BATTLE GROUND CITY COUNCIL AGENDA
MONDAY MARCH 2, 2026

BATTLE GROUND CITY HALL COUNCIL CHAMBERS
109 SW 1ST ST., SECOND FLOOR
BATTLE GROUND, WA 98604

MEETING PROCEDURES: The meeting will be conducted in person and via Zoom, allowing council members, staff, and members of the public to hear all individuals participating in the meeting. Members of the public may attend in person or watch the meeting live via the link below.

WATCH LIVE: Members of the public may watch the meeting live on YouTube at Battle Ground City Council - YouTube.

TO PARTICIPATE: Members of the public wishing to comment or provide testimony during the meeting may appear in person to speak during Citizen's Communications and Public Hearings. Comments are limited to three (3) minutes. Please submit written comments to the City Clerk's Office at least six (6) hours prior to the meeting with the heading "Public Comment for disbursement to the City Council."

ACCESSIBILITY: The City Hall is accessible to individuals with disabilities. As per RCW 42.30.240(2), if you face difficulty attending an in-person meeting to provide oral comment, you can do so remotely, provided that oral public comments are accepted at the meeting. If you require special accommodation to attend the meeting or to provide public comment remotely, please contact the City Clerk's Office at (360) 342-5008 or cityclerk.info@cityofbg.org at least forty-eight (48) hours in advance.

City Council Meeting Agenda

CALL TO ORDER – 7:00 P.M.

PLEDGE OF ALLEGIANCE

ROLL CALL

MOTION TO APPROVE AGENDA

SUMMARY REPORTS AND PRESENTATIONS
Councilmember Reports
Mayor's Report

- Proclamation: Women's History Month, March 2026
- Proclamation: American Red Cross Month, March 2026
- Appointment of Jessica Cole to Lodging Tax Advisory Committee (LTAC) Tourism Generator Position #1, term beginning January 1, 2026
- Appointment of John Idsinga to Lodging Tax Advisory Committee (LTAC) Tourism Generator Position #2, term beginning January 1, 2026
- Appointment of Trent Niarkos to Lodging Tax Advisory Committee (LTAC) Tourism Tax Collector Position #2, term beginning January 1, 2026
- Re-Appointment of Ryan Heasley to Planning Commission Position #1 to a four-year term beginning January 1, 2026, and ending December 31, 2029.
- C-TRAN Proposed High-Capacity Transit (HCT) Subdistrict

Presentations

CITIZEN'S COMMUNICATIONS

CONSENT AGENDA

All items listed below are considered routine and will be enacted by one motion. There will be no separate discussion of these items unless a Councilmember requests a specific item(s) be removed from the Consent Agenda for discussion prior to the time Council votes on the motion to adopt the Consent Agenda.

- **A.** City Council Regular Meeting Minutes of February 17, 2026
- **B.** Claim Vouchers dated 02/17/2026 #99405-#99452, in the amount of $762,998.78
- **C.** NE 1st Street Phase 2 – Right of Way Purchase Approval – Feston
- **D.** NE 1st Street Phase 2 – Right of Way Purchase Approval – Sanchez
- **E.** NE 1st Street Phase 2 – Right of Way Purchase Approval – Vierck

BUSINESS

Ordinance 2026-04 Amending BGMC 17.135.150 - RV, Boat, and Trailer Storage: Presentation/Set Public Hearing

Presented by Police Lieutenant Jim Keller

Summary: The City Council will receive a presentation and consider setting a public hearing for April 6, 2026, to hear public testimony on the proposed amendments to Battle Ground Municipal Code 17.135.150.

ADMINISTRATIVE REPORTS

COUNCIL COMMUNICATIONS

ADJOURNMENT

NEXT MEETING DATE: Monday, March 16, 2026 – No Study Session – Regular Meeting at 7:00 p.m.

Public Notices:

- Persons requiring special arrangements in order to participate in meetings should call the City Clerk's office at (360) 342 – 5008 at least two (2) business days prior to the scheduled meeting.
- The public is invited to view the full City Council packet on our website at www.cityofbg.org.
- This institution is an equal opportunity provider and employer.
- Any subject placed on the agenda, regardless of how the matter is stated on the agenda, may be acted on by the council.
- Información será traducida al español a petición de cityclerk.info@cityofbg.org.
- Информация имеется на русском языке по запросу на cityclerk.info@cityofbg.org.
- 如需相关信息的中文版本，请来函索取：cityclerk.info@cityofbg.org
- Za informacije na bosanskom jeziku obratite se na adresu cityclerk.info@cityofbg.org
- Ang impormasyon ay makukuha sa Tagalog sa pamamagitan ng kahilingan sa cityclerk.info@cityofbg.org
- Gửi yêu cầu nhận thông tin sẵn có bằng tiếng Việt đến cityclerk.info@cityofbg.org

~PROCLAMATION~

WHEREAS, March is recognized nationally as *Women's History Month*, a time to honor the achievements, leadership, and resilience of women throughout history; and

WHEREAS, Women have been and continue to be leaders, innovators, and changemakers in the City of Battle Ground, where the city is committed to fostering equality, opportunity, and respect for all residents; and

WHEREAS, Our city thrives when every voice is heard and every person is empowered to reach their full potential, as evidenced by the history of the City of Battle Ground being enriched by the invaluable contributions, courage, creativity, and leadership of women who have shaped our families, neighborhoods, businesses, government, and schools; and

WHEREAS, Women's History Month provides an opportunity to reflect on the progress made and the work still ahead to achieve true equity by recommitting and advancing equality;

NOW, THEREFORE, I, Eric Overholser, Mayor of the City of Battle Ground, by virtue of the authority vested in me, do hereby proclaim MARCH 2026, as:

~WOMEN'S HISTORY MONTH~

In the City of Battle Ground, Washington, and encourage all residents to join me in celebrating the stories, accomplishments, and ongoing impact of women in our community and beyond, who inspire us every day.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the seal of the City of Battle Ground to be affixed this 2nd day of March 2026.

Mayor Eric Overholser

~PROCLAMATION~

WHEREAS, In March, we celebrate American Red Cross Month by honoring our neighbors who make its humanitarian mission possible in the Cascades Region, which covers SW Washington and Oregon. Every day, their acts of kindness change lives, bringing relief, comfort and hope when help can't wait. This compassionate spirit runs deep in our community, just as it has for 145 years through the American Red Cross; and

WHEREAS, In 2025 alone, they provided relief and recovery to over 900 households. They collected over 166,000 units of blood. They supported over 5,000 service members through the Service to the Armed Forces program. They also trained over 50,000 people in CPR, first aid, babysitting, and water safety; and

WHEREAS, Today, those who serve with the Red Cross Cascades Region light the way during emergencies — whether it's delivering shelter, food and comfort after disasters; providing a safe, lifesaving blood supply for patients facing conditions like cancer treatments, childbirth complications and traumatic injuries; assisting military members, veterans and their families with 24/7 global support; or empowering individuals with skills like first aid and CPR that save lives; and

WHEREAS, These collective efforts are a powerful reminder that the strength of our community lies in our shared commitment to one another. As we mark Red Cross Month, let's celebrate our local heroes and resolve to continue lifting each other up, so no one faces an emergency alone.

NOW, THEREFORE, I, Eric Overholser, Mayor of the City of Battle Ground, by virtue of the authority vested in me, do hereby proclaim MARCH 2026 as:

~AMERICAN RED CROSS MONTH~

I encourage all residents of the City of Battle Ground to reach out and support its humanitarian mission.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the seal of the City of Battle Ground to be affixed this 2nd day of March 2026.

Mayor Eric Overholser

CITY OF BATTLE GROUND
STAFF REPORT

To:	City Council
From:	Kris Swanson, City Manager (staff report prepared by Robert Ferrier, Deputy City Manager)
Date:	March 2, 2026
Proceeding Type:	Mayor's Report
Subject:	C-TRAN Proposed High-Capacity Transit (HCT) Subdistrict

Legislative History:	
• First Presentation	February 17, 2026

Staff Report Summary

Staff recommend the City Council review the attached documents and provide policy direction.

Background

During the "Mayor's Report" potion of the February 17th, 2026, City Council meeting, Mayor Overholser provided a brief update on recent C-TRAN Board meetings. Mayor Overholser sought guidance from the City Council on a statement of the City's position on the proposed High-Capacity Transit (HCT) Subdistrict, as was presented to the Clark County Council by C-TRAN representatives on February 4th, 2026.

At the conclusion of the Mayor's update, the City Council reached consensus to bring the item back during the March 2nd City Council meeting for further discussion. To aid that discussion and better inform councilmembers, the following items are attached to this staff report:

Attachment A *– C-TRAN IBR Conditions: Proposed Change to the C-TRAN Board of Directors* (dated November 12, 2024)

Attachment B *– Letter from Battle Ground Business Representatives Supporting Replacement of I-5 Bridge* (dated February 26, 2025)

Attachment C *– Minutes to the March 3, 2025, Battle Ground City Council Meeting Adopting Resolution No. 25-02 Opposing any Extension of Light Rail as Part of the I-5 IBR Project with*

Direction to the Battle Ground Council Liaison to Support the Language of the Modified Locally Preferred Alternative for the IBR Project.

