



City Council Meeting Minutes

Vancouver City Hall | Council Chambers | 415 W. 6th St.
PO Box 1995 | Vancouver, WA 98668-1995
cityofvancouver.us

Anne McEnerny-Ogle, Mayor • Bart Hansen • Ty Stober • Erik Paulsen • Sarah J. Fox • Diana H. Perez • Kim D. Harless

October 6, 2025

Workshops: 4:00 - 6:00 p.m.

Vancouver City Hall - Council Chambers - 415 W 6th Street, Vancouver WA

The City Council Meeting was held on 10/6/2025 at 4:00 PM in the Vancouver City Hall, Council Chambers 415 West 6th Street, Vancouver, WA 98660.

Workshops were conducted in person in the Council Chambers of City Hall. Members of the public were invited to view the meeting in person, via the live broadcast on www.cvtv.org and CVTV cable channels 23 or HD 323, or on the City's Facebook page, or www.facebook.com/VancouverUS.

View the CVTV video recording, including presentations and discussion, for workshops at: <https://www.cvtv.org/video/city-council-workshops-10-06-25-2025101000/>

Vancouver Municipal Code 14.26 Critical Aquifer Recharge Areas Update (Approximately 30 minutes)

Mehrin Selimgir, Water Engineering Manager, Kris Olinger, Utility Engineering Program Manager, Mehrin.Selimgir@cityofvancouver.us,
kris.olinger@cityofvancouver.us

Staff led Council through a discussion of the Vancouver Municipal Code 14.26 Critical Aquifer Recharge Areas Update.

Councilmember Fox was absent from the workshop.
Councilmembers Hansen and Harless were late to the workshop.

Small Business Programs Update (Approximately 45 minutes, to immediately follow the previous workshop)

Chris Harder, Deputy Economic Development Director,
chris.harder@cityofvancouver.us

Staff led Council through a discussion of the Small Business Programs Update.

Councilmember Fox was absent from the workshop.

State Legislative Agenda

(Approximately 45 minutes, to immediately follow the previous workshop)

Aaron Lande, Assistant City Manager, aaron.lande@cityofvancouver.us

Staff led Council through a discussion of the State Legislative Agenda.

Councilmember Fox was absent from the workshop.

Council Dinner / Administrative Updates (6:00 - 6:30 PM)

Regular Council Meeting

6:30 PM

Vancouver City Hall - Council Chambers - 415 W 6th Street, Vancouver WA

This meeting was conducted as a hybrid meeting with in person and remote viewing and participation over video conference utilizing a GoToMeeting platform. Members of the public were invited to view the meeting in person, via the live broadcast on www.cvtv.org and CVTV cable channels 23 or HD 323, or on the City's Facebook page, www.facebook.com/VancouverUS. Public access and testimony on Consent Agenda items and under the Community Forum were also facilitated in person and via the GoToMeeting conference call.

Vancouver City Council meeting minutes are a record of the action taken by Council. To view the CVTV video recording, including presentations, testimony and discussion, for this meeting please visit: <https://www.cvtv.org/video/vancouver-city-council-10-06-25-2025101001/>

Electronic audio recording of City Council meetings are kept on file in the office of the City Clerk for a period of six years.

Pledge of Allegiance

Call to Order and Roll Call

The regular meeting of the Vancouver City Council was called to order at 6:30 p.m. by Mayor McEnerny-Ogle. This meeting was conducted as a hybrid meeting, including both in person and remotely over video conference.

Present: Councilmember Harless, Councilmember Perez, Councilmember Paulsen, Councilmember Stober, Councilmember Hansen, Mayor McEnerny-Ogle

Absent: Councilmember Fox

Motion by Councilmember Paulsen, seconded by Councilmember Hansen, and

Yes: 6, No: 0, Abstaining: 0, to excuse Councilmember Fox. Absent from vote: Councilmember Fox.

Proclamations

Red Ribbon Week

Mayor McEnerny-Ogle read and presented a proclamation to Caitlin Ramirez, Coalition Community Prevention Project Coordinator of West Van for Youth, Vivian Humphry, Student and member of Hudson's Bay Wellness Club, and Nikhil Subramanian, Student and member of Teens for Tomorrow, proclaiming October 23-31, 2025, as Red Ribbon Week.

Disability Employment Awareness Month

Mayor McEnerny-Ogle read and presented a proclamation to Patricia Buescher, Developmental Disabilities Program Manager of Clark Community Services, proclaiming October 2025, as National Disability Employment Awareness Month.

Community Communication

This is the place on the agenda where the public is invited to speak to Council regarding any matter on the Agenda not already scheduled for Public Hearing. (Separate instructions are provided for offering testimony on Public Hearing when applicable.) This includes the option to testify about Workshops. Members of the public addressing Council are requested to give their name and city of residence for the audio record. Speakers are to limit their testimony to a total of three minutes for all items combined. RCW 42.17A.555 and City Council Policy 100-32 prohibit the use of public facilities to support or oppose any ballot measure, or to support or oppose any candidate for elective office. Any violation of these rules could result in a suspension of speaking privileges during public comment periods at City Council Meetings for 90 days or longer for multiple offenses.

