



MINUTES

RICHLAND CITY COUNCIL REGULAR MEETING

Richland City Hall ~ 505 Swift Boulevard

Tuesday, November 1, 2016

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, Anderson, Kent and Luzzo Gilmour were present.

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

Agenda Items:

1. Discussion of Council Meeting Agenda Items

Ms. Reents discussed the recent proposed amendment to the purchase and sale agreement for the 650 George Washington Way property by the developer. She said the developer and his attorney may attend the Council meeting to discuss the amendment. She also gave updates on the jail contract with Benton County.

The Mayor and Council discussed the email they received on the closed record, Ordinance No. 59-16, on the agenda for second reading and passage. All stated they either deleted the email or did not read it. Mayor Thompson stated a citizen asked about the topic and he said it was not a topic he could discuss at this time.

Mr. Schiessl showed Council the "Outstanding Achievement in Infrastructure – Creative Solution" award that was given to the City from the Infrastructure Assistance Coordinating Council for the design/build design of Fire Station No. 74.

Mr. Amundson gave details on the new Central Washington Corn Processing plant and invited Councilmembers to attend their ribbon cutting and open house event.

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

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.

Mayor Thompson, Mayor Pro Tem Christensen, Councilmembers Rose, Lemley, Anderson, Kent 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, Energy Services Business Services Manager Edgemon and City Clerk Hopkins.

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 LUZZO GILMOUR SECONDED A MOTION TO APPROVE THE AGENDA AS PUBLISHED. THE MOTION CARRIED 7-0.

Presentations:

1. New Hire/Retirements
 - Allison Jubb, Human Resources Director

Ms. Jubb said there were no retirements this month. She read the list of new hires and gave their background: Tyler Jennings, Building Inspector; Antonio Jaimes, Engineering Tech I; and Angela Johnson, Library Page. Ms. Jubb introduced two new staff members who were in the audience and gave their background: Todd Gilbert, Police Officer; and Miles Thomas, Redevelopment Project Manager.

2. DECA Month Proclamation: Richland High School DECA Officer Team
 - Rachel Wolski, DECA President

Mayor Thompson read the proclamation and presented it to Rachel Wolski, DECA President. Ms. Wolski gave details on the DECA program.

Public Hearing:

City Clerk Hopkins read the Public Hearing and Public Comments procedures.

1. Proposed 2017 Budget and 2017-2030 Capital Improvement Plan - Ordinance No. 60-16
 - Cathleen Koch, Administrative Services Director

Ms. Koch said the Council received the City Manager's Proposed 2017 Budget and the 2017-2030 preliminary Capital Improvement Plan on September 30, 2016. The City

Manager also presented the 2017 budget message at the October 18, 2016, City Council meeting, which was followed by a public hearing on revenue sources.

RCW 35.33 requires the City to hold budget hearings prior to adoption of the 2017 Budget ordinance. The first hearing was held on October 18, then on October 27 at the Town Hall meeting and lastly at the City Council meeting November 1, 2016.

The first reading of the budget ordinance was scheduled to occur at the November 1, 2016, City Council meeting with the second reading and passage scheduled for the City Council meeting on November 15, 2016.

Ms. Koch reviewed the proposed 2017 budget elements.

Mayor Thompson opened the public hearing at 7:52 p.m. and closed the hearing at 7:53 p.m. as there were no public comments.

2. Proposed Increase in the Parks Project Construction Fund and Revising the 2016 Capital Improvement Plan - Ordinance No 62-16
- Joe Schiessl, Parks and Public Facilities Director

Mr. Schiessl said the 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. 62-16 will appropriate unbudgeted Park District No. 1 funds to the Park Project Construction Fund for improvements to the Jeannette Taylor Skate Park.

Councilmember Kent said the Parks and Recreation Commission has reviewed the plans and staff has communicated with the skate board park users. She believes good collaboration and public input has happened with the proposed plans for Jeannette Taylor Skate Park improvements.

