



Agenda
City Council Regular Meeting
Tuesday, September 6, 2016
City Hall Council Chamber | 505 Swift Boulevard

City Council Pre-Meeting - 7:00 p.m. (Discussion Only – Annex Building)

Agenda Item:

1. Executive Session per RCW 42.30.110(i) - Litigation Update (15 minutes)
 - Heather Kintzley, City Attorney
2. Discuss Meeting Agenda Items (15 minutes)
 - City Council Members

City Council Regular Meeting - 7:30 p.m. (City Hall Council Chamber)

Welcome and Roll Call

Pledge of Allegiance

Approval of Agenda: (Approved by Motion)

Presentations:

3. The Children's Reading Foundation's "Read with a Child Week" Proclamation (5 minutes)
 - Robert Thompson, Mayor
4. New Hire/Retirements (5 minutes)
 - Allison Jubb, Human Resources Director
5. Comprehensive Plan Project Introduction by Oneza & Associates Consultants (15 minutes)
 - Kerwin Jensen, Community Development Director

Public Hearing: (Please Limit Public Hearing Comments to 3 Minutes)

6. Proposed Vacation of a Portion of Hagen Road - Ordinance No. 43-16
 - Pete Rogalsky, Public Works Director
7. Declaring Surplus of an Easement at 624 Wellsian Way - Resolution No. 177-16
 - Pete Rogalsky, Public Works Director

Public Comments: (Please Limit Public Comments to 2 Minutes)

Consent Calendar: (Approved by single vote or Council may pull items and transfer to Items of Business)

Minutes:

8. Approve the Minutes of the Council Meetings Held August 16 and 23, 2016
 - Heather Kintzley, City Attorney

Ordinances - First Reading:

9. Ordinance No. 43-16, Approving the Vacation of a Portion of Hagen Road
 - Pete Rogalsky, Public Works Director
10. Ordinance No. 52-16, Eminent Domain for Duportail Bridge
 - Pete Rogalsky, Public Works Director

Ordinances - Second Reading/Passage:

11. Ordinance No. 44-16, Amending the 2016 Budget to Provide Additional Appropriations in the Golf Course Fund
 - Joe Schiessl, Parks and Public Facilities Director
12. Ordinance No. 46-16, Amending the 2016 Budget for the Industrial Development Fund to Provide Appropriations for Additional Groundwater Monitoring
 - Kerwin Jensen, Community Development Director
13. Ordinance No. 47-16, Amending RMC Chapter 12.10 Installation of Sidewalks, Curbs and Gutters
 - Pete Rogalsky, Public Works Director
14. Ordinance No. 48-16, Amending Streets Fund to Accept Meadow Springs Country Club Donation Towards Beacon Upgrades on Leslie Road
 - Pete Rogalsky, Public Works Director
15. Ordinance No. 49-16, Increasing 2016 Budget Appropriation in Streets Capital Fund
 - Pete Rogalsky, Public Works Director
16. Ordinance No. 50-16, Proposed Budget Increase to 2016 General Fund
 - Cathleen Koch, Administrative Services Director
17. Ordinance No. 51-16, Acceptance of Citizen Donation and Amendment to the 2016 Budget to Provide Additional Appropriations in the City's General Fund
 - Tom Huntington, Fire and Emergency Services Director

Resolutions – Adoption:

18. Resolution No. 166-16, Approving the Final Plat of Sunshine Ridge
 - Kerwin Jensen, Community Development Director
19. Resolution No. 169-16, Reappointment to the Library Board
 - Heather Kintzley, City Attorney
20. Resolution No. 170-16, Approving a Closing Agreement with the Washington State Department of Revenue Regarding Brokered Natural Gas Use Tax
 - Heather Kintzley, City Attorney
21. Resolution No. 171-16, Authorizing a Purchase and Sale Agreement with Vatos Locos, LLC (formally JLMM's, LLC)
 - Kerwin Jensen, Community Development Director

22. Resolution No. 173-16, Authorizing the Circulation of a Petition Proposing Annexation of Approximately 2.3 Acres Located East of Dallas Road and North of Cowlitz Boulevard
 - Kerwin Jensen, Community Development Director
23. Resolution No. 174-16, Supporting Adoption of Amendments to the Benton County Countywide Planning Policies
 - Kerwin Jensen, Community Development Director
24. Resolution No. 175-16, Approving the Final Plat of Greyhawk, Phase I
 - Kerwin Jensen, Community Development Director
25. Resolution No. 176-16, Adopting the Name of Vineyard Estate Lane for a New Private Street Within the Badger Mountain South Master Planned Community
 - Kerwin Jensen, Community Development Director
26. Resolution No. 177-16, Declaring Surplus of an Easement at 624 Wellsian Way
 - Pete Rogalsky, Public Works Director
27. Resolution No. 184-16, Reappointments to the Lodging Tax Advisory Committee
 - Heather Kintzley, City Attorney
28. Resolution No. 185-16, Amending the 2016 Interlocal Agreement with Port of Benton for Richardson Stormwater Retrofit Project Funding
 - Pete Rogalsky, Public Works Director
29. Resolution No. 188-16, Amending the 2016-2017 Council Assignments
 - Heather Kintzley, City Attorney

Items for Approval:

Expenditures - Approval:

30. Expenditures from August 8, 2016 - August 26, 2016 for \$11,418,752.74 including Check Nos. 236686-237440, Wire Nos. 6227-6240, Payroll Check Nos. 109018-110116, and Payroll Wire/ACH Nos. 9553-9587
 - Cathleen Koch, Administrative Services Director

Items of Business:

Reports and Comments:

1. City Manager
2. City Council
3. Mayor

Adjournment

City Council Meetings are broadcast live on CityView Channel 192 and online at CI.RICHLAND.WA.US/CITYVIEW

Richland City Hall is ADA accessible. Council Chamber parking and access is available at the entrance facing George

Washington Way. Requests for sign interpreters, audio equipment, and/or other special services must be received 48 hours prior to the City Council Meeting by calling the City Clerk's Office at 942-7388.



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Agenda Item

Key Element:

Subject:

Executive Session per RCW 42.30.110(i) - Litigation Update (15 minutes)

Department:
City Attorney

Ordinance/Resolution Number:

Document Type:
Executive Session Item

Recommended Motion:

Summary:

Fiscal Impact:

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Agenda Item

Key Element:

Subject:

Discuss Meeting Agenda Items (15 minutes)

Department:

City Manager

Ordinance/Resolution Number:

Document Type:

Presentation

Recommended Motion:

Summary:

Fiscal Impact:

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Presentations

Key Element:

Subject:

The Children's Reading Foundation's "Read with a Child Week" Proclamation (5 minutes)

Department:

City Manager

Ordinance/Resolution Number:

Document Type:

Proclamation

Recommended Motion:

Summary:

The Children's Reading Foundation is celebrating its 20-year anniversary of promoting awareness of a child's vital early learning years of birth to age 8, and the demonstrated importance of reading 20 minutes every day, as well as the essential roles of families, schools, and communities to help nurture a child's learning before they begin school, through daily reading, talking, and purposeful play.

For renewed focus and as part of our 20-year anniversary celebration, we respectfully request a proclamation from the Richland City Council declaring the week of September 18, 2016 as The Children's Reading Foundation's Read with a Child Week

Fiscal Impact:

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Presentations

Key Element:

Subject:

New Hire/Retirements (5 minutes)

Department:

Administrative Services

Ordinance/Resolution Number:

Document Type:

Presentation

Recommended Motion:

Summary:

Newly hired employees and employee retirements that occurred within the last month will be presented to Council this evening.

Any new employees able to attend this evening will be introduced to Council.

Fiscal Impact:

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Presentations

Key Element: Key 7 - Neighborhoods & Community Safety

Subject:

Comprehensive Plan Project Introduction by Oneza & Associates Consultants (15 minutes)

Department:

Community & Development Services

Ordinance/Resolution Number:

Document Type:

Presentation

Recommended Motion:

Summary:

Fiscal Impact:

None.

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Public Hearing

Key Element: Key 2 - Infrastructure & Facilities

Subject:

Proposed Vacation of a Portion of Hagen Road - Ordinance No. 43-16

Department:
Public Works

Ordinance/Resolution Number:

Document Type:
Presentation

Recommended Motion:

None.

Summary:

This is a Public Hearing to take comments regarding the proposed vacation of an unconstructed portion of Hagen Road right-of-way south of Saint Street as a result of property owner expansion plans. This is a property owner initiated vacation.

Council adopted Resolution 149-16 on August 2, 2016 setting the Public Hearing date for September 6, 2016.

Notices were posted and direct letters were sent to abutting property owners in accordance with RCW 35.79.

Fiscal Impact:

The City will maintain utility easements along this route, but will no longer have to construct or maintain a roadway.

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Public Hearing

Key Element: Key 2 - Infrastructure & Facilities

Subject:

Declaring Surplus of an Easement at 624 Wellsian Way - Resolution No. 177-16

Department:
Public Works

Ordinance/Resolution Number:

Document Type:
Presentation

Recommended Motion:

Summary:

A public hearing to receive testimony on declaring surplus, a Pondage and Drainage easement at 624 Wellsian Way.

Please refer to the staff report for Resolution No. 177-16 for more detail.

Fiscal Impact:

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Minutes

Key Element: Key I - Financial Stability & Operational Effectiveness

Subject:

Approve the Minutes of the Council Meetings Held August 16 and 23, 2016

Department:
City Attorney

Ordinance/Resolution Number:

Document Type:
Minutes

Recommended Motion:

Approve the minutes of the Council meetings held on August 16 and 23, 2016.

Summary:

None.

Fiscal Impact:

None.

Attachments:

1. Draft 081616 Minutes
2. Draft 082316 Minutes



MINUTES
RICHLAND CITY COUNCIL REGULAR MEETING
Richland City Hall ~ 505 Swift Boulevard
Tuesday, August 16, 2016

Draft

Pre-Meeting:

Mayor Thompson called the pre-meeting to order at 7:00 p.m. in the City Manager's Conference Room in the City Hall Annex building.

Attendance:

Mayor Thompson, Mayor Pro Tem Christensen, Councilmembers Rose, Lemley and Luzzo Gilmour were present.

Also present were City Manager Reents, Assistant City Manager Amundson, City Attorney Kintzley, Administrative Services Director Koch, Public Works Director Rogalsky, Community Development Director Jensen, Parks and Public Facilities Director Schiessl and City Clerk Hopkins.

Agenda Items:

1. Discussion of Council Meeting Agenda Items

Council and staff briefly reviewed the proposed agenda scheduled for the regular meeting.

Mr. Rogalsky gave an update on the Rachel Road alignment study beginning in September.

Mr. Jensen gave an update on the new City Hall project including the firm chosen for the design and build and the status of the closing date on the property.

Ms. Reents distributed the new informational flyers on the Duportail Bridge project created by the Communications and Marketing division that will be available to the public.

Regular Meeting:

Mayor Thompson called the Council meeting to order at 7:30 p.m. in the Council Chamber at City Hall.

Welcome and Roll Call:

Mayor Thompson welcomed those in the audience and expressed appreciation for their attendance.

Attendance:

Mayor Thompson, Mayor Pro Tem Christensen, Councilmembers Rose, Lemley and Luzzo Gilmour were present.

Also present were City Manager Reents, Assistant City Manager Amundson, City Attorney Kintzley, Fire and Emergency Services Director Huntington, Community Development Director Jensen, Administrative Services Director Koch, Public Works Director Rogalsky, Parks and Public Facilities Director Schiessl, Police Services Director Skinner, and City Clerk Hopkins.

MAYOR PRO TEM CHRISTEN MOVED AND COUNCILMEMBER THOMPSON SECONDED A MOTION TO EXCUSE COUNCILMEMBER KENT AND ANDERSON. THE MOTION CARRIED 5-0.

Pledge of Allegiance:

Mayor Thompson led the Council and audience in the recitation of the Pledge of Allegiance.

Approval of Agenda:

MAYOR PRO TEM CHRISTENSEN MOVED AND COUNCILMEMBER LEMLEY SECONDED A MOTION TO APPROVE THE AGENDA AS PUBLISHED. THE MOTION CARRIED 5-0.

Presentations:

1. September 2016 Attendance Matters Proclamation: United Way of Benton and Franklin Counties (5 minutes)
 - Cindy Reents, City Manager

Mayor Thompson read the proclamation and presented it to Ms. LoAnn Ayers, United Way of Benton and Franklin Counties CEO/President, who explained the goals of the Attendance Matter program.

2. CityView Video: Criminal Justice Sales Tax Update
 - Chris Skinner, Police Services Director

Police Chief Skinner introduced the video and said it was a follow-up to the report he gave Council previously on that topic.

Public Hearing:

City Clerk Hopkins read the public hearing and public comments procedure.

1. Proposed Budget Increase to 2016 Industrial Development Fund - Ordinance No. 46-16
 - Kerwin Jensen, Community Development Director

Mr. Jensen said Washington State law requires that any increase to appropriations in a fund budget be adopted by ordinance. Ordinance No. 46-16 proposes to increase appropriations in the Industrial Development fund, to provide for additional monitoring of ground water wells at the City Shops.

Mayor Thompson opened the public hearing at 7:41 p.m. and closed the hearing at 7:41:15 p.m. as there were no public comments.

2. Proposed Increase in 2016 Budget Appropriation in Streets Capital Construction Fund - Ordinance No. 49-16
- Pete Rogalsky, Public Works Director

Mr. Rogalsky said Washington State law requires that a public hearing be held prior to consideration of an ordinance to increase the appropriation of existing fund balance. Ordinance No. 49-16 proposes to appropriate existing fund balance in the Streets restricted reserve fund and to make changes to the 2016 Streets Capital Construction fund.

Mayor Thompson opened the public hearing at 7:43 p.m. and closed the hearing at 7:43:15 p.m. as there were no public comments.

3. Proposed Budget Increase to 2016 General Fund - Ordinance No. 50-16
- Cathleen Koch, Administrative Services Director

Ms. Koch said Washington State law requires that any increase to appropriations in a fund budget be adopted by ordinance. Ordinance No. 50-16 proposes to increase appropriations in the General fund to provide for payment of legal expenses related to litigation.

Mayor Thompson opened the public hearing at 7:44 p.m. and closed the hearing at 7:44:15 p.m. as there were no public comments

Public Comments:

No public comments.

Consent Calendar:

City Clerk Hopkins read the Consent items.

Minutes:

1. Approval of the Minutes of the Council Meetings Held August 2, 2016 and the Joint City Council/Richland School District Board Meeting Held August 4, 2016.
- Heather Kintzley, City Attorney

Ordinances - First Reading:

2. Ordinance No. 44-16, Amending the 2016 Budget to Provide Additional Appropriations in the Golf Course Fund
- Joe Schiessl, Parks and Public Facilities Director
3. Ordinance No. 46-16, Amending the 2016 Budget for the Industrial Development Fund to Provide Appropriations for Additional Groundwater Monitoring
- Kerwin Jensen, Community Development Director
4. Ordinance No. 47-16, Amending RMC Chapter 12.10 Installation of Sidewalks, Curbs and Gutters

- Pete Rogalsky, Public Works Director
- 5. Ordinance No. 48-16, Amending City Streets Fund to Accept Meadow Springs Country Club Donation
 - Pete Rogalsky, Public Works Director
- 6. Ordinance No. 49-16, Increasing 2016 Budget Appropriation in Streets Capital Construction Fund
 - Pete Rogalsky, Public Works Director
- 7. Ordinance No. 50-16, Amending the 2016 Budget to Provide for Additional Appropriations in the General Fund for Legal Services
 - Cathleen Koch, Administrative Services Director
- 8. Ordinance No. 51-16, Acceptance of Citizen Donation and Amendment to the 2016 Budget to Provide Additional Appropriations in the City's General Fund
 - Tom Huntington, Fire and Emergency Services Director Ordinances –

Second Reading/Passage:

- 9. Ordinance No. 36-16, Amending the 2016 Budget for the Industrial Development Fund for Legal Fees
 - Kerwin Jensen, Community Development Director
- 10. Ordinance No. 39-16, Establishing the Final Assessment Roll for the Reata Road Area Utility Local Improvement District No. 197
 - Pete Rogalsky, Public Works Director
- 11. Ordinance No. 40-16, Amending the 2016 Budgets for Equipment Replacement and Wastewater Funds
 - Pete Rogalsky, Public Works Director
- 12. Ordinance No. 41-16, Providing for the Deferral of Impact Fees
 - Kerwin Jensen, Community Development Director
- 13. Ordinance No. 42-16, Budget Amendment to Increase Solid Waste Fund
 - Pete Rogalsky, Public Works Director
- 14. Ordinance No. 45-16, Amending the 2016 General Fund Budget
 - Chris Skinner, Police Services Director Resolutions – Adoption:
- 15. Resolution No. 148-16, Rejecting all Bids for Horn Rapids Irrigation Intake Rescreening Project
 - Pete Rogalsky, Public Works Director
- 16. Resolution No. 152-16, Authorizing Interlocal Agreement IAA 16-436 with Washington State Department of Natural Resources
 - Tom Huntington, Fire and Emergency Services Director

17. Resolution No. 153-16, Authorizing a Purchase and Sale Agreement with Western Pacific Holdings, Inc.
 - Kerwin Jensen, Community Development Director
18. Resolution No. 155-16, Adopting a Public Participation Plan for the Update of the City Comprehensive Plan
 - Kerwin Jensen, Community Development Director
19. Resolution No. 156-16, Authorizing Submittal of Transportation Improvement Board Grant Applications for Queensgate Drive and Columbia Park Trail
 - Pete Rogalsky, Public Works Director
20. Resolution No. 157-16, Authorizing a Purchase and Sale Agreement with D.E. Properties
 - Kerwin Jensen, Community Development Director
21. Resolution No. 160-16, Appointing Ron Anderson to the Tri-City Regional Hotel-Motel Commission
 - Heather Kintzley, City Attorney
22. Resolution No. 161-16, Expressing Appreciation to Ian Napier for Service on the Tri-City Regional Hotel- Motel Commission
 - Heather Kintzley, City Attorney Items for Approval:
23. Authorize Travel for Mayor Thompson
 - Cindy Reents, City Manager Expenditures - Approval:
24. Expenditures from July 25, 2016 - August 5, 2016 for \$7,147,861.19 including Check Nos. 236249-236685, Wire Nos. 6218-6226, Payroll Check Nos. 108460-109017, and Payroll Wire/ACH Nos. 9539-9552
 - Cathleen Koch, Administrative Services Director

MAYOR PRO TEM CHRISTENSEN MOVED AND COUNCILMEMBER LUZZO SECONDED A MOTION TO APPROVE THE CONSENT CALENDAR AS PUBLISHED. THE MOTION CARRIED 5-0.

Reports and Comments:

City Manager Reents said she, members of Council and staff toured the sternwheeler "American Empress" that moors at the Howard Amon dock and met with the captain and crew. The captain offered the suggestion that Richland increase the number of amenities along the waterfront for economic growth. Ms. Reents then reviewed the new informational flyer developed by the Communication and Marketing division for the Duportail Bridge project that will be available to the public.

Councilmember Lemley said he also toured the cruise ship and was impressed with the ship, crew and what it offers to its passengers and Richland businesses. He also attended

the reception for United States Secretary of Energy Dr. Moniz at Pacific Northwest National laboratory (PNNL).

Councilmember Luzzo Gilmour said she accompanied the Arts Commission on a public art inventory tour and was impressed with the number of art pieces the City owns. She also attended the Library Board meeting where she met Leslie Campbell who is the new Library Supervisor/Reference Desk staff member. Ms. Luzzo Gilmour said she has excellent reference and technical skills and will be a great resource for the community.

Mayor Thompson also attended the reception for United States Secretary of Energy Dr. Moniz at PNNL where it was announced that the PNNL contract had been extended for an additional five-years.

Adjournment:

Mayor Thompson adjourned the meeting at 7:53 p.m.

Respectfully Submitted,

Marcia Hopkins, City Clerk

FORM APPROVED:

Robert J. Thompson, Mayor

DATE APPROVED:

DATE PUBLISHED:



MINUTES
CITY COUNCIL WORKSHOP
Richland City Hall ~ 505 Swift Boulevard
Tuesday, August 23, 2016

City Council Workshop – 6:00 p.m.

Attendance:

Mayor Thompson, Mayor Pro Tem Christensen, Councilmembers Kent, Lemley and Rose were present.

Also present were City Manager Reents, City Attorney Kintzley, Fire and Emergency Services Director Huntington, Administrative Services Director Koch, Finance Director Allen, Parks and Public Facilities Director Schiessl, Transportation and Development Manager Peters and City Clerk Hopkins.

Agenda Items:

1. Americans with Disabilities Act Transportation Transition Plan
Jeff Peters, Transportation and Development Manager

Mr. Peters said the purpose of the workshop is to provide City Council with a briefing on Public Works' preparation of an American's with Disabilities Act Transition Plan for public right-of-way accessibility. He updated Council on the progress towards completing an ADA Transition Plan, including the elements of the plan, the public input process, and the importance of the Plan in relation to other City transportation needs. An ADA Transition Plan, once complete and adopted by the City Council, demonstrates the City's commitment to meet the objectives of the ADA in a thoughtful way. He said the Public Works staff is preparing the Plan for public and Council consideration by the end of the year.

Council had several clarifying questions for Mr. Peters.

2. 2016 Financial Review
Cathleen Koch, Administrative Director

Ms. Koch reviewed the City's fiscal health for 2016 including new businesses, new construction projects, and comparisons of revenue and expenditure figures that were budgeted versus the actual results.

Council discussed several points with Ms. Koch.

3. Smoking and Use of Electronic Vapor Products in Portions of Parks Joe Schiessl, Parks and Public Facilities Director

Mr. Schiessl said the Parks and Recreation Commission (PRC) has discussed smoking and use of electronic vapor products (EVP) in portions of City parks at two workshops and one regular meeting. The PRC is recommending that smoking and the use of EVPs be prohibited in certain high use park facilities and places where children congregate. The recommendation represents a partial ban and follows suit of numerous other local governments in Washington. The PRC recommends that smoking and EVPs be prohibited in the following locations.

- Docks and marinas
- HAPO Community Stage spectator area south of the east/west sidewalk
- Playgrounds (within 25')
- Sports facilities with bleacher seating
- Aquatic facilities
- Groomed beaches

The PRC did not discuss potential penalties for violating a prohibition and deferred the item for Council consideration. State law, including new law created in 2016 via SB 6328, permit the City to implement the PRC's proposal.

Council discussed their views on the topic and agreed with the direction the PRC is taking.

4. City Manager Mid-Year Update Cindy Reents, City Manager

Ms. Reents said gave an update of the City Manager 2016 goals by giving a detailed report on the status of each goal.

Council did not have any questions for Ms. Reents.

Other Business:

Council discussed the logistics and agenda items for the August 26, 2016, joint meeting with the Confederated Tribes of the Umatilla Indian Reservation.

Ms. Reents said the Washington State Transportation Commission requested Mayor Thompson to attend the Commission meeting in Kennewick on September 21, 2016, to discuss transportation issues in our region. Mayor Thompson said he would be able to attend the meeting.

Adjournment:

Mayor Thompson adjourned the workshop at 7:20 p.m.

Respectfully Submitted,

Marcia Hopkins, City Clerk

FORM APPROVED:

Robert J. Thompson, Mayor

DATE APPROVED:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Ordinances - First Reading

Key Element: Key 2 - Infrastructure & Facilities

Subject:

Ordinance No. 43-16, Approving the Vacation of a Portion of Hagen Road

Department:
Public Works

Ordinance/Resolution Number:
43-16

Document Type:
Ordinance

Recommended Motion:

Give first reading, by title only, to Ordinance No. 43-16, vacating a portion of Hagen Road

Summary:

ConAgra Foods, Inc. (ConAgra) has submitted a formal request to vacate the portion of Hagen Road right-of-way south of Saint Street. This portion of right-of-way is currently undeveloped and lies between parcels that are owned by ConAgra.

ConAgra is currently constructing a commercial frozen foods manufacturing and processing facility on the abutting parcels and would like to incorporate this portion of the right-of-way into their overall campus. They currently have access directly off of Saint Street and do not need access via this portion of Hagen Road.

No other parcels are affected or would require access from this portion of Hagen Road.

The City would retain a utility easement over the vacated area.

RCW Chapter 35.79 provides the authority and process for the City to vacate street rights-of-way when they are no longer needed.

Council adopted Resolution No. 149-16 on August 2, 2016, setting the time and place of a public hearing related to this item for September 6, 2016. A hearing was held by the City Council to receive public testimony.

Fiscal Impact: The City will maintain a utility easement over the area but will not have to construct or maintain this portion of Hagen Road.

Attachments:

1. Proposed Ordinance
2. ConAgra Vacation Request

WHEN RECORDED RETURN TO:

Richland City Clerk
P.O. Box 190
Richland, WA 99352

ORDINANCE NO. 43-16

An ORDINANCE of the City of Richland vacating a portion of Hagen Road.

WHEREAS, on September 24, 1957, under Auditor File No. 379071, the United States of America, Atomic Energy Commission (grantor) conveyed, quit claimed, and dedicated to the general public a 60-foot easement for right-of-way for general road purposes, which includes Hagen Road; and

WHEREAS, the portion of Hagen Road south of Saint Street has not been constructed to date; and

WHEREAS, that undeveloped portion of Hagen Road provides public access to four (4) parcels of land, all of which are currently owned by ConAgra Foods/Lamb Weston; and

WHEREAS, ConAgra Foods, Inc. (ConAgra) is the parent company of Lamb Weston, Inc.; and

WHEREAS, ConAgra is currently constructing a commercial frozen foods manufacturing and processing facility on the above referenced parcels; and

WHEREAS, access points to the new facility already exist off Saint Street and are not needed on Hagen Road; and

WHEREAS, ConAgra submitted a formal right-of-way vacation request dated June 28, 2016 to vacate the undeveloped portion of Hagen Road right-of-way south of Saint Street in accordance with RCW 35.79; and

WHEREAS, State law requires that a public hearing be held to allow public consideration of this proposal; and

WHEREAS, at a regularly scheduled Council meeting on August 2, 2016, the Richland City Council, by Resolution No. 149-16, set the time and place of a hearing thereon for the 6th day of September, 2016, at the hour of 7:30 p.m., local time, in the City Hall Council Chambers, located at 505 Swift Boulevard in Richland, Washington; and

WHEREAS, at the time and place fixed and designated in the notice, a hearing was held by the City Council to receive public testimony; and

WHEREAS, public testimony was received at that time.

NOW THEREFORE, BE IT ORDAINED by the City Council of the City of Richland as follows:

Section 1. The portion of Hagen Road right-of-way, as described and shown in Exhibit A, is hereby ordered to be vacated, subject to the provisions of RCW 35.79.

Section 2. The City Clerk is directed to file with the Auditor of Benton County, Washington a copy of this ordinance and the attached exhibits, duly certified by the Clerk as a true copy.

Section 3. This ordinance shall take effect the day following its publication in the official newspaper of the City of Richland.

PASSED by the City Council of the City of Richland, at a regular meeting on the 20th day of September, 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

Date Published: _____

EXHIBIT "A"

THAT PORTION OF HAGEN ROAD AS DESCRIBED IN AND SHOWN ON THE EASEMENT QUIT CLAIM DEED RECORDED UNDER AUDITOR'S FEE NO. 379071, RECORDS OF BENTON COUNTY, WASHINGTON, LYING WITHIN THE SOUTH HALF OF THE NORTH HALF OF SECTION 34, TOWNSHIP 10 NORTH, RANGE 28 EAST OF THE WILLAMETTE MERIDIAN AND LYING 30.00 FEET TO EACH SIDE OF THE NORTH-SOUTH CENTERLINE OF SAID SECTION.

EXCEPT THE NORTH 30.00 FEET THEREOF FOR SAINT STREET.

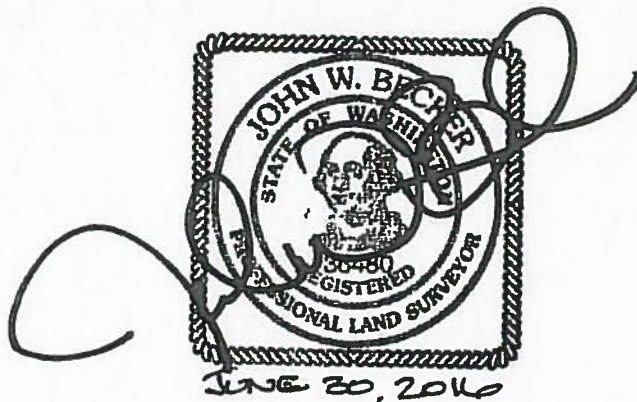
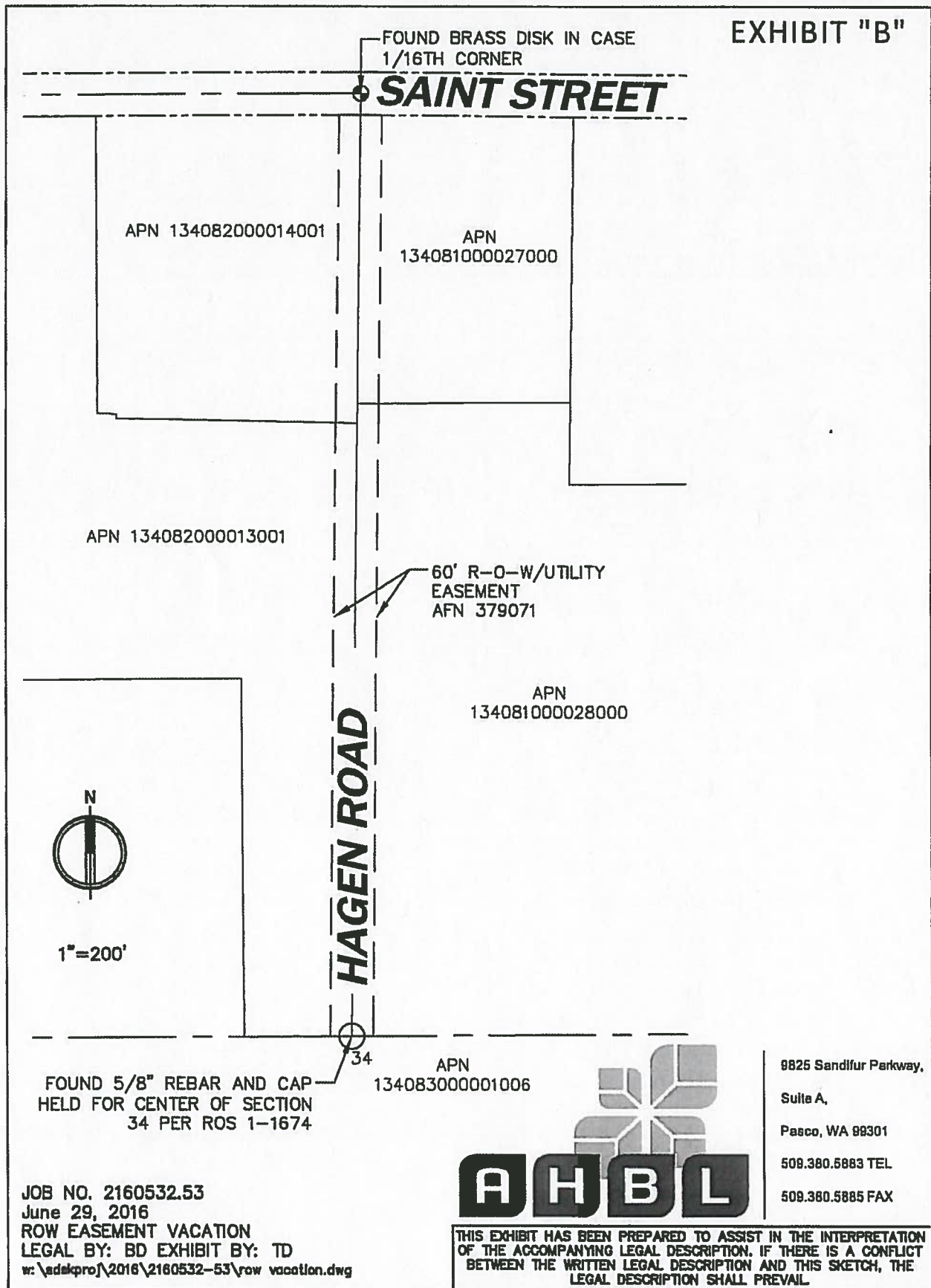


EXHIBIT "B"





June 28, 2016

Mr. Pete Rogalski, P.E.
Public Works Director
City of Richland
PO Box 190, MS-26
Richland, WA 99352-0190

Project: Hagen Road Right-of-Way Easement Vacation, AHBL No. 2160532.50
Subject: Petition to Extinguish /Vacate Right-of-Way Easement for Hagen Road

Civil Engineers

Dear Mr. Rogalski:

Structural Engineers

On behalf of and as agent for Lamb-Weston Inc., AHBL Inc. respectfully requests that the 60-foot wide Right-of-Way Easement for Hagen Road, lying southerly of Saint Street and northerly of the center quarter section line for Section 34, be extinguished or vacated, per RCW 35.79. Furthermore, let it be known that this request for easement extinguishment will not land lock any parcels (Richland Airport abutting on south has and supports alternates access points). The easement will not be needed for future use, will not adversely affect the public, and the adjoining landowners are at present, the underlying fee owners.

Landscape Architects

Community Planners

Land Surveyors

In conjunction with the easement extinguishment, utility easements shall be prepared and recorded to cover the existing surface and/or sub-surface utility lines.

Neighbors

The purpose of this request is to accommodate the construction of a commercial frozen foods manufacturing and processing facility. Access points and easements already exist; and a boundary line adjustment will help facilitate traffic flow and parking, buildings. If needed, alternate access easements shall be prepared.

Lamb-Weston Inc. has been and continues to be an important member within the City of Richland, and contributor to the greater Tri-Cities economy. We trust the attached Hagen Road legal description, exhibit map, and utility easements are sufficient to move this request forward.

If you have any questions, please call me at (509) 380-5883.

Sincerely,

John W. Becker, PLS
Vice President

Brian Mills
Director of Engineering
ConAgra Foods Lamb Weston

TRI-CITIES

9825 Sandifur Pkwy
Suite A
Pasco, WA 99301-6738
509.380.5883 TEL

www.ahbl.com

Mr. Pete Rogalski, P.E.
June 28, 2016
2160532.50
Page 2



JWB/el

Enclosures

c: Tyler Duncan, Bruce Duncan - AHBL

Q:\2016\2160532\WORDPROC\Letters\WP Drafts\20160628 Ltr (Hagen Road Vacate) 2160532.50.docx.docx

EXHIBIT "A"

THAT PORTION OF HAGEN ROAD AS DESCRIBED IN AND SHOWN ON THE EASEMENT QUIT CLAIM DEED RECORDED UNDER AUDITOR'S FEE NO. 379071, RECORDS OF BENTON COUNTY, WASHINGTON, LYING WITHIN THE SOUTH HALF OF THE NORTH HALF OF SECTION 34, TOWNSHIP 10 NORTH, RANGE 28 EAST OF THE WILLAMETTE MERIDIAN AND LYING 30.00 FEET TO EACH SIDE OF THE NORTH-SOUTH CENTERLINE OF SAID SECTION.

EXCEPT THE NORTH 30.00 FEET THEREOF FOR SAINT STREET.

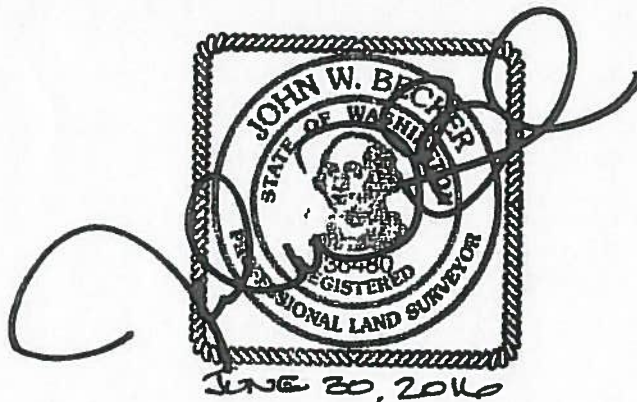
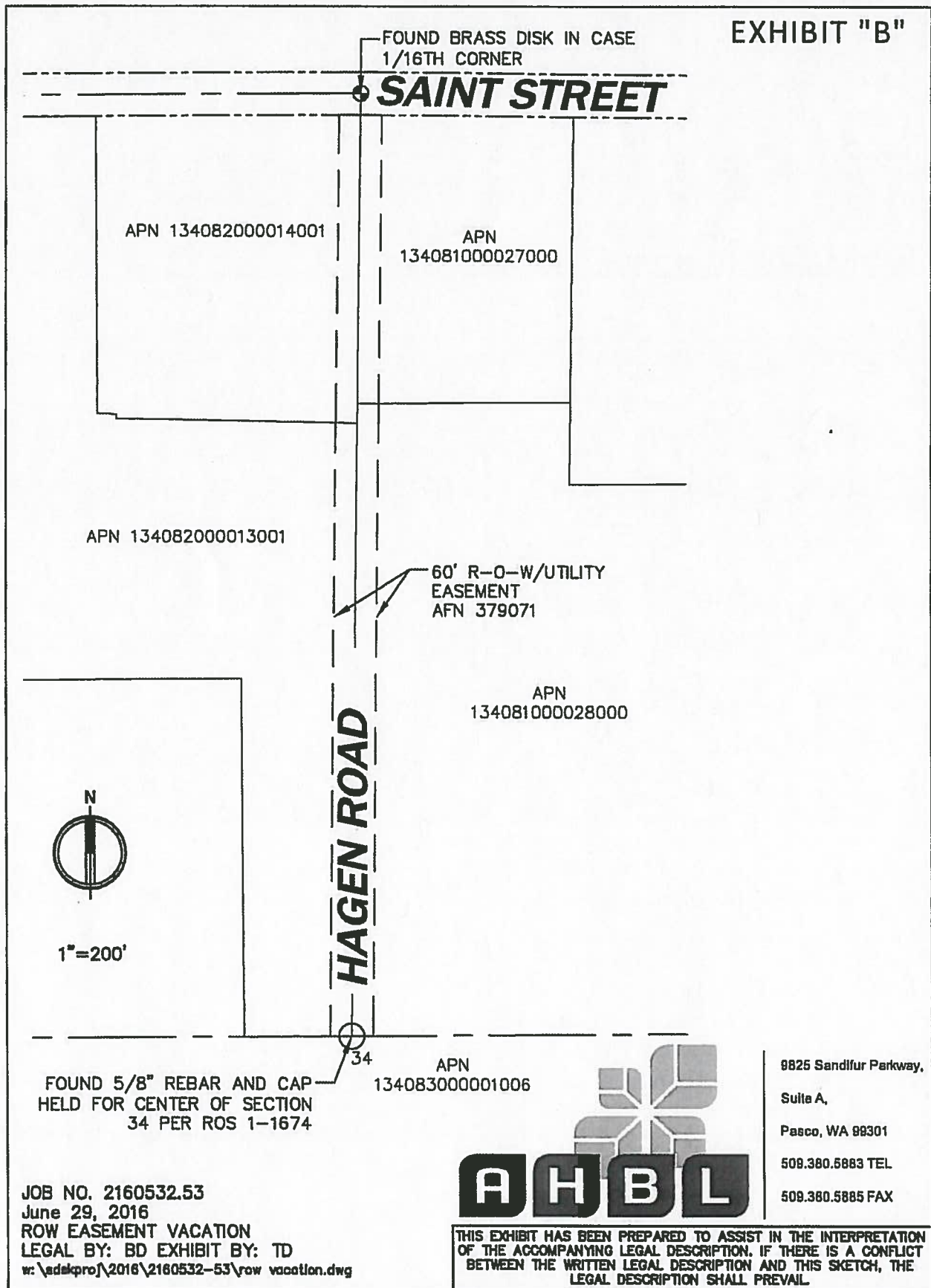


EXHIBIT "B"





COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Ordinances - First Reading

Key Element: Key 2 - Infrastructure & Facilities

Subject:

Ordinance No. 52-16, Eminent Domain for Duportail Bridge

Department:
Public Works

Ordinance/Resolution Number:
52-16

Document Type:
Ordinance

Recommended Motion:

Give first reading, by title only, of Ordinance No. 52-16, authorizing use of eminent domain litigation for the Duportail Bridge project.

Summary:

The Duportail Bridge project is the City's highest priority transportation system improvement. The project is scheduled to begin construction at the end of 2017. In order to meet that schedule, acquisition of property rights from fifteen (15) separate owners is required. None of the acquisitions involve entire parcels, and no residents or businesses will be displaced. Some of the acquisitions are in the form of easement rights, as is the case with the U.S. Army Corps of Engineers and the Port of Benton. Others will involve purchase of portions of existing parcels.

Rights-of-way acquisitions follow legal requirements established in federal law. The procedures require establishing fair market value on the basis of professional appraisals. The goal of the process is negotiated agreements based on fair market value. This ensures that each property owner is fairly compensated and that the public does not overpay for its transportation improvements.

State law empowers cities to condemn needed rights-of-way through litigation when negotiated agreements are not reached.

To date, six (6) of the fifteen (15) owners have executed negotiated agreements with the City. At this time, staff expects that all property owners will agree to negotiated transactions that will support the schedule.

In the case of the Port of Benton parcels, acquisition of the needed easement requires release of the Tri-City Railroad Company (TCRR) leasehold rights. Negotiations with the TCRR have reached impasse. Staff recommends approving the proposed ordinance and initiating eminent domain proceedings with TCRR to support the project schedule.

The proposed ordinance includes all of the parcels not currently owned by the City, except the Corps. The ordinance was written this way to be complete with respect to the project, and in case negotiations with other owners fail. Staff will notify each owner of its intended action and will continue negotiations with all owners.

Fiscal Impact:

The costs of eminent domain litigation are unknown at this time. The project budget includes a contingency for potential litigation expenses. Staff will brief Council periodically on the costs and budget status of the right of way acquisition activities, including litigation.

Attachments:

- I. Proposed Ordinance

ORDINANCE NO. 52-16

AN ORDINANCE of the City of Richland, Washington, relating to property acquisition; authorizing the City to acquire certain real property interests by negotiated voluntary purchase under threat of condemnation, by condemnation, or by settlement for the purpose of completing the Duportail Street Project from Cottonwood Drive to Queensgate Drive; providing for severability; and establishing an effective date.

WHEREAS, in order to improve mobility, meet the current and planned travel demands of the City of Richland, and satisfy the current and future requirements and goals of the City of Richland Comprehensive Plan, it will be necessary for the City to modify existing segments of Duportail Street between Cottonwood Drive and Queensgate Drive and construct a new street segment called Duportail Street, including the Duportail Bridge, crossing the Yakima River and connecting the existing segments of Duportail Street; and

WHEREAS, the City, on the recommendation of its design engineer, has determined that the existing at-grade railroad crossing of the Port of Benton railroad at Duportail Street must be modified to meet the purposes of the Duportail Street project; and

WHEREAS, the City of Richland is a first class city and, under law including RCW 81.53.240, the City has authority to create, improve or modify rail crossings without review or approval of the Washington Utilities and Transportation Commission; and

WHEREAS, the City intends to exercise its authority to fund and complete the necessary modifications to the existing at-grade railroad crossing; and

WHEREAS, in order to complete the Duportail Street Project, the City of Richland has determined that it must acquire the property and property rights described in Exhibit 1 for the public use, including public travel; and

WHEREAS, Chapter 8.12 RCW, in addition to other law, authorizes the City to exercise the power of eminent domain for the purpose of condemning property for certain public needs; and

WHEREAS, the City of Richland has commissioned appraisals to determine the fair market value of the properties identified herein and will continue to negotiate in good faith with the owners of the properties authorized to be acquired with the intent of reaching agreements for the voluntary acquisition of the property for fair market value; and

WHEREAS, in the event voluntary negotiated agreements are not reached, eminent domain proceedings will be required to complete the required acquisitions; and

WHEREAS, the funds necessary to acquire the property by voluntary purchase, or to pay just compensation adjudged due after condemnation, shall be paid from City of Richland funds.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Richland as follows:

Section 1. Public Use and Necessity Declared: The City of Richland City Council finds construction of the Duportail Bridge Project to be a public use, specifically the construction of public streets. Further, the City Council finds construction of the Duportail Bridge Project to be necessary and in the best interests of the citizens and motorists within the City of Richland.

Section 2. City Manager Authorized: The City Manager is hereby authorized to negotiate and prepare such agreements as are customary and necessary for the acquisition of the real property interests described in Exhibit 1, said property to be used for the public use of construction of the Duportail Bridge Project. Execution of such final agreements by the City Manager shall occur only after approval by the Richland City Council at an open public meeting.

Section 3. Settlement: The City Manager is further authorized to settle condemnation litigation or enter administrative settlements (a settlement in lieu of initiating condemnation litigation) for the acquisition of the real property interests described in Exhibit 1. Such settlements shall be made only upon the recommendation of legal counsel, for amounts deemed to be a reasonable estimation of fair market value, and shall be subject to final approval by the Richland City Council at an open public meeting.

Section 4. Condemnation Proceedings Authorized: In addition to the authority granted to the City Manager in Sections 2 and 3 above, the City Manager may further authorize the City Attorney to commence any such condemnation proceedings and take such other actions as may be useful or necessary to acquire the properties and property rights described in the attached Exhibit 1.

Section 5. Property Descriptions: The City Manager is additionally authorized to make minor amendments to the legal descriptions of properties described in the attached Exhibit 1 as may be necessary to correct scrivener's errors or to conform any legal description to the precise boundaries of the property actually acquired for construction of the Duportail Bridge Project, whether by way of settlement, City stipulation, or other action.

Section 6. Funds: The funds necessary to acquire the property by purchase, or to pay just compensation adjudged due after condemnation, shall be paid from the City

of Richland's Capital Improvement Plan funds.

Section 7. Severability: Should any section, paragraph, sentence, clause or phrase of this ordinance, or its application to any person or circumstance, be declared unconstitutional or otherwise invalid for any reason, or should any portion of this ordinance be pre-empted by state or federal law or regulation, such decision or preemption shall not affect the validity of the remaining portions of this ordinance or its application to other persons or circumstances.

Section 8. Effective Date: This ordinance shall take effect the day following its publication in the official newspaper of the City of Richland.

PASSED by the City Council of the City of Richland at a regular meeting on the ____ day of September, 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

Date Published: _____

EXHIBIT 1

Property Descriptions

Portion of PID# 1-1698-100-0001-000 (Spencer)

A parcel of land located in the Northeast 1/4 of Section 16, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

Commencing at Corp. of Engineers monument U-4 as shown on Amended Map of Record for the McNary Lock and Dam Project Boundary, recorded in Book 1 of Surveys, Page 2316, (records of Benton County, Washington) from which Corp. of Engineers monument U-5 bears South 70°55'36" East, 761.69 feet; thence along the McNary Lock and Dam Project Boundary North 51°15'22" West, 323.96 feet to THE POINT OF BEGINNING.

Thence continuing along said Project Boundary North 51°15'22" West, 137.12 feet;

Thence leaving said Project Boundary North 23°56'46" West, 362.63 feet to the Easterly boundary of TANGLEWOOD PHASE 1 recorded in Volume 15 of Plats, Page 78 (records of Benton County, Washington);

Thence along said Easterly boundary North 52°58'58" East, 55.44 feet;

Thence leaving said Easterly boundary South 23°56'46" East, 396.33 feet;

Thence 101.20 feet along the arc of a curve to the left having a radius of 573.00 feet, a delta of 10°07'11" and a long chord that bears South 29°00'21" East a chord distance of 101.07 feet to the POINT OF BEGINNING.

Containing 0.53 acres, more or less.

Together with and subject to covenants, easements, and restrictions of record.

Portion of PID # 1-1598-200-0002-002 (Riverpointe)

That portion of Parcel Two as shown on Record Survey No. 1405 dated March, 1991 (Records of Benton County, Washington) located in the Northwest 1/4 of Section 15, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

Commencing at a Brass Cap monumenting the centerline intersection of Duportail Street and Riverstone Drive from which a Brass Cap monumenting the centerline intersection of Duportail Street and Cottonwood Drive (West of Duportail Street) bears North $38^{\circ}05'12''$ East, 652.77 feet;

Thence along the centerline of Duportail Road South $38^{\circ}05'12''$ West, 60.01 feet;

Thence leaving said centerline North $51^{\circ}54'48''$ West, 50.00 feet to a point on the existing Westerly right-of-way of Duportail Street and the POINT OF BEGINNING.

Thence along said existing Westerly right-of-way the following (2) courses and distances:

South $38^{\circ}15'16''$ West, 69.31 feet;

South $38^{\circ}17'29''$ West, 111.47 feet;

Thence leaving said existing Westerly right-of-way North $51^{\circ}42'31''$ West, 5.00 feet;

Thence North $38^{\circ}17'29''$ East, 168.24 feet;

Thence North $38^{\circ}05'12''$ East, 17.54 feet to the Southerly right-of-way of Riverstone Drive;

Thence along said Southerly right-of-way South $06^{\circ}51'45''$ East, 7.08 feet to the POINT OF BEGINNING.

Containing 0.02 acres, more or less.

TOGETHER WITH:

A parcel of land located in the Northwest 1/4 of Section 15, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

Commencing at Corp. of Engineers monument U-5 as shown on Amended Map of Record for the McNary Lock and Dam Project Boundary, recorded in Book 1 of Surveys, Page 2316, (Records of Benton County, Washington) from which Corp. of Engineers monument U-4 bears North $70^{\circ}55'36''$ West, 761.69 feet;

Thence along the McNary Lock and Dam Project Boundary South $54^{\circ}58'11''$ East, 92.06 feet to THE POINT OF BEGINNING.

Thence leaving said Project Boundary North $81^{\circ}39'39''$ East, 26.46 feet to a point on the existing Westerly right-of-way of Duportail Street;

Thence along said Westerly boundary South $48^{\circ}10'35''$ West, 18.66 feet to the SAID McNary Lock and Dam Project Boundary;

Thence along said Project boundary North $54^{\circ}58'11''$ West, 14.99 feet to the POINT OF BEGINNING.

Containing 136.18 SQ. Ft., more or less.

Together with:

A temporary easement for roadway construction located in the Northwest 1/4 of Section 15, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

BEGINNING at Corp. of Engineers monument U-5 as shown on Amended Map of Record for the McNary Lock and Dam Project Boundary, recorded in Book 1 of Surveys, Page 2316, (Records of Benton County, Washington) from which Corp. of Engineers monument U-4 bears North $70^{\circ}55'36''$ West, 761.69 feet;

Thence along the McNary Lock and Dam Project Boundary North $70^{\circ}55'36''$ West, 91.33 feet to the West line of the Northwest $\frac{1}{4}$ of said Section 15;

Thence leaving said Project Boundary along said West line North $00^{\circ}36'01''$ West, 2.60 feet;

Thence leaving said West line South $70^{\circ}58'51''$ East, 54.68 feet;

Thence 93.33 feet along the arc of a curve to the right having a radius of 332.88 feet, a delta of $16^{\circ}03'53''$ and a long chord that bears South $62^{\circ}56'54''$ East a chord distance of 93.03 feet;

Thence South $54^{\circ}58'11''$ East, 41.04 feet;

Thence North $71^{\circ}51'56''$ East, 25.95 feet;

Thence North $41^{\circ}58'40''$ East, 95.55 feet;

Thence South $50^{\circ}45'50''$ East, 4.05 feet to the existing Westerly right-of-way of Duportail Street;

Thence along said Westerly right-of-way the following (2) courses and distances:

South 38°17'29" West, 43.12 feet;

South 48°10'35" West, 60.68 feet;

Thence leaving said Westerly right-of-way South 81°39'39" West, 26.46 feet;

Thence North 54°58'11" West, 92.06 feet to the POINT OF BEGINNING.

Containing 0.03 acres, more or less.

TOGETHER WITH AND SUBJECT TO covenants, easements, and restrictions of record.

Portion PID# 1-1598-201-1748-012 (HF Pasco)

That portion of Tract 2 as shown on Record Survey No. 3572 and a portion of Lot 2 as shown on Record Survey No. 4185 (Records of Benton County, Washington) located in the West 1/ 2 of Section 15, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

BEGINNING at a 5 /8" diameter Steel Pin with a plastic cap marked PLS 14120 on the Easterly right-of-way of Duportail Street and also on the Westerly boundary of said Tract 2 from which the Northwest corner of said Tract 2 bears North 38°17'29" East, 91.54 feet;

Thence South 38°17'29" West, 29.32 feet;

Thence South 00°56'44" West, 40.66 feet to the Northerly boundary of the McNary Lock and Dam Project shown on Amended Map of Record recorded in Book 1 of Surveys at Page 2316 (Records of Benton County, Washington);

Thence along said Northerly boundary North 54°58' 11" West, 35.82 feet to the Easterly right-of-way of Duportail Street;

Thence along said Easterly right-of-way North 48°10'35" East, 64.64 feet to the POINT OF BEGINNING.

Containing 0.02 acres, more or less.

TOGETHER WITH

That portion of Tract 2 as shown on Record Survey No. 3572 and that portion of Lot 2 as shown on Record Survey No. 4185 (Records of Benton County, Washington) located in the West 1/ 2 of Section 15, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

Commencing at a 5 /8" diameter Steel Pin with a plastic cap marked PLS 14120 on the Easterly right-of-way of Duportail Street and also on the Westerly boundary of said Tract 2 from which the Northwest corner of said Tract 2 bears North 38°17'29" East, 91.54 feet;

Thence South 38°17'29" West, 29.32 feet;

Thence South 00°56'44" West, 40.66 feet to the Northerly boundary of the McNary Lock and Dam Project shown on Amended Map of Record recorded in Book 1 of Surveys at Page 2316 (Records of Benton County, Washington);

Thence along said Northerly boundary South 54°58'11" East, 371.53 feet to the POINT OF BEGINNING.

Thence leaving said Northerly boundary 109.87 feet along the arc of a curve to the left having a radius of 325.00 feet, a delta of 19°22'09" and a long chord that bears South 74°43'03" East a chord distance of 109.34 feet;

Thence South 84°24'07" East, 108.02 feet;

Thence 24.90 feet along the arc of a curve to the left having a radius of 20.00 feet, a delta of 71°20'19" and a long chord that bears North 59°55'43" East a chord distance of 23.32 feet;

Thence North 24°15'33" East, 10.57 feet;

Thence 56.06 feet along the arc of a curve to the right having a radius of 53.50 feet, a delta of 60°02'11" and a long chord that bears North 54°16'39" East a chord distance of 53.53 feet;

Thence North 05°10'08" West, 35.43 feet to the Northerly boundary of said Tract 2;
Thence along said Northerly boundary the following (2) courses:

South 86°47'36" East, 44.62 feet;

3.11 feet along the arc of a curve to the left having a radius of 80.00 feet, a delta of 02°13'44" and a long chord that bears South 87°54'28" East a chord distance of 3.11 feet;

Thence leaving said Northerly boundary South 38°59'44" East, 82.85 feet to the easterly boundary of said Tract 2;

Thence along said easterly boundary South 38°12'42" West, 84.62 feet to the Northerly boundary of said McNary Lock and Dam Project;

Thence along said Northerly boundary the following (2) courses:

North 78°44'46" West, 290.45 feet to Army Corp of Engineers monument U-6;

North 54°58'11" West, 49.29 feet to the POINT OF BEGINNING.

Containing 0.37 acres, more or less.

Together with:

A Permanent Easement for driveway purposes over a portion of Tract 2 as shown on Record Survey No. 3572 and a portion of Lot 2 as shown on Record Survey No. 4185 (Records of Benton County, Washington) located in the West 1/2 of Section 15, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

Commencing at the Northwest corner of said Tract 2 being a point on the Easterly right-

of-way of Duportail Street;

Thence leaving the easterly right-of-way of said Duportail Street along the Northerly boundary of said Tract 2 the following (6) courses:

South 32°14'07" East, 29.69 feet;

South 45°48'54" East, 29.71 feet;

South 49°48'32" East, 351.89 feet;

51.64 feet along the arc of a curve to the left having a radius of 80.00 feet, a delta of 36°59'04" and a long chord that bears South 68°18'04" East a chord distance of 50.75 feet;

South 86°47'36" East, 198.20 feet;

3.11 feet along the arc of a curve to the left having a radius of 80.00 feet, a delta of 02°13'44" and a long chord that bears South 87°54'28" East a chord distance of 3.11 feet;

Thence leaving said Northerly boundary South 38°59'44" East, 22.33 feet to the POINT OF BEGINNING.

Thence 23.95 feet along the arc of a non-tangent curve to the right having a radius of 120.00 feet, a delta of 11°26'09" and a long chord that bears North 61°39'19" East a chord distance of 23.91 feet;

Thence North 67°22'23" East, 70.51 feet;

Thence 14.01 feet along the arc of a curve to the left having a radius of 80.00 feet, a delta of 10°02'10" and a long chord that bears North 62°21'18" East a chord distance of 14.00 feet to the northerly boundary of said Tract 2;

Thence along said Northerly boundary South 78°45'17" East, 10.56 feet to the Northeast corner of said Lot 2;

Thence leaving said Northerly boundary, along the Easterly boundary of said Lot 2 South 38°12'42" West, 72.52 feet:

Thence leaving said Easterly boundary South 67°22'23" West, 29.90 feet;

Thence 12.51 feet along the arc of a curve to the left having a radius of 80.00 feet, a delta of 8°57'28" and a long chord that bears South 62°53'40" West a chord distance of 12.49 feet;

Thence North 38°59'44" West, 40.22 feet to the POINT OF BEGINNING.

Containing 0.08 acres, more or less.

TOGETHER WITH

A Permanent Easement for driveway purposes over a portion of Tract 2 as shown on Record Survey No. 3572 and a portion of Lot 2 as shown on Record Survey No. 4185 (Records of Benton County, Washington) located in the West 1/2 of Section 15, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

Commencing at the Northwest corner of said Tract 2 being a point on the Easterly right-of-way of Duportail Street;

Thence along the Northerly boundary of said Tract 2 the following (3) courses:

South 32°14'07"East, 29.69 feet;

South 45°48'54" East, 29.71 feet;

South 49°48'32" East, 176.43 feet to the POINT OF BEGINNING.

Thence continuing along said Northerly boundary South 49°48'32" East, 29.00 feet;

Thence leaving said Northerly boundary South 40°02'11" West, 120.12 feet;

Thence North 54°58'11" West, 29.11 feet;

Thence North 40°02'11" East, 122.73 feet to the POINT OF BEGINNING.

Containing 0.08 acres, more or less.

TOGETHER WITH

A Permanent Easement for driveway purposes over a portion of Tract 2 as shown on Record Survey No. 3572 and a portion of Lot 2 as shown on Record Survey No. 4185 (Records of Benton County, Washington) located in the West 1/2 of Section 15, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

Commencing at the Northwest corner of said Tract 2 being a point on the Easterly right-of-way of Duportail Street;

Thence along the Northerly boundary of said Tract 2 the following (6) courses:

South 32°14'07"East, 29.69 feet;

South 45°48'54" East, 29.71 feet;

South 49°48'32" East, 351.89 feet;

39.45 feet along the arc of a curve to the left having a radius of 80.00 feet, a delta of 28°15'23" and a long chord that bears South 63°56'14" East a chord distance of 39.05 feet to the POINT OF BEGINNING.

12.19 feet along the arc of a curve to the left having a radius of 80.00 feet, a delta of 08°43'41" and a long chord that bears South 82°25'46" East a chord distance of 12.17 feet;

Thence South 86°47'36" East, 16.85 feet;

Thence leaving said Northerly boundary South 5°35'53" West, 88.07 feet;

Thence North 84°24'07" West, 27.32 feet;

Thence 1.68 feet along the arc of a curve to the right having a radius of 325.00 feet, a delta of 0°17'48" and a long chord that bears North 84°15'14" West a chord distance of 1.68 feet;

Thence North 5°35'53" East, 87.78 feet to the POINT OF BEGINNING.

Containing 0.06 acres, more or less.

Together with:

A temporary easement for roadway and driveway construction being a portion of Tract 2 as shown on Record Survey No. 3572 and a portion of Lot 2 as shown on Record Survey No. 4185 (Records of Benton County, Washington) located in the West 1/2 of Section 15, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

BEGINNING at a 5/8" diameter Steel Pin with a plastic cap marked PLS 14120 on the Easterly right-of-way of Duportail Street and also on the Westerly boundary of said Tract 2 from which the Northwest corner of said Tract 2 bears North 38°17'29" East, 91.54 feet;

Thence along said right-of-way and Westerly boundary North 38°17'29" East, 51.71 feet;

Thence leaving said right-of-way and Westerly boundary South 51°42'31" East, 4.50 feet;

Thence South 38°17'29" West, 79.31 feet;

Thence South 0°56'44" West, 42.41 feet to the Northerly boundary of the McNary Lock and Dam Project shown on Amended Map of Record recorded in Book 1 of Surveys at Page 2316 (Records of Benton County, Washington);

Thence along said Northerly boundary North 54°58'11" West, 5.57 feet;

Thence North 0°56'44" East, 40.66 feet;

Thence North 38°17'29" East, 29.32 feet to the POINT OF BEGINNING.

Containing 0.01 acres, more or less.

TOGETHER WITH

A temporary easement for roadway and driveway construction being a portion of Tract 2 as shown on Record Survey No. 3572 and a portion of Lot 2 as shown on Record Survey No. 4185 (Records of Benton County, Washington) located in the West 1/2 of Section 15, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

Commencing at the Northwest corner of said Tract 2 being a point on the Easterly right-of-way of Duportail Street;

Thence along the Northerly boundary of said Tract 2 the following (3) courses:

South 32°14'07" East, 29.69 feet;

South 45°48'54" East, 29.71 feet;

South 49°48'32" East, 143.92 feet to the POINT OF BEGINNING;

Thence continuing along said Northerly boundary South 49°48'32" East, 32.51 feet;

Thence leaving said Northerly boundary South 40°02'11" West, 122.73 feet to the Northerly boundary of the McNary Lock and Dam Project shown on Amended Map of Record recorded in Book 1 of Surveys at Page 2316 (Records of Benton County, Washington);

Thence along said Northerly boundary North 54°58'11" West, 32.31 feet;
Thence leaving said Northerly boundary North 35°01'49" East, 15.00 feet;

Thence South 54°58'11" East, 27.60 feet;

Thence North 40°02'11" East, 77.59 feet;

Thence 41.65 feet along the arc of a curve to the left having a radius of 26.50 feet, a

delta of $90^{\circ}03'05''$ and a long chord that bears North $4^{\circ}59'22''$ West a chord distance of 37.49 feet;

Thence North $40^{\circ}11'28''$ East, 4.20 feet to the POINT OF BEGINNING.

Containing 0.03 acres, more or less.

TOGETHER WITH

A temporary easement for roadway and driveway construction being a portion of Tract 2 as shown on Record Survey No. 3572 and a portion of Lot 2 as shown on Record Survey No. 4185 (Records of Benton County, Washington) located in the West 1/2 of Section 15, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

Commencing at the Northwest corner of said Tract 2 being a point on the Easterly right-of-way of Duportail Street;

Thence along the Northerly boundary of said Tract 2 the following (3) courses:

South $32^{\circ}14'07''$ East, 29.69 feet;

South $45^{\circ}48'54''$ East, 29.71 feet;

South $49^{\circ}48'32''$ East, 205.43 feet to the POINT OF BEGINNING;

Thence continuing along said Northerly boundary South $49^{\circ}48'32''$ East, 32.51 feet;

Thence leaving said Northerly boundary South $40^{\circ}11'28''$ West, 3.92 feet;

Thence 41.62 feet along the arc of a non-tangent curve to the left having a radius of 26.50 feet, a delta of $89^{\circ}59'26''$ and a long chord that bears South $85^{\circ}01'54''$ West a chord distance of 37.47 feet;

Thence South $40^{\circ}02'11''$ West, 79.05 feet;

Thence South $54^{\circ}58'11''$ East, 72.92 feet;

Thence 151.56 feet along the arc of a curve to the left having a radius of 310.00 feet, a delta of $28^{\circ}00'44''$ and a long chord that bears South $68^{\circ}58'33''$ East a chord distance of 150.06 feet;

Thence North $5^{\circ}35'53''$ East, 50.34 feet;

Thence 31.15 feet along the arc of a curve to the left having a radius of 26.50 feet, a delta of $67^{\circ}20'55''$ and a long chord that bears North $28^{\circ}04'34''$ West a chord distance of

29.39 feet;

Thence North $28^{\circ}14'59''$ East, 3.43 feet to the Northerly boundary of said Tract 2;

Thence along said Northerly boundary 21.69 feet along the arc of a non-tangent curve to the left having a radius of 80.00 feet, a delta of $15^{\circ}32'11''$ and a long chord that bears South $70^{\circ}17'49''$ East a chord distance of 21.63 feet;

Thence leaving said Northerly boundary South $5^{\circ}35'53''$ West, 87.78 feet;

Thence 108.19 feet along the arc of a non-tangent curve to the right having a radius of 325.00 feet, a delta of $19^{\circ}04'21''$ and a long chord that bears North $74^{\circ}34'09''$ West a chord distance of 107.69 feet to the Northerly boundary of the McNary Lock and Dam Project shown on Amended Map of Record recorded in Book 1 of Surveys at Page 2316 (Records of Benton County, Washington);

Thence along said Northerly boundary North $54^{\circ}58'11''$ West, 136.61 feet;

Thence leaving said Northerly boundary North $40^{\circ}02'11''$ East, 120.12 feet to the POINT OF BEGINNING.

Containing 0.10 acres, more or less.

TOGETHER WITH

A temporary easement for roadway and driveway construction being a portion of Tract 2 as shown on Record Survey No. 3572 and a portion of Lot 2 as shown on Record Survey No. 4185 (Records of Benton County, Washington) located in the West 1/2 of Section 15, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

Commencing at the Northwest corner of said Tract 2 being a point on the Easterly right-of-way of Duportail Street;

Thence along the Northerly boundary of said Tract 2 the following (5) courses:

South $32^{\circ}14'07''$ East, 29.69 feet;

South $45^{\circ}48'54''$ East, 29.71 feet;

South $49^{\circ}48'32''$ East, 351.89 feet;

51.64 feet along the arc of a curve to the left having a radius of 80.00 feet, a delta of $36^{\circ}59'04''$ and a long chord that bears South $68^{\circ}18'04''$ East a chord distance of 50.75 feet;

South $86^{\circ}47'36''$ East, 16.85 feet to the POINT OF BEGINNING;

Thence continuing along said Northerly boundary South $86^{\circ}47'36''$ East, 31.22 feet;

Thence leaving said Northerly boundary South $3^{\circ}07'46''$ West, 3.75 feet;

Thence 40.48 feet along the arc of a non-tangent curve to the left having a radius of 26.50 feet, a delta of $87^{\circ}31'53''$ and a long chord that bears South $49^{\circ}21'49''$ West a chord distance of 36.66 feet;

Thence South $5^{\circ}35'53''$ West, 44.15 feet;

Thence South $84^{\circ}24'07''$ East, 79.75 feet;

Thence 85.71 feet along the arc of a non-tangent curve to the right having a radius of 68.50 feet, a delta of $71^{\circ}41'13''$ and a long chord that bears North $48^{\circ}34'10''$ East a chord distance of 80.22 feet;

Thence South $05^{\circ}10'08''$ East, 15.00 feet;

Thence 56.06 feet along the arc of a non-tangent curve to the left having a radius of 53.50 feet, a delta of $60^{\circ}02'11''$ and a long chord that bears South $54^{\circ}16'39''$ West a chord distance of 53.53 feet;

Thence South $24^{\circ}15'33''$ West, 10.57 feet;

Thence 24.90 feet along the arc of a curve to the right having a radius of 20.00 feet, a delta of $71^{\circ}20'19''$ and a long chord that bears South $59^{\circ}55'43''$ West a chord distance of 23.32 feet;

Thence North $84^{\circ}24'07''$ West, 80.70 feet;

Thence North $5^{\circ}35'53''$ East, 88.07 feet to the POINT OF BEGINNING.

Containing 0.07 acres, more or less.

TOGETHER WITH AND SUBJECT TO covenants, easements, and restrictions of record.

Portion of PID# 1-1598-201-1748-011 (River Trails Club)

A Permanent Easement for access over a portion of Lot 1 as shown on Record Survey No. 4185 (Records of Benton County, Washington) located in the West 1/ 2 of Section 15, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

COMMENCING at the most Southerly Southwest corner of said Lot 1 from which the most Easterly Southeast corner of said Lot 1 bears South 78°44'46" East, 1217.77 feet;

Thence along the boundary of said Lot 1 North 38°12'42" East, 126.58 feet to the POINT OF BEGINNING.

Thence continuing along said boundary North 38°12'42" East, 253.80 feet to an interior corner of said lot 1;

Thence along said boundary South 51°51'51" East, 30.00 feet;

Thence leaving said boundary South 38°12'42" West, 27.11 feet;

Thence South 51°56'30" East, 5.00 feet;

Thence South 38°12'42" West, 30.00 feet;

Thence North 51°56'30" West, 5.00 feet;

Thence South 38°12'42" West, 100.98 feet;

Thence South 10°42'53" West, 37.04 feet;

Thence North 78°41 '11" West, 19.17 feet;

Thence South 38°12'42" West, 40.52 feet;

Thence North 51°47'18" West, 22.35 feet;

Thence South 67°22'23" West, 15.70 feet to the POINT OF BEGINNING.

Containing 0.18 acres, more or less.

TOGETHER WITH AND SUBJECT TO covenants, easements, and restrictions of record.

**A portion of Port of Benton right-of-way – No PID# assigned
Street Crossing & Utility Easement**

A Permanent Easement over that portion of Block 153, Plat of Richland according to the Plat thereof, recorded in Volumes 6 & 7 of Plats (Records of Benton County, Washington) located in the Northwest 1/4 of Section 15, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

Commencing at a Brass Cap monumenting the centerline intersection of Duportail Street and Riverstone Drive from which a Brass Cap monumenting the centerline intersection of Duportail Street and Cottonwood Drive (West of Duportail Street) bears North 38°05'12" East, 652.77 feet;

Thence along the centerline of Duportail Street North 38°05'12" East, 169.97 feet;

Thence leaving said centerline South 51°54'48" East, 30.00 feet to a point on the existing Easterly right-of-way of Duportail Street, said point also being the most Westerly corner of said Block 153 and the POINT OF BEGINNING.

Thence along said existing Easterly right-of-way North 38°05'12" East, 70.00 feet to the most Northerly corner of said Block 153;

Thence leaving said existing Easterly right-of-way along the Northeasterly boundary of said Block 153 South 51°51'45" East, 75.00 feet;

Thence leaving said Northeasterly boundary South 38°05'12" West, 70.00 feet to a point on the Southwesterly boundary of said Block 153;

Thence along said Southwesterly boundary North 51°51'45" West, 75.00 feet to the POINT OF BEGINNING.

Containing 0.12 acres, more or less.

TOGETHER WITH AND SUBJECT TO covenants, easements, and restrictions of record.

Portion of PID# 1-1598-202-0149-000 (Port of Benton)

A Permanent Easement over that portion of Block 342, Plat of Richland according to the Plat thereof, recorded in Volumes 6 & 7 of Plats (Records of Benton County, Washington) located in the Northwest 1/4 of Section 15, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

Commencing at a Brass Cap monumenting the centerline intersection of Duportail Street and Riverstone Drive from which a Brass Cap monumenting the centerline intersection of Duportail Street and Cottonwood Drive (West of Duportail Street) bears North 38°05'12" East, 652.77 feet;

Thence along the centerline of Duportail Street North 38°05'12" East, 169.97 feet;

Thence leaving said centerline North 51°54'48" West, 30.00 feet to a point on the existing Westerly right-of-way of Duportail Street, said point also being the most Southerly corner of said Block 342 and the POINT OF BEGINNING.

Thence along the Southwesterly boundary of said Block 342 North 51°51'45" West, 60.00 feet;

Thence leaving said Southwesterly boundary North 38°05'12" East, 70.00 feet to a point on the Northeasterly boundary of said Block 342;

Thence along said Northeasterly boundary South 51°51'45" East, 60.00 feet to a point on the existing Westerly right-of-way of Duportail Street and also being the most Easterly corner of said Block 342;

Thence along said existing right-of-way South 38°05'12" West, 70.00 feet to the POINT OF BEGINNING.

Containing 0.10 acres, more or less.

TOGETHER WITH AND SUBJECT TO covenants, easements, and restrictions of record.

Portion of PID# 1-1598-300-0004-000 (Columbia Irrigation District)

A Permanent Easement over a parcel of land located in the Southeast 1/4 of Section 16, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

Commencing at an Aluminum Cap monumenting the Center ¼ corner of said Section 16 from which a Brass Cap monumenting the South ¼ corner of said Section 16 bears South 00°14'48" East, 2624.93 feet;

Thence along the North line of the Southeast ¼ of said Section 16, North 89°38'48" East, 1962.70 feet to the Northerly boundary of the Columbia Irrigation District parcel;

Thence along said Northerly boundary South 75°39'40" East, 289.88 feet to the POINT OF BEGINNING;

Thence continuing South 75°39'40" East, 36.70 feet;

Thence South 69°29'40" East, 263.85 feet;

Thence leaving said Northerly boundary 144.46 feet along the arc of a non-tangent curve to the left having a radius of 1730.00 feet, a delta of 4°47'04" and a long chord that bears South 20°27'59" West a chord distance of 144.42 feet;

Thence North 35°44'10" West, 34.95 feet;

Thence North 69°29'40" West, 41.69 feet;

Thence 100.18 feet along the arc of a non-tangent curve to the left having a radius of 1800.00 feet, a delta of 3°11'20" and a long chord that bears South 17°11'35" West a chord distance of 100.17 feet to the Southerly boundary of said Columbia Irrigation District parcel;

Thence along said Southerly boundary North 69°29'40" West, 155.53 feet;

Thence leaving said Southerly boundary 100.15 feet along the arc of a non-tangent curve to the right having a radius of 1955.00 feet, a delta of 2°56'07" and a long chord that bears North 17°27'22" East a chord distance of 100.14 feet;

Thence North 69°29'40" West, 31.41 feet;

Thence North 75°39'40" West, 43.74 feet;

Thence 125.78 feet along the arc of a non-tangent curve to the right having a radius of 2030.00 feet, a delta of 3°33'00" and a long chord that bears North 20°37'28" East a chord distance of 125.76 feet to the POINT OF BEGINNING.

Containing 1.22 acres, more or less.

TOGETHER WITH AND SUBJECT TO covenants, easements, and restrictions
apparent or of record.

Portion of PID# 1-1698-402-0003-001 (Hills Mobile Home Park)

A Permanent easement being 10.00 feet in width for the construction and maintenance of a permanent sound wall, being a portion of that Tract shown on Record Survey No. 2914 (Records of Benton County, Washington) located in the East 1/2 of the Southeast Quarter of Section 16, Township 9 North, Range 28 East, Willamette Meridian, Benton County, Washington, and more particularly described as follows:

BEGINNING at the Northwestern corner of said Tract on the Easterly right-of-way of Duportail Street.

Thence leaving said Easterly right-of-way along the Northerly line of said Tract South $69^{\circ}29'40''$ East, 10.04 feet;

Thence leaving said Northerly line 515.35 feet along the arc of a non-tangent curve to the left having a radius of 1809.24 feet, a delta of $16^{\circ}19'13''$ and a long chord that bears South $07^{\circ}32'24''$ West, 513.61 feet;

Thence South $00^{\circ}37'13''$ East, 535.57 feet;

Thence 125.18' feet along the arc of a curve to the right having a radius of 570.00 feet, a delta of $12^{\circ}34'59''$ and a long chord that bears South $05^{\circ}40'17''$ West, 124.93 feet to the southerly line of said Tract;

Thence along said Southerly line South $89^{\circ}23'43''$ West, 10.25 feet to the Easterly right-of-way of Duportail Street;

Thence along said Easterly right-of-way the following (3) courses:

125.21 feet along the arc of a non-tangent curve to the left having a radius of 560.00 feet, a delta of $12^{\circ}48'40''$ and a long chord that bears North $05^{\circ}47'08''$ East, 124.95 feet;

North $00^{\circ}37'13''$ West, 535.57 feet;

519.04 feet along the arc of a curve to the right having a radius of 1819.24 feet, a delta of $16^{\circ}20'48''$ and a long chord that bears North $7^{\circ}33'11''$ East, 517.28 feet to the POINT OF BEGINNING.

