



Agenda
City Council Regular Meeting
Tuesday, February 4, 2020
City Hall Council Chambers | 625 Swift Boulevard

City Council Workshop - 6:45 p.m. (Discussion Only – Council Chambers)

Agenda Item:

1. Tri-City Animal Control Authority Update (40 minutes)
 - Cindy Reents, City Manager
2. Discuss Meeting Agenda Items (5 minutes)
 - City Councilmembers

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

Welcome and Roll Call

Pledge of Allegiance

Approval of Agenda: (Approved by Motion)

Presentations:

3. New Hire/Retirements (5 minutes)
 - Cathleen Koch, Administrative Services Director
4. Development Services Year in Review 2019 (10 Minutes)
 - Kerwin Jensen, Development Services Director

Public Hearing: Please limit public hearing comments to 3 minutes. Records intended for Council consideration must be given to the City Clerk.

5. Proposed Relinquishment of an Easement at 1050 Gilmore Avenue, Resolution No. 21-20
 - Pete Rogalsky, Public Works Director
6. Proposed Relinquishment of an Easement at 1933 and 1947 Saint Street, Resolution No. 22-20
 - Pete Rogalsky, Public Works Director

Public Comments: Please limit public comments to 2 minutes. Records intended for Council consideration must be given to the City Clerk.

Consent Calendar: Approved by single vote; Councilmembers may transfer individual items to Items of Business.

Minutes:

7. Approval of the January 21, 2020 Council Meeting Minutes and the January 28, 2020 Council Workshop Minutes
 - Heather Kintzley, City Attorney

Ordinances - First Reading:

Ordinances - Second Reading & Passage:

8. Ordinance No. 01-20, Amending Richland Municipal Code Section 2.31.030 related to Fingerprinting for Nonmunicipally Related Matters
- Heather Kintzley, City Attorney

Resolutions - Adoption:

9. Resolution No. 17-20, Approving a Purchase and Sale Agreement with BDG Investments, LLC
- Kerwin Jensen, Development Services Director
10. Resolution No. 18-20, Approving the Final Plat of White Bluffs Phase 6
- Kerwin Jensen, Development Services Director
11. Resolution No. 19-20, Authorizing the Award of Bid to 2F Enterprises for the 2019 Pedestrian-Activated Crossings with Beacons Project
- Pete Rogalsky, Public Works Director
12. Resolution No. 20-20, Approving a Funding Agreement with the Kennewick Housing Authority for Micro Homes
- Kerwin Jensen, Development Services Director
13. Resolution No. 21-20, Authorizing Relinquishment of an Easement at 1050 Gilmore Avenue
- Pete Rogalsky, Public Works Director
14. Resolution No. 22-20, Authorizing Relinquishment of an Easement at 1933 and 1947 Saint Street
- Pete Rogalsky, Public Works Director
15. Resolution No. 23-20, Authorizing a Consultant Agreement with Hill International for Procurement and Project Management Services for Public Safety Response Stations 73 and 75
- Joe Schiessl, Parks & Public Facilities Director
16. Resolution No. 24-20, Establishing Council Assignments for Calendar Years 2020-2021
- Cindy Reents, City Manager

Items - Approval:

Expenditures - Approval:

17. Expenditures from January 13, 2020 - January 24, 2020 for \$12,646,946.10 including Check Nos. 275855-276284, Travel Check Nos. 19899-19900, Wire Nos. 7975-8000, Payroll Check Nos. 160602-161143, and Payroll Wire/ACH Nos. 11343-11359.
- 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

Richland City Hall is ADA accessible. Requests for sign interpreters, audio equipment, and/or other special services must be received 48 hours prior to the meeting by calling the City Clerk's Office at 942-7389.



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 2/4/2020

Agenda Category: Agenda Item

Subject:

Tri-City Animal Control Authority Update (40 minutes)

Department:
City Manager

Ordinance/Resolution Number:

Document Type:
City Council Workshop Agenda
Item

Recommended Motion:

None.

Summary:

Staff from the City of Pasco will provide an update on the status of the Tri-City Animal Control Authority. Pasco is the ACA's administrative jurisdiction.

Fiscal Impact:

None.

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 2/4/2020

Agenda Category: Presentations

Subject:

New Hire/Retirements (5 minutes)

Department:

Administrative Services

Ordinance/Resolution Number:

Document Type:

Presentation

Recommended Motion:

None.

Summary:

Newly hired employees and employee retirements occurring within the last month will be presented to Council.

