

Town of Yacolt

Town Council Meeting Minutes

Monday May 11, 2026
7:00 PM
Town Hall

Call to Order

7:00 PM

Flag Salute

Roll Call

Council Members Present: Craig Carroll, Brandon Russell, and Marina Viray (remotely, by phone)

Also present: Mayor Ian Shealy, Attorney Brian Gerst, Public Works Director Terry Gardner, Sr. Planner Paul Dennis from Jackson Civil Engineering, and Clerk Stephanie Fields

A motion was made to excuse Councilmembers Carothers and Glassett, as they previously notified the Mayor they would be unable to attend.

Motion: Carroll 2nd: Russell
Aye: Carroll, Russell, Viray **Nay:** 0 **Absent:** Carothers, Glassett
Motion Carried

Late Changes to the Agenda

Add as item #8.5: N & S Tractors Sales Presentation

Approve Minutes of 4/13/2026 Meeting:

Motion was made to approve the minutes as written.

Motion: Russell 2nd: Carroll
Aye: Carroll, Russell, Viray **Nay:** 0 **Absent:** Carothers, Glassett
Motion Carried

Approve Minutes of 4/27/2026 Special Meeting:

Motion was made to approve the minutes as written.

Motion: Carroll 2nd: Viray
Aye: Carroll, Russell, Viray **Nay:** 0 **Absent:** Carothers, Glassett
Motion Carried

Citizen Communication

None

Unfinished Business

Continued Discussion on Comprehensive Plan Update

Paul Dennis, Sr. Planner with Jackson Civil Engineering, reported that Clark County has finally made some decisions, and therefore the Town is now able to move forward and continue details on its UGA Update. For Yacolt, they have recommended only commercial growth rather than residential. He said they will leave in place the possibility for land-swaps in the future, but likely not in this go-round. They still have some unreconciled policies, which must be completed by July 31st. He said we will be required to provide opportunities for lower-income residential, although ADUs will still be problematic in most Town properties. We also must allow adult foster care and emergency housing in all residential zones. He then spoke regarding setbacks, height restrictions, and EV charging stations. The Town will hold a public hearing at the June Council meeting so everyone can look at the draft comprehensive plan.

Update on Community Center

Mayor Shealy gave an overview of the purchase plan and said he found a roofing company who is willing to donate their services to put a new roof on the building. The Town is looking into a grant to upgrade the kitchen, and will then work to convert the sanctuary into a gym, upgrade the wiring, and install a back-up generator so that the building can serve as a warming/cooling center during power outages. There was some citizen discussion, and Mayor Shealy read a Proclamation in thanks to our state legislators for their roles in securing funds for this community center. He personally thanked Rep. Ed Orcutt, who was there in person, and handed him a copy of the Proclamation.

Status of Nuisance Code Violations at 301 N Pine Ave

Public Works Director Gardner reported that the only thing that has changed since the last meeting is that the yard is becoming trash-filled again. He said that on three separate occasions he extended to the property owner offers to dump the trash from on his trailer, plus the metal along his fence - for free at the Town Clean-Up event, but the property owner did not take advantage of the offer. A motion was made to have Attorney Gerst move forward toward legal action to get a court order for abatement and possible lien on the property.

Motion: Russell 2nd: Viray
Aye: Carroll, Russell, Viray **Nay:** 0 **Absent:** Carothers, Glassett
Motion Carried

Update on Replacing the Town’s Building Inspector

The Mayor and Clerk described their efforts to replace the building inspector, and reported that Townzen and Associates agreed to continue limited services for a short time, until we can find a satisfactory replacement.

Town Surplus Sale

Council discussed dates to hold the sale, and made a motion to have the sale June 5th from 10am-6pm, on the grassy area west of Town Hall. They decided against participating or organizing a Town-wide yard sale this year, so the Surplus Sale will be a stand-alone sale.

Motion: Russell 2nd: Carroll
Aye: Carroll, Russell, Viray **Nay:** 0 **Absent:** Carothers, Glassett
Motion Carried

New Business

Discussion on 6-Year Transportation Improvement Plan

After reviewing the current Plan (for 2026-2031), Mayor Shealy mentioned that the area which gets the most complaints is the 2 blocks of N. Hubbard Ave. between Jones St. and Yacolt Rd. He asked Paul Dennis to calculate what that might cost to repair, and expressed his hope to move that project up sooner than 2028 in the next TIP.

N & S Tractor Sales Presentation

Bradley and Bob with N & S Tractor made a presentation regarding an EV backhoe their company sells and/or leases through a WAZIP voucher (grant) program. They said they plan to bring one of their EV backhoes down from Seattle for Public Works Director Terry Gardner to demo a few weeks from now.

Semiquincentennial Proclamation

Mayor Shealy read a Proclamation celebrating the country's 250th birthday, and calling upon the community to reflect on the significance of the Town's role in America's history.

Rotate Finance Committee

Councilmember Carroll nominated Councilmember Glassett to serve on the Finance Committee through October.

Motion: Carroll

2nd: Russell

Aye: Carroll, Russell, Viray

Nay: 0

Absent: Carothers, Glassett

Motion Carried

Town Clerk's Report

- The C-Tran Lawsuit was dismissed, with representation for Yacolt now being shared by Ridgefield, Battle Ground, and LaCenter. Camas and Washougal will share a Rep, 3 people will represent Clark County, and 4 people will represent Vancouver. Rian Davis of Ridgefield will remain our area's (Ridgefield, Battle Ground, LaCenter, and Yacolt) Representative through December 31, 2027.
- The Town received notice that we have been approved to impose an additional .1% sales and use tax as per ESHB2015 to help fund certain public safety efforts. In addition, CCSO was also approved for both the tax plus a substantial grant, and with this boost to revenue, they plan to hire an additional 22 deputies, which presumably will benefit Yacolt too. Also, CCSO reached out saying they would like to renegotiate the Interlocal Agreement we've had with them since 2003.

Public Works Department Report

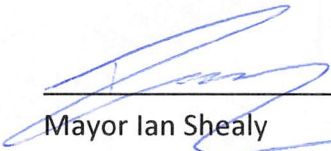
- Attended the RR Advisory Committee Board Meeting: on Mother's Day weekend they had 167 Moms on the trains. Only the small blue engine is currently in service; the other two are being worked on.
- Flowers were hung on Friday; look for them to really start growing in about two weeks.
- Terry, Joe, and Jen have all been mowing a lot.
- On rainy days, they've been working on equipment in the shop.

Attorney's Comments


None

Adjourn

9:18 pm



Mayor Ian Shealy



Clerk Stephanie Fields

Approved by Council vote on 6-8-2026