Containing 0.27 acres, more or less.

TOGETHER WITH AND SUBJECT TO covenants, easements, and restrictions of record.



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Ordinances - Second Reading/Passage

Key Element: Key 1 - Financial Stability & Operational Effectiveness

Key 2 - Infrastructure & Facilities

Key 4 - Targeted Investments

Key 6 - Community Amenities

Subject:

Ordinance No. 44-16, Amending the 2016 Budget to Provide Additional Appropriations in the Golf Course Fund

Department:

Parks & Public Facilities

Ordinance/Resolution Number:

44-16

Document Type:

Ordinance

Recommended Motion:

Give second reading and pass Ordinance No. 44-16, amending the 2016 budget to provide additional appropriations in the City's Golf Course Fund.

Summary:

Washington State law requires that any increase to appropriations in a fund budget be adopted by ordinance. Ordinance No. 44-16 proposes to increase appropriations in the Golf Course fund.

This spring, at the end of a lease term, Columbia Point Golf Course operator CourseCo replaced the City's existing 55 electric golf cart fleet with a new 55 electric golf cart fleet. The golf cart lease had a trade-in provision that yielded revenue of \$68,750. At certain peak times, the demand for golf carts exceeds the capacity of the fleet. CourseCo negotiated an advantageous purchase of an additional 10 gas-powered golf carts for \$42,625 to expand the fleet and meet the peak demand. First reading of the ordinance was held 9-16-16 and tonight's action will pass an ordinance to accept the revenue into the Golf Course Fund and to budget a portion for the purchase of the 10 gas-powered golf carts.

Staff recommends passage of Ordinance No. 44-16.

Fiscal Impact:

New revenue of \$68,750 from the return of 55 electric leased golf carts will be added to the 2016 Golf Course fund and \$42,625 of the revenue will be budgeted to purchase 10 additional gas golf carts.

Attachments:

I. Proposed Ordinance

ORDINANCE NO. 44-16

AN ORDINANCE of the City of Richland amending the 2016 Budget to provide for additional appropriations in the City's Golf Course Fund.

WHEREAS, on November 17, 2015, the Richland City Council approved Ordinance No. 74-15 approving the 2016 Budget; and

WHEREAS, The City received \$68,750 in revenue from the return of 55 used electric golf carts which became City property at the end of their lease in 2016; and

WHEREAS, a new lease of 55 golf carts is now in place; and

WHEREAS, Course operator CourseCo negotiated an advantageous lease to include an expansion to the fleet using \$42,625 to purchase 10 gas golf carts; and

WHEREAS, cart return revenue was not contemplated in the 2016 budget; and

WHEREAS, the expansion to the golf course fleet provides benefit to the course; and

WHEREAS, no funds were appropriated for the use of the cart return revenue in the expansion of the golf cart fleet.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Richland as follows:

Section 1. Amendment of the 2016 Budget. The 2016 Budget is hereby amended to provide additional appropriations in the Golf Course Fund from new revenue arising from the return of used golf carts as follows:

Golf Course Fund

Current Appropriation: \$ 1,709,550

Increase in Appropriation: \$ 42,625

Amended Appropriation: \$ 1,752,175

Section 2. This ordinance shall take effect the day following its publication in the official newspaper of the City of Richland.

PASSED by the City Council of the City of Richland, at a regular meeting on the 6th day of September, 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

Date Published: September 11, 2016



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Ordinances - Second Reading/Passage

Key Element: Key 5 - Natural Resources Management

Subject:

Ordinance No. 46-16, Amending the 2016 Budget for the Industrial Development Fund to Provide Appropriations for Additional Groundwater Monitoring

Department:

Community & Development Services

Ordinance/Resolution Number:

46-16

Document Type:

Ordinance

Recommended Motion:

Give second reading and pass Ordinance No.46-16, authorizing additional appropriations from the Industrial Development Fund.

Summary:

In 2011, the City hired Shannon & Wilson, Inc., to conduct groundwater monitoring and sampling at the Former City Shops Site at the corner of Goethals Drive and Mansfield Street due to groundwater contamination associated with leaking underground fuel tanks.

Shannon & Wilson has completed a number of sampling events between 2011 and 2013, and an additional sampling in December 2015 (under Contract No. 230-15) to obtain a better understanding of the contamination at the site, as well as to evaluate potential remediation alternatives in meeting the Washington Model Toxics Control Act (MTCA) cleanup regulations.

After completing their sampling in 2015, Shannon & Wilson has determined that more data is needed.

The City requires Shannon & Wilson's continued services under Contract No. 230-15 for additional environmental services, which will include continued monitoring and sampling of the groundwater, and serve as the City's liaison with the Washington Department of Ecology under the State's Voluntary Cleanup Program.

Ordinance No. 46-16 will authorize an appropriation of \$35,000 to cover these costs. First reading was given to Ordinance 46-16 at Council's regular meeting on August 16, 2016. No exceptions were noted.

Fiscal Impact:

The proposed budget amendment will increase appropriations in the Industrial Development Fund from \$7,059,942 to \$7,094,942, an increase of \$35,000. Sufficient unappropriated reserves are available in the Industrial Development Fund.

Attachments:

- I. Proposed Ordinance

ORDINANCE NO. 46-16

AN ORDINANCE of the City of Richland amending the 2016 Budget to provide for additional appropriations and declaring that a public emergency exists in the Industrial Development Fund.

WHEREAS, on November 17, 2015, the Richland City Council approved Ordinance No. 74-15 approving the 2016 Budget; and

WHEREAS, no funds were appropriated in the Industrial Development Fund to cover continued monitoring and mitigation of groundwater contamination associated with the former City Shops site; and

WHEREAS, the City hired Shannon & Wilson, Inc., to conduct groundwater monitoring at the former City Shops Site, whereby they completed groundwater sampling events between 2011 and 2013, and another groundwater monitoring event in December 2015; and

WHEREAS, the City requires Shannon & Wilson's continued services under Contract No. 230-15, for additional environmental services for the former City Shops site; and

WHEREAS, Shannon & Wilson, Inc., has provided the City with a Scope of Services to conduct additional environmental services under said Contract No. 230-15 to perform continued groundwater monitoring and preparing Voluntary Cleanup Program documents for submittal to the Department of Ecology; and

WHEREAS, \$35,000 in additional funding is needed to cover the costs for the additional environmental services; and

WHEREAS, sufficient unappropriated funds are available in the Industrial Development Fund to support the required budget adjustment; and

WHEREAS, a public hearing was held pursuant to RCW 35.33.091 on August 16, 2016, regarding the increase in appropriations from beginning fund balance in the Industrial Development Fund.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Richland as follows:

Section 1. Facts Constituting Emergency. The expenses contained within this ordinance were not anticipated when the 2016 budget was approved.

Section 2. Declaration of Public Emergency. Due to circumstances described above, the City Council declares that a public emergency exists in the Industrial Development Fund.

Section 3. Amendment of the 2016 Budget. The 2016 Budget is hereby amended to provide additional appropriations in the Industrial Development Fund from unappropriated fund balance as follows:

Industrial Development Fund

Current Appropriation: \$ 7,059,942

Increase in Appropriation: \$ 35,000

Amended Appropriation: \$ 7,094,942

Section 4. This ordinance shall take effect the day following upon its publication in the official newspaper of the City of Richland.

PASSED by the City Council of the City of Richland, at a regular meeting on the 6th day of September 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

Date Published: _____



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Ordinances - Second Reading/Passage

Key Element: Key 2 - Infrastructure & Facilities

Subject:

Ordinance No. 47-16, Amending RMC Chapter 12.10 Installation of Sidewalks, Curbs and Gutters

Department:
Public Works

Ordinance/Resolution Number:
47-16

Document Type:
Ordinance

Recommended Motion:

Give second reading and pass Ordinance No. 47-16, amending RMC Chapter 12.10 Installation of Sidewalks, Curbs and Gutters

Summary:

The Comprehensive Land Use Plan includes goals encouraging redevelopment of some portions of the Island View area. The Comprehensive Plan, along with other previous supporting planning studies, identified several existing streets that may not be necessary for traffic circulation when redevelopment occurs in the area. When a building permit is issued, Chapter 12.10 of the Richland Municipal Code requires street frontage improvements for all streets, including sidewalks, curbs, gutters, half street improvements and additional right-of-way dedication. This provision of the municipal code is intended to result in a system of sidewalks for all City streets as development occurs. The municipal code includes very few exemptions from the requirement and specifically does not support the stated redevelopment goals of the current Comprehensive Plan.

To clarify this issue and provide clear guidance going forward that aligns the municipal code with the planning strategies, staff developed a proposal that would amend RMC Chapter 12.10 to exempt some streets from the frontage improvement requirements. As part of its proposal, staff identified a small list of streets not in the Island View area where installation of curbs, gutters, and sidewalks does not appear necessary to meet the City's pedestrian system goals.

A public hearing was held on this proposed amendment at the Planning Commission meeting on July 24, 2016. Public testimony was received in favor of the proposal from a property owner whose building project would be exempted from the frontage improvement requirement. No other testimony was received. At the conclusion of the hearing, the Planning Commission voted unanimously to forward a recommendation to Council for adoption of the proposed amendment.

Council approved first reading of this proposed ordinance at its August 16, 2016 meeting.

Fiscal Impact:

No direct fiscal impact. Frontage improvements are funded by adjacent property owners.

Attachments:

- I. Proposed Ordinance

ORDINANCE NO. 47-16

AN ORDINANCE of the City of Richland amending Title 12, Streets and Sidewalks, of the Richland Municipal Code regarding Installation of Sidewalks, Curbs and Gutters.

WHEREAS, Richland Municipal Code (RMC) Chapter 12.10 addresses the requirements for the installation of frontage improvements, including sidewalks, curbs and gutters, at the time a building permit is issued; and

WHEREAS, previous planning documents identify some existing streets in the Island View area that may not be necessary for traffic circulation when redevelopment occurs; and

WHEREAS, to comply with current RMC Chapter 12.10, any building permit that is issued on one of these identified streets would be required to construct frontage improvements, including half-street improvements and additional right-of-way dedication; and

WHEREAS, constructing these improvements would be contrary to the planning strategy identified in previous studies; and

WHEREAS, other streets have also been identified within the City in which frontage improvements would not be warranted; and

WHEREAS, a public hearing was held on July 24, 2016 at the Planning Commission meeting to take public testimony; and

WHEREAS, public testimony was received in support of the proposed ordinance; and

WHEREAS, the Planning Commission forwarded a recommendation to Council to amend RMC Chapter 12.10 as proposed.

NOW THEREFORE, BE IT ORDAINED by the City Council of the City of Richland as follows:

Section 1. Richland Municipal Code Section 12.10, Installation of Sidewalks, Curbs and Gutters, is hereby amended to read as follows:

Chapter 12.10 INSTALLATION OF SIDEWALKS, CURBS AND GUTTERS

Sections:

12.10.010 Sidewalks for new construction.

12.10.020 Sidewalks for existing improved property.

12.10.030 Standards of construction.

12.10.035 Sidewalks for new or improved streets.

12.10.040 Permits.

12.10.050 Waiver.

12.10.060 Exemptions

12.10.010 Sidewalks for new construction.

Whenever a building permit application is made for construction of a new residential or commercial structure within the city, the person seeking such permit shall also make application for a permit as provided for under this chapter, and as a portion of such construction there shall be built sidewalks, curbs and gutters on all sides of such property that may adjoin property dedicated and existing as a public street, in conformance herewith, and such sidewalks, curbs and gutters shall extend the full distance that such property is sought to be occupied as a building site for residential or commercial construction, or as parking area for commercial construction, that may adjoin property dedicated and existing as a public street. If the paved width of the adjacent public street does not include curbs and gutters and is not wide enough to construct the curbs, gutters, and sidewalks in accordance with the planned roadway width, as determined by the city engineer and the city's street functional classification system as established in Chapter [12.02](#) RMC, the application for right-of-way construction shall include widening of the paved street to conform with the width specified by the city engineer and street lights and storm drain system improvement as needed to complete the street in accordance with city standards; provided, that the provisions of this section may be waived by the public works director when application is made for the construction of a new residential or commercial structure on a previously improved street, which previously improved street does not include sidewalks or curbs and gutters. A waiver may be granted only if all of the following conditions exist:

- A. The property is in a residential zone, or is a residential nonconforming use to another zoning classification, or is industrial zoned property within the Horn Rapids Industrial Park.
- B. The existing street is not included as a classified arterial or collector street in the city's street functional classification system as established in Chapter [12.02](#) RMC.
- C. The existing street does not have concrete curbs along the property frontage for the property applying for the building permit.
- D. The existing street does not have concrete curbs within 300 feet of the nearest property corner to the property applying for a building permit.

E. No more than 33 percent of the properties on the same block as the property applying for the building permit are undeveloped.

F. Construction of sidewalks along the property applying for the permit would result in no more than 20 percent of the frontage along the block including sidewalk.

If the above conditions are met, the public works director may grant a waiver to the requirements in this section subject to the property owner agreeing to fully fund and/or complete the improvements required under this section when the city forms a local improvement district to make these improvements or when development activity will result in at least 50 percent of the street frontage completing the improvements called for in this section, or when the city completes a city-funded street improvement project. [Ord. 390 § 1.01; Ord. 781 § 1.01; Ord. 40-83 § 1.03; Ord. 27-12 § 2; Ord. 44-13 § 1.01; Ord. 42-15 § 1.01].

12.10.020 Sidewalks for existing improved property.

Whenever a building permit application is made for alterations or repairs to a residential or commercial property within the city, the person seeking such a permit shall install improvements as required in RMC [12.10.010](#); except that the requirements for installation of such improvements shall be waived if one of the following criteria is met:

A. The total alterations or repairs to a residential property are less than \$50,000 in valuation within any two-year period;

B. The total alterations or repairs to a commercial property are less than 50 percent of the assessed valuation as determined by the Benton County assessor or \$100,000, whichever is less; provided, that no waiver shall be granted for any building that adds 20 percent or more to its gross floor area within any two-year period. [Ord. 390 § 1.01; Ord. 27-12 § 2; Ord. 42-15 § 1.01].

12.10.030 Standards of construction.

All sidewalks required to be constructed under the provisions of this chapter shall be of Portland cement concrete, and sidewalks, curbs and gutters shall otherwise conform to city of Richland standard specifications. All sidewalks required to be constructed pursuant to the provisions of this chapter shall be five feet in width; provided, that C-2 and C-3 zones adjacent to a principal or minor arterial shall be eight feet in width if the sidewalk is constructed directly adjacent to the curb or six feet in width if constructed with a minimum of two feet separation from the curb; and all sidewalks within the CBD zone shall be at least eight feet in width, except Guyer Avenue, Corondolet Drive, Stevens Drive north of Marjorie Sutch Greenway and Harding Street, which shall be five feet in width. Pedestrian facilities in industrial zoning districts may, as an alternative, consist of a widened, delineated hot mix asphalt (HMA) shoulder with

restricted parking or a separated HMA pathway as approved by the city engineer. [Ord. 390 § 1.01; Ord. 781 § 1.02; Ord. 40-83 § 1.03; Ord. 11-07; Ord. 04-09; Ord. 42-15 § 1.01].

12.10.035 Sidewalks for new or improved streets.

Whenever any street is constructed or improved in any area of the city zoned residential or commercial, whether such construction be by local improvement or otherwise, as a part of such construction or improvement there shall be included therein, on both sides of any such street, that may abut on previously developed property, sidewalks, curbs, and gutters constructed in conformity with requirements of this chapter.

Provided, however, that the provisions of this section may be waived, in whole or in part, by the city council, upon a determination by the public works director that the sidewalk requirement herein would unduly restrict usage of private property abutting such sidewalk.

In determining whether the provisions of this section will be waived, the public works director shall consider the setback of the existing development from the street, the setback that would exist by requiring sidewalks, curbs and gutters pursuant to this section, and whether waiver of this section would adversely affect any uniform construction of sidewalks, curbs and gutters in the general area of the construction or improvement. [Ord. 781 § 1.03; Ord. 40-83 § 1.03; Ord. 42-15 § 1.01].

12.10.040 Permits.

Before constructing sidewalks, curbs and gutters a permit shall be obtained in the same manner as is provided in Chapter [12.08](#) RMC for obtaining permits for excavations. [Ord. 390 § 1.01; Ord. 42-15 § 1.01].

12.10.050 Waiver.

The public works director or his duly authorized representative may waive the requirements of this chapter in those areas which are scheduled for widening under the six-year street improvement program. [Ord. 390 § 1.01; Ord. 40-83 § 1.03; Ord. 42-15 § 1.01].

12.10.060 Exemptions.

The following streets, or portions of streets, are exempt from the requirements of RMC 12.10.010 and RMC 12.10.020:

- A. [Carolina Avenue.](#)
- B. [Dakota Avenue.](#)
- C. [Geneva Street west of Georgia Avenue.](#)
- D. [Carson Street.](#)
- E. [Denver Street.](#)
- F. [The south side of Aaron Drive between Jadwin Avenue and Adams Street.](#)

- G. [Lacy Road.](#)
- H. [Cullum Avenue south of Lacy Road.](#)

Section 2. This ordinance shall take effect the day following its publication in the official newspaper of the City of Richland.

PASSED by the City Council of the City of Richland at a regular meeting on the 6th day of September, 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

Date Published: September 11, 2016



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Ordinances - Second Reading/Passage

Key Element: Key I - Financial Stability & Operational Effectiveness

Subject:

Ordinance No. 48-16, Amending Streets Fund to Accept Meadow Springs Country Club Donation Towards Beacon Upgrades on Leslie Road

Department:
Public Works

Ordinance/Resolution Number:
48-16

Document Type:
Ordinance

Recommended Motion:

Give second reading and pass Ordinance No. 48-16, amending Streets Fund to accept Meadow Springs Country Club donation towards beacon upgrades on Leslie Road.

Summary:

In February 2016, staff was contacted by Meadow Springs Country Club staff requesting that the warning beacon installations at two crosswalks on Leslie Road be upgraded from the round beacon style to a Rectangular Rapid Flash Beacon (RRFB) to improve visibility. Staff review of the installation confirmed that it was possible to retrofit the existing poles with the new RRFB system at an equipment cost of \$13,993.

Meadow Springs Country Club has agreed to donate the funds to cover the cost of the additional equipment which would otherwise have to be funded from the City Streets Fund.

Therefore, staff recommends accepting the Meadow Springs Country Club donation of \$13,993 and increasing the 2016 Streets Fund budget by the same amount to enable the purchase and installation of the new equipment.

Fiscal Impact:

The ordinance will increase appropriations in the City Streets fund Traffic and Pedestrian section by \$13,993. This increase is funded by a Meadow Springs Country Club donation.

Attachments:

- I. Proposed Ordinance

ORDINANCE NO. 48-16

AN ORDINANCE of the City of Richland amending the 2016 Budget to provide for additional appropriations in the City Streets Fund.

WHEREAS, on November 17, 2015, Richland City Council approved Ordinance No. 74-15 approving the 2016 Budget, and

WHEREAS, in February 2016, city staff was contacted by Meadow Springs Country Club staff requesting that warning beacon installation at two crosswalks on Leslie Road be upgraded from the beacon style to a rapid flash beacon to improve visibility; and

WHEREAS, staff researched the proposed upgrade and determined that rapid flash beacons could retrofit to the existing poles; and

WHEREAS, Meadow Springs Country Club has agreed to donate funds covering the costs for the upgraded signal equipment at a cost of \$13,993; and

WHEREAS, absorbing this expense in the authorized City Streets Fund budget creates potential to impact necessary maintenance work; and

WHEREAS, staff recommends accepting the Meadow Springs Country Club donation and increasing the 2016 Streets Fund budget by the same amount to enable purchase and installation of the new equipment.

NOW THEREFORE, BE IT ORDAINED by the City Council of the City of Richland as follows:

Section 1. Amendment of the 2016 Budget. The 2016 Budget is hereby amended in the City Streets Fund to provide for \$13,393 in additional appropriations from a donation from the Meadow Springs Country Club. The aforementioned changes to appropriations are summarized as follows:

City Streets Fund

Current Appropriation:	\$2,980,889
Increase in Appropriation:	<u>\$ 13,993</u>
Amended Appropriation:	\$2,994,882

Section 2. Donation accepted. Council hereby authorizes receipt of a donation, in the amount of \$13,393 from the Meadow Springs Country Club for the purposes of improving visibility of the pedestrian crossing warning system on Leslie Road.

Section 3. This ordinance shall take effect the day following its publication in the official newspaper of the City of Richland.

PASSED by the City Council of the City of Richland, at a regular meeting on the 6th day of September, 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

Date Published: September 11, 2016



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Ordinances - Second Reading/Passage

Key Element: Key I - Financial Stability & Operational Effectiveness

Subject:

Ordinance No. 49-16, Increasing 2016 Budget Appropriation in Streets Capital Fund

Department:
Public Works

Ordinance/Resolution Number:
49-16

Document Type:
Ordinance

Recommended Motion:

Give second reading and pass Ordinance No. 49-16, increasing 2016 budget appropriation in Streets Capital Fund.

Summary:

Richland Municipal Code Chapter 12.03 implements the south Richland Collector Street Impact Fee program. The program funds construction of specified street improvements through a traffic impact fee collected on new development in the impact fee area. Impact fee revenue collected by the City is held in a restricted reserve account. The specified street improvements are constructed in two ways: 1) by private development using their project financing; and 2) by the City using accumulated impact fee reserves. Some privately-financed improvements warrant reimbursement from the City's collected impact fee reserves.

At its August 2, 2016, meeting, Council approved two separate latecomer agreements that call for reimbursement to developers who privately financed streets in the impact fee program. The 2016 budget did not include capacity to complete the reimbursements called for in these agreements because staff was not aware of the developers' schedules for completing the construction. The proposed ordinance would increase appropriations in the Streets Capital Fund to support reimbursements called for by the two latecomer agreements. Since the agreements will require reimbursements in future years, staff is preparing the 2017 budget proposal to include budget capacity for this issue.

In accordance with State law, a public hearing was held at the beginning of the August 16, 2016, Council meeting to receive public testimony on this proposed increase in the 2016 budget. No public testimony was received.

Council approved first reading of the proposed ordinance at its August 16, 2016 meeting. Staff recommends approval of Ordinance No. 49-16.

Fiscal Impact:

The proposed ordinance will increase appropriations in the Streets Capital Construction Fund - Roadway section by \$328,333, of which \$298,332.63 are required reimbursements in the next thirty days. The remaining \$30,000 in increased budget is staff's estimate of the share of anticipated revenue that will be reimbursed over the remainder of 2016. The currently available balance of the Zone I impact fee reserve fund is \$315,227.32, more than enough to cover the required near term reimbursements. Reimbursements for the remainder of the year will be less than twenty-five percent (25%) of revenues, pursuant to the terms of the latecomer agreements. Reimbursements will not exceed the impact fee reserves.

Attachments:

- I. Proposed Ordinance

ORDINANCE NO. 49-16

AN ORDINANCE of the City of Richland amending the 2016 Budget to provide for additional appropriations in the Streets Capital Construction Fund and declaring that a public emergency exists in the City's Streets Capital Construction Fund.

WHEREAS, on November 17, 2015, Richland City Council approved Ordinance No. 74-15 approving the 2016 Budget, and

WHEREAS, Chapter 35.72 of the Revised Code of Washington authorizes the City to contract for construction of streets required to service development, and to enter into latecomer reimbursement agreements; and

WHEREAS, Section 12.03 of the Richland Municipal Code defines the South Richland Collector Street Financing Plan; and

WHEREAS, on August 2, 2016, Council approved latecomer agreements with Westcliffe, LLC and Anderson Heights Development, LLC, with the reimbursements coming from Traffic Impact Fees – Zone 1; and

WHEREAS, the Streets Capital Construction Fund currently holds sufficient reserve funds, derived from traffic impact fee collection, to allow for payment of these latecomer agreements; and

WHEREAS, the purpose of the traffic impact fees is to support street related capital improvements; and

WHEREAS, a public hearing was held pursuant to RCW 35.33.091 on August 16, 2016, regarding the increase in appropriations from Traffic Impact Fee reserve in the Streets Capital Construction Fund.

NOW THEREFORE, BE IT ORDAINED by the City Council of the City of Richland as follows:

Section 1. Facts Constituting Emergency. The expenses contained within this ordinance were not anticipated when the 2016 budget was approved.

Section 2. Declaration of Public Emergency. Due to circumstances described above, the City Council declares that a public emergency exists in the Streets Capital Construction Fund.

Section 3. Amendment of the 2016 Budget. The 2016 Budget is hereby amended in the Streets Capital Construction Fund to provide for \$328,333 in additional

appropriations in the Streets Capital Construction Fund from existing fund balance. The aforementioned changes to appropriations are summarized as follows:

Streets Capital Construction Fund

Current Appropriation:	\$14,837,316
Increase in Appropriation:	<u>\$ 328,333</u>
Amended Appropriation:	\$15,165,649

Section 4. This ordinance shall take effect the day following its publication in the official newspaper of the City of Richland.

PASSED by the City Council of the City of Richland, at a regular meeting on the 6th day of September, 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

Date Published: September 11, 2016



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Ordinances - Second Reading/Passage

Key Element: Key I - Financial Stability & Operational Effectiveness

Subject:

Ordinance No. 50-16, Proposed Budget Increase to 2016 General Fund

Department:

Administrative Services

Ordinance/Resolution Number:

50-16

Document Type:

Presentation

Recommended Motion:

Give second reading and pass Ordinance No. 50-16, increasing 2016 budget appropriation in the General Fund.

Summary:

Washington State law requires that any increase to appropriations in a fund budget be adopted by ordinance. Ordinance No. 50-16 proposes to increase appropriations in the General fund to provide for payment of legal expenses related to litigation.

A public hearing and first reading was had on August 16, 2016. No exceptions were noted, and no public testimony was received. Staff recommends approval.

Fiscal Impact:

The proposed budget amendment will increase appropriations in the General Fund by \$45,000. Sufficient unappropriated reserves are available in the General Fund.

Attachments:

- I. Proposed Ordinance

ORDINANCE NO. 50-16

AN ORDINANCE of the City of Richland amending the 2016 Budget to provide for additional appropriations and declaring that a public emergency exists in the City's General Fund.

WHEREAS, on November 17, 2015, the Richland City Council approved Ordinance No. 74-15 approving the 2016 Budget; and

WHEREAS, City staff has determined that the services of outside legal counsel with specialized expertise are needed to support the City Attorney's Office in litigating a specific case brought against the City; and

WHEREAS, \$45,000 in funding is required to pay the legal expenses relating to this litigation; and

WHEREAS, no funds were appropriated in the General Fund for legal fees related to this litigation; and

WHEREAS, sufficient unappropriated funds are available in the General Fund to support the required budget adjustment; and

WHEREAS, a public hearing was held pursuant to RCW 35.33.091 on August 16, 2016, regarding the increase in appropriations from beginning fund balance in the General Fund.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Richland as follows:

Section 1. Facts Constituting Emergency. The expenses contained within this ordinance were not anticipated when the 2016 budget was approved.

Section 2. Declaration of Public Emergency. Due to circumstances described above, the City Council declares that a public emergency exists in the General Fund.

Section 3. Amendment of the 2016 Budget. The 2016 Budget is hereby amended to provide additional appropriations in the General Fund from unappropriated fund balance as follows:

General Fund

Current Appropriation:	\$ 50,432,626
Increase in Appropriation:	\$ 45,000
Amended Appropriation:	<u>\$ 50,477,626</u>

Section 4. This ordinance shall take effect the day following its publication in the official newspaper of the City of Richland.

PASSED by the City Council of the City of Richland, at a regular meeting on the 6th day of September, 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

Date Published: September 11, 2016



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Ordinances - Second Reading/Passage

Key Element: Key I - Financial Stability & Operational Effectiveness

Subject:

Ordinance No. 51-16, Acceptance of Citizen Donation and Amendment to the 2016 Budget to Provide Additional Appropriations in the City's General Fund

Department:

Fire & Emergency Services

Ordinance/Resolution Number:

51-16

Document Type:

Ordinance

Recommended Motion:

Give second reading and pass Ordinance No. 51-16, accepting a citizen donation and amending the 2016 General Fund appropriations.

Summary:

Passage of this ordinance authorizes staff to accept a donation from a private citizen and amend appropriations to the 2016 Fire Department General Fund to assist with the purchase of a thermal imaging camera.

The citizen made this donation on behalf of her deceased husband to show appreciation for the support that they received from members of the Fire and Emergency Services Department. The donor wishes to remain anonymous.

Fiscal Impact:

The proposed ordinance will increase appropriations in the General Fund by \$5,000. This increase is funded by a donation from a private citizen to Fire and Emergency Services.

Attachments:

- I. Proposed Ordinance

ORDINANCE NO. 51-16

AN ORDINANCE of the City of Richland authorizing acceptance of a citizen donation and amending the 2016 Budget to provide for additional appropriations in the City's General Fund.

WHEREAS, on November 17, 2015, the Richland City Council approved Ordinance No. 74-15 approving the 2016 Budget; and

WHEREAS, in June 2016, city staff was contacted by a citizen of Richland offering a donation to the Fire Department on behalf of her deceased spouse; and

WHEREAS, staff presented various needs within the Fire Department to the citizen; and

WHEREAS, the citizen, who wishes to remain anonymous, has made a \$5,000 donation to the Fire Department to assist with the purchase of a thermal imaging camera; and

WHEREAS, staff recommends acceptance of the donation and amendment of the 2016 General Fund budget by the same amount to allow for purchase of the camera equipment; and

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Richland as follows:

Section 1. Amendment of the 2016 Budget. The 2016 Budget is hereby amended to provide additional appropriations in the General Fund from a citizen donation as follows:

<u>General Fund</u>	
Current Appropriation:	\$ 50,427,626
Increase in Appropriation:	\$ <u>5,000</u>
Amended Appropriation:	\$ <u>50,432,626</u>

Section 2. Donation accepted. Council hereby authorizes receipt of a donation to the Richland Fire Department in the amount of \$5,000 from a citizen who wishes to remain anonymous for the purchase of a thermal imaging camera.

Section 3. This ordinance shall take effect the day following its publication in the official newspaper of the City of Richland.

PASSED by the City Council of the City of Richland, at a regular meeting on the 6th day of September, 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

Date Published: September 11, 2016



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Resolutions – Adoption

Key Element: Key 3 - Economic Vitality

Subject:

Resolution No. 166-16, Approving the Final Plat of Sunshine Ridge

Department:

Community & Development Services

Ordinance/Resolution Number:

166-16

Document Type:

Resolution

Recommended Motion:

Adopt Resolution No. 16-166, approving the final plat of Sunshine Ridge.

Summary:

Nor Am Investment, LLC has constructed the plat of Sunshine Ridge, a subdivision of 7 lots on 6.2 acres, located at the north end of Sunshine Ridge Road, north of and adjacent to the plat of Reata Ridge. The preliminary plat was reviewed and approved by Council on November 17, 2015 through the adoption of Resolution No. 197-15.

The plat is located within the boundaries of the Badger Mountain South Master Planned Community and is subject to the land use and development regulations that have been put in place for that community. Development of the plat has been completed in accordance with those standards and with the conditions of preliminary plat approval. Staff has identified some minor punch list items to be completed before the final plat can be recorded.

Staff recommends adoption of Resolution No. 166-16, which would grant final approval to the Sunshine Ridge plat.

Fiscal Impact:

None. The completed plat and subsequent home construction on the lots will increase the property tax assessments, but future residents will also increase demands for City services.

Attachments:

1. Proposed Resolution
2. Vicinity Map
3. Final Plat of Sunshine Ridge
4. Sunshine Ridge - Conditions of Approval

RESOLUTION NO. 166 -16

A RESOLUTION of the City of Richland approving the final plat of Sunshine Ridge subject to the conditions of approval of the Technical Advisory Committee Report S2015-100; adopting the findings of the Richland Hearing Examiner as the findings of the City Council and approving the final plat of Sunshine Ridge.

WHEREAS, on September 24, 2015, the Richland Hearing Examiner held an open record public hearing to consider the preliminary plat application of Sunshine Ridge as submitted by Nor Am Investment, LLC; and

WHEREAS, the Hearing Examiner recommended to the City Council that it conditionally approve the preliminary plat of Sunshine Ridge; and

WHEREAS, the City Council considered the recommendation of the Hearing Examiner and, on November 17, 2015, approved the preliminary plat of Sunshine Ridge through the adoption of Resolution No. 197-15; and

WHEREAS, the final plat for Sunshine Ridge, consisting of 7 lots on 6.2 acres, is being constructed in accordance with the conditions attached to the approved preliminary plat.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Richland hereby approves the final plat of Sunshine Ridge, a copy of which is attached and incorporated herein by reference, subject to the conditions of approval as contained in the Technical Advisory Committee Report S2015-001, dated September 18, 2015.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately.

ADOPTED by the City Council of the City of Richland at a regular meeting on the 6th day of September, 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

SUNSHINE RIDGE FINAL PLAT VICINITY MAP

Dallas Rd.

Badger Mountain South
Master Planned Community

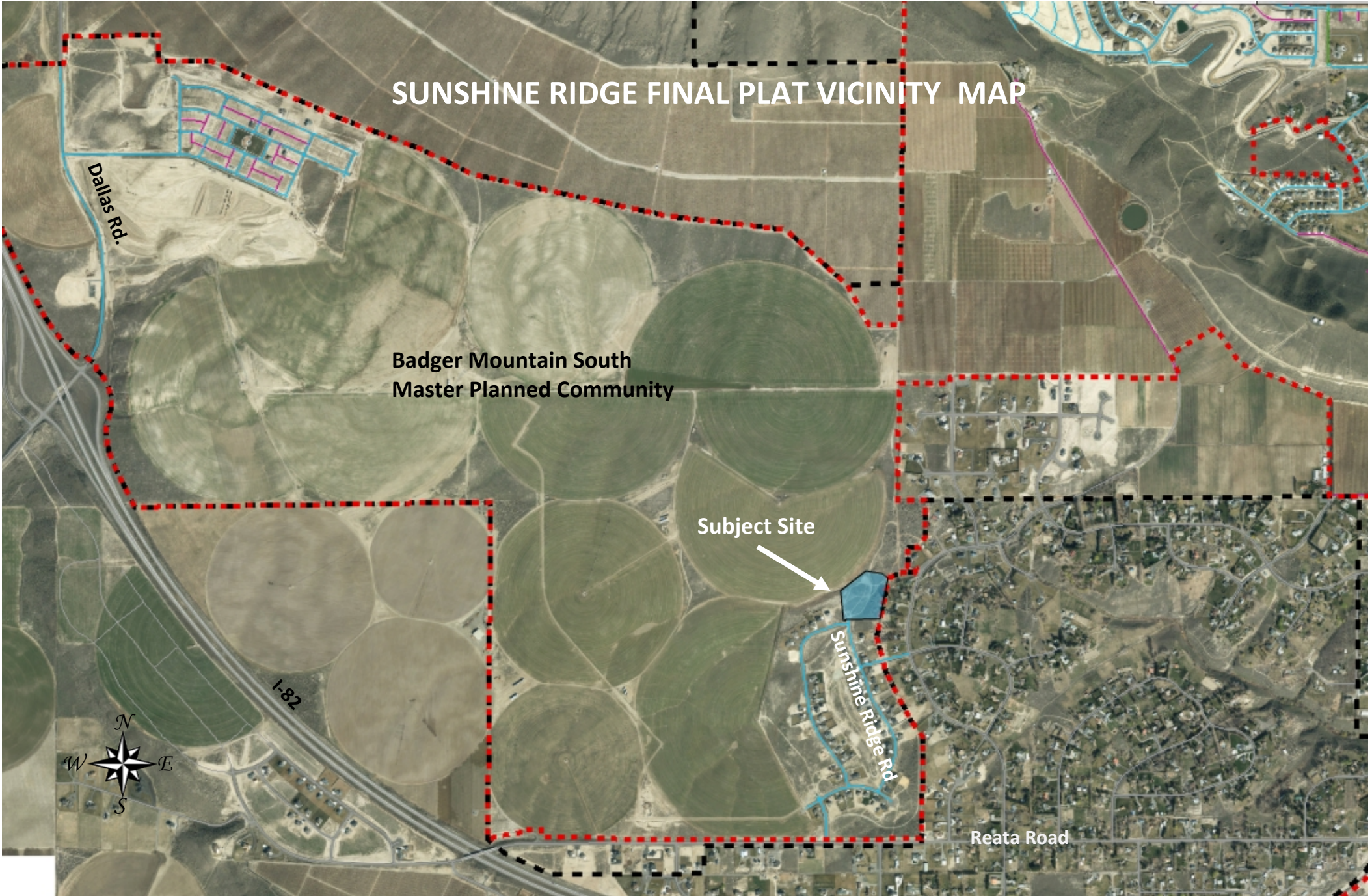
Subject Site

Sunshine Ridge Rd.

Reata Road



I-82



A PORTION OF THE NE 1/4 AND THE SE 1/4 OF THE NE1/4 SECTION 04, TOWNSHIP 08 NORTH, RANGE 28 EAST, W.M.,
CITY OF RICHLAND, BENTON COUNTY, WASHINGTON.

APPROVALS

THE PLAT, SUNSHINE RIDGE, IS HEREBY APPROVED BY AND FOR THE CITY OF RICHLAND, STATE OF WASHINGTON, ANY EXISTING EASEMENTS LYING WITHIN THE BOUNDARIES OF OF THIS PLAT THAT ARE UNDER THE JURISDICTION OF THE CITY AND NOT SHOWN HEREON ARE HEREBY RELINQUISHED.

CHAIRMAN, RICHLAND PLANNING COMMISSION

CITY ENGINEER, RICHLAND

CITY MANAGER, RICHLAND

CITY CLERK, RICHLAND

I HEREBY CERTIFY THAT THE TAXES ON THE LAND DESCRIBED HEREON HAVE BEEN PAID T AND INCLUDING THE YEAR _____ PARCEL NO. PTN 10488100002007.

TREASURER, BENTON COUNTY

ATTEST:
BENTON COUNTY ASSESSOR

IRRIGATION

I HEREBY CERTIFY THAT THE PROPERTY DESCRIBED HEREON IS LOCATED WITHIN THE BOUNDARIES OF THE BADGER MOUNTAIN IRRIGATION DISTRICT, THAT THE IRRIGATION EASEMENTS SHOWN ON THIS PLAT ARE ADEQUATE TO SERVE ALL LOTS SHOWN HEREON. I FURTHER CERTIFY THAT THOSE LOTS WHICH ARE ENTITLED TO IRRIGATION WATER UNDER OPERATING RULES AND REGULATIONS OF THE DISTRICT HAVE SATISFIED THE REQUIREMENTS OF RCW 58.17.310, AND THAT ALL ASSESSMENTS HAVE BEEN PAID THROUGH THE YEAR 20__ A.D.

BADGER MOUNTAIN IRRIGATION DISTRICT

SURVEYOR'S CERTIFICATE

I, JOHN W. BECKER, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF WASHINGTON, HEREBY CERTIFY THAT THE PLAT OF "SUNSHINE RIDGE", AS SHOWN HEREON, IS BASED ON ACTUAL FIELD SURVEY OF THE LAND DESCRIBED, AND THAT ALL COURSES AND DISTANCES ARE CORRECTLY SHOWN, AND THAT SAID PLAT IS STAKED ON THE GROUND AS INDICATED HEREON.

JOHN W. BECKER PROFESSIONAL LAND SURVEYOR DATE
LS NO. 38480

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS _____ DAY OF _____, 2015,

AT _____ MINUTES PAST _____ AM/PM, AT THE REQUEST OF

AHBL, INC., UNDER AUDITOR'S FEE NO. _____

IN VOLUME _____ OF SURVEYS, AT PAGE _____

INDEX/RECORD SURVEY NO. _____

DEPUTY BENTON COUNTY AUDITOR

DEDICATION

WE, THE UNDERSIGNED, HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE TRACT OF LAND DESCRIBED HEREON AND THAT WE HAVE CAUSED SAID LAND TO BE SURVEYED AND PLATTED INTO LOTS AND TRACTS AND THAT ALL STREETS, ROAD RIGHT-OF-WAY, UTILITY EASEMENTS, SHOWN HEREON ARE HEREBY DEDICATED TO THE PUBLIC AND THAT THIS SUBDIVISION SHALL HEREAFTER BE KNOWN AND DESIGNATED BY THE NAME SUNSHINE RIDGE.

NOR AM INVESTMENTS LLC

BY: _____
ITS: _____

ACKNOWLEDGMENTS

STATE OF _____ }S.S.
COUNTY OF _____
BY ITS PROPER OFFICERS THIS _____ DAY OF _____
ON THE DAY AND YEAR FIRST ABOVE WRITTEN, BEFORE ME PERSONALLY
APPEARED:

TO ME KNOWN TO BE THE _____ OF THE
CORPORATION THAT EXECUTED THE WITHIN AND FOREGOING INSTRUMENT,
AND ACKNOWLEDGED SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY
ACT AND DEED OF SAID CORPORATION, FOR THE USES AND PURPOSES
THEREIN MENTIONED, AND ON OATH STATED THAT HE WAS AUTHORIZED TO
EXECUTE SAID INSTRUMENT.

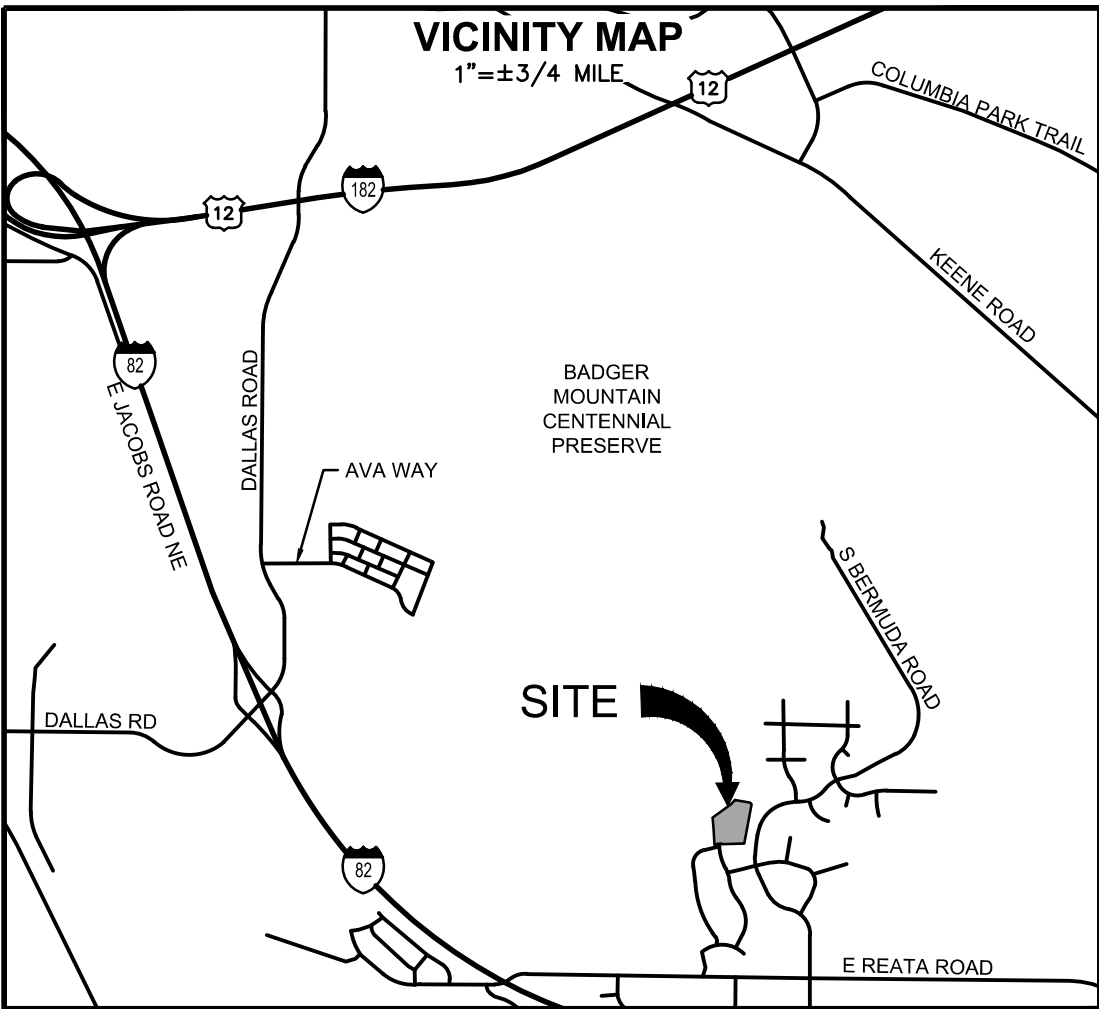
IN WITNESS WHEREOF, I HAVE HEREON SET MY HAND AND OFFICIAL SEAL
THE DAY AND YEAR FIRST ABOVE WRITTEN.

PRINT NAME SIGN NAME
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON
RESIDING AT _____

LEGAL DESCRIPTION

THAT PORTION OF SECTION 4, TOWNSHIP 8 NORTH, RANGE 28 EAST OF THE WILLAMETTE MERIDIAN IN BENTON COUNTY, WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 4, BLOCK 2, REATA RIDGE, ACCORDING TO THE PLAT THEREOF RECORDED IN BOOK 15 OF PLATS AT PAGE 389; THENCE NORTH 88°35'35" EAST ALONG THE NORTH LINE THEREOF AND THE NORTH LINE OF TRACT A OF SAID PLAT A DISTANCE OF 362.72 FEET TO THE WESTERLY LINE OF LOT 4, BLOCK 7, EL RANCHO REATA NO. 3, ACCORDING TO THE PLAT THEREOF RECORDED IN BOOK 12 OF PLATS AT PAGE 42; THENCE NORTH 10°57'23" EAST ALONG THE WESTERLY LINE OF SAID BLOCK A DISTANCE OF 513.52 FEET TO THE NORTHWEST CORNER OF LOT 1 THEREOF; THENCE LEAVING SAID LINE NORTH 50°26'22" WEST A DISTANCE OF 89.22 FEET; THENCE NORTH 80°20'38" WEST A DISTANCE OF 207.39 FEET; THENCE SOUTH 45°09'51" WEST A DISTANCE OF 76.57 FEET; THENCE SOUTH 53°26'06" WEST A DISTANCE OF 315.89 FEET; THENCE SOUTH 04°05'03" EAST A DISTANCE OF 379.59 FEET TO THE NORTH MARGIN OF KARLEE DRIVE AS SHOWN ON SAID REATA RIDGE AND THE BEGINNING OF A NON-TANGENT CURVE FROM WHICH THE RADIUS POINT BEARS SOUTH 04°05'06" EAST A DISTANCE OF 530.00 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 00°46'11" A DISTANCE OF 7.12 FEET; THENCE NORTH 86°41'08" EAST A DISTANCE OF 7.95 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 20.00 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 87°48'25" A DISTANCE OF 30.65 FEET; THENCE NORTH 88°53'23" EAST A DISTANCE OF 60.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE FROM WHICH THE RADIUS POINT BEARS NORTH 88°53'24" EAST A DISTANCE OF 1220.00 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 00°17'47" A DISTANCE OF 6.31 FEET TO THE POINT OF BEGINNING.



HEALTH DEPARTMENT NOTE

THIS PLAT APPEARS TO HAVE SUITABLE CONDITIONS FOR THE USE OF ON-SITE SEWAGE DISPOSAL SYSTEMS. HOWEVER, BECAUSE OF THE NATURE OF THE TESTING METHODS USED, WE HAVE NO WAY OF DETERMINING WHETHER EACH LOT CAN COMPLY WITH BENTON-FRANKLIN DISTRICT BOARD OF HEALTH RULES AND REGULATIONS AT THE TIME OF PERMIT ISSUANCE.

FURTHER BE ADVISED THIS DEPARTMENTS APPROVAL OF ANY LOT WITHIN THIS PLAT FOR THE USE OF IN-SITE SEWAGE DISPOSAL SYSTEMS MAY BE CONTINGENT UPON THAT LOT PASSING ADDITIONAL SOIL INSPECTION/PERCOLATION TESTS, AND/OR OTHER REQUIREMENTS AT A LATER DATE.

NOTES

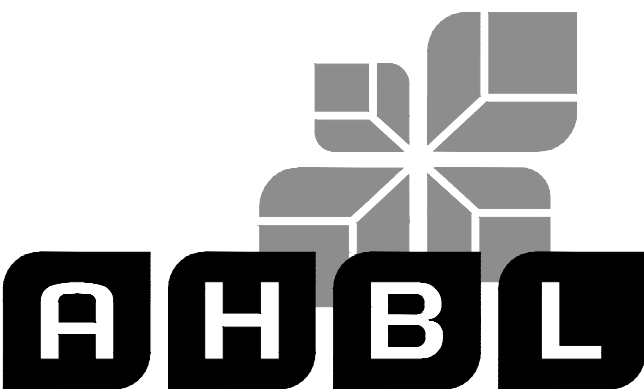
1. ADDRESS NUMBERS [NOTED IN BRACKETS] ARE SUBJECT TO CHANGE BY THE CITY OF RICHLAND AT THE TIME OF BUILDING PERMIT ISSUANCE.
2. PARK FEES AS REQUIRED BY RICHLAND MUNICIPAL CODE CHAPTER 22.12 SHALL BE PAID BY THE PROPERTY OWNER PRIOR TO THE TIME THAT A FINAL BUILDING INSPECTION IS PERFORMED BY THE CITY FOR ANY HOME ON ANY LOT WITHIN THIS SUBDIVISION.
3. ALL RESIDENTIAL STRUCTURES TO BE CONSTRUCTED WITHIN THIS PLAT, SHALL BE CONSTRUCTED WITH A SPRINKLER SYSTEM THAT MEETS THE NATIONAL FIRE PROTECTION ASSOCIATION (NFPA) STANDARDS 13-D.
4. ALL RESIDENTIAL LOTS SHALL BE IMPROVED WITHIN LANDSCAPING AT THE TIME A CERTIFICATE OF OCCUPANCY IS ISSUED FOR ANY RESIDENTIAL USE ON THAT LOT IN ACCORDANCE WITH THE LAND USE AND DEVELOPMENT REGULATIONS FOR THE BADGER MOUNTAIN SOUTH COMMUNITY.
5. ALL RESIDENTIAL STRUCTURES LOCATED WITHIN THIS PLAT SHALL CONFORM TO THE BUILDING TYPE STANDARDS CONTAINED IN SECTION 8 OF THE LAND USE AND DEVELOPMENT REGULATIONS FOR THE BADGER MOUNTAIN SOUTH COMMUNITY.
6. ALL RESIDENTIAL STRUCTURES LOCATED WITHIN THIS PLAT SHALL CONFORM TO THE SUSTAINABLE STANDARDS CONTAINED IN SECTION 12 OF THE LAND USE AND DEVELOPMENT REGULATIONS FOR BADGER MOUNTAIN SOUTH.

TRACT TABLE

TRACT	USE	OWNER
A	STORM WATER	CITY OF RICHLAND
B	EQUESTRIAN TRAIL DEDICATION	CITY OF RICHLAND
C	RIGHT-OF-WAY DEDICATION	CITY OF RICHLAND



CITY OF RICHLAND
840 NORTHGATE DRIVE
RICHLAND, WA 99352
OFFICE (509) 942-7512
FAX (509) 627-2994

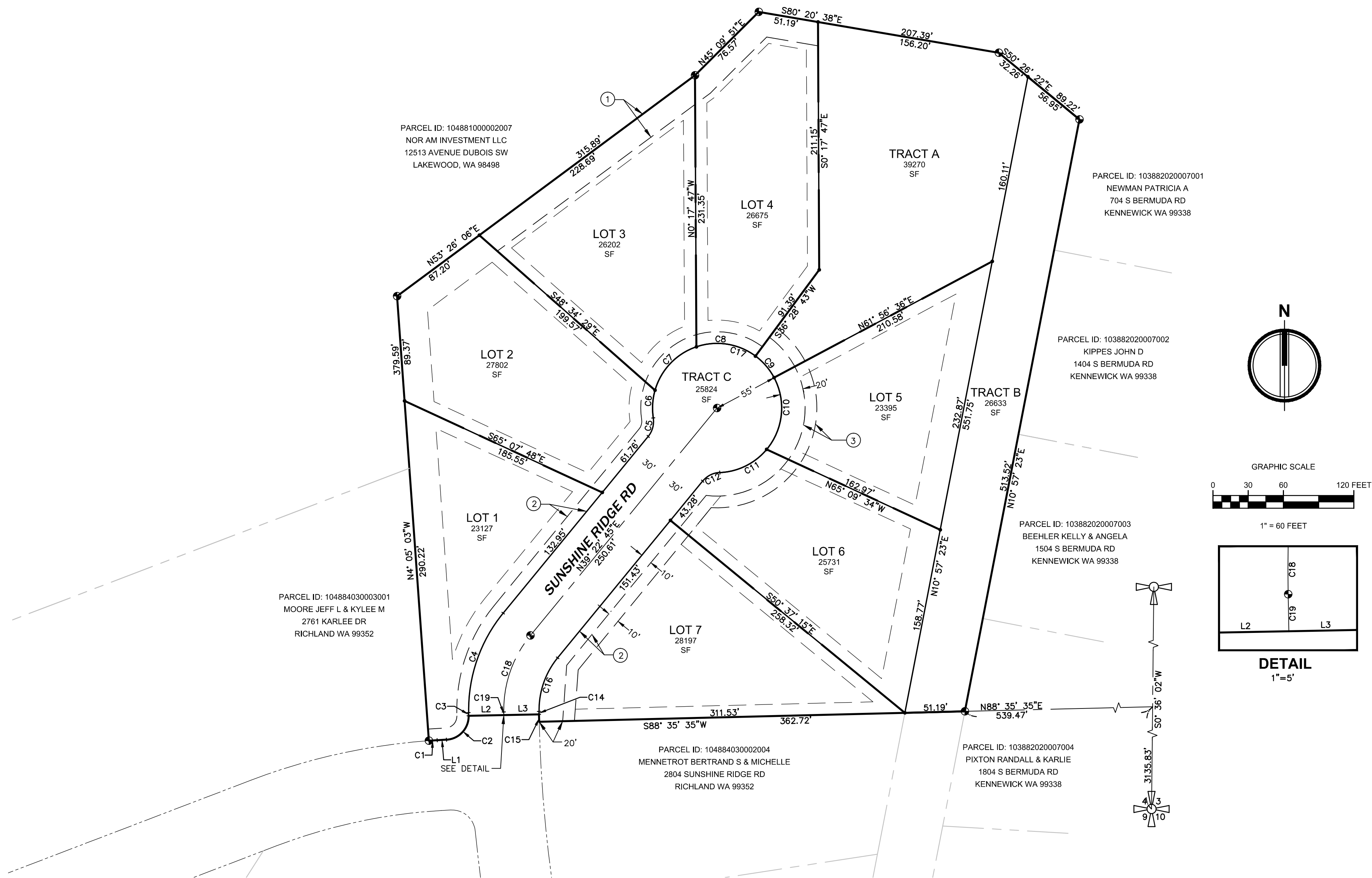


9825 Sandifur Parkway, Suite A Pasco, WA 99301
509.380.5883 TEL 509.380.5885 FAX www.ahbl.com WEB

SUNSHINE RIDGE
A PORTION OF THE NE 1/4 AND THE SE 1/4 OF THE NE1/4 SECTION 04, TOWNSHIP 08 NORTH, RANGE 28 EAST, W.M.,
CITY OF RICHLAND, BENTON COUNTY, WASHINGTON.

CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C1	7.12	530.00	0°46'11"	S86° 18' 00"W	7.12
C2	30.65	20.00	87°48'25"	N42° 46' 58"E	27.74
C3	2.69	1280.00	0°07'13"	S1° 03' 00"E	2.69
C4	91.59	130.00	40°22'09"	S19° 11' 41"W	89.71
C5	16.82	20.00	48°11'23"	N15° 17' 04"E	16.33
C6	23.82	55.00	24°49'03"	S3° 35' 54"W	23.64
C7	53.09	55.00	55°18'12"	S43° 38' 46"W	51.05
C8	52.97	55.00	55°10'45"	N81° 05' 54"W	50.94
C9	24.44	55.00	25°27'53"	N40° 47' 21"W	24.24
C10	65.19	55.00	67°54'55"	N5° 54' 04"E	61.44
C11	45.80	55.00	47°42'37"	N63° 42' 50"E	44.49
C12	16.82	20.00	48°11'23"	S63° 28' 27"W	16.33
C14	2.56	1220.00	0°07'13"	S1° 03' 00"E	2.56
C15	6.31	1220.00	0°17'47"	S1° 15' 30"E	6.31
C16	49.32	70.00	40°22'09"	S19° 11' 41"W	48.31
C17	265.34	55.01	276°23'25"	S50° 37' 15"E	73.33
C18	70.46	100.00	40°22'09"	N19° 11' 41"E	69.01
C19	2.62	1250.00	0°07'13"	N1° 03' 00"W	2.62

LINE TABLE		
LINE #	LENGTH	DIRECTION
L1	7.95	S86° 41' 08"W
L2	30.00	S88° 53' 23"W
L3	30.00	S88° 53' 23"W

**PLAT CLOSURE**

NORTH: 322461.1298' EAST: 1946165.1841'

SEGMENT #1 : LINE
COURSE: S80° 20' 38.19"E LENGTH: 207.39'

NORTH: 322426.3435' EAST: 1946369.6358'

SEGMENT #2 : LINE
COURSE: S50° 26' 21.77"E LENGTH: 89.22'

NORTH: 322369.5198' EAST: 1946438.4201'

SEGMENT #3 : LINE
COURSE: S10° 57' 23"W LENGTH: 513.52'

NORTH: 321865.3602' EAST: 1946340.8196'

SEGMENT #4 : LINE
COURSE: S88° 35' 35"W LENGTH: 51.19'

NORTH: 321864.1033' EAST: 1946289.6450'

SEGMENT #5 : LINE
COURSE: S88° 35' 35"W LENGTH: 311.53'

NORTH: 321856.4542' EAST: 1945978.2089'

SEGMENT #6 : CURVE
LENGTH: 6.31' RADIUS: 1220.00'
DELTA: 0.1747 (DMS) TANGENT: 3.16'
CHORD: 6.31' COURSE: N1° 15' 28.89"W
COURSE IN: N88° 35' 36.61"E COURSE OUT: S88° 53' 23.61"W
RP NORTH: 321866.3998' EAST: 1947197.8414'

END NORTH: 321862.7627' EAST: 1945978.0704'

SEGMENT #7 : LINE
COURSE: S88° 53' 22.86"W LENGTH: 60.00'

NORTH: 321861.6000' EAST: 1945918.0816'

SEGMENT #8 : CURVE
LENGTH: 30.65' RADIUS: 20.00'
DELTA: 87.4825 (DMS) TANGENT: 19.25'
CHORD: 27.74' COURSE: S42° 46' 57.88"W
COURSE IN: S88° 52' 45.16"W COURSE OUT: S3° 18' 49.40"E
RP NORTH: 321861.2088' EAST: 1945898.0855'

END NORTH: 321841.2407' EAST: 1945899.2401'

SEGMENT #9 : LINE
COURSE: S86° 41' 07.86"W LENGTH: 7.95'

NORTH: 321840.7811' EAST: 1945891.3034'

SEGMENT #10 : CURVE
LENGTH: 7.12' RADIUS: 530.00'

DELTA: 0.4611 (DMS) TANGENT: 3.56'
CHORD: 7.12' COURSE: S86° 17' 59.86"W
COURSE IN: S3° 18' 54.63"E COURSE OUT: N4° 05' 05.66"W
RP NORTH: 321311.6680' EAST: 1945921.9524'

END NORTH: 321840.3216' EAST: 1945884.1982'

SEGMENT #11 : LINE
COURSE: N4° 05' 03.14"W LENGTH: 379.59'

NORTH: 322218.9476' EAST: 1945857.1629'

SEGMENT #12 : LINE
COURSE: N53° 26' 06.46"E LENGTH: 315.89'

NORTH: 322407.1336' EAST: 1946110.8803'

SEGMENT #13 : LINE
COURSE: N45° 09' 50.73"E LENGTH: 76.57'

NORTH: 322461.1214' EAST: 1946165.1783'

PERIMETER: 2056.93' AREA: 272853.07 SQ. FT.

ERROR CLOSURE: 0.0101 COURSE: S34° 40' 13.27"W

ERROR NORTH: -0.00832 EAST: -0.00575

PRECISION: 1: 203368.32

MONUMENTATION NOTE

SET CITY OF RICHLAND STANDARD MONUMENTS WHERE SHOWN AND 5/8" REBAR AND CAP LS 38480 AT ALL PROPERTY CORNERS.

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS _____ DAY OF _____, 2015,
AT _____ MINUTES PAST _____ AM/PM, AT THE REQUEST OF
AHBL, INC., UNDER AUDITOR'S FEE NO. _____
IN VOLUME _____ OF SURVEYS, AT PAGE _____
INDEX/RECORD SURVEY NO. _____

DEPUTY _____ BENTON COUNTY AUDITOR

LEGEND

- SECTION CORNER SET REBAR AND CAP
QUARTER SECTION CORNER SET BRASS DISK
STAMPED AHBL LS 38480

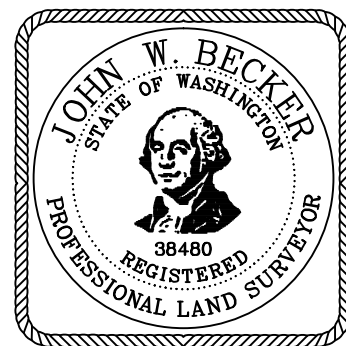
BASIS OF BEARING

ASSUMED A BEARING OF SOUTH 89°44'51" WEST FOR THE SOUTH LINE OF SECTION 33.

EASEMENT TABLE

- ① 20' STORM DRAINAGE EASEMENT—REAR OF LOTS 3–4
② VARIABLE WIDTH STORM DRAINAGE AND UTILITY EASEMENT—FRONT OF ALL LOTS
③ 10' PUD EASEMENT—FRONT OF LOTS 5–7

DWN. BY DATE
TAD 4/18/16
CHKD. BY JOB NO.
JB 2150200



CITY OF RICHLAND
840 NORTHGATE DRIVE
RICHLAND, WA 99352
OFFICE (509) 942-7512
FAX (509) 627-2994



**RICHLAND PLANNING COMMISSION
TECHNICAL ADVISORY COMMITTEE REPORT (S2015-100)
SEPTEMBER 18, 2015**

APPLICANT: NOR AM INVESTMENTS, LLC

REQUEST: PRELIMINARY PLAT APPROVAL TO SUBDIVIDE
6.2 ACRES INTO 7 RESIDENTIAL LOTS, A STORM POND
TRACT AND AN EQUESTRIAN TRAIL (SUNSHINE RIDGE).

LOCATION: WITHIN THE BADGER MOUNTAIN SOUTH PLANNED
COMMUNITY, NORTH OF THE PLAT OF REATA RIDGE.

ENGINEER: AHBL

TECHNICAL ADVISORY COMMITTEE RECOMMENDATIONS

The Technical Advisory Committee conducted a review of the request and recommends that if the preliminary plat is approved, such approval be subject to the following conditions:

1. Prior to final plat approval, complete engineering plans indicating street design and grading, utility plans including water and sewer, electrical, street lighting, telephone, television cable, natural gas, and irrigation system shall be approved by the Richland Civil and Utility Engineering Division and shall be consistent with the requirements of the responsible departments or companies.
2. Prior to final plat approval all improvements required under the Land Use and Development Regulations adopted for the Badger Mountain South Subarea shall be installed and accepted by the City or the developer shall provide bonding or other sufficient security acceptable to the City ensuring their installation.
3. The street addresses shall be finalized at time of final plat submittal and review. Street addressing shall be in conformance to RMC Chapter 12.01. The following note shall be placed on the final plat(s): **“Address numbers [noted in brackets] are subject to change by the City of Richland at time of building permit issuance.”**
4. Park fees as required by Richland Municipal Code (RMC) Chapter 22.12 shall be paid prior to the City’s performance of a final inspection for any new home within the plat boundaries. The following note shall be placed on the final plat: **“Park fees as required by Richland Municipal Code Chapter 22.12 shall be paid by the property owner prior to the time that a final building inspection is performed by the City for any home on any lot within this subdivision.”**
5. All construction located within the boundaries of this plat shall conform with the requirements of the Land Use and Development Regulations (LUDR) adopted by

the City of Richland for the Badger Mountain South Community. To ensure that future lot buyers are properly informed of the specific LURD requirements, the following notes shall be placed on the final plat:

- a. **“All residential structures to be constructed within this plat, shall be constructed with a sprinkler system that meets the National Fire Protection Association (NFPA) standards 13-D.”**
 - b. **“All residential lots shall be improved within landscaping at the time a certificate of occupancy is issued for any residential use on that lot in accordance with the landscape standards contained in Section 11.E of the Land Use and Development Regulations for the Badger Mountain South Community.”**
 - c. **“All residential structures located within this plat shall conform to the Building Type Standards contained in Section 8 of the Land Use and Development Regulations for the Badger Mountain South Community.”**
 - d. **All residential structures located within this plat shall conform to the Sustainable Standards contained in Section 12 of the Land Use and Development Regulations for the Badger Mountain South Community.”**
6. Development shall comply with all applicable requirements of the Badger Mountain Irrigation District including but not limited to requirements for design and installation of an irrigation system and related easements.
7. The final plat(s) shall include a note identifying the intended use, ownership and maintenance of all non-residential tracts within the plat boundaries.
8. The following note shall be placed on the plat:

“This plat appears to have suitable conditions for the use of on-site sewage disposal systems. However, because of the nature of the testing methods used, we have no way of determining whether each lot can comply with Benton-Franklin District Board of Health Rules and Regulations at time of permit issuance.”

Further be advised this department’s approval of any lot within this plat for the use of on-site sewage disposal systems may be contingent upon that lot passing additional soil inspections/percolation tests, and/or other requirements at a later date.”
9. The existing runoff flowing onto Lot 4 must be redirected to the storm pond tract away from the lot in order to be considered usable. Additional test holes will be required on this lot prior to final plat approval.

10. Prior to any construction activities taking place on site, the applicants shall demonstrate compliance with the Environmental Mitigation Conditions identified Exhibit B of the Master Agreement between the City of Richland and Nor Am Investments, LLC and as identified in the City's Planned Action Ordinance. Specifically, the following conditions shall apply:
 - a. The applicants shall submit a dust control plan to the Benton County Clean Air Authority for their review and approval. All construction work shall be performed in accordance with the provisions of the approved dust control plan.
 - b. The applicants shall submit an erosion control plan to the City of Richland Public Works Department for their review and approval. All construction work shall be performed in accordance with the provisions of the approved erosion control plan which shall be consistent with City standards.
 - c. The applicants shall conform to City noise standards.
 - d. Storm water shall be mitigated through construction of a stormwater facility that meets the applicable requirements of the State Stormwater Management Manual for Eastern Washington.
11. Preliminary plat approval is subject to compliance with the conditions of approval set forth in the correspondence from the Benton Franklin Health District, dated July 7, 2015.
12. Preliminary plat approval is subject to compliance with the conditions of approval set forth in the memorandum from the Civil and Utility Engineering Division dated September 18, 2015.

**CITY OF RICHLAND
CIVIL AND UTILITY ENGINEERING
DEVELOPMENT COMMENTS**

DATE: September 18, 2015 (Revised October 2, 2015)

TO: RICK SIMON, DEVELOPMENT SERVICES MANAGER

PLAT REVIEW BY: JASON REATHAFORD, ENGINEERING TECH 4
PETE ROGALSKY, PUBLIC WORKS DIRECTOR
JEFF PETERS, TRANSPORTATION ENGINEER

PROJECT NAME: SUNSHINE RIDGE PRELIMINARY PLAT (S2015-100)

PROJECT LOCATION: NORTH OF THE PLAT OF REATA RIDGE

The Civil and Utility Engineering Division has reviewed the pre-plat received in this office on May 27, 2015, for the above referenced property and has the following conditions.

General Conditions:

1. All final plans for public improvements shall be submitted prior to pre-con on a 24" x 36" hardcopy format and also electronically in .dwg format compatible with the City's standard CAD software. Addendums are not allowed, all information shall be supplied in the specified 24 x 36 (and electronic) format. When construction of the infrastructure has been substantially completed, the applicant shall provide paper, mylar and electronic record drawings in accordance with the City's "Record Drawing Requirements". The electronic as-built record drawings shall be submitted in a AutoCAD format compatible with the City's standard CAD software. Electronic copies of the construction plans are required prior to the pre-con meeting, along with the multiple sets of paper drawings. The mylar record drawings (including street lights) shall be submitted and approved by the City before the final punchlist inspection will be performed. All final punchlist items shall be completed or financially guaranteed prior to recording of the final plat.
2. Any and all necessary permits that may be required by jurisdictional entities outside of the City of Richland shall be the responsibility of the developer to obtain.
3. A copy of the construction drawings shall be submitted for review to the appropriate jurisdictions by the developer and his engineer. All required comments / conditions from all appropriate reviewing jurisdictions (e.g.: Benton County, any appropriate irrigation districts, other utilities, etc.) shall be incorporated into one comprehensive set of drawings and resubmitted (if necessary) for final permit review and issuance.
4. Any work within the public right-of-way or easements or involving public infrastructure will require the applicant to obtain a right-of-way permit prior to construction. A plan review and inspection fee in the amount equal to 5% of the construction costs of the work within the right-of-way or easement will be collected at the time the permit is issued. A stamped, itemized Engineers estimate (Opinion of probable cost) and a copy of the material submittals shall be submitted along with the final plan submittal.
5. When the construction is substantially complete a paper set of "record drawings" shall be prepared by a licensed surveyor and include all changes and deviations. Please reference the Public Works document "RECORD DRAWING REQUIREMENTS & PROCEDURES" for a complete description of the record drawing process. After approval by the City of the paper copy, a mylar copy of the record drawings shall be submitted along with a CAD copy of them. The electronic as-built record drawings

shall be submitted in a AutoCAD format compatible with the City's standard CAD software. All final punchlist items shall be completed or financially guaranteed prior to recording of the final plat.

6. Public utility infrastructure located on private property will require recording of a City standard form easement prior to acceptance of the infrastructure and release of the final plat. The City requires preparation of the easement legal description by the developer two weeks prior to the scheduled date of acceptance. Once received, the City will prepare the easement document and provide it to the developer. The developer shall record the easement at the Benton County Assessor and return a recorded original document to the City prior to application for acceptance.
7. A pre-construction conference will be required prior to the start of any work within the public right-of-way or easement. Contact the Civil and Environmental Engineering Division at 942-7500 to schedule a pre-construction conference.
8. Site plan drawings which involve the construction of public infrastructure shall be drawn on a standard 24" x 36" drawing format to a scale which shall not be less than 1"= 40'.
9. All plan sheets involving construction of public infrastructure shall have the stamp of a current Washington State licensed professional engineer.
10. All construction plan sheets shall include the note "CALL TWO WORKING DAYS BEFORE YOU DIG 1-800-424-5555 (or "811")." Or: <http://www.call811.com/>
11. An irrigation source and distribution system, entirely separate from the City's domestic water system, shall be provided for this development. *Construction plans will not be accepted for review until adequate and viable proof of an irrigation source is made available by the developer.* The designing Engineer shall submit plans for the proposed irrigation system to the Irrigation District with jurisdiction over the property at the same time that they are submitted to the City for construction review. Plans shall be reviewed and accepted by said irrigation district prior to issuance of a Right-of-Way permit by the City. Easements shall be provided on the final plat for this system where needed.
12. A copy of the preliminary plat shall be supplied to the Post Office and all locations of future mailbox clusters approved prior to final platting.

Design Standards:

13. Public improvement design shall follow the following general format:
 - A. Sanitary sewer shall be aligned on the north and west side of street centerlines.
 - B. Storm sewer shall be aligned on the south and east side of street centerlines.
 - C. Any sewer or storm manholes that are installed outside of public Right of Way shall have an acceptable 12-foot wide gravel access road (minimum) provided from a public street for maintenance vehicles.
 - D. 10-foot horizontal spacing shall be maintained between domestic water and sanitary sewer mainlines and service lines.
 - E. Water lines shall be aligned on the south and east side of street centerlines.
 - F. Watermains larger than 8-inches in diameter shall be ductile iron.
 - G. Watermains installed outside of the City Right of Way or in very rocky native material, shall be ductile iron and may need restrained joints.
 - H. All watermains outside areas zoned R1 shall be ductile iron.
 - I. Fire hydrant location shall be reviewed and approved by the City Fire Marshal.
 - J. All utilities shall be extended to the adjacent property (properties) at the time of construction.
 - K. The minimum centerline finish grade shall be no less than 0.30 % and the maximum centerline finish grade shall be no more than 10.0 % for local streets.

- L. The minimum centerline radius for local streets shall be 100-feet.
 - M. Any filling of low areas that may be required within the public Right of Way shall be compacted to City standards.
 - N. A overall, composite utility plan shall be included in the submitted plan set if the project is phased. This comprehensive utility plan benefits all departments and maintenance groups involved in the review and inspection of the project.
 - O. A detailed grading plan shall be included in the submitted plan set.
 - P. For public utilities not located within public street rights-of-way the applicant shall provide maintenance access acceptable to the City and the applicant shall provide an exclusive 10-foot wide public utility easement (minimum) to be conveyed to the City of Richland.
 - Q. Final design of the public improvements shall be approved at the time of the City's issuance of a Right-of-way Construction Permit for the proposed construction.
 - R. All public improvements shall comply with the State of Washington and City of Richland requirements, standards and codes.
 - S. All cul-de-sacs shall have a minimum radius of 45-feet to the face of curb to allow for adequate turning radius of fire trucks and solid waste collection vehicles.
 - T. Curb returns at minor intersections shall have a minimum radius of 25-feet. Curb returns at major intersections should have minimum radius of 30-feet but should be evaluated on a case by case basis.
 - U. All public streets shall meet design requirements for sight distance (horizontal, vertical and intersectional).
 - V. The final engineered construction plans shall identify locations for irrigation system, street lighting, gas service, power lines, telephone lines, cable television lines, street trees and mail boxes. All electrical appurtenances such as transformers, vaults, conduit routes, and street lights (including their circuit) need to be shown in the plan view.
 - W. Construction plans shall provide or reference all standard drawings or special details that will be necessary to construct all public improvements which will be owned, operated, maintained by the City or used by the general public (Commercial Driveway, Curb, Gutter, Sidewalk, Water, Sewer, Storm, Street and Street lighting etc.).
 - X. The contractor shall be responsible for any and all public infrastructure construction deficiencies for a period of one year from the date of the letter of acceptance by the City of Richland.
14. If the project will be built in phases the applicant shall submit a master plan for the sanitary sewer, domestic water, storm drainage, electrical, street lighting and irrigation system for the entire project prior to submitting plans for the first phase to assure constructability of the entire project. This includes the location and size of any storm retention ponds that may be required to handle runoff.
15. If the City Fire Marshal requires a secondary emergency vehicle access, it shall be included in the construction plan set and be designed to the following standards:
- A. 2-inches compacted gravel, minimum (temp. SEVA only).
 - B. 2% cross-slope, maximum.
 - C. 5% slope, maximum. Any access road steeper than 5% shall be paved or be approved by the Fire Marshal.
 - D. Be 20-feet in width.
 - E. Have radii that are accommodating with those needed for City Fire apparatus.
- Secondary emergency vehicles accesses (SEVA's) shall be 20-feet wide, as noted. Longer secondary accesses can be built to 12-feet wide with the approval of the City of Richland Fire Marshal, however turn-outs are required at a spacing acceptable to the Fire Dept. Temporary SEVA's shall be constructed with 2-inches of compacted gravel, at a minimum. Permanent SEVA's shall be paved with 2-inches of asphalt over 4-inches of gravel, at a minimum.
16. SURVEY MONUMENT DESTRUCTION:

All permanent survey monuments existing on the project site shall be protected. If any monuments are destroyed by the proposed construction, the applicant shall retain a professional land surveyor to replace the monuments and file a copy of the record survey with the City.

