	-	11,531.00	94,316.00	-	113,847.40	5,692.37	101,749.80	
		Match	400.02	-	-	576.55	10,716.00	-	11,692.57			
		TIB Award	7,899.25			11,400.00	83,600.00		102,899.25			
		Remaining	298.87			445.55			744.42			
		G&O agreement	8,315			11,531						
		Rognlin's					88,000.00					
		Remaining	314.60				(6,316.00)		(6,001.40)			(6,001.40)