Any new employees able to attend the meeting will be introduced to Council.

Fiscal Impact:

None.

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 2/4/2020

Agenda Category: Presentations

Subject:

Development Services Year in Review 2019 (10 Minutes)

Department:

Development Services

Ordinance/Resolution Number:

Document Type:

Presentation

Recommended Motion:

Summary:

Fiscal Impact:

None

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 2/4/2020

Agenda Category: Public Hearing

Subject:

Proposed Relinquishment of an Easement at 1050 Gilmore Avenue, Resolution No. 21-20

Department:

Public Works

Ordinance/Resolution Number:

Document Type:

Public Hearing Item

Recommended Motion:

None.

Summary:

Staff has evaluated the request to relinquish a portion of a utility easement at 1050 Gilmore Avenue, and has determined that this portion is not needed.

State law requires a public hearing be held to solicit testimony related to this request. Staff will present Resolution No. 21-20 for Council consideration at tonight's meeting.

Fiscal Impact:

None.

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 2/4/2020

Agenda Category: Public Hearing

Subject:

Proposed Relinquishment of an Easement at 1933 and 1947 Saint Street, Resolution No. 22-20

Department:

Public Works

Ordinance/Resolution Number:

Document Type:

Public Hearing Item

Recommended Motion:

None.

Summary:

Staff has evaluated the request to relinquish a portion of a utility easement at 1933 and 1947 Saint Street, and has determined that this portion is not needed.

State law requires a public hearing be held to solicit testimony related to this request. Staff will present Resolution No. 22-20 for Council consideration at tonight's meeting.

Fiscal Impact:

None.

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 2/4/2020

Agenda Category: Minutes

Core Focus Area I - Promote Financial Stability & Operational Effectiveness

Subject:

Approval of the January 21, 2020 Council Meeting Minutes and the January 28, 2020 Council Workshop Minutes

Department:

City Attorney

Ordinance/Resolution Number:

Document Type:

Minutes

Recommended Motion:

Approve the minutes of the Council meeting held on January 21, 2020, and the Council workshop held on January 28, 2020.

Summary:

Draft minutes from the January 21, 2020 City Council meeting and the January 28, 2020 City Council workshop are provided for Council's review and approval.

Fiscal Impact:

None.

Attachments:

1. Draft Council Workshop Minutes - January 28, 2020
2. Draft Council Meeting Minutes- January 21, 2020



MINUTES

RICHLAND CITY COUNCIL WORKSHOP MEETING

Richland City Hall ~ 625 Swift Boulevard

Tuesday, January 28, 2020

City Council Workshop - 6:00 p.m.

Mayor Lukson called the Council workshop to order at 6:01 p.m. in the Council Chambers at Richland City Hall.

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

Also present were City Manager Reents, Assistant City Manager Amundson, Public Works Director Rogalsky, Parks & Public Facilities Director Schiessl, Chief of Police Bruce, Energy Services Director Whitney and City Clerk Rogers.

Agenda Items

1. Water Treatment Plant Facade Replacement Update

Public Works Director Pete Rogalsky provide Council with an overview of this topic and distributed information relating to the two (2) design options and cost estimates.

Public Works Director Rogalsky posed a fundamental question regarding whether the objective is to replicate an architectural feature of the original building, or to pursue least life cycle cost for the function of the facility. Historically, cost effectiveness has been the City's guiding principle when constructing and/or maintaining infrastructure. The water treatment plant was built in 1962, and the original design is becoming functionally obsolete.

Public Works Director Rogalsky stated that Architects West was retained to design the water treatment plant façade replacement. He then introduced Marcus Valentine of Architects West as the designer. Mr. Valentine stated that the system is failing, and the building functions poorly with regard to energy efficiency.

Council discussion ensued over the cost effectiveness of replicating the current style of the building to retain historical significance, and designing the building with functional efficiencies at the forefront. Councilmembers had a question and answer period with Public Works Director Rogalsky and Mr. Valentine.

At the conclusion of the work session, Council sentiment was unanimous in favoring a cost-effective design over maintaining the look of the building's historical architectural features.

2. Council Assignments

City Managers Reents facilitated a discussion with Council regarding assignments to various internal and external boards, commissions and committees for the 2020-2021 calendar years. Council discussed proposed assignments. City Manager Reents took feedback from Council regarding recommended assignments, and advised that she would bring forward for formal action a resolution establishing Council assignments for the 2020-2021 calendar years.