- A. No survey monument shall be removed or destroyed (*the physical disturbance or covering of a monument such that the survey point is no longer visible or readily accessible*) before a permit is obtained from the Department of Natural Resources (DNR). WAC 332-120-030(2) states "It shall be the responsibility of the governmental agency or others performing construction work or other activity (including road or street resurfacing projects) to adequately search the records and the physical area of the proposed construction work or other activity for the purpose of locating and referencing any known or existing survey monuments." (RCW 58.09.130).
- B. Any person, corporation, association, department, or subdivision of the state, county or municipality responsible for an activity that may cause a survey monument to be removed or destroyed shall be responsible for ensuring that the original survey point is perpetuated. (WAC 332-120-030(2)).
- C. Survey monuments are those monuments marking local control points, geodetic control points, and land boundary survey corners. (WAC 332-120-030(3)).

When a monument must be removed during an activity that might disturb or destroy it, a licensed Engineer or Land Surveyor must complete, sign, seal and file a permit with the DNR.

It shall be the responsibility of the designing Engineer to identify the affected monuments on the project plans and include a construction note directing them to the DNR permit.

Traffic & Streets:

- 17. The maximum centerline finish grade for the proposed Road A shall be no more than 10%.
- 18. All roads shall be constructed to provide for adequate fire truck & solid waste collection truck access & turnaround movements.
- 19. The proposed road section is not a City standard road section. However given that the adjoining plat of Reata Ridge has the same road section, and because this road terminates within this plat, the City Public Works Dep't supports the proposed road section deviation.
- 20. All driveways shall have a culvert beneath them, per City standard details.

Domestic Water:

- 21. The proposed preliminary plat is located within the Badger Mountain South Master Plan. The City has an agreement with the Badger Mountain Irrigation District that states that the City will serve all new plats within Badger Mountain South with City domestic water. Given that there are no City water mains in the vicinity and a BMID water main is stubbed to this property, the City Public Works Dep't supports the extension of the BMID potable water main into this plat for domestic use. The agreement with BMID may need to be modified to support this deviation. The water system will remain under the BMID's ownership and be their maintenance responsibility.
- 22. The developer will be required to demonstrate that all phases are capable of delivering adequate fire flows prior to construction plans being accepted for review. This may require looping of the watermain from off-site locations, or oversizing of the main where needed.
- 23. The fire hydrant layout shall be approved by the City Fire Marshal.

Sanitary Sewer:

24. There is no City sanitary sewer system in the vicinity of the proposed preliminary plat. It shall be the responsibility of the developer to obtain approval from the Benton Franklin Health District to install on-site sewage disposal systems.

Storm Water:

25. This project may require coverage under the Washington State General NPDES Permit for Construction projects. The Developer shall be responsible for compliance with the permit conditions. The City has adopted revised standards affecting the construction of new stormwater facilities in order to comply with conditions of its NPDES General Stormwater Permit program. This project, and each phase thereof, shall comply with the requirements of the City's stormwater program in place at the time each phase is engineered. The project will require detailed erosion control plans.
26. All storm drainage systems shall be designed following the core elements defined in the latest edition of the Stormwater Management Manual for Eastern Washington. The Hydrologic Analysis and Design shall be completed based on the following criteria: Washington, Region 2, Benton County; SCS Type 1A – 24 Hour storm for storm volume. The applicant's design shall provide runoff protection to downstream property owners.
27. The flow-rate of the public storm drainage system shall be designed using the 2-Year, 3-Hour short duration Eastern Washington storm for pipe and inlet sizing using SCS or Santa Barbara method; no modifying or adding time of concentration; no surcharge allowed. Calculations shall be stamped by a registered professional engineer and shall include a profile of the system showing the hydraulic grade line. The calculations should include a 50-foot wide strip behind each right of way line to represent drainage from private property into the City system. Of that area, 50% shall be considered pervious and 50% impervious. Calculations shall include a profile for the design showing the hydraulic grade line for the system. Passing the storm downhill to an existing system will require a downstream storm system capable of accepting the water without being overwhelmed.
28. All construction projects that don't meet the exemption requirements outlined in Richland Municipal Code, Section 16.06 shall comply with the requirements of the Washington State Department of Ecology issued Eastern Washington NPDES Phase II Municipal Stormwater Permit. All construction activities subject to this title shall be required to comply with the standards and requirements set forth in the Stormwater Management Manual for Eastern Washington (SWMMEW) and prepare a Stormwater Site Plan. In addition a Stormwater Pollution Prevention Plan (SWPPP) or submission of a completed erosivity waiver certification is required at the time of plan submittal.
29. If any existing storm drainage or ground water seepage drains onto the proposed site, said storm drainage shall be considered an existing condition, and it shall be the responsibility of the property developer to design a system to contain or treat and release the off-site storm drainage.
30. If there are any natural drainage ways across the proposed pre-plat, the engineered construction plans shall address it in accordance with Richland Municipal code 24.16.170 ("Easements-watercourses").
31. Prior to or concurrent with the submittal of the first phase the developer shall provide a Geotechnical report including the percolation rate of the soils in the area of any storm retention ponds. If the project constructs a storm retention pond then the engineer will need to demonstrate that the pond will drain itself within 24 hours after the end of a storm event, and not have standing

water in it longer than that. Engineering solutions are available for retention ponds that do not perk within 24 hours.

32. As per RMC chapter 24.20.070 and the City of Richland's Comprehensive Stormwater Management Plan, the storm drainage system installed as part of this plat may need to be oversized in order to handle the additional flow from future developments in the vicinity.
33. If the storm drain pond slopes are greater than 25% or deeper than 4-feet, then a 6-foot fence will be required around the perimeter of the pond with a minimum 12-foot wide gate for maintenance vehicles. A maintenance road from the public Right of Way to the bottom of the pond is also needed (2-inches of compacted gravel, minimum). The City's maintenance of the pond in the future will consist of trimming weeds to maintain compliance with fire and nuisance codes, and maintaining the pond for functionality.
34. The developer shall be responsible for landscaping the storm pond and for its maintenance through the one-year infrastructure warranty period. At a minimum the landscaping plan should be consistent with the City's intended maintenance standard as described above. If the developer wishes for the pond to be landscaped and visually appealing, then the homeowners association should be considered for maintenance responsibilities. This will require an irrigation meter and sprinkler system (including a power source), and responsibility for maintaining the landscaping.
35. The developer of record shall maintain the public storm drainage system for one year from the date of final acceptance by The City of Richland (as determined by the issuance of the "Letter of Final Acceptance"). Said developer shall also thoroughly clean the entire system, including structures, pipelines and basins prior to the City warranty inspection, conducted 11 months after the Letter of Final Acceptance.
36. Groundwater may be present on this site. Given the amount of groundwater encountered in this area (in both developed and undeveloped areas), the possibility of an underdrain system being required exists. Please have test pits and/or bore-holes dug by a geotech engineer, and an evaluation from said engineer prior to permitting. If an underdrain system is not required, the geohydrology report needs to state so. The requested report also needs to address any potential groundwater impacts to existing properties downslope of the proposed preliminary plat. Also, if groundwater is encountered within 5-feet of finished grade during plat construction, an underdrain system will be required.

Final Platting Requirements:

37. When the construction is substantially complete a paper set of "record drawings" shall be prepared by a licensed surveyor and include all changes and deviations. Please reference the Public Works document "RECORD DRAWING REQUIREMENTS & PROCEDURES" for a complete description of the record drawing process. After approval by the City of the paper copy, a mylar copy of the record drawings shall be submitted along with a CAD copy of them. The electronic as-built record drawings shall be submitted in a AutoCAD format compatible with the City's standard CAD software. All final punchlist items shall be completed or financially guaranteed prior to recording of the final plat.
38. Public utility infrastructure located on private property will require recording of a City standard form easement prior to acceptance of the infrastructure and release of a certificate of occupancy. The City requires preparation of the easement legal description by the developer two weeks prior to the scheduled date of occupancy. Once received, the City will prepare the easement document and provide it to the developer. The developer shall record the easement at the Benton County Assessor and return a recorded original document to the City prior to application for final occupancy.

39. Any off-site easements or permits necessary for this project shall be obtained and secured by the applicant and supplied to the City at the time of plat construction and prior to final plat acceptance by the City.
40. Ten-foot wide public utility easements will be required on the final plat along both sides of all Right-of-Ways within the proposed plat.
41. All landscaped areas within the plat that are in the public Right of Way shall be the responsibility of the property owners to maintain.
42. The intended use and ownership of all tracts within the plat shall be noted on the final plat.
43. Property with an unpaid L.I.D. assessment towards it must be paid in full or segregated per Richland Municipal Code 3.12.095.
44. Any restricted parking areas shall be indicated on the final plats.



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Resolutions – Adoption

Key Element: Key I - Financial Stability & Operational Effectiveness

Subject:

Resolution No. 169-16, Reappointment to the Library Board

Department:
City Attorney

Ordinance/Resolution Number:
169-16

Document Type:
Resolution

Recommended Motion:

Adopt Resolution No. 169-16, reappointing Jana Kay Lunstad to the Richland Public Library Board of Trustees to serve until September 30, 2021.

Summary:

Jana Kay Lunstad was first appointed to the Richland Library Board of Trustees in January, 2012. Ms. Lunstad's first term will be expiring September 30, 2016.

Library Board Vice Chair Somasundaram and Council Liaison Luzzo Gilmour are recommending the reappointment of Ms. Lunstad to Position No. 2 to serve a second term until September 30, 2021.

No other application packets were received during the posting of the vacancy.

Fiscal Impact:

None.

Attachments:

1. Proposed Resolution
2. Recommendation and Application

RESOLUTION NO. 169-16

A RESOLUTION of the City of Richland confirming the position reappointment of Jana Kay Lunstad to the Library Board.

BE IT RESOLVED by the City Council of the City of Richland that the following position reappointment to the Library Board is hereby confirmed:

<u>NAME</u>	<u>POSITION NO.</u>	<u>TERM ENDING</u>
Jana Kay Lunstad	2	9/30/2021

BE IT FURTHER RESOLVED that this resolution shall take effect immediately.

ADOPTED by the City Council of the City of Richland, at a regular meeting on the 6th day of September 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

Barham, Debby

From: Sriram S <sriramsomasun@gmail.com>
Sent: Wednesday, August 17, 2016 7:56 AM
To: Barham, Debby
Cc: Luzzogilmour, Dori; Roseberry, Ann
Subject: Richland Library Board Recommendation

August 17, 2016

After discussing the application packet, submitted by Ms. Lunstad, with Council Liaison Luzzogilmour, we recommend the reappointment of Ms. Jana Kay Lunstad to the Library Board of Trustees for a second term.

Thank you.

Sincerely,
Sriram Somasundaram
Library Board Vice Chair

Sent from my iPad



APPLICATION FORM

BOARD ~ COMMISSION ~ COMMITTEE

RECEIVED

AUG 12 2016

RICHLAND CITY CLERK

BOARD/COMMISSION/COMMITTEE FOR WHICH APPLYING: Library Board

NAME: Jana Kay Lunstad Contact Telephone: 509 - 392 - 1482

ADDRESS: 1101 Cedar Ave Alternate Telephone: _____

CITY, STATE, ZIP: Richland, WA 99354 E-mail: jana.kay@live.com

Arts Commission or Parks & Recreation Commission Applicants Only: → Adult: _____ Youth / Grade: _____

LENGTH OF RESIDENCE IN RICHLAND: 1 1/2 yrs 3 mos

OCCUPATIONAL AND EDUCATIONAL BACKGROUND: academics @ WashTri-Cities; Master's in English

EXPERIENCE RELATED TO THE BOARD/COMMISSION/COMMITTEE, WHICH YOU ARE APPLYING FOR: currently serve on the Board; deeply committed to libraries

ARE YOU CURRENTLY SERVING ON A BOARD, COMMISSION, OR COMMITTEE? IF YES, WHICH:
(An individual is limited to serve on two boards, commissions or committees at the same time)

Richland Library Board

HAVE YOU SERVED ON A BOARD, COMMISSION, OR COMMITTEE BEFORE? IF YES, WHICH: _____

Richland Library Board, Kennewick Arts Commission

ARE YOU CURRENTLY AN EMPLOYEE OF THE CITY OF RICHLAND? ☒ No ☐ Yes (if yes, see exemption below)

Per Richland Municipal Code Section 2.28.520, no employee, during his or her term of service in City employment, shall be eligible, or be appointed, to serve on any City board, committee or commission performing an advisory function to the City Council.

A RESUME IS REQUIRED – PLEASE ATTACH IT TO THIS APPLICATION

By submitting this application, I hereby waive my right to privacy with respect to the information contained in my application and any supporting documents attached thereto. The City, its officials, or employees are authorized to make my application and supporting documents available for public inspection, including inspection by members of the media. **In addition, I certify that I am in compliance with the qualification requirements of this appointment.**

Date: 8-3-16 Signature: Jana Kay Lunstad

Return to: Office of the City Clerk, P.O. Box 190 MS-05, 975 George Washington Way, Richland, WA 99352 Phone: 942-7388 Fax: 942-7379 Email: dbarham@ci.richland.wa.us

RECEIVED

RICHMOND CITY CLERK

James Brown

207 - 225 - 1483

James Brown
207 - 225 - 1483

James Brown

207 - 225 - 1483

James Brown

James Brown
207 - 225 - 1483

James Brown
207 - 225 - 1483

James Brown

James Brown

James Brown

207 - 225 - 1483

JANA KAY LUNSTAD

1101 Cedar Ave
Richland, WA 99354

509-392-1482
jana.kay@live.com

SUMMARY OF SKILLS

- 20 years of professional experience with increasing levels of responsibilities
- Independent and collaborative project development and management
- Understand criteria for presentations and messaging for priority initiatives
- Communication, leadership, and team building
- Sound decision making and problem solving
- Responsible oversight of state-funded and student fee-funded budgets
- Commitment to civic engagement and volunteerism
- Supervisory experience of classified and administration professional staff
- Strategic planning and program assessment
- Data-informed decision making

EMPLOYMENT SUMMARY

WASHINGTON STATE UNIVERSITY TRI-CITIES

Academic Affairs Coordinator, Office of Academic Affairs	May 2015 to present
Enrollment Management Coordinator, Office of Admissions	January 2012 to May 2015
Executive Assistant, Office of the Vice Chancellors	July 2009 to December 2011
Executive Assistant, Office of the Chancellor	March 2007 to July 2009
Adjunct Faculty, College of Liberal Arts	August 2007 to July 2010
Academic Coordinator, College of Liberal Arts	October 2005 to March 2007

UTAH STATE UNIVERSITY

Academic Advisor, University Advising & Transfer Services	June 2004 to September 2005
Academic Advisor, Department of English	May 1999 to June 2004
Assistant Director of Writing, Department of English	March 1999 to June 2000
Instructor, Department of English	August 1998 to June 2004
Information Specialist, Office of Financial Aid	January 1994 to August 1998

EDUCATION

MS, English	Utah State University, Emphasis in Literary Studies, June 1998
BS, English	Utah State University, Emphasis in Literary Studies, June 1995
AA, English	Rick's Junior College, December 1991

JANUARY 1993

1993 JAN 1993

1993 JAN 1993
1993 JAN 1993

SUMMARY OF CHANGES

- 20 years of experience in the field of international development and collaborative project development and management
- Extensive experience in the field of international development and collaborative project development and management
- Extensive experience in the field of international development and collaborative project development and management
- Extensive experience in the field of international development and collaborative project development and management

Extensive experience in the field of international development and collaborative project development and management

Extensive experience in the field of international development and collaborative project development and management

Extensive experience in the field of international development and collaborative project development and management

Extensive experience in the field of international development and collaborative project development and management

Extensive experience in the field of international development and collaborative project development and management

EDUCATION

- Washington State University, B.S. in Business Administration, 1975
- Washington State University, M.A. in International Development, 1978
- Washington State University, Ph.D. in International Development, 1981
- Washington State University, Ph.D. in International Development, 1984
- Washington State University, Ph.D. in International Development, 1987
- Washington State University, Ph.D. in International Development, 1990
- Washington State University, Ph.D. in International Development, 1993

Washington State University, Ph.D. in International Development, 1993

Washington State University, Ph.D. in International Development, 1993

Washington State University, Ph.D. in International Development, 1993

Washington State University, Ph.D. in International Development, 1993

Washington State University, Ph.D. in International Development, 1993

EDUCATION

- Washington State University, B.S. in Business Administration, 1975
- Washington State University, M.A. in International Development, 1978
- Washington State University, Ph.D. in International Development, 1981
- Washington State University, Ph.D. in International Development, 1984
- Washington State University, Ph.D. in International Development, 1987
- Washington State University, Ph.D. in International Development, 1990
- Washington State University, Ph.D. in International Development, 1993

RECENT ADMINISTRATIVE EXPERIENCE

Academic Affairs Coordinator, WSU Tri-Cities (May 2015 to Present)

Manage projects and coordinate communications and marketing for the Office of Academic Affairs; collaborate with faculty and units from across campus to solve problems and advance the academic mission; lead the Executive Retention Team; represent Academic Affairs at community events; speak on behalf of the Vice Chancellor for Academic Affairs.

Enrollment Management Coordinator, WSU Tri-Cities (January 2012 to May 2015)

Responsible for recruitment, retention, and new student orientation; supervise admissions counselors and student ambassadors to recruit first-year and transfer students from local and regional high schools and community colleges; promoted the campus and build relationships with high school and community college counselors; partnered with state organizations to provide training opportunities for high school counselors; collaborated with early outreach programs to provide access for underserved populations; and engaged the campus community in recruitment and retention efforts.

Executive Assistant, Office of the Vice Chancellors, WSU Tri-Cities (July 2009 to December 2011)

Served as primary contact and central liaison with academic colleges and departments; chaired commencement committee; processed faculty applications and offer letters; planned new faculty orientation; provided direct administrative support; arranged travel; reconciled purchasing card and budget statements; composed and edited proposals, manuscripts, reports, and other written materials; researched, developed and prepared high-profile presentations.

Executive Assistant, Office of the Chancellor, WSU Tri-Cities (March 2007 to July 2009)

Served as primary contact and central liaison with internal and external constituencies; chaired commencement committee; provided direct administrative support; arranged travel; reconciled purchasing card and budget statements; edited proposals, manuscripts, reports, and other written materials; researched, developed and prepared high-profile presentations.

Academic Coordinator, Liberal Arts, WSU Tri-Cities (October 2005 to March 2007)

Advised approx. 250 students; worked closely with the academic director to determine scheduling and course evaluations; communicated policies and procedures to adjunct faculty; coordinated advising and recruitment with Columbia Basin College; participated in student recruitment events.

CIVIC ENGAGEMENT

Soroptimist International of Three Rivers (October 2013 to present)

International volunteer organization that promotes the economic and social empowerment of women and girls in local communities and throughout the world; Co-Chair of Finance FY15 and FY16; President-Elect FY17

Richland Public Library Board (January 2012 to present)

Appointed by the Richland City Council to establish basic policies for the operation of the Richland Public Library, including fiscal oversight, to provide library services to the community; Chair 2014, 2015, 2016

Kennewick Arts Commission (April 2010 to March 2013)

Appointed by the Kennewick City Council to manage and procure the city's public art.

Leadership Tri-Cities Class XIV (August 2008 to June 2009)

An educational program that provided a forum to examine issues that face the Mid-Columbia region, with an emphasis on civic engagement and community service.

000

On behalf of the Vice-Chancellor for Academic Affairs,
I am pleased to announce that the Executive Board of the Association of
Colleges and Universities (ACU) has accepted the following resolution
and recommendation and is requesting that the Office of Academic Affairs
implement the same as soon as possible and report back to the Executive Board
on the progress of implementation.

community collaboration with early childhood programs to provide access to underserved populations. Community health centers have been successful in reaching underserved populations, and have been able to provide a variety of services to underserved populations. Community health centers have been successful in reaching underserved populations, and have been able to provide a variety of services to underserved populations.

[illegible][illegible][illegible]

703445 1094 070

Elect 141A

librarians, including local ones, and to provide library services to the community (Chair 2015, 2016). Appointed by the Richmond City Council to establish these policies for the creation of the Richmond Public Library, including Public Library 99 and Library 100 (to be named).

appointed by the Kenosha & City Council to manage and operate the city's public utility, including the water and sewer systems, and the city's public works department.

With its emphasis on basic mathematics and science, the new curriculum is designed to provide a solid foundation for students in the fields of engineering, technology, and the sciences. The curriculum is designed to be flexible, allowing students to tailor their studies to their interests and career goals. The curriculum is designed to be challenging, providing students with the opportunity to develop their problem-solving and critical thinking skills. The curriculum is designed to be relevant, providing students with the knowledge and skills they need to succeed in the 21st-century workforce. The curriculum is designed to be accessible, providing students with the opportunity to learn at their own pace and in their own way. The curriculum is designed to be engaging, providing students with the opportunity to learn through a variety of methods, including lectures, seminars, and hands-on experiences. The curriculum is designed to be comprehensive, providing students with a broad range of knowledge and skills. The curriculum is designed to be up-to-date, providing students with the latest information and technology. The curriculum is designed to be future-oriented, providing students with the skills they need to succeed in the future. The curriculum is designed to be a model for other educational institutions, providing a blueprint for the future of education. The curriculum is designed to be a source of pride for the institution, providing a clear and concise statement of its mission and values. The curriculum is designed to be a source of inspiration for students, providing a clear and concise statement of their potential. The curriculum is designed to be a source of hope for the future, providing a clear and concise statement of the possibilities that lie ahead.



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Resolutions – Adoption

Key Element: Key I - Financial Stability & Operational Effectiveness

Subject:

Resolution No. 170-16, Approving a Closing Agreement with the Washington State Department of Revenue Regarding Brokered Natural Gas Use Tax

Department:
City Attorney

Ordinance/Resolution Number:
170-16

Document Type:
Resolution

Recommended Motion:

Adopt Resolution No. 170-16, authorizing the City Manager to execute a Closing Agreement with the Department of Revenue related to Brokered Natural Gas (BNG) use tax.

Summary:

Brokered natural gas (BNG) use taxes imposed pursuant to RCW 82.14.230 are due to the city where the natural gas is burned. In 2011-2012, IGI, Inc., an out-of-state natural gas broker, collected and remitted local public utility taxes to cities where natural gas was transferred, rather than where it was burned. The taxes paid by IGI, Inc. in the city where gas was transferred were rightfully owed to the City of Richland, yet, due to circumstances beyond the City's control, Richland was notified in mid-2014 that \$193,551.74 in taxes rightfully belonging to the City of Richland were required to be refunded to the Department of Revenue (DOR).

In July 2015, the City began remitting \$10,000 a month under protest while actively seeking a satisfactory remedy from the Department of Revenue related to its administration of BNG use taxes. The City was compelled to seek a satisfactory outcome based on the fact that Richland citizens were being denied significant tax revenue due to no fault of the City.

After considerable effort, to include conversations occurring at all levels of administration in both the City and DOR, the Department of Revenue agreed to enter into a Closing Agreement with the City of Richland to resolve the outstanding dispute between the parties.

The proposed Closing Agreement waives the City of Richland's remaining remittance balance, which is currently \$63,551.74. After a thorough review of the pros and cons of continued efforts to achieve additional recovery through litigation, of which Council has been briefed, Staff recommends approval of the proposed Closing Agreement.

Fiscal Impact:

Adoption of the Closing Agreement will allow the City of Richland to retain \$63,551.74.

Attachments:

1. Proposed Resolution
2. Proposed Closing Agreement with DOR

RESOLUTION NO. 170-16

A RESOLUTION of the City of Richland authorizing a Closing Agreement with the Washington State Department of Revenue to settle a bona fide dispute related to brokered natural gas use taxes.

WHEREAS, Brokered natural gas (BNG) use taxes imposed pursuant to RCW 82.14.230 are due to the city where the natural gas is burned; and

WHEREAS, IGI, Inc., an out-of-state natural gas broker, collected and remitted local public utility taxes to cities where natural gas was transferred, rather than where it was burned; and

WHEREAS, the taxes paid by IGI, Inc. in the city where gas was transferred were rightfully owed to the City of Richland; and

WHEREAS, due to circumstances beyond Richland's control, the City was notified that \$193,551.74 in taxes rightfully belonging to the City of Richland were required to be refunded to the Department of Revenue; and

WHEREAS, in July 2015, the City began remitting \$10,000 a month under protest while actively seeking a satisfactory remedy from the Department of Revenue related to its administration of BNG use taxes, and the fact that the City of Richland was being denied significant tax revenue due to no fault of its own; and

WHEREAS, the Department of Revenue has agreed to enter into a Closing Agreement with the City of Richland to resolve the outstanding dispute between the parties; and

WHEREAS, the Closing Agreement waives the City of Richland's remaining remittance balance, which is currently \$63,551.74; and

WHEREAS, the Closing Agreement contains a detailed recitation of the history of this issue and the facts in support of the proposed agreement between the parties.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland that the City Manager is authorized to execute a Closing Agreement with the Washington State Department of Revenue to resolve the outstanding dispute related to brokered natural gas use taxes.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately.

ADOPTED by the City Council of the City of Richland at a regular meeting on the 6th day of September, 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

CLOSING AGREEMENT NO. ____

CITY OF RICHLAND
Imaging Account No. 000 000 304
Tax Period: 2012-2013
Type of Tax: Brokered Natural Gas Use Tax
Amount at Issue: \$193,551.75
Amount Cancelled and Waived: \$63,551.75
Amount to be Refunded: \$0

THIS AGREEMENT is entered into between the Department of Revenue and the City of Richland.

RECITALS

A. Brokered natural gas use taxes imposed pursuant to RCW 82.14.230 are due to the city where the natural gas is burned. *G-P Gypsum Corp. v. Dep't of Revenue*, 169 Wn.2d 304 (2010). Notwithstanding the court's holding in *G-P Gypsum*, IGI, an out-of-state natural gas broker, collected and remitted local public utility taxes to cities where natural gas was transferred, rather than where it was burned.

B. RCW 82.14.230(4) provides a credit against brokered natural gas use tax for gross receipts taxes and similar use taxes that are paid to another municipality or other unit of local government with respect to the natural gas for which a credit is sought. As a result, taxpayers reporting brokered natural gas use taxes to the City of Richland—where the natural gas at issue in this dispute was burned—took a credit against those taxes for local public utility taxes that IGI collected and remitted to the City of Kennewick where the natural gas was transferred. Understanding that the natural gas was due where the gas was burned, the Department of Revenue treated the credits taken against the City of Richland's brokered natural gas use taxes as taken in error and paid to the City of Richland the local natural gas use taxes which were reported.

C. In June 2014, the Department of Revenue and various cities, including the Cities of Kennewick and Richland, met to determine how to resolve brokered natural gas use tax disputes where cities received taxes that were correctly due to other cities. The cities decided that the Department should disallow the credits taken against brokered natural gas use taxes and work with the cities that received local public utility taxes that were not due to facilitate refunds of those taxes.

D. In accordance with the understanding reached at the June 2014 meeting, the Department disallowed the remaining credits taken against the City of Richland's brokered natural gas use taxes and paid to the City of Richland the remaining brokered natural gas use taxes that it had not received due to additional credits taken by taxpayers.

E. In December 2013, the City of Kennewick enacted an ordinance to limit tax refunds to a one-year period. The ordinance barred affected taxpayers from receiving

a refund of local public utility taxes paid prior to the one-year refund period. As a result, the taxpayers were entitled to the credit against their brokered natural gas use tax liabilities for those periods. The amount of the credits totaled \$193,551.74.

F. After the Department was informed of the City of Kennewick's ordinance, it notified the City of Richland that, due to the ordinance's one-year refund limitation, the City of Richland was required to return \$193,551.74 to the Department. The City of Richland disagreed, but began making \$10,000.00 monthly payments to the Department under protest.

G. As of the date of this Closing Agreement, the City of Richland has paid \$130,000.00 to the Department, leaving a balance due of \$63,551.74.

H. A bona fide dispute exists between the parties and the parties acknowledge the complexity of the factual and legal issues underlying their dispute.

NOW, THEREFORE, in consideration of the mutual promises set forth herein, the Department and the City of Richland agree as follows:

AGREEMENT

1. **Cancellation of Remaining Amount Due.** Upon execution of this Closing Agreement, the Department agrees to accept the \$130,000.00 paid by the City of Richland to date as full payment of the amount due, and cancel and waive the remaining disputed amount of \$63,511.74.

2. **Release.** This Closing Agreement is intended to resolve all claims and liabilities related to the brokered natural gas use taxes at issue in this dispute for the tax period at issue. The Department and the Taxpayer each agree not to commence or pursue any judicial, administrative, or other claims or actions in regard to this dispute and these liabilities for the tax period.

3. **Warranties.** Each signatory hereto represents and warrants that all necessary signatures and consents to enter into this Closing Agreement and to assume and perform the obligations hereunder have been properly obtained. The signatories also represent that they have authority to bind the respective parties.

4. **Interpretation.** Each term and provision of this Closing Agreement is deemed to have been explicitly negotiated at arm's length between the parties and in all cases shall be construed and interpreted according to its fair meaning and not strictly for or against either party and without reference to who might have drafted the term.

5. **Independent Judgment.** Each party represents and warrants to the other that the decision to enter this Closing Agreement is not based upon any representation by any other party or by any representative of any other party. The Department and the City

of Richland each represent that it has obtained independent legal advice prior to executing this Closing Agreement.

6. Remedy; Venue. The sole remedy for breach of any provision of this Closing Agreement shall be specific performance of the breached provision. No suit, action, or proceeding of any kind, type or nature whatsoever arising out of or in any way relating to this Agreement shall be commenced other than in the Superior Court of Thurston County, Washington.

7. Choice of Law. This Closing Agreement is entered into and shall be construed and interpreted in accordance with the laws of the State of Washington.

8. Integrated Agreement. This Closing Agreement embraces and includes the entire agreement between the parties and may not be changed except in writing by both parties.

9. Counterparts. This Closing Agreement may be executed in original counterparts, and each counterpart shall constitute but one and the same instrument. Duplicate copies of this Closing Agreement shall have the same force and effect as the original copy.

10. Effective Date. This Closing Agreement shall become operative as of the date of the last signature fixed hereon.

STATE OF WASHINGTON
DEPARTMENT OF REVENUE

By: _____
Title: _____

Date: _____

CITY OF RICHLAND

By: _____
Title: _____

Date: _____



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Resolutions – Adoption

Key Element: Key 3 - Economic Vitality

Subject:

Resolution No. 171-16, Authorizing a Purchase and Sale Agreement with Vatos Locos, LLC (formally JLMM's, LLC)

Department:

Community & Development Services

Ordinance/Resolution Number:

171-16

Document Type:

Resolution

Recommended Motion:

Authorize the City Manager to sign and execute a Purchase and Sale Agreement with JLMM's LLC, for the purchase of 5.67 acres in the Horn Rapids Industrial Park along the north side of First Street east of Kingsgate Way.

Summary:

JLMM's, LLC is proposing to purchase 5.67 acres in the Horn Rapids Industrial Park along the north side of First Street, east of Kingsgate Way, for the construction and operation of a light industrial development.

JLMM's, LLC is the present owner of Paintmaster Services in Richland and Columbia Industrial Coatings in Kennewick, and are looking to consolidate both facilities to the Horn Rapids Industrial Park. They plan to construct office space, warehousing and shop space for painting, sandblasting and coating, as well plans for future expansion for leasing space.

The new combined facility will employ approximately 15-20 people.

The purchase price is \$40,000 per acre for the 5.67 acre property, amounting to estimated gross proceeds of \$226,800. The proposed price is consistent with the City of Richland's Resolution No. 35-13, which established pricing with the Horn Rapids Industrial Park in September 2013.

The City will retain a repurchase right if JLMM's, LLC has not submitted an application for approval of building plans to the City within twelve (12) months of closing, or if JLMM's, LLC does not begin construction within twenty-four (24) months of closing.

The proposed purchase was reviewed by the Economic Development Committee, whereby they recommended approval at their August 22, 2016, meeting.

Fiscal Impact:

The Purchaser will pay \$226,800 for the 5.67 acre property. Net proceeds after Closing will be put in the City's Industrial Development Fund.

Attachments:

1. Propose Resolution
2. Draft PSA
3. Record Survey No. 4011
4. Site Map - JLMM's Purchase

RESOLUTION NO. 171-16

A RESOLUTION of the City of Richland approving that certain Purchase and Sale Agreement by and between the City of Richland and JLMM's, LLC.

WHEREAS, the City of Richland is the record owner of 5.67 acres of city-owned surplus property along the north side of First Street in the Horn Rapids Business Center; and

WHEREAS, pursuant to Richland Municipal Code (RMC) Section 3.06, the City of Richland has full authority to negotiate the sale of surplus property that is in the best interest of the city; and

WHEREAS, the aforesaid 5.67 acres of city-owned property is managed by the Economic Development Office and is available for sale; and

WHEREAS, pursuant to Resolution No. 35-13, adopted by City Council on September 17, 2013, setting prices for city-owned surplus property, the 5.67 acre industrial park property is available for sale at \$40,000 per acre, for a total price of \$226,800; and

WHEREAS, JLMM's, LLC, has agreed to purchase the property for said amount; and

WHEREAS, at their August 22, 2016 meeting, the Economic Development Committee provided a positive recommendation to the Council for the sale of the 5.67 acre property in the Horn Rapids Industrial Park to JLMM's, LLC; and

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Richland finds and declares that Parcel B of Record Survey No. 4011 in the Horn Rapids Industrial Park, a 5.67 acre property along the north side of First Street, be sold to JLMM's LLC at the price established by Resolution No. 35-13 for industrial park property of \$40,000 per acre, for a total sale price of \$226,800.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately.

ADOPTED by the City Council of the City of Richland at a regular meeting on the 6th day of September, 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

AGREEMENT FOR PURCHASE AND SALE OF REAL PROPERTY

This Agreement for Purchase and Sale of Real Property (the "Agreement") is made and entered into this ____ day of ____, 2016 between the **CITY OF RICHLAND**, a Washington municipal corporation ("Seller"), and **JLMM's, LLC**, ("Purchaser").

1. Purchase and Sale of Property. Seller agrees to sell and Purchaser agrees to purchase, on the terms hereafter stated, all of the following described property (collectively, the "Property"):

1.1. The Property. The land involved in this transaction is located in the City of Richland, Benton County, Washington, as depicted in Record Survey No. 4011 in **Exhibit A**, and is legally described as follows:

PARCEL B OF RECORD SURVEY NO. 4011, BEING THAT PORTION OF THE EAST HALF OF SECTION 21, TOWNSHIP 10 NORTH, RANGE 28 EAST, WILLAMETTE MERIDIAN, CITY OF RICHLAND, BENTON COUNTY, WASHINGTON, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF PARCEL 1, RECORD OF SURVEY AND BINDING SITE PLAN NO. 2056, RECORDED IN VOLUME 1 OF SURVEYS, PAGE 2056, RECORDS OF BENTON COUNTY, WASHINGTON, SAID POINT BEING ON THE NORTH RIGHT-OF-WAY LINE OF FIRST STREET AND THE TRUE POINT OF BEGINNING.

THENCE NORTH 02°57'25" EAST ALONG THE EAST LINE OF SAID PARCEL 1, A DISTANCE OF 413.53 FEET TO THE SOUTH LINE OF TRACT 4, RECORD OF SURVEY 2515, RECORDED IN VOLUME 1 OF SURVEYS, PAGE 2515, RECORDS OF BENTON COUNTY, WASHINGTON; THENCE SOUTH 87°33'09" EAST ALONG THE SOUTH LINE THEREOF, A DISTANCE 515.73 FEET TO THE SOUTHEAST CORNER OF SAID TRACT 4; THENCE SOUTH 00°36'30" EAST A DISTANCE OF 471.30 FEET TO SAID NORTHERLY RIGHT-OF-WAY OF FIRST STREET; THENCE SOUTH 89°29'08" WEST ALONG SAID NORTHERLY RIGHT-OF-WAY, A DISTANCE OF 187.20 FEET TO A POINT OF CURVE; THENCE CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY ALONG A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 24°47'08", A RADIUS OF 770.00 FEET, AN ARC DISTANCE OF 333.09 FEET; THENCE CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY NORTH 65°43'44" WEST, A DISTANCE OF 33.98 FEET TO THE TRUE POINT OF BEGINNING.

SUBJECT TO EASEMENTS, RESERVATIONS, RESTRICTIONS, AND RIGHT-OF-WAYS OF RECORD.

1.2. Scrivener's Errors. In the event of an error in the legal description, the parties agree that either party or a scrivener may correct the error.

1.3. Laws and Rights. It is understood that the sale and conveyance to be made pursuant to this Agreement shall be subject to any and all applicable federal, state and local laws, orders, rules and regulations, and any and all outstanding rights of record or which are open and obvious on the ground.

1.4. Timing of Conveyance. The Property described in Section 1.1 shall be conveyed to Purchaser by a Statutory Warranty Deed ("Deed") subject to the permitted exceptions and at the time of payment. The Deed shall be delivered to Purchaser at closing.

2. Purchase Price. The purchase price for the Property shall be Forty Thousand Dollars (\$40,000) per acre, for a total purchase price of Two Hundred Twenty Six Thousand Eight Hundred Dollars (\$226,800) for the 5.67 acre property.

2.1. Earnest Money Deposit. As consideration for Seller's execution and delivery of this Agreement, Purchaser will deposit with Cascade Title Company ("Title Company") a check in the amount of Ten Thousand Dollars (\$10,000) in form and content of attached hereto within five (5) business days after both parties have signed this Agreement. Hereafter, the term "Earnest Money Deposit" shall be used to refer, when appropriate, to the Earnest Money Check and, when paid, to the principal thereof and any interest thereon. Purchaser shall be entitled to direct the Title Company to place the Earnest Money Deposit in an interest bearing account of Purchaser's choice. The Earnest Money Deposit will be returned if Purchaser determines to terminate Agreement during the due diligence period provided in Section 3.3. However, should Purchaser default or terminate this Agreement at any time after the due diligence period has expired, the balance of the earnest money shall be forfeited to Seller pursuant to Section 9 herein, but only after any outstanding obligations for Title Company services as specified in 4.1, have been deducted and paid from the Earnest Money Deposit.

3. Conditions Precedent to Sale. This Agreement is made and executed by the parties hereto subject to the following conditions precedent:

3.1. Executed Contract. The "Executed Contract" date is the date that both parties have signed this Purchase and Sale Agreement. If the Purchase and Sale Agreement is signed on different days, the "Executed Contract" date is the date of the last signing party. Both Purchaser and Seller must sign this Purchase and Sale Agreement within fifteen (15) business days of approval from the Richland City Council. If signatures are not received by both parties within fifteen (15) business days, this Agreement shall automatically terminate and be without any further force and effect, and without further obligation of either party to the other.

3.2. Preliminary Title Report. Within five (5) business days after the Execution Date, Purchaser, at its sole cost and expense, shall order from Cascade Title Company a preliminary title report on the Property, and copies of all documents referred to therein, and upon receipt, furnish same to Seller.

3.3. Due Diligence. Purchaser is granted a due diligence period until and including thirty (30) business days after receipt of the title report described in Section 3.2. Said due diligence period may be extended an additional thirty (30) business days upon written mutual agreement by both Purchaser and Seller. Purchaser may conduct, at its own expense, a full review of legal, title, environmental, archaeological and any other related issues. If the results of said review are unsatisfactory in Purchaser's opinion, Purchaser may, at its option,

elect to terminate this Agreement by giving Seller written notice of termination prior to the end of the due diligence period. In the event of termination by Purchaser under this section, this Agreement shall immediately terminate and be without any further force and effect, and without further obligation of either party to the other. If Purchaser has terminated this Agreement and items specified in 6.1.3 have been completed, the costs incurred for these services shall be deducted from the Earnest Money Deposit, and the balance paid to Purchaser within five (5) business days of termination.

3.4. Council Approval. The closing of this transaction is contingent upon approval of this Agreement by the City Council of the City of Richland. In the event the Richland City Council determines not to approve this Agreement, this Agreement shall immediately terminate and be without any further force and effect, and be without further obligation of either party to the other.

4. Closing. On or before the date of closing, Purchaser shall deliver to Cascade Title Company the Purchase Price for the Property in the form of a certified or cashier's check. Seller shall deliver the Deed, as approved by Purchaser, to the Title Company for placing in escrow. Title Company shall be instructed that when it is in a position to issue a standard owner's policy of title insurance in the full amount of the Purchase Price, insuring fee simple title to the Property as described in Section 1.1 in Purchaser, Title Company shall record and deliver to Purchaser the Deed; and issue and deliver to Purchaser the standard owner's policy of title insurance.

4.1. Closing Costs. Each party shall pay its own attorney's fees. Seller shall pay one-half of all recording costs, escrow closing costs, if applicable, and the full premium for a standard owner's policy of title insurance. Purchaser shall pay one-half of all transfer taxes, recording costs and escrow closing costs.

4.2. Closing Date. The closing of the transaction and delivery of all items shall occur at Cascade Title Company, and shall occur on a date specified by Cascade Title Company with written notice to Seller and Purchaser. Unless extended in writing by the parties, closing shall occur no later than sixty (60) business days after the last day of the Due Diligence period. Failure to close within sixty (60) days, or to extend the closing Date by mutual agreement of the parties, shall cause this Agreement to terminate and be without any further notice and effect, and without any further obligation of either party to the other.

5. Title. Upon closing of escrow as set forth in Section 4, fee title to the Property shall be conveyed by Seller to Purchaser by a duly executed Statutory Warranty Deed.

6. Covenants, Representations and Warranties.

6.1. Seller's Covenants. Seller hereby covenants and agrees as follows:

6.1.1. From the date of this Agreement through the Closing Date, Seller shall not make any material alterations to the Property or to any of the licenses, permits, legal classifications or other governmental regulations relating to the Property, nor enter into any leases or agreements pertaining to the Property without Purchaser's prior written consent.

6.1.2. During the Contract Period, Seller shall not voluntarily cause to be recorded any encumbrance, lien, deed of trust, easement or the like against the title to the Property without Purchaser's prior consent.

6.1.3. Seller shall use its best efforts to remove all disapproved exceptions within the Preliminary Title Report.

6.1.4. During the Contract Period, Seller will operate and maintain the Property in a manner consistent with Seller's past practices relative to the Property and so as not to cause waste to the Property.

6.2. Seller's Representations and Warranties. Seller hereby makes the following representations and warranties to Purchaser, each of which shall be true on the date hereof, throughout the contract period, and on the date of closing. Seller shall immediately provide Purchaser with written notice of any event which would make any representation or warranty set forth below incorrect or untrue, and upon receipt of such notice, Purchaser may elect to terminate this Agreement. Upon Purchaser's election to terminate, this Agreement shall be without any further force and effect, and without further obligation of either part to the other.

6.2.1. Seller has full power and authority to enter into and carry out the terms and provisions of this Purchase Agreement and to execute and deliver all documents which are contemplated by this Agreement, and all actions of Seller necessary to confer such authority upon the persons executing this Purchase and Sale Agreement and such other documents will have been, or will be, taken.

6.2.2. Seller has not received any written notice from any governmental authorities or regulatory agencies that eminent domain proceedings for the condemnation of the Property are pending or threatened.

6.2.3. Seller has not received any written notice of pending or threatened investigation, litigation or other proceeding before a local governmental body or regulatory agency which would materially and adversely affect the Property.

6.2.4. Seller has not received any written notice from any governmental authority or regulatory agency that Seller's use of the Property is presently in violation of any applicable zoning, land use or other law, order, ordinance or regulation affecting the Property.

6.2.5. No special or general assessments have been levied against the Property except those disclosed in the Preliminary Title Report, and Seller has not received written notice that any such assessments are threatened.

6.2.6. Seller is not a "foreign person" for purposes of Section 1445 of the Internal Revenue Code.

6.2.7. Seller is a Washington municipal corporation, duly formed and organized, validly existing and in good standing under the laws of the State of Washington.

6.3. Purchaser's Representations: Purchaser hereby makes the following representations to Seller, each of which shall be true on the date hereof and on the date of closing.

6.3.1. Purchaser has full power and authority to enter into and carry out the terms and provisions of this Purchase and Sale Agreement and to execute and deliver all documents which are contemplated by this Agreement, and all actions of Purchaser necessary to confer such authority upon the persons executing this Purchase Agreement and such other documents have been, or will be, taken.

6.3.2. Purchaser represents that it has sufficient funds to close this transaction.

6.3.3. Purchaser further represents that the property will be developed with a 2,000 square foot shop and warehouse, including a booth for painting and sandblasting. Deviation from this intended use must be authorized by the Seller in writing or be subject to the Reversionary Clause in Section 10.13. This agreement does not alleviate the Purchaser from obtaining the necessary approvals, authorizations or permits required for the development of property for said use.

6.3.4. PURCHASER AGREES THAT POLE BUILDINGS ARE PROHIBITED IN THE HORN RAPIDS INDUSTRIAL PARK AND BUSINESS CENTER, AND WILL NOT BE CONSTRUCTED ON SAID PROPERTY.

6.4. Survival of Covenants. The Covenants, Representations, and Warranties contained in Section 6 of this Agreement shall survive the delivery

and recording of the Deed from Seller to Purchaser.

7. Casualty and Condemnation.

7.1. Material Casualty or Condemnation. If prior to the closing Date: (i) the Property shall sustain damage caused by casualty which would cost ten thousand dollars (\$10,000.00) or more to repair or replace; or (ii) if a taking or condemnation of any portion of the Property has occurred, or is threatened, which would materially affect the value of the Property, either Purchaser or Seller may, at its option, terminate this Agreement by written notice to the other party given within two (2) days after notice of such event. If prior to the closing Date neither party provides said termination notice within such two (2) day period, the closing shall take place as provided herein with a credit against the Purchase Price in an amount equal to any insurance proceeds or condemnation awards actually collected by Seller and an assignment to Purchaser at closing of all Seller's interest in and to any insurance proceeds or condemnation awards which may be due but unpaid to Seller on account of such occurrence.

7.2. Immaterial Casualty or Condemnation. If prior to Closing Date, the Property shall sustain damage caused by casualty which is not described in Section 7.1, or a taking or condemnation has occurred, or is threatened, which is not described in Section 7.1, neither Purchaser nor Seller shall have the right to terminate this Agreement. Closing shall take place as provided herein with a credit against the Purchase Price equal to (i) the cost to repair that portion of the Property so damaged by insured casualty, or (ii) an amount equal to the anticipated condemnation award, as applicable. At closing, Purchaser shall assign to Seller all rights or interest in and to any insurance proceeds or condemnation awards which may be due on account of any such occurrence.

8. Purchaser's Remedies. In the event of material breach of this Agreement by Seller, Purchaser shall have, as its sole remedy (a) the right to pursue specific performance of this Agreement, (b) the right to terminate this Agreement and (c) all remedies presently or hereafter available at law or in equity. Purchaser hereby waives all other remedies on account of a breach hereof by Seller.

9. Liquidated Damages. IN THE EVENT OF MATERIAL DEFAULT BY PURCHASER IN THE PERFORMANCE OF ITS OBLIGATIONS HEREUNDER, SELLER SHALL HAVE THE RIGHT TO TERMINATE THIS AGREEMENT FORTHWITH AND WITHOUT FURTHER OBLIGATION TO PURCHASER AND KEEP THE EARNEST MONEY DEPOSIT AS LIQUIDATED DAMAGES. PURCHASER AGREES THAT IT IS DIFFICULT TO ASSESS THE AMOUNT OF DAMAGES INCURRED BY THE SELLER IN THE EVENT OF A DEFAULT BY THE PURCHASER. AS OF THE ENTRY OF THIS CONTRACT, THE AMOUNT OF THE EARNEST MONEY DEPOSIT IS A REASONABLE ESTIMATE OF THE DAMAGES.

10. Miscellaneous.

10.1. Finder's Fee. Purchaser and Seller each agree that if Purchaser closes on the purchase of the Property, Seller shall pay a three percent (3%) Finder's Fee to a licensed real estate agent representing Purchaser as provided in **Exhibit B**. Except as provided herein, Seller and Purchaser both agree to indemnify and defend the other against and hold harmless from and against any and all loss, damage, liability or expense, including costs and reasonable attorneys' fees, resulting from any claims for a commission or Finder's Fee resulting from the purchase of the Property. The provisions of this Section 10.1 shall survive Closing.

10.2. Time of the Essence. Time is of the essence of every provision of this Agreement.

10.3. Notices. Whenever any party hereto shall desire to give or serve upon the other any notice, demand, request or other communication, each such notice, demand, request or other communication shall be in writing and shall be given or served upon the other party by personal delivery (including delivery by written electronic transmission) or by certified, registered or Express United States Mail, or Federal Express or other commercial courier, postage prepaid, addressed as follows:

If to Seller: City of Richland
Attn: Economic Development Office
P.O. Box 190, MS #19
Richland, Washington 99352
Phone: (509) 942-7583

With a copy to: City of Richland
City Attorney
P.O. Box 190, MS #07
Richland, Washington 99352

If to Purchaser: JLMM's, LLC

Phone: _____

With a copy to: _____

Phone: _____

Any such notice, demand, request or other communication shall be deemed to have been received upon the earlier of personal delivery thereof or

two (2) business days after having been mailed as provided above, as the case may be.

10.4. Assignments and Successors. Purchaser may not assign this Agreement without Seller's written consent. Any assignment made without Seller's consent is null and void, and does not relieve the Purchaser of any liability or obligation hereunder.

10.5. Captions. Paragraph titles or captions contained herein are inserted as a matter of convenience and for reference, and in no way define, limit, extend or describe the scope of this Agreement.

10.6. Exhibits. All exhibits attached hereto shall be incorporated herein by reference as if set out herein in full.

10.7. Binding Effect. Regardless of which party prepared or communicated this Purchase and Sale Agreement, this Purchase and Sale Agreement shall be of binding effect between Purchaser and Seller only upon its execution by an authorized representative of each such party.

10.8. Construction. The parties acknowledge that each party and its counsel have reviewed and revised this Purchase and Sale Agreement, and that the normal rule of construction to the effect that any ambiguities are to be resolved against the drafting party shall not be employed in the interpretation of this Purchase and Sale Agreement or any amendment or exhibits hereto.

10.9. Counterparts. This Purchase Agreement may be executed in several counterparts each of which shall be an original, but all of such counterparts shall constitute one such Agreement.

10.10. Cooperation and Further Assurances. Each party shall cooperate with the other in good faith to achieve the objectives of this Agreement. The parties shall not unreasonably withhold responses to requests for information, approvals, or consents provided for in this Agreement. The parties agree to take further action and execute further documents, both jointly or within their respective powers and authority, as may be reasonably necessary to implement the intent of this Agreement.

10.11. Merger. The delivery of the Deed and any other documents and instruments by Seller and the acceptance and recordation thereof by Purchaser shall effect a merger, and be deemed the full performance and discharge of every obligation on the part of Purchaser and Seller to be performed hereunder, except those clauses, covenants, warranties and indemnifications specifically provided herein to survive the closing.

10.12. Governing Law. This Agreement shall be governed by, and

construed in accordance with, the laws of the State of Washington. The parties agree that Benton County is the appropriate venue for filing of any civil action arising out of this Agreement, and both parties expressly agree to submit to personal jurisdiction in Benton County Superior Court.

10.13. Reversionary Clause and Option to Repurchase/Reclaim. This Property is being sold to Purchaser in anticipation of *shop and warehouse, including a booth for painting and sandblasting*, subject to the following:

10.13.1. If Purchaser fails to submit an application to Seller for approval of building plans within twelve (12) months of closing, Seller reserves the right to reclaim title to the Property.

10.13.2. If Purchaser does not initiate construction of structures, as authorized by the issuance of a building permit, within twenty four (24) months of closing, Seller reserves the right to reclaim title to the Property.

10.13.3. Seller shall reclaim the Property by refunding the original Purchase Price as cited in Section 2 of this Agreement for approximately 5.67 acres of property (the "Purchase Price"), without interest.

10.13.4. Purchaser and Seller shall each pay for one half of the closing costs related to the repurchase of the Property. Other than closing costs, Seller will not assume any liability for expenses incurred by Purchaser in conducting this transaction. Purchaser agrees to re-convey Title to Seller within sixty (60) days of receipt of notification of Seller's decision to seek re-conveyance of the Property.

10.13.5. This Reversionary Right is exclusive to Seller and shall be exercised at Seller's sole discretion. This Reversionary Right survives sixty (60) months after closing or until such time as building commences, whichever is earlier.

10.13.6. Seller shall be under no obligation to exercise this Reversionary Right. Purchaser agrees that any resale of the Property by Purchaser to any third party within the thirty-six (36) month Reversionary Period requires Seller's approval, which shall be given in Seller's sole discretion. This Reversionary Clause shall survive the delivery of the Deed.

10.14. Scrivener: The party drafting this Agreement is the City of Richland. The City of Richland makes no representations regarding the rights or responsibilities of Purchaser under this Agreement. Purchaser is encouraged to review the completed contract with counsel before signing this Agreement.

IN WITNESS WHEREOF, Purchaser has executed this Agreement on the date

shown next to its signature, and Seller has accepted on the date shown next to its signature.

CITY OF RICHLAND – SELLER

JLMM's, LLC – PURCHASER

By: Cynthia D. Reents, ICMA-CA
Its: City Manager

By: _____
Its: _____

APPROVED AS TO FORM:

By: Heather Kintzley
Its: City Attorney

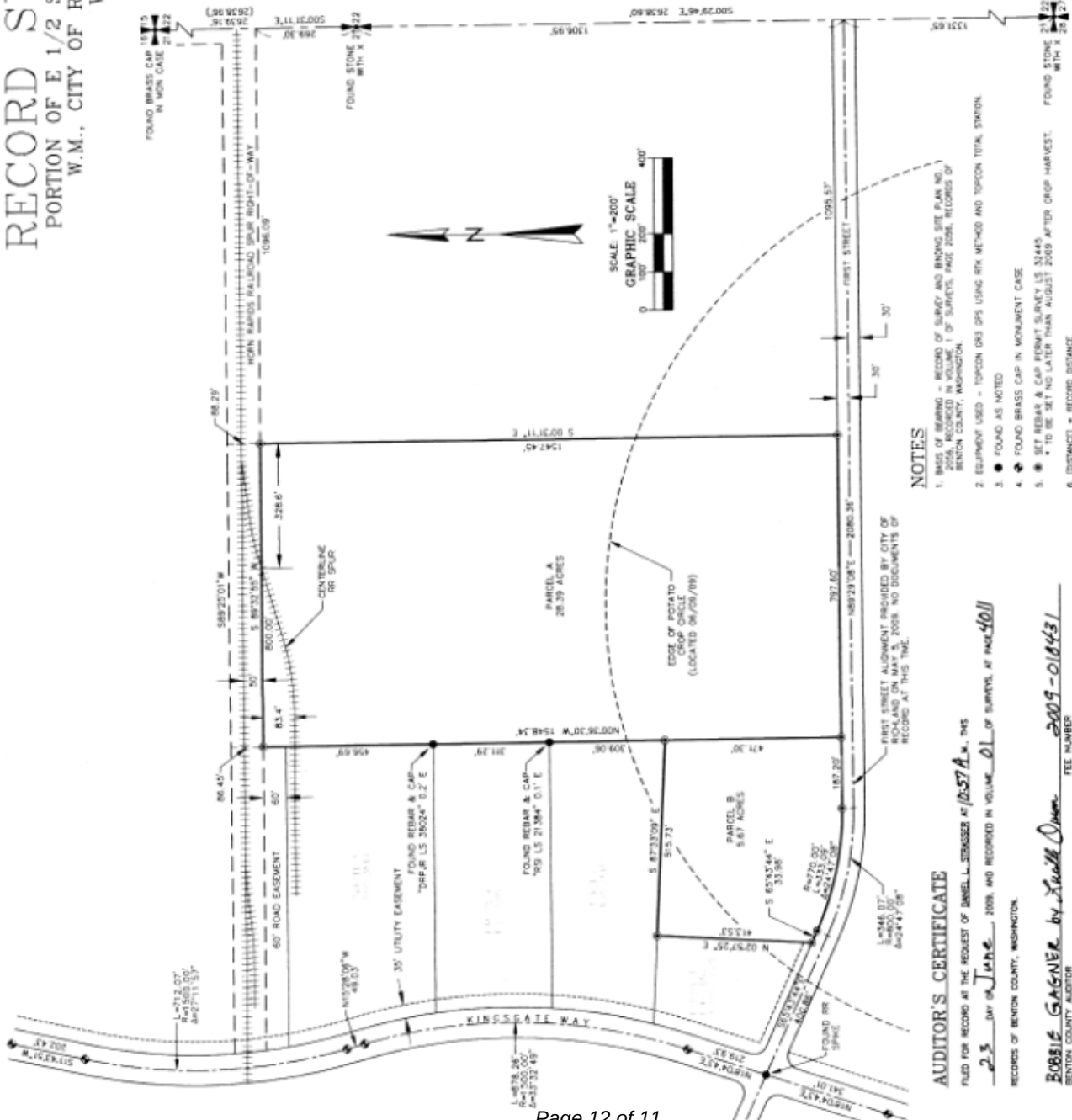
By: _____
Its: _____

EXHIBIT A

RECORD SURVEY NO. 4011

RECORD SURVEY NO. 4011

PORTION OF E 1/2 SECTION 21, T. 10 N., R. 28 E.,
W.M., CITY OF RICHLAND, BENTON COUNTY,
WASHINGTON



PARCEL A
THAT PORTION OF THE EAST HALF OF SECTION 21, TOWNSHIP 10 NORTH, RANGE 28 EAST, MERIDIAN 15 WEST, CITY OF RICHLAND, BENTON COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHEAST CORNER OF PARCEL 1, RECORD OF SURVEY 2006, PAGE 2006, RECORDS OF BENTON COUNTY, WASHINGTON, SAID POINT BEING ON THE NORTH RIGHT OF WAY LINE OF FIRST STREET, THENCE 227.23 FEET TO THE SOUTH LINE OF TRACT 1, RECORD OF SURVEY 2015, RECORDS OF BENTON COUNTY, WASHINGTON, THENCE 597.33 FEET ALONG THE SOUTHEAST CORNER OF SAID TRACT 4 AND THE TRUE POINT OF BEGINNING.
THENCE NORTH 5°00'00" ALONG THE EAST LINE OF SAID RECORD OF SURVEY AND BINDING SITE PLAN NO. 2006, A DISTANCE OF 1077.54 FEET TO THE SOUTHERLY LINE OF HORN RAPIDS RAILROAD SPUR RIGHT OF WAY, THENCE NORTH 25°15'00" ALONG SAID RAILROAD SPUR RIGHT OF WAY, A DISTANCE OF 800.00 FEET, LEAVING SAID SOUTHERLY RIGHT OF WAY 5502.11 FEET, A DISTANCE OF 1547.45 FEET TO THE NORTHERLY RIGHT OF WAY OF SAID FIRST STREET, THENCE 599.29 FEET ALONG SAID NORTHERLY RIGHT OF WAY, A DISTANCE OF 797.50 FEET, THENCE LEAVING SAID NORTHERLY RIGHT OF WAY 5502.11 FEET, A DISTANCE OF 471.30 FEET TO THE TRUE POINT OF BEGINNING.
SUBJECT TO EASEMENTS, RESERVATIONS, RESTRICTIONS, AND RIGHT-OF-WAYS OF RECORD.

PARCEL B
THAT PORTION OF THE EAST HALF OF SECTION 21, TOWNSHIP 10 NORTH, RANGE 28 EAST, MERIDIAN 15 WEST, CITY OF RICHLAND, BENTON COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHEAST CORNER OF PARCEL 1, RECORD OF SURVEY AND BINDING SITE PLAN NO. 2006, RECORDS OF BENTON COUNTY, WASHINGTON, SAID POINT BEING ON THE NORTH RIGHT OF WAY LINE OF FIRST STREET AND THE TRUE POINT OF BEGINNING.
THENCE NORTH 5°00'00" ALONG THE EAST LINE OF SAID PARCEL 1, A DISTANCE OF 413.33 FEET TO THE SOUTH LINE OF TRACT 4, RECORD OF SURVEY 2015, RECORDS OF BENTON COUNTY, WASHINGTON, THENCE 515.33 FEET TO THE SOUTHEAST CORNER OF SAID TRACT 4, THENCE 500.75 FEET, A DISTANCE OF 471.30 FEET TO SAID NORTHERLY RIGHT OF WAY OF FIRST STREET, THENCE 599.29 FEET ALONG SAID NORTHERLY RIGHT OF WAY, A DISTANCE OF 187.20 FEET TO THE SOUTHEAST CORNER OF SAID TRACT 4, THENCE HAVING A CENTRAL ANGLE OF 244°08', A RADIUS OF 770.00 FEET, AN ARC DISTANCE OF 333.98 FEET, THENCE CONTINUING ALONG SAID NORTHERLY RIGHT OF WAY, A DISTANCE OF 471.30 FEET TO THE TRUE POINT OF BEGINNING.
SUBJECT TO EASEMENTS, RESERVATIONS, RESTRICTIONS, AND RIGHT-OF-WAYS OF RECORD.

SURVEYOR'S CERTIFICATE

I, DANIEL L. STRASSER, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF WASHINGTON, BASED ON MY KNOWLEDGE, INFORMATION, AND BELIEF, HEREBY CERTIFY THAT THE SURVEY AND RECORD HEREON IS ACCURATE AND CORRECT, AND THAT THE SURVEY IS BASED ON THE CORRECTLY SHOWN AND THAT SAID SURVEY IS STAKED ON THE GROUND AS INDICATED HEREON.



NOTES

1. BASE OF BEARING - RECORD OF SURVEY AND BINDING SITE PLAN NO. 2006, RECORDS OF BENTON COUNTY, WASHINGTON.
2. EQUIPMENT USED - TOPCON GTS 3500 GPS USING RTK METHOD AND TOPCON TOTAL STATION.
3. FOUND AS NOTED
4. FOUND BRASS CAP IN MONUMENT CASE
5. SET REBAR & CAP PERMIT SURVEY LS 32445
6. TO BE SET NO LATER THAN AUGUST 2009 AFTER CROP HARVEST.
8. (DISTANCE) - RECORD DISTANCE

AUDITOR'S CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF DANIEL L. STRASSER AT 10:57 A.M. THIS 23 DAY OF JUNE, 2009, AND RECORDED IN VOLUME 01 OF SURVEYS AT PAGE 4011
RECORDS OF BENTON COUNTY, WASHINGTON
BOBBIE GAGNER by *Bobbie Gagner* 2009-016431
BENTON COUNTY AUDITOR
2110281XX 01

RECORD OF SURVEY

CITY OF RICHLAND

DATE: 06/19/09	SCALE: 1"=200'
DRAWN BY: CCA/ADM	APPROVED BY: DLS
9021	
PERMIT SURVEYING, INC. 2245 Robertson Drive Richland, Washington 99354 OFFICE 509-375-1123 FAX 509-371-0999	

WASHINGTON

RICHLAND

EXHIBIT B

**CITY OF RICHLAND
FINDER'S FEE AGREEMENT**

Name of Broker/Agent making Introduction: Rob Ellsworth, CCIM, Managing Broker.

Agent for: Windermere Real Estate, Tri Cities, Washington.

Name of Prospective Purchaser: JLMM's, LLC.

Description of Land: 5.67 acres in the Horn Rapids Industrial Park along the north side of First Street. See Exhibit B in the Purchase and Sale Agreement.

The City agrees to pay the above named Broker/Agent a Finder's fee upon the execution and successful Closure of a Purchase and Sale Agreement with the above named Purchaser, for the purchase and sale of the above-described tract of land. This Agreement is not an exclusive listing agreement. The Broker/Agent will only be entitled to payment of the Finder's fee upon Closing of the sale. The Title Company shall pay said fee out of escrow at time of Closing.

Term of Agreement: 30 days, plus the time period until Closing provided for in the Purchase and Sale Agreement that references this Finder's Fee Agreement.

Agent/Broker's Fee: Three Percent (3%) of Total Purchase Price. Purchase Price is estimated at \$226,800 (\$40,000/acre).

The Economic Development Manager for the City of Richland may at his/her sole discretion, grant an extension of the term of this Agreement if he/she determines that the transaction is making satisfactory progress towards Closing. This Agreement expires 60 days after the Execution Date of the Purchase and Sale Agreement. Execution of any purchase and sale agreement is subject to approval by City Council. During the term of this Agreement the City may pursue other purchasers for the subject property until the time of execution of a purchase and sale agreement with the above Prospective Purchaser.

PSA Execution Date: _____, 2016

Economic Development Manager

Signature of Broker/Agent

Name of Broker/Agent - Printed

RECORD SURVEY NO. 4011

PORTION OF E 1/2 SECTION 21, T. 10 N., R. 28 E.,
W.M., CITY OF RICHLAND, BENTON COUNTY,
WASHINGTON

PARCEL A

THAT PORTION OF THE EAST HALF OF SECTION 21, TOWNSHIP 10 NORTH, RANGE 28 EAST, W.M., CITY OF RICHLAND, BENTON COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF PARCEL 1, RECORD OF SURVEY AND BINDING SITE PLAN NO. 2056, RECORDED IN VOLUME 1 OF SURVEYS, PAGE 2056, RECORDS OF BENTON COUNTY, WASHINGTON, SAID POINT BEING ON THE NORTH RIGHT OF WAY LINE OF FIRST STREET; THENCE N02°57'25"E ALONG THE EAST LINE OF SAID PARCEL 1, A DISTANCE OF 413.53 FEET TO THE SOUTH LINE OF TRACT 4, RECORD OF SURVEY 2515, RECORDED IN VOLUME 1 OF SURVEYS, PAGE 2515, RECORDS OF BENTON COUNTY, WASHINGTON; THENCE S87°33'09"E ALONG THE SOUTH LINE THEREOF, A DISTANCE OF 515.73 FEET TO THE SOUTHEAST CORNER OF SAID TRACT 4 AND THE TRUE POINT OF BEGINNING;

THENCE N00°36'30"W ALONG THE EAST LINE OF SAID RECORD OF SURVEY AND BINDING SITE PLAN NO. 2056, A DISTANCE OF 1077.04 FEET TO THE SOUTHERLY LINE OF HORN RAPIDS RAILROAD SPUR RIGHT OF WAY; THENCE N89°32'55"E ALONG SAID SOUTHERLY RIGHT OF WAY, A DISTANCE OF 800.00 FEET; THENCE LEAVING SAID SOUTHERLY RIGHT OF WAY S00°31'11"E, A DISTANCE OF 1547.45 FEET TO THE NORTHERLY RIGHT OF WAY OF SAID FIRST STREET; THENCE S89°29'08"W ALONG SAID NORTHERLY RIGHT OF WAY, A DISTANCE OF 797.60 FEET; THENCE LEAVING SAID NORTHERLY RIGHT OF WAY N00°36'30"W, A DISTANCE OF 471.30 FEET TO THE TRUE POINT OF BEGINNING.

SUBJECT TO EASEMENTS, RESERVATIONS, RESTRICTIONS, AND RIGHT-OF-WAYS OF RECORD.

PARCEL B

THAT PORTION OF THE EAST HALF OF SECTION 21, TOWNSHIP 10 NORTH, RANGE 28 EAST, W.M., CITY OF RICHLAND, BENTON COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF PARCEL 1, RECORD OF SURVEY AND BINDING SITE PLAN NO. 2056, RECORDED IN VOLUME 1 OF SURVEYS, PAGE 2056, RECORDS OF BENTON COUNTY, WASHINGTON, SAID POINT BEING ON THE NORTH RIGHT OF WAY LINE OF FIRST STREET AND THE TRUE POINT OF BEGINNING;

THENCE N02°57'25"E ALONG THE EAST LINE OF SAID PARCEL 1, A DISTANCE OF 413.53 FEET TO THE SOUTH LINE OF TRACT 4, RECORD OF SURVEY 2515, RECORDED IN VOLUME 1 OF SURVEYS, PAGE 2515, RECORDS OF BENTON COUNTY, WASHINGTON; THENCE S87°33'09"E ALONG THE SOUTH LINE THEREOF, A DISTANCE OF 515.73 FEET TO THE SOUTHEAST CORNER OF SAID TRACT 4; THENCE S00°36'30"E, A DISTANCE OF 471.30 FEET TO SAID NORTHERLY RIGHT OF WAY OF FIRST STREET; THENCE S89°29'08"W ALONG SAID NORTHERLY RIGHT OF WAY, A DISTANCE OF 187.20 FEET TO A POINT OF CURVE; THENCE CONTINUING ALONG SAID NORTHERLY RIGHT OF WAY ALONG A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 24°47'08", A RADIUS OF 770.00 FEET, AN ARC DISTANCE OF 333.09 FEET; THENCE CONTINUING ALONG SAID NORTHERLY RIGHT OF WAY N65°43'44"W, A DISTANCE OF 33.98 FEET TO THE TRUE POINT OF BEGINNING.

SUBJECT TO EASEMENTS, RESERVATIONS, RESTRICTIONS, AND RIGHT-OF-WAYS OF RECORD.

SURVEYOR'S CERTIFICATE

I, DANIEL L. STRASSER, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF WASHINGTON, BASED ON MY KNOWLEDGE, INFORMATION, AND BELIEF, HEREBY CERTIFY THAT THE SURVEY AS SHOWN HEREON IS BASED ON AN ACTUAL FIELD SURVEY OF LAND DESCRIBED AND THAT ALL CORNERS AND DIMENSIONS ARE CORRECTLY SHOWN AND THAT SAID SURVEY IS STAKED ON THE GROUND AS INDICATED HEREON.



AUDITOR'S CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF DANIEL L. STRASSER AT 10:57 A.M., THIS

23 DAY OF June 2009, AND RECORDED IN VOLUME 01 OF SURVEYS, AT PAGE 4011

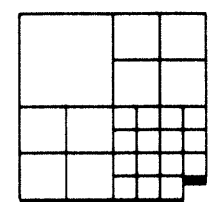
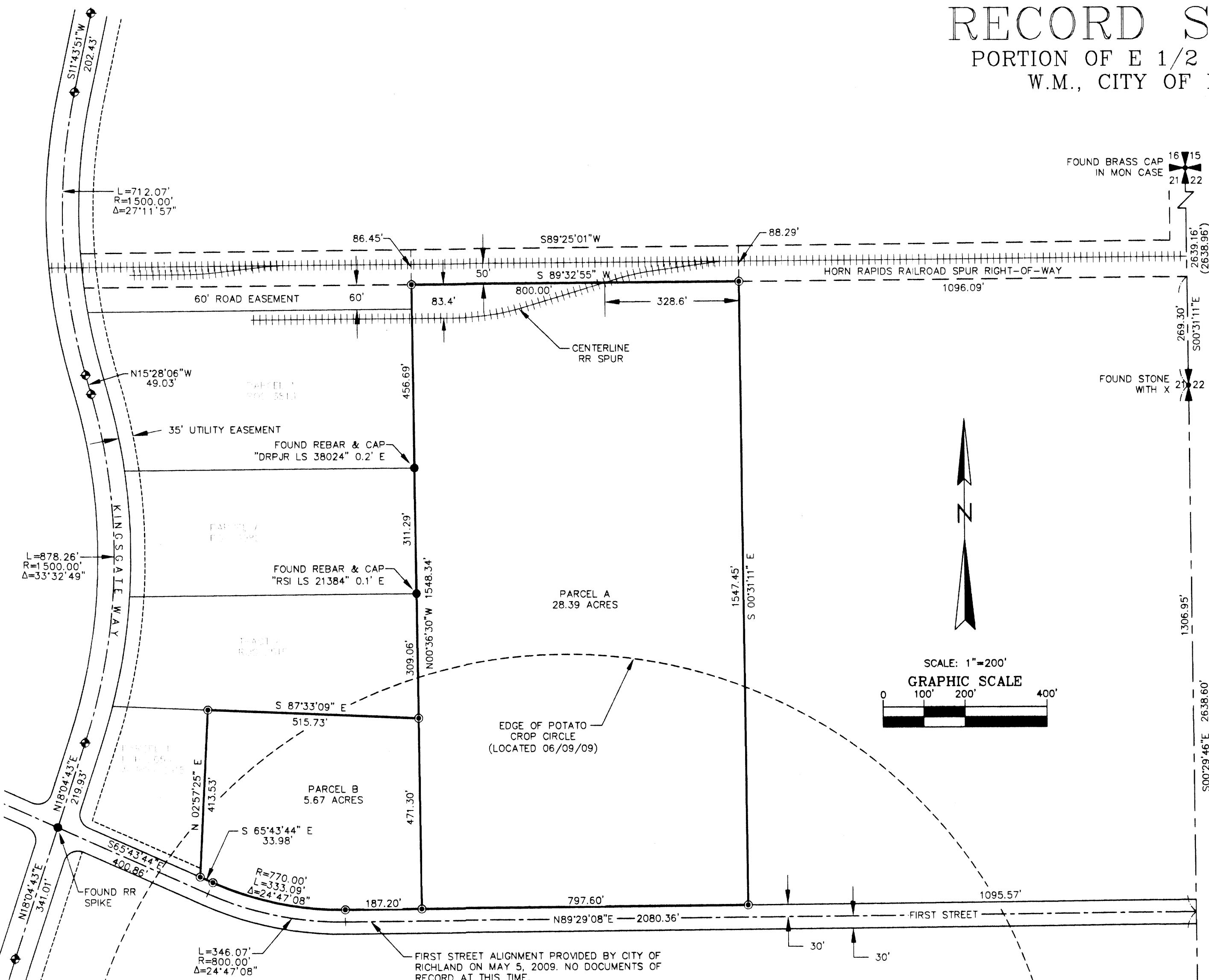
RECORDS OF BENTON COUNTY, WASHINGTON.

BOBBIE GAGNER by Luella Owen 2009-018431
BENTON COUNTY AUDITOR FEE NUMBER
2110281XX01

NOTES

1. BASIS OF BEARING - RECORD OF SURVEY AND BINDING SITE PLAN NO. 2056, RECORDED IN VOLUME 1 OF SURVEYS, PAGE 2056, RECORDS OF BENTON COUNTY, WASHINGTON.
2. EQUIPMENT USED - TOPCON GR3 GPS USING RTK METHOD AND TOPCON TOTAL STATION.
3. ● FOUND AS NOTED
4. ⊕ FOUND BRASS CAP IN MONUMENT CASE
5. ⊙ SET REBAR & CAP PERMIT SURVEY LS 32445
* TO BE SET NO LATER THAN AUGUST 2009 AFTER CROP HARVEST.
6. (DISTANCE) = RECORD DISTANCE

FOUND STONE WITH X 21 22 28 27



PERMIT SURVEYING, INC.