Attachment D *– City of Battle Ground Resolution No. 25-02*

Attachment E *– Proposal from Battle Ground Submitted to C-TRAN Regarding Use of Sales Tax Revenue for Light Rail Transit Operations*

Attachment F *– C-TRAN presentation to Clark County Council Regarding Proposal to Establish a High-Capacity Transit (HCT) Subdistrict* (dated February 4, 2026)

Fiscal and Policy Implications

N/A

Goals and Objectives Relevance

N/A

Options

Option	***Results***
• *Provide Policy Direction*	The City Council will provide policy direction and direct staff to respond to C-TRAN.
• *Provide No Policy Direction*	The City of Battle Ground will take no position on C-TRAN's proposed HCT Subdistrict.

Staff Recommendation

Staff recommend the City Council review the attached documents and provide policy direction.

Attachments

A.	C-TRAN IBR Conditions
B.	Letter from Battle Ground Business Representatives
C.	Minutes – March 3, 2025, Battle Ground City Council Meeting
D.	Battle Ground Resolution No. 25-02
E.	Battle Ground Proposal Regarding C-TRAN Use of Sales Tax Revenue for Light Rail Transit Operations
F.	C-TRAN Presentation to Clark County Council Regarding HCT Subdistrict

Legal Review

N/A

C-TRAN IBR Conditions Proposed Change to the C-TRAN Board of Directors

November 12, 2024

C-TRAN Current IBR MLPA Conditions

Exhibit 2: C-TRAN's CONDITIONS FOR MODIFIED LOCALLY PREFERRED ALTERNATIVE

C-TRAN

While C-TRAN supports the Modified Locally Preferred Alternative (MLPA) for the IBR Project as presented, C-TRAN's continuing support is predicated on the following list of conditions being successfully addressed by the IBR Project:

A. **FINANCING:**
   1. Capital financing of any portion of the IBR program shall be structured in a way in which the citizens of Southwest Washington and C-TRAN are not disproportionately responsible for funding.
   2. C-TRAN will not be responsible for any costs for operations and maintenance of LRT in Vancouver or Clark County, including any new park-and-rides that may be constructed as part of the project. Items such as co-located station maintenance, security, and other operational support items may be considered by C-TRAN and its Board. If the IBR team recommends a scenario - beyond ongoing co-located station costs or security - where C-TRAN through the agency, any PTBA funding, or tax initiative managed by the agency for fiscal responsibility of LRT operations and maintenance in any form, the C-TRAN's Board of Director's approval of this MLPA will be immediately rescinded.

B. **SAFETY AND FREIGHT MOBILITY:**
   1. Freight movement must be optimized for safe and efficient entering, traveling on, and exiting I-5, including a study within the supplemental environmental process of a second auxiliary lane, or a "freight-only corridor".

C. **RIVER CROSSING:**
   1. A replacement bridge with a minimum of three (3) through lanes in each direction and the necessary number of auxiliary lanes required for the safe and efficient movement of freight, public transportation, and general-purpose traffic throughout the project area.

D. **BUS-ON-SHOULDER:**
   1. Both (inside and outside) shoulder lanes on the southbound and northbound structures must be constructed to permit Bus-on-Shoulder operations, with an understanding that this space cannot be modified without C-TRAN's Board of Director approval.

E. **LRT ALIGNMENT:**
   1. The LRT alignment must remain adjacent to I-5 with the terminus at Evergreen/Library Square. The design of the LRT stations and, only if unquestionably necessary, the construction of park-and-rides in Vancouver, must accommodate direct access by C-TRAN, including both efficient transfers between modes and a bus layover facility. This notation assumes that the program will move forward without park-and-rides at either station location (Waterfront or Evergreen), until shown categorically necessary by the IBR program or if requested by the City of Vancouver. This will also require approval by C-TRAN's Board of Directors. C-TRAN and if applicable, its Board of Directors and the City of Vancouver have final say on design, utilization, expected management (operations and safety/security), and acquisition of land necessary for construction or operations of LRT stations or right-of-way within the State of Washington.
   2. Space that is "dedicated transit right-of-way" and/or funded by the Federal Transit Administration will be constructed to allow access by all transit modes to ensure a "robust hundred-year bridge" including access by emergency response vehicles. The IBR team should provide pricing and requirements necessary for consideration in the following scenarios for final approval by C-TRAN, TriMet, the City of Vancouver, and the City of Portland. In both scenarios, C-TRAN requires embedded track as a condition of construction, including all necessary infrastructure to manage bus and emergency vehicle traffic at a minimum.
      i. A fully functional "shared transit" space
      ii. A partial space where one (1) mode operates in the absence of another for bus bridge opportunities, or potential system outages (i.e., climate change impacting LRT's operations during extreme heat or cold)

F. **ENVIRONMENTAL:**
   1. Highway, bridge and HCT design and construction should reflect principles of sustainability, cost efficiency, context sensitivity, and avoid and minimize adverse impacts.

G. **EQUITY:**
   1. Impacts to private properties to historically underserved and underrepresented communities shall be avoided or minimized.

H. **SOUTHWEST WASHINGTON PROJECT PARTNERS ON EXECUTIVE STEERING GROUP:**
   1. C-TRAN supports conditions that are requested by Southwest Washington Partners who are members of the Interstate Bridge Replacement Program Executive Steering Group (ESG).

Section A Financing Section #2

Strike current A 2 language

~~C-TRAN will not be responsible for any costs for operations and maintenance of LRT in Vancouver or Clark County, including any new park and rides that may be constructed as part of the project. Items such as co-located station maintenance, security, and other operational support items may be considered by C-TRAN and its Board. If the IBR team recommends a scenario – beyond co-located station costs or security – where C-TRAN through the agency, any PTBA funding or tax initiative managed by the agency for fiscal responsibility of LRT operation and maintenance in any form, the C-TRAN Board of Director's approval of this MLPA will be immediately rescinded.~~

Proposed language for A 2

C-TRAN may participate in funding the operations and maintenance of the bi-state transit, including any new park-and-rides that may be constructed or co-located station maintenance, security, and other operational support as agreed to and part of the project.

February 26, 2025

Mayor Troy McCoy
Battle Ground City Council
City Manager Kris Swanson
City of Battle Ground
109 S. First St., Ste 221
Battle Ground, WA 98604

Dear Mayor, Council and Manager Swanson:

As thriving family-owned businesses involved in construction and development operating from north Clark County, we ask for your continued leadership and support for replacing the I-5 bridge and improving its influence area.

Our organizations, and many others like ours, rely upon the I-5 bridge to move freight, commerce, workforce, supplies and equipment to job sites and destinations. Communities and businesses across the region stand to benefit from the thousands of construction and related jobs needed to replace the I-5 bridge, along with related housing, infrastructure, economic and community development that comes with a megaproject in one's backyard. Everyone will benefit from a modern I-5 bridge designed to withstand a Cascadia Subduction Zone earthquake.

We are encouraged that an Interstate Bridge Replacement funding package is nearly complete after nine years of diligent work, with federal, state and local commitments in place. Additional decisions remain, including how maintenance and operations for the proposed light rail system in Washington state will be funded. C-TRAN should be a partner in identifying funding sources for all transit project services, which include light rail and expanded express bus service planned to operate across the river. Because the proposed light rail system diverts other vehicle trips across the bridge, we propose finding a funding source that spreads the burden across all traffic moving through the corridor. We also support C-TRAN's efforts to pursue public transit systems that anticipate our county growing another 40 percent in the next 20 years, and that reflect our community's changing population and mobility.

We ask the Battle Ground City Council, and each of its C-TRAN partners, to persist in finding solutions as we could be months away from beginning the largest and most important infrastructure project in our region in 90 years.

Sincerely,

Leigh Tapani, CEO
Tapani, Inc.

Camden Spiller, CEO
Maddox

Derek Huegel, Owner
Wolf Industries, Inc.

Battle Ground City Council Meeting Minutes
Monday, March 3, 2025

The regular meeting of the Battle Ground City Council was called to order in the Battle Ground Council Chambers at 7:00 p.m. by Mayor McCoy. The meeting was live-streamed on YouTube.

The Pledge of Allegiance was recited.

City Clerk Elizabeth Halili called the roll. The following were present:

COUNCIL: Mayor Troy McCoy, Deputy Mayor Shane Bowman, and Councilmembers Tricia Davis, Cherish DesRochers, Victoria Ferrer, and Eric Overholser

ABSENT: None.

STAFF: City Manager Kristina Swanson, Deputy City Manager Robert Ferrier, Finance and Information Services Director Meagan Lowery, Police Chief Dennis Flynn, Public Works Director Mark Herceg, Community Development Director Kristin Lehto, Communications Manager/Public Information Officer Alisha Smith (via Zoom), Human Resources Manager Tamara Gunter (via Zoom), Acting City Attorney Aziza Foster (via Zoom), and City Clerk Elizabeth Halili.

MOTION TO APPROVE AGENDA **7:01 p.m.**

MOTION: Councilmember Ferrer moved to amend the Meeting Agenda to move the Mayor's Report to after the Resolution on Light Rail to allow citizens to give communications.
SECOND: Councilmember Kuypers
VOTE: Motion carried. 7-0

SUMMARY REPORTS AND PRESENTATIONS **7:02 p.m.**

Councilmember Reports:

- *None*

Mayor's Report:

Item moved to the Business Section of the Agenda.