Mayor Thompson opened the public hearing at 7:54 p.m. and closed the hearing at 7:55 p.m. as there were no public comments.

3. Proposed 2016 Comprehensive Plan Amendments - Ordinance No. 63-16
- Kerwin Jensen, Community Development Director

Mr. Jensen said under the provisions of the Growth Management Act, the City has the opportunity to amend its comprehensive plan once annually. This public hearing has been scheduled to review the two applications received. He turned the presentation over to Development Services Manager Simon.

Mr. Simon said Steven and Susan McDonald propose to amend the land use map changing the designation of a 14.5-acre site from Low Density Residential to Commercial on property located on the south side of Reata Road southeast of Mata Court. Darin Musser proposes to amend the land use map changing the designation of a 1.5-acre site from Agriculture to Commercial on property located east of Buckskin Lane and north of Van Giesen Street.

The Planning Commission conducted public hearings on both applications at their regular meeting of September 28, 2016. The Commission recommended approval of both proposed amendments. Copies of the staff reports and minutes of the Commission meeting are in the Council agenda packet and draft Ordinance No. 63-16, is on the consent agenda.

Mayor Thompson opened the public hearing at 7:57 p.m. and closed the hearing at 7:58 p.m. as there were no public comments.

Public Comments:

Mark Lambert, The Crown Group, 292 Meadow Hills Drive, Richland, WA, discussed the current proposed amendments to the purchase and sale agreement for the 650 George Washington Way property and why he feels it is a better plan. He requested to meet with members of Council and staff to discuss the proposed amendments by the end of the week.

John Ziobro, 1321 Columbia Park Trail, Richland, WA, attorney for Mr. Lambert, supported Mr. Lambert's comments and encouraged Council to meet with them in order to move the project forward.

Mayor Thompson said the City will consider his request and let him know the next steps.

Consent Calendar:

Mayor Thompson said Ordinance No. 59-16, Rezoning 1.6 Acres from Planned Unit Development to Commercial Limited Business at 201 Gage Boulevard is a closed record item. He said he got a phone call from Dan Arnold and a citizen asked him about the topic at Meadow Springs Golf Course and he said explained to both it was not something he could discuss as it was a closed record.

The Mayor and Council discussed the email they received on the closed record and all stated they both deleted the email and did not read it. None of them felt there was a conflict of interest and they could vote on the ordinance without bias.

City Clerk Hopkins read the Consent Calendar.

Minutes:

1. Approve the Minutes of the Council Meetings Held October 18 and 25, 2016
- Heather Kintzley, City Attorney

Ordinances - First Reading:

2. Ordinance No. 60-16, Approving 2017 Budget and 2017-2030 Capital Improvement Plan
- Cathleen Koch, Administrative Services Director
3. Ordinance No. 61-16, Amending RMC Title 15, Solid Waste Rates and Administrative Matters
- Pete Rogalsky, Public Works Director
4. Ordinance No. 62-16, Proposed Increase in Appropriations of the Parks Capital Project Fund and Revising the 2016 Capital Improvement Plan
- Joe Schiessl, Parks and Public Facilities Director

5. Ordinance No. 63-16, Adopting the Proposed 2016 Amendments to the Comprehensive Plan
- Kerwin Jensen, Community Development Director

Ordinances - Second Reading/Passage:

6. Ordinance No. 23-16, Dedication Right-of-Way for Stevens Drive
- Pete Rogalsky, Public Works Director
7. Ordinance No. 55-16, Amending RMC Title 18, Irrigation Rates
- Pete Rogalsky, Public Works Director
8. Ordinance Nos. 56-16, 57-16 and 58-16, Approving 2017 Ad Valorem Tax and Property Tax Levies
- Cathleen Koch, Administrative Services Director
9. Ordinance No. 59-16, Rezoning 1.6 Acres from Planned Unit Development to Commercial Limited Business at 201 Gage Boulevard (Bauder) (Closed Record)
- Kerwin Jensen, Community Development Director