2245 Robertson Drive
Richland, Washington 99354

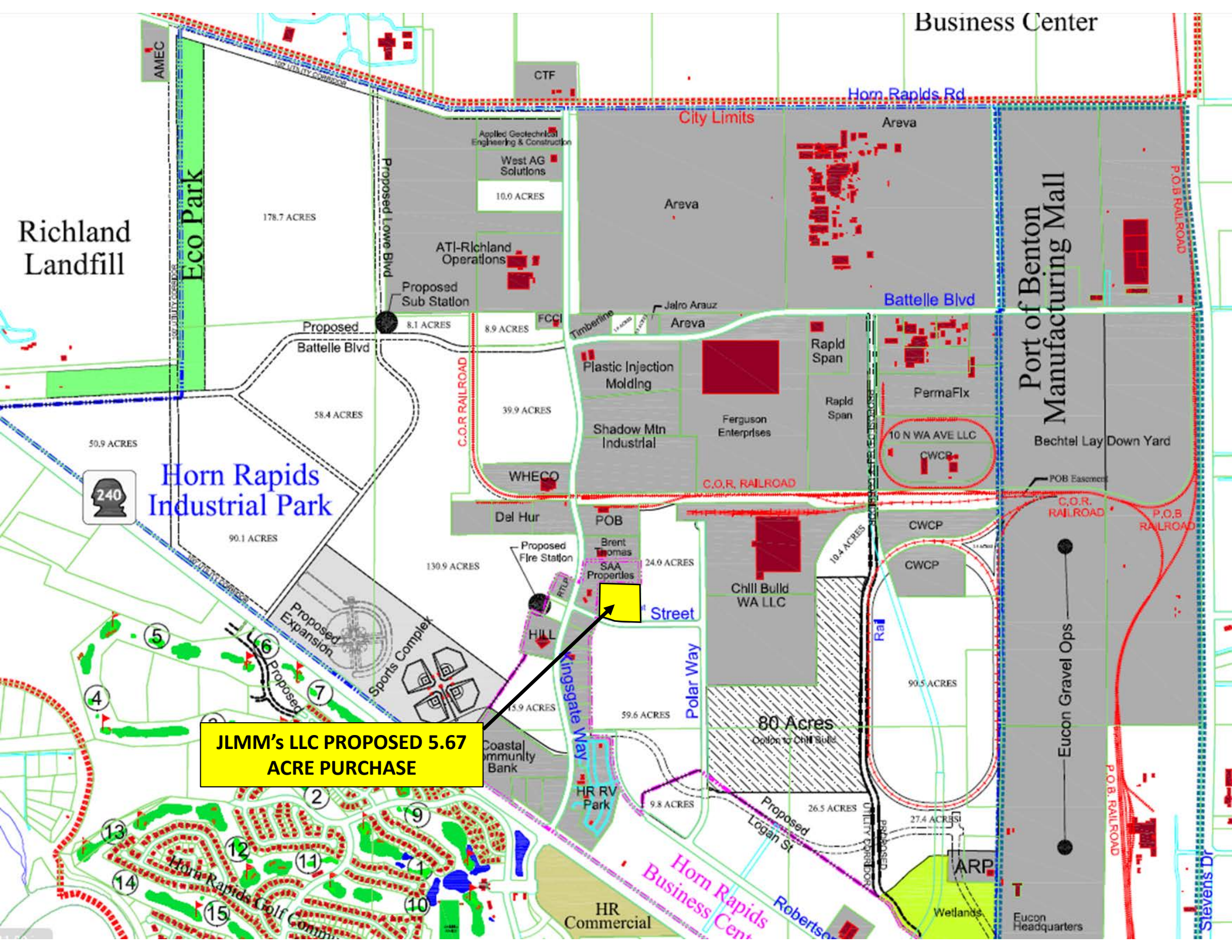
OFFICE 509-375-4123 FAX 509-371-0999

DATE: 06/19/09
SCALE: 1"=200'
DRAWN BY: CCA/ADM
APPROVED BY: DLS
9021

RICHLAND

RECORD OF SURVEY
CITY OF RICHLAND

WASHINGTON



**JLMM's LLC PROPOSED 5.67
ACRE PURCHASE**



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Resolutions – Adoption

Key Element: Key 3 - Economic Vitality

Subject:

Resolution No. 173-16, Authorizing the Circulation of a Petition Proposing Annexation of Approximately 2.3 Acres Located East of Dallas Road and North of Cowlitz Boulevard

Department:

Community & Development Services

Ordinance/Resolution Number:

173-16

Document Type:

Resolution

Recommended Motion:

Adopt Resolution No. 173-16, authorizing the circulation of an annexation petition for a 2.3-acre parcel located east of Dallas Road and north of Cowlitz Boulevard.

Summary:

Ramamohan Anantatmulahas requested annexation into the City. He is the owner of a 2.3-acre parcel located east of Dallas Road and north of Cowlitz Boulevard. Council accepted the annexation proposal through the adoption of Resolution No. 112-16, on May 17, 2016, with instructions for staff to complete an application with the Boundary Review Board and for the Planning Commission to consider appropriate zoning for the proposed annexation area. Both of those steps have now been completed. The next step is for Council to authorize the circulation of a formal petition, which draft Resolution No. 173-16 would accomplish. Once the formal petition has been signed and certified, the annexation request will be brought forward to Council for a formal hearing.

Fiscal Impact:

A report will be prepared to analyze the fiscal impacts of the proposed annexation at the time that a formal annexation hearing is held.

Attachments:

1. Proposed Resolution
2. Annexation Petition
3. Vicinity Map

RESOLUTION NO. 173-16

A RESOLUTION of the City of Richland authorizing the circulation of a petition proposing annexation of approximately 2.3 acres located east of Dallas Road and north of Cowlitz Boulevard.

WHEREAS, the Richland City Council has, by adoption of Resolution No. 112-16 on May 17, 2016, called for the annexation process of the 2.3 acre annexation of an area east of Dallas Road and north of Cowlitz Boulevard to proceed; and

WHEREAS, City staff submitted an application to the Benton County Boundary Review Board for the annexation. The Chairman of the Boundary Review Board waived jurisdiction, thus approving the application on July 25, 2016; and

WHEREAS, the Richland Planning Commission held a public hearing on May 25, 2016 to consider appropriate zoning designations for the proposed annexation area, thus fulfilling the directives included in Council's Resolution No. 112-16.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland Washington that circulation of the attached petition calling for the annexation of the 2.3 area east of Dallas Road and North of Cowlitz Boulevard is authorized.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately.

ADOPTED by the City Council of the City of Richland at a regular meeting on the 6th day of September, 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

**PETITION FOR ANNEXATION
TO CITY OF RICHLAND, WASHINGTON**

Proposed Annexation Name: **Dallas Road/Cowlitz Boulevard Annexation**

The Honorable Mayor and City Council:

WE, the undersigned, who are the owners of not less than sixty percent (60%) in value, according to the assessed valuation for general taxation, of the real property geographically depicted on the map attached hereto as Attachment 1 and legally described in Attachment 2 attached hereto, lying contiguous to the City of Richland, Washington, do hereby petition that such territory be annexed to and made a part of the City of Richland under the provisions of RCW 35.13.130 et. seq. A list of all assessors' tax parcel numbers of the parcels within the proposed annexation area, the record owner of each parcel, and the assessed value of each parcel is set forth in Attachment 3.

Prior to the circulation of this petition, a meeting was held on the seventeenth day of May, 2016, between the initiating parties of this annexation and the Council of the City of Richland, at which time the Council passed Resolution No. 112-16, accepting the notice of intention to commence annexation proceedings for the real property geographically depicted on the map attached hereto as Attachment 1 and legally described in Attachment 2 attached hereto. Resolution No. 112-16 also (1) required the simultaneous adoption of the City's Comprehensive Plan to serve as the Comprehensive Plan for the proposed annexation area; (2) required the assumption of an appropriate share of all existing indebtedness of the City by the area to be annexed upon annexation authorized; (3) directed the planning commission to propose and forward a recommendation to the city council as to the most appropriate zoning designation for the area proposed to be annexed; and (4) authorized city staff to file an application with the Boundary Review Board for the proposed annexation.

A notice of intention to annex was duly filed with the Boundary Review Board. Jurisdiction of the Boundary Review Board was waived by the Chair of the Boundary Review Board on July 25, 2016. On September 6, 2016, the Council passed a resolution authorizing the circulation of an annexation petition for annexation of the real property geographically depicted on the map attached hereto as Attachment 1 and legally described in Attachment 2 attached hereto.

WHEREFORE, petitioners pray that the City Council of the City of Richland, Washington entertain this petition, fix a date for a public hearing hereon, and cause notice of the hearing to be published in one or more issues of a newspaper of general circulation in the City, and to post the notice in three public places within the area proposed for annexation specifying the time and place of the hearing and inviting all interested persons to appear and voice approval or disapproval of the annexation.

INSTRUCTIONS FOR SIGNING PETITION

The following conditions should be noted for those signing the petition as owners of property:

1. Each signature shall be executed in ink or indelible pencil and shall be followed by the name of the signer, the date of signing, and the property description of the property within the proposed annexation owned by the signor.
2. The signature of a record owner, as determined by the records of the county auditor, shall be sufficient without the signature of his or her spouse;
3. In the case of mortgaged property, the signature of the mortgagor shall be sufficient, without the signature of his or her spouse;
4. In the case of property purchased on contract, the signature of the contract purchaser, as shown by the records of the county auditor, shall be deemed sufficient, without the signature of his or her spouse;
5. Any officer of a corporation owning land within the area involved, who is duly authorized to execute deeds or encumbrances on behalf of the corporation, may sign under oath on behalf of such corporation, and shall attach to the petition a certified excerpt from the bylaws of such corporation showing such authority.
6. When property stands in the name of a deceased person or any person for whom a guardian has been appointed, the signature of the executor, administrator, or guardian, as the equivalent to the signature of the owner of the property; and
7. When a parcel of property is owned by multiple owners, the signature of an owner designated by the multiple owners is sufficient.

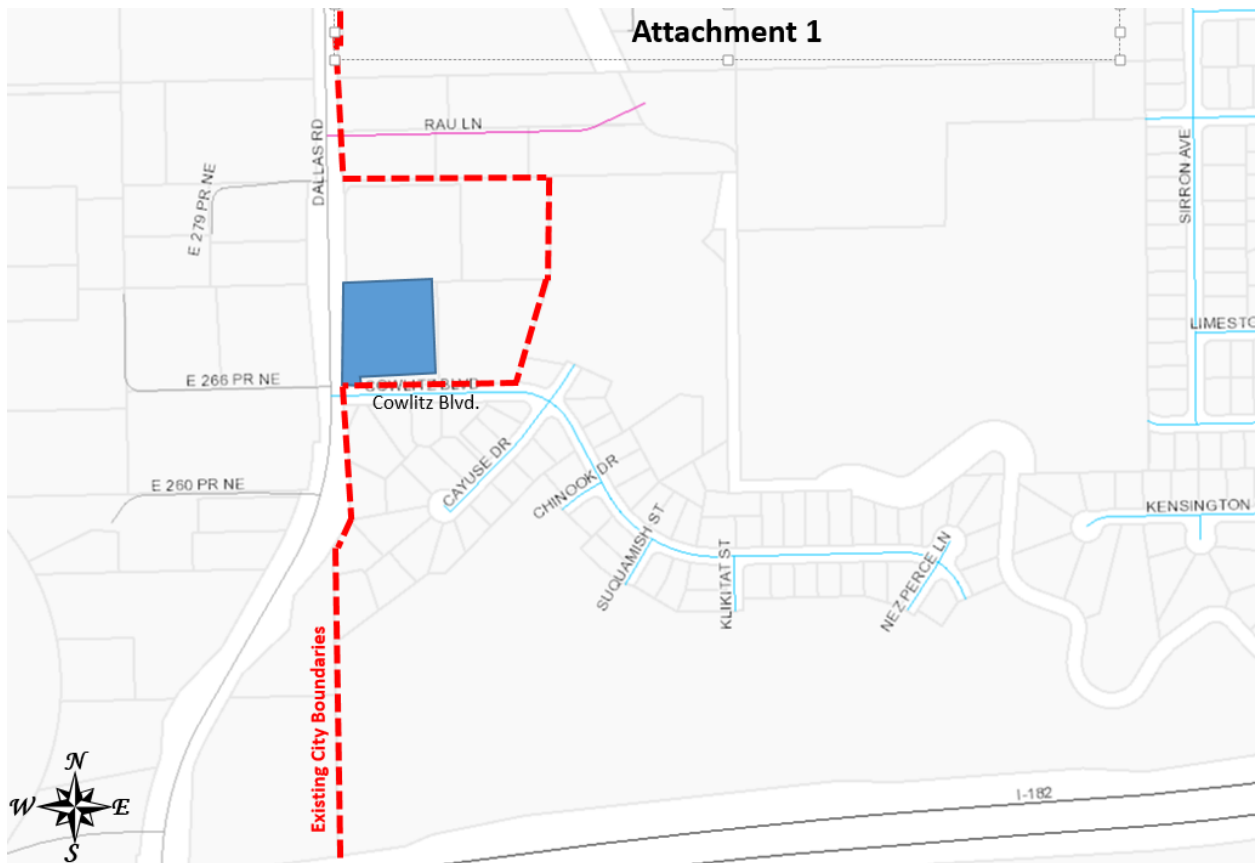
Assessor's Parcel Numbers: 1-20982011585003
Property Owner: RP & Linda Anatalmula

Signature: _____ **By:** _____ **Date:** _____

Name of Person Signing: _____

Signature: _____ **By:** _____ **Date:** _____

Name of Person Signing: _____



Attachment 2

Legal Description for Proposed Dallas Road/Cowlitz Boulevard Annexation

Real property located in the Section 20, Township 9 North, Range 28 East of the Willamette Meridian, Benton County, Washington and being more particularly described as follows:

Lot 3 of Short Plat #1585.

.

This description includes the following **County Parcel Identification Number**:

1-2098-201-1585-003

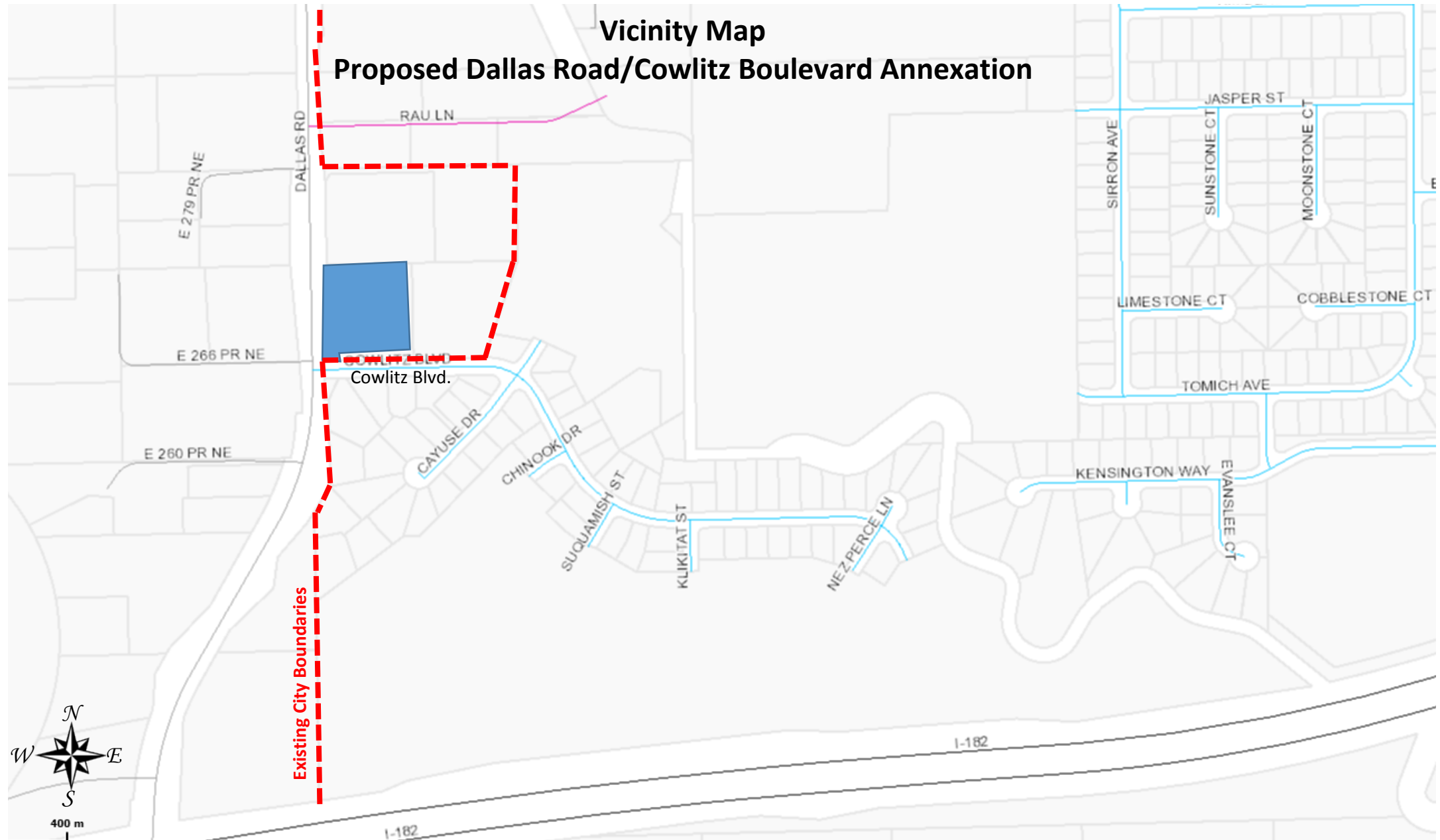
Attachment 3

Proposed Dallas Road/Cowlitz Boulevard Annexation

Parcel ID #	Name/Address	Acres	Value
1-2098-201-1585-003	RP & Linda Anatalmula 13815 E. Bellessa Lane Spokane Valley, WA 99206	2.3	\$45,850

Vicinity Map

Proposed Dallas Road/Cowlitz Boulevard Annexation





COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Resolutions – Adoption

Key Element: Key 1 - Financial Stability & Operational EffectivenessKey 2 - Infrastructure & FacilitiesKey 3 - Economic VitalityKey 5 - Natural Resources ManagementKey 6 - Community AmenitiesKey 7 - Neighborhoods & Community Safety

Subject:

Resolution No. 174-16, Supporting Adoption of Amendments to the Benton County Countywide Planning Policies

Department:

Community & Development Services

Ordinance/Resolution Number:

174-16

Document Type:

Resolution

Recommended Motion:

Adopt Resolution No. 174-16, supporting the adoption of amendments to the Benton County Countywide Planning Policies.

Summary:

Under the provisions of the state Growth Management Act, counties are required to adopt Countywide Planning Policies (CWPP) to assist in the development of their comprehensive plans. The CWPPs are intended to be used as a framework for the development of plans for Benton County as well as all the cities located within Benton County. The CWPPs were adopted by Benton County in 1992 and have been in place ever since. Over the past two years planning staff from all the various cities met with County planning staff to review and update the document, and to formulate the recommended changes shown on the attached draft. An early draft was forwarded to Council on May 26, 2015, (see attached memo) and this early draft was also reviewed informally by the Planning Commission. The draft document has been reviewed by the Benton County Commissioners, and while they support its adoption, the Commission will wait until all the cities have had an opportunity to review and comment before taking final action.

Proposed Resolution No. 174-16 would offer the City's official support for the proposed amendments to the CWPPs.

Fiscal Impact:

No fiscal impact.

Attachments:

1. Proposed Resolution
2. Draft Countywide Planning Policies
3. Memo to Council 5/26/15

RESOLUTION NO. 174-16

A RESOLUTION of the City of Richland supporting adoption of amendments to the Benton County Countywide Planning Policies.

WHEREAS, the Growth Management Act (GMA), per RCW 26.70A.210, requires each county planning under the GMA to adopt a countywide planning policy in cooperation with the cities located within that county; and

WHEREAS, Benton County originally adopted countywide planning policies in 1992, which have been in effect without amendment since then; and

WHEREAS, in 2016, Planning staff for the county and cities have reviewed the existing countywide planning policies for Benton County and have suggested changes to such policies; and

WHEREAS, the Benton County Commissioners have agreed in principle to the proposed amendments to the countywide planning policies and have provided each city within Benton County an opportunity to review the proposed changes to the countywide planning policies; and

WHEREAS, the Benton County Commissioners plan to take final action on the adoption of the proposed amendments to the countywide planning policies after each city has had an opportunity to review the proposed amendments; and

WHEREAS, the proposed changes to the countywide planning policies are desirable in that the proposed amendments include provisions for addressing future changes to the policies; provide a predictable formula for the distribution of future population; and call for the county and each city to develop an economic development chapter within their respective comprehensive plans.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Richland supports the adoption of the draft Countywide Planning Policies for Benton County, dated July 14, 2016.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately

ADOPTED by the City Council of the City of Richland at a regular meeting on the 6th day of September, 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

COUNTYWIDE PLANNING POLICIES
FOR
BENTON COUNTY

Originally adopted September 28, 1992
Resolution # 92-296

AMENDMENTS:

 , 2016 Ordinance # (Amending Res.# 92-296) Effective Date:

Benton County

Countywide Planning Policies

Introduction & Overview:

The Washington State Growth Management Act (GMA) requires that cities and counties adopt comprehensive plans. The GMA further requires that counties adopt Countywide Planning Policies (CWPPs), in cooperation with the cities located in whole or in part within the county. CWPP establish a countywide framework for developing and adopting county and city comprehensive plans. The role of the CWPP is to coordinate comprehensive plans of jurisdictions in the same county for regional issues or issues affecting common borders (RCW 36.70A.100). Under state law, RCW 36.70A.210(1) describes the relationship between comprehensive plans and CWPPs. It says that:

a 'countywide planning policy' is a written policy statement or statements used solely for establishing a countywide framework from which county and city comprehensive plans are developed and adopted pursuant to this chapter. This framework shall ensure that city and county comprehensive plans are consistent as required in RCW 36.70A.100. Nothing in this section shall be construed to alter the land use powers of the cities.

In order to achieve the objectives above, and to ensure that regional planning efforts and governmental actions are consistent with current legal requirements and information, substantial revisions to the Benton County CWPPs have been proposed. The development of these revisions was a collaborative process between the County and the cities.

History:

In 1991, one year after the Washington State Legislature enacted the Growth Management Act (GMA), the GMA was amended to require that Countywide Planning Policies (CWPPs) be adopted within those counties subject to the GMA. The first Benton County Countywide Planning Policies were adopted on September 28, 1992.

Amendments and Adoption:

In the years since the last CWPPs were adopted in Benton County, the GMA has evolved through amendments and judicial interpretations provided by the GMA and the courts. The revised CWPPs attempt to provide procedures for County and city/town coordination to address these issues.

The GMA does not specifically address amendments to the CWPPs; however, it has become

apparent that the Benton County CWPPs should be updated in order to better address countywide planning concerns and coordination between jurisdictions in the County. A public hearing was held by the Benton County Planning Commission on April 12, 2016.

Benton County is the lead agency for this proposal and has determined that it does not have a significant adverse impact on the environment and a Determination of Non Significance was issued on February 10, 2016.

In order to comply with GMA requirements and the adoption/amendment procedures identified below, all jurisdictions in Benton County must agree to the adoption of the revised CWPPs. This process will involve the planning departments, planning commissions, and elected representatives of each jurisdiction. In order to facilitate this process, Benton County, in consultation with the cities, has developed the following adoption/ratification process for the draft CWPPs:

1. Benton County Planning Commission recommendation on proposed CWPPs.
2. The Benton County Board of Commissioners (BOCC) adopts a resolution agreeing in principle to the proposed CWPPs, but acknowledging that changes may need to be made based on input from each jurisdiction. The BOCC's resolution will contain a statement requiring that each jurisdiction ratify the CWPPs adopted by Benton County and will lay out a schedule for future approval steps.
3. CWPPs approved by Benton County BOCC reviewed by each jurisdiction's Planning Commission.
4. The elected body of each jurisdiction passes a resolution which states that the jurisdiction either: (a) supports the CWPPs in their entirety, (b) rejects the CWPPs in their entirety, or (c) supports the CWPPs with specific changes.
5. If specific changes are identified by a jurisdiction in step four, the Benton County Planning Department and Planning Commission may amend the CWPPs and attempt to reconcile and conflicting changes.
6. The Benton County BOCC adopts, by ordinance, the final CWPPs.

References:

Benton County. (1992). Countywide Planning Policies.
Benton County Comprehensive Plan.

BENTON COUNTYWIDE PLANNING POLICIES

Countywide planning policy is a written policy statement or statements used solely for establishing a countywide framework from which County and City comprehensive plans are developed and adopted. This framework will ensure that City and County comprehensive plans are consistent with statewide planning policies and as required by the Growth Management Act.

POLICIES TO IMPLEMENT RCW 36.70A.110;

Policy #1: The Comprehensive Plans of Benton County and each of the cities therein shall be prepared and adopted with the objective to facilitate economic prosperity by accommodating growth consistent with the following:

1. Urban Growth. Encourage development in urban areas where adequate public facilities exist or can be provided in a cost efficient manner.
2. ~~Avoid Sprawl. Avoid~~ Reduce the inappropriate conversion of undeveloped land into low density development lacking adequate services, injurious to ground and surface water quality, destructive to the area's agricultural lands base and less than cost effective relative to public service costs.
3. Transportation. Encourage efficient multi-modal transportation systems that are based on regional priorities and coordinated with county and city comprehensive plans.
4. Property rights. Private property rights shall not be taken for public use without just compensation having been made. The property rights of land owners shall be protected from arbitrary and discriminatory actions.
5. Permits. Maintain a permit review process that provides for integrated and consolidated review. Applications for permits shall be processed in a timely and fair manner to ensure predictability.
6. Natural resource industries. Maintain and ~~enhance~~ encourage natural resource-based industries, including ~~productive~~ agricultural, fisheries and mineral industries. Encourage the conservation of productive agricultural lands and discourage incompatible uses.
7. Open space and recreation. Encourage the retention of open space and the development of recreational opportunities, conserve fish and wildlife habitat, and increase access to natural resource lands and water, and develop parks.
8. Environment. Protect the environment and enhance the region's high quality of life, including air and water quality and the availability of water.

9. Citizen participation and coordination. Encourage the involvement of citizens in the planning process and ensure coordination between communities and jurisdictions to reconcile conflicts.

10. Public facilities and services. Ensure that those public facilities and services necessary to support development shall be adequate to serve development at the time the development is available for occupancy and use without decreasing current service levels below locally established minimum standards. With the exception of water, sewer, and local access streets, which shall be available at the time of occupancy, the term "adequate" shall be defined as either available at the time of occupancy, or shown on the current Capital Improvement Plan (CIP), as a funded project within six years.

11. Historic preservation. Identify and encourage the preservation of lands, sites, and structures that have historical or archaeological significance.

12. Economic development. Encourage economic development throughout the County that is consistent with adopted comprehensive plans, promote economic opportunity for all citizens of this County, especially for unemployed and for disadvantaged persons, promote the retention and expansion of existing businesses and recruitment of new businesses, recognize regional differences impacting economic development opportunities, and encourage growth in areas experiencing insufficient economic growth, all within the capacities of the County's natural resources, public services, and public facilities.

POLICIES FOR PROMOTION OF CONTIGUOUS AND ORDERLY DEVELOPMENT AND THE PROVISION OF URBAN SERVICES TO SUCH DEVELOPMENT;

Policy #2: The County shall allocate future projected populations through the use of the latest population projections published by the Washington State Office of Financial Management (OFM). Allocation of future populations shall be based on the following distribution: City of Kennewick 40% of total county population; City of Richland 28% of total county population; Benton County 19% of total county population; City of West Richland 8% of total county population; City of Prosser 3% of total county population and City of Benton City 2% of total county population. The County, in consultation with the Cities, will review the OFM population projection ranges (Low, Medium and High) and allocation percentages whenever OFM publishes new GMA population projections.

~~County-wide projected population shall be allocated among jurisdictions through the use of any or all of the following factors applied to each jurisdiction:~~

~~a. Documented historical growth rates over the last decade, the last 2 decades, and the last 2 5 or 10 years.~~

~~b. Current growth rates.~~

~~c. Developing or current planning programs which a jurisdiction has, and which identify quantitative increases in business and industry development, and housing~~

~~construction activity.~~

~~d. School enrollments over 2 decades, and within the last 2 5 or 10 years.~~

~~e. Pending development proposals (applications) which would add either jobs or new housing units.~~

~~f. Intangibles.~~

Policy #3: The locating of Urban Growth Areas within the County shall be accomplished through the use of accepted planning practices which provide sufficient land and service capacity, up to the determined need, to meet projected populations at urban densities and service standards within the Cities, and urban densities for those portions of the County located within the urban growth areas.

Policy #4: That Urban Growth Areas of each City shall be based upon official and accepted population projections for minimum of 20 years. The gross undeveloped and underdeveloped acreage within the city limits and the Urban Growth Area shall be sufficient to meet all the land requirements, for the following: community and essential public facilities, population projection, commercial and industrial activities, employment projections, infill and to prevent inflation of land cost due to a limited land supply.

- a. The jurisdictions within the county shall use a uniform formula for identifying the land area necessary per capita for each community. Each jurisdiction's population projection shall be multiplied by its gross per capita land area requirement, which in the aggregate will define total land needs within the Urban Growth Area (UGA).

The uniform formula is as follows:

$A + B + C + D + E + F + G + H + I + J + K = \text{acreage/per capita (or acreage per dwelling unit if per capita is divided by average household size) where:}$

- A = residential land per capita; (or DU)
- B = parks and recreational area per capita;
- C = area required for public facilities (fire stations, jails, etc.,) per capita;
- D = area required for schools per capita;
- E = commercial area per capita, or per employee;
- F = industrial/manufacturing area per capita;
- G = open space (golf courses, etc.) per capita;
- H = public service lands required for transportation network, easements and R.O.W.s per DU;
- I* = use 70% build-out for all residential lands;
- J = add 25% to the total of A Through I for land supply/demand balance;

K = land credit for undevelopable lands i.e. Critical Areas including steep slopes, wetlands, habitat, etc. within the UGA.

* The same factor should be used for all jurisdictions.

Policy #5 : That within the urban growth area, urban uses shall be concentrated in and adjacent to existing urban services or where they are shown on a Capital Improvement Plan to be available within 6 years.

Policy #6: That cities limit the extension of service district boundaries and water and sewer infrastructure to areas within each jurisdiction's urban growth area contained in their adopted Comprehensive Plan. Utility plans should attempt to reflect possible needs for 50 years.

Policy #7: Within each Comprehensive Plan, the Land Use Plan for urban growth areas shall designate urban densities and indicate the general locations of greenbelt and critical areas. ~~To the extent made practical by the natural features of the land form, open spaces and greenbelt shall be contiguous across jurisdictional lines, so as to enable their use as linked and contiguous recreational resources including parks, and bike and riding paths~~

Policy #8: Wherever possible, given consideration of all other variables, such as existing unused service infrastructure, the placement of an urban growth line into an area of existing ~~potential intensive~~ commercial agriculture shall be avoided, ~~unless an adequate open space buffer within the urban growth area is provided.~~

Policy #9: The appropriate directions for the expansion of urban growth areas are those which are unincorporated lands ~~substantially engrossed by urban development~~ with existing service infrastructure and lands adjacent to corporate limits, ~~and confined on the other side by major features such as highways; and existing rural residential development characterized by compromised agricultural productivity; average lot sizes less than 10 acres; and existing streets and utility services~~

Policy #10: All policies within each jurisdiction's Comprehensive Plans ~~required by ESHB 2929~~ shall be modified to be consistent with adopted Countywide Policies.

POLICIES FOR SITING PUBLIC FACILITIES OF A COUNTYWIDE OR STATEWIDE NATURE;

Policy #11: The County and Cities, along with public participation shall develop a cooperative regional process to site essential public facilities of regional and statewide importance. The objective of the process shall be to ensure that such facilities are located so as to protect environmental quality, optimize access and usefulness to all jurisdictions, and equitably distribute economic benefits/burdens throughout the region or county.

At the Countywide and multi-county level, the following action should be accomplished:

- a. Develop a uniform siting procedure which enables selection of optimum project sites and appropriate size and scale relative to intended benefit area.

Policy #12: Support the existing solid waste program that promotes and maintains a high level of public health and safety, protects the natural and human environment of Benton County and encourages public involvement by securing representation of the public in the planning process.

Policy #13: Encourage and expand coordination and communication among all jurisdictions and solid waste agencies/firms in Benton and Franklin Counties in order to develop consistent and cost-effective programs that avoid duplication of effort and gaps in program activities.

- a. Utilize the existing Benton-Franklin Solid Waste Advisory Committee.

POLICIES FOR COUNTYWIDE TRANSPORTATION FACILITIES AND STRATEGIES;

Policy #14: Maintain active County-City participation in the Regional Transportation ~~Policy Planning~~ Organization in order to facilitate City, County, and State coordination in planning regional transportation facilities and infrastructure improvements to serve essential public facilities including Port District facilities and properties.

POLICIES THAT CONSIDER THE NEED FOR AFFORDABLE HOUSING, SUCH AS HOUSING FOR ALL ECONOMIC SEGMENTS OF THE POPULATION AND PARAMETERS FOR ITS DISTRIBUTION;

~~**Policy #15** New housing within urban growth areas shall be compatible in character and standards with that of the adjacent city area.~~

~~**Policy #16** That site constructed, modular and manufactured housing shall be recognized as needed and functional housing types.~~

Policy #15: The County and Cities within shall work together to provide housing for all economic segments of the population. All jurisdictions shall seek to create the conditions necessary for the construction of affordable housing, at the appropriate densities within the cities and County. The following actions should be accomplished:

- a. Jointly quantify and project total Countywide housing needs by income level and housing type (i.e. rental, ownership, senior, farm worker housing, group housing.)
- b. Establish a mechanism whereby the housing efforts/programs of each jurisdiction

address the projected Countywide need.

c. Address the affordable housing needs of very low, low, and moderate income households, and special needs individuals through the Comprehensive Housing Affordability Strategy (CHAS).

d. Develop design standards for implementation within the Comprehensive Plan with special attention to be given to the residential needs of low to moderate income families.

POLICIES FOR JOINT COUNTY AND CITY PLANNING WITHIN URBAN GROWTH AREAS;

Policy #16: Urban growth areas ~~may~~ include territory located outside of a city ~~only~~ if such territory ~~may be already~~ is characterized by urban growth or is adjacent to territory already characterized by urban growth. Within urban growth areas, only urban development may occur. For the purposes of locating urban growth areas, and permitting new development within them, "Urban" is defined as:

- a. Having dedicated and improved (surfaced) streets, with dimension, design and construction standards for new development determined by "joint city/county standards" and;
- b. For new development, road, street and intersection right-of way widths located and sized to accommodate projected local and regional average daily traffic (ADT) as determined by each jurisdictions Land Use Plan Transportation Element and, where relevant, projections of the ~~BFRG Regional System~~ Benton Franklin Council of Governments, and .
- c. ~~having either public sewer or water service, with additional service requirements (e.g. standards of Policy #19), for new development consistent with "joint/city county standards."~~

Policy #17: To encourage logical expansions of corporate boundaries into urban growth areas, and to enable the most cost efficient expenditure of public funds for the provision of urban services into newly annexed areas. The County and each City shall jointly develop and implement development, land division and building standards, and coordinated permit procedures for the review and permitting of new subdivisions within Urban Growth Areas.

- a. Joint development standards shall be adopted by all jurisdictions. Standards may vary between the County and various incorporated jurisdictions.
- b. ~~Standards for the following shall be developed and adopted:~~

- ~~1. Street Locations, both major and secondary;~~
- ~~2. Street R.O.W. widths;~~
- ~~3. Street widths;~~
- ~~4. Curbs and gutters;~~
- ~~5. Sidewalks for secondary streets only;~~
- ~~6. Road construction standards ;~~
- ~~7. Cul De Sacs, location and dimensions;~~
- ~~8. Storm Drainage facilities, quantity, quality and discharge locations;~~
- ~~9. Street lights, conduit, fixtures, locations;~~
- ~~10. Sewer, septic regulations, private sewer, dry sewer facilities;~~
- ~~11. Water, pipe sizes, locations, construction standards;~~
- ~~12. Fire protection, station locations, fire flows, uniform codes;~~
- ~~13. All building requirements;~~
- ~~14. Subdivision and platting requirements (in accord with chapter RCW 58.17) including parks and open space;~~
- ~~15. Mobile home and manufactured home regulations;~~
- ~~16. Zoning Ordinances: permitted uses in Urban Growth Areas, setbacks, building heights, lot coverage etc.~~

- ~~c. As either an alternative, or adjunct to a) above, a city and the County may choose to enter into an interlocal agreement whereby the application of development standards, and the authorities and functions of permit review, inspection and enforcement are assigned.~~

POLICIES FOR COUNTYWIDE ECONOMIC DEVELOPMENT AND EMPLOYMENT;

Policy #18: Consistent with the protection of public health, safety, welfare, and the use of natural resources on a long-term sustainable basis, the ability of service capacity to accommodate demands, and the expressed desires of each community, Comprehensive Plans shall jointly and individually support the County and region's economic prosperity in order to promote employment and economic opportunity for all citizens.

Policy #19: The County and Cities have historically partnered with each other as well as with other organizations to achieve economic development throughout the region. It is the intention of the County and Cities to continue to actively pursue mutually beneficial partnerships that promote growth in all sectors of business and industry, including but not limited to: areas of agriculture, agri-business, industrial, commercial, public schools, recreation and tourism. Key strategies will include promoting family wage jobs, increasing income and reducing poverty, increase business formation, expansion and retention, and creating jobs and financial investment to improve the economics of our communities.

- a. An economic development element should be integrated into the comprehensive plan of each jurisdiction. The economic development element should establish goals

- and policies for each jurisdiction; actively promote employment opportunities for family-wage jobs; support the retention and expansion of businesses and industry in Benton County; support development of public schools; encourage the development of tourist-related businesses, including those that capitalize on area agricultural and other resources.
- b. Comprehensive Plans should foster and promote a natural environment that will contribute to economic growth and prosperity, and a business environment that offers diverse economic opportunities for businesses of all types and sizes in the region.
 - c. The County and Cities should encourage public and private agency cooperation and participation in the comprehensive planning process. These agencies should cooperatively evaluate trends and opportunities to identify strategies meeting long-term economic needs for the County region.
 - d. The County and Cities agree that Benton County may establish economic development strategies and implementation criteria for siting major industrial and resource based development within rural areas of the County in accordance with RCW 36.70A.365.
 - e. The provision of utilities and other supporting urban governmental services to commercial and industrial areas should be coordinated and assigned a high priority by utility purveyors and service providers.
 - f. A Countywide land use inventory should be established to monitor commercial and industrial land supply.
 - g. Support the development of public schools in areas where present or can be extended, is financially supportable at urban densities, where the extension of public infrastructure will protect health and safety, as per WAC 365-196-425(3)(b).

AN ANALYSIS OF THE FISCAL IMPACT.

Policy #20: ~~Where Capital Improvement Plans and Land Use Plans, involve land areas within, or tributary to land within the urban growth areas, the County and Cities, individually and jointly~~ shall ~~routinely~~ conduct fiscal analyses which identify and refine the most cost effective ~~provision-use~~ of regional and local public services ~~and infrastructure over the long term~~. This should be accomplished through actions including the following:

- a. City's six year CIPs for streets, water, and sewer should show infrastructure sized to accommodate build-out of service areas within the 20 year urban growth area, at a minimum.

- b. Construction design and placement standards for roads, intersections and streets (with provisions for storm water conveyance), sewer, water and lighting infrastructure, should be determined based upon an analysis which identifies the lowest public expenditure over extended periods of time. Utilities should be incorporated into such analyses.
- c. Build out scenarios should be factored into school, fire and police service demand projections.

Policy #21: Support the development of public schools in areas where utilities are present or can be extended, is financially supportable at urban densities, where the extension of public infrastructure will protect health and safety, and the school locations are consistent with the analysis recommended by WAC 365-196-425(3)(b).

AMENDING POLICIES.

Policy #22: The Growth Management Act requires counties planning under the Act to adopt a countywide planning policy in cooperation with the cities located in the county. The countywide planning policy is to be a written policy statement or statements used solely for establishing a countywide framework from which county and city comprehensive plans are developed and adopted pursuant to this [GMA] chapter.” The purpose for the Benton County Wide Planning Policies is to meet this requirement of the Act. This document is a tool that will provide the necessary guidance to achieve consistency during the updating of comprehensive plans for the county and the cities/towns.

The County Commissioners will review the policies and cause a final proposal to be transmitted to the cities for ratification and ultimately back to the Board of Commissioners for final action. The County Wide Planning Policies will be considered adopted when ratified by the cities and approved by the Board of Commissioners. Cities agree to take action within 45 days of the transmittal of the proposal and to submit resolutions of ratification to the county to document the action taken by the city.

The Board of Commissioners agrees to adopt the ratified policies without modification upon receipt of notice that at least three cities have acted affirmatively. The Commissioners will convene to consider possible modifications to these policies if ratification is not accomplished.

Future amendments to the County Wide Planning Policies may be considered when proposed by the County or a City.

LOCATE URBAN GROWTH AREAS

Population Projections

1. Review and comment on preliminary OFM population projections ~~due in Dec. 91.~~
2. Legislative bodies of each jurisdiction to review OFM population projections.
3. Update the existing land use inventory to reflect current conditions (use county GIS ~~when available in 3-92,~~ to provide county-wide land use inventory).
4. GMC derives formula for allocation of OFM population projections -sends formula to individual jurisdictions via the BCPPC.
 - BCPPC sends to indiv.jurisdictions legislative bodies for review
 - BOCC takes action on pop.allocation

Land Use Element Map

1. Identify accepted uniform planning criteria used for locating Urban Growth Areas:
 - natural physical barriers and roads
 - existing service capacity (supply/deficit)
 - projected service capacity (new supply)
 - planning objectives (GMA req.) and;
2. Uniform criteria for insuring adequate land supply within Urban Growth Areas:
 - enable growth without creating excess demand for services, congestion etc.,
 - discourage sprawl without grossly inflating land costs;
3. Identify uniform, established candidates for the supply of developable land within the Urban Growth areas:
 - vacant, underutilized, partially utilized
4. Identify uniform, established candidates for lands to be excluded from development, such as lands:
 - needed for R.O.W.
 - hazardous, critical, open space etc.,
 - too costly to provide services
 - to be zoned agricultural with Transfers of Density Rights (TDRs)
5. Map existing public, private and semi-public service district boundaries and;
6. Inventory all existing capital facilities for public, private and semi-public service providers, and transportation network, identify existing capacity:

water		sewer
fire	police	
schools	ports	
parks	libraries	
hospital	communications	

7. Confer with BFRC to establish current level transportation data re: inventory
 - each jurisdiction to build on BFRC transportation data; define local street conditions, capacities, programmed and needed improvements.
8. Inventory housing stock - identify existing supply/demand ratio by housing.
9. Using Population Projections per jurisdiction, accomplish the following:
 - project new housing mix/type and occupancy rates;
 - identify projected gross new demands for services identified in item #5, above;
 - equate existing services infrastructure capabilities and C.I. P.s with gross new demands;
 - identify new C.I.s, (supplies of water, sewer, school, rec. fac. etc.,) necessary to meet gross new demands;
 - survey options to meet gross new service with cost effectiveness on essential services (i.e., water and sewer, road maintenance as a priority) and; type, identify present need (use Census);
 - with the cost effectiveness of meeting other services demands as a consideration.
10. Contact each utility purveyor. Solicit participation on LUE advisory committees on relevant issues.
11. Inventory facilities/capacities of existing utility services, identify current plans for new facilities and capacities including but not limited to electric, telecommunications, natural gas. Rely on BFRC data.
12. lands such as: utility and transportation corridors, landfills, sewage treatment facilities, recreation, schools etc.,
 - integrate existing information from comp. plans, needs assessments, pop. projections, into one joint list of needed public lands;
 - county must work with state and cities to identify areas of shared need and shall prepare a prioritized list with estimated acquisition dates;
 - capital acquisition budget for each jurisdiction with jointly agreed upon priorities and schedule. *
13. Identify Open Space Corridors within and between Urban Growth Areas, including:

- lands used or designated as recreational, wildlife habitat, trails, and "critical areas" as defined in sec .3
 - optional: develop a mechanism to purchase fee simple or lesser interests in these open spaces using funds authorized by RCW 84.34.230 *
 - develop an acquisitions list for those lands with critical resources imposing extreme constraints on development *
14. Draft a procedure, including siting criteria, for locating/approving essential public facilities.
 - review list of essential facilities provided by OFM with the objective to identify those suitable for location in urban vs rural areas.
 15. Consistent with the revised Policies in the Comp. Plan Texts, integrate population projections, ~~(including sec. 15 lands, lands for essential facilities RESHB sec 1)~~, land use and capital facilities inventory data, lands necessary for new capital facilities, and total land requirements to support population projections densities, open space and critical/natural areas (set asides) into **new 20 year Urban Growth Areas.**
 16. Review of Urban Growth Areas by each jurisdiction's legislative body.
 17. BOCC adopts Urban Growth Areas, then;

PREPARE DRAFT LAND USE MAP

Map Designations

1. Prepare Draft Land Use Map with general distribution, location and extent of land uses, and:
 - Urban Growth Areas and Rural Lands;
 - Open Space;
 - Public Facilities and lands;
 - population densities;
 - building intensities;
 - est. future pop. densities (multiply av. bldg. densities X pers/household re: ~~page 57 of 1985 Comp. Plan.(update with 1990 census)~~

* not necessary for locating urban growth boundaries

MEMORANDUM

TO: City Council

FROM: Rick Simon, Development Services Manager

THROUGH: Cindy Johnson, City Manager

DATE: May 26, 2015

SUBJECT: County Wide Planning Policies

Benton County, like Richland is obligated under the provisions of the Growth Management Act to review and revise its comprehensive plans by June, 2017. One of the first tasks for the County to complete is a review of their County Wide Planning Policies. This is a document that is intended to serve as guide for not only the County, but for all the cities within the County as they work to update their respective comprehensive plans. Planning staffs from the Cities and County have met together over the past several months to discuss beneficial changes to the County Wide Planning Policies as this update process begins.

A copy of the draft amendments to these policies is attached. Perhaps the most important function of these policies is that they establish the process and criteria for how cities expand their urban growth area boundaries. In recent years, the cities of Richland, Kennewick, West Richland and Benton City have all had proposals for urban growth area expansion rejected. In each case, the rejection occurred on an appeal to the Growth Management Hearings Board after the County Commissioners had approved the requests. All these rejections were based on a finding that the Cities did not adequately prove their case that additional lands were needed for urban growth. The proposed changes to the policies would eliminate a complicated formula that is used to evaluate these proposals.

The Planning Commission informally reviewed the draft amendments at a workshop earlier this spring but did not make a recommendation. Some individual members expressed objections to the proposed changes, as they believed that the changes would dilute one of the intents of the growth management act – to discourage urban sprawl. Staff believes the amendments to the policies, particularly the ones relating to expansion of urban growth areas are a desirable step needed to clarify the process.

The County wants to ensure that all the Cities are aware of the proposed amendments to the County Wide Planning Policies. Later this spring, they will be conducting public hearings and the County Commissioners will make a final decision on adoption of the proposed policy amendments. The purpose of this memo is simply to inform Council of this ongoing effort.



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Resolutions – Adoption

Key Element: Key 3 - Economic Vitality

Subject:

Resolution No. 175-16, Approving the Final Plat of Greyhawk, Phase I

Department:

Community & Development Services

Ordinance/Resolution Number:

175-16

Document Type:

Resolution

Recommended Motion:

Adopt Resolution No. 175-16, approving the final plat of Greyhawk, Phase I.

Summary:

North Stone Richland, LLC, the developer of the Greyhawk plat, a subdivision located in the Horn Rapids Golf Course Community, is requesting final plat approval for the first phase of the development. Phase I consists of 55 lots and three open space tracts that will be owned and maintained by the Homeowners Association. The plat is located at the west end of the Horn Rapids community and will extend River Park Drive further westward. Construction of the second entrance into the Horn Rapids community is a requirement of this project. The second entrance will be constructed after plans are approved by the Washington State Department of Transportation, and the construction time frame will likely coincide with construction of the second phase of the Greyhawk plat.

Staff has reviewed the project to ensure compliance with the original conditions of approval and recommends approval of the final plat through the adoption of Resolution No. 175-16.

Fiscal Impact:

Future construction of the lots within the plat will raise both land values and property taxes and with residential development, demands placed on City services will also be increased.

Attachments:

1. Proposed Resolution
2. Greyhawk Phase I Final Plat
3. Greyhawk Conditions of Approval
4. Greyhawk Vicinity Map

RESOLUTION NO. 175-16

A RESOLUTION of the City of Richland approving the final plat of Grayhawk Phase 1 subject to the conditions of approval of the Technical Advisory Committee Report S2006-109; adopting the findings of the Richland Planning Commission as the findings of the City Council and approving the final plat of Grayhawk Phase 1.

WHEREAS, January 24, 2007, the Richland Planning Commission held an open record public hearing to consider the preliminary plat application of Grayhawk (also known as the plat of the Highlands) as submitted by North Stone Richland LLC; and

WHEREAS, the Planning Commission recommended to the City Council that it conditionally approve the preliminary plat of Grayhawk; and

WHEREAS, the final plat for Grayhawk Phase 1, consisting of 55 lots, is being constructed in accordance with the conditions attached to the approved preliminary plat.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Richland hereby approves the final plat of Grayhawk Phase 1, a copy of which is attached and incorporated herein by reference, subject to the conditions of approval as contained in the Technical Advisory Committee Report S2006-009, dated September 18, 2015.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately.

ADOPTED by the City Council of the City of Richland at a regular meeting on the 6th day of September, 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

GRAYHAWK PHASE 1

A SUBDIVISION IN A PORTION OF THE SOUTH-HALF OF SECTION 20 AND THE NORTH-HALF OF SECTION 29, TOWNSHIP 10 NORTH, RANGE 28 EAST, W.M., CITY OF RICHLAND, BENTON COUNTY, WASHINGTON

PERIMETER LEGAL DESCRIPTION

THAT PORTION OF THE SOUTH-HALF OF SECTION 20 AND A PORTION OF THE NORTH-HALF OF SECTION 29, TOWNSHIP 10 NORTH, RANGE 28 EAST, WILLAMETTE MERIDIAN, CITY OF RICHLAND, BENTON COUNTY, WASHINGTON DESCRIBED AS FOLLOWS:

BEGINNING AT A 3" BRASS CAP MARKING THE NORTHEAST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 29;

THENCE SOUTH 86°44'38" WEST ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 29 FOR A DISTANCE OF 1504.67 FEET TO THE MOST WESTERLY NORTHEAST CORNER OF PARCEL B, NORTH STONE RICHLAND, LLC AS DESCRIBED UNDER BENTON COUNTY AUDITORS FILE NUMBER 2008-036200, RECORDS OF BENTON COUNTY, WASHINGTON, SAID POINT ALSO BEING THE TRUE POINT OF BEGINNING OF THE PARCEL TO BE DESCRIBED;

THENCE LEAVING THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 29, NORTH 89°33'31" WEST, 626.63 FEET;

THENCE SOUTH 76°07'32" WEST, 352.02 FEET;

THENCE SOUTH 87°59'08" WEST, 241.31 FEET;

THENCE SOUTH 10°45'41" EAST, 343.00 FEET;

THENCE SOUTHWESTERLY, ALONG THE ARC OF A 381.00 FOOT RADIUS, NON-TANGENT CURVE TO THE LEFT (THE RADIUS OF WHICH BEARS SOUTH 10°40'46" EAST) THROUGH A CENTRAL ANGLE OF 01°04'55" FOR AN ARC LENGTH OF 7.19 FEET WITH A LONG CHORD WHICH BEARS SOUTH 78°46'46" WEST A CHORD DISTANCE OF 7.19 FEET;

THENCE SOUTH 78°14'19" WEST, 68.60 FEET;

THENCE SOUTH 11°45'41" EAST, 162.00 FEET;

THENCE SOUTH 78°14'19" WEST, 55.46 FEET;

THENCE SOUTH 11°45'41" EAST, 154.00 FEET;

THENCE NORTH 78°14'19" EAST, 133.90 FEET;

THENCE SOUTH 84°34'08" EAST, 702.43 FEET;

THENCE SOUTHEASTERLY, ALONG THE ARC OF A 641.00 FOOT RADIUS, NON-TANGENT CURVE TO THE LEFT (THE RADIUS OF WHICH BEARS NORTH 28°36'49" EAST) THROUGH A CENTRAL ANGLE OF 03°02'38" FOR AN ARC LENGTH OF 34.05 FEET WITH A LONG CHORD WHICH BEARS SOUTH 62°54'30" EAST A CHORD DISTANCE OF 34.05 FEET;

THENCE NORTH 64°02'25" EAST, 111.54 FEET TO THE NORTHERLY RIGHT OF WAY LINE OF RIVER PARK DRIVE, SAID POINT BEING 42.00 FEET NORTHERLY OF THE CENTERLINE THEREOF. WHEN MEASURED AT RIGHT ANGLES OR RADIAL, SAID POINT ALSO BEING ON THE SOUTH LINE OF LOT 17, MAIDSTONE AT HORN RAPIDS ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 15 OF PLATS, PAGE 36, RECORDS OF BENTON COUNTY, WASHINGTON;

THENCE ALONG THE NORTHERLY RIGHT OF WAY LINE OF SAID RIVER PARK DRIVE AND SAID LOT 17, NORTHWESTERLY, ALONG THE ARC OF A 558.00 FOOT RADIUS, NON-TANGENT CURVE TO THE RIGHT (THE RADIUS OF WHICH BEARS NORTH 18°25'31" EAST) THROUGH A CENTRAL ANGLE OF 02°04'23" FOR AN ARC LENGTH OF 20.19 FEET WITH A LONG CHORD WHICH BEARS NORTH 70°32'17" WEST A CHORD DISTANCE OF 20.19 FEET;

THENCE LEAVING THE NORTHERLY RIGHT OF WAY LINE OF SAID RIVER PARK DRIVE, AND CONTINUING TO FOLLOWING THE PLAT BOUNDARY OF SAID MAIDSTONE AT HORN RAPIDS THE FOLLOWING COURSES:

THENCE NORTH 15°36'34" EAST, 84.57 FEET;

THENCE NORTH 26°17'38" EAST, 80.93 FEET;

THENCE NORTH 40°08'37" EAST, 80.74 FEET;

THENCE NORTH 46°09'03" EAST, 595.22 FEET;

THENCE LEAVING THE PLAT BOUNDARY OF SAID MAIDSTONE AT HORN RAPIDS, NORTH 53°45'39" WEST, 222.36 FEET;

THENCE NORTH 89°33'31" WEST, 92.93 FEET TO THE TRUE POINT OF BEGINNING AND THE END OF THIS LEGAL DESCRIPTION.

CONTAINING: 20.32 ACRES, MORE OR LESS.

TOGETHER WITH AND SUBJECT TO EASEMENTS, RESERVATIONS, COVENANTS AND RESTRICTIONS APPARENT OR OF RECORD.

OWNER'S CERTIFICATE

WE, THE UNDERSIGNED, NORTH STONE RICHLAND, LLC. HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE TRACT OF LAND DESCRIBED HEREON AND THAT WE HAVE CAUSED SAID LAND TO BE SURVEYED AND PLATTED INTO LOTS AS SHOWN HEREON AND THAT ALL STREETS, ROAD RIGHT-OF-WAY AND UTILITY EASEMENTS SHOWN HEREON ARE HEREBY DEDICATED TO THE PUBLIC AND THAT THIS SUBDIVISION SHALL BE KNOWN AND DESIGNATED BY THE NAME "GRAYHAWK PHASE 1".

RONALD R. BOCHSLER
MANAGING MEMBER FOR NORTH STONE RICHLAND, LLC

DATE

ACKNOWLEDGEMENT

STATE OF OREGON

COUNTY OF LINN

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT RONALD R. BOCHSLER HAS SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE IS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE MANAGING MEMBER FOR NORTH STONE RICHLAND, LLC. TO BE FREE AND VOLUNTARY ACT OF SUCH PARTIES FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

NOTARY PUBLIC

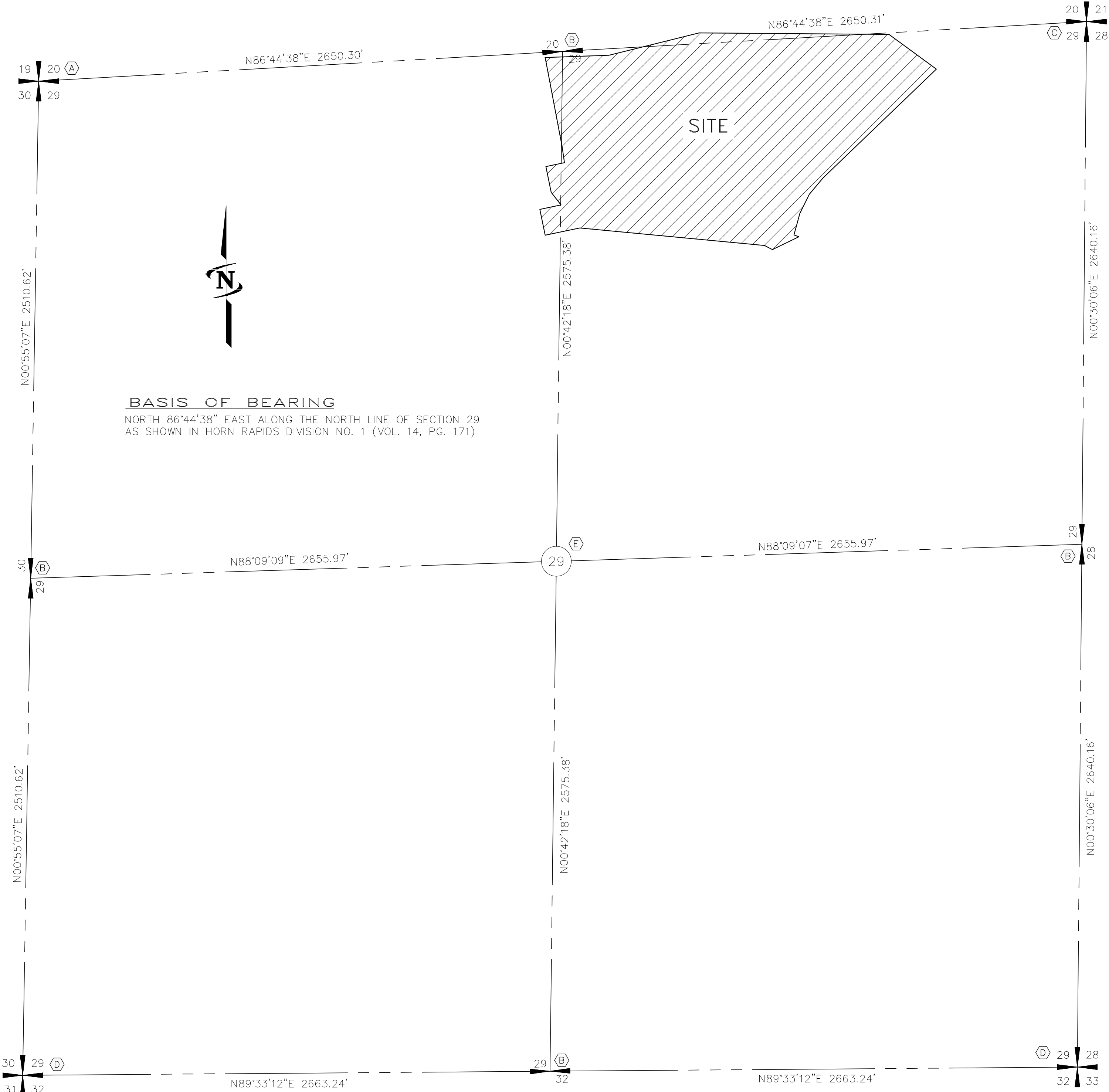
DATE

MY APPOINTMENT EXPIRES

RESIDING

SECTION SUBDIVISION

NOT TO SCALE



MONUMENT DESCRIPTION TABLE

- | | |
|-----|---|
| (A) | HELD POSITION OF STONE AS SHOWN IN SURVEY REFERENCE NUMBER 5. (SEARCHED FOR AND NOT FOUND) |
| (B) | HELD CALCULATED SINGLE PROPORTION POSITION AS SHOWN IN SURVEY REFERENCE NUMBER 5. |
| (C) | FOUND AND HELD 3" BRASS CAP IN CONCRETE AS SHOWN IN SURVEY REFERENCES NUMBER 5. VISITED 03-11-2016. |
| (D) | HELD POSITION OF IRON PIPE AS SHOWN IN SURVEY REFERENCE NUMBER 5. (SEARCHED FOR AND NOT FOUND) |
| (E) | HELD CALCULATED POSITION. |

SURVEYOR'S CERTIFICATE

I, JOHN J. SHEA, PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT THE PLAT OF GRAYHAWK PHASE 1 AS SHOWN HEREON IS BASED ON AN ACTUAL FIELD SURVEY OF THE LAND DESCRIBED AND THAT ALL CORNERS AND DIMENSIONS ARE CORRECTLY SHOWN AND THAT SAID PLAT IS STAKED ON THE GROUND AS INDICATED HEREON.

JOHN J. SHEA
PROFESSIONAL LAND SURVEYOR
CERTIFICATE NO. 33656

DATE



AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS _____ DAY OF _____, 20____A.D.

AT _____ M., RECORDED IN VOLUME _____ OF PLATS, AT PAGE _____

AT THE REQUEST OF J-U-B ENGINEERS, INC.

BENTON COUNTY AUDITOR _____

BY: _____

FEE NO. _____

TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT THE TAXES ON THE LAND DESCRIBED HEREON HAVE BEEN PAID TO AND INCLUDING THE YEAR _____

1-2908-100-0003-003 AND 1-2908-200-0004-000
TAX PARCEL NUMBER

BENTON COUNTY TREASURER _____ DATE

BENTON COUNTY ASSESSOR _____ DATE

APPROVALS

THE ANNEXED PLAT IS HEREBY APPROVED BY AND FOR THE CITY OF RICHLAND, BENTON COUNTY, STATE OF WASHINGTON

CITY MANAGER _____ DATE

CITY CLERK _____ DATE

CITY ENGINEER _____ DATE

CHAIRMAN, CITY PLANNING COMMISSION _____ DATE

GEORGE KYRIAZIS
PRESIDENT OF HORN RAPIDS HOME OWNERS ASSOCIATION
2600 CLUBHOUSE LANE, RICHLAND, WA 99354

DATE

CITY OF RICHLAND REQUIRED NOTES

- ALL LOTS WITHIN THIS PLAT ARE REQUIRED TO INSTALL INDIVIDUAL PRESSURE REGULATING VALVES ON THEIR WATER SERVICES DUE TO POSSIBLE WATER PRESSURE FLUCTUATIONS AND HIGH PRESSURES.
- ADDRESS NUMBERS [NOTED IN BRACKETS] ARE SUBJECT TO CHANGE BY THE CITY OF RICHLAND AT THE TIME OF BUILDING PERMIT ISSUANCE.
- SIDEWALKS AND PEDESTRIAN PATHWAYS FRONTING COMMON AREAS SHALL BE THE RESPONSIBILITY OF THE HOMEOWNER'S ASSOCIATION.
- ALL LANDSCAPED AREAS WITHIN THE PUBLIC RIGHT-OF-WAY OF RIVER PARK DRIVE SHALL BE THE RESPONSIBILITY OF THE HOMEOWNER'S ASSOCIATION TO MAINTAIN. ALL OTHER LANDSCAPED AREAS WITHIN THE PUBLIC RIGHT-OF-WAY OF ALL THE OTHER STREETS WITHIN THIS PLAT ARE THE RESPONSIBILITY OF THE PROPERTY/HOME OWNERS TO MAINTAIN.
- CENTRALIZED DELIVERY UNITS (CBU/MAILBOX) TO BE INSTALLED PRIOR TO ISSUANCE OF ANY BUILDING PERMITS.

ZONING COVENANT NOTE

RESIDENTIAL DEVELOPMENT SHALL CONFORM TO THE STANDARDS CONTAINED IN THE R2-S-SINGLE FAMILY RESIDENTIAL SMALL LOT ZONING DISTRICT AS THEY EXIST NOW OR ARE HEREINAFTER AMENDED; ONLY DETACHED SINGLE FAMILY DWELLINGS SHALL BE PERMITTED. NO ONE-FAMILY ATTACHED DWELLINGS OR TWO-FAMILY DETACHED DWELLINGS SHALL BE PERMITTED WITHIN THE GRAYHAWK SUBDIVISION.

SURVEY REFERENCES

- RECORD OF SURVEY NO. 3935 BY JOHN J. SHEA, DATED OCTOBER 14, 2008, RECORDED IN BOOK 1 OF SURVEYS, PAGE 3935, RECORDS OF BENTON COUNTY, WA.
- RECORD OF SURVEY NO. 3664 BY JOHN J. SHEA, DATED OCTOBER 10, 2006, RECORDED IN BOOK 1 OF SURVEYS, PAGE 3664, RECORDS OF BENTON COUNTY, WA.
- RECORD OF SURVEY NO. 4482 BY CHRISTOPHER AMMANN, DATED MARCH 14, 2014, RECORDED IN VOLUME 1 OF SURVEYS, PAGE 4482, RECORDS OF BENTON COUNTY, WA.
- PLAT OF MAIDSTONE AT HORN RAPIDS BY HUGH G. GOLDSMITH, DATED OCTOBER 25, 1995, RECORDED IN VOLUME 15 OF PLATS, PAGE 36, RECORDS OF BENTON COUNTY, WA.
- PLAT OF HORN RAPIDS DIVISION NO. 1, BY HUGH G. GOLDSMITH, DATED NOVEMBER 09, 1993, RECORDED IN VOLUME 14 OF PLATS, PAGE 171, RECORDS OF BENTON COUNTY, WA.

GRAYHAWK PHASE 1

A SUBDIVISION IN A PORTION OF THE S1/2 OF SEC. 20 AND THE N1/2 OF SEC. 29, T 10N, R 28E, WILLAMETTE MERIDIAN, CITY OF RICHLAND, BENTON COUNTY, WASHINGTON



J-U-B ENGINEERS, Inc.
2810 Clearwater Avenue, Ste. 201
Kennewick, Washington 99336-2982
Phone: 509.783.2144

DWG NAME: 30-11-040_V-PLAT

J-U-B ENGINEERS, INC. DR. DFG CH. JUS SHEET 1 OF 3

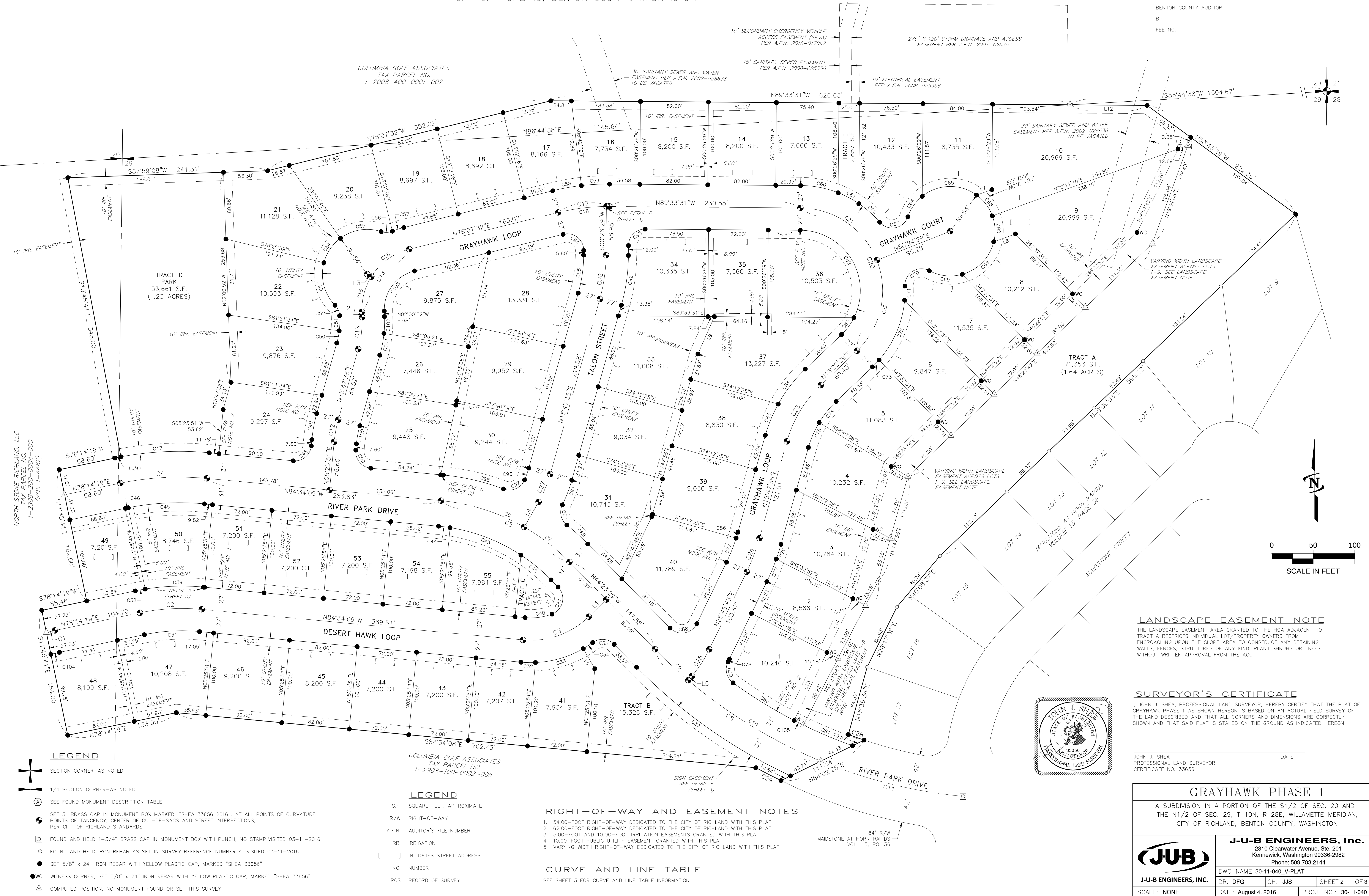
SCALE: NONE DATE: August 4, 2016 PROJ. NO.: 30-11-040

GRAYHAWK PHASE 1

A SUBDIVISION IN A PORTION OF THE SOUTH-HALF OF SECTION 20 AND THE NORTH-HALF OF SECTION 29, TOWNSHIP 10 NORTH, RANGE 28 EAST, W.M.,
CITY OF RICHLAND, BENTON COUNTY, WASHINGTON

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS _____ DAY OF _____ 20____A.D.
AT _____ M., RECORDED IN VOLUME _____ OF PLATS, AT PAGE _____
AT THE REQUEST OF J-U-B ENGINEERS, INC.
BENTON COUNTY AUDITOR _____
BY: _____
FEE NO. _____



GRAYHAWK PHASE 1

A SUBDIVISION IN A PORTION OF THE SOUTH-HALF OF SECTION 20 AND THE NORTH-HALF OF SECTION 29, TOWNSHIP 10 NORTH, RANGE 28 EAST, W.M., CITY OF RICHLAND, BENTON COUNTY, WASHINGTON

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS DAY OF 20 A.D.
AT M., RECORDED IN VOLUME OF PLATS, AT PAGE
AT THE REQUEST OF J-U-B ENGINEERS, INC.
BENTON COUNTY AUDITOR
BY:
FEE NO.

CURVE TABLE				
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING
C1	10.60'	250.00'	2°25'42"	N77°01'28"E
C2	75.02'	250.00'	17°11'32"	N86°50'05"E
C3	86.96'	100.00'	49°49'20"	N70°31'11"E
C4	105.02'	350.00'	17°11'32"	N86°50'05"E
C5	175.31'	250.00'	40°10'40"	S64°28'49"E
C6	106.17'	250.00'	24°19'55"	N72°24'12"W
C7	69.14'	250.00'	15°50'45"	N52°18'52"W
C8	243.18'	600.00'	23°13'19"	S56°00'09"E
C9	54.94'	600.00'	5°14'48"	S47°00'53"E
C10	188.24'	600.00'	17°58'32"	S58°37'32"E
C11	177.39'	600.00'	16°56'23"	N76°05'00"W
C12	27.13'	150.00'	10°21'44"	N10°36'43"E
C13	38.85'	125.00'	17°48'27"	N06°53'21"E
C14	102.29'	75.00'	78°08'24"	N37°03'20"E
C15	44.59'	75.00'	34°03'49"	S15°01'03"W
C16	57.70'	75.00'	44°04'35"	S54°05'15"W
C17	62.46'	250.00'	14°18'57"	N83°17'01"E
C18	58.87'	250.00'	13°29'28"	S82°52'16"W
C19	3.60'	250.00'	0°49'29"	N89°58'15"W
C20	237.25'	100.00'	135°56'00"	S21°35'31"E
C21	118.62'	100.00'	67°58'00"	N55°34'31"W
C22	118.62'	100.00'	67°58'00"	N12°23'29"E
C23	80.06'	150.00'	30°34'54"	S31°05'02"W
C24	43.50'	250.00'	9°58'10"	S20°46'40"W
C25	38.22'	150.00'	14°35'58"	S33°03'44"W
C26	53.59'	200.00'	15°21'06"	N08°07'02"E
C27	36.57'	150.00'	13°58'11"	N22°46'40"E
C28	20.19'	558.00'	2°04'23"	S70°32'17"E
C29	34.05'	641.00'	3°02'38"	S62°54'30"E
C30	7.19'	381.00'	1°04'55"	S78°46'46"W
C31	66.91'	223.00'	17°11'32"	N86°50'05"E
C32	17.60'	127.00'	7°56'24"	S88°32'21"E
C33	60.63'	127.00'	27°21'16"	N73°48'49"E
C34	13.53'	127.00'	6°06'22"	N57°05'00"E
C35	28.48'	20.00'	8°13'42"	S85°10'50"E

CURVE TABLE				
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING
C37	228.68'	631.00'	20°45'52"	S54°46'25"E
C38	12.17'	277.00'	2°31'01"	N79°29'50"E
C39	70.95'	278.21'	14°36'39"	N88°05'36"E
C40	32.94'	73.00'	25°51'18"	N82°30'12"E
C41	39.78'	20.00'	11°3'58'01"	N12°35'32"E
C42	47.20'	219.00'	12°20'59"	N50°33'58"W
C43	92.37'	219.00'	24°10'03"	N68°49'29"W
C44	13.99'	219.00'	3°39'39"	N82°44'20"W
C45	92.32'	319.00'	16°34'55"	S87°08'23"W
C46	3.40'	319.00'	0°36'36"	S78°32'37"W
C47	107.13'	381.00'	16°06'37"	S87°22'32"W
C48	31.42'	20.00'	90°00'00"	S50°25'51"W
C49	32.01'	177.00'	10°21'44"	S10°36'43"W
C50	15.04'	98.00'	8°47'46"	S11°23'42"W
C51	18.33'	98.00'	10°43'07"	S01°38'16"W
C52	14.07'	20.00'	40°18'12"	S23°52'24"E
C53	55.46'	54.00'	58°50'44"	S14°36'08"E
C54	36.20'	54.00'	38°24'31"	S34°01'30"W
C55	51.69'	54.00'	54°50'27"	S80°38'59"W
C56	14.00'	20.00'	40°05'50"	S88°01'18"W
C57	14.39'	102.00'	8°05'07"	S72°04'59"W
C58	35.14'	277.00'	7°16'07"	S79°45'35"W
C59	34.07'	277.00'	7°02'50"	S86°55'04"W
C60	46.45'	127.00'	20°57'28"	N79°04'47"W
C61	28.20'	127.00'	12°43'14"	N62°14'26"W
C62	33.77'	127.00'	15°14'11"	N48°15'43"W
C63	42.07'	20.00'	120°31'26"	S79°05'39"W
C64	30.59'	54.00'	32°27'30"	S35°03'41"W
C65	70.52'	54.00'	74°49'45"	S88°42'19"W
C66	31.86'	54.00'	33°48'11"	N36°58'44"W
C67	31.76'	54.00'	33°41'46"	N03°13'45"W
C68	57.29'	54.00'	60°47'24"	N44°00'50"E
C69	41.07'	54.00'	43°34'30"	S83°48'13"E
C70	42.07'	20.00'	120°31'26"	N57°43'19"E
C71	17.12'	127.00'	7°43'24"	N01°19'18"E

CURVE TABLE				
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING
C72	79.65'	127.00'	35°55'59"	N23°09'00"E
C73	11.66'	127.00'	5°15'30"	N43°44'44"E
C74	32.83'	123.00'	15°17'27"	N38°43'46"E
C75	32.83'	123.00'	15°17'27"	N23°26'18"E
C76	18.60'	277.00'	3°50'54"	S17°43'02"W
C77	29.59'	277.00'	6°07'16"	S22°42'07"W
C78	3.84'	177.00'	1°14'29"	N26°23'00"E
C79	28.27'	20.00'	80°59'42"	N13°29'37"W
C80	86.66'	569.00'	8°43'34"	N58°21'14"W
C81	64.35'	569.00'	6°28'49"	N67°12'50"W
C82	147.79'	73.00'	115°59'57"	S31°33'32"E
C83	25.40'	73.00'	19°56'03"	S36°24'27"W
C84	53.65'	177.00'	17°22'03"	S37°41'28"W
C85	40.82'	177.00'	13°12'51"	S22°24'00"W
C86	7.53'	223.00'	1°56'08"	S16°45'39"W
C87	31.27'	223.00'	8°02'02"	S21°44'44"W
C88	38.34'	20.00'	109°50'46"	S80°41'08"W
C89	34.04'	281.00'	6°56'24"	N47°51'41"W
C90	27.03'	20.00'	77°26'16"	N12°36'45"W
C91	31.86'	177.00'	10°18'49"	N20°56'59"E
C92	60.82'	227.00'	15°21'06"	N08°07'02"E
C93	31.42'	20.00'	90°00'00"	N45°26'29"E
C94	36.41'	20.00'	104°18'57"	N51°42'59"W
C95	46.35'	173.00'	15°21'06"	N08°07'02"E
C96	15.17'	123.00'	7°03'58"	N19°19'34"E
C97	30.64'	20.00'	87°46'34"	N66°44'50"E
C98	74.57'	281.00'	15°12'17"	S76°58'01"E
C99	31.42'	20.00'	90°00'00"	S39°34'09"E
C100	22.25'	123.00'	10°21'44"	S10°36'43"W
C101	26.79'	152.00'	10°05'55"	S10°44'37"W
C102	20.45'	152.00'	7°42'31"	S01°50'24"W
C103	65.46'	48.00'	78°08'24"	S37°03'20"W
C104	10.60'	223.00'	2°43'21"	N76°52'39"E
C105	12.48'	569.00'	1°15'24"	S63°20'43"E

LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	N45°36'31"E	29.47'
L2	N02°00'52"W	6.68'
L3	S59°15'12"E	5.85'
L4	N29°45'46"E	34.81'
L5	S40°21'43"W	7.07'
L6	N29°51'49"W	27.98'
L7	S70°11'10"W	19.63'
L8	S70°11'10"W	27.77'
L9	N23°46'40"E	49.28'
L10	N44°23'29"W	12.00'
L11	S84°34'09"E	12.22'
L12	N89°33'31"W	92.93'
L13	N25°45'28"E	91.14'
L14	N25°45'28"E	72.03'

TRACT NOTES

TRACT "A" IS OPEN SPACE. SAID TRACT SHALL BE CONVEYED TO THE HOMEOWNERS ASSOCIATION BY SEPARATE DEED DOCUMENT UPON THE RECORDING OF THIS PLAT. ALL LOTS WITHIN THE SUBDIVISION SHALL HAVE AN EQUAL UNDIVIDED OWNERSHIP INTEREST IN SAID TRACT. HOME OWNERS ASSOCIATION SHALL BE RESPONSIBLE FOR ALL LANDSCAPE MAINTENANCE OF SAID TRACT.