- **Request for Council Direction on the upcoming C-TRAN Board vote regarding language revisions to the Modified Locally Preferred Alternative (MLPA) Conditions for the Interstate Bridge Replacement (IBR) Project.**

Presentations:

- **Promotional Oath of Office: Sgt. Julia MacPhee**

Police Chief Dennis Flynn introduced Sgt. Julia MacPhee to the Council. Sgt. MacPhee provided a brief statement and took the Oath of Office.

CITIZEN'S COMMUNICATIONS **7:10 p.m.**

- *Kimberlee Goheen Elbon provided public comment via Zoom.*
- *Wynn Grcich provided public comment and handouts to Council*
- *Vernon Jeremica provided public comment*
- *Travis Grove provided public comment*
- *Wendy Rush provided public comment*
- *Douglas Tweet of Camas, WA provided public comment*
- *Margaret Tweet of Camas, WA provided public comment*

CONSENT AGENDA **7:33 p.m.**

A. City Council Study Session and Regular Meeting Minutes of February 18, 2025
B. Claim Vouchers dated 02/18/2025, #96836-#96904, and Bank Drafts, in the amount of $772,170.76
C. Claim Vouchers dated 02/24/2025, #96905-96944, and Bank Drafts, in the amount of $569,555.71
D. Payroll dated 02/25/2025, vouchers #29219-#29220 in the amount of $1,029.31, and direct deposits of $311,249.82 for a total payroll of $312,279.13.
E. Memorandum of Understanding between the City of Battle Ground and the Battle Ground Police Officers Association.

MOTION: Councilmember Overholser moved to approve the Consent Agenda as presented.
SECOND: Councilmember DesRochers
VOTE: Motion carried 7-0

PUBLIC HEARINGS **7:34 p.m.**

Ordinance No. 2025-01 Winters Annexation Request (ANNX24-0001): Presentation/Public Hearing/Motion

Presented by Community Development Director Kristin Lehto
Summary: The council heard public testimony and considered the adoption of Ordinance No. 2025-01 annexing approximately 15 acres of land into the City of Battle Ground

Community Development Director Kristin Lehto provided a brief presentation

Mayor McCoy opened the Public Hearing at 7:35 p.m.

- *None provided testimony.*

Mayor McCoy closed the Public Hearing at 7:36 p.m.

The City Clerk read the title of Ordinance 2025-01

MOTION: Deputy Mayor Bowman moved to adopt Ordinance 2025-01, providing for the annexation of the Winters Property.
SECOND: Councilmember Kuypers
VOTE: Motion carried 7-0

Mayor McCoy directed the City Clerk to file with the Board of County Commissioners of Clark County a certified copy of Ordinance No. 2025-01 and to file with the Office of Financial Management a certificate as required per RCW 35A.14.700 within thirty (30) days of the effective date of annexation.

BUSINESS **7:37 p.m.**

Salary Commission: Presentation
Presented by Finance and Information Services Director Meagan Lowery
Summary: The council was presented with information about setting councilmember salaries, the salary commission, and options to modify the city code.

Finance and Information Services Director Meagan Lowery provided a brief presentation.
The Council discussed the presentation.
Ms. Lowery responded to questions from the Council.

The Council reached a consensus to direct staff to bring forward an ordinance modifying the Battle Ground Municipal Code related to the Salary Commission by removing the public hearing requirement and adding a mandatory public comment period at commission meetings.

Resolution No. 25-02 Opposing any Extension of Light Rail as Part of the I-5 Interstate Bridge Replacement (IBR) Project: Presentation/Motion
Presented by Deputy City Manager Robert Ferrier and Councilmember Tricia Davis
Summary: The Council received a presentation and considered approval of Resolution No. 25-02

Deputy City Manager Robert Ferrier provided a brief presentation of the history of Resolution No. 25-02.
Councilmember Davis provided a brief statement regarding the Resolution.
The Council discussed the Resolution.

Councilmember DesRochers disclosed that she is an employee of C-TRAN.

MOTION: Councilmember Overholser moved to approve Resolution No. 25-02 Opposing any Extension of Light Rail as Part of the I-5 Interstate Bridge Replacement (IBR) Project
SECOND: Councilmember Ferrer

The Council discussed the Motion.

VOTE: Motion carried 4-3
AYES: Councilmembers Davis, Ferrer, Kuypers, and Overholser
NAYS: Mayor McCoy, Deputy Mayor Bowman, and Councilmember DesRochers

Mayor's Report:

- **Request for Council Direction on the upcoming C-TRAN Board vote regarding language revisions to the Modified Locally Preferred Alternative (MLPA) Conditions for the Interstate Bridge Replacement (IBR) Project.**
  Mayor McCoy provided a brief statement regarding his request for Council direction on the upcoming C-TRAN Board vote.

The Council discussed the request.

The Council reached a Consensus to direct the Council Liaison to the C-TRAN Board of Directors to support the language of the previous version of the C-TRAN Conditions for MLPA for the IBR Project, Section A. Financing, subsection #2 (A2).

ADMINISTRATIVE REPORTS **8:40 p.m.**

- *City Manager Kris Swanson introduced Public Works Director Mark Herceg:*
  - *Public Works Director Mark Herceg provided a follow-up presentation on the expense & cost associated with the city putting in a sewer pump station on the corner of Eaton Blvd. and SR 503.*
    The Council discussed the presentation.
    Mr. Herceg responded to questions from the Council.

COUNCIL COMMUNICATIONS **8:47 p.m.**

- *None.*

ADJOURNMENT

The regular meeting was adjourned at **8:47** p.m.

Next Meeting Date: Monday, March 17, 2025, Study Session at 6:00 p.m., Regular meeting at 7:00 p.m.

Troy McCoy
Mayor

Elizabeth Halili
City Clerk

Date of approval by the City Council: March 17, 2025

Regular Council meetings of the Battle Ground City Council are recorded digitally. These recordings are kept on file in the office of the City Clerk for a period of six (6) years.

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CITY OF BATTLE GROUND
RESOLUTION NO. 25-02

A RESOLUTION OPPOSING ANY EXTENSION OF LIGHT RAIL AS PART OF THE I-5 INTERSTATE BRIDGE REPLACEMENT PROJECT.

WHEREAS, the City of Battle Ground believes it is critically important to replace the I-5 Interstate Bridge given its age and condition, which acts to impede private and commercial traffic capacity and creates potential potential hazards for all commuters, including residents of the City; and

WHEREAS, the proposed I-5 Interstate Bridge Replacement project (IBR project) includes an extension of Light Rail (LRT) approximately 9,690 feet from Delta Park to downtown Vancouver; and

WHEREAS, the documented cost of the LRT component of the IBR Project would require $2,000,000,000 for capital infrastructure; and

WHEREAS, an additional $21,790,090 is anticipated to be expended for the annual operating expenses of the LRT upon completion, of which $1,551,920 must be paid by C-TRAN and the municipalities which support it, including Battle Ground, through their continuing .7% sales tax contribution; and

WHEREAS, the annual operating expense obligation is expected to increase, with the sales tax contribution of the municipalities to rise to a minimum of .9% sales tax revenue or more; and

WHEREAS, C-TRAN which is supported by the tax dollars of the City of Battle Ground and other municipalities, currently provides public transportation services over the I-5 Interstate Bridge which have been operated in an efficient and effective manner; and

WHEREAS, C-TRAN services in this area and for Clark County in general provide flexible and frequent routes for our citizens using a variety of vehicles and propulsion modes that are responsive to current and future ridership needs, all in compatibility with the vehicular infrastructure which will be part of and developed for the IBR Project; and

WHEREAS, maintaining the current level of service in the operations of C-TRAN over the I-5 Interstate Bridge would not require any special engineering or vehicular weight considerations absent the inclusion of the LRT component; and

WHEREAS, the LRT component of the IBR Project is further superfluous to the actual needs of our community and, given the historically low ridership on the C-TRAN Commuter Express to downtown Portland due to multiple factors, including decreased downtown employment, high commercial vacancy rates, shifting business and work patterns, increased remote work opportunities, and increased employment opportunities present in Clark County, all of which do not support a light rail project that was designed to support an anticipated rise in ridership; and

WHEREAS, in the event C-TRAN ridership in the I-5 corridor does in fact increase in the future, there are cost-effective, flexible resources which would be readily engaged to support it, without the necessity of any Light Rail component; and

WHEREAS, at a time when all governmental budgets are under scrutiny, with significant competition for resources related to providing the core functions essential to our residents, the Battle Ground City Council is united in concluding that the capital and maintenance costs of the LRT component of the IBR Project is too burdensome to our city and residents, would provide little to no benefit now or in the future, and should not be included as part of the IBR Project.

NOW, THEREFORE BE IT RESOLVED, by the Council of the City of Battle Ground as follows:

1) The City states its opposition to the Light Rail extension as part of the I-5 Interstate Bridge Replacement Project and urges this component to be removed in its entirety.

2) This resolution shall be effective immediately upon its adoption by the Battle Ground City Council.

PASSED BY THE COUNCIL AND APPROVED BY THE MAYOR OF THE CITY OF BATTLE GROUND IN AN OPEN MEETING THIS 3rd Day of March, 2025

CITY OF BATTLE GROUND, WASHINGTON

By: _____
Troy McCoy, Mayor

Attest:

By: _____
Elizabeth Halili, City Clerk

Approved as to form:

By: _____
Kirk Ehlis, City Attorney

Submitted by Troy McCoy-City of Battle Ground

pls add to agenda - Jan

Any potential C-TRAN funding to support operations and maintenance for IBR Light Rail Transit shall not come from current sales tax revenue, excluding any sales tax generated from the construction of the IBR project.

