

CLE ELUM CITY COUNCIL
MINUTES
MAY 12, 2026
6:00 PM
119 W FIRST STREET
CLE ELUM, WA 98922

1. Call to Order, Pledge of Allegiance, and Roll Call

Councilmembers Present:

Cassidy Buechle-Curtis
Ken Ratliff
Beth Williams
Steven Harper
Audrey Malek
Steven Cook

Staff Present:

Matthew Lundh - Mayor
Rob Omans - City Administrator
Erica Krum - Assistant City Administrator
Mathew Bailey - Public Works Director
Shannon Johnson - Planning Director
Colleda Monick - Planning Consultant
William LaRue - Utilities Operations Manager
Ed Mills - Fire Chief

2. Public Comment – Limited to 5 Minutes per Speaker

The following individuals addressed the Council:

Tracy Taylor
Shanna Morarity
Brian Tate

3. Announcements, Appointments, Awards, and Recognition

- a. Appoint Tiffany Voelzke-Yao to the Library Board of Trustees

MOTION: Councilmember Buechle-Curtis made a motion to appoint Tiffany Voelzke-Yao to the Library Board of Trustees; seconded by Councilmember Malek.

MOTION : 6 yes 0 no.

- b. Proclamation — Peace Officers Memorial Day

Mayor Lundh read and signed the Peace Officers Memorial Day Proclamation.

CLE ELUM CITY COUNCIL
MINUTES
MAY 12, 2026
6:00 PM
119 W FIRST STREET
CLE ELUM, WA 98922

c. Proclamation — Public Works Week

Mayor Lundh read and signed the Public Works Week Proclamation. This proclamation was presented to Public Works Director, Mathew Bailey.

4. Approval of Meeting Agenda

MOTION: Councilmember Malek made a motion to approve the Meeting Agenda with the addition of Coal Mine Trail Commission to Report of Committees as 11 E; seconded by Councilmember Cook.

MOTION : 6 yes 0 no.

5. Consent Agenda

MOTION: Councilmember Cook made a motion to adopt the Consent Agenda; seconded by Councilmember Williams.

MOTION : 6 yes 0 no.

- a. Council Meeting Minutes — April 28, 2026
- b. Special Meeting Minutes — April 14, 2026
- c. Payables — May 12, 2026 — \$309,340.26
- d. Payroll Vouchers — May 5, 2026 — \$401,005.14

6. Department Head Reports

a. Rob Omans — City Administrator

See attached report.

Rob Omans, City Administrator, encouraged citizens to sign up for My Water Advisory. This app helps you track your water usage and can alert you if there is a leak. The City has also finished the network configuration upgrade that was started last year. This was to modernize the system and replace one firewall with ten firewalls and unify the network.

CLE ELUM CITY COUNCIL
MINUTES
MAY 12, 2026
6:00 PM
119 W FIRST STREET
CLE ELUM, WA 98922

- b. Shannon Johnson — Planning Director

See attached report.

- c. Mathew Bailey — Public Works Director

See attached report.

Mathew Bailey brought a sample of the sewer liner material for the council to see. This is the slip lining that is being installed in our sewer mains now.

- d. Rich Albo — Police Chief

See attached report.

Mayor Lundh read Rich Albos' staff report since he is at WASPC (Washington Association of Sheriffs and Police Chiefs) this week.

- e. Ed Mills — Fire Chief

See attached report.

Mayor Lundh inquired about the potential for an early burn ban this year. Chief Mills indicated that a decision may be made next month; however, many factors must be considered, and the implementation is not imminent. Chief Mills also reported that the lower county is moving to a moderate classification on the burn radar.

- f. William LaRue — Utilities Operations Manager

See attached report.

The graphs on the report do not accurately reflect the numbers but the percentages are correct.

7. **Public Appearances – 15-Minute Limit**

8. **Business Requiring Public Hearings**

CLE ELUM CITY COUNCIL
MINUTES
MAY 12, 2026
6:00 PM
119 W FIRST STREET
CLE ELUM, WA 98922

- a. Public Hearing: Right-of-Way Vacation, Habitat for Humanity — Colleda Monick — Planning Consultant

Colleda Monick, the Planning Consultant, addressed public comments and stated that a traffic study was not required for this proposal. If approved, the vacated right of way will be designated for single-family residential use. This item pertains solely to the consideration of vacating the right of way; no land use decisions are being evaluated during this public hearing.

