



MINUTES

RICHLAND CITY COUNCIL REGULAR MEETING

Richland City Hall ~ 625 Swift

Boulevard Tuesday, October 15, 2019

City Council Workshop - 7:00 p.m.

Mayor Thompson called the workshop to order at 7:00 p.m. in the Council Chambers at City Hall.

Attendance: Mayor Thompson, Mayor Pro Tem Christensen, and Councilmembers Alvarez, Anderson, Kent, Lemley and Lukson were present.

Also present were City Manager Reents, Assistant City Manager Amundson, City Attorney Kintzley, Chief of Police Bruce, Fire & Emergency Services Director Huntington, Development Services Director Jensen, Administrative Services Director Koch, Public Works Director Rogalsky, Parks & Public Facilities Director Schiessl, Energy Services Director Whitney and Acting Deputy City Clerk Fulton.

Agenda Item

1. Executive Session Per RCW 42.30.110(1)(i)(ii): Discuss Current or Potential Litigation With Legal Counsel

MAYOR PRO TEM CHRISTENSEN MOVED AND COUNCILMEMBER LUKSON SECONDED THE MOTION TO ENTER INTO EXECUTIVE SESSION FOR TWENTY-FIVE (25) MINUTES TO DISCUSS PENDING LITIGATION WITH THE CITY ATTORNEY AND OUTSIDE COUNSEL PURSUANT TO RCW 42.30.110(1)(i)(ii). MAYOR THOMPSON MOVED AND COUNCILMEMBER LEMLEY SECONDED A MOTION TO EXIT EXECUTIVE SESSION AT 7:25 P.M.

Individuals present during executive session included: Mayor Thompson, Mayor Pro Tem Christensen, Councilmembers Alvarez, Anderson, Lemley and Lukson, City Manager Reents, City Attorney Kintzley, Public Works Director Rogalsky, and Attorney Ken Harper.

2. Discuss Meeting Agenda Items

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

City Council Regular Meeting - 7:30 p.m.

Mayor Thompson called the Council meeting to order at 7:30 p.m. in the Council Chambers 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, and Councilmembers Alvarez, Anderson, Lemley and Lukson were present. Councilmember Kent was absent.

MAYOR PRO TEM CHRISTENSEN MOVED AND COUNCILMEMBER LUKSON SECONDED THE MOTION TO EXCUSE COUNCILMEMBER KENT. THE MOTION CARRIED 6-0.

Also present were City Manager Reents, Assistant City Manager Amundson, City Attorney Kintzley, Chief of Police Bruce, Fire & Emergency Services Director Huntington, Development Services Director Jensen, Administrative Services Director Koch, Public Works Director Rogalsky, Parks & Public Facilities Director Schiessl, Energy Services Director Whitney and Acting Deputy City Clerk Fulton.

Pledge of Allegiance

Several members of the Girl Scouts of Eastern Washington and Northern Idaho joined Mayor Thompson in leading the Council and audience in the recitation of the Pledge of Allegiance.

Approval of Agenda

MAYOR THOMPSON MOVED AND COUNCILMEMBER ANDERSON SECONDED A MOTION TO APPROVE THE AGENDA AS PUBLISHED. THE MOTION CARRIED 6-0.

Presentations

3. Tri-City Regional Hotel/Motel Commission 2020 Budget and Marketing Plan

Michael Novakovich, Visit Tri-Cities Washington President and CEO, presented the Tri-City Regional Hotel/Motel Commission 2020 Budget and Marketing Plan.

Public Hearing

Acting Deputy City Clerk Fulton read the Public Hearing and Public Comments procedures.

4. Proposed 2020 Revenue Sources Including Property Tax - Ordinance Nos. 46-19 and 47-19

Finance Director Brandon Allen presented on the estimated revenue sources and property taxes for the 2020 Budget.

Mayor Thompson opened and closed the public hearing at 7:55 p.m. No testimony was offered.

5. Proposed Surplus of Equipment - Resolution No. 126-19

Administrative Services Director Cathleen Koch presented the list of items recommended for surplus in connection with the 2020 budgeting process.

Mayor Thompson opened and closed the public hearing at 7:58 p.m. No testimony was offered.

6. Relinquishment of a Utility Easement lying within Lots 1 and 2 of Short Plat No. 3110 - Resolution No. 127-19

Public Works Director Pete Rogalsky presented a request to relinquish a utility easement lying within Lots 1 and 2 of Short Plat No. 3110. Mr. Rogalsky advised that the City no longer needs the easement, and recommended its surplus.