Adjournment

Mayor Lukson adjourned the workshop meeting at 7:22 p.m.

APPROVED:

Ryan Lukson, Mayor

ATTESTED:

Jennifer Rogers, City Clerk

DATE APPROVED:

DATE PUBLISHED:



MINUTES

RICHLAND CITY COUNCIL REGULAR MEETING

Richland City Hall ~ 625 Swift Boulevard

Tuesday, January 21, 2020

City Council Workshop - 7:00 p.m.

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

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

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, Finance Director Allen, Public Works Director Rogalsky, Parks & Public Facilities Director Schiessl, Energy Services Business Manager Edgemon and City Clerk Rogers.

Agenda Item

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

MAYOR LUKSON MOVED AND COUNCILMEMBER CHRISTENSEN SECONDED THE MOTION TO ENTER INTO EXECUTIVE SESSION FOR TWENTY-FIVE (25) MINUTES TO DISCUSS CURRENT LITIGATION WITH LEGAL COUNSEL PURSUANT TO RCW 42.30.110(1)(i). MOTION CARRIED 5-0. COUNCILMEMBER THOMPSON MOVED AND COUNCILMEMBER CHRISTENSEN SECONDED THE MOTION TO EXIT EXECUTIVE SESSION AT 7:25 P.M. THE EXECUTIVE SESSION ROOM WAS VACATED.

Those present during executive session included Mayor Lukson and Councilmembers Anderson, Alvarez, Christensen and Thompson. City Manager Reents, City Attorney Kintzley and Attorney Ken Harper were also present for the 25-minute executive session.

2. Discuss Meeting Agenda Items

Council was provided the opportunity to identify any comments or concerns with the agenda.

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

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

Welcome and Roll Call

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

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

MAYOR LUKSON MOVED AND COUNCILMEMBER CHRISTENSEN SECONDED THE MOTION TO EXCUSE MAYOR PRO TEM KENT AND COUNCILMEMBER LEMLEY. MOTION CARRIED 5-0.

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 Business Manager Edgemon and City Clerk Rogers.

Pledge of Allegiance

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

Approval of Agenda

COUNCILMEMBER CHRISTENSEN MOVED AND COUNCILMEMBER THOMPSON SECONDED THE MOTION TO APPROVE THE AGENDA AS PUBLISHED. MOTION CARRIED 5-0.

Presentations

3. Hanford Communities Annual Update

Ms. Pam Brown-Larsen announced that this would be her last presentation for Hanford Communities as she will retire in May, 2020. Ms. Brown-Larsen expressed her thanks to Councilmember Thompson for his many years of service as Chairman to the Hanford Communities Governing Board and as a member on the Energy Community Alliance Board of Directors. She also thanked City Manager Reents for her years of service as Chair to the Administrative Board of the Hanford Communities.

Ms. Brown-Larson then provided Council with an overview of her written report and welcomed any questions.

Mayor Lukson thank Ms. Brown-Larsen for her many years of service.

4. Annual Arts Commission Work Plan Presentation

Arts Commission Chair Dr. Jeff Kissel presented Council with highlights of the Commission's accomplishments in 2019, then focused on upcoming projects in 2020.

Councilmember Alvarez recognized and thanked the Arts Commission members for their contributions to the City.

Public Hearing

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

5. Proposed Relinquishment of Easements lying within 1318 and 1320 Stevens Drive, Resolution No. 16-20

Public Works Director Rogalsky explained that a hearing is required by state law when considering disposal of utility-related property interests such as easements. Staff has evaluated a specific request for relinquishment and determined that the easement is no longer needed for municipal purposes.

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

Public Comments

Emily Downing, volunteer at the Tri-Cities Animal Shelter – Ms. Downing advocated for a functional animal shelter for the homeless and lost animals of the Tri-Cities. Ms. Downing encouraged Council to consider allocating additional funds, working with community members to raise funds, consider other locations for possible expansion of the new shelter, and consider a new plan which includes adequate space for the current animal population and for future expansion. Ms. Downing provided the City Clerk with a copy of building plans for council review.

Drew Proctor, 717 N. Irby Street, Kennewick, WA – Ms. Proctor spoke of the poor conditions the volunteer staff endure at the animal shelter. Ms. Proctor believes that the volunteers' jobs have been made difficult not only by the poor conditions of the building, but also by the people they interact with at the animal shelter. Ms. Proctor encouraged Council to keep in mind the volunteers who work at the shelter.