Resolutions – Adoption:

10. Resolution No. 195-16, Authorizing Execution of an Agreement with Financial Consulting Solutions Group (FCS) for Cost of Service Analysis and Financial Consulting
- Bob Hammond, Energy Services Director
11. Resolution No. 207-16, Approving the Amended and Restated Interlocal Agreement for the Special Investigations Unit (SIU)
- Chris Skinner, Police Services Director
12. Resolution No. 208-16, Approving 2016 Park Partnership Program Funding Award
- Joe Schiessl, Parks and Public Facilities Director
13. Resolution No. 209-16, Approving the Revised Jeannette Taylor Park Master Plan
- Joe Schiessl, Parks and Public Facilities Director
14. Resolution No. 210-16, Approving a Revised Trailhead Park Master Plan
- Joe Schiessl, Parks and Public Facilities Director
15. Resolution No. 211-16, Authorizing a Grant Application to the Washington State Recreation and Conservation Office (RCO) for a Boating Facilities Program Project
- Joe Schiessl, Parks and Public Facilities Director
16. Resolution No. 212-16, Authorizing a Grant Application to the Washington State Recreation and Conservation Office (RCO) for a Non-Highway and Off-Road Vehicle Activities Grant
- Joe Schiessl, Parks and Public Facilities Director

17. Resolution No. 213-16, Setting a Date for Public Hearing to Consider the Dallas Road/Cowlitz Boulevard Proposed Annexation
- Kerwin Jensen, Community Development Director

Expenditures - Approval:

18. Expenditures from October 10, 2016 - October 21, 2016, for \$5,368,584.11 including Check Nos. 238697-239180, Wire Nos. 6271-6280, Payroll Check Nos. 111709-112238, and Payroll Wire/ACH Nos. 9647-9660
- Cathleen Koch, Administrative Services Director

COUNCILMEMBER CHRISTENSEN MOVED AND COUNCILMEMBER KENT SECONDED A MOTION TO APPROVE THE CONSENT CALENDAR AS PUBLISHED. THE MOTION CARRIED 7-0.

Reports and Comments:

1. City Manager Reents gave details of the Town Hall meeting and said she felt it was very successful. It included good information about City operations and the proposed budget for the community.

2. Council:

Councilmember Luzzo Gilmour thanked the Parks and Public Facilities Department staff for the very successful Harvest Festival in the Parkway.

Councilmember Kent echoed Ms. Reents comments on the Town Hall meeting.

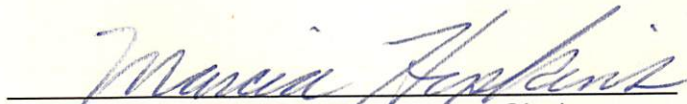
Mayor Pro Tem Christensen said he was concerned with the communication problems described by Mr. Lambert and believes the Council needs to respond more quickly to his issues. He would like the City to meet with Mr. Lambert later this week.

3. Mayor Thompson believed that staff's established processes need to be followed to address Mr. Lambert's requests. He ended with an encouragement for citizens to vote by November 8, 2016.

Adjournment:

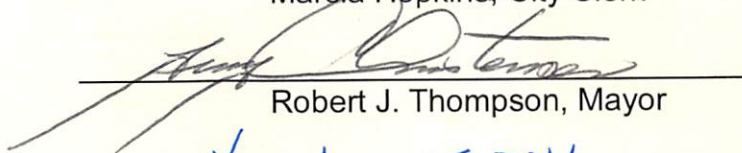
Mayor Thompson adjourned the meeting at 8:15 p.m.

Respectfully Submitted,



Marcia Hopkins, City Clerk

FORM APPROVED:



Robert J. Thompson, Mayor

DATE APPROVED:

November 15, 2016

DATE PUBLISHED:

November 16, 2016