TRACT "B", IS A STORM DRAIN RETENTION FACILITY WITH A SIGN EASEMENT ACROSS A PORTION OF SAID TRACT, SAID TRACT IS HEREBY DEDICATED TO THE CITY OF RICHLAND WITH THIS PLAT. HOME OWNERS ASSOCIATION SHALL BE RESPONSIBLE FOR ALL LANDSCAPE MAINTENANCE OF SAID TRACT.

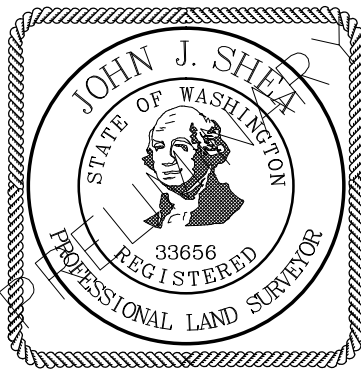
TRACT "C" IS OPEN SPACE. SAID TRACT SHALL BE CONVEYED TO THE HOMEOWNERS ASSOCIATION BY SEPARATE DEED DOCUMENT UPON THE RECORDING OF THIS PLAT. ALL LOTS WITHIN THE SUBDIVISION SHALL HAVE AN EQUAL UNDIVIDED OWNERSHIP INTEREST IN SAID TRACT. HOME OWNERS ASSOCIATION SHALL BE RESPONSIBLE FOR ALL LANDSCAPE MAINTENANCE OF SAID TRACT.

TRACT "D" IS A PARK/OPEN SPACE. SAID TRACT SHALL BE CONVEYED TO THE HOMEOWNERS ASSOCIATION BY SEPARATE DEED DOCUMENT UPON THE RECORDING OF THIS PLAT. ALL LOTS WITHIN THE SUBDIVISION SHALL HAVE AN EQUAL UNDIVIDED OWNERSHIP INTEREST IN SAID TRACTS. HOME OWNERS ASSOCIATION SHALL BE RESPONSIBLE FOR ALL LANDSCAPE MAINTENANCE OF SAID TRACT.

TRACT "E" IS AN EMERGENCY ACCESS AND CITY OF RICHLAND STORM DETENTION MAINTENANCE TRACT. SAID TRACT SHALL BE CONVEYED TO THE HOMEOWNERS ASSOCIATION BY SEPARATE DEED DOCUMENT UPON THE RECORDING OF THIS PLAT. SAID HOMEOWNERS ASSOCIATION SHALL BE RESPONSIBLE FOR ALL LANDSCAPE MAINTENANCE AND FUTURE TAXES FOR SAID TRACT.

LEGEND

- SET 3" BRASS CAP IN MONUMENT BOX MARKED, "SHEA 33656 2016", AT ALL POINTS OF CURVATURE, POINTS OF TANGENCY, CENTER OF CUL-DE-SACS AND STREET INTERSECTIONS, PER CITY OF RICHLAND STANDARDS
- SET 5/8" x 24" IRON REBAR WITH YELLOW PLASTIC CAP, MARKED "SHEA 33656"



SURVEYOR'S CERTIFICATE

I, JOHN J. SHEA, PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT THE PLAT OF GRAYHAWK PHASE 1 AS SHOWN HEREON IS BASED ON AN ACTUAL FIELD SURVEY OF THE LAND DESCRIBED AND THAT ALL CORNERS AND DIMENSIONS ARE CORRECTLY SHOWN AND THAT SAID PLAT IS STAKED ON THE GROUND AS INDICATED HEREON.

JOHN J. SHEA
PROFESSIONAL LAND SURVEYOR
CERTIFICATE NO. 33656

GRAYHAWK PHASE 1

A SUBDIVISION IN A PORTION OF THE S1/2 OF SEC. 20 AND THE N1/2 OF SEC. 29, T 10N, R 28E, WILLAMETTE MERIDIAN, CITY OF RICHLAND, BENTON COUNTY, WASHINGTON

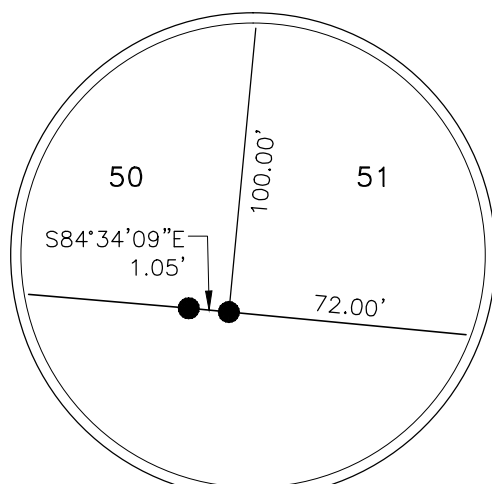


J-U-B ENGINEERS, Inc.
2810 Clearwater Avenue, Ste. 201
Kennewick, Washington 99336-2982
Phone: 509.783.2144

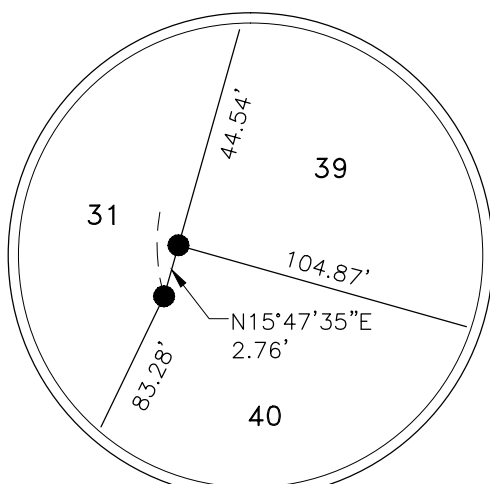
DWG NAME: 30-11-040_V-PLAT

DR. DFG CH. JUS SHEET 3 OF 3

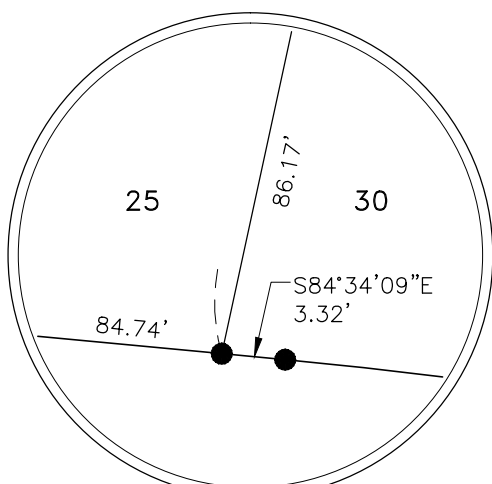
SCALE: NONE DATE: August 4, 2016 PROJ. NO.: 30-11-040



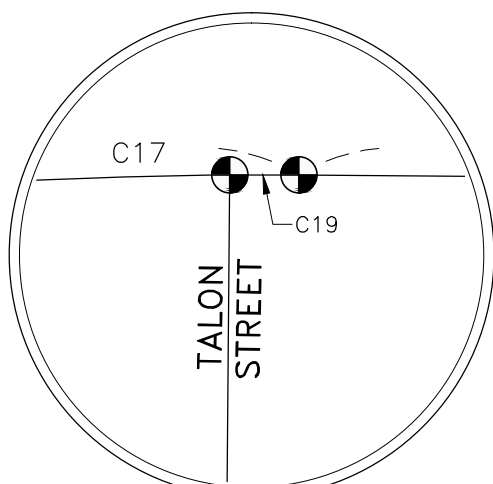
DETAIL A
NOT TO SCALE



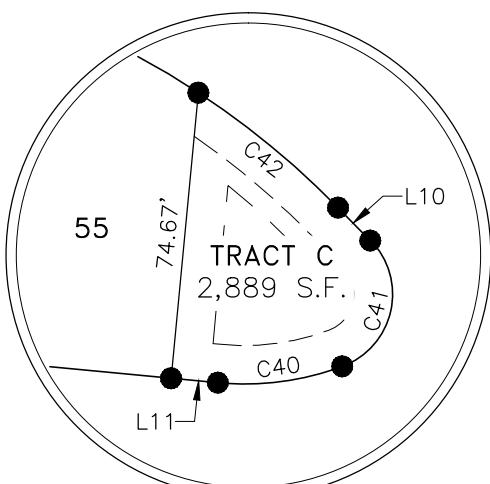
DETAIL B
NOT TO SCALE



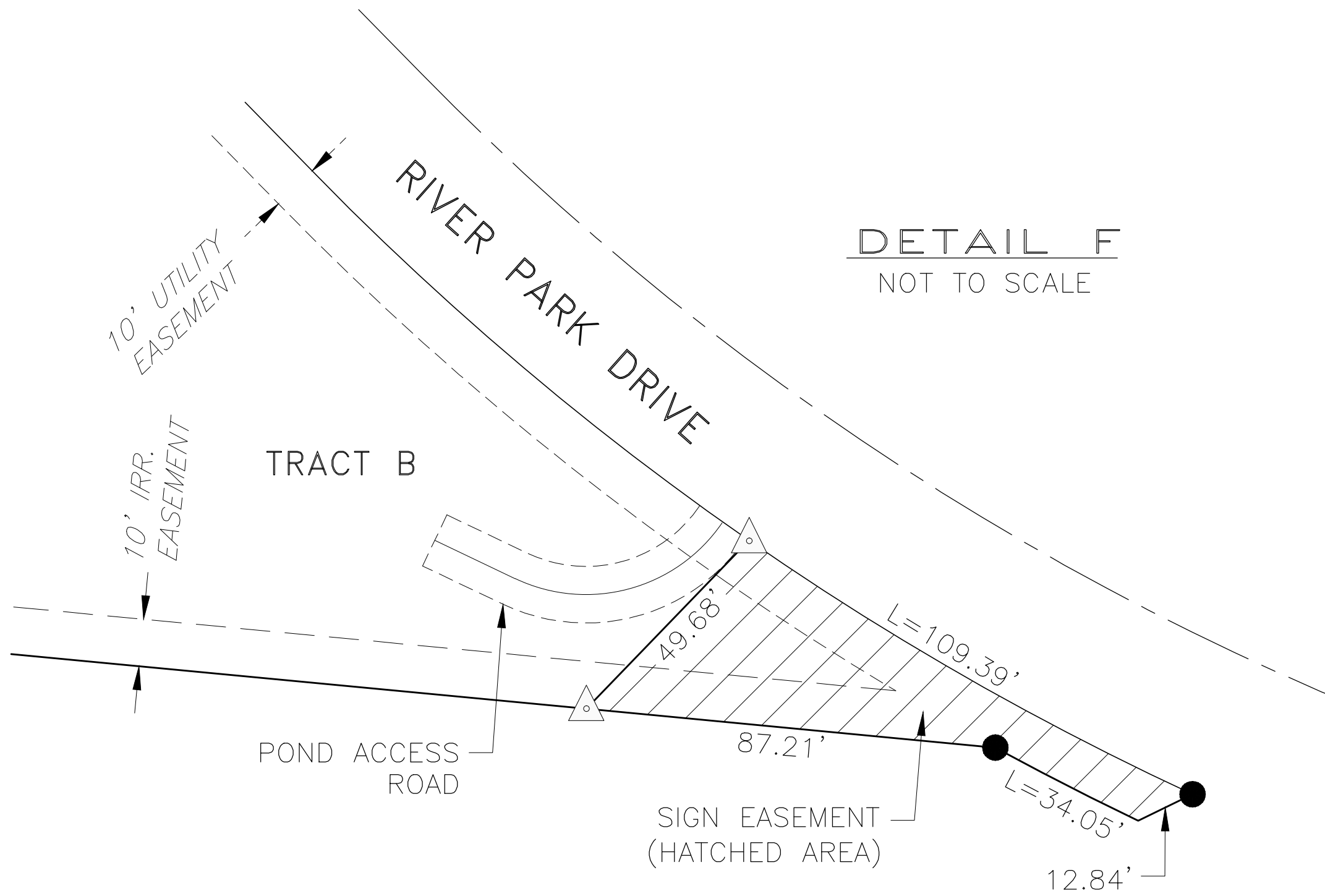
DETAIL C
NOT TO SCALE



DETAIL D
NOT TO SCALE



DETAIL E
1\"/>



**RICHLAND PLANNING COMMISSION
TECHNICAL ADVISORY COMMITTEE REPORT
JANUARY 17, 2007**

APPLICANT: NORTH STONE RICHLAND, LLC

REQUEST: PRELIMINARY PLAT APPROVAL TO SUBDIVIDE A 39.83-ACRE PARCEL INTO 109 RESIDENTIAL LOTS AND 9 TRACTS (THE HIGHLANDS AT HORN RAPIDS).

LOCATION: WITHIN THE HORN RAPIDS RESIDENTIAL COMMUNITY, GENERALLY WEST THE PLAT OF MAIDSTONE AT HORN RAPIDS AND NORTH OF THE PLAT OF SEDONA II AT HORN RAPIDS.

ENGINEER: SCM CONSULTANTS, INC.

TECHNICAL ADVISORY COMMITTEE RECOMMENDATIONS

The Technical Advisory Committee conducted a review of the subject request and recommends that if the preliminary plat is approved, approval be subject to the following conditions:

1. Prior to final plat approval, complete engineering plans indicating street design and grading, utility plans including water and sewer, electrical, street lighting, telephone, television cable, natural gas, and irrigation system shall be approved by the Richland Civil and Utility Engineering Division and shall be consistent with the requirements of the responsible departments or companies.
2. Prior to final plat approval all improvements required by Richland Municipal Code (RMC) Title 24 Plats and Subdivisions shall be installed and accepted by the City or the developer shall provide bonding or other sufficient security acceptable to the City ensuring their installation.
3. Prior to final plat approval, cluster mail boxes as required by the United States Postal Service shall be installed.
4. Street naming and addresses shall be finalized at time of final plat submittal and review. Street naming and addressing shall be in conformance with RMC Chapter 12.01.
5. The following note shall be placed on the final plat(s): **"ADDRESS NUMBERS [NOTED IN BRACKETS] ARE SUBJECT TO CHANGE BY THE CITY OF RICHLAND AT TIME OF BUILDING PERMIT ISSUANCE."**

6. Secondary emergency vehicle access (SEVA) as required and approved by the Richland Fire and Emergency Services Department shall be provided prior to final plat approval for all phases of development. Due to the length of the SEVA road, it may be reduced to 12-feet in width with provisions made for vehicle turnouts every 400 linear feet. The road must be constructed of an all weather surface with a minimum two inches of compacted gravel.
7. Fire hydrants capable of supplying the required fire flow shall be provided prior to combustible construction. Hydrants and blue reflective hydrant markers shall be installed at locations approved by the Fire and Emergency Services Department.

Shrubs and similar landscape material shall not be installed within 3 feet of any hydrant, nor shall any plant that grows higher than 12 inches be installed within 5 feet. Trees shall be located at least 10 feet from any hydrant.
8. Approval is subject to compliance with provisions of RMC Section 9.16.046 pertaining to dust control during construction.
9. Consistent with the trail plan in the approved Horn Rapids Master Plan, walkways shall be provided between the street and the golf course in the general vicinity of "E" Court and also between "A" Loop and the golf course in the general vicinity of proposed Tract E.
10. The final plat shall include a note identifying the intended use of any non-residential tract(s) within the plat boundaries. The note shall further state that all residential lots within the plat share an equal undivided ownership interest in any non-residential tract(s) that are not otherwise formally dedicated for ownership by either the City or other appropriate entity.
11. Preliminary plat approval is subject to the conditions of approval set forth in the memorandum from the Richland Building Official related to required grading permits and plans, dated December 21, 2006 and from the Civil and Utility Engineering Division dated January 17, 2007.



505 Swift Boulevard, P.O. Box 190, Richland, WA 99352
Telephone 509-942-7390, Fax 509-942-5666

www.ci.richland.wa.us

COMMUNITY DEVELOPMENT DEPARTMENT
Development Permitting Division
840 Northgate Drive
Richland, WA 99352
Telephone 509-942-7762
Fax 509-942-7764

December 21, 2006

To: Jeff Rolph, Senior Planner

For: TAC Meeting on 1/9/07 for Sandpiper II and Highland @ Horn Rapids

RE: GRADING PERMIT REQUIREMENTS FOR ALL NEW SUBDIVISIONS & PLATS

A grading permit issued by the City of Richland's building permit office—in addition to any and all other permits required by the City of Richland—is required prior to any grading work in a new subdivision or plat area. The grading permit CAN be issued prior to other City of Richland approvals for the subdivision, but the permit holder must understand that the grading permit is not an approval for the street grades, underground excavations for utilities, or any other portion of the proposed infrastructure work, and the grading permit is NOT an approval by the City to subdivide or plat. The applicant for a grading permit issued before the final subdivision or plat construction plans are approved accepts any and all risks and liabilities associated with commencement of grading, including the risk that the City may not approve the subdivision or plat. Even if grading does not commence until the infrastructure construction plans have been approved by the City of Richland, a grading permit is still required prior to any work being done on the site.

SUBMITTAL REQUIREMENTS

Site/Grading Plan:

A site plan showing existing grade and finished grade in contour intervals of sufficient clarity to indicate the nature and extent of the work shall be submitted. The grades must also show in detail that it complies with all the requirements for slopes and setbacks in Appendix J. The site plan must also show the existing grades on adjoining properties in sufficient detail to identify how grade changes will conform to the requirements of Appendix J. The plan must be stamped by a licensed engineer and must specifically reference that all requirements of the soils report (see below) have been complied with on the plan.

Soils Report:

A soils report prepared by a registered geotechnical engineer shall be provided. It must contain the following minimum information:

1. Existing soils types and distribution of existing soils.
2. Conclusions and recommendations for grading procedures, specifically describing that all Appendix J requirements are being met.

GRADING PERMIT REQUIREMENTS FOR ALL NEW SUBDIVISIONS AND PLATS

Soils Report (cont.):

3. Soil design criteria for any structures (walls, etc.) or embankments, required to accomplish the proposed grading.
4. Slope stability studies and recommendations, specifically describing that all Appendix J requirements are being met, including recommendations and conclusions regarding site geology. Sometimes these specific types of studies are referred to as "global stability."
5. Liquefaction study (required only where mapped maximum earthquake S_s is greater than 0.5g).

Application and payment of grading plan review fees:

City of Richland fees for the review of the grading plans and reports are based upon the currently adopted schedule. Please inquire at the front permit office for a copy of these fees. The application must be filled out and the plan review fee paid at the time of submittal.

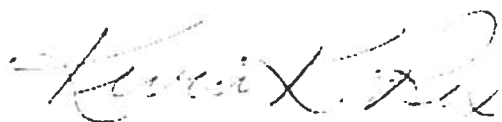
INSPECTION PROCESS AFTER PERMIT ISSUANCE

In addition to periodic inspections by the City (pre-fill placement, all buried items—such as filter fabrics, etc.—prior to burial, and at least one inspection of one layer of fill placement during compaction), the owner shall hire either a certified special inspector or a licensed professional soils engineer to inspect all work in accordance with Section 1704.7 of the 2003 IBC (site preparation, during fill placement, in-place density evaluations). Written field reports and density test reports by either the special inspector or by the licensed professional soils engineer shall be submitted to the City following each site visit. A final inspection by the City will occur when all the work is done AND all written reports have been submitted.

Please read and have your professionals read and apply each section of Appendix J of the 2003 IBC (or currently adopted grading code) concerning excavations, fills, and especially SETBACKS and drainage, terracing, and erosion. The plans and reports submitted must clearly show how each of these sections is being addressed in your proposal.

Please direct applicants for new subdivisions or plats to me should they have questions about the grading permit process.

Thank you.



Kevin K. Rex
Building Official

**CITY OF RICHLAND
CIVIL AND UTILITY ENGINEERING
DEVELOPMENT COMMENTS**

DATE: January 17, 2007

TO: JEFF ROLPH, SENIOR PLANNER

PLAT REVIEW BY: JASON REATHAFORD, ENGINEERING TECH 4
PETE ROGALSKY, PUBLIC WORKS DIRECTOR
STEVE STAIRS, TRANSPORTATION ENGINEER

PROJECT NAME: HIGHLANDS AT HORN RAPIDS (S2006-109)

PROJECT LOCATION: WEST OF THE PLAT OF MAIDSTONE

The Civil and Utility Engineering Division has reviewed preliminary plat the received in this office on January 16, 2007, for the above referenced property and has the following conditions.

General Conditions:

1. All final plans for public improvements shall be submitted on a 24" x 36" format. Addendums are not allowed, all information shall be supplied in 24 x 36 format. When construction of the infrastructure has been substantially completed, the applicant shall provide 3 mil mylar and electronic record drawings to the City. The electronic as-built record drawings shall be submitted in a AutoCAD format compatible with the City's standard CAD software. The record drawings shall be submitted and approved by the City before the final punchlist inspection will be performed. All final punchlist items shall be completed or financially guaranteed prior to recording of the final plat. Mylar record drawings of the street lights are also required prior to the final inspection.
2. Any work within the public right-of-way or easements or involving public infrastructure will require the applicant to obtain a right-of-way permit prior to construction. A plan review and inspection fee in the amount equal to 5% of the construction costs of the work within the right-of-way or easement will be collected at the time the permit is issued. A stamped, itemized Engineers estimate (Opinion of probable cost) shall be submitted along with the final submittal.
3. A pre-construction conference will be required prior to the start of any work within the public right-of-way or easement. Contact the Civil and Environmental Engineering Division at 942-7500 to schedule a pre-construction conference.
4. Site plan drawings which involve the construction of public infrastructure shall be drawn on a standard 24" x 36" drawing format to a scale which shall not be less than 1"= 40'.
5. All plan sheets involving construction of public infrastructure shall have the stamp of a current Washington State licensed professional engineer.
6. All construction plan sheets shall include the note "CALL TWO WORKING DAYS BEFORE YOU DIG 1-800-424-5555."
7. An irrigation source and distribution system, entirely separate from the City's domestic water system, shall be provided for this development. *Construction plans will not be accepted for review until adequate and viable proof of an irrigation source is made available by the developer.* The designing Engineer shall submit plans for the proposed irrigation system to the Irrigation District with jurisdiction

over the property at the same time that they are submitted to the City for construction review. Plans shall be reviewed and accepted by said irrigation district prior to issuance of a Right-of-Way permit by the City. Easements shall be provided on the final plat for this system where needed.

8. Any and all necessary permits that may be required by jurisdictional entities outside of the City of Richland shall be the responsibility of the developer to obtain.
9. A copy of the preliminary plat shall be supplied to the Post Office and all locations of future mailbox clusters approved prior to final platting.

Design Standards:

10. Public improvement design shall follow the following general format:
 - A. Sanitary sewer shall be aligned on the north and west side of street centerlines.
 - B. Storm sewer shall be aligned on the south and east side of street centerlines.
 - C. Any sewer or storm manholes that are installed outside of public Right of Way shall have an acceptable 12-foot wide gravel access road (minimum) provided from a public street for maintenance vehicles.
 - D. 10-feet horizontal spacing shall be maintained between domestic water and sanitary sewer mainlines and service lines.
 - E. Water lines shall be aligned on the south and east side of street centerlines.
 - F. Watermains larger than 8-inches in diameter shall be ductile iron.
 - G. Watermains installed outside of City Right of Way shall be ductile iron and may need restrained joints.
 - H. All watermains outside areas zoned R1 shall be ductile iron.
 - I. Fire hydrant location shall be reviewed and approved by the City Fire Marshal.
 - J. Sewer mains over 15-feet deep shall be constructed out of C900 PVC or ductile iron. The entire main from manhole to manhole shall be the same material. Private sewer service lines over 15-feet deep shall also be constructed of the same material, then transition to regular sewer piping above 15-feet.
 - K. All utilities shall be extended to the adjacent property (properties) at the time of construction.
 - L. The minimum centerline finish grade shall be no less than 0.30 % and the maximum centerline finish grade shall be no more than 10.0 % for local streets.
 - M. The minimum centerline radius for local streets shall be 100-feet.
 - N. Any filling of low areas that may be required within the public Right of Way shall be compacted to City standards.
 - O. A composite utility plan shall be included in the submitted plan set.
 - P. A detailed grading plan shall be included in the submitted plan set.
 - Q. For public utilities not located within public street rights-of-way the applicant shall provide maintenance access acceptable to the City and the applicant shall provide an exclusive 10-foot wide public utility easement (minimum) to be conveyed to the City of Richland.
 - R. Final design of the public improvements shall be approved at the time of the City's issuance of a Right-of-way Construction Permit for the proposed construction.
 - S. All public improvements shall comply with the State of Washington and City of Richland requirements, standards and codes.
 - T. All cul-de-sacs shall have a minimum radius of 45 feet to the face of curb to allow for adequate turning radius of fire trucks and solid waste collection vehicles.
 - U. Curb returns at minor intersections shall have a minimum radius of 25 feet. Curb returns at major intersections should have minimum radius of 30 feet but should be evaluated on a case by case basis.
 - V. All public streets shall meet design requirements for sight distance (horizontal, vertical and intersectional).
 - W. The final engineered construction plans shall identify locations for irrigation system, street lighting, gas service, power lines, telephone lines, cable television lines, street trees and mail

- boxes. All electrical appurtenances such as transformers, vaults, conduit routes, and street lights (including their circuit) need to be shown in the plan view.
- X. Construction plans shall provide or reference all standard drawings or special details that will be necessary to construct all public improvements which will be owned, operated, maintained by the City or used by the general public (Commercial Driveway, Curb, Gutter, Sidewalk, Water, Sewer, Storm, Street and Street lighting etc.).
 - Y. The contractor shall be responsible for any and all public infrastructure construction deficiencies for a period of one year from the date of the letter of acceptance by the City of Richland.
11. If the project will be built in phases the applicant shall submit a master plan for the sanitary sewer, domestic water, storm drainage, electrical, street lighting and irrigation system for the entire project prior to submitting plans for the first phase to assure constructability of the entire project. This includes the location and size of any storm retention ponds that may be required to handle runoff.
 12. If the City Fire Marshal requires a secondary emergency vehicle access, it shall be included in the construction plan set and be designed to the following standards:
 - A. 2-inches compacted gravel, minimum (temp. SEVA only).
 - B. 2% cross-slope, maximum.
 - C. 5% slope, maximum. Any access road steeper than 5% shall be paved or be approved by the Fire Marshal.
 - D. Be 20-feet in width.
 - E. Have radii that are accommodating with those needed for City Fire apparatus.

Secondary emergency vehicles accesses (SEVA's) shall be 20-feet wide, as noted. Longer secondary accesses can be built to 12-feet wide with the approval of the City of Richland Fire Marshal, however turn-outs are required at a spacing acceptable to the Fire Dept. Temporary SEVA's shall be constructed with 2-inches of compacted gravel, at a minimum. Permanent SEVA's shall be paved with 2-inches of asphalt over 4-inches of gravel, at a minimum.

13. **SURVEY MONUMENT DESTRUCTION:**

All permanent survey monuments existing on the project site shall be protected. If any monuments are destroyed by the proposed construction, the applicant shall retain a professional land surveyor to replace the monuments and file a copy of the record survey with the City.

- A. No survey monument shall be removed or destroyed (*the physical disturbance or covering of a monument such that the survey point is no longer visible or readily accessible*) before a permit is obtained from the Department of Natural Resources (DNR). WAC 332-120-030(2) states "It shall be the responsibility of the governmental agency or others performing construction work or other activity (including road or street resurfacing projects) to adequately search the records and the physical area of the proposed construction work or other activity for the purpose of locating and referencing any known or existing survey monuments." (RCW 58.09.130).
- B. Any person, corporation, association, department, or subdivision of the state, county or municipality responsible for an activity that may cause a survey monument to be removed or destroyed shall be responsible for ensuring that the original survey point is perpetuated. (WAC 332-120-030(2)).
- C. Survey monuments are those monuments marking local control points, geodetic control points, and land boundary survey corners. (WAC 332-120-030(3)).

When a monument must be removed during an activity that might disturb or destroy it, a licensed Engineer or Land Surveyor must complete, sign, seal and file a permit with the DNR.

It shall be the responsibility of the designing Engineer to identify the affected monuments on the project plans and include a construction note directing them to the DNR permit.

Traffic & Streets:

14. The Horn Rapids Development Transportation Impact Study determined that 600 lots may be built before a second access onto SR240 is required. The plans for the second entrance have been submitted, reviewed and approved by the City of Richland and the Washington State Dept. of Transportation. If not already built at the time of construction plan submittal, this preliminary plat shall construct the second entrance off of SR240, and the remainder of Village Parkway from its terminus to the SR240 entrance (full width asphalt and 8-foot pathways) when this plat is built. This work will be considered part of the plat construction, and the plat will not be signed or released until the improvements are accepted.
If the State does not authorize construction of the second entrance, or is delaying the project, the developer shall contribute \$800 per lot per lot as their "pay-as-you-go" mitigation towards construction of needed traffic improvements to SR240. However, Staff can adjust this amount based on approved security for construction of needed improvements. This impact mitigation is due at the time of final plat for the phase which was constructed. This proposal is consistent with the other preliminary plats approved in Horn Rapids in the last 2 years.
15. The road section proposed on this preliminary plat for River Park Drive is a deviation from the approved Horn Rapids master plan for the "Collector Road" specified for this area, and also a deviation from the collector roads previously constructed. Due to the proposed design of the preliminary plat and the location of this road in relation to the two proposed entrances into Horn Rapids, this Department supports this deviation and the proposed road section, given the following comments and conditions;
 - ❑ River Park Drive from the east boundary of the plat to the intersection with "C" Street shall have a 62-foot Right of Way. It shall be a 36-foot wide street with a 4.5-foot landscape strip and an 8-foot paved pathway (similar to other collector streets in Horn Rapids).
 - ❑ River Park Drive from "C" Street to the intersection with "E" Street shall have a 58-foot Right of Way (31' and 27') with an 8-foot path on the south side, and a 5-foot concrete sidewalk on the north side. The street shall remain 36-feet wide.
 - ❑ River Park Drive from "E" Street to "D" Blvd. and "D" Blvd. from River Park Drive to the intersection with "C" street shall have a 54-foot wide Right of Way with a 36-foot street and 5-foot sidewalks on both sides (City standard residential street).
 - ❑ "D" Blvd. from "C" Street to the plat boundary shall return to the Horn Rapids collector standard (84-foot Right of Way with landscape strips and 8-foot asphalt paths on both sides).
16. A note will be shown on the face of the final plat stating that River Park Drive and "D Blvd." north of the intersection of River Park Drive are classified as "Neighborhood Collector streets". Subsequently, no driveways accessing single family lots will be allowed onto them. Exceptions will be made for the few lots that will be allowed driveway access (lots 1-3 and 19-23).
17. The "D" Blvd. cul-de-sac as proposed for this pre-plat is longer than the maximum length allowed by municipal code. The developer of the property has requested a deviation from the code, given that the number of lots it serves is fewer than the number required for a secondary emergency access. It is this department's opinion to allow a deviation and approve the road design as submitted.
18. The intersection of the east end of "E" Loop and River Park Drive shall be designed to City standards.
19. Sidewalks shall be installed along all public Right of Way frontages that building lots do not front on during construction of those phases (e.g., storm drainage ponds, parks, tracts, etc.).
20. If the project is to be constructed in phases, all dead-end streets longer than 150-feet that will be continued later need to have temporary turn-arounds built at the end of them. The radius of these

turn-arounds shall be 45-feet minimum, and shall be constructed of 2-inches of compacted top course gravel for slopes less than 5%, or of 2-inches of asphalt atop 2-inches of gravel for slopes greater than 5%. If the temporary turn around is not located within the final plat an easement with a 50-foot radius will be required.

Domestic Water:

21. The Horn Rapids domestic water master plan shows a water connection between this preliminary plat and the plat of Sedona 2 to the south, and the undeveloped property to the north (tentatively called "Horseshoe Canyon"). These connections shall be made as needed to provide necessary fire flows and redundant water supplies, and shall all be constructed prior to acceptance of the various phases.
22. The developer will be required to demonstrate that all phases are capable of delivering adequate fire flows prior to construction plans being accepted for review. This may require looping of the watermain from off-site locations.
23. All building lots within this plat will be required to install pressure regulating valves on their water services due to possible water pressure fluctuations and high pressures.

Sanitary Sewer:

24. The closest gravity flow sanitary sewer available for this development is located in the plat of Gleneagle to the east. The sanitary sewer system in the plat of Maidstone is not at the correct elevation to serve this property. The plans for the off-site sewer extension have been submitted, reviewed and approved by the City of Richland and the Washington State Dept. of Transportation. It shall be the responsibility of the developer to extend a sewer main to this property to serve sanitary sewer at the time of plat construction.

Storm Water:

25. A storm sewer system shall be designed to contain or pass a 25-year storm. The applicant shall provide storm drainage calculations based on a 25-year storm using the Benton County Hydrology Manual. Calculations shall be stamped by a professional Civil Engineer licensed in the State of Washington. Prior to discharging any storm drainage waters from paved surfaces into drainage ditches, groundwater or a public system, an oil/water separator must be installed. The applicant's design shall provide runoff protection to downstream property owners. The project will require detailed erosion control plans.
 - A. Prior to or concurrent with the submittal of the first phase the developer shall provide a Geotechnical report including the percolation rate of the soils in the area of any storm retention ponds.
 - B. As per RMC chapter 24.20.070 and the City of Richland's Comprehensive Stormwater Management Plan, the storm drainage system installed as part of this plat may need to be oversized in order to handle the additional flow from future developments in the vicinity.
26. If any existing storm drainage or ground water seepage empties onto the proposed site, said storm drainage shall be considered an existing condition, and it shall be the responsibility of the property developer to design a system to contain or treat and release the off-site storm drainage.
27. If the storm drain ponds slopes are greater than 25% or deeper than 4-feet, then a 6-foot fence will be required around the perimeter of the pond with a minimum 12-foot wide gate for maintenance vehicles. A maintenance road from the public Right of Way to the bottom of the pond is also needed (2-inches of compacted gravel, minimum). The city's maintenance of the pond in the future will consist of trimming weeds to keep them below 6-inches, and maintaining

the pond for functionality. If the developer wishes for the pond to be landscaped and visually appealing, then the homeowners association should be considered for maintenance responsibilities. This will require an irrigation meter and sprinkler system (including a power source), and responsibility for maintaining the landscaping.

Final Platting Requirements:

28. Any public access and utility easements, such as water, sewer, electrical etc., must be provided prior to final acceptance by the City.
29. Any off-site easements necessary for this project shall be obtained and secured by the applicant and supplied to the City at the time of plat construction and prior to final plat acceptance by the City.
30. Ten foot wide public utility easements will be required on the final plat along both sides of all Right-of-Ways within the proposed plat.
31. A note shall be placed on the face of the final plat stating: *"All lots within this plat are required to install pressure regulating valves on their water services due to possible water pressure fluctuations and high pressures."*
32. A note shall be placed on the face of the plat that states: *"All landscaped tracts and areas within the plat of Sandpiper 2 that are in the public Right of Way shall be the responsibility of the homeowners to maintain."*
33. A note shall be placed on the face of the plat that states: *"The City of Richland's standard for storm pond maintenance consists of semi-annual vegetation abatement and specifically does not include irrigation, landscaping or other aesthetic improvements"*
34. A note shall be placed on the face of the plat that states: *"River Park Drive and "D" Blvd. north of River Park Drive are classified as "Neighborhood Collector" roads, no driveway access is allowed directly onto them."* Exceptions will be made for the few lots that will be allowed driveway access (lots 1-3 and 19-23). The actual name of "D" Blvd. will be noted on the final plat.
35. A one-foot "No access / screening easement" will be required along:
 - ☐ The River Park Drive Right of Way from the east end of the preliminary plat to "C" Street
 - ☐ The south side of River Park Drive from "C" Street to "D" Blvd.
 - ☐ The east side of "D" Blvd. from River Park Drive to the north plat boundary
36. The intended use and ownership of all tracts within the plat shall be noted on the final plat.
37. Property with an unpaid L.I.D. assessment towards it must be paid in full or segregated per Richland Municipal Code 3.12.095.

GREYHAWK FINAL PLAT VICINITY MAP

Subject Site



River Park
Dr.

SR 240

RIVER





COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Resolutions – Adoption

Key Element: Key I - Financial Stability & Operational Effectiveness

Subject:

Resolution No. 176-16, Adopting the Name of Vineyard Estate Lane for a New Private Street Within the Badger Mountain South Master Planned Community

Department:

Community & Development Services

Ordinance/Resolution Number:

176-16

Document Type:

Resolution

Recommended Motion:

Adopt Resolution No. 176-15, adopting the name Vineyard Estate Lane for a new private street located within the Badger Mountain South Master Planned Community.

Summary:

Mid-Columbia Land Development has recently completed development of a portion of the Veneto Villaggio Binding Site Plan within the Badger Mountain South master planned community. Part of this development included the construction of a private street, which provides access to ten (10) residential lots. This private street has not yet been officially named, and the owners have requested the name 'Vineyard Estate Lane' be given to the private street. This name was reviewed and found to be consistent with the City's street naming conventions by City staff. Resolution No. 176-15 would formally adopt Vineyard Estate Lane as the name of this private street.

Fiscal Impact:

There are only minor expenses associated with this action for the updating of City maps and placement of street signs.

Attachments:

1. Propose Resolution
2. Vicinity Map

RESOLUTION NO. 176-15

A RESOLUTION of the City of Richland adopting the name Vineyard Estate Lane for a new private street located in Badger Mountain South.

WHEREAS, pursuant to Richland Municipal Code (RMC) 12.01.110, abutting property owners of a street may petition the City to name an unnamed street; and

WHEREAS, the City has received a petition from Mid-Columbia Land Development, the owners of private property that is to be served by this new and as yet, unnamed private street; and

WHEREAS, City staff has circulated the proposed street name of Vineyard Estate Lane to area emergency service providers and has determined that the proposed street name is not duplicative of other existing street names and is consistent with the City's street naming conventions.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland that the new private street, extending through the Veneto Villaggio Binding Site Plan within the Badger Mountain South Master Planned Community, located south of and approximately parallel with Ava Way shall be named Vineyard Estate Lane.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately.

ADOPTED by the City Council of the City of Richland at a regular meeting on the 6th day of September, 2016.

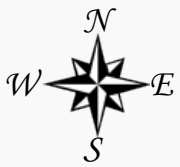
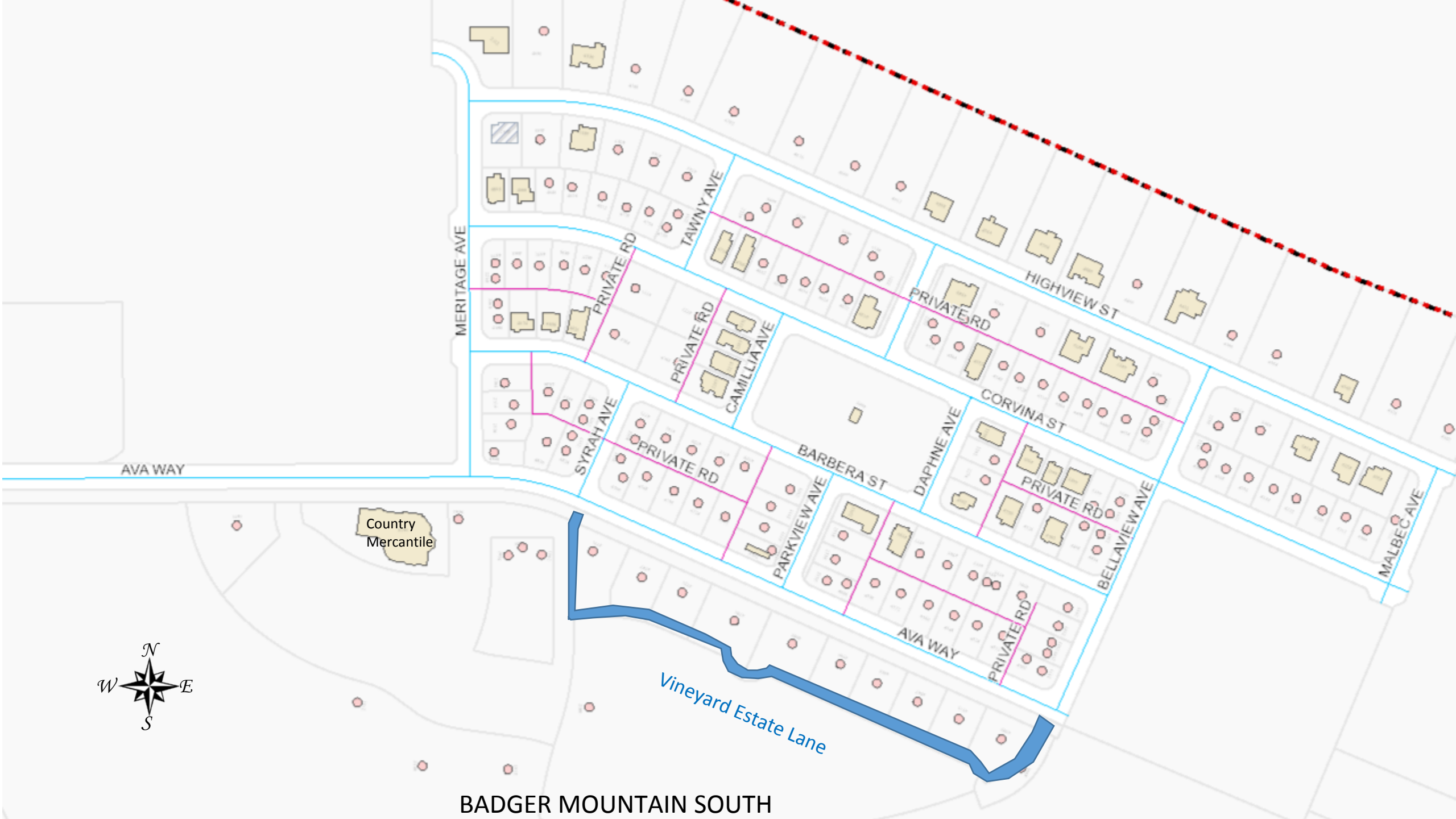
ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney



Country
Mercantile

Vineyard Estate Lane

BADGER MOUNTAIN SOUTH



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Resolutions – Adoption

Key Element: Key 2 - Infrastructure & Facilities

Subject:

Resolution No. 177-16, Declaring Surplus of an Easement at 624 Wellsian Way

Department:
Public Works

Ordinance/Resolution Number:
177-16

Document Type:
Resolution

Recommended Motion:

Adopt Resolution No. 177-16, authorizing the City Manager to sign and execute a relinquishment document declaring surplus of an easement at 624 Wellsian Way.

Summary:

Store Master Funding VIII, LLC, also known as Atomic Bowling, has requested the relinquishment of an existing Pondage and Drainage easement on their parcel. This particular Pondage and Drainage easement is no longer needed by the City and has been replaced with a new easement under Auditor's File No. 2003-055467.

State law establishes a process that requires a public hearing prior to conveyance of any property originally acquired for public utility purposes. A public hearing was held tonight concerning the pondage and drainage easement relinquishment. Unless new information is delivered at the public hearing, staff recommends adoption of the resolution and relinquishment of the easement.

Fiscal Impact:

There are no fees to the City. The applicant will pay any processing fees.

Attachments:

I. Proposed Resolution

RESOLUTION NO. 177-16

A RESOLUTION of the City of Richland declaring surplus a certain Pondage and Drainage easement lying within 624 Wellsian Way.

WHEREAS, Store Master Funding VIII, LLC., also known as Atomic Bowling, has requested that the existing Pondage & Drainage easement recorded under Auditor's File No. 356196 of Benton County State of Washington be relinquished; and

WHEREAS, the existing Pondage & Drainage easement has been replaced with a new easement recorded under Auditor's File No. 2003-055467; and

WHEREAS, staff has conducted an analysis determining the existing Pondage & Drainage easement is no longer necessary; and

WHEREAS, RCW 35.94.040 provides for the disposal of surplus property originally required for public utility purposes; and

WHEREAS, notice was published on September 4, 2016, that a public hearing would be held on this date concerning the relinquishment of this utility easement.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland that this existing Pondage and Drainage easement originally acquired for public utility purposes and described as follows, is hereby found to be surplus to the City's needs and not required for the providing of continued services:

A portion of the SW $\frac{1}{4}$ of Section 11, Township 9 North, Range 28 East, W.M., City of Richland, Benton County, Washington, described as follows:

That portion of a 10 foot wide Pondage & Drainage easement recorded under Auditor' File No. 356196 records of said County and State, running Northeasterly across a portion of Lot 7 Block 403 of the Plat of Richland as recorded in Volumes 6 & 7 of Plats, records of said County and State. Lying Easterly and Southerly of said new easement, 2003-055467.

See attached Exhibit A

BE IT FURTHER RESOLVED that the consideration covering administrative processing fees shall be paid by the applicant; and

BE IT FURTHER RESOLVED that the City Manager of the City of Richland is authorized to sign a relinquishment document to release the City of Richland's interest in said easement to Store Master Funding VIII, LLC and deliver the same upon payment.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately.

ADOPTED by the City Council of the City of Richland at a regular meeting on the 6th day of September, 2016.

ATTEST:

MARCIA HOPKINS
City Clerk

ROBERT J. THOMPSON
Mayor

APPROVED AS TO FORM:

HEATHER KINTZLEY
City Attorney

Exhibit A





COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Resolutions – Adoption

Key Element: Key I - Financial Stability & Operational Effectiveness

Subject:

Resolution No. 184-16, Reappointments to the Lodging Tax Advisory Committee

Department:
City Attorney

Ordinance/Resolution Number:
184-16

Document Type:
Resolution

Recommended Motion:

Adopt Resolution No. 184-16, reappointing Kim Shugart and Jerry Beach to the Lodging Tax Advisory Committee.

Summary:

The terms for Position Nos. 3 and 4 on the Lodging Tax Advisory Committee are due to expire September 30, 2016.

LTAC Chair Christensen is recommending the reappointment of Kim Shugart and Jerry Beach to Position Nos. 3 and 4 respectively for a two-year term from October 1, 2016, to September 30, 2018.

Fiscal Impact:

None.

Attachments:

1. Proposed Resolution
2. Recommendation and Applications

RESOLUTION NO. 184-16

A RESOLUTION of the City of Richland confirming the position reappointments of Kim Shugart and Jerry Beach to the Lodging Tax Advisory Committee.

BE IT RESOLVED by the City Council of the City of Richland that the following position reappointments to the Lodging Tax Advisory Committee are hereby confirmed:

<u>NAME</u>	<u>POSITION NO.</u>	<u>TERM ENDING</u>
Kim Shugart	3	9/30/18
Jerry Beach	4	9/30/18

BE IT FURTHER RESOLVED that this resolution shall take effect immediately.

ADOPTED by the City Council of the City of Richland, at a regular meeting on the 6th day of September 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney



MEMORANDUM

To: City Council

From: Lodging Tax Advisory Committee

Date: August 26, 2016

Re: Lodging Tax Advisory Committee Vacancy Interviews

Cc: Jon Amundson, Assistant City Manager
Hollie Logan, Communications & Marketing Manager

Two applications were received for the Lodging Tax Advisory Committee (LTAC) vacancies, Jerry Beach, General Manager, Courtyard by Marriott Columbia Point and Kim Shugart, Visit Tri-Cities. The terms for the two positions are due to expire September 30, 2016. The new term for each position is two years or until September 30, 2018.

Both applicants are current members of the LTAC and meet the current eligibility requirements for the positions.

It is recommended that both Jerry Beach and Kim Shugart be reappointed to the LTAC.

Select the Board, Commission or Committee applying for:

Lodging Tax Advisory Committee

PERSONAL INFORMATION:

First Name Jerry
Last Name Beach
Street Address 480 Columbia Point Drive
City Richland
State WA
Zip 99352
Email: jbeach@thehotelgroup.com
Contact Phone: (509) 942-9400
Alternate Phone Not answered
Length of Residency in the City of Richland 2 Years
Occupation: General Manager

RECEIVED

AUG 09 2016

RICHLAND CITY CLERK

EDUCATION:

Eastern Washington University

EXPERIENCE:

Experience Applicable to the City Board, Commission or Committee to which you are applying.

TPA Commissioner - President

Kennewick Lodging Tax Advisory Committee

Richland Lodging Tax Advisory Committee

Are you currently serving on a Board, Commission or Committee?

Yes

If Yes, which one/s?

TPA Commissioner

Are you a City of Richland Employee?

Per Richland Municipal Code Section 2.28.520, no employee, during his or her term of service in City employment, shall be eligible, or be appointed, to serve on any City board, committee or commission performing an advisory function to the City Council.

No

By submitting this application, I hereby waive my right to privacy with respect to the information contained in my application and any supporting documents attached thereto. The City, its officials or employees are authorized to make my application and supporting documents available for public inspection, including inspection by members of the media. In addition, I certify that I am in compliance with the qualification requirements.

I accept

A resume is required to complete the application.

Gerald Beach (3).doc

GERALD D. BEACH
5809 W. Clearwater Ave., #A102
Kennewick, WA 99336
(509) 438-3920
Email: jerry.beach10@gmail.com

MANAGEMENT EXPERIENCE

Currently oversee operations of four hotels. 120 room Courtyard by Marriott, a 90 room Holiday Inn Express, a 130 room Holiday Inn Express and an 80 room Hampton Inn. Increased bottom line profits from 18% to 40% within three years. I have completed consulting work in operations at many full service properties throughout the United States including time at Doubletree Hotel in South Bend, IN, Crowne Plaza in Kansas City, MO, Marriott, Kansas City Airport, MO, Crowne Plaza in Billings, MT, Doubletree Hotel in Santa Fe, NM as well as multiple properties in Anchorage, AK. I have worked for The Hotel Group from 2/06 – Present.

- Operated five brands of hotels including IHG, Red Lion, Silver Cloud Inn, Hilton and Marriott.
- Experienced in managing Food and Beverage operations.
- Manage all aspects of Human Resources making sure all state employment requirements are met.
- Outlined and implemented strategic planning ensuring the hotels are positioned well within their markets.
- Implemented cost controls to ensure bottom line profitability.
- Responsible for preparing and implementing budgets and reviewing other property budgets before presenting to ownership.
- Established Capital Improvement budgets for ownership.
- Established policies, procedures and performance standards ensuring high staff productivity while maintaining a fun, positive work environment.
- Responsible for all recruiting, training, development and discipline of all General Managers for four properties.
- Developed and implemented Safety standards for the properties.
- Analyze and prepare forecasts on a weekly and monthly basis.
- Plan and administer hotel programs and policies to promote guest satisfaction.
- Maintain compliance with brand standards and programs.

WORK HISTORY

Regional General Manager 09/14 – Present
COURTYARD BY MARRIOTT, Richland, WA, HOLIDAY INN EXPRESS, Lewiston, ID, HOLIDAY INN EXPRESS, Pullman, WA, HAMPTON INN, Lewiston, ID

Regional General Manager 02/06 – 09/14
HILTON GARDEN INN, Kennewick, WA, HOLIDAY INN EXPRESS, Lewiston, ID, HOLIDAY INN EXPRESS, Pullman, WA, HAMPTON INN, Lewiston, ID

General Manager 04/03 – 02/06
SILVER CLOUD INN, Kennewick, WA

General Manager 02/02 – 04/03
RED LION HOTEL COLUMBIA CENTER, Kennewick, WA

Area General Manager 11/00 – 02/02
HOLIDAY INN EXPRESS and CEDARS INN & SUITES, Yakima, WA

Area Assistant General Manager 08/99 – 11/00
CAVANAUGHS AT YAKIMA CENTER and CAVANAUGHS GATEWAY, Yakima, WA

Select the Board, Commission or Committee applying for:

Lodging Tax Advisory Committee

PERSONAL INFORMATION:

First Name Kimberly
Last Name Shugart
Street Address 1664 Sagewood St
City Richland
State WA
Zip 99352
Email: Kim@VisitTri-Cities.com
Contact Phone: (509) 735-8486
Alternate Phone Not answered
Length of Residency in the City of Richland 18 years
Occupation: Destination Marketing Professional

RECEIVED

JUL 29 2016

RICHLAND CITY CLERK

EDUCATION:

Bachelor of Arts, Business Administration/Parks and Recreation Administration Central Washington University

EXPERIENCE:

Experience Applicable to the City Board, Commission or Committee to which you are applying.

I have the unique perspective of having served in the lodging industry (which generates hotel and lodging taxes) as well as working in destination marketing for the Tri-Cities, which greatly benefits from the investments of hotel/lodging tax for infrastructure development and marketing.

I have 14 years experience of sales and marketing for nationally branded hotels (Hilton, Doubletree, Red Lion) and 13 years of experience in tourism development (Visit Tri-Cities).

Are you currently serving on a Board, Commission or Committee?

Yes

If Yes, which one/s?

Richland Lodging Tax Advisory Committee

Are you a City of Richland Employee?

Per Richland Municipal Code Section 2.28.520, no employee, during his or her term of service in City employment, shall be eligible, or be appointed, to serve on any City board, committee or commission performing an advisory function to the City Council.

No

By submitting this application, I hereby waive my right to privacy with respect to the information contained in my application and any supporting documents attached thereto. The City, its officials or employees are authorized to make my application and supporting documents available for public inspection, including inspection by members of the media. In addition, I certify that I am in compliance with the qualification requirements.

I accept

A resume is required to complete the application.

Kimberly Shugart Resume 2016.doc

Kimberly Shugart

1664 Sagewood Street Richland, WA 99352

Phone (509) 628-1887

Objective

To assist city leaders in determining the best investment of lodging tax revenues in order to increase economic development.

Summary

Over 25 years of experience in all aspects of hotel and tourism industry. Accustomed to working with boards and commissions to achieve positive results. Outgoing personality, able to formulate a creative approach to any challenge.

Work History

2012 to Present Senior Vice President, Tri-Cities Visitor & Convention Bureau

Act on behalf of the CEO when required; interface with Board Members and Executive Committee. Analyze financial reports and prepare budgets. Identify and lead new business opportunities. Set organizational strategies and goals, monitor work and evaluate results to assure objectives and operations requirements are met and in line with the mission of the organization. Oversee and provide guidance for all aspects of tourism development for the Tri-Cities and surrounding region. Direct and manage daily business operations in addition to the responsibilities of the Vice President of Operations as listed below.

2003 to 2012 Vice President of Operations, Tri-Cities Visitor & Convention Bureau

Oversee and provide guidance for all aspects of tourism development for the Tri-Cities and surrounding region, including convention and sports sales efforts, marketing, river shore enhancement, and the Tri-City Hotel-Motel Commission (TPA). Direct and manage daily business operations, budget, and financial reporting to city and hospitality partners. Adept at delivering presentations and public speaking.

2000 to 2003 Director of Sales and Marketing, Red Lion Hotels in Richland and Pasco

Directly supervised all aspects of sales, marketing, catering, and revenue management for two hotels. Daily responsibilities included training of sales and catering staff of 11 managers and support staff, negotiated multi-year contracts, and daily customer service for hotel revenues exceeding 12 million dollars per annum. Additional responsibilities included multi-market advertising campaigns and brand promotions.

1990-2000 Director of Sales, Doubletree Hotel Pasco

Directed and implemented sales strategies for the Tri-Cities' largest convention hotel. Created written sales proposals to gain advantages over competition. Supervised sales and catering staff comprised of six managerial and line level staff members. Advised and supervised daily activity of reservations and front office procedures. Directed and maintained all aspects of customer service and satisfaction. Led and participated in daily direct marketing efforts. Other responsibilities included writing annual budgets for both revenues and expenditures, as well as developed a marketing plans and incentive programs.

1989-1990 Corporate Sales Manager, Doubletree Seattle Airport

Job responsibilities included prospecting and developing new accounts. Primary objective was to increase market share of group bookings through targeting competitor's key accounts, researching contacts, and soliciting any leads surfaced. Success in this assignment lead to promotion to Director of Sales.

1986-1989

Director of Sales and Catering, Cavanaugh's Inn at Columbia Center

Duties included sales solicitation of key accounts through contact via telemarketing and personal calls. Additional tasks included organizing local sales blitzes and coordination of all details for conventions, corporate, and social events.

Education

Bachelor of Arts, Business Administration/Parks and Recreation Administration
Central Washington University

Interests & Activities

- Avid runner, like to lift weights, and attend aerobic classes.
- Appreciate gourmet cuisine and exploring great restaurants.
- Also enjoy skiing, kayaking, and boating.

References available upon request



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Resolutions – Adoption

Key Element: Key I - Financial Stability & Operational Effectiveness

Subject:

Resolution No. 185-16, Amending the 2016 Interlocal Agreement with Port of Benton for Richardson Stormwater Retrofit Project Funding

Department:
Public Works

Ordinance/Resolution Number:
185-16

Document Type:
Resolution

Recommended Motion:

Adopt Resolution No. 185-16, authorizing staff to execute an amendment to the 2016 interlocal agreement with the Port of Benton for the Richardson Road Stormwater retrofit project.

Summary:

The City of Richland and Port of Benton own and operate stormwater conveyance systems that discharge runoff to the Columbia River. Both agencies are regulated by National Pollution Discharge Elimination System permits issued by the Washington State Department of Ecology. In 2007, the City and Port entered into an Interlocal Agreement ("2007 Interlocal") whereby the City performs permit appliance activities on behalf of the Port in exchange for the Port paying City stormwater utility fees on its properties. Under the 2007 Interlocal, the Port remains responsible for capital improvements on its stormwater facilities.

In recent years, the City has initiated a program to retrofit its stormwater facilities with water quality treatment features to improve the water quality of runoff to the River. The City's planning documents identified a Port-owned outfall at Richardson Road as a desirable retrofit opportunity. With support from the Port of Benton, the City applied to the Washington State Department of Ecology for grant funds to fund the retrofit. In keeping with the 2007 Interlocal, the Port pledged matching funds required by the grant. An interlocal agreement executed in March 2016 formalized the Port's commitment to project matching funds.

In spring 2016, the City bid the project along with a package of water quality retrofit projects on City-owned outfalls. Costs for the Richardson Road retrofit exceeded the costs authorized in the March 2016 interlocal agreement. The proposed amendment formalizes the Port's commitment to fully fund the Richardson Road retrofit. Staff recommends approval.

Fiscal Impact: The amendment will provide \$12,883 from the Port of Benton for the project. This funding ensures that the Richardson Road Stormwater retrofit is fully funded by the Port of Benton and Washington State Department of Ecology.

Attachments:

1. Proposed Resolution
2. Interlocal Agreement Amendment with the Port of Benton for Richardson Road Stormwater Project

RESOLUTION NO. 185-16

A RESOLUTION of the City of Richland authorizing execution of an Amendment to the Interlocal Agreement with Port of Benton for the Richardson Road Stormwater Retrofit Project.

WHEREAS, the City and Port of Benton entered in to an interlocal agreement in April 2007 under which the City carries out stormwater management programs for Port-owned infrastructure in exchange for the City collecting stormwater utility fees from Port properties; and

WHEREAS, the Richardson Road stormwater outfall is Port-owned; and

WHEREAS, pursuant to the April, 2007 interlocal agreement, the Port is to finance capital improvements to its stormwater infrastructure; and

WHEREAS, the City entered into an interlocal agreement with the Port of Benton in March 2016, providing funding for the Richardson Road Stormwater Retrofit Project; and

WHEREAS, City staff solicited bids in accordance with the City's purchasing policies, receiving and opening two (2) bids on June 6, 2016; and

WHEREAS, bids received exceeded staff estimates for the Project, increasing the Port of Benton's contribution to the Project by \$12,883.00; and

WHEREAS, the City and Port of Benton desire to complete the Richardson Road outfall retrofit project as part of their ongoing objective to improve the water quality of stormwater runoff discharges to area rivers.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland, that staff is authorized to execute the amendment to the interlocal agreement with the Port of Benton to provide the required funds for the Project.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately.

ADOPTED by the City Council of the City of Richland at a regular meeting on the 6th day of September, 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

**AMENDMENT TO AGREEMENT NO. 1
PORT OF BENTON – CITY OF RICHLAND**

THIS IS AN AMENDMENT to the Contract entered into between the PORT OF BENTON, a municipal corporation of the State of Washington, referred to as "Port," and CITY OF RICHLAND, a municipal corporation of the State of Washington, hereafter referred to as "Richland," entered into on March 15, 2016. The Port of Benton and the City of Richland shall hereafter be referred to jointly as "JURISDICTIONS."

THE JURISDICTIONS HEREBY AGREE the Agreement shall be amended as follows:

A. Section 3. Funding

The Port of Benton hereby commits to provide up to \$29,167 for project design, construction, construction management, and grant administration. The Port shall provide this funding within 30 days after the construction project award.

The wording in this section shall be deleted and replaced with the following:

Section 3. Funding

The Port of Benton hereby commits to provide up to \$42,050 for project design, construction, construction management, and grant administration. The Port shall provide this funding within 30 days after the construction project award.

B. Except as specifically amended by this Amendment to Contract, all of the terms and conditions of the Contract shall remain in full force and effect.

This Amendment is effective this _____ day of _____, 2016.

PORT OF BENTON

CITY OF RICHLAND, WASHINGTON

SCOTT D. KELLER
Executive Director

CYNTHIA D. REENTS, ICMA-CM
City Manager

ATTEST:

ATTEST:

Sign

Sign



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Resolutions – Adoption

Key Element: Key I - Financial Stability & Operational Effectiveness

Subject:

Resolution No. 188-16, Amending the 2016-2017 Council Assignments

Department:
City Attorney

Ordinance/Resolution Number:
188-16

Document Type:
Resolution

Recommended Motion:

Adopt Resolution No. 188-16, amending the Council Assignments for 2016-2017.

Summary:

Resolution 188-16 is a housekeeping measure that reflects recent assignments and provides for the proper spelling of Councilmember Luzzo Gilmour's last name.

The Council Assignments Committee meets periodically and makes recommendations for appointments for Council review and approval.

Fiscal Impact:

None.

Attachments:

- I. Proposed Resolution

RESOLUTION NO.188-16

A RESOLUTION of the City of Richland amending the liaison/representatives to agencies, boards, commissions and committees in the City of Richland and superseding previous resolutions.

BE IT RESOLVED by the City of Richland, acting by and through its City Council, that the following Council Members shall act as liaison/representatives to the following agencies, boards, commissions, and committees in the City of Richland:

City Council Liaison/Representatives – 2016 through 2017

CITY BOARDS, COMMISSIONS AND COMMITTEES

Arts Commission	Councilmember Lemley
Alternate -	Councilmember Luzzo Gilmour
Code Enforcement Board	Councilmember Anderson
Alternate -	Mayor Pro Tem Christensen
Economic Development Committee	Mayor Pro Tem Christensen
Alternate -	Councilmember Anderson
Emergency Operations Board	Mayor Thompson
Alternate -	Mayor Pro Tem Christensen
Fireman's Pension Board (Per RCW)	Mayor Thompson, Chair
Alternate -	Mayor Pro Tem Christensen
Library Board	Councilmember Luzzo Gilmour
Alternate -	Councilmember Kent
Lodging Tax Advisory Committee	Mayor Thompson, Chair
Parks & Recreation Commission	Councilmember Kent
Alternate -	Councilmember Luzzo Gilmour
Planning Commission	Councilmember Lemley
Alternate -	Councilmember Luzzo Gilmour
Police Pension Board (Per RCW)	Mayor Thompson, Chair
	Mayor Pro Tem Christensen

Utility Advisory Committee	Councilmember Lemley Mayor Pro Tem Christensen
----------------------------------	---

NON-CITY ORGANIZATION NON-PARTICIPANT (non-voting Liaison)

Confederated Tribes of Umatilla Indian Reservation	Mayor Thompson
Port of Benton	Mayor Pro Tem Christensen
Alternate -	Councilmember Anderson
Port of Kennewick	Councilmember Lemley
Alternate -	Mayor Pro Tem Christensen
Richland Seniors Association	Councilmember Lemley
Alternate -	Council Member Rose
Tri-City Regional Chamber of Commerce	Councilmember Anderson
Alternate -	Mayor Pro Tem Christensen

NON-CITY ORGANIZATION BOARD MEMBER

Ben Franklin Transit Board	Mayor Pro Tem Christensen
Alternate -	Mayor Thompson
Benton County 2060 Affordable Housing Steering Committee ..	Mayor Pro Tem Christensen
Alternate -	Councilmember Lemley
Benton Franklin Community Action Committee	Councilmember Lemley
Alternate -	Councilmember Anderson
Benton Franklin Council of Governments	Councilmember Rose
Alternate -	Councilmember Anderson
Columbia Point Design Committee	As Needed
Visit Tri-Cities	Councilmember Lemley
Alternate -	Councilmember Rose
Tri-Cities Development Council	Councilmember Kent
Alternate -	Councilmember Rose

LOCAL, REGIONAL, NATIONAL ORGANIZATIONS

Association of Washington Cities (AWC)	Councilmember Lemley
Benton County Solid Waste Advisory Committee	Mayor Pro Tem Christensen
Benton-Franklin Walla Walla Good Roads & Transportation Association.....	Councilmember Anderson
Alternate -	Councilmember Rose
Energy Communities Alliance	Mayor Thompson Councilmember Rose Mayor Pro Tem Christensen
Hanford Area Economic Investment Fund Committee	Councilmember Rose
Hanford Communities Governing Board.....	Mayor Thompson
Richland Public Facilities District.....	Councilmember Lemley
Alternate -	Councilmember Kent
Tri-Cities Regional Public Facilities District	Councilmember Kent Councilmember Luzzo Gilmour Richland PFD Appointee
Washington State Good Roads Association.....	Councilmember Anderson
Alternate -	Councilmember Rose

AD HOC COUNCIL COMMITTEES

Capital Facilities/Improvement Plan Annual Review	Councilmember Kent Mayor Thompson Councilmember Anderson
Alternate -	Councilmember Luzzo Gilmour
Council Assignments Committee	Councilmember Kent Councilmember Anderson Councilmember Rose
Operating Budget Annual Review	Councilmember Lemley Councilmember Rose Mayor Pro Tem Christensen
Alternate -	Councilmember Luzzo Gilmour

BE IT FURTHER RESOLVED that this resolution shall supersede previous resolutions and shall take effect immediately.

ADOPTED by the City Council of the City of Richland at a regular meeting on the 6th day of September 2016.

ROBERT J. THOMPSON
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Expenditures - Approval

Key Element: Key I - Financial Stability & Operational Effectiveness

Subject:

Expenditures from August 8, 2016 - August 26, 2016 for \$11,418,752.74 including Check Nos. 236686-237440, Wire Nos. 6227-6240, Payroll Check Nos. 109018-110116, and Payroll Wire/ACH Nos. 9553-9587

Department:

Administrative Services

Ordinance/Resolution Number:

Document Type:

Expenditures

Recommended Motion:

Approve the expenditures from August 8, 2016, to August 26, 2016, in the amount of \$11,418,752.74.

Summary:

Breakdown of Expenditures:

Check Nos.	236686-237440	2,770,588.27
Wire Nos.	6227-6240	4,258,770.57
Payroll Check Nos.	109018-110116	53,189.74
Payroll Wires/ACH	9553-9587	4,336,204.16
TOTAL		\$11,418,752.74

Fiscal Impact:

Yes

Total Disbursements: \$11,418,752.74. Disbursements (wire transfers) include \$3,502,317.00 for purchase power.

Attachments:

1. Wire Transfers
2. Voucher Listing Report

VOUCHER LISTING REPORT
SUMMARY OF WIRE TRANSFERS
AUGUST 8, 2016 - AUGUST 26, 2016

Payee	Wire Description	Amount
Claim Wires - Wire No. 6227 to 6240		
Bonneville Power Administration	Purchase Power	3,502,317.00
Cascade Title Company	CBC Land Purchase	197,343.75
Conover	Section 125	4,644.14
LEOFF Trust	Fire Health Premiums	72,066.62
Department of Licensing	Firearms Online Pmt for Concealed Licenses	2,162.00
Payment Processing, Inc.	Landfill Merchant Service Fees	1,192.29
Zenith Administrators/Matrix	Insurance Claims	<u>479,044.77</u>
	Total Claim Wire Transfers	\$ 4,258,770.57
Payroll Wires & Direct Deposits (ACH) - Wire No. 9553 to 9587		
Payroll Wires *see description below	Total Payroll Wire Transfers & Deposits	<u>\$ 4,336,204.16</u>
Total Claim & Payroll Wires/ACH		<u>\$ 8,594,974.73</u>

*Payroll Wires - transactions represent; employee payroll, payment of benefits, payroll taxes and other related payroll benefits.