Alexis Kyan, 526 S. 40th Avenue, West Richland, WA – Ms. Kyan stated that the animal shelter is located in an unsafe location. Ms. Kyan believes that there have been multiple physical assaults in and out of the shelter because of its location. Ms. Kyan also added that there was one sexual assault at the shelter. Lastly, she stated that people antagonize the dogs in the kennel. Ms. Kyan urged Council to find a safe location for the new shelter.

Dawn Hansen, 225 Rachel Road, Richland, WA – Ms. Hansen agreed with statements made by previous speakers about the animal shelter. She encouraged Richland to show itself as a compassionate city by assuming its share of responsibility related to finances and other responsibilities equal to those assumed by Pasco and Kennewick.

Consent Calendar

City Clerk Rogers read the Consent Calendar

COUNCILMEMBER CHRISTENSEN MOVED AND COUNCILMEMBER THOMPSON SECONDED THE MOTION TO APPROVE THE CONSENT AGENDA AS PUBLISHED. THOSE IN FAVOR: ALVAREZ, ANDERSON, CHRISTENSEN, LUKSON, THOMPSON. THOSE OPPOSED: NONE. MOTION CARRIED 5-0.

Minutes

6. Approval of the January 7, 2020 Council Meeting Minutes

Ordinances - First Reading

7. Ordinance No. 01-20, Amending Richland Municipal Code Section 2.31.030 related to Fingerprinting for Nonmunicipally Related Matters

Ordinances - Second Reading & Passage

None.

Resolutions - Adoption

8. Resolution No. 10-20, Approving the Final Plat of Westcliffe Heights - Phase 2
9. Resolution No. 14-20, Authorizing a Purchase Order Contract with Boyd's Tree Service, LLC for Tree Pruning and Vegetation Management

After Council approved this resolution, staff discovered that incorrect supporting documentation had been included with the staff report in the agenda packet. The details provided in the staff report and resolution are accurate, and the inaccurate supporting documentation does not affect the validity of Council's approval of this action. The correct supporting documentation is on file with the City Clerk's office and is available for public inspection upon request.

10. Resolution No. 16-20, Authorizing Relinquishment of Easements lying within 1318 and 1320 Stevens Drive

Items for Approval

None.

Expenditures - Approval

11. Expenditures from December 30, 2019 - January 10, 2020 for \$8,916,165.92 including Check Nos. 275323-275854, Travel Check Nos. 19895-19898, Wire Nos.

7960-7974, Payroll Check Nos. 160074-160601, Payroll Wire/ACH Nos. 11319-11342, and Pension Check Nos. 5324-5356.

Items of Business

12. Resolution No. 15-20, Accepting a Request for Annexation of 8.52 Acres of Land located at 771 Shockley Road

Community Development Director Jensen provided Council with an update on the proposed annexation of property located at 771 Shockley Road. Mr. Jensen stated that the applicant, Robert Zinsli, submitted a letter of interest to annex his 8.52 acres of land into the City. Approval of Resolution No. 15-20 authorizes the property owner to formally submit a petition/application to the Development Services Department to begin the annexation process. The resolution also directs the Planning Commission to conduct a public hearing to determine the appropriate zoning classification for the site prior to returning the item back to Council for further review and processing.

Mr. Zinsli was in the audience and available to answer questions. Council had none. Staff recommended adoption of Resolution No. 15-20 to allow Mr. Zinsli to proceed with the formal annexation process for 8.52 acres at 771 Shockley Road.

COUNCILMEMBER CHRISTENSEN MOVED AND MAYOR LUKSON SECONDED THE MOTION TO APPROVE RESOLUTION NO. 15-20. MOTION CARRIED 5-0.

Reports and Comments

City Manager

City Manager Reents introduced Ms. Jeannette Gonzales, a contract specialist with the Department of Energy. Ms. Gonzales is part of the Executive Leadership Program with Graduate School USA. Ms. Gonzales spent three days with City staff and several department heads learning about city operations and local government.

City Manager Reents then stated that the City set aside \$1,500,000 for a new animal shelter several years ago. This funding is included in the Capital Improvement Plan and is designated as Animal Control Shelter. The City of Richland contributed equally one-third of the cost to construct the new shelter. At the time, it was estimated that the cost of the new shelter would be \$4,500,000. The funding set aside is still available, and the City of Pasco has not requested additional funding.