Mayor Thompson opened and closed the public hearing at 7:59 p.m. No testimony was offered.

7. Relinquishment of a Utility Easement at 908 Birch Avenue - Resolution No. 128-19

Public Works Director Pete Rogalsky presented a request to relinquish a utility easement at 908 Birch Avenue. Mr. Rogalsky advised that the City no longer needs the easement, and recommended its surplus.

Mayor Thompson opened and closed the public hearing at 8:00 p.m. No testimony was offered.

8. Relinquishment of a Utility Easement lying within 870 Gage Boulevard - Resolution No. 129-19

Public Works Director Pete Rogalsky presented a request to relinquish a utility easement at 870 Gage Boulevard. Mr. Rogalsky advised that the City no longer needs the easement, and recommended its surplus.

Mayor Thompson opened and closed the public hearing at 8:01 p.m. No testimony was offered.

Public Comments

No public comments were provided.

Consent Calendar

Acting Deputy City Clerk Fulton read the Consent Calendar.

MAYOR PRO TEM CHRISTENSEN MOVED AND COUNCILMEMBER ALVAREZ SECONDED A MOTION TO APPROVE THE CONSENT AGENDA AS PUBLISHED. THOSE IN FAVOR: THOMPSON, CHRISTENSEN, ALVAREZ, ANDERSON, LEMLEY, AND LUKSON. THOSE OPPOSED: NONE. THE MOTION CARRIED 6-0.

Minutes - Approval

9. October 1, 2019 Richland City Council Meeting Minutes

Ordinances - First Reading

10. Ordinance No. 47-19, Approving the 2020 Ad Valorem Tax and Property Tax Levies
11. Ordinance No. 48-19, Approving a Change to the 2020 Ad Valorem Tax over the Prior Year
12. Ordinance No. 49-19, Amending Chapter 12.10 of the Richland Municipal Code related to Installation of Street Improvements
13. Ordinance No. 50-19, Amending Chapter 5.04 of the Richland Municipal Code related to Use of Business License Reserves
14. Ordinance No. 51-19, Amending Titles 19, 23 and 24 of the Richland Municipal Code to Send Certain Land Use Decisions to the Richland Hearing Examiner
15. Ordinance No. 52-19, Amending Sections 24.13.010 and 24.13.060 of the Richland Municipal Code regarding Short Subdivisions
16. Ordinance No. 53-19, Amending Sections 22.10.400 and 22.10.405 of the Richland Municipal Code related to Critical Areas Density Transfer
17. Ordinance No. 54-19, Providing for the Sale of 2019 Electric Revenue and Refunding Bonds

Ordinances - Second Reading/Passage

18. Ordinance No. 40-19, Amending Title 23 of the Richland Municipal Code to Prohibit Storage Containers in Residential Zones
19. Ordinance No. 41-19, Amending Richland Municipal Code Section 15.24.050 related to Violations and Penalties applicable to RMC Title 15: Solid Waste
20. Ordinance No. 42-19, Amending Chapter 16.10 of the Richland Municipal Code related to Violations and Penalties applicable to RMC Title 16: Stormwater

21. Ordinance No. 43-19, Amending Richland Municipal Code Section 21.01.050 related to Violations and Penalties applicable to RMC Title 21: Building Code
22. Ordinance No. 44-19, Amending Richland Municipal Code Section 23.70.270 related to Violations and Penalties applicable to RMC Title 23: Zoning Regulations
23. Ordinance No. 45-19, Amending the 2019 Budget to Increase Legal Fees
24. Ordinance No. 46-19, Amending Richland Municipal Code Section 13.06.400 regarding Monthly Ambulance Utility Service Fees

Resolutions – Adoption

25. Resolution No. 119-19, Approving the 2020 Tri-City Regional Hotel-Motel Commission Budget and Marketing Plan
26. Resolution No. 126-19, Approving the Sale of Surplus Property and Equipment
27. Resolution No. 127-19, Authorizing the Relinquishment of a Utility Easement lying within Lots 1 and 2 of Short Plat No. 3110
28. Resolution No. 128-19, Authorizing the Relinquishment of a Utility Easement at 908 Birch Avenue
29. Resolution No. 129-19, Authorizing the Relinquishment of a Utility Easement lying within 870 Gage Boulevard
30. Resolution No. 130-19, Establishing a Revised Guaranteed Maximum Price for the Design-Build Contract with Leone & Keeble, Inc.