Should C-TRAN seek additional revenue through a future sales tax for light rail transit operations and maintenance funding, it shall seek voter ~~or council~~ approval of the proposed taxes/jurisdiction(s)

dated

C-TRAN

High Capacity Transit (HCT) Subdistrict Presentation to the Clark County Council

February 4, 2026

Connecting You To Life

HCT Subdistrict Presentation

1. IBR Light Rail Transit (LRT) O&M Existing Options
2. C-TRAN Sales Tax Funding Overview
3. HCT Subdistrict - RCW 81.104.200
4. HCT Process Outline - RCW 81.104

IBR LRT O&M C-TRAN Position

C-TRAN may participate in funding the operations and maintenance of the bi-state transit, including any new park-and-rides that may be constructed or co-located station maintenance, security, and other operational support as agreed to and part of the project.

C-TRAN IBR LRT O&M Existing Options

- RCW 82.14.105 – Seek voter approval for a 0.1% or a 0.2% sales tax increase as noted and discussed in the previous slides.
- C-TRAN currently collects 0.7% (0.2% authority remains)
- Draft C-TRAN 2045 Plan assumes seeking voter approval for the final 0.2% for both service preservation and improvements throughout the PTBA.
- Current projections show this could be in the next 5 years as existing revenue will not be sufficient to meet the level of service C-TRAN provides.
- This will be a key topic at a Board workshop likely in Q2 2026.

C-TRAN IBR LRT O&M Existing Options

1. RCW 81.104.170 – HCT Sales Tax
   - Voter approved PTBA wide sales tax up to 0.9%
2. RCW 81.104.200 – HCT Sales Tax
   - Voter approved “subdistrict” sales tax up to 0.9%
3. RCW 81.104.150 – HCT Employer Tax in subdistrict or full PTBA
   - Voter approved up to $2 per month per employee

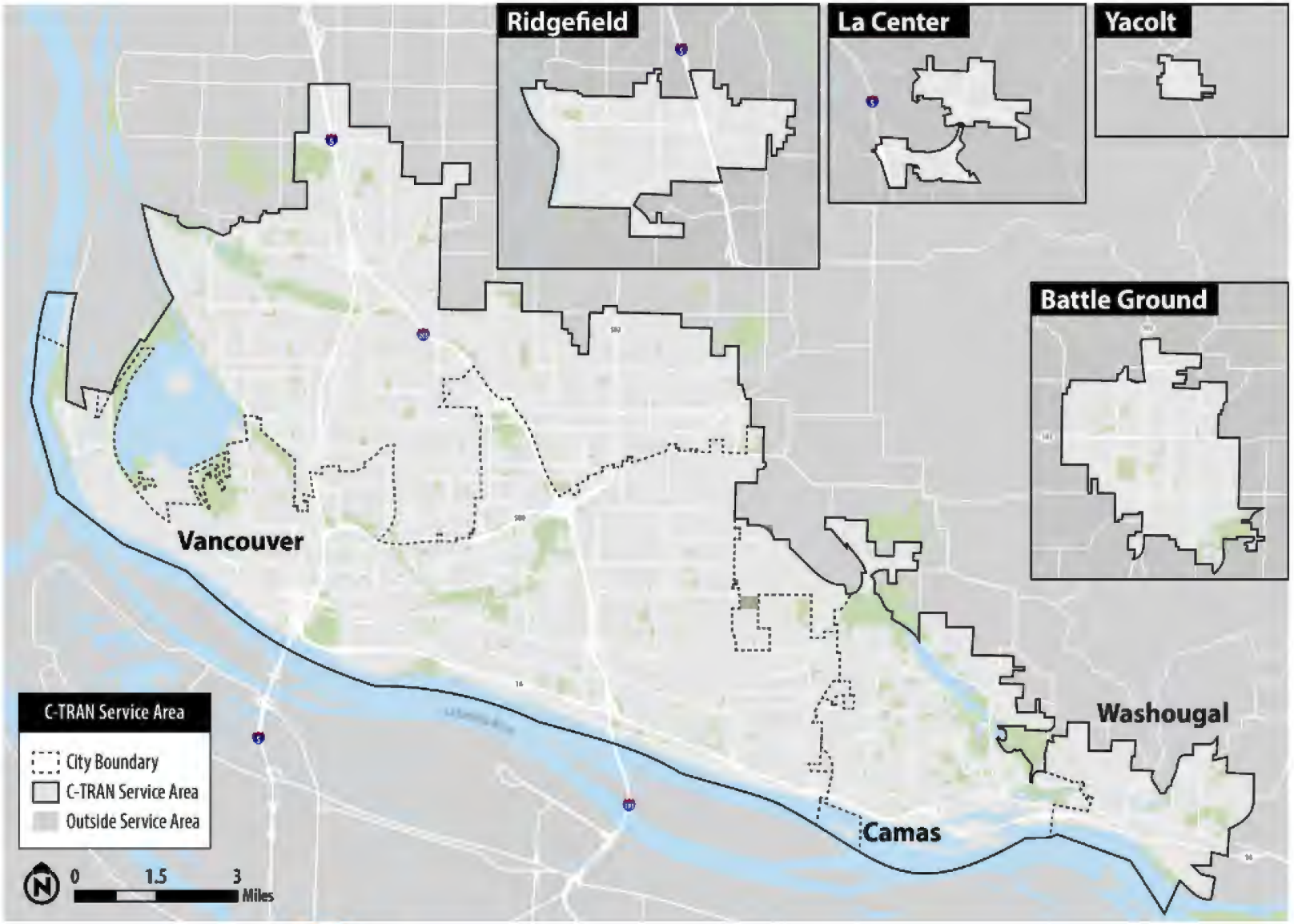
C-TRAN HCT Subdistrict

- C-TRAN has authority to establish a "***High Capacity Transportation Corridor Area***" (subdistrict). RCW 81.104.200 (1)
- It "***may include all or a portion of a city or town as long as all or a portion of the city or town boundaries are within the boundaries of the establishing transit agency***". RCW 81.104.200 (1)
- The C-TRAN Board would serve as the governing board, "***acting ex officio and independently, shall constitute the governing body of the high capacity transportation corridor area***". RCW 81.104.200 (1)

C-TRAN HCT Subdistrict

- If approved by a majority vote within the subdistrict, no subsequent ballot measure is allowed within the subdistrict. RCW 81.104.200 (2b)
- Any additional or future HCT ballot measure would need to include C-TRAN's full service and taxing boundary.

C-TRAN Service and Taxing Boundary



Connecting You To Life

HCT Process Outline

Should the C-TRAN Board approve pursuing any funding from RCW 81.104, whether through a subdistrict or the full PTBA, there are other requirements worth noting.

1. Formation of a Regional Policy Committee (could be C-TRAN Board plus one representative from WSDOT)
2. Development of HCT System and Finance Plan
3. The appointment of an Expert Review Panel (ERP) to be appointed by the Governor and the chairs of the House and Senate Transportation Committees

HCT Process Outline

4. The ERP shall review all reports required in RCW 81.104.100
5. The ERP shall provide timely reviews and comments on individual reports and study conclusions to C-TRAN's Regional Policy Committee.
6. Once all the requirements in RCW 81.104 have been met and the ERP has completed its work, C-TRAN's Regional Policy Committee should approve the final HCT System and Finance Plan, allowing for an HCT ballot measure to go to voters.

HCT Subdistrict Presentation

Questions?



Connecting You To Life

Battle Ground City Council Meeting Minutes
Tuesday, February 17, 2026

The regular meeting of the Battle Ground City Council was called to order in the Battle Ground Council Chambers at 7:00 p.m. by Mayor Eric Overholser. The meeting was recorded via Zoom and live-streamed on YouTube.

The Pledge of Allegiance was recited.

City Clerk Elizabeth Halili called the roll. The following were present:

COUNCIL:	Mayor Eric Overholser, Deputy Mayor Vaile, and Councilmembers Troy McCoy, Shane Bowman (via Zoom), Victoria Ferrer, Jeanie Kuypers (via Zoom), and Brian Munson
ABSENT:	None.
STAFF:	City Manager Kristina Swanson, Deputy City Manager Robert Ferrier, Finance and Information Services Director Meagan Lowery, Police Chief Dennis Flynn, Public Works Director Mark Herceg, Community Development Director Kristin Lehto, Acting City Attorney Seann Mumford, and City Clerk Elizabeth Halili.

MOTION TO APPROVE AGENDA **7:01 p.m.**
MOTION: Councilmember McCoy moved to approve the agenda as presented.
SECOND: Councilmember Ferrer
VOTE: Motion carried 7-0

SUMMARY REPORTS AND PRESENTATIONS **7:02 p.m.**
Councilmember Reports:

- **None.**

Mayor's Report:

- **Proclamation: Black History Month February 2026**
  Mayor Eric Overholser Proclaimed February 2026 as Black History Month and read the proclamation. Paul Porter of the NAACP accepted the proclamation and provided a brief statement.
- **Proclamation: National School Resource Officer Appreciation Day, February 15, 2026**
  Mayor Eric Overholser Proclaimed February 15, 2026, as National School Resource Officer Appreciation Day and read the proclamation. School Resource Officers Philip Anderson (Battle Ground) and Chelsea Quiggle (Brush Prairie) accepted the proclamation and provided brief statements.
- *Mayor Overholser provided a brief report regarding the January 2026 CTRAN Board of Directors & Board Composition Committee meetings.*

Mayor Overholser requested guidance from the City Council regarding a statement of the City's position on the proposed voter-approved High-Capacity Transit (HCT) Subdistrict, as presented to the Clark County Council by C-TRAN representatives on February 4, 2026
Discussion was held by Council

CONSENSUS was reached by Council to bring back the proposed High-Capacity Transit (HCT) Subdistrict item with additional information at the March 2, 2026, Regular City Council Meeting for further discussion.