Lastly, City Manager Reents stated that she is very concerned to hear about the alleged sexual assault at the shelter; this information has never been relayed to her before. She assured Council that she would promptly contact the Pasco City Manager for more information.

City Council

Councilmember Alvarez thanked the animal control advocates for their persistence in attending council meetings. He encouraged them to listen, learn, help and lead as demonstrated by the Council. Councilmember Alvarez also thanked the Arts Commission for their work.

Councilmember Christensen thanked Pam Brown-Larsen for her work for Hanford Communities. He added that she has been invaluable to the City and the area, and will be greatly missed when she retires.

Councilmember Thompson stated that the City continues to lose institutional knowledge and relationships built over time with retirements like Ms. Brown-Larsen. Councilmember Thompson predicted that it will be challenging for Hanford Communities to find Ms. Brown-Larsen's successor.

Mayor

Mayor Lukson thanked the animal shelter advocates for attending the meeting. Mayor Lukson further stated that the new animal shelter project is moving forward, and the Tri-Cities will continue to search for a solution to the concerns voiced.

Adjournment

Mayor Lukson adjourned the meeting at 8:25 p.m.

APPROVED:

ATTESTED:

Ryan Lukson, Mayor

Jennifer Rogers, City Clerk

DATE APPROVED:

DATE PUBLISHED:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 2/4/2020

Agenda Category: Ordinances - Second Reading & Passage

Core Focus Area I - Promote Financial Stability & Operational Effectiveness

Subject:

Ordinance No. 01-20, Amending Richland Municipal Code Section 2.31.030 related to Fingerprinting for Nonmunicipally Related Matters

Department:

City Attorney

Ordinance/Resolution Number:

01-20

Document Type:

Ordinance

Recommended Motion:

Give second reading and pass Ordinance No. 01-20, amending Richland Municipal Code Section 2.31.030 related to fingerprinting for nonmunicipally related matters.

Summary:

The City has need, from time to time, to amend the Richland Municipal Code to eliminate ambiguity and to bring the code into alignment with current practice.

In 1999, through adoption of Resolution No. 104-99, City Council established a process by which fees provided for in the City's fee schedule would be reviewed and administratively adjusted on an annual basis. Council recently passed Ordinance No. 63-19, which made a number of housekeeping edits to the Richland Municipal Code to facilitate proper administration of the fee adjustment process established in 1999, and to further clarify the authority in support of the previously established administrative adjustments.

When Ordinance No. 63-19 was prepared for Council consideration, staff inadvertently overlooked a similar edit to RMC 2.31.030 related to fingerprinting. Proposed Ordinance No. 01-20 captures the housekeeping edit that was left out of Ordinance No. 63-19.

Staff recommends approval of Ordinance No. 01-20 for second reading and passage.

Fiscal Impact:

None.

Attachments:

I. Ordinance No. 01-20

ORDINANCE NO. 01-20

AN ORDINANCE of the City of Richland amending Richland Municipal Code Section 2.31.030 related to fingerprinting fees.

WHEREAS, the City of Richland has need, from time to time, to amend the Richland Municipal Code (RMC) to eliminate ambiguity and to bring the code into alignment with current practice; and

WHEREAS, the City recently completed a comprehensive review of its fee schedule, and made a number of code changes through Ordinance No. 63-19 to bring the RMC into alignment with current practice; and

WHEREAS, RMC 2.31.030, related to the fingerprinting fee for non-municipal matters, was inadvertently overlooked when the other code amendments were presented; and

WHEREAS, amending RMC Section 2.31.030 is necessary to eliminate conflict with the recently adopted fee schedule and the current practice of the Richland Police Department.

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

Section 1. Richland Municipal Code Section 2.31.030, entitled Fingerprinting for nonmunicipally related matters, as first enacted by Ordinance No. 98-76, and last amended by Ordinance No. 13-97, is hereby amended as follows:

2.31.030 Fingerprinting for non-municipally-related matters.

Whenever any person desires to be fingerprinted by the Richland police division for any reason other than that imposed by the city ordinance relative to employment or application for a license or permit, fingerprints may be taken by the police division upon payment by the person to be printed of a fee as provided in the City's posted fee schedule~~in the amount of \$10.00 for the first fingerprint card and \$5.00 for each additional card~~. The fingerprint card in such cases shall be turned over to the person fingerprinted, shall not be maintained in the files of the Richland police division, and shall not be forwarded by the police division to the Identification Section of the Washington State Patrol; provided, however, that any resident of the state of Washington who requests fingerprinting for personal identification only may, upon payment of the required fee, have copies of the fingerprint impressions forwarded to the Identification Section of the Washington State Patrol on forms appropriately marked "Personal Identification."