Items for Approval

None.

Expenditures - Approval

31. Expenditures from September 23, 2019 - October 4, 2019 for \$9,387,333.38, including Check Nos. 272573-273108, Wire Nos. 7770-7792, Payroll Direct Deposit Nos. 156209-156754, Direct Deposit Pension Nos. 5225-5257, Check Nos. 156755-156761, and Payroll Wire/ACH Nos. 11182-11205

Items of Business

32. Resolution No. 131-19, Adopting a Resolution in Opposition to Initiative Measure No. 976 on the November 5, 2019 General Election Ballot relating to Limiting State and Local Taxes, Fees and Charges relating to Vehicles

Mayor Thompson introduced proposed Resolution No. 131-19, briefly described how state law allows the Council to adopt a motion or resolution in support of or opposing a ballot measure, and described the process. City Manager Reents gave a brief staff report on Proposed Resolution No. 131-19. At 8:10, Mayor Thompson invited members of the public to speak in favor or opposition to Proposed Resolution No. 131-19. Deidre Holmberg, 2368 Easton Avenue, Richland WA, spoke in favor of Council's adoption of the proposed resolution. No other public testimony was offered.

Mayor Thompson opened the opportunity for comment to the rest of the Council. Mayor Pro Tem Christensen commented on the logic associated with the action, but also recognized that adoption of the proposed resolution would likely have limited impact on the passage of proposed Initiative No. 976.

Councilmember Alvarez made some clarifying statements about the use of Richland's Transportation Benefit District (TBD) dollars, and expressed his support of proposed Resolution No. 131-19.

Councilmember Anderson stated that he supports adoption of proposed Resolution No. 131-19. Councilmember Anderson commented that the impact of the Richland TBD is nominal in light of the significant benefit to Richland roads that is realized through implementation of the Richland Transportation Benefit District.

Mayor Thompson commented that there is always a cost for services, and that the Richland TBD represents a means by which to maintain city infrastructure in a fair and appropriate manner. Mayor Thompson further commented that, if the City is going to continue to pursue the level of infrastructure necessary to allow growth and support the types of development desired in this area, funding has to be allocated.

MAYOR THOMPSON CALLED FOR THE VOTE. ALL THOSE IN FAVOR: THOMPSON, CHRISTENSEN, ALVAREZ, ANDERSON, LUKSON AND LEMLEY. ALL THOSE OPPOSED: NONE. MOTION CARRIED 6-0.

Reports and Comments

City Manager

City Manager Reents reminded Council of the Richland Budget Presentation scheduled for October 17, 2019.

City Council

Councilmember Anderson commented positively on the delightful visit from the Girl Scouts of Eastern Washington and Northern Idaho.

Councilmember Alvarez echoed Councilmember Anderson's comments regarding the girl scout presentation, and thanked everyone for watching at home and in the

audience.

Councilmember Lemley reiterated his support for Resolution No. 131-19 and the value of the Richland Transportation Benefit District. Councilmember Lemley also invited members of the public to engage with a breakfast at CG Public House on Thursday, October 17, 2019 at 8:00 a.m. to benefit a veterans' group trying to raise funds to establish a retreat facility north of Prosser.

Councilmember Lukson encouraged citizens with questions about the benefit of the Richland Transportation Benefit District to reach out to Public Works Director Rogalsky for more information. Councilmember Lukson also commented that the TBD decision as a difficult but prudent decision made by a previous city council, and how unfortunate it is that other jurisdictions have abused that authority.

Mayor Pro Tem Christensen reiterated his support for Resolution No. 131-19, and encouraged those who still have questions about the Richland TBD and \$20.00 car tab fee to contact councilmembers for clarification.

Mayor

Mayor Thompson shared about his recent visit with the Washington State Governor's staff to discuss Hanford clean-up. Mayor Thompson shared his position that people can put our community at risk for their own political gain, and that to do so is not appropriate. Mayor Thompson encouraged citizens to remain engaged.

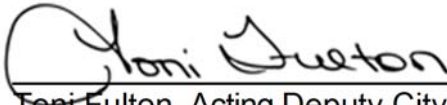
Adjournment

Mayor Thompson adjourned the meeting at 8:28 p.m.

APPROVED:


Robert J. Thompson, Mayor

ATTESTED:


Toni Fulton, Acting Deputy City Clerk

DATE APPROVED: November 5, 2019

DATE PUBLISHED: November 6, 2019