Presentations:

- **New Employee Introduction: Kelly Tepedino, Police Support Specialist**
  Chief of Police Dennis Flynn introduced Kelly Tepedino, Police Support Specialist, to the Council. Ms. Tepedino provided a brief statement and was welcomed by Council.

- **Ending Community Homelessness Organization (ECHO) Systems Analysis and Cost Sharing**
  City Manager Kris Swanson provided the Council with information regarding the ECHO Systems Analysis and Cost Sharing and asked that Council provide staff with policy direction on participation in a county-wide homeless systems analysis with each participant providing a proportional share of the associated cost.

  The Council discussed the presentation.
  City Manager Swanson responded to questions from Council
  Councilmember Ferrer responded to questions from Council

MOTION: Councilmember Kuypers moved that we go ahead and support the portion of our budget portion of $7,400 to participate in that analysis.
SECOND: Councilmember McCoy
The Council discussed the Motion
The Motion was called by Mayor Overholser with a Friendly Amendment proposed by Councilmember McCoy: "Motion that we go ahead and pay the amount due from the City of Battle Ground towards that analysis."
Councilmember Kuypers concurred with the Friendly Amendment made to the motion
VOTE: Motion carried 5-2
AYES: Councilmembers Troy McCoy, Shane Bowman, Victoria Ferrer, Jeanie Kuypers, and Brian Munson
NAYS: Mayor Overholser and Deputy Mayor Vaile

CITIZEN'S COMMUNICATIONS **7:47 p.m.**

- *John Polos provided public comment*
- *Simon provided public comment*
- *Jessica Cole provided public comment*
- *Ally Strappazone provided public comment*

CONSENT AGENDA **7:58 p.m.**

A. City Council Study Session Meeting Minutes of February 2, 2026
B. City Council Regular Meeting Minutes of February 2, 2026
C. Claim Vouchers dated 02/02/2026 #99244-#99325, in the amount of $802,631.89
D. Claim Vouchers dated 02/10/2026 #99326-#99404, and Bank Drafts, in the amount of $1,176,552.38
E. Payroll dated 02/10/2026, direct deposits of $313,107.68 for a total payroll of $313,107.68
F. NE 1st Street Phase 2 – Right of Way Purchase Approval – T12, Property #1
G. NE 1st Street Phase 2 – Right of Way Purchase Approval – T12, Property #2

H. NE 1st Street Phase 2 – Right of Way Purchase Approval – Story
I. Resolution 26-02 Surplus of Utility Equipment: Set Public Hearing

MOTION: Councilmember McCoy moved to approve the Consent Agenda as presented.
SECOND: Councilmember Ferrer
VOTE: Motion carried 7-0

BUSINESS **7:58 p.m.**

- **None.**

ADMINISTRATIVE REPORTS **7:58 p.m.**

- *City Manager Swanson:*
  - *An email was provided to the Council with an update regarding the NE 92nd Avenue closure and the remainder of the construction project. Additional information concerning the construction timeline and resident notifications will be provided next week.*
  - *City Manager Swanson, Mayor Overholser, and Councilmember McCoy will travel to Washington, D.C., next week to meet with the Federal Delegation and federal agencies to advocate for Battle Ground's 2026 federal legislative priorities.*
  - *During Kris Swanson's absence, Deputy City Manager Robert Ferrier will oversee the Bi-Weekly meetings.*

COUNCIL COMMUNICATIONS **7:59 p.m.**

- *Councilmember Munson requested the anticipated date for receipt of a draft of the March 6, 2026, Special Meeting/Council Retreat agenda. City Manager Swanson responded that a draft agenda will be distributed on Friday, February 20, 2026*
- *Mayor Overholser:*
  - *Congratulated Finance and Information Services Director Meagan Lowery on receiving the Certificate of Achievement for Excellence in Financial Reporting. The City has received this award for 24 consecutive years.*
  - *Congratulated Police Chief Dennis Flynn on receiving The Reflector Newspaper's Person of the Year Award.*

ADJOURNMENT
The regular meeting was adjourned at 8:03 p.m.

Next Meeting Date: Monday, March 2, 2026 – No Study Session - Regular meeting at 7:00 p.m.

Eric Overholser
Mayor

Elizabeth Halili
City Clerk

Date of approval by the City Council: March 2, 2026

Regular Council meetings of the Battle Ground City Council are recorded digitally. These recordings are kept on file in the office of the City Clerk for a period of six (6) years.

- This institution is an equal opportunity provider and employer.
- Información será traducida al español a petición de *cityclerk.info@cityofbg.org*
- Информация имеется на русском языке по запросу на *cityclerk.info@cityofbg.org*.
- 如需相关信息的中文版本，请来函索取：*cityclerk.info@cityofbg.org*
- Za informacije na bosanskom jeziku obratite se na adresu *cityclerk.info@cityofbg.org*
- Ang impormasyon ay makukuha sa Tagalog sa pamamagitan ng kahilingan sa *cityclerk.info@cityofbg.org*
- Gửi yêu cầu nhận thông tin sẵn có bằng tiếng Việt đến *cityclerk.info@cityofbg.org*

DRAFT

CITY OF BATTLE GROUND
CLAIMS VOUCHER APPROVAL

I, THE UNDERSIGNED, DO HEREBY CERTIFY THAT THE MATERIALS HAVE BEEN FURNISHED, SERVICES RENDERED, OR THE LABOR PERFORMED AND THAT THE CLAIM IS A JUST, DUE AND UNPAID OBLIGATION AGAINST THE CITY OF BATTLE GROUND TO THE BEST OF MY KNOWLEDGE; AND THAT I AM AUTHORIZED TO AUTHENTICATE AND CERTIFY THAT CLAIM.

Meagan Lowery
FINANCE DIRECTOR

Alex Richter
ACCOUNTS PAYABLE

THE FINANCE DIRECTOR OF THE CITY OF BATTLE GROUND, WASHINGTON, HEREBY SUBMITS TO CITY COUNCIL THE CHECKS AND BANK DRAFTS BELOW, PREPARED FOR PAYMENT IN THE AMOUNT OF $762,998.78 ON THIS, THE 17TH DAY OF FEBRUARY, 2026.