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

Section 3. Should any section or provision of this ordinance be declared by a court of competent jurisdiction to be invalid, that decision shall not affect the validity of the ordinance as a whole or any part thereof, other than the part so declared to be invalid.

Section 4. The City Clerk and the codifiers of this ordinance are authorized to make necessary corrections to this ordinance, including but not limited to the correction of scrivener's errors/clerical errors, section numbering, references, or similar mistakes of form.

PASSED by the City Council of the City of Richland, Washington, at a regular meeting on the 4th day of February, 2020.

Ryan Lukson, Mayor

Attested by:

Approved as to form:

Jennifer Rogers, City Clerk

Heather Kintzley, City Attorney

Date Published: February 9, 2020



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 2/4/2020

Agenda Category: Resolutions - Adoption

Core Focus Area 3 - Increase Economic Vitality

Subject:

Resolution No. 17-20, Approving a Purchase and Sale Agreement with BDG Investments, LLC

Department:

Development Services

Ordinance/Resolution Number:

17-20

Document Type:

Resolution

Recommended Motion:

Adopt Resolution No. 17-20, authorizing the City Manager to sign and execute a purchase and sale agreement with BDG Investments, LLC for sale of 3.95 acres in the Horn Rapids Industrial Park.

Summary:

BDG Investments, LLC is proposing to purchase two (2) lots totaling 3.95 acres in the Horn Rapids Industrial Park along the north side of the newly extended Battelle Boulevard west of Kingsgate Way for the development of industrial buildings with offices, warehousing, loading docks and truck access.

The purchase price is \$54,500 per acre for the 3.95 acres of heavy industrial property, amounting to estimated gross proceeds of \$215,275. The purchase price is consistent with Resolution No. 158-18, which established pricing in the Horn Rapids Industrial Park on November 20, 2018.

BDG Investment owns GF Blends, an existing Richland business that packages customized dry baking mixes for companies marketing gluten-free products. It has been in business for ten years, and currently employs eight people. Development of the first lot is to accommodate an expansion of BDG Investment's business, which is anticipated to double its employee count. This project will include a 10,000-20,000 SF building with loading docks and truck access. The second lot will be developed with a 10,000-20,000 SF warehouse, which will initially be leased as industrial tenant space, but later accommodate future expansion of the business.

The City will retain a repurchase right if BDG Investments does not submit an application for approval of building plans within 8 months of closing for the first lot and within 30 months of closing for the second lot; and if it does not begin construction of an industrial building within 18 months of closing for the first lot and within 36 months of closing for the second lot.

The proposed purchase was reviewed and favorably recommended by the Economic Development Committee (EDC) at its January 27, 2020 meeting. Staff also recommends approval of Resolution No. 17-20.

Fiscal Impact:

The purchase price is \$54,500 per acre with estimated gross proceeds of \$215,275 for 3.95 acres. Net proceeds after closing will be distributed to the City's Industrial Development Fund.

Attachments:

1. Resolution No. 17-20
2. Draft Purchase and Sale Agreement - BDG Investments (GF Blends)
3. Site Map
4. Letter of Intent 12-4-19

RESOLUTION NO. 17-20

A RESOLUTION of the City of Richland authorizing a Purchase and Sale Agreement with BDG Investments, LLC for property in the Horn Rapids Industrial Park.

WHEREAS, the City of Richland is the owner of 3.95 acres of City-owned surplus property, described as Lot 2 and Lot 3 of Short Plat No. 3641, located along the north side of the newly extended Battelle Boulevard west of Kingsgate Way in the Horn Rapids Industrial Park; and

WHEREAS, pursuant to Chapter 3.06 of the Richland Municipal Code (RMC), the City of Richland has full authority to negotiate the sale of surplus property in the best interests of the City; and

WHEREAS, the aforesaid City-owned property is available for sale; and

WHEREAS, pursuant to Resolution No. 158-18, adopted by Richland City Council on November 20, 2018, the 3.95 acres of industrial park property is available for sale at \$54,500 per acre, for a total price of \$215,275; and

WHEREAS, BDG Investments, LLC has agreed to purchase the property for the stated price; and

WHEREAS, at its January 27, 2020 meeting, the Economic Development Committee (EDC) favorably recommended sale of the 3.95 acres of City-owned surplus property in the Horn Rapids Industrial Park to BDG Investments, LLC.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland that the City Manager is authorized to sign and execute a Purchase and Sale Agreement and all related documents necessary for the sale of property to BDG Investments, LLC as identified herein.