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
FUND 001 GENERAL FUND					
Division: 000 UNASSIGNED					
BANK OF AMERICA		16070064144	237202	BANK ANALYSIS FEES	\$2,364.13
BEN FRANKLIN TRANSIT		2016064	237206	DIAL A RIDE TICKETS-MARCH 2016	\$12.00
BENTON COUNTY TREASURER		0716BC	236927	CRIME VICTIMS COMP BCDC-JUL'16	\$588.16
BORJON, CHARLOTTE		16-324 BORJON	237411	16-324 CBD CERT/EMD CLASS	\$743.52
CITY OF RICHLAND		081216	237149	CASHIER SHORTAGE-IZAGUIRRE	\$199.97
		081716	237232	POOL FUND STOLEN	\$125.00
CROSKREY, TOM		16-236 CROSKREY	236858	16-236 CJTC MNGMNT COURSE	\$1,156.00
HAMILTON, CRAIG		16-321 HAMILTON	237417	16-321 APCO CONFERENCE	\$923.30
RECWARE REFUND		072016	237146	REFUND DAMAGE DEPOSIT	\$200.00
			237168	REFUND DAMAGE DEPOSIT	\$200.00
			237171	REFUND DAMAGE DEPOSIT	\$200.00
		072616	237177	REFUND DAMAGE DEPOSIT	\$150.00
		080116	237166	REFUND EVENT CANCELLED	\$85.00
		080216	237142	REFUND EVENT CANCELLED	\$47.00
		080316	237154	REFUND EVENT CANCELLED	\$448.13
		080516	237101	REFUND DAMAGE DEPOSIT	\$200.00
				REFUND DAMAGE DEPOSIT	\$150.00
			237152	REFUND DAMAGE DEPOSIT	\$200.00
				REFUND DAMAGE DEPOSIT	\$150.00
		081016	237178	REFUND EVENT CANCELLED	\$100.00
		081516	237180	REFUND EVENT CANCELLED	\$50.00
		081616	237141	REFUND DAMAGE DEPOSIT	\$200.00
				REFUND DBL BOOKED	\$25.00
			237156	REFUND DBL BOOKED	\$25.00
				REFUND DAMAGE DEPOSIT	\$200.00
		081716	237189	REFUND DAMAGE DEPOSIT	\$425.00
ROBINSON, CATHY		16-217 ROBINSON	236796	16-217 WCIA CLASS	\$231.40
SMITH, CURTIS		16-307 SMITH	236804	16-307 BELLEVUE PD PROMOTIO	\$110.00
SNELL, CHRIS		16-294 SNELL	236806	16-294 WDM CERT EXAM REVIEW	\$516.56
STEWART, JOHN		16-293 STEWART	236812	16-293 WDM CERT EXAM REVIEW	\$516.56
STRATTON, COREY		16-292 STRATTON	236815	16-292 WDM CERT EXAM REVIEW	\$516.56
WALTER, KAYLENE		16-325 WALTER	237440	16-325 CBD CERT/EMD CLASS	\$698.52
WASHINGTON STATE PATROL		I17000575	237079	BACKGROUND CHECKS-JULY 2016	\$929.25
WASHINGTON STATE TREASURER		0716WS	237080	FINES & FORFEITURES BC-JULY16	\$32,439.11
WEBCHECK INC		5478	237082	WEBCHECK SRVC JULY 16	\$1,107.72
WROOLIE, MICHAEL		16-290 WROOLIE	236911	16-290 IMAGE TREND CONNECT	\$758.90
UNASSIGNED TOTAL ****					\$46,991.79
Division: 001 CITY COUNCIL					



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
BANK OF AMERICA		TXN00028372	237107	FRED-MEYER-MTG EXP-RFRSHMTS	\$72.33
PARADISE BOTTLED WATER CO		07/16-CITYATTORNE	237031	BOTTLED WATER-JULY	\$18.70
VERIZON WIRELESS	P056896	9769478948	237187	Verizon Charges for July	\$180.14
CITY COUNCIL TOTAL ****					\$271.17
Division:	100	CITY MANAGER			
BANK OF AMERICA		TXN00027980	237107	WCMA Summer Conference - C.Ree	\$325.00
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$38.68
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$52.44
CITY MANAGER TOTAL ****					\$416.12
Division:	101	CITY CLERK			
BANK OF AMERICA		TXN00028052	237107	MICHAELS STORES 9605 - Purchas	\$252.86
		TXN00028058		Binders for Training Manuals	\$21.61
CODE PUBLISHING INC		53825	236942	RMC ELECTRONIC UPDATES 7/16	\$628.96
PARADISE BOTTLED WATER CO		07/16-CITYATTORNE	237031	BOTTLED WATER-JULY	\$5.61
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$34.07
CITY CLERK TOTAL ****					\$943.11
Division:	102	CITY ATTORNEY			
BANK OF AMERICA		TXN00028061	237107	PACER - INFO CHARGES	\$19.70
		TXN00028098		STAPLES - MISC SUPPLIES	\$112.03
BELL BROWN & RIO PLLC		778	236695	PROSECUTION SRVCS-AUGUST	\$21,667.70
BENTON COUNTY TREASURER		JULY 2016	237208	DISTRICT COURT/OPD COSTS JULY	\$57,906.56
DEPARTMENT OF LABOR & INDUSTRIES		70025900-2016	236731	RIGHT TO KNOW 2016 FEE ASSESS	\$576.25
HARRISON, PAUL		7/2016 MILEAGE	236752	JULY 2016 MILEAGE	\$135.00
KENYON DISEND PLLC		184367	237003	FRONTIER COMM NW VS COR	\$1,473.50
MENKE JACKSON BEYER LLP		07/2016-065	237017	GENERAL (CITY ATTY)	\$86.42
PARADISE BOTTLED WATER CO		07/16-CITYATTORNE	237031	BOTTLED WATER-JULY	\$3.74
PRONTO PROCESS SERVICE INC		PTO-2016005730	237035	MESSENGER SERVICE-JULY	\$40.00
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$38.68
	P056902			Verizon Charges for July	\$38.68
WEST PUBLISHING CORPORATION DBA		834448326	237396	INFORMATION CHARGES-JULY 2016	\$2,251.66
XEROX CORPORATION		085684715	237093	W7855PT BASE CHG/PRINTS-JULY	\$47.57
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$54.23
CITY ATTORNEY TOTAL ****					\$84,451.72
Division:	110	ASSISTANT CITY MANAGER			
AMUNDSON, JON		16-322 AIRFARE	236690	16-322 REIMBURSE AIRFARE	\$486.20
BANK OF AMERICA		TXN00028380	237107	WAL-MART #3261-MTG SPLY	\$9.19
		TXN00028381		GREEK ISLAND CUISINE-JMA-IT-ER	\$100.72
PARADISE BOTTLED WATER CO		07/16-CITYATTORNE	237031	BOTTLED WATER-JULY	\$5.61
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$38.68
XEROX CORPORATION		085684715	237093	W7855PT BASE CHG/PRINTS-JULY	\$236.69



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
XEROX CORPORATION		085684715	237093	W7855PT BASE CHG/PRINTS-JULY	\$46.86
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$35.50
ASSISTANT CITY MANAGER TOTAL ****					\$959.45
Division:	111	COMMUNICATIONS & MARKETING			
BANK OF AMERICA		TXN00028197	237107	STICKER MULE-CITY LOG STKRS	\$61.00
		TXN00028208		DESIGNPRINT-VINYL BNRS-CITY FA	\$207.28
		TXN00028231		ACT Adobe MAX 2016-CONF-KM	\$895.00
		TXN00028237		TC-RGNL-CHMBR-NETWK LNCH-HL	\$22.00
		TXN00028306		TRAVEL INS POL-KMACHART	\$21.00
		TXN00028327		DELTA AIR-SAN DIEGO-KMACHART	\$243.20
		TXN00028399		FRED-MEYER-DUCT TAPE	\$9.69
				FRED-MEYER-DLORD-SH VALUS	\$29.57
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$38.68
XEROX CORPORATION		085684733	237093	D95 PRINT SHOP BASE CH-JULY	\$384.40
		085684734		C75 PRINT SHOP-FIERY-JULY	\$140.31
		085684735		C75 PRINT SHOP BASE CH-JULY	\$425.01
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$13.24
				PHONE CHARGES 7/23-8/22/16	\$13.11
				PHONE CHARGES 7/23-8/22/16	\$0.27
COMMUNICATIONS & MARKETING TOTAL ****					\$2,503.76
Division:	112	CABLE COMMUNICATIONS			
BANK OF AMERICA		TXN00028137	237107	RITE AID-DUR KEYLESS ENTRY	\$7.59
CAROL SUE BUSKE (AKA SUE MILLER BUSKE)		14012	237226	CABLE FRANCHISE CONSULTING	\$98.75
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$14.46
CABLE COMMUNICATIONS TOTAL ****					\$120.80
Division:	113	HANFORD COMMUNITIES			
PARADISE BOTTLED WATER CO		07/16-CITYATTORNE	237031	BOTTLED WATER-JULY	\$3.74
XEROX CORPORATION		085684715	237093	W7855PT BASE CHG/PRINTS-JULY	\$47.57
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$9.31
HANFORD COMMUNITIES TOTAL ****					\$60.62
Division:	120	FIRE			
BANK OF AMERICA		TXN00027937	237107	AMAZON - ESS GOGGLES	\$134.97
		TXN00027939		AMAZON - ESS GOGGLES	\$44.99
		TXN00028006		IMAGETREND INC - CONF FEES (MW	\$645.00
		TXN00028007		AMAZON - AA, AAA BATTERIES	\$55.71
		TXN00028117		RANCH & HOME - BOOTS (ESTELL)	\$390.80
		TXN00028120		AMAZON - DAWN DISH SOAP	\$29.92
		TXN00028134		AMAZON - BODY WASH	\$12.93
		TXN00028138		AMAZON - TOILET CLNR	\$28.26
		TXN00028145		AMAZON - CLEANER & FRESHNERS	\$53.83



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
BANK OF AMERICA		TXN00028159	237107	AMAZON - WINDEX	\$44.00
		TXN00028160		AMAZON - CLEANER, DEODRZR	\$37.63
		TXN00028162		BASECAMP - AUG SUB FEES	\$54.30
		TXN00028165		AMAZON - TOILET, DISH CLNRS	\$44.43
		TXN00028190		AMAZON - CLEANING CLOTHS	\$15.19
		TXN00028200		AMAZON - EVENT CANOPY	\$99.98
		TXN00028238		HOME DEPOT - STA 71 LIGHTING	\$86.81
		TXN00028254		AMAZON - FLASH DRIVES	\$28.99
		TXN00028261		AMAZON - REHAB SUPPLIES	\$10.47
		TXN00028262		STAPLES - PAPER, SHARPIES	\$225.61
		TXN00028268		AMAZON - DISHWASHER SOAP	\$57.68
		TXN00028275		AMAZON - REHAB SUPPLIES	\$65.94
		TXN00028287		AMAZON - BLEACH	\$31.50
		TXN00028290		AMAZON - FLOOR CLEANER	\$60.52
		TXN00028291		CHARTER - STA INTERNET FEES	\$198.68
		TXN00028299		AMAZON - WINDEX	\$12.09
		TXN00028308		CASCADE FIRE - HOSE CLAMPS	\$177.36
		TXN00028310		AMAZON - 9 V BATTERIES	\$28.95
				AMAZON - COMET, WINDEX	\$45.27
		TXN00028330		AMAZON - SPONGES	\$9.40
		TXN00028337		BATTERIES PLUS - TIC BATTERY	\$103.16
		TXN00028344		ALBERTSONS - REHAB SUPP'S	\$23.94
		TXN00028365		HARVARD BUS REV - CHIEF SUB	\$106.03
		TXN00028367		STAPLES - ENVP'S, INK REFILL	\$70.10
BENTON COUNTY FIRE DIST 1		SWG2016-27	237207	2016 SEWAG ASSESSMENT	\$5,593.89
BENTON PUD		07/16-0249075457	236930	QTRLY RACK LEASE APR-JUN 2016	\$490.54
		07/16-5688099619		2016 JUMP OFF JOE LEASE FEES	\$4,405.52
BENTON RURAL ELECTRIC ASSOCIATION		07/16-74170526	236931	COLLINS RD RADIO TOWER-ELECTRI	\$28.29
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$5,817.37
		16-290 WROOLIE	236855	16-290 IMAGE TREND CONF	\$758.90
EAGLE PRINTING & GRAPHIC DESIGN INC	P056835	43660	237256	#L317, PA CORE JACKET, LADIES,	\$84.60
	P056835			#4850MP SWEATPANT, NAVY, 2XLAR	\$178.38
	P056835			#J317, PA CORE JACKET, BLACK,	\$222.36
	P056835			#4850MP SWEATPANT, NAVY, 4-MED	\$645.90
	P056835			#TLJ317, PA CORE JACKET, TALL,	\$699.66
	P056835			#ST310, SPORT-TEK SHORTS, NAVY	\$733.05
	P056835			#72321, 5.11 TACTICAL SWEATSHI	\$117.81
	P056835			#J317, PA CORE JACKET, BLACK,	\$48.82
	P056835			#TLJ317, PA CORE JACKET, TALL,	\$97.63
	P056835			#ST310, SPORT-TEK SHORTS, NAVY	\$141.72
	P056835			#L317, PA CORE JACKET, LADIES,	\$44.47



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
EAGLE PRINTING & GRAPHIC DESIGN INC	P056835	43660	237256	ADJUST FOR TAX	(\$0.02)
FRONTIER		07/16 2061880334	236746	VHF PHONE LINE 07/19-08/18/16	\$422.86
MALLORY SAFETY & SUPPLY LLC		4118618	237013	FIREADE FOAM CONCENTRATE	\$923.10
MUNICIPAL EMERGENCY SERVICES INC	P056776	IN1050349	237025	5" EXTRUDED-THRU-THE-WEAVE,	\$3,917.31
	P056776			5" EXTRUDED-THRU-THE-WEAVE,	\$1,093.87
	P056776			SHIPPING	\$108.60
OTTENBREIT, JON		080116	237175	REIMBURSE REHAB SUPPLY EXPN	\$37.08
PARADISE BOTTLED WATER CO		07/16-FIRE ST 71	237031	BOTTLED WATER-JULY	\$79.29
		07/16-FIRE ST 72		BOTTLED WATER-JULY	\$111.32
		07/16-FIRE ST 73		BOTTLED WATER-JULY	\$56.42
		07/16-FIRE ST 74		BOTTLED WATER-JULY	\$65.57
RICHLAND ACE HARDWARE		211695	236790	CABLETIE BLACK 11"	\$4.33
		52503	237347	POLY CORD/DUCT TAPE/TENT PEG	\$8.95
SEA WESTERN INC	P056728	192725	236800	HAIX MISSOULA 8" LACE UP WILD	\$157.47
		192824		ICM PASS DEVICE REPAIRS	\$600.93
SPRINT		891160522-149	236809	RFD CELL PHONES 06/18-07/17/16	\$109.66
US CELLULAR		20160624000132	237073	VHF TOWER FEES	\$10.82
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$35.10
	P056902			Verizon Charges for July	\$414.72
	P056902			Verizon Charges for July	\$745.51
WEST COAST FIRE & RESCUE		6508	237084	HOLOMATRO CORE HOSE REPLACE	\$1,229.21
WROOLIE, MICHAEL		16-290 WROOLIE	236911	16-290 IMAGE TREND CONF	\$35.00
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$192.58
FIRE TOTAL ****					\$33,503.03
Division:	130	POLICE			
101 CLEANERS		07/16-9427360	236913	UNIFORM LAUNDRY SRVCS-JULY	\$171.58
911 SUPPLY LLC	S017029	41871	236915	NAME TAPE "WHITBY" DK NAVY	\$17.38
	S017029			5.11 PDU MEN CLASS B CARGO PAN	\$130.30
	S017029			EMBROIDERY RICHLAND LOGO	\$17.38
	S017029			SHIPPING	\$13.03
	S017029			ADJUST FOR TAX	(\$0.01)
	S017029			5.11 PDU MEN SHORT SLEEVE CLAS	\$130.30
AMERICAN MESSAGING SERVICES LLC		W4100724QH	236918	PAGER RENTAL AUGUST 2016	\$47.84
ARMITAGE, CLINTON		16-303 ARMITAGE	237103	16-303 ARMORER'S COURSE	\$64.00
BANK OF AMERICA		TXN00026488-B	237106	CLAIM ADJ/AUDIBLE/CR NOT PD	\$16.24
		TXN00027942	237107	GALLS - TROUSER BELTS	\$68.55
		TXN00027944		IDEAL BLASTING SUPPLY - EOD&EO	\$429.80
		TXN00027945		SANDYS TROPHIES- RETIREMENT PL	\$114.19
		TXN00027946		BROWNELLS INC - GLOCK EXTENDED	\$130.71
		TXN00027947		UPTOWN SHOE REPAIR - 5 PRS SHO	\$29.96
		TXN00027991		UPS 0000002654EE276	\$19.42



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
BANK OF AMERICA		TXN00027993	237107	COSTCO WHSE - PROMOTION CEREMO	\$26.97
		TXN00027997		CRYE PRECISION - COMBAT SHIRT	\$156.60
		TXN00027998		ALBERTSONS -WATER/ICE PROMOTIO	\$12.19
		TXN00028003		PACIFIC COAST SIGHT TOUR - MUA	\$35.00
		TXN00028010		GUNARAMA WHOLESALE I - GLOCK C	\$28.24
		TXN00028013		STAPLES -PACKING TAPE	\$15.23
		TXN00028034		BLT US Safety & Supply Co - UL	\$210.86
		TXN00028042		BIG SUPPLY SHOP - RANGE GLASSE	\$59.87
		TXN00028057		SIRCHIE FINGER PRINT LABO - Cr	(\$120.38)
		TXN00028073		SIRCHIE FINGER PRINT LABO - Cr	(\$138.38)
		TXN00028090		AMAZON-OTTERBOX CASE	\$59.97
		TXN00028099		FRED-MEYER #0286 - STORAGE TOT	\$202.93
		TXN00028102		AmazonPrime Membership - Credi	(\$99.00)
		TXN00028107		UPS 0000002654EE286	\$57.57
		TXN00028113		STAPLES - PRINTER INK	\$74.93
		TXN00028114		GALLS - SAFETY VESTS	\$148.68
		TXN00028152		STEEBERS LOCK SERVICE - FORD V	\$64.35
		TXN00028153		STAPLES - CERTIFICATE FRAMES	\$56.66
		TXN00028202		UPS 0000002654EE296	\$47.21
		TXN00028204		ULINE SHIP SUPPLIES - STORAG	\$55.31
		TXN00028209		WSP COLLISION RECORDS - COLLIS	\$10.50
		TXN00028211		GUNARAMA WHOLESALE - GLOCK 45	\$585.08
		TXN00028214		PAYPAL -LEIRA TRAINING REGIST	\$500.00
		TXN00028219		IABTI REGION I - REGISTRATION	\$800.00
		TXN00028230		STAPLES - EVIDENCE GLOVES/ENVE	\$186.34
		TXN00028239		GALLS - CAT TOURNIQUET TRAINER	\$210.90
		TXN00028241		SPK SPOKEO SEARCH - RECORDS SE	\$41.10
		TXN00028246		REID 4-DAY INTERVIEW & INTERRO	\$550.00
		TXN00028270		OAKLEY.COM - BOOTS -RICHMAN	\$129.78
		TXN00028318		AMAZON-OTTERBOX DEFENDER CASE	\$95.96
		TXN00028341		UPS 0000002654EE306	\$3.54
		TXN00028350		SIRCHIE -EVIDENCE GUN BOXES	\$102.37
		TXN00028357		AMAZON-OTTERBOX DEFENDER CASE	\$45.24
		TXN00028364		WA DOL LIC & REG 59907 - TITLE	\$62.25
		TXN00028368		WA DOL59907 SERVICEFEE	\$3.00
		TXN00028369		BIG 5 SPORTING GOODS -ACADEMY	\$197.10
		TXN00028371		AMAZON -OTTERBOX DEFENDER CASE	\$647.73
		TXN00028373		UNDER ARMOUR - BOOTS - VER STE	\$130.31
		TXN00028374		STAPLES - YELLOW LABELS	\$20.83
		TXN00028389		CELLEBRITE/RENEWAL UFED TOUCH	\$3,098.99
		TXN00028393		SHADOWHAWK/TACTICAL FLASHLIGHT	\$145.00



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
BANK OF AMERICA		TXN00028394	237107	SAFEWAY -WATER NATIONAL NIGHT	\$20.00
CAR WASH PARTNERS INC DBA		117459	237225	RPD VEHICLE WASHES-JULY 2016	\$10.60
CHARTER COMMUNICATIONS		08/16-0309703POL	236709	RPD INTERNET SRVCS 07/29-8/28	\$78.94
CITY OF POST FALLS		INV02676	236937	ALPR ANNUAL MAINT FEES	\$3,000.00
CITY OF RICHLAND		03/2016-1903	236939	#1903 RHLD COMM TONS	\$30.00
		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$3,283.59
		16-072 PARISH	236711	16-072 NASRO CONFERENCE	\$1,727.56
		16-240 BENSON	237413	16-240 CRIMES AGNST CHILD C	\$308.00
		16-278 KANE	236711	16-278 CRIME PREV SUMMIT	\$137.70
COLUMBIA BASIN IMAGING PC		16043264000	236945	FOX-MED CLEAR 15-25368	\$290.00
DAY MANAGEMENT CORPORATION DBA		415079	236953	RADIO EAR PIECES	\$324.72
		415583		LISTEN ONLY EAR PIECE	\$114.68
		417059	237250	RADIO REPAIR	\$532.14
		417527		RADIO ANTENNA	\$48.88
DESERTGREEN LAWN & TREE CARE LLC		160206	236958	FERTLIZER APPLICATION AT RANGE	\$108.60
DOMESTIC VIOLENCE SERVICES		23686	237254	DOMESTIC VIOLENCE SRVCS-JUL 16	\$888.50
EAGLE PRINTING & GRAPHIC DESIGN INC		43566	236961	SUNGLASSES/SAFTY FLASHERS/BDGS	\$1,498.80
FRONTIER	S017065	08/16 2530035792	237266	TELEPHONE CHARGE 8/7/16 - 9/6/	\$636.63
GALLS, LLC	P056737	BC0303665	237267	SHIPPING	\$22.80
	P056737			TU939 TROUSER WOOL SFFD STYLE	\$258.36
	P056636	BC0306491		EMBROIDERABLE 1X5 FOR HEID	\$2.17
	P056636			HASHMARK EMBLEM LAPD SILVER GR	\$6.52
	P056636			SHIPPING	\$20.93
	P056636			FLYING CROSS DELUXE TROPICAL W	\$67.28
	P056636			MENS POLY/WOOL UNIFORM DRESS	\$97.69
	P056636			EMBLEM SEWN EACH SLEEVE	\$1.09
	P056636			EMBLEM SEWN EACH SLEEVE	\$1.09
	P056636			ADJUST FOR TAX	\$0.03
GLOCK PROFESSIONAL INC		TRP/100084590	237272	ARMORER'S COURSE-NASH	\$250.00
		TRP/100084592		ARMORER'S COURSE-ARMITAGE	\$250.00
IRON MOUNTAIN INC		7346017505	237290	SHREDDING SRVCS-JULY	\$164.61
		7346041631	236756	SHREDDING SRVCS-JUNE	\$149.65
LANGUAGE LINE SERVICES LLC		3862057	237005	NONEMERGENCY TRANSLATION-JUNE	\$20.52
		3881624		NONEMERGENCY TRANSLATION-JULY	\$16.49
LARSEN GUNSMITHING & FIREARMS	S016999	8831	236763	DANNER BOOTS 21210 SIZE: 13D W	\$271.50
	S016999			SUREFIRE FLASHLIGHTS G2X-C-BK	\$673.32
	S016999	8833		SUREFIRE FLASHLIGHT V70-BK	\$135.75
	P056800	8834	237006	FREIGHT HAZMAT	\$72.76
	P056800			KO1PC (50 PER BOX)	\$1,259.76
	P056800			KO1-SB	\$264.71
	P056844	8863	237304	OC SPRAY HOLDER BIANCHI 18205	\$86.88



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
LARSEN GUNSMITHING & FIREARMS	P056844	8863	237304	ALS MID RIDE LEVEL III RETENTI	\$407.25
	P056844			MICH HLMET LEVEL IIIA LARGE -	\$380.10
	P056844			COVERED HANDCUFF CASE 23013	\$95.03
	P056844			8400-1-65 POCKET HANDCUFF KEY	\$40.73
	P056844			ADJUST FOR TAX	(\$0.01)
LEE, CHRISTOPHER		16-309 LEE	236764	16-309 BLEA PAT	\$34.00
LIVEVIEW GPS INC		265077	237307	PT10SUB SERVICE 7/1/16-6/30/17	\$1,005.60
MOON SECURITY SERVICES INC		835139	237321	RPD RANGE MONITORING	\$59.90
MOUNTS LOCK & KEY INC		213758	236777	OPEN SAFE CASE #16-14636	\$365.00
NASH, CALVIN		16-277 NASH	236895	16-277 ARMORER'S COURSE	\$64.00
NORTHWEST EMERGENCY PHYSICIANS INC		518948838	237026	WOFFORD-MED CLEAR 16-10415	\$644.00
		531613652		GEBBIE-MED CLEAR 16-01898	\$644.00
		539150986		ENGELHARDT-MED CLEAR 16-08259	\$303.00
OXARC INC		R429735	237329	OXYGEN CYLINER RENTAL	\$8.00
RICHMAN, DUSTIN		16-312 RICHMAN	236792	16-312 BLEA PAT	\$34.00
RIVER CITY TOWING INC		14834	236794	TOW CHARGE	\$167.24
		14840		TOW CHARGE	\$167.24
		14853		TOW CHARGE	\$48.87
		14886	237348	TOW CHARGE	\$48.87
SAN DIEGO POLICE EQUIPMENT CO	P056809	623759	237043	FREIGHT	\$33.14
	P056809			FOF-FF9BLK2 FORCE ON FORCE 9MM	\$237.83
	P056809			SIM-5308310SP SIMUNITION 9MM F	\$668.98
	P056809			SIM-8971960 SIMUNITION FX 9003	\$708.62
SEAT BELT EXTENDER PROS	P056801	T2B8Q	236801	RIGID SEAT BELT EXTENDER, TYPE	\$149.60
	P056801			RIGID SEAT BELT EXTENDER, TYPE	\$224.40
SIRCHIE FINGER PRINT LABORATORIES		0260894-IN	237047	EVIDENCE COLLECTION BAGS/TAPE	\$296.70
SMITH, CURTIS		16-307 SMITH	236804	16-307 BELLEVUE PD BOARD	\$110.00
SOUND UNIFORM GROUP LLC	P056634	19442	237365	X26 TASERPKT @ LEFT 2-(FLORENC	\$97.74
	P056634			SHIPPING	\$20.09
	P056634			WINTER JUMPSUIT JMP93DN	\$890.52
	P056634			UNDERARM ZIPPER VENTS	\$27.15
	P056634			LIGHTWEIGHT JUMPSUIT JMP93LTDN	\$380.10
	P056634			ZIPPER SIDE CHEST POCKETS	\$13.03
	P056634			EMBROIDERED 1-"FLORENCE"	\$8.69
STOHEL, HYRUM		16-311 STOHEL	236813	16-311 IVESTIGATION CASE C1	\$64.00
TRANS UNION RISK & ALTERNATIVE DATA		06/16-204527	236824	RPD RECORDS SEARCH - JUNE	\$112.00
		07/16-204527		RPD RECORDS SEARCH - JULY	\$111.00
TTB, LLC DBA		3187	237068	VEHICLE WASHES-JULY (98)	\$514.50
VER STEEG, CARMEN K		16-306 VER STEEG	237186	16-306 EVIDENCE DISPOSAL	\$18.00
		16-306 VER STEEG-		16-306 EVIDENCE DISPOSAL	\$21.50
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$7,391.44



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
WA STATE CRIMINAL JUSTICE TRAINING		200126881	237388	SWAT ADVANCED REG-MILLER	\$500.00
WA STATE DEPT OF AGRICULTURE		1258	236831	INSPECTION-SMALL SCALE	\$16.80
WALLA WALLA AREA CRIME WATCH		2016-FST-02	237392	FORCE SCIENCE INSTITUTE TRAIN	\$300.00
WASHINGTON ASN OF CODE ENFORCEMENT		WACE 16-BLANCHARD	236833	WACE REGISTRATION-BLANCHARD	\$200.00
		WACE 2016-SALTER		WACE REGISTRATION-SALTER	\$200.00
XEROX CORPORATION		085684723	237093	W7225PT BASE CHR/PRINTS-JULY	\$197.90
		085684724		W7225PT BASE CHR/PRINTS-JULY	\$189.98
		085684725		W7855PT BASE CHG/PRINTS-JULY	\$473.04
		085684726		W7845PT BASE CHR/PRINTS-JULY	\$310.53
		085741679		W7225PT BASE CHR/PRINTS-JULY	\$235.01
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$7.18
				PHONE CHARGES 7/23-8/22/16	\$322.11
POLICE TOTAL ****					\$46,623.15
Division:	210	ADMINISTRATIVE SERVICES			
BANK OF AMERICA		TXN00028028	237107	SUBWAY- Leadership Mtg/Budget	\$55.33
		TXN00028085		MICHAELS STORES 9605 - Purchas	\$261.52
PARADISE BOTTLED WATER CO		07/16-ADMIN SRVCS	236780	BOTTLED WATER-JULY	\$8.19
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$80.23
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$21.07
ADMINISTRATIVE SERVICES TOTAL ****					\$426.34
Division:	211	FINANCE			
BANK OF AMERICA		TXN00027958	237107	FEDEX 783497649463-OVRNITE-CK	\$34.50
		TXN00028008		OFFICE DEPOT-PROG PURCH-SPECIA	\$217.19
		TXN00028029		WFOA-SUCHY-ANNUAL CONFERENCE	\$450.00
		TXN00028092		DELL-DELL 22 MONITOR	\$190.03
		TXN00028097		STAPLES-TONER/MAG HOLDER/FILES	\$1,021.69
				STAPLES-FILES/FOLDERS/BATTERIE	\$67.30
		TXN00028119		STAPLES - FINANCE PAPER	\$76.56
		TXN00028141		CIP Project Priority Mtg	\$98.91
		TXN00028150		STONE SOUP-HL-JL-BA_CUST SRVC	\$34.26
		TXN00028253		STAPLES - DESK LAMP-CUST SERV	\$42.34
		TXN00028360		DELL-REFUND FOR SHIPPING CHG E	(\$10.85)
COLLECTORSOLUTIONS INC		2016245	236944	MERCHANT SRVC CHRGS JULY 16	\$35,316.35
COLUMBIA INDUSTRIES SUPPORT LLC		0037761	236946	ON SITE SHREDDING WO #0055299	\$16.07
FEDERAL EXPRESS CORP		5-503-32224	236974	SHIPPING CHGS-PITNEY CHK	\$8.58
GARDA CL NORTHWEST INC		10223173	236747	ARMORED CAR SRVCS JULY 2016	\$435.20
		20172318	236978	EXCESS LIABILITY JULY 2016	\$206.28
MATRIX CONSULTING GROUP, LTD	S016955	16-44 #2	237312	COST ALLOCATION STUDY	\$12,744.00
MID COLUMBIA ENGINEERING INC	S016917	ST008694	236770	MELISSA HECKMAN, ACCOUNTING	\$1,080.00
	S016917	ST008709	237019	MELISSA HECKMAN, ACCOUNTING	\$1,080.00



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
MID COLUMBIA ENGINEERING INC	S016917	ST008731	237316	MELISSA HECKMAN, ACCOUNTING	\$1,039.50
PARADISE BOTTLED WATER CO		07/16-ADMIN SRVCS	236780	BOTTLED WATER-JULY	\$16.38
				BOTTLED WATER-JULY	\$38.43
POSTMASTER		PERMIT 153-07/14	236898	POSTAGE 7/1-7/14/16 MISSED	\$4,125.36
		PERMIT 153-07/31	236786	POSTAGE 07/01-07/31/16	\$5,337.45
REDSSON LTD		193442	237037	PORTAL SERVICE LOCATES-JULY	\$258.00
RETAIL LOCKBOX INC		16074812	236787	UB PYMT PROCESSING JULY'16	\$2,415.30
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$41.29
	P056902			Verizon Charges for July	\$66.72
XEROX CORPORATION		085684727	236843	W7855PT BASE CHG/PRINTS-JULY	\$385.59
		085684728		W7225PT BASE CHR/PRINTS-JULY	\$175.44
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$0.22
				PHONE CHARGES 7/23-8/22/16	\$139.87
				PHONE CHARGES 7/23-8/22/16	\$79.94
FINANCE TOTAL ****					\$67,227.90
Division:	212	PURCHASING			
BANK OF AMERICA		TXN00028191	237107	HOME DEPOT/KEYS	\$6.42
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$781.35
MID COLUMBIA ENGINEERING INC	S016902	ST008693	236770	RACHAEL BALTHAZOR - BUYER 1	\$712.80
	S016902	ST008708	237019	RACHAEL BALTHAZOR - BUYER 1	\$1,158.30
	S016902	ST008730	237316	RACHAEL BALTHAZOR - BUYER 1	\$1,128.60
RICHLAND ACE HARDWARE		52712	237347	TARP	\$43.43
ROBINSON, CATHY		16-217 ROBINSON	236796	16-217 WCIA CLASS	\$231.40
		16-218 ROBINSON		16-218 WCIA CLASS	\$231.40
UNIVERSITY OF WASHINGTON		091616 OWNR FORUM	237070	2016 PUBLIC OWNERS FORUM	\$50.00
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$32.98
	P056902			Verizon Charges for July	\$19.39
XEROX CORPORATION	S016754	085684730	237093	XEROX 7855 LEASE AND COPY CHAR	\$230.39
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$45.93
				PHONE CHARGES 7/23-8/22/16	\$62.39
PURCHASING TOTAL ****					\$4,734.78
Division:	213	INFORMATION TECHNOLOGY			
2FA, INC	P056889	SI2209	237193	2FA ONE,1 Year Mntnc & Support	\$1,205.46
360 TRAINING.COM	P056544	48138	236686	PROGRAMMING IN HTML5 WITH	\$2,995.00
APOLLO INC	P056839	B60726012	236691	Technician labor to trouble	\$216.11
APOLLO SHEET METAL INC	P056861	166192	236922	HVAC INSTALLER SERVICE FOR	\$265.73
	P056854	166353		EMERGENCY HVAC REPAIR ON FAN	\$124.89
BANK OF AMERICA		TXN00027933	237107	COSTA VIDA - LUNCH EXPENSE FOR	\$75.32
		TXN00027948		DICKEYS -LUNCH EXPENSE FOR ERP	\$71.62
		TXN00027955		DELL-Intel Quad Core Processor	\$820.79



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
BANK OF AMERICA		TXN00027962	237107	Amazon-USB Flash drives	\$30.00
		TXN00027990		AMAZON-Digital USB	\$20.00
		TXN00027994		DROPBOX-COMM & MKTG	\$107.51
		TXN00028053		VUE IT CERTIFICATION/EXAM-SHAR	\$150.00
		TXN00028161		STAPLES -IT Office Supply	\$59.55
		TXN00028164		DELL-PC REPLACEMENT	\$7,680.13
		TXN00028171		STAPLES - Office Supply	\$20.83
		TXN00028309		CABLES FOR LESS -CABLE FOR RET	\$325.85
		TXN00028346		STAPLES - PLOTTER INK	\$78.18
CASELLE INC	P056083	74808	236707	ANIMAL LICENSING MONTHLY LICEN	\$169.33
CITY OF RICHLAND		16-195 PIPKINS	236711	16-195 CBAP CERTIFICATION	\$358.72
MOBILEGUARD, INC	P056351	09791	237022	MobileGuard's NetGuard Softwar	\$1,130.00
REYNOLDS, DAN		072516	236789	REIMBURSE TRAINING SOFTWARE	\$55.33
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$333.86
XEROX CORPORATION		085684720	237093	W7855PT BASE CHG/PRINTS-JULY	\$127.99
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$263.51
ZAYO GROUP HOLDINGS INC DBA	P056100	08/2016 008113	236846	INTERNET SERVICES CHARGES PAID	\$859.44

INFORMATION TECHNOLOGY TOTAL ****

\$17,545.15

Division: 220 HUMAN RESOURCES

BANK OF AMERICA		TXN00027943	237107	NST-RACHELL FMLA TRAINING	\$249.00
		TXN00027982		STAPLES-ALPHA SORTERS	\$79.59
		TXN00028011		WALMART-CIGNA/MERCER KICK-OFF	\$105.20
		TXN00028026		WALMART-CIGNA/MERCER KICK-OFF	\$20.17
		TXN00028082		SUBWAY-CIGNA/MERCER KICK-OFF	\$82.54
		TXN00028093		SHRM MEMBERSHIP-ALLISON	\$190.00
		TXN00028156		STAPLES-SLASH JACKET FOLDERS	\$27.66
		TXN00028157		STAPLES-OCC MED FLDRS/ONBOARD	\$232.41
		TXN00028195		STAPLES-BATTERIES/OCCMED FLDRS	\$87.44
		TXN00028215		STONE SOUP-MERCER Q2 SERVICE M	\$47.99
		TXN00028217		STARBUCKS-MERCER Q2 SERVICE MT	\$40.24
		TXN00028220		STAPLES-EXPANDING ONBOARD FILE	\$37.29
		TXN00028248		STAPLES-KATIE 2 PRINTER TONER	\$212.31
		TXN00028282		SUPERSHUTTLE-NAGDA-JARED FAIRC	\$34.00
		TXN00028284		FLIGHT-NAGDA-LUKE FLOHR	\$333.20
		TXN00028285		SUPERSHUTTLE-NAGDA-PAUL PARDIN	\$34.00
		TXN00028296		SUPERSHUTTLE-NAGDA-ALLISON JUB	\$17.00
		TXN00028297		FLIGHT-NAGDA-JARED FAIRCLOTH	\$333.20
		TXN00028303		AGENT FEE-FLIGHT-NAGDA-LUKE FL	\$35.00
		TXN00028305		AGENT FEE-FLIGHT-NAGDA-JARED F	\$35.00
		TXN00028307		AGENT FEE-FLIGHT-NAGDA-PAUL PA	\$35.00
		TXN00028312		FLIGHT-NAGDA-PAUL PARDINI	\$333.20



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
BANK OF AMERICA		TXN00028313	237107	NAGDCA-JUBB/PARKER/PARDINI/FLO	\$2,850.00
		TXN00028316		SUPERSHUTTLE-NAGDA-LUKE FLOHR	\$34.00
		TXN00028317		SUPERSHUTTLE-NAGDA-RACHELL PAR	\$17.00
		TXN00028322		AGENT FEE-FLIGHT-NAGDA-ALLISON	\$35.00
		TXN00028324		FLIGHT-NAGDA-ALLISON JUBB	\$367.70
		TXN00028325		FLIGHT-NAGDA-RACHELL PARKER	\$116.60
		TXN00028329		AGENT FEE-FLIGHT-NAGDA- RACHEL	\$35.00
		TXN00028348		STAPLES-PAPER/PENS	\$122.84
BI STATE OCCUPATIONAL SAFETY & HEALTH		2880-B	237210	PRE EMP PHYSICALS	\$1,000.00
DEPARTMENT OF LABOR & INDUSTRIES		70025900-2016	236731	RIGHT TO KNOW 2016 FEE ASSESS	\$576.25
MID COLUMBIA ENGINEERING INC	S016901	ST008696	236770	LORI HENDERSON - CLERICAL ASSI	\$648.00
	S016901	ST008711	237019	LORI HENDERSON - CLERICAL ASSI	\$469.80
	S016901	ST008733	237316	LORI HENDERSON - CLERICAL ASSI	\$380.70
MOON, TAE-IM PHD		082216	237024	PSYCH EVALUATION-GLIBERT	\$800.00
PUBLIC SAFETY TESTING INC		PST116-557	237342	POLYGRAPH EXAM AND REPORT	\$250.00
REHN & ASSOCIATES INC		JULY 2016	237038	HRA PREMIUMS-JULY	\$320.25
TALENT WISE INC		95025421	237375	BACKGROUND CHECKS-JULY	\$252.06
TOTAL COLLISION AND INJURY CARE LLC		1105	237378	DOT PHYSICALS	\$620.00
TRANS UNION LLC		07651339	237063	CREDIT REPORTS-JULY	\$79.20
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$52.36
WASHINGTON STATE TREASURER		08152016	237253	1 DRIVING RECORD REQUEST	\$13.00
XEROX CORPORATION	P056238	085684729	237093	LEASE FEES 2016 #W7855PT	\$395.03
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$75.45
YAKIMA WORKER CARE PLLC		16997	237095	PRE EMPLOYMNT PHYSICAL-BECKER	\$100.00
		17083		PRE EMPLOYMNT PHYSICAL-MOSES	\$100.00
HUMAN RESOURCES TOTAL ****					\$12,311.68
Division:	300	COMMUNITY &DEVELOPMENT SERVICE			
BANK OF AMERICA		TXN00028225	237107	STAPLES - CR, DESK ORGANIZER	(\$12.48)
		TXN00028351		FRED-MEYER -BLDG OFFICIAL INTV	\$19.47
		TXN00028363		JIMMY JOHNS-BLDG OFFICIAL INTV	\$10.00
XEROX CORPORATION		085684716	237093	W7855PT BASE CHG/PRINTS-JULY	\$82.00
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$21.32
COMMUNITY &DEVELOPMENT SERVICE TOTAL ****					\$120.31
Division:	301	DEVELOPMENT SERVICES			
ABADAN INC		CNIN119877	237194	XEROX 6605 MAINT 07/23-8/22/16	\$64.15
				XEROX 6605 MAINT 07/23-8/22/16	\$64.15
BANK OF AMERICA		TXN00027967	237107	STAPLES-COPY PAPER, KLEENEX	\$86.34
		TXN00028151		USPS-POSTAGE	\$1.99
		TXN00028266		STAPLES - TONER	\$125.86
		TXN00028366		AMAZON-PORTABLE PHOTO PRINTER	\$170.71



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
BANK OF AMERICA		TXN00028375	237107	INT'L CODE COUNCIL-MEMBERSHIP,	\$90.00
		TXN00028376		RITE AID-FLASH DRIVE, HEARING	\$10.58
EAGLE PRINTING & GRAPHIC DESIGN INC		43561	236736	INSPECTION NOTICES	\$591.06
MCLEAN LAW OFFICE		C178-14/JUNE 2016	237016	C178-14 HEARING EXAMINER SRVCS	\$6,325.00
MENKE JACKSON BEYER LLP		07/2016-019	237315	CAYNON CREEK INITIAL REVIEW	\$134.27
		07/2016-021		DUANE SMITH SITE PLAN COMMENTS	\$5,365.14
		07/2016-088		NESS AND PAULSON CASE	\$5,592.73
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$502.95
WATER SOLUTIONS INC		14019	237393	3 WTR MACHINES - AUG 2016	\$16.29
				3 WTR MACHINES - AUG 2016	\$39.63
XEROX CORPORATION		085684716	237093	W7855PT BASE CHG/PRINTS-JULY	\$81.99
		085684718		W7225PT BASE CHR/PRINTS-JULY	\$69.17
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$21.38
				PHONE CHARGES 7/23-8/22/16	\$118.02
DEVELOPMENT SERVICES TOTAL ****					\$19,471.41
Division:	302	REDEVELOPMENT			
BANK OF AMERICA		TXN00028139	237107	DELTA AIR-Z.RATKAI, TRAINING	\$523.20
		TXN00028221		STAPLES -WHT.BOARD, GLUE, HANG	\$153.18
		TXN00028259		IEDC ONLINE - TRAINING, Z.RATK	\$95.00
SHANNON & WILSON INC		8090	236803	GROUNDWATER MONITORING-SHOPS	\$712.50
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$41.70
XEROX CORPORATION		085684716	237093	W7855PT BASE CHG/PRINTS-JULY	\$81.99
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$6.55
				PHONE CHARGES 7/23-8/22/16	\$21.01
REDEVELOPMENT TOTAL ****					\$1,635.13
Division:	303	LIBRARY			
BANK OF AMERICA		TXN00027932	237107	INGRAM BOOKS	\$79.58
		TXN00027935		BLACKSTONE AUDIOBOOKS	\$488.57
		TXN00027940		INGRAM BOOKS	\$54.17
		TXN00027951		INGRAM BOOKS	\$123.41
		TXN00027971		INGRAM CREDIT	(\$24.44)
		TXN00027976		INGRAM BOOKS	\$208.59
		TXN00027978		INGRAM BOOKS	\$408.17
		TXN00027992		INGRAM BOOKS	\$54.17
		TXN00028009		INGRAM BOOKS	\$153.53
		TXN00028014		INGRAM BOOKS	\$320.92
		TXN00028015		INGRAM BOOKS	\$78.94
		TXN00028023		RECORDED BOOKS	\$13.10
		TXN00028024		INGRAM BOOKS	\$915.42
		TXN00028025		RECORDED BOOKS	\$1,810.55



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
BANK OF AMERICA		TXN00028030	237107	INGRAM BOOKS	\$280.12
		TXN00028031		RECORDED BOOKS	\$246.40
		TXN00028036		INGRAM BOOKS	\$35.40
		TXN00028038		INGRAM BOOKS	\$79.75
		TXN00028056		INGRAM BOOKS	\$146.72
		TXN00028062		INGRAM BOOKS	\$35.39
		TXN00028065		INGRAM BOOKS	\$56.66
		TXN00028072		INGRAM BOOKS	\$112.35
		TXN00028075		WASP SPRAY	\$13.75
		TXN00028079		INGRAM BOOKS	\$25.39
		TXN00028083		INGRAM BOOKS	\$158.98
		TXN00028086		INGRAM BOOKS	\$13.19
		TXN00028096		INGRAM BOOKS	\$85.89
		TXN00028109		INGRAM BOOKS	\$220.25
		TXN00028122		INGRAM BOOKS	\$114.04
		TXN00028123		INGRAM BOOKS	\$108.07
		TXN00028128		INGRAM BOOKS	\$734.98
		TXN00028136		INGRAM BOOKS	\$106.36
		TXN00028155		INGRAM BOOKS	\$13.01
		TXN00028172		SPINE LABELS	\$105.51
		TXN00028173		TAPE, ORGANIZER, FIRST AID SUP	\$195.55
		TXN00028174		INGRAM BOOKS	\$34.80
		TXN00028175		INGRAM BOOKS	\$113.84
		TXN00028187		INGRAM BOOKS	\$37.98
		TXN00028189		INGRAM BOOKS	\$23.35
		TXN00028203		INGRAM BOOKS	\$147.96
		TXN00028210		INGRAM BOOKS	\$25.37
		TXN00028213		INGRAM BOOKS	\$17.38
		TXN00028222		INGRAM BOOKS	\$85.77
		TXN00028224		INGRAM BOOKS	\$86.57
		TXN00028232		BLACKSTONE AUDIO	\$45.00
		TXN00028234		JUMP DRIVE	\$32.56
		TXN00028244		INGRAM BOOKS	\$188.54
		TXN00028249		YOKE'S FRESH MARKET - ART TOUR	\$55.41
		TXN00028250		INGRAM BOOKS	\$53.94
		TXN00028269		INGRAM BOOKS	\$111.43
		TXN00028271		INGRAM BOOKS	\$33.45
		TXN00028278		INGRAM BOOKS	\$53.43
		TXN00028279		BAKER & TAYLOR BOOKS	\$151.00
		TXN00028283		INGRAM BOOKS	\$132.62
		TXN00028288		INGRAM BOOKS	\$47.70



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
BANK OF AMERICA		TXN00028293	237107	INGRAM BOOKS	\$19.54
		TXN00028294		CARD PRINTER RIBBONS	\$180.77
		TXN00028328		CARD PRINTER RIBBONS	\$430.00
		TXN00028332		INGRAM BOOKS	\$481.74
		TXN00028352		INGRAM BOOKS	\$1,376.53
		TXN00028353		INGRAM BOOKS	\$30.36
		TXN00028354		INGRAM BOOKS	\$315.10
		TXN00028355		INGRAM BOOKS	\$63.51
		TXN00028359		INGRAM BOOKS	\$20.17
		TXN00028361		INGRAM BOOKS	\$96.60
		TXN00028370		INGRAM BOOKS	\$113.11
		TXN00028377		K-CUPS - STAFF ROOM	\$125.81
		TXN00028379		MEETING SUPPLIES	\$70.22
		TXN00028385		INGRAM BOOKS	\$36.06
		TXN00028388		INGRAM BOOKS	\$106.95
		TXN00028392		BLACKSTONE AUDIO	\$553.70
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$5,136.40
ENTERPRISE HOLDINGS INC		08/16-45WA423	236969	ROE ARTS COMMISSION TOUR	\$98.39
FRONTIER	S017065	08/16 5099433152	237266	TELEPHONE CHARGE 8/4/16 - 9/3/	\$370.33
MIDWEST TAPE		94190893	237021	DATABASES	\$1,811.72
THE GALE GROUP INC		58280000	236818	BOOKS-4 TITLES	\$110.20
		58280067		BOOKS-7 TITLES	\$172.52
		58352962		BOOKS-1 TITLE	\$27.36
		58388433	237058	BOOKS-7 TITLES	\$178.60
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$164.96
XEROX CORPORATION		085684737	237093	W7225PT BASE CHRG/PRINTS-JULY	\$465.65
		085684738		W7225PT BASE CHRG/PRINTS-JULY	\$170.40
		085684739		W7225PT BASE CHRG/PRINTS-JULY	\$141.66
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$159.44
YOURMEMBERSHIP.COM INC		R23247519	237096	AD-POWER LIBRARIAN I	\$325.00
LIBRARY TOTAL ****					\$22,403.34
Division:	330	PARKS & RECREATION ADMIN			
BANK OF AMERICA		TXN00028067	237107	LITTLE CAESARS 208 - SEE3SLAM	\$63.06
		TXN00028226		YOKE'S FRESH MARKET - INTERVIE	\$81.13
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$1,188.91
PARKS & RECREATION ADMIN TOTAL ****					\$1,333.10
Division:	331	PARKS & REC - RECREATION			
BANK OF AMERICA		TXN00027953	237107	101 CLEANERS - cleaning Geocoi	\$48.87
		TXN00027954		SWANK MOTION PICTURES IN - Out	\$325.00
		TXN00027981		PAPA JOHN'S #03764 - Pizza for	\$33.23



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
BANK OF AMERICA		TXN00028002	237107	RITE AID STORE - 5319 - POOL R	\$6.48
		TXN00028016		THE HOME DEPOT #4 - paracord	\$4.32
		TXN00028018		ALBERTSONS #213 - CUPCAKES FOR	\$6.99
		TXN00028041		HASTINGS 9745 RICHLAND - MOVIE	\$21.71
		TXN00028064		SWANK MOTION PICTURES IN - Pur	\$375.00
		TXN00028069		WM SUPERCENTER #3380 - RIBBON	\$20.34
		TXN00028076		BAR BARCODES-Plain White PVC C	\$1,286.55
		TXN00028078		WAL-MART #3261 - RIBBON BLUE L	\$25.59
		TXN00028146		RADIOSHACK COR00133843 - MICRO	\$18.45
		TXN00028170		EXXONMOBIL 45399466 - ice	\$5.98
		TXN00028176		HOBBY-LOBBY #457 - face paint	\$19.50
		TXN00028181		DESIGNPRINT-JGRACIN BANNER	\$182.35
		TXN00028183		LITTLE CAESARS 208 - Pizza for	\$222.63
		TXN00028192		SWANK MOTION PICTURES IN - OUT	\$325.00
		TXN00028193		WAL-MART #3261 - drink mix and	\$32.17
		TXN00028251		WSP BACKGROUND CHECKS - backgr	\$12.00
		TXN00028265		DESIGNPRINT-JGRACIN BANR RFND	(\$32.95)
		TXN00028302		SWANK MOTION PICTURES IN - OUT	\$375.00
CAMARENA, DANA	JULY 2016		236703	SALSA INSTRUCTOR-JULY	\$1,014.61
CHALLENGER SPORTS CORP	SUMMER 2016		237230	MINI KICKERS 7/11-8/29/16	\$240.00
FOSTER, CATHY I	JULY 2016		236744	FOOT CARE CLASSES-JULY	\$469.20
HINDERER, ROBERT	07182016		236871	REC&FAC MGR CANDIDATE TRVL	\$1,003.34
J BROGAN ENTERPRISES LLC	SUMMER 2016		237291	SUMMER ART CLASSES JUN-AUG 16	\$3,066.00
MASON, PATTI L	JULY 2016		237310	FITNESS CLASSES - JULY	\$592.79
MILLER, JO ANN			237317	DANCE INSTRUCTOR-JULY	\$458.40
MORSE, JOANNA	07182016		236894	REC&FAC MGR CANDIDATE TRVL	\$1,748.60
ROLLARENA SKATING CENTER	JUNE 2016		237349	SUMMER CLASSES 5088	\$196.00
SUSAN KATHLEEN VITULLI	07/2016		237372	PAINTING CLASS #5308	\$472.50
	08/2016			PAINTING CLASS #5310	\$573.75
TALENT WISE INC	95025421		237375	BACKGROUND CHECKS-JULY	\$14.00
TREASURE VALLEY COFFEE CO	106670		237379	RSC COFFEE DELIVERY	\$160.00
WHITE LOTUS ENTERPRISES	JULY 2016		236840	KARATE INSTRUCTOR-JULY 2016	\$96.60
	SUMMER 2016			KARATE ACTIVITY 5096	\$110.60
	WINTER 2016			KARATE KIDS CLASS ACTIVITY 103	\$280.00
	084848817		237407	W7855PT BASE CHG/PRINTS-JULY	\$139.14
XEROX CORPORATION				W7855PT BASE CHG/PRINTS-JULY	\$231.35
	085684714		237093	W7855PT BASE CHG/PRINTS-JULY	\$231.35
				W7855PT BASE CHG/PRINTS-JULY	\$140.76
	0284216326		236844	PHONE CHARGES 7/23-8/22/16	\$6.55
XO HOLDINGS LLC DBA				PHONE CHARGES 7/23-8/22/16	\$39.33
				PHONE CHARGES 7/23-8/22/16	\$101.53



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
PARKS & REC - RECREATION TOTAL ****					\$14,700.61
Division: 335	PARKS & REC - PARKS&FACILITIES				
ABM JANITORIAL NORTHWEST		9673409	236687	JANITORIAL SRVCS-JULY	\$2,229.85
				JANITORIAL SRVCS-JULY	\$2,838.34
				JANITORIAL SRVCS-JULY	\$639.43
				JANITORIAL SRVCS-JULY	\$414.00
				JANITORIAL SRVCS-JULY	\$64.09
				JANITORIAL SRVCS-JULY	\$2,441.23
				JANITORIAL SRVCS-JULY	\$790.53
	9675418			JANITORIAL-CITY POOL-JUNE	\$782.60
BANK OF AMERICA	TXN00027934		237107	EWING IRRIGATION PRD 181 - ROT	\$318.27
	TXN00027950			LOWES #02344 - WHITE GALV DRIP	\$71.11
	TXN00027960			STAPLES - OFFICE SUPPLIES	\$131.45
	TXN00027961			STAPLES - OFFICE SUPPLIES - PE	\$13.36
	TXN00027963			HAYNEEDLE INC - HAPO STAGE ACC	\$152.99
	TXN00027968			THE HOME DEPOT #4746 - DOUBLEH	\$7.60
	TXN00027974			THE HOME DEPOT #4746 - 10PC CO	\$32.55
	TXN00027995			ACE HDWE - PICKUP TOOL	\$86.84
	TXN00027996			USA BLUE BOOK/ALARM PANEL FOR	\$195.79
				USA BLUE BOOK/ALARM PANEL FOR	\$1.00
	TXN00028000			LOWES #02344 - LAG SHIELD LG B	\$24.61
	TXN00028005			LOWES #02344 - EBTRY KNB GEORG	\$80.21
	TXN00028021			MILLER PAINT KENNEWICK - MARKI	\$173.55
	TXN00028033			INTL SOC ARBORICULTURE - RUBEN	\$180.00
	TXN00028040			THE HOME DEPOT #4746 - CHALK R	\$62.76
	TXN00028045			THE HOME DEPOT #4746 - PERENNI	\$44.96
	TXN00028047			GRIGGS ACE RICHLAND - CHAIN FO	\$67.08
	TXN00028048			THE HOME DEPOT #4746 - RED CRA	\$38.97
	TXN00028049			TRI CITY SIGN AND BARRICA - BA	\$179.32
	TXN00028050			BIG 5 SPORTING GOODS 293 - NET	\$41.21
	TXN00028059			THE HOME DEPOT #4746 - JUNO NI	\$31.35
	TXN00028063			IN STRIPE RITE, INC. - TEMP T	\$206.34
	TXN00028071			GOTOCITRIX.COM - Purchase	\$20.64
	TXN00028074			THE HOME DEPOT #4746 - AQUA EP	\$8.64
	TXN00028077			THE HOME DEPOT #4746 - SHIMS,	\$54.55
	TXN00028084			EWING IRRIGATION PRD 181 - RAP	\$230.67
	TXN00028091			ACE HDWE - PVC - HAINES DIKE	\$36.32
	TXN00028111			HARBOR FREIGHT TOOLS 49 - SOCK	\$5.42
	TXN00028124			HARBOR FREIGHT TOOLS 49 - SHAF	\$30.38
	TXN00028125			GRIGGS ACE RICHLAND - FASTENER	\$0.35
	TXN00028148			GRIGGS ACE RICHLAND - FASTENER	\$16.49



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
BANK OF AMERICA		TXN00028154	237107	WAL-MART #3261 - MEETING	\$99.32
		TXN00028158		THE HOME DEPOT #4746 - PVC	\$7.96
		TXN00028167		GRIGGS ACE RICHLAND - FASTENER	\$11.29
		TXN00028196		GRIGGS ACE RICHLAND - REGULATO	\$21.71
		TXN00028199		GRIGGS ACE RICHLAND -RULE TAPE	\$45.58
		TXN00028212		NPC NEW PIG CORP - MAT PAD DIS	\$227.96
		TXN00028227		THE HOME DEPOT #4746 - FAST SE	\$205.56
		TXN00028235		THE HOME DEPOT #4746 - TURF BU	\$91.14
		TXN00028252		FARMERS EXCHANGE - WEEDEATER S	\$130.30
		TXN00028256		THE HOME DEPOT #4746 - PRIME K	\$29.54
		TXN00028264		GRIGGS ACE RICHLAND - CABLE TI	\$20.80
		TXN00028267		LOWES #02344 - GUM RUBBER, CRA	\$20.20
		TXN00028301		THE HOME DEPOT #4746 - VINYL T	\$22.55
		TXN00028314		THE HOME DEPOT #4746 - SPRAY P	\$14.07
		TXN00028338		EWING IRRIGATION PRD 181 - PLA	\$45.57
		TXN00028340		IRRIGATION SPECIALISTS IN - SL	\$42.40
		TXN00028343		ACE HDWE - VALVE BOX	\$6.51
		TXN00028345		CENTRAL HOSE & FITTINGS, - HOS	\$336.66
		TXN00028356		GRIGGS ACE RICHLAND - FASTENER	\$32.65
		TXN00028387		ACE HDWE - HANDLE SHOVEL - 332	\$42.33
		TXN00028397		FASTENAL COMPANY01 - BLACK CAB	\$144.66
BASIN SOD INC		41183	236925	SOD	\$65.73
BEAVER BARK & ROCK		765080	236694	BARK	\$153.06
		765178		BARK	\$153.06
		765184		BARK	\$153.06
		765263		BARK	\$153.06
		766532		SAND	\$65.12
		766546		BARK	\$51.02
		766604		BARK	\$25.51
		767508	236926	BARK-BERNIES FAV NUGGET	\$153.06
		767575		BARK-BERNIES FAV NUGGET	\$153.06
		767594		BARK-BERNIES FAV NUGGET	\$153.06
		767609		BARK-BERNIES FAV NUGGET	\$153.06
		767645		BARK-BERNIES FAV NUGGET	\$153.06
		767651		BARK-BERNIES FAV NUGGET	\$102.04
		767655		BARK-BERNIES FAV NUGGET	\$153.06
		767698		BARK-BERNIES FAV NUGGET	\$1,071.43
BENTON COUNTY SHERIFF'S OFFICE		06/16-WORKCREW II	236697	WORKCREW II-JUNE 2016	\$6,201.10
BRUTZMAN'S INC		0000780307	236700	KEYS	\$32.58
BUILDERS HARDWARE & SUPPLY CO INC		S3496388.001	236701	SHOPS-BHS ACCESS CNTROL-KEYPAD	\$908.38
CASCADE NATURAL GAS CORP		07/16-51897100007	236706	NAT GAS 1005 SWIFT 06/18-07/18	\$1,236.67



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
CASCADE NATURAL GAS CORP		07/16-73638100005	236706	NAT GAS 500 AMON 6/18-7/18	\$178.44
		07/16-75226321539		NAT GAS 2710 DUPORTAIL	\$47.99
		07/16-80577100003		NAT GAS 200 BLDG 06/17-07/14	\$333.93
		07/16-96738100005		NAT GAS 505 SWIFT 06/18-07/18	\$10.85
CITY OF RICHLAND	07/2016 JULY		237148	CITY UTILITY BILLS/JULY 2016	\$163.20
				CITY UTILITY BILLS/JULY 2016	\$211.55
				CITY UTILITY BILLS/JULY 2016	\$136.51
				CITY UTILITY BILLS/JULY 2016	\$194.01
				CITY UTILITY BILLS/JULY 2016	\$223.55
				CITY UTILITY BILLS/JULY 2016	\$221.85
				CITY UTILITY BILLS/JULY 2016	\$216.95
				CITY UTILITY BILLS/JULY 2016	\$141.15
				CITY UTILITY BILLS/JULY 2016	\$177.65
				CITY UTILITY BILLS/JULY 2016	\$142.90
				CITY UTILITY BILLS/JULY 2016	\$209.10
				CITY UTILITY BILLS/JULY 2016	\$147.56
				CITY UTILITY BILLS/JULY 2016	\$184.29
				CITY UTILITY BILLS/JULY 2016	\$164.53
				CITY UTILITY BILLS/JULY 2016	\$188.07
				CITY UTILITY BILLS/JULY 2016	\$84.24
				CITY UTILITY BILLS/JULY 2016	\$142.53
				CITY UTILITY BILLS/JULY 2016	\$177.55
				CITY UTILITY BILLS/JULY 2016	\$38.98
				CITY UTILITY BILLS/JULY 2016	\$85.27
				CITY UTILITY BILLS/JULY 2016	\$56.21
				CITY UTILITY BILLS/JULY 2016	\$51.05
				CITY UTILITY BILLS/JULY 2016	\$48.03
				CITY UTILITY BILLS/JULY 2016	\$45.10
				CITY UTILITY BILLS/JULY 2016	\$44.98
				CITY UTILITY BILLS/JULY 2016	\$43.37
				CITY UTILITY BILLS/JULY 2016	\$60.63
				CITY UTILITY BILLS/JULY 2016	\$41.67
				CITY UTILITY BILLS/JULY 2016	\$61.73
				CITY UTILITY BILLS/JULY 2016	\$37.45
				CITY UTILITY BILLS/JULY 2016	\$36.45
				CITY UTILITY BILLS/JULY 2016	\$35.50
				CITY UTILITY BILLS/JULY 2016	\$33.84
				CITY UTILITY BILLS/JULY 2016	\$33.57
				CITY UTILITY BILLS/JULY 2016	\$32.79
				CITY UTILITY BILLS/JULY 2016	\$32.69
				CITY UTILITY BILLS/JULY 2016	\$32.31



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$42.55
				CITY UTILITY BILLS/JULY 2016	\$234.04
				CITY UTILITY BILLS/JULY 2016	\$120.10
				CITY UTILITY BILLS/JULY 2016	\$115.50
				CITY UTILITY BILLS/JULY 2016	\$113.50
				CITY UTILITY BILLS/JULY 2016	\$99.33
				CITY UTILITY BILLS/JULY 2016	\$95.00
				CITY UTILITY BILLS/JULY 2016	\$93.56
				CITY UTILITY BILLS/JULY 2016	\$90.85
				CITY UTILITY BILLS/JULY 2016	\$57.00
				CITY UTILITY BILLS/JULY 2016	\$87.90
				CITY UTILITY BILLS/JULY 2016	\$125.49
				CITY UTILITY BILLS/JULY 2016	\$84.69
				CITY UTILITY BILLS/JULY 2016	\$77.02
				CITY UTILITY BILLS/JULY 2016	\$72.30
				CITY UTILITY BILLS/JULY 2016	\$69.70
				CITY UTILITY BILLS/JULY 2016	\$69.58
				CITY UTILITY BILLS/JULY 2016	\$67.20
				CITY UTILITY BILLS/JULY 2016	\$61.93
				CITY UTILITY BILLS/JULY 2016	\$61.78
				CITY UTILITY BILLS/JULY 2016	\$88.45
				CITY UTILITY BILLS/JULY 2016	\$1,060.33
				CITY UTILITY BILLS/JULY 2016	\$1,364.41
				CITY UTILITY BILLS/JULY 2016	\$1,320.45
				CITY UTILITY BILLS/JULY 2016	\$1,299.69
				CITY UTILITY BILLS/JULY 2016	\$1,277.51
				CITY UTILITY BILLS/JULY 2016	\$1,257.28
				CITY UTILITY BILLS/JULY 2016	\$1,253.75
				CITY UTILITY BILLS/JULY 2016	\$1,189.70
				CITY UTILITY BILLS/JULY 2016	\$374.50
				CITY UTILITY BILLS/JULY 2016	\$1,153.41
				CITY UTILITY BILLS/JULY 2016	\$1,420.90
				CITY UTILITY BILLS/JULY 2016	\$1,045.03
				CITY UTILITY BILLS/JULY 2016	\$1,007.02
				CITY UTILITY BILLS/JULY 2016	\$984.80
				CITY UTILITY BILLS/JULY 2016	\$973.28
				CITY UTILITY BILLS/JULY 2016	\$972.21
				CITY UTILITY BILLS/JULY 2016	\$958.74
				CITY UTILITY BILLS/JULY 2016	\$896.24
				CITY UTILITY BILLS/JULY 2016	\$894.20
				CITY UTILITY BILLS/JULY 2016	\$1,184.90



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$2,146.50
				CITY UTILITY BILLS/JULY 2016	\$9,789.70
				CITY UTILITY BILLS/JULY 2016	\$5,780.55
				CITY UTILITY BILLS/JULY 2016	\$4,888.47
				CITY UTILITY BILLS/JULY 2016	\$4,547.40
				CITY UTILITY BILLS/JULY 2016	\$3,208.15
				CITY UTILITY BILLS/JULY 2016	\$2,886.25
				CITY UTILITY BILLS/JULY 2016	\$2,828.35
				CITY UTILITY BILLS/JULY 2016	\$2,812.70
				CITY UTILITY BILLS/JULY 2016	\$1,390.24
				CITY UTILITY BILLS/JULY 2016	\$2,174.85
				CITY UTILITY BILLS/JULY 2016	\$1,391.58
				CITY UTILITY BILLS/JULY 2016	\$2,013.24
				CITY UTILITY BILLS/JULY 2016	\$1,742.15
				CITY UTILITY BILLS/JULY 2016	\$1,648.65
				CITY UTILITY BILLS/JULY 2016	\$1,646.48
				CITY UTILITY BILLS/JULY 2016	\$1,559.80
				CITY UTILITY BILLS/JULY 2016	\$1,498.20
				CITY UTILITY BILLS/JULY 2016	\$1,466.55
				CITY UTILITY BILLS/JULY 2016	\$799.85
				CITY UTILITY BILLS/JULY 2016	\$2,230.65
				CITY UTILITY BILLS/JULY 2016	\$318.85
				CITY UTILITY BILLS/JULY 2016	\$888.30
				CITY UTILITY BILLS/JULY 2016	\$402.63
				CITY UTILITY BILLS/JULY 2016	\$390.05
				CITY UTILITY BILLS/JULY 2016	\$388.55
				CITY UTILITY BILLS/JULY 2016	\$386.65
				CITY UTILITY BILLS/JULY 2016	\$370.60
				CITY UTILITY BILLS/JULY 2016	\$350.20
				CITY UTILITY BILLS/JULY 2016	\$346.33
				CITY UTILITY BILLS/JULY 2016	\$435.20
				CITY UTILITY BILLS/JULY 2016	\$326.55
				CITY UTILITY BILLS/JULY 2016	\$444.75
				CITY UTILITY BILLS/JULY 2016	\$296.65
				CITY UTILITY BILLS/JULY 2016	\$272.78
				CITY UTILITY BILLS/JULY 2016	\$270.43
				CITY UTILITY BILLS/JULY 2016	\$259.37
				CITY UTILITY BILLS/JULY 2016	\$257.81
				CITY UTILITY BILLS/JULY 2016	\$250.31
				CITY UTILITY BILLS/JULY 2016	\$249.22
				CITY UTILITY BILLS/JULY 2016	\$243.85



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$334.86
				CITY UTILITY BILLS/JULY 2016	\$606.05
				CITY UTILITY BILLS/JULY 2016	\$235.39
				CITY UTILITY BILLS/JULY 2016	\$759.05
				CITY UTILITY BILLS/JULY 2016	\$746.61
				CITY UTILITY BILLS/JULY 2016	\$736.95
				CITY UTILITY BILLS/JULY 2016	\$86.75
				CITY UTILITY BILLS/JULY 2016	\$729.37
				CITY UTILITY BILLS/JULY 2016	\$721.75
				CITY UTILITY BILLS/JULY 2016	\$703.70
				CITY UTILITY BILLS/JULY 2016	\$403.15
				CITY UTILITY BILLS/JULY 2016	\$654.55
				CITY UTILITY BILLS/JULY 2016	\$818.92
				CITY UTILITY BILLS/JULY 2016	\$571.59
				CITY UTILITY BILLS/JULY 2016	\$521.90
				CITY UTILITY BILLS/JULY 2016	\$508.20
				CITY UTILITY BILLS/JULY 2016	\$494.25
				CITY UTILITY BILLS/JULY 2016	\$482.24
				CITY UTILITY BILLS/JULY 2016	\$481.01
				CITY UTILITY BILLS/JULY 2016	\$476.74
				CITY UTILITY BILLS/JULY 2016	\$448.80
				CITY UTILITY BILLS/JULY 2016	\$669.55
				CITY UTILITY BILLS/JULY 2016	\$29.08
				CITY UTILITY BILLS/JULY 2016	\$0.07
				CITY UTILITY BILLS/JULY 2016	\$8.13
				CITY UTILITY BILLS/JULY 2016	\$10.29
				CITY UTILITY BILLS/JULY 2016	\$11.86
				CITY UTILITY BILLS/JULY 2016	\$17.45
				CITY UTILITY BILLS/JULY 2016	\$22.51
				CITY UTILITY BILLS/JULY 2016	\$27.05
				CITY UTILITY BILLS/JULY 2016	\$27.25
				CITY UTILITY BILLS/JULY 2016	\$27.81
				CITY UTILITY BILLS/JULY 2016	\$28.95
				CITY UTILITY BILLS/JULY 2016	\$29.14
				CITY UTILITY BILLS/JULY 2016	\$30.14
				CITY UTILITY BILLS/JULY 2016	\$29.80
				CITY UTILITY BILLS/JULY 2016	\$29.82
CONTINENTAL DOOR CO, LLC		12469	236721	SERVICE LABOR 4 FOLD DOORS	\$298.93
DEPARTMENT OF LABOR & INDUSTRIES		197891	236730	FAILER TO CORRECT VIOLATIONS	\$114.10
DESERT GREEN TURF INC		8490	236733	100 SQFT OF RB	\$188.70
EFC EQUIPMENT LLC		58509	236738	HARNES RIGHT	\$36.91



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
EWING IRRIGATION PRODUCTS INC		1812188	236740	GREEN IPS	\$221.17
		1849731		SPOT TAMP HANDLE	\$159.88
		1849732		CARSON JUMBO LID	\$324.59
		1849733		HUNTER SPRINKLER-AMON OVERLOOK	\$149.33
		1867930	236970	PVC-ELL/TEE/CEMENT/NIPPLE	\$262.57
		1876245		CALSENSE REPAIR	\$54.30
		1896003		RAINBIRD ROTOR	\$336.44
		1896004		VALVE DECODER-GALA PARK	\$488.70
		1904685		GREEN BOX/RAINBIRD QVC/PVC TEE	\$109.72
FASTENAL COMPANY		WARIC58333	236741	SAFTY GLASSES	\$36.09
FERGUSON ENTERPRISES INC		4442300	236742	KITCHEN FAUCET	\$73.31
		4442413		HARD COP TOOL/COUPLE	\$319.62
		4451134		GPM GEO	\$307.90
		4474225	236975	MVP METERING-CART/PUSH HDL	\$136.44
		91999	236743	TECHNICAL SUPPORT	\$190.23
FIREPOWER INC		9170831797	236749	OVERLOAD, RELAY & COVE ITEM #5	\$65.64
GRAINGER	S017039	9177688794		PUMP, SUMP ITEM #2P352	\$223.53
	S017062	9193793289	237273	V-BELT PULLEY ITEM #3X599	\$69.50
	S017062	9193793297		QD BUSHING ITEM #5UHZ2	\$43.60
	P056199	403428618	236750	BADGER MOUNTAIN LEASE FOR CITY	\$312.50
GTP INVESTMENTS LLC		28738288-001	236753	LIQUID PROPANE	\$45.93
HERC RENTALS INC		28770741-001	236987	EXCAVATOR RENTAL	\$249.78
		1189529-01	236757	GASKET/FLANGE	\$821.69
IRRIGATION SPECIALISTS INC		364211	236998	OIL SPILL KET PART #46306	\$288.64
		364862		FHP POWERATED BELT	\$22.42
		364916		LONG ARM HEX KEY SET/BELT	\$30.53
		365088		REDUCER/BULB	\$3.51
		128058	236760	JUMBO BOX/T-COVER	\$180.30
KENNEWICK INDUSTRIAL & ELECTRICAL SUPPLY		132423		WATER HEATER	\$255.98
		132431		NIPPLE/BUSHING/LF SUPPLY	\$22.78
		137600		CONTROL MOD	\$134.99
		576	236766	PRUNING SAW	\$82.51
		592	237008	STARTER ROPE	\$10.59
LIBERTY LAWN & SAW SHOP		598		PRUNING SHEARS	\$16.28
		601		HONDA CARB/LABOR-COMMERCIAL	\$135.74
		606		LABOR- COMMERCIAL	\$59.73
		062716	236769	TOPSOIL-14 YDS	\$152.04
		071916		TOPSOIL-14 YDS	\$152.04
MCDONALD'S & ASSOCIATES INC		35339	236771	POL RENTAL-GOETHALS PARK	\$81.00
MIGHTY JOHNS PORTABLE TOILET & SEPTIC		29496143	236772	FIELD MARKING PAINT-WHITE	\$130.16
		29523993		FIELD MARKING PAINT-WHITE	\$173.55



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
MOON SECURITY SERVICES INC		830426	236776	BASIC FIRE MONITOR LIBRARY	\$33.00
		831383		ST#74 CELL GSM FIRE B/U	\$50.00
		831592		BASIC FIRE MONITOR CREST	\$53.00
		832796		BASIC FIRE MONITORING	\$33.00
OXARC INC		16145PP	236778	CO2	\$295.40
		16284PP		CO2	\$270.63
		16733PP		CARDON DIOXIDE	\$111.86
		F334183		SEMIANNUAL MAINT FIRE EXT-COMC	\$193.31
		R423578		CARBON DIOXIDE	\$133.96
POOL CARE PRODUCTS INC		R423581	236785	CARBON DIOXIDE	\$103.01
		126872		RAINBOW 320	\$135.75
		126873		SUPER BLUE	\$19.55
		126882		ALGAE EATER	\$640.74
		126892		ACID	\$76.02
RICHLAND ACE HARDWARE		211524	236790	SILICONE W AND D CLR	\$77.53
		211574		KILZ PRIMER/PAINT BRUSH	\$20.49
		211661		SPRAY PAINT	\$39.01
		211663	237039	BY-PASS PRUNER	\$28.23
		211665		BATTERY CHARGER	\$14.11
		211718		FASTENERS/POLY TUBE	\$0.91
		211762		ADPTR/BUSHING/CLAMP HOSE	\$15.44
		211770		TIEDOWN RARCH JHOOK	\$15.19
		51090		DIAGONAL PLIER	\$9.22
		51568		COUPL HOSE PLASTIC SHTOFF	\$4.88
		52118		SIDEWALK CHALK	\$13.01
		52135		RGHNCK TOTE/ORG DRAWR/HOOK	\$57.66
		52145		SHELF BRACKET/BACKET SHELF	\$26.67
		52152		LOPPER/TRANSPLANTER/TROWEL	\$87.49
		52240		ELBOWS/PVC CAPS	\$5.28
		52251		CLEANR SIMPLE GREEN-GAL	\$26.04
		52254		ACE NUTSETTER/MAG NUTSET	\$11.92
		52280		FERTILIZER	\$130.25
		52299		PVC CAP/NIPPLE	\$2.48
		52300		MICROFIBER AUTO CLOTH/SEED	\$37.99
		52313		PLUG SCH40	\$1.08
		52328	237039	CLEANER/PICKUP TOOL/BUCKET	\$52.08
		52362		GORILLA HD CONST ADH	\$32.55
		52363		SPRYPNT FUSION	\$32.53
		52398		FLOORING KNIFE	\$9.22
		52425	237347	BOLT	\$1.94
		52461		HOME DEFENSE	\$34.73



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
RICHLAND ACE HARDWARE		52462	237039	CHAIN/PORTABLE AC-HAPO STAGE	\$61.06
				CHAIN/PORTABLE AC-HAPO STAGE	\$429.88
ROTO ROOTER		876849	237041	SEPTIC PUMP-SKATE PARK	\$380.10
SHANNON & WILSON INC	P056082	8091	237046	CONSULTANT AGREEMENT FOR WELL	\$630.00
SPRAGUE PEST SOLUTIONS		2915773	236808	SPRAY INTERIOR-FS #72	\$135.75
		2916954		SPRAY INTERIOR-FS #71	\$190.05
STONEWAY ELECTRIC SUPPLY		S101659267.002	236814	UNIVERSAL VOLTAGE BONZE-POOL	\$436.57
		S101659267.003		UNIVERSAL VOLTAGE BONZE-POOL	\$218.29
		S101664783.001		HOUSTON-WIRE	\$109.43
		S101708358.001		SPLC PLATE/CLAM/RIGID	\$26.75
		S101711177.001	237053	COMPACT FLUR LIGHT/ELE BALLAST	\$125.78
		S1017112174.001		1 SIDED TAP FLEX	\$120.85
		S101711681.001		COMPACT FLUR LIGHTS	\$39.37
TACOMA SCREW PRODUCTS INC		22150980	236817	LARSON S-HOOKS	\$2.66
THE PERSONAL TOUCH CLEANING INC		64273	236819	JANITOR SERVICES-BLDG 100-JULY	\$2,560.27
		64274		JANITOR SERVICES-BLDG 200-JULY	\$708.97
		64275		JANITOR SERVICES-BLDG 300-JULY	\$592.01
		64329		JANITOR SERVICES-RCC-JULY	\$3,430.89
		64330		JANITOR SERVICES-LIBRARY-JULY	\$8,073.71
THERMAL SUPPLY INC		6145357	236820	40 CU FT ACETYULENE REFILL	\$28.78
WALLA WATER INC DBA		16111	236832	REAR ENGINE BAY DOORS	\$1,087.62
WESMAR COMPANY INC	S016980	230040	236835	5GL DOME BOTTOM BYPASS FEEDER,	\$387.70
	S016980			FREIGHT	\$38.85
WILBUR ELLIS COMPANY	S017028	10245173	237091	FOUNDATION 2.5 GAL JUGS	\$830.79
	S017028			VANQUISH 2.5 GAL JUGS	\$389.77
	S017028			IN-PLACE 2.5 GAL JUGS	\$161.54
	S017028			R-11 2.5 GAL JUGS	\$152.04
	S017028			BASE CAMP AMINE 2.5 GAL JUGS	\$94.97
	S017028	10245256		SUPER SPREAD MSO (aka) MODIFIE	\$152.04
		10256999		WG MINI TOTES	\$4,698.82
WILDWOOD PLAYGROUNDS NW	S016959	9791	236842	ENGINEERED WOOD FIBER, 100 CY	\$2,269.25
	S016959			FREIGHT	\$1,735.97
	S017030	9820	237403	ENGINEERED WOOD FIBER, 100 CY,	\$2,269.25
	S017030			FREIGHT	\$1,735.97
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$102.91
PARKS & REC - PARKS&FACILITIES TOTAL ****					\$177,039.46
Division:	338	PARKS & REC - PROJECT ADMIN			
WASHINGTON STATE TREASURER		0024120/2016	236732	PROF ENGINEER LICENSE-PINARD	\$174.00
XEROX CORPORATION		085684720	237093	W7855PT BASE CHG/PRINTS-JULY	\$76.85
PARKS & REC - PROJECT ADMIN TOTAL ****					\$250.85