Mayor McEnerny-Ogle opened Community Communication and received testimony from the following community members regarding any matter on the agenda not scheduled for a Public Hearing:

- *Hector Hinojose, Vancouver*
- *Monica Zazueta Tabor, Vancouver*
- *Leah Perkel, Vancouver*
- *Karen Morrison, Vancouver*
- *Steve Perkel, Vancouver*
- *Bruce Barnes, Vancouver*
- *Brad Erhart, Vancouver*

There being no further testimony, Mayor McEnerny-Ogle closed Community Communication.

Consent Agenda

The following items will be passed by a single motion to approve all listed actions and resolutions. There will be no discussion on these items unless requested by Council. If discussion is requested, the item will be moved from the Consent Agenda and considered separately – after the motion has been made and passed to approve the remaining items.

Council pulled items 2 and 9 for discussion.

Motion by Councilmember Stober, seconded by Councilmember Paulsen, and Yes: 6, No: 0, Abstaining: 0, to approve Item 2 on the Consent Agenda. Absent from vote: Councilmember Fox.

Motion by Councilmember Hansen, seconded by Councilmember Paulsen, and Yes: 6, No: 0, Abstaining: 0, to approve Items 1 and 3-10 on the Consent Agenda. Absent from vote: Councilmember Fox.

1. Construction Acceptance - Pearson Field Electrical Replacement Project - ITB 24-01

Staff Report: 196-25

Request: On Monday, October 6, 2025, accept the Pearson Field Electrical Replacement Project as constructed by Northeast Electric, LLC of Woodland, Washington, and authorize release of the bond, subject to receipt of all documentation required by law.

Meredith Fox, Airport Manager, meredith.fox@cityofvancouver.us

Motion approved the request.

2. Construction Acceptance - Esther Short Bell Tower and Pumphouse Repairs Projects - ITB #24-31

Staff Report: 197-25

Request: On October 6, 2025, accept the facilities as constructed by LEE Contractors, LLC, and authorize release of the contractor's retainage, subject to receipt of all documentation required by law.

Jean Singer, Capital Projects Manager, jean.singer@cityofvancouver.us

Motion approved the request.

3. Construction Acceptance - Vancouver Fire Department Fire Station 5 Logistics Warehouse Project - ITB #24-45

Staff Report: 198-25

Request: On October 6, 2025, accept the facilities as constructed by Construction Services Group, Inc., and authorize release of the contractor's retainage, subject to receipt of all documentation required by law.

Jean Singer, Capital Projects Manager, jean.singer@cityofvancouver.us

Motion approved the request.

4. Contract Amendment — Annual Generator Maintenance & Repair- C-101813

Staff Report: 199-25

Request: On Monday, October 6, 2025, authorize the City Manager, or designee, to finalize and execute Amendment #5 to contract C-101813 with Power Systems West, up to a maximum of \$575,000, and modifying the term through January 25, 2027.

Brian Taylor, Operations Superintendent,
brian.taylor@cityofvancouver.us

Motion approved the request.

5. Contract Amendment — Moore Lacofano Goltsman Inc (MIG) for Bagley Park Phase 1 Development - C-101193

Staff Report: 200-25

Request: On Monday, October 6, 2025, authorize the City Manager to execute Amendment #2 of contract C-101193 with MIG Landscape Architecture to increase by \$1,035,510 for a new total contract amount of \$1,477,870 and authorize the City Manager, or designee, to amend this contract as needed, up to an additional 10% of the new contract value per the amendment.

Terry Snyder, Park Development Manager,
Terry.Snyder@cityofvancouver.us

Motion approved the request.

6. Vancouver Fire Department Station #8 Seismic Upgrade – General Contractor/Construction Manager Contract Approval – INLINE Commercial Construction, dba INLINE

Staff Report: 201-25

Request: On Monday, October 6, 2025, authorize the City Manager, or designee, to enter into a preconstruction services contract with INLINE Commercial Construction of Aloha, OR with an hourly, not to exceed amount of \$221,200 and fixed fee specified general conditions of \$909,920.

Lam Vuong, Facilities Capital Projects Manager,
Lam.Vuong@cityofvancouver.us

Motion approved the request.

7. Heights Site C Disposition and Development Agreement

A RESOLUTION relating to the approval of a disposition and development agreement between the City of Vancouver and Palindrome Heights Limited Partnership; establishing the terms and conditions under which the Heights District Site C lot will be developed and ground leased by the City to Palindrome Heights Limited Partnership; and authorizing the City Manager to execute the disposition and development agreement.