	ACCTG DATE	AMOUNT	
99405-99451	02/17/2026	$ 762,098.78	REGULAR AP
99452	02/17/2026	$ 900.00	UTILITY AP
		$ 762,998.78	



Battle Ground, WA

Check Register

Packet: APPKT04917 - R AP 2/17/2026

By Check Number

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: POOLED CASH-POOLED CASH						
00016	A&E SECURITY & ELECTRONIC SOLU	02/17/2026	Regular	0.00	119.70	99405
03334	BALL, PARKER	02/17/2026	Regular	0.00	248.47	99406
00238	BARCO PRODUCTS COMPANY	02/17/2026	Regular	0.00	10,828.15	99407
00284	BEST WESTERN BATTLE GROUND	02/17/2026	Regular	0.00	2,048.79	99408
00295	BG PUBLIC SCHOOLS	02/17/2026	Regular	0.00	268,875.00	99409
00319	BOYD, GAFFNEY, SOWARDS & TREO	02/17/2026	Regular	0.00	5,175.00	99410
00424	CERTIFIED LANGUAGES INTERNATIC	02/17/2026	Regular	0.00	337.85	99411
00428	CFM STRATEGIC COMMUNICATIONS	02/17/2026	Regular	0.00	4,680.00	99412
00868	CLARK COUNTY FIRE DISTRICT 3	02/17/2026	Regular	0.00	25,344.50	99413
00868	CLARK COUNTY FIRE DISTRICT 3	02/17/2026	Regular	0.00	2,178.00	99414
00868	CLARK COUNTY FIRE DISTRICT 3	02/17/2026	Regular	0.00	5,315.80	99415
00501	CLARK COUNTY PUBLIC HEALTH	02/17/2026	Regular	0.00	304.00	99416
00512	CLARK COUNTY TREASURER	02/17/2026	Regular	0.00	23,374.60	99417
00515	CLARK PUBLIC UTILITIES	02/17/2026	Regular	0.00	1,221.36	99418
01497	CONSOR NORTH AMERICA INC	02/17/2026	Regular	0.00	3,593.50	99419
03740	COURTNEY RAE MENDOZA	02/17/2026	Regular	0.00	375.00	99420
03584	COWLITZ COUNTY PUBLIC WORKS	02/17/2026	Regular	0.00	2,002.50	99421
02918	D.R. HORTON, INC	02/17/2026	Regular	0.00	132.20	99422
00693	DEPT OF LICENSING	02/17/2026	Regular	0.00	597.00	99423
00720	DICKS POINT S TIRE & AUTO SERVIC	02/17/2026	Regular	0.00	1,581.06	99424
03089	FIDELITY NATIONAL TITLE	02/17/2026	Regular	0.00	1,299.90	99425
03952	FIRST FORTY FEET	02/17/2026	Regular	0.00	8,496.69	99426
03835	FREEDOM TOWING & TRANSPORT L	02/17/2026	Regular	0.00	956.50	99427
04097	HALE, ERIK	02/17/2026	Regular	0.00	212.44	99428
01023	HARRY'S KEY SERVICE	02/17/2026	Regular	0.00	408.00	99429
01245	KANOOTH, AARON	02/17/2026	Regular	0.00	170.00	99430
01312	LAKESIDE INDUSTRIES	02/17/2026	Regular	0.00	475.94	99431
02650	LAMPERT, JEREMY	02/17/2026	Regular	0.00	152.58	99432
01325	LASER TECHNOLOGY, INC	02/17/2026	Regular	0.00	23.90	99433
02716	MENKE JACKSON BEYER, LLP	02/17/2026	Regular	0.00	22,250.20	99434
01447	METROWATCH	02/17/2026	Regular	0.00	725.23	99435
01480	MOLECULAR, INC	02/17/2026	Regular	0.00	317.50	99436
01669	OTAK	02/17/2026	Regular	0.00	5,830.99	99437
02845	PAUL DAVIS	02/17/2026	Regular	0.00	1,080.99	99438
01728	PBS ENGINEERING & ENVIRONMENT	02/17/2026	Regular	0.00	5,791.75	99439
01768	PLATT	02/17/2026	Regular	0.00	282.37	99440
04274	POINT MONITOR CORPORATION	02/17/2026	Regular	0.00	382.50	99441
03575	REED, KEVIN	02/17/2026	Regular	0.00	286.00	99442
01907	RICOH USA INC	02/17/2026	Regular	0.00	69.71	99443
01939	ROTSCHY, INC	02/17/2026	Regular	0.00	189,036.57	99444
02067	SOUTHWEST CLEAN AIR AGENCY	02/17/2026	Regular	0.00	1,183.00	99445
02116	STRUCTURED	02/17/2026	Regular	0.00	102,974.08	99446
02179	TECHNOLOGY INTEGRATION GROUP	02/17/2026	Regular	0.00	9,717.60	99447
02305	UNIVERSAL FIELD SERVICES, INC	02/17/2026	Regular	0.00	4,243.96	99448
02313	US DEPARTMENT OF AGRICULTURE	02/17/2026	Regular	0.00	208.75	99449
02415	WASHINGTON STATE CRIMINAL JUS	02/17/2026	Regular	0.00	1,268.45	99450

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
03355	WESTERN UNITED CIVIL GROUP LLC	02/17/2026	Regular	0.00	45,920.70	99451

Bank Code POOLED CASH Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	60	47	0.00	762,098.78
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	0	0	0.00	0.00
	60	**47**	**0.00**	**762,098.78**

Fund Summary

Fund	Name	Period	Amount
999	POOLED CASH	2/2026	762,098.78
			762,098.78

CITY OF BATTLE GROUND
STAFF REPORT

To:	Kris Swanson, City Manager
	City Council
From:	Mark Herceg, Public Works Director
Date:	March 2, 2026
Proceeding Type:	Consent
Subject:	NE 1st Street Phase 2 – ROW Purchase Approval – Feston

Legislative History:	
• Admin: • Consent:	October 20, 2025 March 2, 2026

Staff Report Summary

The City Council will consider approving the purchase of easements for the NE 1st Street Phase 2 project through passage of the consent agenda.

Background

The City has been working on the NE 1st Street Phase 2 project for a couple of years. Most recently, the City has been working to purchase the easements that will be necessary to construct the project. Through the design process it was determined that easements would be necessary from eight separate property owners. Per RCW 35A.11.020 the City Council has the authority to approve acquisition of property.

As discussed during the Admin portion of the October 20, 2025 Council Meeting, City staff would negotiate within the limits of City Policy to acquire said properties.

The City was able to negotiate a settlement with the owners of the Feston property for $970, which was the Fair Market Value. This purchase includes a temporary construction easement. This is the fourth of eight acquisitions that are necessary to construct the project.

Fiscal and Policy Implications

This project is included in the 2026 budget.

Goals and Objectives Relevance

Approval of this purchase meets the goal to "Improve And Maintain Infrastructure Improvements". Approving this purchase is one step in moving this project forward, which will ultimately improve existing transportation infrastructure.

Options

Option	Results
• Approve Purchase	City will purchase property so project can continue forward.
• Reject Purchase	City will not purchase property and project won't be able to move forward.
• No Action	Decision will be delayed until more information is provided.

Staff Recommendation

Staff recommends that City Council approve purchase of a temporary construction easement on the Feston property in the amount of $970.

Attachments

A.	Temporary Easement

Legal Review

N/A, documents have been previously reviewed by Legal Counsel.

After recording return document to:

City of Battle Ground Washington
109 SW 1st Street, Suite 122
Battle Ground, WA 98604

Reference Number of Related Document: N/A
Grantor(s): Valiant J. Feston, as her separate estate
Grantee(s): City of Battle Ground Washington
Legal Description: #232 Section 35, Township 4N, Range 2EWM
Additional Legal Description is on Page 4 of Document.
Assessor's Tax Parcel Number: 91051165

TEMPORARY EASEMENT

NE 1st Street Sidewalk Improvements

The Grantor(s), **Valiant J. Feston, as her separate estate** , for and in consideration of TEN AND NO/100 ($10.00) DOLLARS, and other valuable consideration, conveys and grants unto the **CITY OF BATTLE GROUND WASHINGTON, a municipal corporation of the State of Washington**, and its assigns, Grantee, the right, privilege and easement over, upon, and across the hereinafter described lands for the purpose of supporting the construction of sidewalk improvements in the existing public right-of-way.

Said lands being situated in Clark County, State of Washington, and described in Exhibit A, attached hereto, and made a part hereof.

The term of this Temporary Easement shall commence on the date of acceptance of this Temporary Easement by Grantee and shall terminate Eighteen (18) months from that date, hereinafter the "Term".

It is further agreed that this Temporary Easement may be extended by up to 12 months at the Grantee's option, before the termination date provided herein. The rate associated with this extension shall be at the same rate as the original Temporary Easement, or at the newly established rate determined by an updated Administrative Offer Summary; whichever is higher. Grantee shall notify Grantor in writing and render payment prior to exercising this option.

TEMPORARY EASEMENT

It is understood and agreed that delivery of this temporary easement is hereby tendered and that the terms and obligations hereof shall not become binding upon the **City of Battle Ground Washington** unless and until accepted and approved hereon in writing for the **City of Battle Ground Washington**, by its authorized agent.

Dated: 02 - 03 2026

GRANTORS

Valiant J. Feston

STATE OF WASHINGTON)
: ss
COUNTY OF Clark)

On this 3 day of February 2026 before me personally appeared **Valiant J. Feston,** to me known to be the individual described in and who executed the foregoing instrument, and acknowledged that ~~they~~ she signed and sealed the same as ~~their~~ her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal the day and year last above written.

(SEAL)

JILL WYATT NOTARY PUBLIC STATE OF WASHINGTON COMM. NO. 24009166 COMM. EXPIRES 02/06/2028

Notary Public in and for the State of Washington, residing at Jefferson or

My commission expires 2/6/2028

TEMPORARY EASEMENT

Accepted and Approved

CITY OF BATTLE GROUND WASHINGTON

By:_____
Ryan Jeynes City Engineer

Date:_____

STATE OF WASHINGTON)
: ss
County of _____)

On this _____ day of _____ before me personally appeared _____, to me known to be the _____, for the **CITY OF BATTLE GROUND WASHINGTON**, and that he/she executed the within and foregoing instrument and acknowledged the said instrument to be the free and voluntary act and deed of said **CITY OF BATTLE GROUND WASHINGTON**, for the uses and purposes therein set forth, and on oath states that he is authorized to execute said instrument.

GIVEN under my hand and official seal the day and year last above written.

_____
Notary Public in and for the State of Washington
Residing at: _____
My commission expires _____

TEMPORARY EASEMENT

Exhibit A

The East 70 feet of the following described tract:

BEGINNING at a point 836 feet East and 290 feet North of the Southwest corner of Section 35, Township 4 North, Range 2 East of the Willamette Meridian, Clark County, Washington; thence West 25 feet to a certain iron peg to be used as a Point of Beginning; thence North 200 feet; thence East 150 feet; thence South 200 feet; thence West 150 feet to said iron peg used as a Point of Beginning.

EXCEPT the North 75 feet thereof.

EXCEPT any portion lying within NE 1st Street.



TCE AREA

365 ± SF

NE 1ST STREET - CONSTRUCTION EASEMENTS

EXHIBIT C

PARCEL #: 91051-165

ADDRESS: 310 NE 1st St

0' 20' 40'

SCALE: 1" = 20'

CITY OF BATTLE GROUND
STAFF REPORT

To:	Kris Swanson, City Manager
	City Council
From:	Mark Herceg, Public Works Director
Date:	March 2, 2026
Proceeding Type:	Consent
Subject:	NE 1st Street Phase 2 – ROW Purchase Approval – Sanchez

Legislative History:	
• Admin:	October 20, 2025
• Consent:	March 2, 2026

Staff Report Summary

The City Council will consider approving the purchase of easements for the NE 1st Street Phase 2 project through passage of the consent agenda.