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
Division: 900 NON-DEPARTMENTAL					
ARBAUGH & ASSOCIATES INC		1547	237200	ARBAUGH CONTRACT FEES-JULY 16	\$1,487.21
BANK OF AMERICA		TXN00027931	237107	FACEBOOK-6-4 - 6-7 A67LV9NKW2	\$35.55
		TXN00027964		NAHPROENT- Josh Gracin/HAPO St	\$4,711.97
		TXN00027984		CROWD CONTROL WAREHOUSE -RETRA	\$325.61
		TXN00027986		NAHPROENT- Cloverdayle HAPO St	\$1,578.39
		TXN00028142		EVENTBRITE -JOSH GRACIN/CLOVER	\$59.74
		TXN00028168		TOWNSQ MEDIA PASCO - JOSH GRAC	\$1,101.00
		TXN00028233		BAUDVILLE.-LANYARDS-BDG HLDERS	\$117.09
		TXN00028236		WINDSCREEN 4 LESS - PRIVACY SC	\$235.00
		TXN00028242		WINDSCREEN 4 LESS -PRIVACY SCR	\$1,025.05
		TXN00028245		WINDSCREEN 4 LESS - PRIVACY SC	\$165.00
		TXN00028289		OFFICE DEPOT -Office Chair	\$162.89
		TXN00028348		STAPLES-HR 2 CHAIRS	\$448.17
CITY OF PASCO	P056274	M071416	236710	COP-ANNUAL ANIMAL CONTROL SERV	\$20,301.91
DEPARTMENT OF HUMAN SERVICES		2ND QTR 2016	236957	2ND QTR LIQUOR TAXES & PROFITS	\$3,404.77
DH EVENTS AND ENTERTAINMENT, INC		082016	236734	GLENN MILLER DEPOSIT HCS	\$3,750.00
		082016 PYMNT 2	236959	GLENN MILLER PYMNT2 HCS	\$4,750.00
FRANKIE ENG		081116	237264	PIANO/SOUND SYSTEM-G MILLER	\$700.00
INGSTAD RADIO WASHINGTON LLC		2929	237287	RADIO ADVERTISING-GRACIN HCS	\$250.00
		9204		RADIO ADVERTISING-GRACIN HCS	\$1,250.00
KNUTZEN, GABRIEL		080316	236762	PERFORMANCE AT HCS 08/12/16	\$200.00
		082616	237299	PERFORMANCE AT HCS 08/26/16	\$200.00
STATE AUDITOR'S OFFICE		L115934	237367	AUDIT SERVICES-JULY 2016	\$11,397.75
THE OBSERVER		2349977	237059	THE OBSERVER-TRSM-JULY	\$798.75
TIMOTHY W DALLAS		1060	236821	SOUND AT CULTURAL FAIR HCS	\$651.60
	S017038	1065		SOUND SYSTEM SERVICE FOR JOSH	\$6,081.60
TRI CITIES MONITORING, INC	S017035	16-160	237065	SECURITY SERVICES FOR JOSH GRA	\$744.93
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$45.94
NON-DEPARTMENTAL TOTAL ****					\$65,979.92
GENERAL FUND Total ***					\$622,024.70
FUND 101 CITY STREETS					
Division: 000					
UNITED PARCEL SERVICE	S017071	000986641346	237383	COLLECT PKG FROM NEWARK FOR ST	\$6.24
UNASSIGNED TOTAL ****					\$6.24
Division: 401 STREETS MAINTENANCE					
3M	S017017	SS20886	236914	REFLECTIVE SHEETING, 4090 WHIT	\$1,143.56
	S017017			REFLECTIVE SHEETING, 4090 WHIT	\$1,905.93
	S017017			ELECTROCUT FILM, RED 1172C, 30	\$309.51



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
3M	S017017	SS20886	236914	ELECTROCUT FILM, RED 1172C, 36	\$371.41
ADVANCED SIGNAL & CONTRACTING LLC	P056301	2491	236689	RAILROAD CROSSING INSPECTIONS-	\$320.00
AMERICAN TRAFFIC SAFETY MATERIALS INC	S017018	81101	236920	PAPER PREMASK APPLICATION TAPE	\$211.68
	S017018			PAPER PREMASK APPLICATION TAPE	\$237.90
BANK OF AMERICA		TXN00027977	237107	NEWEGG-OEM Wall Charger	\$10.95
		TXN00028382		FBB BRY HOME - FENCE	\$54.28
BEAVER BARK & ROCK		765660	236694	CONCRETE	\$277.99
BENTON PUD		08/16 72866300000	236930	WYE LIGHTS-BADGER REPEATER	\$58.74
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$1,048.01
				CITY UTILITY BILLS/JULY 2016	\$140.47
		07/2016-27	236939	#27 LANDFILL FEES	\$193.48
FASTENAL COMPANY		WARIC59113	237259	SIGN BOLTS	\$19.55
GTP INVESTMENTS LLC	P056199	403428618	236750	BADGER MOUNTAIN LEASE FOR CITY	\$200.00
HIGHWAY SPECIALTIES LLC	S017040	1608451	237283	DELIVERY	\$271.50
	S017040			SOLAR TECHNOLOGY "SILENT MESSE	\$17,919.00
INLAND ASPHALT CO	P056887	2301071	237288	5/8 ASPHALTIC CONCRETE HOT MIX	\$401.18
NORTHWEST SIGN RECYCLING LLC		2501	237425	SALES TAX 2012-2015 INVOICES	\$390.00
RICHLAND ACE HARDWARE		211709	236790	CLOCK/BYPASS	\$71.65
		211774	237039	SPRAYERS	\$59.69
		52539	237347	CHISEL	\$14.11
ROWAND MACHINERY CO		207518	237042	BACKHOE RENTAL	\$2,009.10
UNITED PARCEL SERVICE	S017071	000986641346	237383	GROUND PKG W/INSURANCE TO CAMP	\$6.67
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$264.78
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$26.22
STREETS MAINTENANCE TOTAL ****					\$27,937.36
CITY STREETS Total ***					\$27,943.60
FUND 112	INDUSTRIAL DEVELOPMENT FUND				
Division:	305	ECONOMIC DEVELOPMENT			
ARBAUGH & ASSOCIATES INC		1547	237200	ARBAUGH CONTRACT FEES-JULY 16	\$151.76
BANK OF AMERICA		TXN00028004	237107	APOLLO GREEK RESTAURAN - MEETI	\$25.00
		TXN00028112		STAPLES - FOLDERS, PENS	\$18.83
		TXN00028144		ICSC - IDEA EXCHG CONFERENCE	\$210.00
		TXN00028163		GA TECH PRO EDU WEB/CONFERENCE	\$565.00
		TXN00028185		ALASKA AIR-Z.RATKAI, ICSC TRAV	\$154.20
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$500.19
FOSTER PEPPER PLLC		1141386	237157	TCRY LITIGATION-LEGAL FEES	\$14,626.00
SANDY'S TROPHIES INC		105088	237044	NAME BADGES-ROUNDED CORNERS	\$18.47
TRIDEC		2347	237066	CONTRACT#118-16 PROGRAM	\$15,000.00
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$38.68
XEROX CORPORATION		085684716	237093	W7855PT BASE CHG/PRINTS-JULY	\$82.00



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$28.89
ECONOMIC DEVELOPMENT TOTAL ****					\$31,419.02
Division: 306 ECONOMIC DEVELOPMENT PROJECTS					
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$62.76
ECONOMIC DEVELOPMENT PROJECTS TOTAL ****					\$62.76
INDUSTRIAL DEVELOPMENT FUND Total ***					\$31,481.78
FUND 117 CRIMINAL JUSTICE SALES TAX					
Division: 131 CJST POLICE ACTIVITY					
BANK OF AMERICA		TXN00028019	237107	BEST BUY - ARC TOUCH MOUSE	\$76.01
		TXN00028039		REI #75 - TRAIL STOOLS	\$73.31
		TXN00028046		VORTEX OPTICS - BINOCULARS	\$704.80
		TXN00028218		FRED-MEYER #0286 - I-TUNES CAR	\$15.00
CITY OF RICHLAND		16-236 CROSKREY	236855	16-236 CJTC MIDDLE MNGT COU	\$1,156.00
CROSKREY, TOM			236858	16-236 CJTC MIDDLE MNGT COU	\$39.81
DATEC INC	S016995	32766	236725	ADJUST FOR TAX	(\$0.01)
	S016995			PJ6 THERMAL SECTOR PRINTER	\$520.85
	S016995			IN-VEHICLE PRINTER/PAPER MOUNT	\$193.31
	S016995			14'POWER CABLE FOR PRINTER	\$41.27
	S016995			4' USB CALBE PART #3601	\$21.72
	S016995			SHIPPING	\$21.67
DAY MANAGEMENT CORPORATION DBA		418336	236953	MOLDED GEL INSERT	\$22.81
GALLS, LLC	P056556	BC0276836	237267	RPD PATCH SEW ON LEFT SLEEVE	\$1.09
	P056556			RPD PATCH SEW ON LEFT SLEEVE	\$1.09
	P056556			RPD PATCH SEW ON RIGHT SLEEVE	\$1.09
	P056556			RPD PATCH SEW ON RIGHT SLEEVE	\$1.09
	P056556			MENS SS DEL TROPICAL POLY/RAYO	\$59.68
	P056556			FLYING CROSS MENS DELUXE TROPI	\$67.28
	P056556			MENS POLY WOOL UNIFORM DRESS	\$97.69
	P056556			SHIPPING	\$22.80
	P056636	BC0306491		EMBLEM SEWN EACH SLEEVE	\$2.17
	P056636			FLYING CROSS DELUXE TROPICAL W	\$67.28
	P056636			EMBLEM SEWN EACH SLEEVE	\$2.17
	P056636			EMBLEM SEWN EACH SLEEVE	\$2.17
	P056636			EMBLEM SEWN EACH SLEEVE	\$2.17
	P056636			MENS POLY/WOOL UNIFORM DRESS	\$97.69
	P056636			511 TACTICAL MENS PDU PANTS TR	\$108.58
	P056636			511 TACTICAL MENS SS PDU SHIRT	\$108.58
JUDGE, DARRYL		16-330 JUDGE	236759	16-330 ONLINE INVESTIGATION	\$16.00
		16-338 JUDGE	236881	16-338 ICAC TASK FORCE	\$74.00



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
MENKE JACKSON BEYER LLP		07/2016-065	237017	GENERAL (CITY ATTY)	\$858.78
SOUND UNIFORM GROUP LLC	P056634	19442	237365	ZIPPER SIDE CHEST POCKETS	\$26.06
	P056634			EMBROIDERED 1-"PETERSEN" 1-"HE	\$17.38
	P056634			UNDERARM ZIPPER VENTS	\$54.30
	P056634			LIGHTWEIGHT JUMPSUIT JMP93LTDN	\$760.20
	P056634			X26 TASERPKT @ LEFT (HEID)	\$48.87
CJST POLICE ACTIVITY TOTAL ****					\$5,384.76
CRIMINAL JUSTICE SALES TAX Total ***					\$5,384.76
FUND 150	HOTEL/MOTEL FUND				
Division:	307	HOTEL/MOTEL TAX			
BANK OF AMERICA		TXN00028054	237107	STEMP SCRNPRTNG-GEOCN CHLG	\$236.59
HOTEL/MOTEL TAX TOTAL ****					\$236.59
HOTEL/MOTEL FUND Total ***					\$236.59
FUND 153	COMMUNITY DEV BLOCK GRANT				
Division:	308	CDBG PROGRAM			
NWACDM		2016 NWACDM CONF	237328	NWACDM DUES/REGISTRATION FEES	\$87.50
				NWACDM DUES/REGISTRATION FEES	\$50.00
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$6.84
				PHONE CHARGES 7/23-8/22/16	\$6.55
CDBG PROGRAM TOTAL ****					\$150.89
COMMUNITY DEV BLOCK GRANT Total ***					\$150.89
FUND 154	HOME FUND				
Division:	309	HOME PROGRAM			
NWACDM		2016 NWACDM CONF	237328	NWACDM DUES/REGISTRATION FEES	\$87.50
				NWACDM DUES/REGISTRATION FEES	\$50.00
STEWART TITLE OF THE TRI-CITIES		DPA 16-09	236811	HOME DPA-FLORES-1907 DUORTAIL	\$9,500.00
		DPA 16-10	237369	HME DPA-SINGLETON-1216 SANFORD	\$10,000.00
TRI CITY TITLE & ESCROW		DPA 16-11	237380	HOME DPA-RIDDLE-708 SANFORD AV	\$10,000.00
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$6.84
HOME PROGRAM TOTAL ****					\$29,644.34
HOME FUND Total ***					\$29,644.34
FUND 301	STREETS CAPITAL CONSTRUCTION				
Division:	000				
INTERMOUNTAIN SLURRY SEAL INC	P056785	C122-16/PMT 1	237289	C122-16 PMT 1 RETAINAGE	(\$10,169.74)
SHARPE & PRESZLER CONSTRUCTION	P056743	159-16/PMT2-FINAL	237357	159-16/PMT2-FINAL RETAINAGE	(\$1,683.85)
UNASSIGNED TOTAL ****					(\$11,853.59)



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
Division: 402 ARTERIAL STREETS					
AMERICAN ROCK PRODUCTS INC	P056888	282204	237196	UNDER 4 YD ORDER CHARGE MIN LO	\$108.60
	P056888			5-1/2 SACK CONCRETE MIX, 3/4	\$97.74
	P056888			ENVIRONMENTAL FEE, INV: 282204	\$1.09
	P056888	282402		5-1/2 SACK CONCRETE MIX, 3/4	\$97.74
	P056888			ENVIRONMENTAL FEE, INV: 282402	\$1.09
	P056888			UNDER 4 YD ORDER CHARGE MIN LO	\$108.60
	P056888	282602		ENVIRONMENTAL FEE, INV: 282602	\$1.09
	P056888			5-1/2 SACK CONCRETE MIX, 3/4	\$97.74
	P056888	282827		UNDER 4 YD ORDER CHARGE MIN LO	\$108.60
	P056888			5-SACK CONCRETE MIX, 3/4 AGGRE	\$94.48
	P056888			ENVIRONMENTAL FEE, INV: 282827	\$1.09
FOSTER PEPPER PLLC	P056894	1141371	237263	CENTER PARKWAY-LEGAL SERVICES	\$632.50
	P056890	1141378		CENTER PARKWAY - LEGAL SERVICE	\$2,589.00
GRANITE CONSTRUCTION COMPANY	P056868	1013704	236983	ASPHALT- SPECIAL PRICE FOR	\$15,702.47
	P056868	1014519		ASPHALT- SPECIAL PRICE FOR	\$37,925.29
	P056868	1015191		ASPHALT- SPECIAL PRICE FOR	\$34,749.83
	S017061	1015450	237274	ASPHALT- SPECIAL PRICE FOR	\$16,423.04
	P056868	1015979	236983	ASPHALT- SPECIAL PRICE FOR	\$3,783.62
	S017061	1017211	237274	ASPHALT- SPECIAL PRICE FOR	\$14,969.42
	P056868	1018004	236983	ASPHALT- SPECIAL PRICE FOR	\$21,250.85
	S017061	1018949	237274	ASPHALT- SPECIAL PRICE FOR	\$10,881.18
	S017061	1019393		ASPHALT- SPECIAL PRICE FOR	\$9,331.46
	S017061	1020588		ASPHALT- SPECIAL PRICE FOR	\$27,834.72
	S017061	1020980		ASPHALT- SPECIAL PRICE FOR	\$28,020.97
	S017061	1021469		ASPHALT- SPECIAL PRICE FOR	\$28,516.19
	S017061	1022666		ASPHALT- SPECIAL PRICE FOR	\$27,423.67
HD FOWLER COMPANY INC	S017004	14271554	236985	FREIGHT	\$16.29
	S017004			VALVE BOX TOP, 16" SLIP STYLE,	\$2,217.87
	S017004			VALVE BOX LID, DROP IN, FOR SL	\$479.58
HERC RENTALS INC		28761665-001	236753	LIQUID PROPANE	\$67.59
		28770940-001	236987	LIQUID PROPANE	\$86.66
IMT INC		7560	237286	DUPORTAIL EXTENSION M16234	\$772.50
		7594		DUPORTAIL RECONSTRUCTION M16305	\$202.50
INLAND ASPHALT CO	P056817	2291146	236755	3/8 ASPHALTIC CONCRETE HOT	\$302.60
	P056865	2295574	236992	SS 1 ASPHALT TACK COAT WILL CA	\$1,328.78
	P056865	2296849		SS 1 ASPHALT TACK COAT WILL CA	\$396.06
	P056865	2297133		SS 1 ASPHALT TACK COAT WILL CA	\$1,890.94
	P056865	2297832		5/8 ASPHALTIC CONCRETE HOT MIX	\$916.32
	P056887	2301071	237288	5/8 ASPHALTIC CONCRETE HOT MIX	\$66.77
	P056887	2302712		5/8 ASPHALTIC CONCRETE HOT MIX	\$117.99



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
INTERMOUNTAIN SLURRY SEAL INC	P056785	C122-16/PMT 1	237289	2016 SLURRY SEAL - 122-16:	\$207,307.74
JUB ENGINEERS INC	P056428	102561	237295	DUPORTAIL BRIDGE - CID REVIEW:	\$771.61
NORTHWEST ANTHROPOLOGY LLC	P056855	2016-17	237327	DUPORTAIL EXTENSION - CULTURAL	\$8,337.96
	P056857	2016-20		DUPORTAIL RECONSTRUCTION-CULTU	\$5,948.62
REESE CONCRETE PRODUCTS MFG		002405	237345	RUBBER ADJUSTMENT RINGS	\$537.57
RUANE, MATT		9541	237351	SIDE WLK RPR-2336 DAVISON	\$913.60
SHARPE & PRESZLER CONSTRUCTION	P056743	159-16/PMT2-FINAL	237357	CO #2D SAW CUT, REMOVE, DISPOS	\$775.40
	P056743			VAN GIESEN WATER MAIN REPLCMT	\$25,500.50
	P056743			CO #2B SAW CUT CURB @ 90 VAN G	\$492.00
	P056743			C/O #3C SCHEDULE D OVERAGE OF	\$6,909.10
TRI CITY SIGN & BARRICADE		8656	236825	SIGN STAND RENTAL	\$156.38
WA STATE DEPT OF TRANSPORTATION	P056895	RE-313ATB60718103	237390	DUPORTAIL BRIDGE - GENERAL PRO	\$161.61
WILCOX, ARCHIE		145	237402	SIDEWALK REPAIR-228 INDIAN CT	\$319.01
ARTERIAL STREETS TOTAL ****					\$547,745.62
STREETS CAPITAL CONSTRUCTION Total ***					\$535,892.03
FUND 317	FIRE STATION 74 CONSTRUCTION				
Division:	900	NON-DEPARTMENTAL			
CRAFTSMAN CABINETS & FLOORCOVERING INC		9082	236723	LOCKER CABINETS-FIRE STAT 14	\$2,611.83
NON-DEPARTMENTAL TOTAL ****					\$2,611.83
FIRE STATION 74 CONSTRUCTION Total ***					\$2,611.83
FUND 380	PARK PROJECT CONSTRUCTION				
Division:	337	PARKS & REC PROJECTS			
FAMILY FARMS DBA	P056532	C15-0135\PYMNT 2	237258	CONSTRUCT BASKETBALL COURT AT	\$43,341.88
HARRINGTON'S TROPHIES		75724	236751	BLACK LETTERS ON PARK BENCH	\$9.78
KENNEWICK INDUSTRIAL & ELECTRICAL SUPPLY		136055	236760	NIPPLE/ROTATOR/TEE/BUSH	\$307.16
		136055R		ROUND BOX LID RETURN	(\$4.62)
		136058		10" PURPLE TOP	\$5.43
		138797	237001	PAINT WHITE/PVC-COUP/CAP/ELL	\$222.99
SHANNON & WILSON INC	P056434	8092	237046	CONSULTANT AGREEMENT FOR SHORE	\$552.00
SUNBELT RENTALS INC		62070270-001	237055	MINI EXCAVATOR CAB	\$288.04
SWCA INC		52214	237056	HA ARCHAEOLOGICAL MONITORING	\$662.65
		52215		CONTRACT WITH SWCA FOR HOWARD	\$1,210.33
PARKS & REC PROJECTS TOTAL ****					\$46,595.64
PARK PROJECT CONSTRUCTION Total ***					\$46,595.64
FUND 385	GENERAL GOVT CONSTRUCTION				
Division:	900	NON-DEPARTMENTAL			
BANK OF AMERICA		TXN00028012	237107	STARBUCKS #14483 W. RICHL - CO	\$16.24



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
BANK OF AMERICA		TXN00028017	237107	YOKE'S FRESH MARKET - CORCH PR	\$43.28
		TXN00028020		WAL-MART #3261 - CORCH PROPRIE	\$40.69
GENSCO INC		846105862	236980	PIPE SEALANT/SCREWS/BRISTLE	\$326.44
		846119938		SPIRAL DUCT DIFFUSER	\$354.97
HILL INTERNATIONAL INC	P056666	C81-16/0000004	236989	DESIGN-BUILD OVERSIGHT SERVICE	\$3,344.21
NON-DEPARTMENTAL TOTAL ****					\$4,125.83
GENERAL GOVT CONSTRUCTION Total ***					\$4,125.83
FUND 401	ELECTRIC UTILITY FUND				
Division:	000				
BANK OF AMERICA		TXN00028182	237107	PETSMART/DOG BISCUITS FOR STOC	\$132.36
		TXN00028326		TESSCO/CONNECTORS FOR STOCK	\$407.98
CONSOLIDATED ELECTRICAL DISTRIBUTORS INC	P056710	3627-563308\20677	236720	NUT, SPRING 1/4-20 STEEL CITY	\$24.16
	P056710			UNISTRUT, STANDARD, PIERCED	\$314.51
	P056710			CONDUIT RIGID, 2IN	\$143.03
	P056710			ADJUST FOR TAX	(\$0.01)
	P056710			NUT, SPRING 3/8-16 STEEL CITY	\$1,281.48
	P056749	3627-563756		SEALANT POLYCEL 100 EXPANDING	\$970.88
	P056710	3627-563971	236949	CONDUIT RIGID, 1IN	\$238.38
GENERAL PACIFIC INC	P056671	1263113	237269	SWITCHGEAR, DEADFRONT, PSE-11	\$97,437.92
	S017045	1263243		T-BODY CABLE ADAPTER, 750MCM	\$325.15
	S017045			T-BODY CONDUCTOR CONTACT	\$454.06
H2 PRE-CAST INC	P056562	131083	236984	VAULT, SWITCH RING, DEADFRONT	\$651.60
	P056562			VAULT V19, 84X56X48, BASE,	\$1,357.50
KDL HARDWARE SUPPLY INC	P056770	594457	236999	PADLOCK, AMERICAN 5560	\$1,770.27
REXEL INC DBA	P056787	J875767	236788	WIRE,CU,BLDG #12, THHN SOLID,	\$186.79
	P056787			WIRE,CU,BLDG #12, THHN SOLID,	\$112.08
	P056787			WIRE,CU,BLDG #12, THHN SOLID,	\$186.79
	P056787			WIRE,CU,BLDG #12, THHN SOLID,	\$186.79
	P056787			WIRE,CU,BLDG #12, THHN SOLID,	\$112.08
	P056787			WIRE,CU,BLDG #12, THHN SOLID,	\$224.15
	P056787			WIRE,CU,BLDG #12, THHN SOLID,	\$186.79
	P056787			WIRE,CU,BLDG #12, THHN SOLID,	\$149.43
	P056787			WIRE,CU,BLDG #12, THHN SOLID,	\$186.79
STONEWAY ELECTRIC SUPPLY	S016994	S101691368.002	237053	HANDHELD SMALL, POLY CONCRETE	\$814.50
	S016994			HANDLING CHARGE	\$65.72
UNITED PARCEL SERVICE	S017042	000986641326	236828	GROUND PKG TO TESSCO FOR TECH	\$5.59
	S017058	000986641336	237069	WEIGHT CORRECTION FOR PKG TO	(\$0.86)
WESCO DISTRIBUTION INC	P056828	709436	237083	CLAMP, HOTLINE BRONZE HUBBELL	\$775.40
	P056828	713040	237395	CLAMP DEADEND, AUTO 4-4/0 ACSR	\$1,913.26
	P056828			CLAMP DEADEND, BOLTED, #6-3/0,	\$169.69



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
TOTAL ****					\$110,784.26
Division:	501	BUSINESS SERVICES			
ARBAUGH & ASSOCIATES INC		1547	237200	ARBAUGH CONTRACT FEES-JULY 16	\$849.84
BANK OF AMERICA		TXN00027941	237107	AMAZON - USB MOUSE	\$9.99
		TXN00027972		ALASKA AIR-HAMMOND-NWPPA	\$318.20
		TXN00027973		AMAZON-Phone Charger	\$17.02
		TXN00027975		TRAVEL LEADERS-HAMMOND-NWPPA	\$35.00
		TXN00028068		WSTRN ENGY INST-PURYEAR MTR	\$25.00
		TXN00028149		NWPPA Excellence in Communicat	\$25.00
		TXN00028194		GOTOCITRIX.COM - Go To Meeting	\$20.64
		TXN00028286		NEWEGG-Dymo Label Printer	\$105.99
		TXN00028304		BENTON CO AUDITOR - Purchase	\$6.00
		TXN00028320		DELL-LCD MONITOR	\$353.58
		TXN00028331		DMI DELL K-12/GOVT - Purchase	\$28.12
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$618.85
		16-288 HAMMOND	237150	16-288 PPC/NRU MEETINGS	\$579.44
CULVER COMPANY INC		51965	236724	AD/MARKETING-CONSERVATION	\$477.98
EBBERTS, LANCE		16-298 EBBERTS	236737	16-298 PRE-PURCHASE EQUIP C	\$64.00
EDGEMON, SANDI		081116	237155	REIMBURSE MTG EXP W/HEBBERT	\$11.11
UNITED PARCEL SERVICE	S017042	000986641316	236828	WEIGHT CORRECTION FOR PKG TO	\$0.55
	S017058	000986641336	237069	2 GROUND PKGS TO DOBLE ENGINEE	\$42.35
	S017058			WEIGHT CORRECTION FOR 2 PKGS T	\$17.53
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$131.16
WATER SOLUTIONS INC		14019	237393	3 WTR MACHINES - AUG 2016	\$30.97
XEROX CORPORATION		085684720	237093	W7855PT BASE CHG/PRINTS-JULY	\$75.09
	P056113	085684721		XEROX LEASES FOR 2016:	\$320.23
	P056113	085684722		XEROX LEASES FOR 2016:	\$410.32
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$108.36
				PHONE CHARGES 7/23-8/22/16	\$126.51
				PHONE CHARGES 7/23-8/22/16	\$56.44
				PHONE CHARGES 7/23-8/22/16	\$132.35
				PHONE CHARGES 7/23-8/22/16	\$57.69
ZURCHER, CHRISTOPHER		16-297 ZURCHER	236847	16-297 PRE-PURCHASE EQUIP C	\$64.00
BUSINESS SERVICES TOTAL ****					\$5,119.31
Division:	502	ELECTRICAL ENGINEERING			
BANK OF AMERICA		TXN00028295	237107	STAPLES - Office Supplies	\$36.53
		TXN00028321		STAPLES - Office Supplies	\$1.01
GRAINGER	S017062	9192620475	237273	MARKING FLAG, RED ITEM #3JUR9	\$25.39
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$180.87
ELECTRICAL ENGINEERING TOTAL ****					\$243.80



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
Division: 503 POWER OPERATIONS					
AMERICAN ROCK PRODUCTS INC	P056864	279938	236919	5/8" MINUS ROCK WITH MIXER	\$328.41
	P056864			MIXER DELIVERY FEE PRIMARY	\$570.15
	P056864	280392		5/8" MINUS W/MIXER DELIVERY SL	\$267.59
	P056864			MIXER DELIVERY FEE PRIMARY	\$380.10
	P056864	280653		MIXER DELIVERY FEE PRIMARY	\$190.05
	P056864			5/8" MINUS W/MIXER DELIVERY SL	\$97.31
ANIXTER INC	S017044	3254559-00	236921	DUCKBILL END FITTING ITEM #104	\$317.11
	S017044			FREIGHT	\$9.90
BANK OF AMERICA		TXN00027952	237107	VALMONT/ENDLESS ROUND SLINGS	\$405.87
		TXN00027957		APLBS-CO F161090	\$130.46
		TXN00027999		GIH GLOBALINDUSTRIAL/BIKE RACK	\$180.00
		TXN00028037		AMAZON MKTPLACE/PHONE CASES	\$48.79
		TXN00028101		OFFICE DEPOT-FLX TAPE, MARKERS	\$140.47
		TXN00028104		HOME DEPOT/LUMBER, SCREWS	\$18.18
		TXN00028105		HI-LINE/SHOTGUN ADAPTER/UNIVER	\$79.80
		TXN00028147		FARWEST/AERIAL BASKET TOOL APR	\$130.93
		TXN00028180		SHARIS-CO B160056	\$93.07
		TXN00028188		J HARLEN/STRIP-N-COIL WINDER	\$162.37
		TXN00028240		DENNY'S-CO F161090	\$106.47
		TXN00028255		J HARLEN CO/STRIP-N-COIL	\$74.25
		TXN00028258		WALMART/ DAWN SOAP	\$69.59
		TXN00028276		HOME DEPOT/DEWALT 45PC MAXFIT	\$25.71
		TXN00028280		HI-LINE/SIDE JAW SPRING	\$55.95
		TXN00028386		OFFICE DEPOT-WHITE OUT	\$4.78
BEAVER BARK & ROCK		757500	237205	SAND ALL PURPOSE	\$32.56
		765665	236694	ROCK GRAVEL-BAG	\$26.02
		768544	237205	ROCK, RAINBOW #7	\$521.21
BENTON PUD	P056119	08/16 4419818251	236930	SAFETY TRAINING: JAN-APR, 2017	\$2,906.68
		08/16 72866300000		WYE LIGHTS-BADGER REPEATER	\$13.20
	P056121	08/16-5743127752		PRE-NOTIFICATION SERVICES FOR	\$1,702.20
BOYD'S TREE SERVICE LLC	P056239	4725	236933	TREE PRUNING SERVICE FROM	\$7,225.49
	P056239	4739		TREE PRUNING SERVICE FROM	\$7,207.60
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$140.84
				CITY UTILITY BILLS/JULY 2016	\$2,776.90
		25129-03	237238	2016 FLAGGING & TRAFFIC CONTRO	\$3,023.75
CUSTOM CURB APPEAL	P056779	357	236951	4"x6" mower style curb repair	\$217.20
D HITTLE & ASSOCIATES INC	P056798	11169	236952	REATA SUB TO DALLAS RD SUB TRA	\$4,535.50
FARWEST LINE SPECIALTIES LLC	S016918	211301	236971	SHIPPING	\$150.00
	S016918			BUCKINGHAM H STYLE MINI HARNES	(\$522.00)
	S016918			BUCKINGHAM WEB, LOOP AND SNAP	\$1,003.00



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
FARWEST LINE SPECIALTIES LLC	S016918	211301	236971	BUCKINGHAM H STYLE FR MINI BUC	\$2,262.00
	S016918			BUCKINGHAM BUCKYARD FR STRETCH	\$1,258.00
	S016918			BUCKINGHAM H STYLE MINI HARNES	\$696.00
	S016918			BUCKINGHAM BUCKYARD ITEM #8VV7	(\$1,003.00)
	S016918			BUCKINGHAM H STYLE FR MINI BUC	\$612.00
	S016918			BUCKINGHAM H STYLE FR BODY HAR	\$240.00
	S017024	214696		SHIPPING	\$17.00
	S017024			BUCKINGHAM 105RS - SUSPENSION	\$340.00
FASTENAL COMPANY		WARIC58554	236741	PIPE	\$1.44
		WARIC58607		SAFETY GLASSES	\$40.64
GENERAL PACIFIC INC	S016934	1261071	236748	PUPI DEADEND ASSEMBLIES 8 FOOT	\$1,281.75
	S017020	1261656		HENDRIX #HPI-15VTP INSULATOR	\$836.65
GRAINGER	S017039	9173009748	236749	SUNSCREEN SPRAY BOTTLE ITEM #3	\$113.12
	S017062	9188109293	237273	BOLT CUTTER ITEM #2G976	\$221.98
HJ ARNETT INDUSTRIES LLC	S016990	INV44871	236990	ACCEPTANCE TEST BLANKETS	\$63.00
	S016990			10" SHIPPING TUBES ORANGE	\$233.20
	S016990			FREIGHT	\$49.60
	S016987	INV45058	237284	HUSKY PRESS NOT WORKING...	\$691.39
INLAND ASPHALT CO	P056865	2298555	236992	5/8 ASPHALTIC CONCRETE HOT MIX	\$42.02
	P056887	2301071	237288	5/8 ASPHALTIC CONCRETE HOT MIX	\$345.35
L&M TRUCK SALES INC		53901	237301	BUCKET RENTAL 07/17-08/16	\$3,103.65
NORCO INC		19060860	237325	HI-VIS COOL TOWELS	\$45.61
PARADISE BOTTLED WATER CO		07/16-POWER OPS	237330	BOTTLED WATER-JULY	\$28.26
RICHLAND ACE HARDWARE		52256	236790	SCREWS	\$10.85
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$404.23
POWER OPERATIONS TOTAL ****					\$46,782.20
Division:	504	SYSTEMS DIVISION			
ACCURATE CALIBRATION SERVICES LLC		72917	236688	YRLY CALIBRATION/CERT	\$2,100.00
ALLAN ELECTRIC INC	S016891	39551 RETAINAGE	237195	ELECTRICAL WORK AT 2533 VAN GI	\$1,577.46
ARES CORPORATION	P056486	6730301-04	236923	SNYDER SUB EXPANSION PROJECT	\$5,069.02
BANK OF AMERICA		TXN00028106	237107	WAL-MART-SUNSCREEN	\$16.84
		TXN00028129		OFFICE DEPOT-ERASER	\$3.30
		TXN00028178		Amazon.com - Water Additive (P	\$44.40
		TXN00028179		OFFICE DEPOT-MECH PENCILS	\$48.22
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$1,692.31
DSD CAPITAL LLC		1988927	236960	POL SERVICE-1032 UNIVERSITY DR	\$82.00
ELECTRIC POWER SYSTEMS INC	P056820	010335	236963	SNYDER SUB BANK 2 EXPANSION	\$2,443.45
FASTENAL COMPANY		WARIC58555	236741	CHAIN WRENCH	\$263.91
GENERAL PACIFIC INC	S017006	1261575	236979	SENTINEL/VECTRON BATTERY FOR I	\$358.38
OXARC INC		R429704	237329	CYLINDER RENTAL	\$63.69
SD MYERS INC	S016886	755745	236799	PARTICLE COUNT ITEM #4081	\$92.00



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
SD MYERS INC	S016886	755745	236799	REGPAC-SINGLE ITEM #4005	\$85.00
	S016886			POWER FACTOR ITEM #4054	\$448.00
	S016886			PCB CONTENT 92 PPM DET LIMIT)	\$32.00
	S016886			SERVICE AND INSPECTION ITEM #	\$525.00
	S016886			LTCPAC ITEM #4004	\$1,190.00
	S016886			ANNUAL SUBSTATION DGA & OIL TE	\$1,360.00
	S016886			FILMING CMPDS/PARTICLES ITEM #	\$2,156.00
	S016886			K F DISSOLVED WATER ITEM #404	\$84.00
STONEWAY ELECTRIC SUPPLY		S101696905.001	236814	CLAMP/COUPLING/CHANNEL	\$36.45
		S101705703.001		AHCHOR KIT/POWER BITS	\$18.10
UNITED PARCEL SERVICE	S017058	000986641336	237069	NDA PKG TO WEIDMANN DIAGNOSTIC	\$34.71
UTILITIES UNDERGROUND LOCATION CENTER		6070196	237075	UTILITIES LOCATE SERVICE	\$223.49
VALLEY TRANSFORMER INC	S017056	800-595B	237076	RTE 75 KVA SERIAL #741057103	\$869.73
	S017056			RTE 75 KVA SERIAL #741094346	\$739.58
	S017056			TEST AND REPAIRS FOR PADMOUNTS	\$677.46
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$314.93
WESCO DISTRIBUTION INC	P056664	708646	237083	CURRENT TRANSFORMER MOUNTING	\$109.11
	P056664	711261		CURRENT TRANSFORMER MOUNTING	\$618.29
SYSTEMS DIVISION TOTAL ****					\$23,376.83
Division:	505	ENERGY POLICY MGMT			
AMERICOOOL HEATING AND A/C LLC		1236-1622	237197	1008 WILLARD-REBATE-DHP	\$800.00
BANK OF AMERICA		TXN00028347	237107	OATI-WEB CARES CERTIFICATES	\$700.00
		TXN00028378		OATI/HAS -WEB CARES CERTIFCATES	\$400.00
BEARY , MICKEY		00211720/16	237203	1615 BIRCH/REBATE/SOLAR-ICR	\$2,301.84
BEAULIEU, THOMAS		00841420/16	237204	1119 SADDLE/REBATE/SOLAR-IC	\$1,391.04
BENTON COUNTY AUDITOR/WEATHERWISE	P056856	12280 RELEASE	236696	R KUNTZ-RELEASE LIEN; AC# 1228	\$73.00
	P056856	173840 RELEASE		A RODRIGUEZ-RELEASE LIEN; AC#	\$73.00
	P056856	201760 LIEN		D HICKMAN-RECORD LIEN; AC# 201	\$73.00
	P056876	22180 RELEASE	237143	J HENDERSON-RELEASE LIEN; AC#	\$73.00
	P056856	393700 RELEASE	236696	C MORROW-RELEASE LIEN; AC# 393	\$73.00
	P056876	411700 LIEN	237143	J RISK-RECORD LIEN; AC# 411700	\$73.00
	P056856	620560 RELEASE	236696	G PETTETT-RELEASE LIEN; AC# 62	\$73.00
	P056876	740860 RELEASE-	237143	D SHINGLEDECKER-RELEASE LIEN;	\$73.00
	P056876	751680 RELEASE		C SKINNER-RELEASE LIEN; AC# 75	\$73.00
	P056856	772060 RELEASE	236696	T WEBB-RELEASE LIEN; AC# 77206	\$73.00
	P056856	802200 RELEASE		C DAVIS-RELEASE LIEN; AC# 8022	\$73.00
	P056856	811880 RELEASE		C PARMENTIER-RELEASE LIEN; AC#	\$73.00
	P056856	81400 RELEASE		V LLEWELLYN-RELEASE LIEN; AC#	\$73.00
	P056876	825000 RELEASE	237143	M FOSTER-RELEASE LIEN; AC# 825	\$73.00
	P056856	870060 RELEASE	236696	J SALINAS-RELEASE LIEN; AC# 87	\$73.00
	P056856	913380 LIEN		M GRIMES-RECORD LIEN; AC# 9133	\$73.00



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
BIANCOSINO, DAVID		00432080/16	237211	511 SHAW/REBATE/SOLAR-ICR	\$547.95
BICKFORD, RYAN		06062490/16	237212	1589 MANCHESTER/REBATE/SOLA	\$3,116.88
BOB RHODES HEATING & A/C INC		087443	237214	423 SHAW-REBATE-HP	\$1,000.00
		087450	236932	118 HILLVIEW-REBATE-HP	\$1,000.00
		087457		1537 JADWIN-REBATE-HP	\$1,000.00
		087815		2365 FERNDAL-REBATE-HP	\$1,000.00
		00690360/16	237215	35 VISTA/REBATE/SOLAR-ICR	\$2,554.74
BOND, RICK		00353500/16	237216	81 HODGES/REBATE/SOLAR-ICR	\$2,549.88
BRAULT, KATHRYN & MARK		01251170/16	237217	333 FALCONRIDGE/REBATE/SOLA	\$2,808.00
BROWN, DAVID M		00280120/16	237218	1313 MARSHALL/REBATE/SOLAR-	\$3,337.92
BUCHKO, GARRY		00702080/16	237219	2221 BENTON/REBATE/SOLAR-IC	\$1,704.78
BUNCH, MARK		00791420/16	237220	221 BROADMOOR/REBATE/SOLAR-	\$1,825.20
CALDWELL, DUSTIN		02013460/16	237223	2967 REDROCK RDG/REBATE/SOL	\$4,496.04
CALLIES, RICK		00691120/16	237224	2537 HARRIS/REBATE/SOLAR-IC	\$2,702.16
CHAND, DULI		09812273/16	237231	550 JORDAN/REBATE/SOLAR-ICR	\$5,000.00
CITY OF RICHLAND		101400	236712	400 SMITH-REBATE-DHP	\$800.00
		152520	236940	916 SMITH-REBATE-HP/WINDOW	\$1,157.81
		162160		2106 LEE-REBATE-WINDOW	\$209.64
		231200	236712	2004 WILLIAMS-REBATE-HP/PTCS	\$1,250.00
		352760	236940	79 MCMURRAY-REBATE-WINDOW	\$683.32
		400280		2021 GEO WA WAY-REBATE-HP	\$1,000.00
		852260		1316 TOMICH-REBATE-HP	\$1,000.00
		090345	236713	DUCTLESS HEAT PUMP PROGRAM	\$400.00
CLEARRESULT CONSULTING	P056192	091937	236941	DUCTLESS HEAT PUMP PROGRAM	\$240.00
CONCA, JAMES		00840580/16	237237	2801 APPALOOSA/REBATE/SOLAR	\$2,203.74
COUCHMAN, LESTER		01250455/16	237241	435 AIMEE/REBATE/SOLAR-ICR	\$5,000.00
CUMMINGS, NATHAN		06062436/16	237244	1052 LETHBRIDGE/REBATE/SOLA	\$2,689.20
CUMMINGS, VAN & ANITA		06063547/16	237245	2412 TIGER/REBATE/SOLAR-ICR	\$3,086.64
CUTSFORTH, JERRY		06063174/16	237246	258 SCOULER/REBATE/SOLAR-IC	\$2,473.20
DALY, JOHN		00740640/16	237248	1488 AMON/REBATE/SOLAR-ICR	\$1,688.04
DAVIS, ROBERT		00796415/16	237249	253 SCOULER/REBATE/SOLAR-IC	\$5,000.00
DAYCO HEATING & AIR		42242	237251	239 HIGH MEADOWS-REBATE-HP	\$1,000.00
		49100	236955	1038 MOONSTONE CT-REBATE-HP	\$1,000.00
		50418		1748 BISMARCK-REBATE-HP	\$1,000.00
DEAN-HILL, JACOB		06060739/16	237252	3716 CHADWICK/REBATE/SOLAR-	\$4,513.32
DELTA HEATING & COOLING INC	P056559	24300	236727	EE LOAN: C JUERGENS, 1008 SNOW	\$3,871.59
	P056708	24423		EE LOAN: S CLARK, 2004 WILLIAM	\$13,303.50
		24460	236956	2120 DUPORTAIL #5-REBATE-HP	\$1,000.00
	P056786	24461		EE LOAN: T DROUBAY, 1316 TOMIC	\$7,764.90
	P056784	24463		EE LOAN: K KESTERSON; 2021 GEO	\$6,678.90
EFFICIENCY SOLUTIONS LLC	P056123	7-16	236962	COMMERCIAL ENERGY EFFICIENCY	\$3,959.00



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
ENERGY INCENTIVES INC	P056124	CORJUNE2016	236967	RESIDENTIAL EE INSPECTIONS PER	\$2,317.50
FELLER, DAVID		00751500/16	237261	1403 RIMROCK/REBATE/SOLAR-I	\$1,977.48
FRAZIER, JANE		00172060/16	237265	2405 RICHMOND/REBATE/SOLAR-	\$2,100.60
GANAPATHY, RAJAOPAL		02012348/16	237268	2919 SAWGRASS/REBATE/SOLAR-	\$2,359.80
GERKEN, ANNE		00172030/16	237270	1020 COTTONWOOD/REBATE/SOLA	\$2,780.46
GIBSON, ALEX		09813384/16	237271	4830 HIGHVIEW/REBATE/SOLAR-	\$3,196.26
GLASS NOOK INC	P056421	73291	236981	EE LOAN: J HANSON, 79 MCMURRAY	\$6,120.03
GREENWELL, ERIC		00081800/16	237275	222 THAYER/REBATE/SOLAR-ICR	\$1,003.80
GRIFFIN, EILEEN		02002920/16	237276	2837 TROON/REBATE/SOLAR-ICR	\$1,627.02
GRISWOLD, DARWIN		00211100/16	237277	1403 COTTONWOOD/REBATE/SOLA	\$1,505.52
GUZEK, ROBERTA		00844580/16	237278	1142 FOXTROT/REBATE/SOLAR-I	\$1,660.50
HAFNER, RICHARD		00751060/16	237279	1412 COWICHE/REBATE/SOLAR-I	\$5,000.00
HAMMERSMITH, KAREN		00702340/16	237280	2229 HARRIS/REBATE/SOLAR-IC	\$2,114.10
HERNANDEZ, TOMAS		06060147/16	237282	1017 ALLENWHITE/REBATE/SOLA	\$3,216.24
HOPKO, ALAN		02010680/16	237285	3014 SONORAN/REBATE/SOLAR-I	\$3,220.56
IWI INC	P056796	85050	236994	EE LOAN: A TARANTINO, 908 CHES	\$914.68
JACOBS & RHODES INC		36429	237292	1714 DARBY PL-REBATE-HP	\$1,000.00
		36496	236996	307 SHERMAN-REBATE-HP	\$1,000.00
		36551	237292	4174 JASPER-REBATE-HP	\$1,000.00
JANECKE, RICK		00630540/16	237293	2146 HUDSON/REBATE/SOLAR-IC	\$2,008.26
				2146 HUDSON/REBATE/SOLAR-IC	\$1,463.40
KADLEC REGIONAL MEDICAL CENTER		00931733/16	237296	888 SWIFT/REBATE/SOLAR-ICR	\$5.40
KENDALL, RANDALL		01610240/16	237297	770 CANYON/REBATE/SOLAR-ICR	\$5,000.00
LANGDON, JIM		00360740/16	237302	79 NEWCOMER/REBATE/SOLAR-IC	\$2,299.32
LEWIS, BERNARD		00700680/16	237306	2323 BENTON/REBATE/SOLAR-IC	\$523.05
M CAMPBELL & COMPANY INC		77868	237012	1743 SAGEWOOD-REBATE-HP	\$1,000.00
		79870	237308	557 LAURELBROOK CT-REBATE-HP	\$1,000.00
MALLIKARJUNA, VALLEM		09813092/16	237309	1364 KENSINGTON/REBATE/SOLA	\$2,992.14
MATHEY, JARED		00721180/16	237311	2245 DAVISON/REBATE/SOLAR-I	\$1,326.45
MEIER, KIRSTEN		00713900/16	237314	306 GULF/REBATE/SOLAR-ICR	\$1,778.22
MITCHELL, RONALD		00691380/16	237318	2535 ALEXANDER/REBATE/SOLAR	\$5,000.00
MONROE, MATTHEW		02013070/16	237320	2912 REDROCK RDGE/REBATE/SO	\$2,278.80
MOORE, MARY		00831660/16	237323	213 KRANICHWOOD/REBATE/SOLA	\$62.28
MOTKURI, RADHA K		00852940/16	237324	1049 TOMICH/REBATE/SOLAR-IC	\$3,005.10
NORDWALL, DOUGLAS		00890860/16	237326	105 BREMMER/REBATE/SOLAR-IC	\$1,587.60
PAULSON, PATRICK		00721200/16	237333	2253 DAVISON/REBATE/SOLAR-I	\$3,533.22
PENG, YONGREN (BEN)		00713640/16	237334	320 SEASIDE/REBATE/SOLAR-IC	\$5,000.00
PERDUE, ANDREW/MELISSA		01300202/16	237335	375 PALM/REBATE/SOLAR-ICR	\$4,086.18
PERFECTION GLASS	P056679	9939649531	237033	EE LOAN: R STOCKDILL, 916 SMIT	\$6,318.35
		99396496853		1435 ARBOR-REBATE-WINDOWS	\$466.50
		9939650290		120 THAYER-REBATE-WINDOWS	\$27.00



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
PERFECTION GLASS	S016960	9939650291	237033	EE LOAN: M BOWEN, 2106 LEE -	\$2,430.47
		9939650409	237336	634 BASSWOOD-REBATE-WINDOWS	\$278.76
PETERSEN, JEFFREY		00873020/16	237337	1073 ALLENWHITE/REBATE/SOLA	\$4,572.72
PETERSON, SPENCER		01720178/16	237338	2712 JASON/REBATE/SOLAR-ICR	\$3,954.42
PIELSTICK, ERIC/ROSE		09813261/16	237339	1674 PISA/REBATE/SOLAR-ICR	\$3,230.82
PONG, LICHUNG		02013765/16	237340	3045 RIVERBEND/REBATE/SOLAR	\$3,599.28
POORMAN, JERRY JR		00411730/16	237341	505 CASCADE/REBATE/SOLAR-IC	\$1,385.64
				505 CASCADE/REBATE/SOLAR-IC	\$1,529.28
SCHENNUM, RHONDA		00040200/16	237352	503 BENHAM/REBATE/SOLAR-ICR	\$1,340.82
SCHERPELZ, ROBERT		09812395/16	237353	2550 DALY/REBATE/SOLAR-ICR	\$2,297.16
SEIM, THOMAS		00773480/16	237354	609 LINDA/REBATE/SOLAR-ICR	\$2,994.84
SEVIER, LEANNE		06063226/16	237355	1769 SILVER/REBATE/SOLAR-IC	\$3,289.14
SEXTON, SEAN		00142620/16	237356	801 STANTON/REBATE/SOLAR-IC	\$402.30
SHEA, SHERYL & DAVID		00850080/16	237358	4270 TAMI/REBATE/SOLAR-ICR	\$4,924.80
SHEIDE, DYANE J		00772640/16	237359	605 PATRICIA/REBATE/SOLAR-I	\$1,645.38
SHRIVASTAVA, MANISHKUMAR		09813054/16	237360	1399 KENSINGTON/REBATE/SOLA	\$2,538.00
SHURTS LIVING TRUST		00611040/16	237361	1831 NORWOOD/REBATE/SOLAR-I	\$3,653.28
SMITH INSULATION INC		13694-COFR	237048	211 WRIGHT-REBATE-INSULATION	\$115.00
SMITH, ANSON		09812585/16	237363	4504 HIGHVIEW/REBATE/SOLAR-	\$2,885.22
SMITH, JASON		06062691/16	237364	3653 NOTTINGHAM/REBATE/SOLA	\$5,000.00
SPERRY, WILLIAM		06061017/16	237366	2611 COULTER/REBATE/SOLAR-I	\$4,519.26
SWALLOW, TROY		00171500/16	237373	1003 ELM/REBATE/SOLAR-ICR	\$2,192.40
THOMPSON, TERESA		06062692/16	237376	3659 NOTTINGHAM/REBATE/SOLA	\$5,000.00
TOTAL ENERGY MANAGEMENT INC	P056678	55359LOAN	236823	EE LOAN: L JACKSON, 400 SMITH	\$4,101.82
	P056678			ADJUST FOR TAX	\$0.01
		55535WWR	237062	4175 KIMBERLY-REBATE-HP	\$1,000.00
TRANS UNION LLC		07602523	237063	CREDIT REPORT-PEREZ/LINN	\$28.80
TYLER, GERALDINE & DANIEL		00361080/16	237382	1939 HETRICK/REBATE/SOLAR-I	\$2,372.22
VARGO, GEORGE JR		00703640/16	237384	219 INDIAN/REBATE/SOLAR-ICR	\$2,001.78
VESPER, BRUCE		00754020/16	237386	1557 DESERT SPRNGS/REBATE/S	\$2,291.76
VOLKMAN, DONALD		00840020/16	237387	2612 SADDLE/REBATE/SOLAR-IC	\$3,032.10
WAITE, COREY		00421280/16	237391	573 SAINT/REBATE/SOLAR-ICR	\$365.40
WATKINS, CLIFFORD		09812954/16	237394	1630 ELIZABETH/REBATE/SOLAR	\$5,000.00
WEST, JAY		00602270/16	237397	2713 GLEN/REBATE/SOLAR-ICR	\$4,926.96
WIELANG, CHARLES R		00900240/16	237401	1310 RATHWOOD/REBATE/SOLAR-	\$2,050.38
WILHELMI, LYLE		00312500/16	237404	1412 FARRELL/REBATE/SOLAR-I	\$2,489.94
WINING, ERIN		01503200/16	237405	395 SELL/REBATE/SOLAR-ICR	\$2,812.95
WOOD, GEORGE		01403280/16	237406	1377 CHARDONNAY/REBATE/SOLA	\$2,197.80
ZIRKLE, LEWIS C JR MD		00690640/16	237408	2548 HARRIS/REBATE/SOLAR-IC	\$5,000.00

ENERGY POLICY MGMT TOTAL ****

\$312,703.96

Division: 506 TECHNICAL SERVICES



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$1,402.31
GTP INVESTMENTS LLC	P056199	403428618	236750	BADGER MOUNTAIN LEASE FOR CITY	\$625.00
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$171.33
TECHNICAL SERVICES TOTAL ****					\$2,198.64
ELECTRIC UTILITY FUND Total ***					\$501,209.00
FUND	402	WATER UTILITY FUND			
Division:	000				
APEX CONTRACTING & PAVING		16-01312	237199	HYDRANT METER REFUND	(\$30.00)
				HYDRANT METER REFUND	\$750.00
BLUE STAR ENTERPRISES NORTHWEST INC	P056480	87-16/PMT 3	237213	87-16/ PMT 2 RETAINAGE	(\$2,958.00)
C2 POOLS		16-01641	237222	HYDRANT METER REFUND	\$750.00
				HYDRANT METER REFUND	(\$23.75)
				HYDRANT METER REFUND	(\$60.00)
COUGHANUOR, ERIC		16-01723	237242	HYDRANT METER REFUND	(\$90.25)
				HYDRANT METER REFUND	\$750.00
				HYDRANT METER REFUND	(\$30.00)
CULBERT CONSTRUCTION INC		16-01333	237243	HYDRANT METER REFUND	\$750.00
				HYDRANT METER REFUND	(\$30.00)
D & D TRI RIVERS EXCAVATING INC		15-01495	237247	HYDRANT METER REFUND	\$750.00
				HYDRANT METER REFUND	(\$30.00)
HD FOWLER COMPANY INC	S017021	C392450	236985	CREDIT FOR HD LIDS THAT DON'T	(\$708.81)
	S017021	I4277521		VALVE, MJ KIT FOR 6" FITTINGS,	\$53.63
	S017032	I4284646		METER,SETTER 2" W/1" BYPASS,	\$997.83
	S017021	I4284653		LIDS FOR RAVEN BOXES TO REPLAC	\$876.27
HD SUPPLY WATERWORKS LTD	S017027	F871456	236986	METER, ADAPTER 3/4" X 1" METER	\$466.29
SHARPE & PRESZLER CONSTRUCTION	P056743	159-16/PMT2-FINAL	237357	159-16/PMT2-FINAL RETAINAGE	(\$4,114.28)
		16-01589		HYDRANT METER REFUND	\$750.00
SLIDE THE CITY PRODUCTIONS INC		16-01782	237362	HYDRANT METER REFUND	(\$147.25)
				HYDRANT METER REFUND	\$750.00
				HYDRANT METER REFUND	(\$30.00)
STRIPE RITE INC		16-01909	237371	HYDRANT METER REFUND	\$750.00
UNASSIGNED TOTAL ****					\$141.68
Division:	410	WATER CAPITAL PROJECTS			
BLUE STAR ENTERPRISES NORTHWEST INC	P056480	87-16/PMT 3	237213	DUPORTAIL ST WELL DRILLING - 8	\$19,938.96
	P056480			CO #1 ADDITIONAL 6" CASING & M	\$44,308.80
FASTENAL COMPANY		WARIC59071	237259	BOLTS	\$24.60
		WARIC59082		BOLTS	\$23.89
HD FOWLER COMPANY INC		I4279512	236985	PVC PIPE/COUPLING	\$644.27
SHARPE & PRESZLER CONSTRUCTION	P056743	159-16/PMT2-FINAL	237357	C/O #3A SCHEDULE A OVERAGE OF	\$438.03



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
SHARPE & PRESZLER CONSTRUCTION	P056743	159-16/PMT2-FINAL	237357	CO #1 INSTALL RESTRAINT JOINT	\$2,327.84
	P056743			VAN GIESEN WATER MAIN REPLCMT	\$85,662.38
	P056743			CO #2A ADDITIONAL SITE RESTORA	\$933.96
TACOMA SCREW PRODUCTS INC		22151593	236817	HEX SCREWS/NUTS	\$101.71
WATER CAPITAL PROJECTS TOTAL ****					\$154,404.44
Division:	411	WATER ADMINISTRATION			
ARBAUGH & ASSOCIATES INC		1547	237200	ARBAUGH CONTRACT FEES-JULY 16	\$546.33
RH2 ENGINEERING INC	P055760	65605	237346	WATER SYSTEM PLAN-2015: #180-	\$10,813.44
WATER ADMINISTRATION TOTAL ****					\$11,359.77
Division:	412	WATER OPERATIONS			
BANK OF AMERICA		TXN00027988	237107	WETRC - WTPO REVIEW - EGGERS	\$300.00
		TXN00027989		RANCH & HOME - SALT - WTP	\$265.54
		TXN00028108		PLATT/WEDGE CLAMPS	\$97.61
BENTON FRANKLIN HEALTH DISTRICT		8201	236929	WATER SAMPLES	\$2,725.00
BENTON RURAL ELECTRIC ASSOCIATION		07/16-38510	236931	KENNEDY BOOSTER STATION	\$2,042.59
CASCADE NATURAL GAS CORP		07/16-28638100009	236706	NAT GAS 110 SAINT 06/18-07/18	\$10.85
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$229.55
				CITY UTILITY BILLS/JULY 2016	\$89,050.88
CONSOLIDATED ELECTRICAL DISTRIBUTORS INC ENERGY NORTHWEST	S017001	3627-563868	236720	BREAKER FOR FAN STARTER BUCKET	\$524.00
		ENV02855`	236968	WATER SAMPLES	\$798.00
		ENV02856		WATER SAMPLE	\$747.50
		ENV02858		WATER SAMPLES	\$345.00
		ENV02861		WATER SAMPLES	\$336.00
		ENV02868		WATER SAMPLES	\$60.00
GRAINGER	S017062	9185669836	237273	COMPOUND GAUGE ITEM #4FMC2	\$26.52
GTP INVESTMENTS LLC	P056199	403428618	236750	BADGER MOUNTAIN LEASE FOR CITY	\$525.00
RANCH AND HOME INC		50053360	237343	WATER SOFTER SALT-COURSE	\$265.54
RICHLAND ACE HARDWARE		52298	236790	SMOKE ALARM-CLORINE BLDG	\$21.71
UNITED PARCEL SERVICE	S017071	000986641346	237383	NDA PKG TO LAB/COR FOR WATER	\$23.02
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$120.06
WA STATE DEPARTMENT OF ECOLOGY		2017-WAG645000	237389	WTR PLANT WW PERMIT-2ND FY2016	\$3,403.00
XEROX CORPORATION		085684740	237093	W7225PT BASE CHR/PRINTS-JULY	\$130.21
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$66.22
WATER OPERATIONS TOTAL ****					\$102,113.80
Division:	413	WATER MAINTENANCE			
AMERICAN ROCK PRODUCTS INC	P056888	281876	237196	5/8" MINUS TOP COURSE 6, INV:	\$121.02
	P056888	281877		5/8" MINUS TOP COURSE 6, INV:	\$141.05
	P056888	282040		5/8" MINUS TOP COURSE 6, INV:	\$426.20
	P056888	282041		ADJUST TAX	\$0.01
	P056888			5/8" MINUS TOP COURSE 6, INV:	\$280.44



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
AMERICAN ROCK PRODUCTS INC	P056888	282042	237196	ENVIRONMENTAL FEE, INV: 282042	\$2.17
	P056888			2 SACK CDF, INV: 282042 8/2/1	\$165.07
	P056888			UNDER 4 YD ORDER CHARGE, MIN L	\$108.60
AT&T WIRELESS		07/16-28724328888	237104	287243288881 06/27-07/26/16	\$57.85
BANK OF AMERICA		TXN00027936	237107	USA BLUE BOOK - TEST STRIPS	\$89.94
				USA BLUE BOOK - FREIGHT	\$17.34
		TXN00028060		WETRC - WDM REVIEW - STEWART	\$380.00
		TXN00028066		OFFICE DEPOT - TONER	\$173.26
		TXN00028070		WETRC - WDM REVIEW - SNELL	\$380.00
		TXN00028080		WETRC - WDM REVIEW - STRATTON	\$380.00
		TXN00028100		POLLARDWATER - TRI VIEWS	\$601.33
		TXN00028110		PAYPAL - BATTERY - CRANE	\$107.00
		TXN00028298		ABC - WDM II EXAM - ENNIS	\$98.00
		TXN00028336		WM - CREW ROOM PRINTER	\$65.14
		TXN00028383		WETRC - WDM III REVIEW - OLSON	\$300.00
		TXN00028384		WETRC - WDM III REVIEW - SAVAG	\$300.00
		TXN00028391		WETRC - WTP BASICS - ENNIS	\$380.00
		TXN00028396		WETRC - WDM III REVIEW - DUNCA	\$300.00
C & M LANDSCAPING		78056	237221	SOD	\$25.42
C2 POOLS		16-01641	237222	HYDRANT METER REFUND	(\$36.10)
CENTRAL HOSE & FITTINGS INC		439120	236708	FIREHOSE	\$124.48
		440606	237227	HYDRANT PARTS	\$48.52
		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$31,571.26
				CITY UTILITY BILLS/JULY 2016	\$491.01
				CITY UTILITY BILLS/JULY 2016	\$910.21
				CITY UTILITY BILLS/JULY 2016	\$985.41
				CITY UTILITY BILLS/JULY 2016	\$75.80
				CITY UTILITY BILLS/JULY 2016	\$2,395.86
				CITY UTILITY BILLS/JULY 2016	\$4.01
				CITY UTILITY BILLS/JULY 2016	\$453.79
		16-292 STRATTON	236711	16-292 WDM CERT EXAM REVIEW	\$516.56
		16-293 STEWART		16-293 WDM CERT EXAM REVIEW	\$516.56
		16-294 SNELL		16-294 WDM CERT EXAM REVIEW	\$516.56
COAST CRANE COMPANY		DI/077678	236714	CRANE RENTAL-PULL IRR PUMP	\$590.11
CRATER, DENNIS		081516	237415	REIMBURSE WDMIII APP FEE	\$87.00
ENNIS, MIKE		041116	236739	REIMBURSE WDMII APP FEE	\$87.00
FASTENAL COMPANY		WARIC58756	236973	COOLER	\$38.00
		WARIC58818		BOLTS	\$110.90
		WARIC58850		SAFETY VEST	\$18.45
		WARIC58875		DRILL BITS	\$24.89
		WARIC59045	237259	SAW BLADES	\$241.94



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
FRESNO VALVES & CASTINGS INC		S04 44742	236745	CHECK VALVE SPRING	\$8.86
GRAINGER	S017039	9172063464	236749	CUTTING OIL ITEM #6Y646	\$91.68
	S017062	9197025977	237273	PRESSURE INDICATOR ITEM #3GVC1	\$85.57
HD FOWLER COMPANY INC		I4284658	237281	HYDRANT PARTS	\$53.09
		I4290749		FORD ELL NO LEAD/DIAMOND BLADE	\$108.60
				FORD ELL NO LEAD/DIAMOND BLADE	\$812.15
HD SUPPLY WATERWORKS LTD	S017011	F836189	236986	BRASS SLEEVE, PART #F1600448	\$138.40
	S017011			O-RING, PART #T2400443	\$11.53
	S017011			UPPER STEM KIT FOR CLOW F2500	\$546.46
	S017011			ADJUST FOR TAX	\$0.01
	S017011	F836356		ADJUST FOR TAX	\$0.01
	S017011			UPPER STEM KIT FOR CLOW F2500	\$182.15
	S017011			BRASS SLEEVE, PART #F1600448	\$46.13
	S017011			O-RING, PART #T2400443	\$3.84
INLAND ASPHALT CO	P056865	2298555	236992	5/8 ASPHALTIC CONCRETE HOT MIX	\$86.34
	P056865			ADJUST FOR TAX	(\$0.01)
IRRIGATION SPECIALISTS INC		1188796-01	236757	12" CHECK VALVE	\$598.39
KELLEY'S TELE-COMMUNICATIONS INC		276308012016	237000	ANSWERING SRVC CHARGES AUGUST	\$49.42
MCCROMETER INC		481395 RI	237014	GEAR ASSY	\$67.93
OXARC INC		R429701	237329	CYLINDER RENTAL	\$73.41
RICHLAND ACE HARDWARE		211736	236790	BYPASS SHEARS	\$15.19
		52305		ELBOW 45 1.5" SXS SCH40	\$2.16
		52409	237039	WASP SPRAY/BRAKE CLEANER	\$26.24
		52428		MARKING PAINT	\$8.13
		52447		PVC NIPPLES/ELBOWS/ADAPTERS	\$14.24
		52497	237347	POLY-ELBOWS/ADAPTERS	\$10.87
		52498		PVC-ELBOW/COUPLER	\$10.74
SNELL, CHRIS		052016	237432	REIMBURSE WDMIII APP FEE	\$87.00
		16-294 SNELL	236806	16-294 WDM CERT EXAM REVIEW	\$4.00
STEWART, JOHN		16-293 STEWART	236812	16-293 WDM CERT EXAM REVIEW	\$4.00
STONEWAY ELECTRIC SUPPLY		S101710025.001	237370	COOLING FAN-H.R. PUMP STATION	\$298.65
		S101710036.001		REMT KEYPAD-H.R. IRRIGATION	\$271.50
STRATTON, COREY		072816	237434	REIMBURSE WDMIII APP FEE	\$87.00
		16-292 STRATTON	236815	16-292 WDM CERT EXAM REVIEW	\$4.00
TACOMA SCREW PRODUCTS INC		22148933	237435	HEX SCREWS	\$63.85
UTILITIES UNDERGROUND LOCATION CENTER		6070196	237075	UTILITIES LOCATE SERVICE	\$37.25
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$205.00
XEROX CORPORATION		085684720	237093	W7855PT BASE CHG/PRINTS-JULY	\$59.84
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$20.78
WATER MAINTENANCE TOTAL ****					\$48,866.46



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
WATER UTILITY FUND Total ***					\$316,886.15
FUND 403	WASTEWATER UTILITY FUND				
Division:	000				
SHARPE & PRESZLER CONSTRUCTION	P056743	159-16/PMT2-FINAL	237357	159-16/PMT2-FINAL RETAINAGE	(\$1,637.16)
WILDLANDS INC	P055619	C141-15/PYMNT 3	237092	C141-15/PYMNT 3 RETAINAGE	(\$406.00)
UNASSIGNED TOTAL ****					(\$2,043.16)
Division:	420	SEWER ADMINISTRATION			
WILDLANDS INC	P055619	C141-15/PYMNT 3	237092	AMON BASIN REVEGETATION PROJEC	\$8,818.32
SEWER ADMINISTRATION TOTAL ****					\$8,818.32
Division:	421	SEWER CAPITAL PROJECTS			
ABADAN INC		ARIN065718	237194	DISCS O&M MANUALS	\$17.38
CENTRAL HOSE & FITTINGS INC		439829	236936	WWTP-HOSES FOR POLY SYSTEM	\$213.29
		440438	237227	CAM/CRIMP SLEEVE/NOZZLE/BUSHNG	\$667.72
		440456		FIREHOSE ADAPTERS	\$16.93
SHARPE & PRESZLER CONSTRUCTION	P056743	159-16/PMT2-FINAL	237357	C/O #2F REPAIR TWO SEWER LINE	\$11,534.49
	P056743			CO #2C INSTALL 48" MANHOLE @ 2	\$9,611.10
	P056743			VAN GIESEN WATER MAIN REPLCMT	\$9,363.30
	P056743			C/O #2G REPAIR BREAK IN SEWER	\$5,050.17
USA BLUEBOOK		008304	237074	WWTP-MARKER/TAG/GUARD/DIPPER	\$946.34
SEWER CAPITAL PROJECTS TOTAL ****					\$37,420.72
Division:	422	SEWER OPERATIONS			
ALS GROUP USA CORP DBA	P056656	51-352093-0	236917	WATER - 200.8 TRACE ELEMENTS	\$130.00
	P056656			WATER- 608 ORGANOCHLOR.PEST./P	\$160.00
	P056656			WATER- 624 VOLATILE ORGANIC CO	\$400.00
	P056656			WATER- 625 SEMIVOL. ORGANIC CO	\$215.00
	P056656			WATER- OIL & GREASE TOTAL HEM	\$200.00
	P056656			WATER- TSS EPA 160.2	\$18.00
	P056656			WATER- AMMONIA-N EPA 350.1/350	\$25.00
	P056656			WATER- 1631E TOTAL MERCURY	\$60.00
	P056656			WATER- 335.4 TOTAL CYANIDE	\$40.00
	P056656			WATER- 420.1 PHENOLICS	\$45.00
	P056656			WATER- BOD (5 DAY) EPA 405.1	\$48.00
	P056656			300 AREA 6-14-16 SAMPLING EVEN	\$60.00
BANK OF AMERICA		TXN00027949	237107	TFS FISHERSCI ECOM HUS - GGA C	\$128.02
		TXN00027956		AMAZON MKTPLACE PMTS - Forklif	\$26.45
		TXN00027959		ACHIEVE TRAINING CTR - Mgmt Tr	\$9.95
		TXN00027965		THE HOME DEPOT #4746 - Pump &	\$182.86
		TXN00027966		INTERNATIONAL TRANSACTION - Mg	\$0.08
		TXN00027970		THE HOME DEPOT #4746 - Cleanin	\$348.10



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
BANK OF AMERICA		TXN00027979	237107	FRED-MEYER #0286 - Vinegar	\$16.14
		TXN00027983		THE HOME DEPOT #4746 - Faucet	\$48.82
		TXN00028022		FRED-MEYER #0286 - Bleach for	\$18.83
		TXN00028055		STAPLES - Copier paper & Glad	\$107.90
		TXN00028081		USA BLUE BOOK - Hach m-FC Brot	\$351.35
		TXN00028089		OWPSACSTATE - Course OWTP Vol	\$109.00
		TXN00028103		POLY PROCESSING COMPANY L - Bh	\$292.56
		TXN00028115		REOTEMP INSTRUMENT CORP - Digi	\$385.00
		TXN00028130		TFS FISHERSCI ECOM HUS - Pipet	\$178.91
		TXN00028201		USA BLUE BOOK - Chemtrol True	\$222.02
		TXN00028243		DAILY DONUTS - Two dozen donut	\$31.00
		TXN00028263		THE HOME DEPOT #4746 - Wood do	\$7.06
		TXN00028272		OWPSACSTATE - Course OWTP Vol	\$110.00
		TXN00028273		THE HOME DEPOT #4746 - Plywood	\$77.21
BENTON FRANKLIN HEALTH DISTRICT		8228	237209	TKN/PHOSPHATE/NITRATE	\$529.00
BRANOM INSTRUMENT CO	P056717	569388	236934	115VAC SELF-CONTAINED FLOW SWI	\$923.97
	P056717			FREIGHT	\$24.26
	P056717			ARMORED CABLE, 2 METER LENGTH,	\$138.60
CENTRAL HOSE & FITTINGS INC		439433	236708	WWTP- HOSE/FITTINGS	\$101.74
		439722	236936	WWTP-CAM LOCKS FOR LAB	\$166.81
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$21,859.00
		07/2016-25	236939	#25 LANDFILL FEES	\$4,104.27
COMPLETE PEST PREVENTION INC		31271	236718	WWTP PEST CONTROL SRVCS	\$190.05
DSD CAPITAL LLC		1966924	236960	POL SERVICE-WWTP-JULY 2016	\$81.00
ENERGY INCENTIVES INC	P056908	CORJULY2016	237257	FUME HOOD TESTING IN WWTP LAB	\$100.00
GRAINGER	S017039	9179188116	236749	BLAST MEDIA GLASS BEADS ITEM #	\$117.81
GTP INVESTMENTS LLC	P056199	403428618	236750	BADGER MOUNTAIN LEASE FOR CITY	\$525.00
LINKO DATA SYSTEMS INC	P056838	4767	237010	CLUB LINKO ANNUAL SW MNTNC AND	\$2,680.00
MIDWEST LABORATORIES INC	P056738	813869	237020	SHIPPING	\$24.00
	P056738			COR LANDFILL COMPOST FACILITY	\$335.00
MOON SECURITY SERVICES INC		831186	237321	WASTERWATER FIRE MONITORING	\$33.15
		833369	237023	WWTP-INSTALL CELL COMM/CABLE	\$239.47
		835545	237321	WWTP-BASIC MONITORING	\$54.87
OVIVO USA LLC	P056714	8469046	237027	PIPE, SLUDGE UPTAKE PVC SEEMLE	\$300.77
	P056714			COUPLING, PIPE PVC, DRAWING	\$119.94
OXARC INC		R429700	237329	WWTP-CLYINDER RENTAL	\$12.78
PARADISE BOTTLED WATER CO		07/16-WASTEWATER	237031	BOTTLED WATER-JULY	\$308.50
PARAMOUNT SUPPLY COMPANY	P056746	379613	236781	KENNEDY #2115813 (12AB), DISC	\$300.51
	P056746			KENNEDY #3163578 (7AB), HINGE	\$264.03
	P056746			KENNEDY #441867P (9AB), DISC B	\$7.50
	P056746			KENNEDY #3167892 (17A), EXTEND	\$569.89



