

# Community Development

Building, Planning, Parks,  
Economic Development

Volume 1, Issue 1—April 12, 2010



## Emil Pierson, Director — City moves ahead with Event Center/Sports Complex Project

The month of March has been a busy one for the Community Development Department, we are experiencing changes and challenges and we are rising to the occasion. The biggest challenge we are facing is the future Event Center and Sports Complex that will be constructed in Borst Park.

We are working closely with the Public Facilities District, the Centralia School District, and Dale Pullin to ensure that it will be constructed properly and with all the end users in mind. This takes a lot of com-

mitment and we appreciate all of the time that City staff and other agencies are spending to make this vision a success story.

The Sports Complex is in a design phase and the Centralia School District has taken the lead on this portion of the project.

The Event Center is starting the first phase of its project timeline with the different entities working on a Request for Qualifications.



PFD Sports Center Complex

The next step in the process will be developing the Request for Proposals. Timing on the project is a big issue, we are dodging the weather, summer activities, and other events that are usually held in the area.

### Mark your calendar!

- Economic Development Commission meets April 19, 2010 at noon in Borst Park
- City Council Meeting April 13, 2007 at 7:00 p.m.
- Arbor Day Tree Planting at Cedar Street Park, April 17, 2010
- Planning Commission meets April 22, 2010 at 6:30 p.m. in Council Chambers

## Building Division—LG Nelson, Building Official

The building division has issued 83 building permits through March, 2010. This compares with 80 permits this time last year.

Permits issued include:

- four new, single family residences
- two multi-family permits with a total of 76 new dwelling units.
- 18 residential remodeling permits

- 9 commercial remodeling permits
- 14 reroofing permits
- Nine plumbing permits
- Eight sign permits
- Four accessory structures
- Three mechanical permits
- Six demolition permits

The value of these projects is a total of \$11,746,247.

Fees collected for permits and plan check total \$96,509.

The building permit for the Ives



and Harrison Archdiocese project has been issued and picked up by the owners. They expect to mobilize within the next couple of weeks.

Their project on Cooks Hill Road is progressing very well and is on schedule.

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## 2007 Elevation Grant — Lifting homes out of the flood plain

We currently have four houses in the air being raised in the Flood grant process.

We have four homes that have been completed and the home owners are very happy with the process. We have been dealing with a couple of insurance companies that do not understand the processes but are being

educated.

The elevation of five homes has been completed and they have received their final inspections:

- 1301 Alexander
- 2615 Howard
- 501 S Cedar
- 912 W Chestnut
- 503 Courtland

Nine other homes in the process of being elevated are:

- 422 Jefferson
- 301 Oakland
- 617 Scott Dr.
- 908 W Chestnut
- 609 Bengal
- 614 Grove
- 609 Scott Dr.
- 1102 Centralia Ave
- 810 S Silver



1301 Alexander St.

## Planning Division — Tammy Baraconi

### Boundary Line Adjustments

Steve Leal: 1410 Kjesbu Lane—Applicant is changing boundaries on recently completed short plat.

Olsen: The Pond-2200 Cooks Hill Road. The applicant is changing the boundaries on four lots to merge them into two.

### Planned Unit Development

Olsen: The Pond – Cooks Hills Road (24 lots – duplexes, triplexes, 4-plexes, single family homes) – SPRC recommendation given. Item tabled by PC.

The applicant has submitted an updated set of plans.

### Short Plats

Moon: 3700 Cooks Hill Road—6 lot short plat—The site contains several wetland areas. Staff has requested additional information to better determine the correct course of action.

### Site Plan Review

Lakeside Industries—approx 6 mil cu of fill—application is complete—SEPA and Shoreline Notice of Applications has been publicized. The initial comment period has ended with no comments from the public or peers.

Staff is currently working on the Mitigated Determination of Non-Significance (SEPA) for conditioning of the project.

### Street vacation

Allen St: Allen Street needs to be vacated for the recently approved REC center project.

Council will hear the request for resolution on April 13<sup>th</sup>.

Centralia College is the applicant requesting the vacations for

W. Walnut between Washington and King; Pear to Centralia College Blvd; S. Rock Street between W Walnut and CC Blvd The request for the resolution will be heard by Council on April 13<sup>th</sup>.

### Non-Permit related projects

Hazard Mitigation Grant 2008—\$1.7 mil grant to elevate 28 homes. Five homes are completed. The rest are ongoing.

Hazard Mitigation Grant 2009—property acquisition— \$500,000 grant to purchase three properties subject to repetitive flooding. Preliminary approval has been given. We are still waiting on the contracts from WA State.

### Projects in the pipeline

Annexation—ongoing ; I-5 expansion; Comp Plan update and Rezone; Working with Thurston County on Centralia Ditch Shoreline designation for Centralia City Light.

## Park Division—Julie Liseth, Recreation

Julie attended the ASA State meeting in Kelso on Friday, March 19 in Kelso. Jan Sorenson attended the second day on Saturday.

6<sup>th</sup> Graders Night Out was held on Saturday, March 20.

Julie attended a 1<sup>st</sup> aid class on March 22.

A 15 team community college softball tournament was scheduled for March 27-28. Saturday games went well, but Sunday was rained out.

Softball practice field reservations started the week of March 29, however weather has not

allowed any practice fields to be used yet.

Set up a schedule of use for the Wheeler batting cage to allow Babe Ruth and Little League major teams to use the cage.

Continued registering individuals for ASA, plus approving registered teams on the new online registration program.

Recreation program flyer packets were distributed to the schools.

Scheduled the Lewis County Invite 14 & Under Fast pitch tournament, to be held this

weekend at Borst Park. Just 6 teams are in the event.

I will be working on girls softball and Twin Cities Softball shortly.



Softball tournaments scheduled

## Park Division—Barry Hughes, Park Maintenance



Volunteers planting trees at Cedar Street Park—Arbor Day 2009.

- Boiler inspection for Parks facilities and buildings we maintain.
- Hedge trimming Washington Park
- Edge Washington Park sidewalks
- Fertilize Washington Park.
- Sanded the Pioneer soccer field area
- Baseball and softball games are being held for Centralia High School and the College.
- Ivy pulling in the flower beds at Washington Park.
- Repairing the ladder truck
- Remove water on ball fields for games
- Spraying at Parks if weather permits
- Pacific Sports turf came in and added sand and dragged out Pioneer fields 3 and 4.
- Cleaned up vandalism in the gazebo in Washington Park
- Northwest Community College Fast pitch tournament consisting of 15 teams
- Park mowing
- Train Depot - cleaning up vandalism in the restrooms. We have eliminated the paper towel dispensers to cut down on the plugging of the toilets, stealing toilet paper and soap, and improving the conditions in general.
- Begin Summerfest Planning

## Economic Development—New Commission met March 17, 2010

The City of Centralia is committed to the continued economic development of our community. We know that the involvement of local businesses will be critical to the success of any economic development effort. A new committee made up of local businesses and members from the City Council met March 17th to discuss the vision and direction the city is developing for future economic growth.