Background

The City has been working on the NE 1st Street Phase 2 project for a couple of years. Most recently, the City has been working to purchase the easements that will be necessary to construct the project. Through the design process it was determined that easements would be necessary from eight separate property owners. Per RCW 35A.11.020 the City Council has the authority to approve acquisition of property.

As discussed during the Admin portion of the October 20, 2025 Council Meeting, City staff would negotiate within the limits of City Policy to acquire said properties.

The City offered the owners of the Sanchez property $900, which was the Fair Market Value. However the owners decided to donate the easement. This purchase includes a temporary construction easement. This is the fifth of eight acquisitions that are necessary to construct the project.

Fiscal and Policy Implications

This project is included in the 2026 budget.

Goals and Objectives Relevance

Approval of this purchase meets the goal to "Improve And Maintain Infrastructure Improvements". Approving this purchase is one step in moving this project forward, which will ultimately improve existing transportation infrastructure.

Options

Option	Results
• Approve Purchase	City will purchase property so project can continue forward.
• Reject Purchase	City will not purchase property and project won't be able to move forward.
• No Action	Decision will be delayed until more information is provided.

Staff Recommendation

Staff recommends that City Council approve receiving donation of a temporary construction easement on the Sanchez property.

Attachments

A.	Temporary Easement

Legal Review

N/A, documents have been previously reviewed by Legal Counsel.

After recording return document to:

City of Battle Ground Washington
109 SW 1st Street, Suite 122
Battle Ground, WA 98604

Reference Number of Related Document: N/A
Grantor(s): Lucas J. Sanchez, an unmarried man and Genevieve R. Pohl, an unmarried woman
Grantee(s): City of Battle Ground Washington
Legal Description: TL #105 Section 35, Township 4 North, Range 2 East
Additional Legal Description is on Page 5 of Document.
Assessor's Tax Parcel Number: 091051-064

TEMPORARY EASEMENT

NE 1st Street Sidewalk Improvements

The Grantor(s), **Lucas J. Sanchez, an unmarried man and Genevieve R. Pohl, an unmarried woman** , for and in consideration of TEN AND NO/100 ($10.00) DOLLARS, and other valuable consideration, conveys and grants unto the **CITY OF BATTLE GROUND WASHINGTON, a municipal corporation of the State of Washington**, and its assigns, Grantee, the right, privilege and easement over, upon, and across the hereinafter described lands for the purpose of supporting the construction of sidewalk improvements in the existing public right-of-way.

Said lands being situated in Clark County, State of Washington, and described in Exhibit A, attached hereto, and made a part hereof.

The term of this Temporary Easement shall commence on the date of acceptance of this Temporary Easement by Grantee and shall terminate Eighteen (18) months from that date, hereinafter the "Term".

It is further agreed that this Temporary Easement may be extended by up to 12 months at the Grantee's option, before the termination date provided herein. The rate associated with this extension shall be at the same rate as the original Temporary Easement, or at the newly established rate determined by an updated Administrative Offer Summary; whichever is higher. Grantee shall notify Grantor in writing and render payment prior to exercising this option.

TEMPORARY EASEMENT

It is understood and agreed that delivery of this temporary easement is hereby tendered and that the terms and obligations hereof shall not become binding upon the **City of Battle Ground Washington** unless and until accepted and approved hereon in writing for the **City of Battle Ground Washington**, by its authorized agent.

Dated: Feb. 3, 2026

GRANTORS

Lucas J. Sanchez

Genevieve R. Pohl

STATE OF WASHINGTON)
: ss
COUNTY OF Clark)

On this 3 day of February 26 before me personally appeared **Lucas J. Sanchez, an unmarried man** to me known to be the individual described in and who executed the foregoing instrument, and acknowledged that he signed and sealed the same as his free and voluntary act a5nd deed, for the uses and purposes therein mentioned.
GIVEN under my hand and official seal the day and year last above written.

(SEAL)

JILL WYATT
COMM. EXPIRES 02/06/2028
NOTARY PUBLIC
COMM. NO. 24009160
STATE OF WASHINGTON

Notary Public in and for the State of Washington, residing at Jeffersmor

My commission expires 9.6.2028

TEMPORARY EASEMENT

STATE OF WASHINGTON)
: ss
COUNTY OF Clark)

On this 3 day of February 26 before me personally appeared **Genevieve R. Pohl, an unmarried woman** to me known to be the individual described in and who executed the foregoing instrument, and acknowledged that she signed and sealed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.
GIVEN under my hand and official seal the day and year last above written.

(SEAL)

JILL WYATT
COMM. EXPIRES 02/06/2028
NOTARY
PUBLIC
COMM. NO. 24009160
STATE OF WASHINGTON

Jill Wyatt
Notary Public in and for the State of
Washington, residing at Jefferson OR

My commission expires 2.6.2028

TEMPORARY EASEMENT

Accepted and Approved

CITY OF BATTLE GROUND WASHINGTON

By:_____
Ryan Jeynes City Engineer

Date:_____

STATE OF WASHINGTON)
: ss
County of _____)

On this _____ day of _____ before me personally appeared _____, to me known to be the _____, for the **CITY OF BATTLE GROUND WASHINGTON**, and that he/she executed the within and foregoing instrument and acknowledged the said instrument to be the free and voluntary act and deed of said **CITY OF BATTLE GROUND WASHINGTON**, for the uses and purposes therein set forth, and on oath states that he is authorized to execute said instrument.

GIVEN under my hand and official seal the day and year last above written.

_____
Notary Public in and for the State of Washington
Residing at: _____
My commission expires _____

TEMPORARY EASEMENT

Exhibit A

That portion of the Southwest quarter of Section 35, Township 4 North, Range 2 East of the Willamette Meridian, Clark County, Washington, described as follows:

BEGINNING at a point 836 feet East and 290 feet North of the Southwest corner of said Section; thence East 324 feet to a certain iron peg to be used as a True Point of Beginning; thence North 200 feet; thence East 62.5 feet; thence South 200 feet; thence West 62.5 feet to the True Point of Beginning.



TCE AREA

317 ± SF

NE 1ST STREET - CONSTRUCTION EASEMENTS

EXHIBIT F

PARCEL #: 91051-064

ADDRESS: 406 NE 1st St

0' 20' 40'

SCALE: 1" = 20'

CITY OF BATTLE GROUND
STAFF REPORT

To:	Kris Swanson, City Manager
	City Council
From:	Mark Herceg, Public Works Director
Date:	March 2, 2026
Proceeding Type:	Consent
Subject:	NE 1st Street Phase 2 – ROW Purchase Approval – Vierck

Legislative History:	
• Admin:	October 20, 2025
• Consent:	March 2, 2026

Staff Report Summary

The City Council will consider approving the purchase of easements for the NE 1st Street Phase 2 project through passage of the consent agenda.

Background

The City has been working on the NE 1st Street Phase 2 project for a couple of years. Most recently, the City has been working to purchase the easements that will be necessary to construct the project. Through the design process it was determined that easements would be necessary from eight separate property owners. Per RCW 35A.11.020 the City Council has the authority to approve acquisition of property.

As discussed during the Admin portion of the October 20, 2025 Council Meeting, City staff would negotiate within the limits of City Policy to acquire said properties.

The City was able to negotiate a settlement with the owners of the Vierck property for $910, which was the Fair Market Value. This purchase includes a temporary construction easement. This is the sixth of eight acquisitions that are necessary to construct the project.

Fiscal and Policy Implications

This project is included in the 2026 budget.

Goals and Objectives Relevance

Approval of this purchase meets the goal to "Improve And Maintain Infrastructure Improvements". Approving this purchase is one step in moving this project forward, which will ultimately improve existing transportation infrastructure.

Options

Option	Results
• Approve Purchase	City will purchase property so project can continue forward.
• Reject Purchase	City will not purchase property and project won't be able to move forward.
• No Action	Decision will be delayed until more information is provided.

Staff Recommendation

Staff recommends that City Council approve purchase of a temporary construction easement on the Vierck property in the amount of $910.

Attachments

A.	Temporary Easement

Legal Review

N/A, documents have been previously reviewed by Legal Counsel.

After recording return document to:

City of Battle Ground Washington
109 SW 1st Street, Suite 122
Battle Ground, WA 98604

Reference Number of Related Document: N/A
Grantor(s): Juliana D. Vierck, NKA Juliana Scobba, a married woman
Grantee(s): City of Battle Ground Washington
Legal Description: Section 35, Township 4 North, Range 1 East
Additional Legal Description is on Page 4 of Document.
Assessor's Tax Parcel Number: 91051095

TEMPORARY EASEMENT

NE 1st Street Sidewalk Improvements

The Grantor(s), **Juliana D. Vierck, NKA Juliana Scobba, a married woman**, for and in consideration of TEN AND NO/100 ($10.00) DOLLARS, and other valuable consideration, conveys and grants unto the **CITY OF BATTLE GROUND WASHINGTON, a municipal corporation of the State of Washington**, and its assigns, Grantee, the right, privilege and easement over, upon, and across the hereinafter described lands for the purpose of supporting the construction of sidewalk improvements in the existing public right-of-way.

Said lands being situated in Clark County, State of Washington, and described in Exhibit A, attached hereto, and made a part hereof.