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
PARAMOUNT SUPPLY COMPANY	P056746	379613	236781	KENNEDY #440232P (8AB), DISC B	\$60.10
	P056746			KENNEDY #460211P (13A), DISC N	\$20.38
PASCO MACHINE COMPANY INC		80943	237032	WWTP-PUMP REPAIR	\$1,708.93
				WWTP-PUMP REPAIR	\$3,909.60
POLYDYNE INC		1062549	236784	FREIGHT FOR POLYMER SAMPLES	\$68.25
RIGGLE PLUMBING INC		32429	236793	WWTP-INSTALL DEIONIZER IN LAB	\$1,958.06
SOLENIIS LLC	P056808	131068559	237049	POLYMER, PRAESTOL K295FL, IN 2	\$6,217.35
STEEBER'S LOCK SERVICE		708230	237368	CHNG LOCK HOUSING/CYL	\$229.15
UNITED PARCEL SERVICE	S017058	000986641336	237069	NDA PKG TO ALS FOR WWTP OPS 8	\$57.15
	S017058			GROUND PKG TO ARISTA CORP FOR	\$23.21
	S017071	000986641346	237383	GROUND PKG TO SPRAYING SYSTEMS	\$4.87
USA BLUEBOOK		007804	236830	OPTI-PRO POLY DISPERSE-WWTP	\$474.77
		008304	237074	WWTP-MARKER/TAG/GUARD/DIPPER	\$875.16
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$190.04
WA STATE DEPARTMENT OF ECOLOGY		2017-WA0020419	237389	WASTE WTR PERMIT-1ST FY 2017	\$31,750.92
		NR17093001	237078	WWTP-LAB ACCREDITATION 2016	\$760.00
WHITNEY EQUIPMENT COMPANY INC	P056660	81158	237090	RING, INSERT CL, ITEM #7046200	\$1,091.43
	P056660			IMPELLER, N SH CODE 277 CL, IT	\$3,565.34
	P056823	81390		FREIGHT	\$33.67
	P056823			GLS SAMPLER WITH 2.5 GALLON (9	\$2,378.34
XEROX CORPORATION		085684688	237093	W7845PT BASE CHG/PRINTS-JULY	\$265.91
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$107.05
SEWER OPERATIONS TOTAL ****					\$93,913.86
Division:	423	SEWER MAINTENANCE			
AT&T WIRELESS		07/16-28724328888	237104	287243288881 06/27-07/26/16	\$42.95
BANK OF AMERICA		TXN00028333	237107	GRIGGS ACE RICHLAND - Tire cle	\$5.30
		TXN00028334		GRIGGS ACE RICHLAND - Wash bru	\$34.30
		TXN00028335		HARBOR FREIGHT TOOLS 49 - Port	\$39.09
CENTRAL HOSE & FITTINGS INC		440135	236936	WWTP-HOSE/CLAMP/GASKET	\$1,294.08
CH2O INC		246542	237229	BOILER TESTING-JUL 16 BW LABOR	\$64.49
COLEMAN, MICHAEL		16-327 COLEMAN	236857	16-327 SPOKANE WWTP TOUR	\$18.00
HALL, ROBERT D		16-328 HALL	236869	16-328 SPOKANE WWTP TOUR	\$18.00
KELLEY'S TELE-COMMUNICATIONS INC		276308012016	237000	ANSWERING SRVC CHARGES AUGUST	\$49.43
MOON SECURITY SERVICES INC		831186	237321	WASTERWATER FIRE MONITORING	\$33.15
		833369	237023	WWTP-INSTALL CELL COMM/CABLE	\$239.46
		835545	237321	WWTP-BASIC MONITORING	\$54.87
PAPE' MATERIAL HANDLING		7678710	237030	WWTP-FORKLIFT SPARE KEYS	\$15.64
RICHLAND ACE HARDWARE		52195	236790	SIMPLE GREEN/ARMOR-ALL	\$14.10
		52430	237347	BUSHING/FASTENERS/TUBE/CONNCT	\$20.29
TACOMA SCREW PRODUCTS INC		22151285	236817	MEASURING WHEEL	\$89.00
		22152440	237374	WWTP-32GAL GARBAGE CAN	\$37.20



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
TACOMA SCREW PRODUCTS INC		22152546	237374	WWTP-ROLLING HEAD PRY BARS	\$59.97
UTILITIES UNDERGROUND LOCATION CENTER		6070196	237075	UTILITIES LOCATE SERVICE	\$37.25
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$207.03
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$1.39
SEWER MAINTENANCE TOTAL ****					\$2,374.99
WASTEWATER UTILITY FUND Total ***					\$140,484.73
FUND 404	SOLID WASTE UTILITY FUND				
Division:	430	CAPITAL PROJECTS			
PARAMETRIX INC	P053862	01-77421	237331	LANDFILL CELL-PERMITTING-C14-0	\$1,906.82
CAPITAL PROJECTS TOTAL ****					\$1,906.82
Division:	432	SOLID WASTE COLLECTION			
BANK OF AMERICA		TXN00028032	237107	SOLID WASTE ASSOCIA-MOLO CHIDE	\$250.00
		TXN00028198		GARRETT SPECIALTIES - CITY FAI	(\$50.00)
		TXN00028205		GARRETT SPECIALTIES - CITY FAI	\$17.50
		TXN00028206		GARRETT SPECIALTIES - Purchase	\$230.00
		TXN00028292		STAPLES - LOGITECH MOUSE	\$16.24
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$227.40
CLAYTON WARD COMPANY		948302	237233	2016 DROP BOX RECYCLING SERVIC	\$7,000.00
		949404		CURBSIDE RECYCLING-JULY	\$6,508.24
GTP INVESTMENTS LLC	P056199	403428618	236750	BADGER MOUNTAIN LEASE FOR CITY	\$312.50
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$745.66
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$22.37
YAKIMA WORKER CARE PLLC		16931	236845	VACCINATION-HETRICK	\$80.00
SOLID WASTE COLLECTION TOTAL ****					\$15,359.91
Division:	433	SOLID WASTE DISPOSAL			
BANK OF AMERICA		TXN00027985	237107	GILBERT INDUSTRIES-FLY COATED	\$95.11
		TXN00028027		SOLID WASTE ASSOCIA-MOLO CARDE	\$250.00
		TXN00028051		FRED-MEYER #0286-CAMERA	\$141.16
		TXN00028088		ACT SWANA Washington -	\$50.00
		TXN00028143		STAPLES - THERMAL RECEIPT, CHR	\$159.82
		TXN00028177		USA BLUE BOOK/BLACK FRAME EYEW	\$1.00
				USA BLUE BOOK/BLACK FRAME EYEW	\$237.74
		TXN00028184		STAPLES - SHARPIE, STAPLES, ST	\$51.19
		TXN00028186		USA BLUE BOOK	\$1.00
				USA BLUE BOOK	\$172.63
				USA BLUE BOOK/BLACK FRAMED EYE	\$1.00
		TXN00028198		GARRETT SPECIALTIES - CITY FAI	(\$50.00)
		TXN00028205		GARRETT SPECIALTIES - CITY FAI	\$17.50
		TXN00028206		GARRETT SPECIALTIES - Purchase	\$230.00



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
BANK OF AMERICA		TXN00028277	237107	AMAZON MKTPLACE PMTS - SD CARD	\$30.14
		TXN00028292		STAPLES - MOUSE,CHRMAT,WRIST R	\$73.66
		TXN00028362		STAPLES - calculator ink roller	\$5.42
		TXN00028390		LANDTEC NORTH AMERICA IN - MON	\$128.18
BENTON COUNTY SHERIFF'S OFFICE		06/16-WORKCREW II	236697	WORKCREW II-JUNE 2016	\$1,329.30
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$1,376.41
COMPLETE PEST PREVENTION INC		31293	236718	PEST CONTROL SRVCS-JULY	\$97.74
DSD CAPITAL LLC		1988922	237255	POL SERVICE-LANDFILL-JULY 2016	\$81.00
FINLEY BUTTES LANDFILL		5439	237262	INDUSTRIAL WASHING-SOIL	\$4,728.59
GRAINGER	S017062	9190686403	237273	DISPOSABLE RESPIRATOR ITEM #4J	\$336.75
MITCHELL, FRANK		JULY 2016	236773	MITCHELL-MILEAGE JULY 2016	\$41.58
MOON SECURITY SERVICES INC		833226	236776	SVC CALL-CODE ACCESS/CHANGES	\$46.00
PARADISE BOTTLED WATER CO		07/16-LANDFILL	236780	BOTTLED WATER-JULY	\$131.57
PARAMETRIX INC	P056299	01-77422	237331	2016 LANDFILL MONITORING,SAMPL	\$3,261.31
SUAREZ, VALERIE		JUN-JULY 2016	236816	SUAREZ-MILEAGE 6/1-7/31/16	\$102.06
THERMAL SUPPLY INC		6147830	237060	1/4" SAE SEALED CATCH ALL	\$373.10
US DEPARTMENT OF AGRICULTURE		3002063535	236829	USDA APHIS DEBT MGMT TEAM	\$9,104.99
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$179.30
XEROX CORPORATION		085684689	237093	W7225PT BASE CHR/PRINTS-JULY	\$240.34
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$46.31
SOLID WASTE DISPOSAL TOTAL ****					\$23,071.90
SOLID WASTE UTILITY FUND Total ***					\$40,338.63
FUND 405	STORMWATER UTILITY FUND				
Division:	000				
SHARPE & PRESZLER CONSTRUCTION	P056743	159-16/PMT2-FINAL	237357	159-16/PMT2-FINAL RETAINAGE	(\$845.40)
WA STATE DEPARTMENT OF ECOLOGY	P056897	L9700040-PYMT 24	237389	STORMWATER LOAN #L9700040-PMT	\$4,019.61
	P056897			STORMWATER LOAN #L9700040-PMT	\$1,629.73
WHEELER EXCAVATION LLC	P056840	C177-16/PMT 1	237089	C177-16/PMT 1 RETAINAGE	(\$2,549.35)
UNASSIGNED TOTAL ****					\$2,254.59
Division:	440 STORMWATER CAPITAL PROJECTS				
SHARPE & PRESZLER CONSTRUCTION	P056743	159-16/PMT2-FINAL	237357	C/O#2E REPLACE EXISTING LEAKIN	\$6,987.00
	P056743			VAN GIESEN WATER MAIN REPLCMT	\$6,473.93
	P056743			C/O #3B SCHEDULE C OVERAGE OF	\$3,447.05
WHEELER EXCAVATION LLC	P056840	C177-16/PMT 1	237089	STORMWATER QUALITY RETROFIT-	\$50,987.00
STORMWATER CAPITAL PROJECTS TOTAL ****					\$67,894.98
Division:	441 STORMWATER				
ABADAN INC		ARIN065721	237194	WWTP-PHOTO FOR CITY FAIR 2016	\$17.92
BANK OF AMERICA		TXN00028094	237107	EIDUPONTTRAINING - DVD Machine	\$439.78
		TXN00028395		SIGNS BY SUE - 24x48 print for	\$92.31



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$299.41
RICHLAND ACE HARDWARE		211800	237347	FOAM/PROPANE-SKY MEADOWS LS	\$9.21
		52542		JOINT KNIFE/SEALER CONCRETE	\$39.57
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$14.81
WA STATE DEPARTMENT OF ECOLOGY		2017-WAR046006	237389	STRM WTR JULY 2016-JUNE 2017	\$17,719.66
STORMWATER TOTAL ****					\$18,632.67
STORMWATER UTILITY FUND Total ***					\$88,782.24
FUND 407	MEDICAL SERVICES FUND				
Division:	121	AMBULANCE			
BANK OF AMERICA		TXN00028006	237107	IMAGETREND INC - CONF FEES (SK	\$645.00
		TXN00028291		CHARTER - STA INTERNET FEES	\$66.23
CARDINAL HEALTH 411 INC		1068295	236704	GLUCAGEN\EPINEPHRINE	\$398.89
		1129042	236935	NALOXONE/AMIDATE/DILIAZEM	\$381.80
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$1,026.60
		16-289 KARSPECK	236711	16-289 IMAGE TREND CONNECT	\$758.90
COLUMBIA INDUSTRIES SUPPORT LLC		0038029	237235	ON SITE SHREDDING WO #0056090	\$31.11
EAGLE PRINTING & GRAPHIC DESIGN INC	P056835	43660	237256	#J317, PA CORE JACKET, BLACK,	\$1,395.89
	P056835			#PC61, 100% COTTON TEE, NAVY,	\$111.32
	P056835			#PC61, 100% COTTON TEE, NAVY,	\$319.28
	P056835			#K321, MOCKNECK, LONG SLEEVE T	\$41.27
	P056835			#K321, MOCKNECK, LONG SLEEVE T	\$293.22
	P056835			#PC61T, 100% COTTON TEE, TALL,	\$399.11
	P056835			#PC61, 100% COTTON TEE, NAVY,	\$133.58
	P056835			#PC61T, 100% COTTON TEE, TALL,	\$1,925.75
FEDERAL EXPRESS CORP		5-496-13837	237260	MEDICAL SUPPLY RETURN	\$8.01
LIFE ASSIST INC		758180	237009	DOPAMINE	\$102.18
OXARC INC		16053PP	237028	MEDICAL OXYGEN	\$74.86
		16686PP		MEDICAL OXYGEN	\$34.35
		17079PP		CO2 CYLINDER LEASE	\$203.08
		17226PP		MEDICAL OXYGEN	\$65.41
		17915PP		MEDICAL OXYGEN	\$76.54
		18640PP		MEDICAL OXYGEN	\$42.11
PARADISE BOTTLED WATER CO		07/16-FIRE ST 71	237031	BOTTLED WATER-JULY	\$26.43
		07/16-FIRE ST 72		BOTTLED WATER-JULY	\$37.10
		07/16-FIRE ST 73		BOTTLED WATER-JULY	\$18.80
		07/16-FIRE ST 74		BOTTLED WATER-JULY	\$21.85
SEA WESTERN INC	P056728	192725	236800	SHIPPING	\$20.47
	P056836	193103	237045	SHIPPING	\$12.22
	P056836			HAIX AIRPOWER XR1, WILDLAND EM	\$282.36
SEW FABULOUS		1331 RFD	236802	SEW 12 NAME TAGS/BADGES	\$65.16



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
SEW FABULOUS		1333 RFD	236802	HEM 3 PANTS	\$65.34
SPRINT		891160522-149	236809	RFD CELL PHONES 06/18-07/17/16	\$36.55
UPTOWN CLEANERS		30041	237072	LINEN/UNIFORM LAUNDRY SRVCS	\$272.93
		74269		LINEN/UNIFORM LAUNDRY SRVCS	\$318.79
		74317		LINEN/UNIFORM LAUNDRY SRVCS	\$337.05
		74401		LINEN/UNIFORM LAUNDRY SRVCS	\$273.23
		74475		LINEN/UNIFORM LAUNDRY SRVCS	\$340.56
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$276.48
AMBULANCE TOTAL ****					\$10,939.81
MEDICAL SERVICES FUND Total ***					\$10,939.81
FUND 408	BROADBAND FUND				
Division:	460	BROADBAND ADMINISTRATION			
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$154.85
PARAMOUNT COMMUNICATIONS INC	S016964	31642	237332	TRANSFER OF FIBER FROM A DAMAG	\$2,152.45
BROADBAND ADMINISTRATION TOTAL ****					\$2,307.30
BROADBAND FUND Total ***					\$2,307.30
FUND 501	CENTRAL STORES FUND				
Division:	000				
GRAINGER	P056805	9173644551	236982	SOAP, CARTRIDGE, BODY/HAIR	\$885.22
	P056831	9181227795		HOLES AW PILOT DRILL, HSS,	\$17.12
	P056831			BLADE, SAWZALL 8", BI-METAL,	\$239.66
	P056831			PLIERS, 7" DIAGONAL HEAVY DUTY	\$327.54
	P056831			ADJUST FOR TAX	(\$0.01)
	P056831			PLIERS, SIDECUTTERS, 9" HIGH-	\$876.40
	P056831	9181227803		PLIERS, 6" LONG NOSE W/SPRING,	\$294.52
	P056831			SCREWDRIVER, SLOTTED, 3/8"X 8",	\$260.38
	P056831			SCREWDRIVER, SLOTTED, 1/4"X 4",	\$160.29
	P056831			ADJUST FOR TAX	\$0.01
	P056831			SCREWDRIVER, SLOTTED, 3/8"X 8",	\$269.50
HORIZON DISTRIBUTION INC	P056830	936793	236991	HOLES AW, 1-3/4", BI-METAL,	\$17.95
	P056830			ADJUST FOR TAX	(\$0.01)
	P056830			HOLES AW, 7/8", BI-METAL,	\$4.44
	P056830			EYE WASH, 1 OZ, UNITIZED BOX,	\$5.15
	P056830			DEODORANT ROOM SPRAY, LYSOL	\$341.36
	P056830			HOLES AW, 1-3/8", BI-METAL,	\$9.77
	P056830			CONE CUP, 4.25 OZ. ROLLED RIM,	\$90.68
	P056830			PAINT BRUSH 2" NATURAL BRISTLE	\$10.95
	P056830			SUNSCREEN, 1-1/2 OR 2 OUNCE	\$96.44



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
HORIZON DISTRIBUTION INC	P056830	936793	236991	SCREWDRIVER,SLOTTED,5/16"X 6",	\$24.91
	P056830			SHOVEL, SQUARE POINT, 48" WOOD	\$128.76
	P056830			TAPE BARRICADE YELLOW CAUTION,	\$206.43
	P056830			GREASE GUN, PISTOL GRIP W/18"	\$100.41
	P056830			TAPE MEASURE, STEEL, 25 FT,	\$44.74
	P056830			SHOVEL, ROUND POINT, 48" WOOD	\$64.38
	P056830			BLEACH HOUSEHOLD, LIQUID, 1GAL	\$68.07
	P056830			PLIERS, 10" TONGUE & GROOVE,	\$69.02
	P056830			CHAIN 1/4", HIGH TEST, SYSTEM	\$228.40
INTERLINE BRANDS INC DBA	P056807	373516707	236993	SOAP, CARTRIDGE LOTION W/PCMX,	\$158.34
STELLAR INDUSTRIAL SUPPLY	P056769	3671914	236810	CUT-OFF WHEEL 12", 12X1/8X20MM	\$250.21
UNASSIGNED TOTAL ****					\$5,251.03
Division:	903	CENTRAL STORES			
XEROX CORPORATION		085684733	237093	D95 PRINT SHOP BASE CH-JULY	\$519.60
		085684735		C75 PRINT SHOP BASE CH-JULY	\$235.90
CENTRAL STORES TOTAL ****					\$755.50
CENTRAL STORES FUND Total ***					\$6,006.53
FUND	502	EQUIPMENT MAINTENANCE FUND			
Division:	214	EQUIPMENT MAINTENANCE			
ATOMIC AUTO BODY INC		30136	236693	REPAIR VEH 1211 WO 43105	\$17,752.19
		30267	236924	REPAIRS VEH 2412 WO 43626	\$3,125.58
BANK OF AMERICA		TXN00028087	237107	AMAZON/VEH5040 MAGLITES	\$161.65
		TXN00028116		SQ ROCK-IT RADIO/VEH2428 KEYF	\$135.75
		TXN00028229		EVT CERTIFICATION/TOM TOYOODA	\$100.00
		TXN00028257		WASHINGTON STATE ASSOC/TOM TOY	\$515.00
		TXN00028315		AN WHOLESALE PARTS/VEH1211 AIR	\$521.67
BRAUN NORTHWEST INC		19628	236699	SPRING-DOOR VEH 5045 WO 43547	\$45.88
CASCADE FIRE EQUIPMENT CORP DBA		118524	236705	AKRON MOTOR VEH 5029 WO 43699	\$314.32
CENTRAL HOSE & FITTINGS INC		440041	236936	CAM/CUTTER VEH 7144 WO 43650	\$177.81
		440461	237227	HYDHOSE ASSY VEH 3291 WO 43718	\$219.13
		440753		BALL VALVE VEH 3291 WO 43718	\$114.15
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$3,091.21
COLEMAN OIL COMPANY		0417690-IN	236715	LANDFILL DYED DIESEL	\$3,208.65
		0418324-IN	236943	LANDFILL DIESEL DYED	\$2,784.54
		CL08520	236715	CARD LOCK FUEL 07/25-7/31/16	\$14,442.94
		CL12984	236943	CARD LOCK FUEL 08/01-8/07/16	\$13,901.16
		CL13589	237234	CARD LOCK FUEL 08/08-08/14/16	\$12,351.51
COLUMBIA RIGGING CORP		28825	236716	WIRE ROPE VEH 3142 WO 43038	\$596.21
COMMERCIAL TIRE INC		224516	236947	TIRE VEH 3230 REBILL\INV223706	\$742.64



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
COMMERCIAL TIRE INC		224680	236947	TIRE VEH 3230 WO CREDIT	(\$772.76)
		226508	236717	MT/DSMT BUDD VEH 3309 WO 43605	\$416.16
		226741	236947	WHEEL SWITCH VEH 3335 WO 43676	\$16.30
		226837		BUDD MT/DMT VEH 3308 WO 43741	\$1,470.27
		226840		BUDD MT/DMT VEH 3308 WO 43742	\$1,890.14
		226841		BUDD MT/DMT VEH 3310 WO 43737	\$952.40
		227055		FLAT REPAIR VEH 3284 WO 43743	\$36.92
		227056	237236	SWITCH BUDD VEH 3335 WO 43676	\$65.16
		227101		SWITCH BUDD VEH 3281 WO 43744	\$65.16
		227452		TIRE DISPOSE VEH 3308 WO 43799	\$22.50
		227479		WHEEL SWITCH VEH 3309 WO 43798	\$65.16
		227480		WHEEL SWITCH VEH 3311 WO 43582	\$65.16
		227499		WHEEL SWITCH VEH 3280 WO 43738	\$16.30
		0153721-IN	236948	FOLLWR PLATE VEH 0800 WO 43716	\$138.05
		C151439-IN	236719	LUBE PRODUCTS	\$1,148.70
CORWIN OF PASCO LLC		384597	236722	REMOTE VEH 2443 WO 43550	\$369.13
		384609		SCRN/GSKT VEH 2420 WO 43533	\$145.55
		385077	236950	ANIFREEZE VEH 9500 WO 43648	\$28.47
		385117		ORDINDICATOR VEH 5041 WO 43665	\$11.06
		385314	237240	ELEMENT VEH 5041 WO 43710	\$110.23
		385348		BREAK PAD VEH 3330 WO 43701	\$78.82
		385404		PAD/HOUSING VEH 5041 WO 43715	\$411.94
		385424		BRAKE PADS VEH 5044 WO 43720	\$135.68
		610887	236950	ELEC REPAIR VEH 2442 WO 43611	\$211.68
		CM382523	237240	CORE RETURN VEH 5044	(\$38.01)
		CM385404		COE RETURN CREDIT	(\$178.89)
		413672	236953	UTL EQP TRAY VEH 2447 WO 43622	\$108.60
DAY MANAGEMENT CORPORATION DBA		413676		UTL EQP TRAY VEH 2448 WO 43610	\$108.60
		414810		REPAIR VEH 2387 WO 43609	\$620.81
		582092		EQUIPT TRNSFR VEH 1104 WO 43692	\$304.08
		582094		EQUIPT TRANSFR VEH 1105	\$304.08
		582095		EQUIPT TRNSFR VEH 1107 WO 43693	\$304.08
		582096		EQUIPT TRNSFR VEH 1108 WO 43694	\$304.08
		582097		TRNSFR EQ VEH 1101 WRNG CHRG	\$304.08
		582192		CREDIT WRNG CHRG VEH 1101	(\$304.08)
		INV124481	236735	SEAL/DUMP VEH 3286 WO 43041	\$94.57
E H WACHS COMPANY		70881872	236964	USED OIL NON-PREQUAL SERVICE	\$2,421.20
EMERALD SERVICES INC DBA		269897	236965	CONV BELT VEH 7146 WO 42713	\$52.13
EMPIRE RUBBER & SUPPLY CO		139-53677	236972	VINYL VEH 3142 WO 43038	\$54.71
FAST SIGNS		WARIC58532	236741	SHOP SUPPLIES-BOLTS	\$964.24
FASTENAL COMPANY		WARIC58533		SHOP SUPPLIES-NUTS/BOLTS	\$496.14



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
FINAL TOUCH UPHOLSTERY		28439	236976	BACKREST VEH 3293 WO 42994	\$401.82
JIM'S PACIFIC GARAGES INC		X100038314	236758	SEALED BEAM VEH 5036 WO 43461	\$7.56
		X100038479		VALVE VEH 3248 WO 43508	\$62.86
		X100038482		LAMP VEH 3320 WO 43507	\$54.47
		X100039454	236997	VALVE VEH 3321 WO 43627	\$16.75
		X100040452	237294	JOINTS VEH 3244 WO 43684	\$30.86
		X100040755		CONDENSER VEH 3580 WO 43738	\$675.09
JT AUTOMOTIVE PARTS INC DBA		365188	236998	CORE DEP VEH 6554 WO 43608	\$105.07
		365403	236877	FITT VEH 5036 WO 43645	\$375.23
		365404		HOSE VEH 5036 WO 43645	\$50.17
		365497		FILTER VEH 7069 WO 43673	\$66.97
		365655		FILTER VEH 7145 WO 43498	\$4.00
		365748		FILTER VEH 2409 WO 43689	\$16.93
		365749		SENSOR VEH 3244 WO 43684	\$60.57
		365750		SILCONE VEH 3312 WO 43674	\$40.04
		365817		FILTER VEH 5042 WO 43672	\$65.71
		365818		STEER PTS VEH 2346 WO 43659	\$86.51
		365834		STROBE VEH 3255 WO 43691	\$188.76
		365858		BATT VEH 2409 WO 43687	\$150.25
		365859		FILTER VEH 7113 WO 43708	\$121.68
		365860		FILTER VEH 7113 WO 43708	\$23.92
		365862		FILTER VEH 2384 WO 43707	\$16.57
		365872		STEER PTS VEH CREDIT WO CRE	(\$37.84)
		365892		BRK CLN VEH 3330 WO 43701	\$10.82
		365905		CONN VEH 4142 WO 43704	\$20.08
		365917		SEAL VEH 4142 WO 43704	\$117.24
		365918		DOOR KIT VEH 3309 WO 43713	\$54.19
		365919		FILTER VEH CREDIT WO CREDIT	(\$16.64)
		365933		BALL JNT VEH 5041 WO 43715	\$329.59
		365953		BRAKES VEH 2399 WO 43464	\$116.98
		365954		BRAKES VEH 2399 WO 43464	\$116.98
		365958		BRAKES VEH 2399 WO 43464	\$320.96
		365962		FILTER VEH 5044 WO 43722	\$16.39
		365963		BRAKES VEH 5044 WO 43720	\$467.18
		365972		LAMP VEH 3248 WO 43723	\$9.74
		365975		HAMMER VEH 3212 WO 43550	\$107.51
		366044		BRL CLN VEH 3285 WO 43544	\$32.45
		366045		BRAKE PAD VEH 5041 WO 43715	\$77.17
		366046	237418	FILTER VEH 6579 WO 43779	\$32.58
		366057		ROTOR VEH 5044 WO 43791	\$173.13
		366069		BRAKES VEH 4142 WO 43704	\$133.83



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
JT AUTOMOTIVE PARTS INC DBA		366109	237418	BRAKES VEH 5044 WO 43791	\$116.98
		366113	236877	FILTER VEH 2346 WO 43659	\$23.19
		366117		HOSE VEH 2343 WO 43001	\$33.66
		366119		BRAKES VEH 5044 WO CREDIT	(\$552.26)
		366126	237418	FILTER VEH 3280 WO 43738	\$48.48
		366129	236877	STARTER VEH 3195 WO 43754	\$182.33
		366212		BLADE VEH 2395 WO 43753	\$32.00
		366213	237418	BRK CLN VEH 3309 WO 43752	\$2.70
		366224	236877	MISC PTS VEH CREDIT WO CRED	(\$166.40)
		366233		BLADE VEH 2384 WO 43707	\$26.04
		366237		SOCKET VEH 4128 WO 43719	\$32.57
		366250		IDLER VEH 2345 WO 43660	\$52.12
		366261		FILTER VEH 2345 WO 43661	\$62.80
		366272		CREDIT VEH CREDIT WO	(\$357.76)
		366276		FILTER VEH 2452 WO 43768	\$19.33
		366319		BATT VEH SHOP WO SUPPLIES	\$46.68
		366325		OIL VEH 2441 WO 43766	\$6.49
		366342		BRAKE PADS VEH 3218 WO 4376	\$53.42
		366367		SG BLA VEH 3212 WO 43550	\$19.03
		366370		FILTER VEH 2441 WO 43766	\$19.33
		366371	237418	DISC VEH 3296 WO 43317	\$47.26
		366410	236877	FILTER VEH 2372 WO 43769	\$40.14
		366411		BLADE VEH 3304 WO 43770	\$41.25
		366434		BRK CLN VEH 3218 WO 43765	\$8.11
		366458	237418	CONV VEH 3306 WO 43773	\$18.23
		366474	236877	FILTER VEH 2408 WO 43783	\$16.93
		366493		FILTER VEH 6579 WO 43779	\$87.24
		366533		BRK CLN VEH 3212 WO 43550	\$32.45
		366556	237418	GASKET VEH 2342 WO 43786	\$583.15
		366557	236877	FILTER VEH 2342 WO 43787	\$26.97
		366571		FILTER VEH 1205 WO 43790	\$19.48
		366597	237418	SOL VEH 2284 WO 43785	\$24.37
		366634		FILTER VEH 3212 WO 43550	\$69.89
		366637		FILTER VEH 6564 WO 43800	\$122.01
		366673		SOCKET VEH 3280 WO 43738	\$61.55
		366676		FILTER VEH CREDIT WO WARR	(\$10.10)
		366702		BAT POST VEH 4144 WO 43815	\$84.27
		366809		FILTER VEH 1103 WO 43808	\$19.48
		366810		CONN VEH 2290 WO 43809	\$30.61
		366814		FILTER VEH 1105 WO 43813	\$19.48
		366818		WHL NUT VEH 7141 WO 43823	\$30.08



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
JT AUTOMOTIVE PARTS INC DBA		366824	237418	FILTER VEH 6562 WO 42340	\$12.68
		366829		EPOXY VEH 3311 WO 43582	\$36.75
		366833		FILTER VEH 6564 WO 43800	\$23.92
		366851		FILTER VEH 6564 WO CREDIT	(\$39.66)
		366871		LAMP VEH 5033 WO 43639	\$4.49
		366892		MISC PTS VEH 1105 WO 43824	\$89.35
		366893		FILTER VEH 2454 WO 43599	\$4.65
		366909		FILTER VEH 5045 WO 43829	\$16.94
		366919		SEALANT VEH 3291 WO 43825	\$30.82
		366951		WHL NUT VEH 7141 WO 43823	\$30.08
		366961		EPOXY VEH 3311 WO 43582	\$18.38
		366993		FILTER VEH 6594 WO 43844	\$4.68
		366994		BATT VEH 3240 WO 43811	\$635.20
		367003		FILTER VEH 6594 WO 43844	\$76.93
		367038		FREIGHT VEH 2342 WO 43786	\$123.26
		367047		GASKET VEH 2342 WO 43786	\$22.68
		367051		FILTER VEH 2454 WO CREDIT	(\$19.06)
		367056		CLAMP VEH 2342 WO 43786	\$12.61
		367059		HUB CAP VEH 3212 WO 43838	\$45.06
		367063		BATT VEH 2342 WO 43786	\$212.31
		367064		FILTER VEH 2410 WO 43847	\$16.44
		367090		FILTER VEH 3266 WO 43852	\$16.87
		367115		FILTER VEH 3266 WO 43855	\$62.80
		367130		FUNNEL VEH 3266 WO 43855	\$3.39
		367161		WIPER VEH 2376 WO 43603	\$41.25
		367163		LIGHT VEH 4157 WO 43818	\$8.44
		367164		FILTER VEH 2432 WO 43858	\$19.33
		367166		TAPE VEH 5045 WO 43828	\$8.98
		367191		FILTER VEH 3285 WO 43864	\$143.24
		367192		FILTER VEH 3284 WO 43863	\$143.24
		367193		FILTER VEH 3281 WO 43861	\$143.24
		367194		FILTER VEH 3311 WO 43862	\$125.44
		367195		SILICONE VEH 7152 WO 43846	\$29.50
		367199		LIGHT VEH 4157 WO 43818	\$87.92
		367202		CONN VEH 3267 WO 43868	\$52.00
		367207		FILTER VEH 3335 WO 43865	\$145.17
		367215		GROMM VEH 7152 WO 43846	\$3.41
		367216		FILTER VEH 3267 WO 43867	\$16.87
		367246		FILTER VEH 2420 WO 43871	\$16.56
		367369		DEF VEH 7146 WO 43885	\$14.37
		367370		DEF VEH 3332 WO 43870	\$14.37



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
JT AUTOMOTIVE PARTS INC DBA		367373	237418	LENS VEH 5029 WO 43882	\$0.88
		367392		FILTER VEH 3286 WO 43892	\$75.84
		367401		BATT VEH 1368 WO 43893	\$95.34
KENWORTH SALES COMPANY		PASCM10632866	237002	CORE-COMPRSS VEH 3283 WO 43561	(\$146.61)
		PASIN1913995	236761	HEADLAMP VEH 5036 WO 43535	\$7.46
		PASIN1924233	237002	COMPRESSOR VEH 3283 WO 43561	\$1,127.92
		PASIN1937439	237298	WATERPUMP VEH 3311 WO 43582	\$1,083.04
		PASIN1944105		FILTER-DEEP VEH 3285 WO 43544	\$72.30
KOOL SHADES WINDOW TINTING		223884	237300	ROLLUP VEH 3309 WO 43712	\$190.05
LESKOVAR LINCOLN MERCURY INC		07956	236765	BOLT VEH 2351 WO 43488	\$24.67
		07994	237305	O-RINGS VEH 2346 WO 43659	\$69.11
		RCH-SB-476	237011	SPEAKERS BUREAU-JULY	\$320.00
LUNDGREN, REGINA E		414407	237313	REPAIR VEH 3301 WO 43749	\$298.60
MCCURLEY CHEVROLET		906410	236768	ARM VEH 1103 WO 43483	\$183.74
		906427		TUBES VEH 1103 WO 43485	\$60.81
		906865	237015	PANEL VEH 3293 WO 42994	\$411.71
		906961		MIRROR VEH 2362 WO 43536	\$115.38
		907052		FLOOR LINERS VEH 3328 WO 43656	\$131.66
		907105		FILTER VEH 9500 WO 43641	\$711.40
		907122		MOTOR VEH 1202 WO 43621	\$178.80
		907125		MOUNT VEH 1103 WO 43620	\$214.85
		907143		STBLZR LINK VEH 1103 WO 43620	\$118.18
		907208		FLITER VEH 9500 WO 43648	\$304.88
		907236		OIL/FLUID VEH 9500 WO 43648	\$10.34
		907273		COOLANT VEH 9500 WO 43648	\$14.60
		907279	237313	HOUSING VEH 1207 WO 43638	\$452.06
		907366		CALIPERS VEH 1207 WO 43638	\$333.88
		907477		CAP VEH 3297 WO 43682	\$30.09
		907498		PANEL VEH 2409 WO 43687	\$365.71
		907575		STRAP VEH 2384 WO 43707	\$82.38
		907632		WEATHERSTRIP VEH 2349 WO 43717	\$95.55
		907741		REGULATOR VEH 1106 WO 43748	\$176.49
		907820		INDCTR/TUBE VEH 2343 WO 43001	\$35.15
		907872		SWITCH VEH 1106 WO 43748	\$51.98
		907927		HOSES VEH 3218 WO 43765	\$77.84
		908049		MOUNT/CLIP VEH 2342 WO 43786	\$234.54
		CM903470		CORE RETURN VEH 2343 WO 43001	(\$21.72)
		CM906865	237015	PANEL VEH 3293 WO 42994	(\$411.71)
MOBILE FLEET SERVICE INC		1261960016	236774	RETARDER VEH 3335 WO 43683	\$890.30
		1262010036		CLUSTER VEH 3212 WO 43685	\$245.16
MONARCH MACHINE & TOOL CO INC		A185177	236775	CUT ADAPTOR VEH 3291 WO 43649	\$221.61



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
MONARCH MACHINE & TOOL CO INC		F185443	237319	SOCKET VEH 3236 WO 43317	\$52.64
		F185554		RPLCE STRIPS VEH 3296 WO 43317	\$3,774.50
OXARC INC		R429703	237329	SHOP SUPPLIES-GASES	\$152.07
PACWEST MACHINERY LLC		30365059	237029	AUGER HANGER VEH 7140 WO 43543	\$468.32
PAPE' MATERIAL HANDLING		7650976	236779	COVER ASSY VEH 7136 WO 43628	\$104.88
PETERSON PACIFIC CORP		CI-000039857	236782	RADIO RECEIVER CANBUS	\$1,391.42
RDO EQUIPMENT CO		P21884	237036	FLITER/ELEM VEH 6594 WO 43643	\$83.31
		P21885		BLADE VEH 6594 WO 43643	\$297.13
		P22304	237344	ISOLATOR VEH 6594 WO 43653	\$185.98
		T40929	236795	BRAKE/PIVOT VEH 7146 WO 43498	\$520.93
		T40932		FLITER VEH 7145 WO 43498	\$158.87
RMT EQUIPMENT		T41060		BEARNG/SPACR VEH 7145 WO 43498	\$1,094.56
		T41378		SWITCH PRO VEH 7145 WO 43581	\$26.35
		97583	237181	CAMERA VEH 331 WO 43582	\$470.25
		206646	236797	DURA-MAX VEH 7142 WO 43445	\$1,719.77
ROUTEWARE INC		206752		CUT EDGE VEH 7092 WO 43541	\$361.59
		206803		FILTER ELE VEH 7092 WO 43541	\$44.17
		206963	237042	BELT SET VEH 7092 WO 43541	\$53.94
		207448		WSHR/FTR/BLT VEH 7144 WO 43650	\$113.17
		207692	237350	COUPLER VEH 7147 WO 43714	\$344.78
		560159	236798	PAINT MAT VEH 3142 WO 43033	\$6,828.23
		ARV/29592195	236805	ARM PULLER VEH 3257 WO 43571	\$215.63
		0087625-IN	236807	FLAP SET VEH 7152 WO 43490	\$373.09
SNAP ON INDUSTRIAL		0087750-IN		WTR GAUGE VEH 7146 WO 43433	\$478.61
		0087882-IN	237050	SKID PLATE VEH 7152 WO 43540	\$1,764.14
		477140	237052	KEYS VEH 2383 WO 43619	\$108.60
SUMMIT HYDRAULICS, INC		14455	237054	SEAL REPAIR VEH 3285 WO 43711	\$531.60
TACOMA SCREW PRODUCTS INC		22151894	237057	SHOP SUPPLIES-ULTIMATE SCRUB	\$54.13
		22151937		ELBOW VEH 3309 WO 43606	\$28.18
		22152039		SHOP SUPPLIES-POWER BIT	\$2.31
		22152276		SHOP SUPPLIES-GLOVES/MOP	\$377.02
		22152446	237374	SCREW/NUT VEH 7141 WO 43182	\$290.98
		22152784		SHOPE SUPPLIES-MOP/TOWELS	\$43.84
		22152910		SCREWS/BITS VEH 4128 WO 43719	\$30.56
		03-115733	236822	WHL SWTCH CR VEH 3247 WO 43524	(\$8.69)
TIRE FACTORY INC DBA		03-115734		MT/DSMT VEH 3247 WO 43524	\$254.28
		03-115735		FLAT REPAIR VEH 3283 WO 43523	\$34.75
		03-115736		FLAT REPAIR VEH 3309 WO 43522	\$34.75
		03-115749		FLAT REPAIR VEH 5029 WO 43521	\$44.53
		03-115782		SNSR MT/DSMT VEH 1103 WO 43568	\$46.59
		03-115807		FLAT REPAIR VEH 3320 WO 43567	\$34.75



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
TIRE FACTORY INC DBA		03-115808	236822	FLAT REPAIR VEH 3292 WO 43566	\$89.75
		03-115809		FLAT REPAIR VEH 3335 WO 43565	\$34.75
		03-115893	237061	LTR REPAIR VEH 4144 WO 43597	\$18.41
		03-115894		LTR REPAIR VEH 4142 VEH 43595	\$145.17
		03-115907		TRST ALGNMNT VEH 3257 WO 43571	\$54.25
		03-115914		MT/DSMNT VEH 3335 WO 43623	\$227.67
		03-115917		LTR REPAIR VEH 3322 WO 43658	\$18.41
		03-115959		THRST ALIGN VEH 2351 WO 43488	\$570.10
		03-115999		MT/DSMNT VEH 1383 WO 43657	\$165.89
		03-116095	237377	FLAT REPAIR VEH 7069 WO 43697	\$34.75
		03-116096		FLAT REPAIR VEH 3320 WO 43695	\$69.50
		03-116097		FLAT REPAIR VEH 3292 WO 43698	\$44.87
		03-116099		TIRE BALNCE VEH 3319 WO 43758	\$683.75
		03-116106		WHEL MT/DSMT VEH 2429 WO 43696	\$165.89
		03-116150		WHEL MT/DSMT VEH 4160 WO 43759	\$254.69
		03-116151		WHEL MT/DSMT VEH 4143 WO 43764	\$110.37
		03-116152		MT/DSMNT VEH 3330 WO 43760	\$1,110.04
		03-116207		HAULER LUG VEH 3309 WO 43763	\$380.72
		03-116208		FLAT REPAIR VEH 3308 WO 43762	\$34.75
		03-116209		FLAT REPAIR VEH 3310 WO 43761	\$34.75
		03-116279		MNT/DSMT VEH 2345 WO 43789	\$705.89
		03-116344		WHEL MNT/DST VEH 2395 WO 43753	\$635.52
		03-116354		MNT/DSMT VEH 2408 WO 43782	\$318.59
TRUCKPRO HOLDING CORPORATION		06 237040	236826	FLTER WRENCH VEH 3291 WO 41242	\$103.32
		06 237059		CABLE/COLLAR VEH 8291 WO 43212	\$114.34
		06 237174		U-JOINT KIT VEH 3212 WO 43549	\$125.26
		06 237283	237067	PIPEMT JACK VEH 6545 WO 43137	\$150.32
		06 237727	237381	BRK/OIL CAP VEH 4142 WO 43704	\$322.03
		06 237750		TAP BEARING VEH 4128 WO 43719	\$601.96
		06 237801		DRAWBAR EYE VEH 4128 WO 43719	\$35.63
		06 237807		DEMCO SHOCK VEH 4128 WO 43719	\$121.32
TTB, LLC DBA		3216	236827	VEHICLE WASHES-JULY	\$114.00
UNITED PARCEL SERVICE	S017058	000986641336	237069	GROUND PKG TO ROUTEWARE FOR EQ	\$4.87
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$38.68
	P056902			Verizon Charges for July	\$207.66
WESTERN CASCADE CONTAINER LLC		WCCI16274	236836	CAM/NUT VEH 3320 WO 43507	\$737.60
WESTERN EQUIPMENT & IRRIGATION DISTRIBUTORS		8004026-00	237085	MUFFLER VEH 7107TORO WO 42939	\$287.69
		8006301-00		FILTER VEH 7107TORO WO 43113	\$156.50
		8006301-01		FILTER VEH 7107TORO WO 43113	\$39.99
WESTERN PETERBILT INC		H261549	236837	CONDENSER VEH 3332 WO 43457	\$1,004.74



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
WESTERN PETERBILT INC		H261551	236837	SWITCH VEH 3312 WO 43377	\$264.01
		H261748		FILTERS/ELEM VEH 3333 WO 43554	\$216.93
		H261914		SEALS/SCREWS VEH 3212 WP 43550	\$3,532.04
		H261915	237398	CORE CHARGE VEH 3212	\$162.90
		H261931	237086	TORQUE/WIPER VEH 3283 WO 43561	\$184.71
		H261934	236837	GASKET VEH 3283 WO 43594	\$554.35
		H261935	237086	CORE VEH 3283 WO 43561	\$733.06
		H262064		SWITCH VEH 3240 WO 43612	\$89.46
		H262065		SWITCH VEH 3240 WO 43612	\$89.46
		H262073		CREDIT/RETRN VEH 3240 WO 43612	(\$89.46)
		H262091		ALARMSTAT VEH 3312 WO 43583	\$170.06
		H262102		RELAY VEH 3240 WO 43612	\$127.69
		H262128		CREDIT RETURN VEH 3283	(\$389.43)
		H262129		CORE CREDIT VEH 3283 WO 43561	(\$733.05)
		H262148		CREDIT RETURN VEH 3312	(\$213.17)
		H262200		SOLENOID VEH 3283 WO 43561	\$67.76
		H262208		AIRBAG-WRONG VENDOR BILLED	\$212.85
		H262209		AB CREDIT-WRONG VENDOR BILLED	(\$212.85)
		H262305		ECU ABS 12V VEH 3240 WO 43612	\$508.24
		H262413		RELEASE VEH 3333 WO 43669	\$22.46
		H262785	237398	VALVE VEH 3310 WO 43737	\$23.77
		H263013		MANIFOLD VEH 3212 WO 43550	\$10.19
WESTERN STATES EQUIPMENT COMPANY		IN000080938	236838	FILTER/ELEM FOR LF VEH 7130	\$313.48
		IN000080980		FILTER/ELEM VEH 7138 WO 43564	\$448.50
		IN000080981		FILTER/ELEM VEH 7090 WO 43560	\$438.65
		IN000082213		COUPLING VEH 3312 WO 43377	\$114.97
		IN000082247		PLUG/SOCKET VEH 2380 WO 43501	\$33.73
		IN000083550		COUPLING VEH 3312 WO 43377	\$60.24
		IN000083956		TS ENGINE VEH 7104 WO 43636	\$1,596.11
		IN000084810		COUPLING VEH 3311 WO 43529	\$53.80
		IN000087634	237087	FLITER AIR VEH 7138 WO 43642	\$90.77
		IN000095278	237399	INSPECT ENG VEH 7138 WO 43686	\$245.44
		IN000097056		CM SEAL STK VEH 7138 WO 43736	\$112.40
WESTERN SYSTEMS & FABRICATION INC		IN000098333		MIDWHEEL VEH 7104 WO 43735	\$272.77
		15881	236839	LH DOOR ASSY VEH 3280 WO 43472	\$712.94
		15887		GAUGE VEH 3212 WO 43549	\$43.71
		15893		ACTUATOR VEH 3335 WO 43572	\$753.68
		15896	237088	CTRL VALVE VEH 3315 WO 43562	\$744.56
		15903		BELTING VEH 3281 WO 43506	\$353.19
		15933		SLENOID VLVE VEH 3309 WO 43606	\$550.82
		15940		VLVE TGGLE VEH 3335 WO 43655	\$147.07



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
WESTERN SYSTEMS & FABRICATION INC		16000	237400	BELT ASSY VEH 3285 WO 43544	\$2,342.75
WIH RESOURCE GROUP INC	P056509	0716-COR	236841	ALTERNATIVE FUEL STUDY. THE	\$9,290.00
XEROX CORPORATION		085684731	237093	W7225PT BASE CHR/PRINTS-JULY	\$172.56
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$74.28
EQUIPMENT MAINTENANCE TOTAL ****					\$161,446.76
EQUIPMENT MAINTENANCE FUND Total ***					\$161,446.76
FUND 503	EQUIPMENT REPLACEMENT FUND				
Division:	215	EQUIPMENT REPLACEMENT			
DAY MANAGEMENT CORPORATION DBA	P056308	582039	236953	2016 RPD PATROL BUILDS AS PER	\$14,722.91
	P056309	582051		2016 RPD PATROL BUILDS AS PER	\$14,722.91
EQUIPMENT REPLACEMENT TOTAL ****					\$29,445.82
EQUIPMENT REPLACEMENT FUND Total ***					\$29,445.82
FUND 505	PUBLIC WORKS ADMIN & ENGINEER				
Division:	450	PW ADMIN & ENGINEERING			
ABADAN INC		ARIN064189	237194	ASBUILTS	\$59.19
		ARIN065435	236916	ASBUILTS	\$31.48
AT&T WIRELESS		07/16-28724328888	237104	287243288881 06/27-07/26/16	\$62.78
				287243288881 06/27-07/26/16	\$93.14
BANK OF AMERICA		TXN00028001	237107	GRIGGS ACE RICHLAND - ALLEN WR	\$2.17
		TXN00028043		ILLUMINATING ENGINEERING - PET	\$675.00
		TXN00028118		STAPLES-PLOTTER INK CART	\$67.76
		TXN00028127		STAPLES - USB flash drive	\$19.87
		TXN00028143		STAPLES - PAPER, FLASH DRIVES	\$193.52
		TXN00028169		BENTON CO AUDITOR -RECORDING F	\$391.55
		TXN00028184		STAPLES - PAPER, WIPES	\$53.69
		TXN00028228		STAPLES - B & L TISSURES	\$17.75
		TXN00028281		AMERICAN AIR0017883723960 - PE	\$58.10
		TXN00028300		NEWEGG-Logitech Master Wireles	\$79.99
		TXN00028311		AGENT FEE 0017883723960 - PE	\$35.00
		TXN00028319		AGENT FEE 0067883723959 -PET	\$35.00
		TXN00028323		DELTA AIR 0067883723959 -PET	\$115.60
		TXN00028339		Amazon.com - ENGINEER TAPE MEA	\$107.39
BENTON COUNTY TREASURER		3285	236928	BC IMAGES-JULY 2016	\$9.00
CITY OF RICHLAND		07/2016 JULY	237148	CITY UTILITY BILLS/JULY 2016	\$861.97
IMT INC		7554	237286	SUNSHINE RIDGE TESTING M16167	\$202.50
		7557		SR240 SEWER LINE M16227	\$570.00
		7587		GREYHAWK PH1 TESTING M16178	\$202.50
		7595		CLEARWATER CREEK TEST M16310	\$300.00



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
VERIZON WIRELESS	P056902	9769478947	237385	Verizon Charges for July	\$661.71
WATER SOLUTIONS INC		14019	237393	3 WTR MACHINES - AUG 2016	\$76.01
XEROX CORPORATION		085684717	237093	W7225PT BASE CHRG/PRINTS-JULY	\$161.06
		085684718		W7225PT BASE CHRG/PRINTS-JULY	\$69.18
		085684719		W7855PT BASE CHG/PRINTS-JULY	\$372.09
XO HOLDINGS LLC DBA		0284216326	236844	PHONE CHARGES 7/23-8/22/16	\$199.89
PW ADMIN & ENGINEERING TOTAL ****					\$5,784.89
PUBLIC WORKS ADMIN & ENGINEER Total ***					\$5,784.89
FUND 506	WORKERS COMPENSATION FUND				
Division:	221	WORKERS COMP INSURANCE RESERVE			
DEPARTMENT OF LABOR & INDUSTRIES		2ND QTR 2016 SELF	236729	2ND QTR 2016 SELF INSURANCE	\$46,710.49
WORKERS COMP INSURANCE RESERVE TOTAL ****					\$46,710.49
WORKERS COMPENSATION FUND Total ***					\$46,710.49
FUND 520	HEALTH CARE/BENEFITS PLAN				
Division:	222	EMPLOYEE BENEFIT PROGRAM			
DEPARTMENT OF ENTERPRISE SERVICES		84110888	236728	SELF INSUR ASSESS 7/1-12/31/16	\$1,202.62
MAGELLAN BEHAVIORAL HEALTH		AUGUST 2016	236767	EAP PREMIUMS-AUGUST	\$692.85
MERCER (US) INC	P056134	102210002862	237018	PROVIDE BENEFITS CONSULTING AN	\$6,375.00
EMPLOYEE BENEFIT PROGRAM TOTAL ****					\$8,270.47
HEALTH CARE/BENEFITS PLAN Total ***					\$8,270.47
FUND 521	UNEMPLOYMENT FUND				
Division:	223	UNEMPLOYEMENT COMPENSATION			
STATE OF WASHINGTON		2NDQTR2016	236966	2ND QTR 2016 UNEMPLOYMENT	\$27,115.06
UNEMPLOYEMENT COMPENSATION TOTAL ****					\$27,115.06
UNEMPLOYMENT FUND Total ***					\$27,115.06
FUND 522	POST EMP HEALTHCARE PLAN				
Division:	224	POST EMPLOYMENT BENEFITS PRGM			
MERCER (US) INC	P056134	102210002862	237018	PROVIDE BENEFITS CONSULTING AN	\$708.33
POST EMPLOYMENT BENEFITS PRGM TOTAL ****					\$708.33
POST EMP HEALTHCARE PLAN Total ***					\$708.33
FUND 611	FIREMAN'S PENSION				
Division:	216	FIRE PENSION			
COLUMBIA INDUSTRIES SUPPORT LLC		0037761	236946	ON SITE SHREDDING WO #0055299	\$8.03



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
FIRE PENSION TOTAL ****					\$8.03
FIREMAN'S PENSION Total ***					\$8.03
FUND 612	POLICEMEN'S PENSION				
Division:	217	POLICE PENSION			
COLUMBIA INDUSTRIES SUPPORT LLC		0037761	236946	ON SITE SHREDDING WO #0055299	\$8.03
POLICE PENSION TOTAL ****					\$8.03
POLICEMEN'S PENSION Total ***					\$8.03
FUND 632	UPTOWN BUSINESS IMP DISTRICT				
Division:	000				
RICHLAND DOWNTOWN BUSINESS IMPROVEMNT		DBID Q2 2016	237040	DBID Q2 2016 PAYMENT	\$1,715.85
UPTOWN BUSINESS IMPROVEMENT DISTRICT		UBID Q2 2016	237071	UBID Q2 2016 PAYMENT	\$2,071.80
UNASSIGNED TOTAL ****					\$3,787.65
UPTOWN BUSINESS IMP DISTRICT Total ***					\$3,787.65
FUND 641	SOUTHEAST COMMUNICATIONS CTR				
Division:	600	SECOMM OPERATIONS GENERAL			
AMERIGAS		3054555674	237198	PROPANE TANK RENTAL	\$96.65
AT&T LONG DISTANCE		07/16 03030107210	236692	FAX LINES 06/21-07/22/16	\$32.92
BANK OF AMERICA		TXN00027938	237107	WWW.NEWEGG.COM/MONITOR STANDS	\$54.99
		TXN00027969		WWW.NEWEGG.COM/CABLES FOR DISP	\$22.99
		TXN00027987		WWW.NEWEGG.COM/CD LENSE CLEANI	\$3.85
		TXN00028207		ACT ACCIS membership/DOUGS ACC	\$75.00
		TXN00028398		BEST BUY 00005900\DVD PLA	\$57.00
CENTURYLINK		0816/509-786-2112	237228	GENERAL 08/6-09/5/16	\$148.90
CITY OF RICHLAND		4009522	236938	BCES UTILITY SRVC 07/02-08/01	\$2,488.46
CORPORATE TRANSLATION SERVICES INC		92827	237239	TRANSLATION SRVCS-JULY 2016	\$151.85
FRONTIER		07/16 2530120862	236746	GENERAL 07/22-08/21/16	\$37.81
		08/16 5096281472	237266	GENERAL 8/4 - 9/3/16	\$73.57
		08/16 5096282608		GENERAL 8/7-9/6/16	\$81.66
		08/16 5096282609	236746	GENERAL 07/25/16-08/24/16	\$429.75
HEWLETT PACKARD COMPANY	P056804	57471479	236988	MONITOR, HP ELITE DISPLAY E232	\$769.80
LEGACY TELECOMMUNICATIONS INC		20277	237007	COMMAND CTR-INSPECT GENERATOR	\$223.72
MOON, TAE-IM PHD		08052016	237322	PSYCH EVALUATION-CHESTNUT	\$400.00
POCKETINET COMMUNICATIONS INC		147681	236783	WIRELESS TRNSPRT/INTERNET-SEPT	\$268.28
SPRAGUE PEST SOLUTIONS		2905318/2905317	237051	PEST CONTROL SRVCS-JULY	\$88.66
STATE AUDITOR'S OFFICE		L116026	237367	AUDIT SERVICES-JULY 2016	\$186.20
VANGUARD CLEANING SYSTEM OF INLAND NW		62322	237077	BCES JANITORIAL SRVCS-AUGUST	\$375.00
VERIZON WIRELESS		9769861869	237385	CELL PHONES 07/7-08/6/16	\$319.60



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
WATER SOLUTIONS INC		13997	237081	WATER FILTRATION 08/7-09/6/16	\$33.67
XEROX CORPORATION		085684712	237093	W7855PT BASE CHG/PRINTS-JULY	\$78.18
SECOMM OPERATIONS GENERAL TOTAL ****					\$6,498.51
Division:	601	E911 OPERATIONS			
BANK OF AMERICA		TXN00028035	237107	PLANTRONICS/DISPATCH WIRELESS	\$1,307.11
		TXN00028121		DELTA AIR/HAMILTON APCO CONFER	\$277.60
		TXN00028126		STAPLES/OFFICE SUPPLIES	\$58.89
		TXN00028131		BUSINESS TELECOM PRODUCTS/CABL	\$93.18
		TXN00028132		DELTA AIR/HAMILTON APCO CONFER	\$321.60
		TXN00028133		EXPEDIA/AIRFARE SERVICE FEE RE	(\$10.00)
		TXN00028135		EXPEDIA/AIRFARE SERVICE FEE HA	\$10.00
		TXN00028140		APCO INTL/CONFERENCE REGISTRAT	\$420.00
		TXN00028216		VARIDESK/ADJUSTABLE DESK FOR C	\$395.00
		TXN00028223		BUSINESS TELECOM PRODUCTS/DISP	\$796.97
		TXN00028247		STAPLES/TONER AND ASPIRIN	\$136.92
		TXN00028260		ACT Washington APCO/NE/APCO DI	\$40.68
		TXN00028358		BUSINESS TELECOM PRODUCTS/EAR	\$33.50
		TXN00028398		BEST BUY 00005900\DVD PLA	\$57.00
BORJON, CHARLOTTE		16-324 BORJON	237411	16-324 CBD CERT/EMD CLASS	\$78.72
CITY OF RICHLAND		16-321 HAMILTON	237413	16-321 APCO CONFERENCE	\$923.30
CORPORATE TRANSLATION SERVICES INC		92781	237239	TRANSLATION SRVCS-JULY 2016	\$275.11
FRONTIER		08/16 5097352383	237266	GENERAL 8/7-9/6/16	\$158.70
HAMILTON, CRAIG		16-321 HAMILTON	237417	16-321 APCO CONFERENCE	\$31.18
HUSA, E. IVAR		16-339 HUSA	237161	16-339 ST GIS SUBCOMMITTEE	\$28.12
LANGUAGE LINE SERVICES LLC		3887849	237303	E911 TRANSLATION-JULY	\$24.11
MOON, TAE-IM PHD		08052016	237322	PSYCH EVALUATION-CHESTNUT	\$400.00
POCKETINET COMMUNICATIONS INC		147681	236783	WIRELESS TRNSPRT/INTERNET-SEPT	\$268.27
WALTER, KAYLENE		16-325 WALTER	237440	16-325 CBD CERT/EMD CLASS	\$100.73
E911 OPERATIONS TOTAL ****					\$6,226.69
Division:	602	SECOMM AGENCY			
AVISOLVE LLC		P056852	400017702	SHIPPING	\$13.42
		P056852		PART 3 SFP-H10GB-CU3M=	\$402.04
SECOMM AGENCY TOTAL ****					\$415.46
SOUTHEAST COMMUNICATIONS CTR Total ***					\$13,140.66
FUND	642	800 MHZ PROJECT			
Division:	610	800 MHZ			
BANK OF AMERICA		TXN00028216	237107	VARIDESK/ADJUSTABLE DESK FOR D	\$595.00
BENTON PUD		07/16 4843174575	236698	UTILITY SRVCS 06/26-07/27	\$620.39
		P056867	08/16-3423907365	RATTLESNAKE MTN LEASE	\$735.81



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
DAY MANAGEMENT CORPORATION DBA	P056862	414031	236953	INSPECTION ON TOWER LIGHTING	\$1,099.58
	P056764	417589		SHIPPING	\$195.48
	P056764			DIALIGHT LED L864/L865 COMPLET	\$9,167.53
	P056764			INSTALL NEW LED TOP BEACON, 2	\$1,563.84
	P056764			MOBILIZATION	\$814.50
	P056764			SNAP-IN BEAM CLAMPS	\$261.94
	P056764			STACKABLE SNAP-IN HANGERS 1 5/	\$101.30
	P056764			STACKABLE SNAP-IN HANGERS 7/8"	\$64.54
	P056764			UNIVERSAL BARREL CUSHIONS 7/8"	\$50.56
	P056764			ADJUST FOR TAX	\$0.02
	P056764			UNIVERSAL BARREL CUSHIONS 1 5/	\$112.55
	P056764			REMOVE EXISTING LIGHTING SYSTE	\$781.92
KLICKITAT COUNTY PUD		07/16-69552623	237004	GOLGATHA UTILITIES 06/30-07/31	\$268.90
LEGACY TELECOMMUNICATIONS INC		20275	237007	BADGER MTN-INSPECT GENERATOR	\$1,187.16
		20276		SILLUSI-INSPECT GENERATOR	\$667.44
		20277		COMMAND CTR-INSPECT GENERATOR	\$223.72
		20278		GOLGOTHA-INSPECT GENERATOR	\$867.24
STATE AUDITOR'S OFFICE		L116026	237367	AUDIT SERVICES-JULY 2016	\$186.20
800 MHZ TOTAL ****					\$19,565.62
800 MHZ PROJECT Total ***					\$19,565.62
FUND 643	EMERGENCY MANAGEMENT				
Division:	620	STATE / LOCAL ASSISTANCE			
BANK OF AMERICA		TXN00028044	237107	BATTERIES PLUS #25/LIGHT BULBS	\$39.48
		TXN00028166		STAPLES/LABELWRITER LABELS PLA	\$102.64
		TXN00028342		WA FINANCE OFFCRS ASSOC/WFOA T	\$125.00
		TXN00028349		TAP PUBLISHING COMPANY/WEATHER	\$77.49
CALVERT, BRIAN		073116	236702	CALVERT/MILEAGE/WILDFIRE SU	\$125.82
CITY OF RICHLAND		4009522	236938	BCES UTILITY SRVC 07/02-08/01	\$553.00
LEGACY TELECOMMUNICATIONS INC		20277	237007	COMMAND CTR-INSPECT GENERATOR	\$74.57
STATE AUDITOR'S OFFICE		L116026	237367	AUDIT SERVICES-JULY 2016	\$186.20
VANGUARD CLEANING SYSTEM OF INLAND NW		62322	237077	BCES JANITORIAL SRVCS-AUGUST	\$62.50
VERIZON WIRELESS		9769861869	237385	CELL PHONES 07/7-08/6/16	\$98.92
WATER SOLUTIONS INC		13997	237081	WATER FILTRATION 08/7-09/6/16	\$11.22
XEROX CORPORATION		085684712	237093	W7855PT BASE CHG/PRINTS-JULY	\$60.81
STATE / LOCAL ASSISTANCE TOTAL ****					\$1,517.65
Division:	621	RADIOLOGICAL EMGCY PREPAREDNES			
BANK OF AMERICA		TXN00028044	237107	BATTERIES PLUS #25/LIGHT BULBS	\$39.49
CITY OF RICHLAND		4009522	236938	BCES UTILITY SRVC 07/02-08/01	\$552.99
LEGACY TELECOMMUNICATIONS INC		20277	237007	COMMAND CTR-INSPECT GENERATOR	\$74.57



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
POCKETINET COMMUNICATIONS INC		147681	236783	WIRELESS TRNSPRT/INTERNET-SEPT	\$114.97
UNITED PARCEL SERVICE	S017058	000986641336	237069	3 GROUND PKGS W/INSURANCE TO	\$240.69
	S017058			WEIGHT CORRECTION FOR 3 PKGS T	\$11.93
VANGUARD CLEANING SYSTEM OF INLAND NW		62322	237077	BCES JANITORIAL SRVCS-AUGUST	\$62.50
VERIZON WIRELESS		9769861869	237385	CELL PHONES 07/7-08/6/16	\$98.92
WATER SOLUTIONS INC		13997	237081	WATER FILTRATION 08/7-09/6/16	\$11.22
XEROX CORPORATION		085684712	237093	W7855PT BASE CHG/PRINTS-JULY	\$60.81
RADIOLOGICAL EMGCY PREPAREDNES TOTAL ****					\$1,268.09
Division:	622	DOE EMERGENCY PREPAREDNESS			
BANK OF AMERICA		TXN00028044	237107	BATTERIES PLUS #25/LIGHT BULBS	\$39.49
GEORGE, JORDAN		16-331 GEORGE	237158	16-331 GOVERNMENT ACCTNG	\$228.96
LEGACY TELECOMMUNICATIONS INC		20277	237007	COMMAND CTR-INSPECT GENERATOR	\$74.57
VANGUARD CLEANING SYSTEM OF INLAND NW		62322	237077	BCES JANITORIAL SRVCS-AUGUST	\$62.50
DOE EMERGENCY PREPAREDNESS TOTAL ****					\$405.52
Division:	623	JURISIDICITION			
AT&T LONG DISTANCE		07/16 03030107210	236692	FAX LINES 06/21-07/22/16	\$32.92
BANK OF AMERICA		TXN00028349	237107	TAP PUBLISHING COMPANY/WEATHER	\$70.00
CITY OF RICHLAND		4009522	236938	BCES UTILITY SRVC 07/02-08/01	\$552.99
POCKETINET COMMUNICATIONS INC		147681	236783	WIRELESS TRNSPRT/INTERNET-SEPT	\$114.98
SPRAGUE PEST SOLUTIONS		2905318/2905317	237051	PEST CONTROL SRVCS-JULY	\$88.66
VANGUARD CLEANING SYSTEM OF INLAND NW		62322	237077	BCES JANITORIAL SRVCS-AUGUST	\$62.50
WATER SOLUTIONS INC		13997	237081	WATER FILTRATION 08/7-09/6/16	\$11.22
XEROX CORPORATION		085684712	237093	W7855PT BASE CHG/PRINTS-JULY	\$60.80
JURISIDICITION TOTAL ****					\$994.07
Division:	630	HOMELAND SECURITY PREPARDNESS			
BANK OF AMERICA		TXN00028095	237107	SQ STONE SOUP CAFE/LUNCH FOR	\$145.48
DELL COMPUTER CORPORATION	P056632	XK136MND2	236726	HAVIS 8.5 TELESCOPING DEVICE	\$206.14
	P056632			HAVIS HEAVY DUTY STABILITY SID	\$82.99
	P056632			HAVIS C-MKM-102 - MOUNTING	\$257.23
	P056632			HAVIS DS-DELL-604-2 - DOCKING	\$959.46
	P056632			HAVIS MOUNTING BASE: FORD CROW	\$57.00
	P056632			HAVIS QUICK RELEASE SLIDE:	\$89.12
	P056632			FOR RUGGED 12 TABLET. LTE, Wi	\$219.68
	P056632			iKEY RUGGED IN-VEHICLE - KEYBO	\$636.92
	P056632			HAVIS C-HDM 176 - MOUNTING	\$86.87
FISHER SCIENTIFIC COMPANY, LLC	P056704	2672039	236977	UDCPRO CAMERA, PRO MONITOR OF	\$2,256.00
	P056704			UDCPRO CAMERA, PRO MONITOR OF	\$17,480.86
JACK'S SUPERIOR AUTO BODY, LLC	P056696	18915	236995	PARTS AND PAINT LABOR FOR SWAT	\$4,726.27
HOMELAND SECURITY PREPARDNESS TOTAL ****					\$27,204.02



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
EMERGENCY MANAGEMENT Total ***					\$31,389.35
FUND 644	MICRO-WAVE				
Division: 611	MICROWAVE				
BENTON PUD	P056867	08/16-3423907365	236930	RATTLESNAKE MTN LEASE	\$735.81
MICROWAVE TOTAL ****					\$735.81
MICRO-WAVE Total ***					\$735.81
FUND 803	UTILITY BILL CLEARING FUND				
Division: 000					
ADVANCED UTILITY ACCOUNTS PAYABLE INVOICES	CISPAY12415-	237164	CUSTOMER REFUND/REISSUE		\$25.13
	CISPAY12480	236852	A/R PYMNT APPLIED IN ERROR		\$270.00
			Customer Refund		\$62.70
	CISPAY12481	236896	Customer Refund		\$127.59
	CISPAY12482	236874	Customer Refund		\$106.37
	CISPAY12483	236891	Customer Refund		\$115.52
	CISPAY12484	236872	Customer Refund		\$86.97
	CISPAY12485	236867	Customer Refund		\$22.78
	CISPAY12486	236849	Customer Refund		\$36.82
	CISPAY12487	236897	Customer Refund		\$26.94
	CISPAY12488	236875	Customer Refund		\$20.00
	CISPAY12489	236888	Customer Refund		\$254.07
	CISPAY12490	236907	Customer Refund		\$254.02
	CISPAY12491	236901	Customer Refund		\$94.43
	CISPAY12492	236902	Customer Refund		\$142.71
	CISPAY12493	236882	Customer Refund		\$5.67
	CISPAY12495	236851	Customer Refund		\$1.53
	CISPAY12496	236900	Customer Refund		\$12.30
	CISPAY12497	236860	Customer Refund		\$73.95
	CISPAY12498	236854	Customer Refund		\$27.51
	CISPAY12499	236868	Customer Refund		\$46.01
	CISPAY12500	236862	Customer Refund		\$30.90
	CISPAY12501	236861	Customer Refund		\$80.94
	CISPAY12502	236873	Customer Refund		\$4.30
	CISPAY12503	236886	Customer Refund		\$89.83
	CISPAY12504	236899	Customer Refund		\$52.47
	CISPAY12505	236884	Customer Refund		\$76.35
	CISPAY12506	236853	Customer Refund		\$63.63
	CISPAY12507	236892	Customer Refund		\$63.70
	CISPAY12508	236908	Customer Refund		\$66.44



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
ADVANCED UTILITY ACCOUNTS PAYABLE INVOICES		CISPAY12509	236893	Customer Refund	\$95.44
		CISPAY12510	236905	Customer Refund	\$79.98
		CISPAY12511	236904	Customer Refund	\$95.58
		CISPAY12512	236912	Customer Refund	\$114.07
		CISPAY12513	236889	Customer Refund	\$99.81
		CISPAY12514	236909	Customer Refund	\$45.54
		CISPAY12515	236866	Customer Refund	\$32.86
		CISPAY12516	236885	Customer Refund	\$90.46
		CISPAY12517	236906	Customer Refund	\$75.18
		CISPAY12518	236890	Customer Refund	\$56.92
		CISPAY12519	236876	Customer Refund	\$132.95
		CISPAY12520	236863	Customer Refund	\$93.34
		CISPAY12521	236864	Customer Refund	\$27.32
		CISPAY12522	236848	Customer Refund	\$4.36
		CISPAY12523	236870	Customer Refund	\$78.33
		CISPAY12524	236865	Customer Refund	\$12.11
		CISPAY12525	236887	Customer Refund	\$99.92
		CISPAY12526	236859	Customer Refund	\$72.11
		CISPAY12527	236910	Customer Refund	\$116.49
		CISPAY12528	236883	Customer Refund	\$81.51
		CISPAY12529	236850	Customer Refund	\$79.78
		CISPAY12530	236903	Customer Refund	\$124.23
		CISPAY12531	236856	Customer Refund	\$12.67
				CUSTOMER REFUND	\$585.65
			237097	Customer Refund	\$12.67
				CUSTOMER REFUND	\$585.65
		CISPAY12532	237173	Customer Refund	\$249.26
		CISPAY12533	237153	Customer Refund	\$94.58
		CISPAY12534	237165	Customer Refund	\$124.46
		CISPAY12535	237170	Customer Refund	\$162.90
		CISPAY12536	237167	Customer Refund	\$76.34
		CISPAY12537	237139	Customer Refund	\$51.08
		CISPAY12538	237140	Customer Refund	\$159.40
		CISPAY12539	237176	Customer Refund	\$28.18
		CISPAY12540	237182	Customer Refund	\$167.65
		CISPAY12541	237179	Customer Refund	\$180.00
		CISPAY12542	237190	Customer Refund	\$27.87
		CISPAY12543	237192	Customer Refund	\$20.04
		CISPAY12544	237099	Customer Refund	\$19.68
		CISPAY12545	237151	Customer Refund	\$101.25



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
ADVANCED UTILITY ACCOUNTS PAYABLE INVOICES		CISPAY12546	237145	Customer Refund	\$109.10
		CISPAY12547	237098	Customer Refund	\$150.46
		CISPAY12548	237184	Customer Refund	\$8.01
		CISPAY12549	237102	Customer Refund	\$8.96
		CISPAY12550	237144	Customer Refund	\$0.16
		CISPAY12551	237188	Customer Refund	\$44.73
		CISPAY12552	237105	Customer Refund	\$45.35
		CISPAY12553	237100	Customer Refund	\$95.47
		CISPAY12554	237162	Customer Refund	\$183.69
		CISPAY12555	237169	Customer Refund	\$48.26
		CISPAY12556	237185	Customer Refund	\$42.15
		CISPAY12557	237159	Customer Refund	\$20.00
		CISPAY12558	237172	Customer Refund	\$244.15
		CISPAY12559	237163	Customer Refund	\$29.71
		CISPAY12560	237183	Customer Refund	\$117.45
		CISPAY12561	237174	Customer Refund	\$64.72
		CISPAY12562	237147	Customer Refund	\$33.56
		CISPAY12563	237160	Customer Refund	\$7.65
		CISPAY12564	237191	Customer Refund	\$39.75
		CISPAY12565	237427	Customer Refund	\$123.45
		CISPAY12566	237410	Customer Refund	\$62.46
		CISPAY12567	237429	Customer Refund	\$205.76
		CISPAY12568	237433	Customer Refund	\$101.05
		CISPAY12569	237423	Customer Refund	\$9.43
		CISPAY12570	237431	Customer Refund	\$10.10
		CISPAY12571	237439	Customer Refund	\$80.26
		CISPAY12572	237426	Customer Refund	\$19.99
		CISPAY12573	237416	Customer Refund	\$61.02
		CISPAY12574	237430	Customer Refund	\$24.25
		CISPAY12575	237436	Customer Refund	\$87.33
		CISPAY12576	237409	Customer Refund	\$31.45
		CISPAY12577	237428	Customer Refund	\$98.44
		CISPAY12578	237412	Customer Refund	\$98.71
		CISPAY12579	237438	Customer Refund	\$64.17
		CISPAY12580	237437	Customer Refund	\$102.79
		CISPAY12581	237424	Customer Refund	\$132.32
		CISPAY12582	237414	Customer Refund	\$109.41
UNASSIGNED TOTAL ****					\$9,424.92
UTILITY BILL CLEARING FUND Total ***					\$9,424.92



City Of Richland

VL-1 Voucher Listing

From: 8/8/2016 To: 8/26/2016

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
--------	-------------	----------------	---------	---------------------	----------------

Invoice Total: ****

\$2,770,588.27

Number of Invoices

Amount

Vouchers In Richland	412	\$443,873.31
Vouchers In Tri Cities	264	\$447,969.77
Vouchers In WA	352	\$492,882.21
Vouchers Outside WA	1451	\$1,385,862.98
Vouchers Final Total.....	2479	\$2,770,588.27

Ob ject Category	Title	Total	Percentage
1	SALARIES	\$330.00	0.01%
2	BENEFITS	\$101,709.26	3.67%
3	SUPPLIES	\$291,059.69	10.51%
4	OTHER SERVICES & CHARGES	\$1,230,928.31	44.43%
5	INTERGOVERNMENTAL SERVICES	\$68,400.93	2.47%
6	CAPITAL PROJECTS	\$865,211.15	31.23%
	MACHINERY & EQUIPMENT	\$48,051.78	1.73%
	REFUNDS	\$9,424.92	0.34%
9	INTERFUND SERVICES	\$151.74	0.01%
	INVENTORY PURCHASES	\$155,320.49	5.61%
	Total	\$2,770,588.27	



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Reports and Comments

Key Element:

Subject:

City Manager

Department:

City Manager

Ordinance/Resolution Number:

Document Type:

Presentation

Recommended Motion:

Summary:

Fiscal Impact:

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Reports and Comments

Key Element:

Subject:
City Council

Department:
City Council

Ordinance/Resolution Number:

Document Type:
Presentation

Recommended Motion:

Summary:

Fiscal Impact:

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 09/06/2016

Agenda Category: Reports and Comments

Key Element:

Subject:
Mayor

Department:
City Council

Ordinance/Resolution Number:

Document Type:
Presentation

Recommended Motion:

Summary:

Fiscal Impact:

Attachments: