

MAY 12, 2026

TOWN OF LYMAN
COUNCIL MEETING MINUTES

7:01 Mayor Eddie Hills called the May 12, 2026, council meeting to order.

Roll Call Mayor Eddie Hills, Mike Couch, Mike Swanson, Tammy Buchanan, Ron Hodgkin, Jeremy Mast, and Lacy Judd.

Minutes A motion to accept April 2026, minutes, as if read aloud, was made by Mike Couch and the motion was seconded by Tammy Buchanan. The motion was carried out with all in favor.

Treasurer's Report The treasurer's report was read by Lacy. A motion to accept the report was made by Mike Couch. Tammy Buchanan seconded the motion. The motion was carried out with all in favor.

Bills The current unpaid bills were read. A motion to pay the unpaid bills was made by Mike Couch. Tammy Buchanan seconded the motion. The motion carried out with all in favor.

Correspondence:

Meeting: Water Loss Report was reviewed for April. Water loss for the month was -3%.

New Business: The clerk reported that she submitted a Request for Public Assistance prior to the deadline May 7th to potentially secure FEMA funding for repairing the failing river culvert.

Eric Jensen from EJ Municipal reviewed comments from Bridget Moran, a Habitat Ecologist from the Skagit River System Cooperative. She made comments regarding the updates to our Critical Areas Ordinance as part of the SEPA submission process. Her suggestion was for a buffer width of 125' for Type F streams. Bud Meyers commented that he feels the buffer zone should be 150'. After considering the comments council agreed to go with the 125' buffer zone. Mike Couch made a motion to adopt Critical Areas Ordinance# 313. Tammy Buchanan seconded the motion. Motion carried.

The town building inspector Tony Niskanen introduced Jason Ragsdale and informed the council that Jason is interested in purchasing the parcel at 31434 Prevedell Road contingent upon the town allowing a subdivision of the property. Jason presented the

council with a long plat application for a 15-lot residential sub-division with a plan to build affordable housing. The parcel was previously approved for 28 units of multifamily apartments. He would also like to ask for a variance from the lot width requirement of 60' to 40'. Tammy Buchanan made a motion to approve the long plat sub-division as well as the 40' lot width. Mike Couch seconded the motion. Motion carried with all in favor.

Council reviewed estimates from Arne Svendsen to grade the cemetery and the alleys around Lyman. The cost has significantly increased since it was last done. Clerk informed council that we will need to use the small works roster to obtain two other bids since the cost will be over \$5,000. Mayor stated we will need to secure funding before obtaining the bids.

Bud Meyers informed council the Lyman Historical Committee will be hosting a field trip for 4th graders at Lyman Elementary to visit Town Hall on May 29th, 2026. Students will get a tour of the Minkler Mansion and will participate in various activities depicting what life was like in the early 1900s. Activities will include butter churning, washing clothes, ironing clothes, hauling in wood and building a fire in the wood cookstove, carpet beating, gathering eggs, and milking cows.

Unfinished Business: Alexis Cameron provided council with pictures of shelving to update council on the progress made in providing a secure location to store town records and files at Old Town Hall. She noted that the deadbolt has not been locked at least two different times when checking on the progress at the location. Clerk will inform keyholders and place a sign at the door reminding people to lock the deadbolt.

CITIZENS & COUNCIL COMMENTS:

ADJOURNMENT: May 12, 2026, the council meeting was adjourned at 7:56pm. Council member Mike Couch made a motion to adjourn the council meeting. Tammy Buchanan seconded the motion with all in favor. The motion carried.