Councilmember Ratliff is worried there may not be enough space for emergency vehicles on the roads. Councilmember Cook asked if emergency response vehicles would be able to reach homes. Colleda Monick confirmed that emergency vehicles could access homes on East 2nd, East 3rd, and Floral Street, noting this serves as the main access for residents.

Councilmember Harper expressed concerns that this right of way would complicate city maintenance and snow removal, while Councilmember Cook disagreed, stating that the city plows behind his house every winter.

Concerns were also raised about fish-bearing streams, which Fish and Wildlife confirmed exist. Councilmember Ratliff mentioned he does not see a stream, while Councilmember Cook stated he has seen the stream along Floral Street every day. Mark Brown, Principal Architect for this project, noted that Washington Fish & Wildlife has classified the stream on Floral as a critical area, requiring a certain distance to be maintained from it. He also mentioned that city codes emphasize having access through alleys.

Poll Vote to move this public hearing to the next council meeting: MOTION: Councilmember Harper made a motion to move this public hearing to the next council meeting; seconded by Councilmember Ratliff.
MOTION : 2 yes 4 no.

John Gill, Chief Officer of Habitat for Humanity, participated via Zoom and expressed enthusiasm for providing permanent affordable housing in Kittitas County. He noted that the orientation of the houses would be designed to align with the aesthetics of the community. John emphasized Habitat for Humanity's commitment to community collaboration and willingness to address any concerns.

Discussion also occurred regarding the potential paving of the alleyways and the possibility of a shrubbery buffer along the west alleyway; however, no definitive decisions were made as discussion continued about keeping this public hearing open.

MOTION: Councilmember Harper made a motion to keep the hearing open for the next 2 weeks; seconded by Councilmember Ratliff. The mayor broke the tie with a vote in favor of keeping the public hearing open.
MOTION : 3 yes 3 no.

CLE ELUM CITY COUNCIL
MINUTES
MAY 12, 2026
6:00 PM
119 W FIRST STREET
CLE ELUM, WA 98922

9. Unfinished Business

- a. Resolution 2026-015 — Safety Action Plan — Colleda Monick — Planning Consultant

This plan is the City's roadmap for improving transportation safety and positioning the city for future grant funding.

MOTION: Councilmember Harper made a motion to adopt resolution 2026- 015 with the understanding the they are adopting the plan with the stated scribners errors corrected; seconded by Councilmember Cook.

MOTION : 6 yes 0 no.

- b. Resolution 2026-018 — Ratifying purchases from Intermountain/Radio Shack and Timesaver PC

Councilmember Cook requested that the council enter executive session for a duration of 20 minutes, with a planned return time of 8:47 PM. The session was subsequently extended for an additional 10 minutes, with the expected return time adjusted to 8:57 PM. Further extensions included an 18-minute extension, setting the return at 9:15 PM, followed by another 15-minute extension, bringing the expected return to 9:32 PM.

Councilmembers Steven Harper and Ken Ratliff expressed their opposition towards Resolution 2026-019 and requested the removal of the terms "willful" and "intentional." Councilmember Cook acknowledged the concerns and stated a willingness to remove those terms while emphasizing the need to address the actions of Steven Harper.

MOTION: Councilmember Cook made a motion to adopt Resolution 2026-018; seconded by Councilmember Williams.

MOTION : 6 yes

MOTION: Councilmember Cook made a motion to add Resolution 2026-019 to the agenda; seconded by Councilmember Malek.

MOTION: 4 yes 1 no. 1 abstain

MOTION: Councilmember Cook made a motion to adopt 2026-019 and amend to strike the words "willful" and "Intentional"; seconded by Councilmember Malek.

MOTION : 6 yes

10. New Business

- a. Ordinance 1728 — Atlas Networks Franchise agreement (First Reading) — Colleda Monick — Planning Consultant

CLE ELUM CITY COUNCIL
MINUTES
MAY 12, 2026
6:00 PM
119 W FIRST STREET
CLE ELUM, WA 98922

Colleda Monick, Planning Consultant, conducted the first reading of the Atlas Networks Franchise Agreement.

b. Growth Management Act — Colleda Monick — Planning Consultant

MOTION: Councilmember Harper made a motion to adopt Growth Management Act; seconded by Councilmember Cook.