Staff Report: 202-25

Request: On Monday, October 6, 2025, advance the resolution, setting the date for the second reading and public hearing for October 13, 2025 to finalize and approve the resolution approving the Disposition and Development Agreement (DDA) between the City of Vancouver and Palindrome Heights Limited Partnership (DDA) and authorize the City Manager, or designee, to execute the agreement, related implementation documents and certain amendments to the DDA.

Amy Stewart, Real Estate Project Manager, Patrick Quinton, Economic Development Director, amy.stewart@cityofvancouver.us,
patrick.quinton@cityofvancouver.us

Motion approved the request.

8. Heights Site P Family Building Disposition and Development Agreement

A RESOLUTION relating to the approval of a disposition and development agreement between the City of Vancouver and Vancouver Heights Family Development Co., LLC; establishing the terms and conditions under which the Heights District Site P lot will be developed and ground leased by the City to Vancouver Heights Family Development Co., LLC; and authorizing the City Manager to execute the disposition and development agreement.

Staff Report: 203-25

Request: On Monday, October 6, 2025, advance the resolution setting the date for the second reading and public hearing for October 13, 2025 to adopt the resolution approving the Disposition and Development Agreement between the City of Vancouver and Vancouver Heights Family Development Co., LLC (DDA) and authorize the City Manager, or designee, to execute the agreement in its substantive form, related implementation documents and certain amendments to the DDA.

Amy Stewart, Real Estate Project Manager, Patrick Quinton, Economic Development Director, amy.stewart@cityofvancouver.us, patrick.quinton@cityofvancouver.us

Motion approved the request.

9. Amended and Restated Condemnation Ordinance

AN AMENDED AND RESTATED ORDINANCE in the public interest relating to construction for the public use of transportation and streets and sidewalks; declaring the public necessity for and providing for the acquisition by the City of Vancouver by eminent domain of certain property and a temporary construction easement, located in the City limits at 5300 MacArthur Boulevard and described herein, required to construct such public street improvements and related facilities within the City of Vancouver, Washington; taking final action to authorize condemnation of such property; authorizing the City Attorney to prosecute eminent domain proceedings and to stipulate in mitigation of damages; providing for payment of just compensation in exchange for such property; and providing for an immediate effective date.

Staff Report: 204-25

Request: On Monday, October 6, 2025, advance the ordinance, setting the date for the second reading and public hearing for October 13, 2025.

Ryan Lopossa, Streets and Transportation Manager, Amy Stewart, Real Estate Project Manager, Hassan Abdalla, Engineering Manager, ryan.lopossa@cityofvancouver.us, amy.stewart@cityofvancouver.us, hassan.abdalla@cityofvancouver.us

Mayor McEnerny-Ogle read the title of the ordinance into the record.

Motion approved the request.

10. Approval of Claim Vouchers

Request: Approve claim vouchers for October 6, 2025.

Motion approved claim vouchers in the amount of \$22,972,690.39.

New Business

11. Consider Ethics Complaint Against Councilmember Harless Staff Report: 205-25

Request: Make a determination as to whether or not the Council should dismiss the Complaint, refer the allegations to a Hearings Examiner to conduct an investigation, or take any other action.

- Dismiss the Complaint and take no further action.
- Refer the Complaint to the Hearings Examiner to conduct an investigation.
- Impose sanctions under City Council Policy 100-06 Section 11.0.
- Impose sanctions under City Council Policy 100-36 Section 9.0.

Nena Cook, City Attorney, nena.cook@cityofvancouver.us

Nena Cook, City Attorney, provided a summary of the Ethics Complaint Against Councilmember Harless.

Councilmember Harless addressed the complaint.

Councilmember Harless left the Council Chambers. The City Councilmembers discussed the action they wanted to take regarding the ethics complaint.

Motion by Councilmember Stober, seconded by Councilmember Paulsen, and Yes: 5, No: 0, Abstaining: 0, to approve to refer the Complaint to the Hearings Examiner to conduct an investigation. Absent from vote: Councilmember Fox. Councilmember Harless was not present until the conclusion of the ethics matter against Councilmember Harless.

Motion by Councilmember Perez, seconded by Councilmember Paulsen, and Yes: 5, No: 0, Abstaining: 0, to remove Councilmember Harless from the Lodging Tax Advisory Committee and the alternate will assume responsibility until the conclusion of the ethics matter against Councilmember Harless. Absent from vote: Councilmember Fox. Councilmember Harless was not present until the conclusion of the ethics matter against Councilmember Harless.

Communications

A. From the Council

B. From the Mayor

C. From the City Manager

Adjournment

7:56 p.m.

DocuSigned by:

Anne McEnerny-Ogle

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Anne McEnerny-Ogle, Mayor

Attest:

DocuSigned by:

Natasha Ramras

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Natasha Ramras, City Clerk

The written comments below are those of the submitter alone and are not representative of the views of CVTV or the City of Vancouver, its elected or appointed officials, or its employees.