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

ADOPTED by the City Council of the City of Richland, Washington, at a regular meeting on the 4th day of February, 2020.

Ryan Lukson, Mayor

Attested by:

Approved as to form:

Jennifer Rogers, City Clerk

Heather Kintzley, City Attorney

AGREEMENT FOR PURCHASE AND SALE OF REAL PROPERTY

Re: 2746 and 2770 Battelle Blvd.

This Agreement for Purchase and Sale of Real Property (the “Agreement”) is made and entered into between the **CITY OF RICHLAND**, a Washington municipal corporation (“Seller”), and **BDG INVESTMENTS, LLC**, a Washington limited liability company (“Purchaser”). The Effective Date of this Agreement shall be determined pursuant to the terms of Section 3.2 herein.

1. **Purchase and Sale of Property.** Seller agrees to sell and Purchaser agrees to purchase, on the terms hereafter stated, the unimproved real properties within Lot 2 and Lot 3 of Short Plat No. 3641, City of Richland, Benton County, Washington which are legally described and depicted in **Exhibit A** attached hereto (hereinafter referred to as the “Property”).

1.1. **Laws and Rights.** Purchaser acknowledges and agrees that the sale and conveyance of the Property 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.

1.2. **Timing of Conveyance.** The Property shall be conveyed to Purchaser at Closing by a Statutory Warranty Deed (“Deed”) subject to the Exceptions accepted or deemed accepted by Purchaser pursuant to Section 4.1 below and the Repurchase Right set forth in Section 10.13 below.

2. **Purchase Price.** The purchase price for the Property shall be the sum of **Two Hundred Fifteen Thousand Two Hundred Seventy-Five dollars and no cents (\$215,275.00)** (the “Purchase Price”). The Purchase Price shall be paid by Purchaser to Seller in the form of all cash to be deposited in an escrow account with Chicago Title Insurance Company (the “Title Company”) at Closing (as defined in Section 6 below).

2.1. **Earnest Money Deposit.** As consideration for Seller’s execution and delivery of this Agreement, Purchaser will deposit with the Title Company a certified or cashier’s check or wire transfer in the amount of **Ten Thousand dollars (\$10,000)** within five (5) business days of the Effective Date (as defined in Section 2.2 below) (the “Earnest Money Deposit”). The Earnest Money Deposit shall be credited against the Purchase Price at Closing. 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 terminates this Agreement during the Due Diligence Period (as defined in Section 4 below) or as otherwise expressly provided in this Agreement. However, should Purchaser default or terminate this Agreement at any time following the expiration or waiver of the Due Diligence Period, (a) the Earnest Money Deposit shall be disbursed to Seller pursuant to Section 9 herein, but only after any outstanding obligations for Title Company services as specified in 3.1 have been deducted and paid from the Earnest Money Deposit; (b) the escrow shall be canceled; and (c) neither party shall have any rights or responsibilities to the other except as otherwise expressly provided herein.

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

3.1. City Approval. The execution and delivery of this Agreement by Seller is contingent upon approval of this Agreement by the City Council of the City of Richland in its sole discretion. In the event the Richland City Council does not approve this Agreement, this Agreement shall immediately terminate and be without any further force and effect, and without further obligation of either party to the other.

3.2. Executed Contract. The “Effective Date” of this Agreement is the date upon which both parties have signed this Agreement. If this Agreement is signed on different days, the “Effective Date” of this Agreement is the date of the last signing party. Notwithstanding the foregoing, Purchaser and Seller must sign this Agreement within fifteen (15) business days of approval from the City Council of the City of Richland. If signatures are not obtained from 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.

4. Title Matters.

4.1. Preliminary Title Report; Title Review. Within five (5) business days after the Effective Date, Purchaser, at its sole cost and expense, shall order from the Title Company a preliminary title commitment for the Property, and copies of all documents referred to therein (the “Preliminary Commitment”), and upon receipt, furnish same to Seller.

(a) Purchaser shall have fifteen (15) days after receipt of the Preliminary Commitment and Survey to advise Seller in writing of any encumbrances, restrictions, easements or other matters contained in the Preliminary Commitment or on the Survey (the “Exceptions”) to which Purchaser objects. All Exceptions to which Purchaser does not object in writing within the fifteen (15) day period shall be deemed accepted by Purchaser.