The term of this Temporary Easement shall commence on the date of acceptance of this Temporary Easement by Grantee and shall terminate Eighteen (18) months from that date, hereinafter the "Term".

It is further agreed that this Temporary Easement may be extended by up to 12 months at the Grantee's option, before the termination date provided herein. The rate associated with this extension shall be at the same rate as the original Temporary Easement, or at the newly established rate determined by an updated Administrative Offer Summary; whichever is higher. Grantee shall notify Grantor in writing and render payment prior to exercising this option.

TEMPORARY EASEMENT

It is understood and agreed that delivery of this temporary easement is hereby tendered and that the terms and obligations hereof shall not become binding upon the **City of Battle Ground Washington** unless and until accepted and approved hereon in writing for the **City of Battle Ground Washington**, by its authorized agent.

Dated: February 3, 2026

GRANTOR

Juliana D. Scobba

STATE OF WASHINGTON)
: ss
COUNTY OF Clark)

On this 3rd day of January 2026 before me personally appeared **Juliana D. Vierck, NKA Juliana Scobba, a married woman,** to me known to be the individual described in and who executed the foregoing instrument, and acknowledged that she signed and sealed the same as her free and voluntary act a5nd deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal the day and year last above written.

(SEAL)

JILL WYATT
COMM. EXPIRES 02/06/2028
NOTARY
PUBLIC
COMM. NO. 24009160
STATE OF WASHINGTON

Notary Public in and for the State of Washington, residing at Jefferson OR

My commission expires 2-6-2028

TEMPORARY EASEMENT

Accepted and Approved

CITY OF BATTLE GROUND WASHINGTON

By:_____
Ryan Jeynes City Engineer

Date:_____

STATE OF WASHINGTON)
: ss
County of _____)

On this _____ day of _____ before me personally appeared _____, to me known to be the _____, for the **CITY OF BATTLE GROUND WASHINGTON**, and that he/she executed the within and foregoing instrument and acknowledged the said instrument to be the free and voluntary act and deed of said **CITY OF BATTLE GROUND WASHINGTON**, for the uses and purposes therein set forth, and on oath states that he is authorized to execute said instrument.

GIVEN under my hand and official seal the day and year last above written.

_____
Notary Public in and for the State of Washington
Residing at: _____
My commission expires _____

TEMPORARY EASEMENT

Exhibit A

The East half of the following:

That portion of the Southwest quarter of Section 35, Township 4 North, Range 2 East of the Willamette Meridian, Clark County, Washington, described as follows:

BEGINNING at a point 836 feet East and 290 feet North of the Southwest corner of said Section 35; thence East 324 feet to a certain iron peg to be used as the Point of Beginning; thence East 125 feet; thence North 200 feet; thence West 125 feet; thence South 200 feet to the Point of Beginning.

(Also known as the East half of Lot 4, Block 1, STEVES ADDITION, according to the unrecorded plat thereof).



TCE AREA

318 ± SF

NE 1ST STREET - CONSTRUCTION EASEMENTS

EXHIBIT G

PARCEL #: 91051-095

ADDRESS: 408 NE 1st St

0' 20' 40'

SCALE: 1" = 20'

CITY OF BATTLE GROUND
STAFF REPORT

To:	Kris Swanson, City Manager
	City Council
From:	Dennis Flynn, Chief of Police
Date:	March 2, 2026
Proceeding Type:	Presentation
Subject:	**Ordinance No. 2026-04 Municipal Code Amendments: Chapter 17.135 Supplementary Regulations for Specific Uses**

Legislative History:	
City Council First Presentation:	February 2, 2026
City Council Second Presentation:	March 2, 2026

Staff Report Summary

BGMC 17.135.150 regulates trailer and boat storage in residential districts. During both the work session and regular Council meeting on February 2, 2026, Chief Flynn shared details related to current municipal code language and recent enforcement actions connected to recreational vehicle parking on private property. Council directed staff to draft revised municipal code language for review and consideration.

Underlined text represents new code language.
~~Strikethroughed~~ text represents code language to be deleted.

Figure A. is included to provide visual reference of residential lot components.

Staff Recommendation

This presentation is intended to allow the City Council to consider the drafted municipal code changes and propose any modifications to staff. Staff recommends that City Council set a public hearing for the April 6, 2026, City Council meeting to receive input from the citizens of Battle Ground.

~~**17.135.150 Trailer and boat storage in residential districts.**~~

~~Storage of house trailers, horse trailers and other recreational vehicles and trailers in residential districts outside of an enclosed structure shall be kept behind the front building line of the principal dwelling unit and shall observe the other setback requirements that apply to accessory buildings and structures.~~

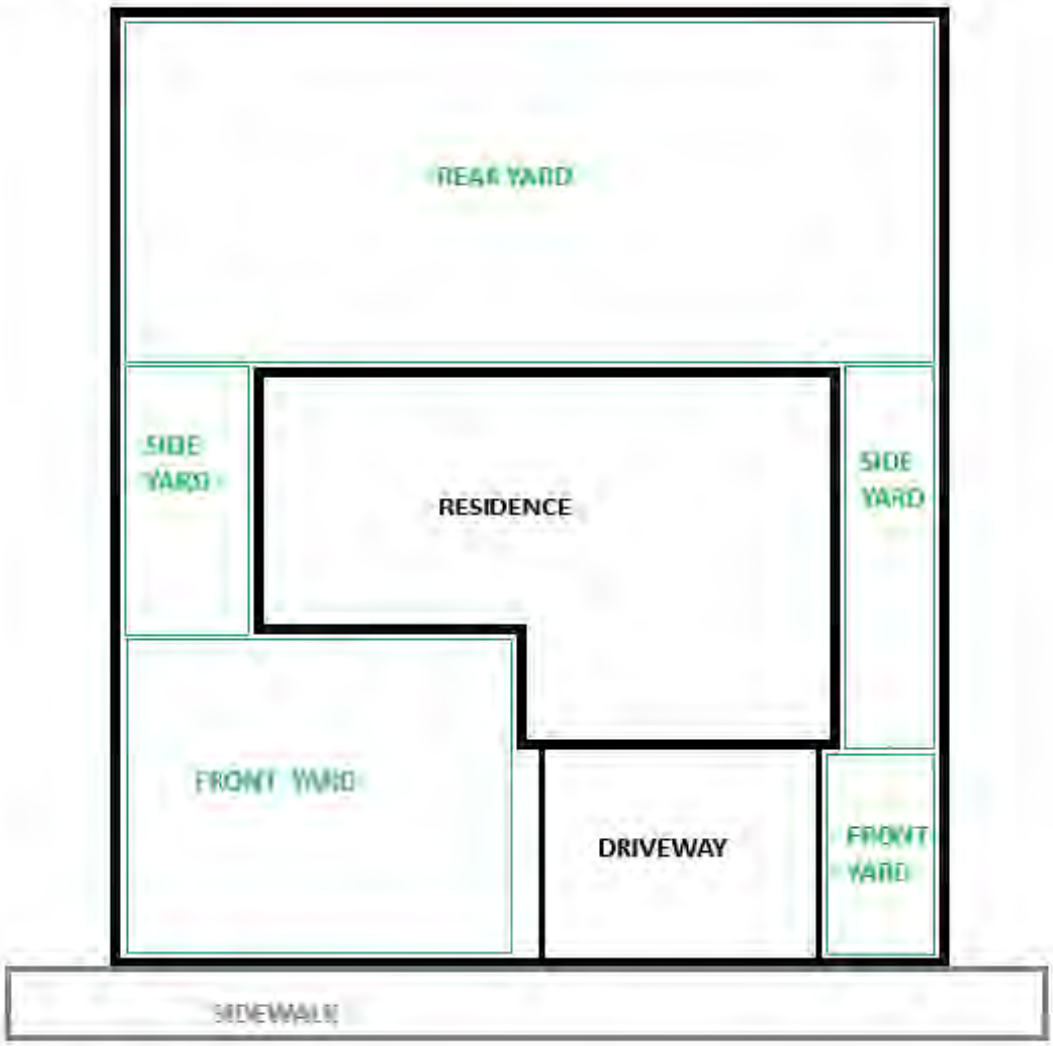
17.135.150 Storage of recreational vehicles and trailers in residential districts.

Recreational vehicles and trailers are defined as travel trailers, folding tent trailers, motor homes, truck campers removed from a truck or pickup, horse trailers, boat trailers with or without boats, other recreation trailers and utility trailers, and boats.

Off-street parking of any recreational vehicle or trailer is allowed in residential districts, provided the following conditions are met:

a. No more than three recreational vehicles or trailers may be parked outside on a single-family lot.
b. Recreational vehicles and trailers shall not be parked in the front yard. However, one (1) recreational vehicle or trailer is allowed to be parked on a legally established driveway. A legally established driveway must meet all other city codes related to driveways to be considered "legally established". The driveway shall be improved with a permanent surface per BGMC 17.133.030.
c. Recreational vehicles or trailers must be currently licensed and registered.
d. Recreational vehicles or trailers shall not extend into the public right-of-way or obstruct sight visibility.
e. Recreational vehicles or trailers must enter the lot via an approved driveway drop.

Figure A


REAR YARD
SIDE YARD
RESIDENCE
SIDE YARD
FRONT YARD
DRIVEWAY
FRONT YARD
SIDEWALK