MOTION : 5 yes 1 no.

c. Resolution 2026-017 — General Fund Balance Policy

Councilmember Harper wants to state this is not a law but a standard that the City can hold itself accountable.

MOTION: Councilmember Buechle-Curtis made a motion to adopt Resolution 2026-017; seconded by Councilmember Cook.

MOTION : 5 yes 1 no.

d. Booster Pump Improvements — Mathew Bailey — Public Works Director

The original booster pump did not meet minimum qualifications, necessitating the creation of a new unit. It was discussed that the costs associated with this new pump, as well as any project overages, will be covered by the Bullfrog Flats Development.

MOTION: Councilmember Harper made a motion to adopt Task Order No. 2025-08 Booster Pump Improvements; seconded by Councilmember Williams.

MOTION : 5 yes 1 no.

e. Alleyway Sewer Main Improvements — Mathew Bailey — Public Works Director

The pipe was incorrectly sloped, necessitating a correction in the direction of the pipe. This issue is not uncommon with settling and time; however, it contributes to increased costs.

11. Report of Committees

Discussion was held regarding the Conference of Government (COG), during which interviews for the County Director of Economic Development were conducted, and a vote was taken to hire Commissioner Wright, pending contract negotiations. It was noted that Commissioner Wright will resign from his position as County Commissioner. Additionally, there was a discussion about the Heart Safe Community initiative, indicating that installation of outdoor AED weatherproof covers will commence at the Horse Park, with an objective of completion by June 1st.

a. Public Works & Community Development

The committee discussed proposed updates to cemetery rates, which will be presented to the council to address inflation and labor costs. Additionally, the update of the code for utility bills was addressed. Suzie Weiss, who assists with the Carpenter Museum, raised concerns

CLE ELUM CITY COUNCIL
MINUTES
MAY 12, 2026
6:00 PM
119 W FIRST STREET
CLE ELUM, WA 98922

and requested a possible discount. Councilmember Ratliff emphasized the importance of recognizing that non-profits often operate with volunteer support and proposed initiating a discussion to create a classification for utility burden relief. In contrast, Councilmember Harper disagreed, stating that non-profits already receive sufficient exceptions and supporting the position of Councilmember Cook, citing a lack of strong justification for establishing another classification.

b. Public Safety & Health

The committee discussed the proposed adjustments to the title and pet fees associated with licensing. It was noted that the current fee structure for pet licensing may require reevaluation to ensure it aligns with operational costs and community standards. Further analysis and potential recommendations will be presented in the upcoming meetings for consideration.

c. Lodging Tax & Events

A meeting is scheduled for May 15 at 8:30 AM. A lot of fun events are coming up!

d. General Government

Councilmember Harper requested a determination regarding his potential role on the General Government Committee and expressed concerns related to the Finance Committee.

e. Coal Mines Trail Commission

An update regarding the interlocal agreement for the coal mines trail was discussed, indicating that modifications are forthcoming. Additionally, this commission walked the trail for the new signage that is anticipated to be installed from Roslyn to Ronald. A 75% review meeting for the signs will be held on June 2nd Via zoom. You may find more information on the Roslyn Heritage Club website.

12. Councilmember Comments - Limited to 5 Minutes

Councilmember Cook attended the first day of the evidentiary hearing and stated that the Mayor and Brian Carlson provided commendable testimonies. He encouraged citizens to listen to the recordings available on Stretto, noting that the Mayor represented the City exceptionally well.

13. Mayor's Report

The application period for the vacant council position will close at noon on May 13, 2026. Additionally, a meeting is scheduled to take place in the Town of Tekoa on Monday for the Small City Connector and will be in Okanogan on Tuesday for the same event. The evidentiary hearing

CLE ELUM CITY COUNCIL
MINUTES
MAY 12, 2026
6:00 PM
119 W FIRST STREET
CLE ELUM, WA 98922

occurred last Monday and Tuesday, with post-hearing briefs due by the 20th of this month, followed by rebuttals. The judge plans to hear telephonic closing arguments and aims to reach a decision by the end of June. The Mayor and Erica Krum, the Assistant City Administrator, attended the Labor Relations Conference for the Association of Washington Cities (AWC), where valuable insights were gained.

14. Adjournment

The meeting adjourned at 10:30 PM.


Matthew Lundh, Mayor


Erica Krum, Clerk