(b) If Purchaser objects to any Exceptions within the fifteen (15) day period, Seller shall advise Purchaser in writing within five (5) days of receipt of Purchaser’s written objections (i) which Exceptions Seller will remove at Closing, (ii) which Exceptions the Title Company has agreed to insure around in the title policy to be issued at Closing (together with the proposed form of endorsement) and (iii) which Exceptions will not be removed or insured around.

(c) Within ten (10) days of receipt of Seller’s response to Purchaser’s written objections, and assuming Seller has not agreed to remove all exceptions to which Purchaser objects, Purchaser shall notify Seller in writing of Purchaser’s election to either (i) terminate this Agreement, in which event the Earnest Money Deposit shall be returned to Purchaser, or (ii) waive its objections to the Exceptions the Title Company has agreed to insure around and the Exceptions Seller will not remove or insure around, in which event such Exceptions shall be deemed accepted by Purchaser.

4.2. Title Insurance. Seller shall cause the Title Company to be prepared to deliver to Purchaser at Closing an Owner’s ALTA Standard Coverage policy of title insurance issued by Title Company in the face amount of the Purchase Price, dated the date of Closing, insuring Purchaser’s title subject to no exceptions other than the standard printed exceptions and the Exceptions deemed accepted by Purchaser pursuant to Section 4.1 above. The policy of title

insurance shall also include such endorsements as Purchaser or Purchaser's Lender may reasonably request.

5. Due Diligence. Purchaser is granted a due diligence period until and including sixty (60) days after receipt of the Preliminary Commitment described in Section 4.1 above (the "Due Diligence Period"). Said Due Diligence Period may be extended an additional thirty (30) 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 subject to the terms of this Section 5. If the results of said review are unsatisfactory in Purchaser's sole discretion, 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 (the "Due Diligence Termination Notice"). In the event of termination by Purchaser under this section, this Agreement shall immediately terminate and be without any further force and effect, the Earnest Money Deposit shall be returned to Purchaser pursuant to Section 2.1; and neither party shall have any rights or responsibilities to the other except as otherwise expressly provided herein. If Purchaser fails to provide a Due Diligence Termination Notice to Seller on or before the expiration of the Due Diligence Period, the due diligence contingency set forth under this Section 5 shall be deemed waived by Purchaser, and this Agreement shall continue in full force and effect.

5.1. Reasonableness Required. All inspections of the Property shall occur at reasonable times agreed upon by Seller and Purchaser and shall be conducted so as not to unreasonably interfere with the use of the Property by Seller. Purchaser shall not do any invasive testing, sampling or drilling at the Property without first obtaining Seller's prior written consent (which may be conditioned or denied in Seller's sole and absolute discretion). Purchaser shall promptly restore the Property to substantially the same condition which existed prior to any such investigations, tests, surveys and other analyses, at Purchaser's sole cost and expense. Seller shall be entitled to have a representative present at all times while Purchaser or its representatives or agents are physically on the Property. Purchaser hereby agrees that it shall carry, and shall cause all representatives and agents of Purchaser entering the Property on behalf of Purchaser in furtherance of the right of access granted under this Agreement to carry, commercial general liability insurance with limits of not less than One Million and No/100 Dollars (\$1,000,000) combined single limit and providing that such coverages are primary and naming Seller as an additional insured. Prior to any entry onto the Property by Purchaser or its agents, employees, consultants or representatives, Purchaser shall provide to Seller certificates evidencing such insurance coverage. Purchaser agrees to indemnify and hold Seller harmless of and from any claim for damages or injuries arising from Purchaser's inspections of the Property; such obligations shall survive Closing or any termination of this Agreement.

6. Closing. Closing shall occur in the office of the Title Company on or before the date that is sixty (60) days after the expiration or waiver of the Due Diligence Period. Purchaser and Seller shall deposit in escrow with Title Company all instruments and documents reasonably necessary to complete the transaction in accordance with this Agreement, including, but not limited to, the Deed. As used herein, "Closing" or "date of Closing" means the date on which all appropriate documents are recorded and the proceeds of sale are available for disbursement to Seller.

6.1. Closing Costs; Prorations. At Closing, Seller shall pay (i) the premium for the standard coverage policy of title insurance and the endorsements required to insure around the Exceptions the Title Company agreed to insure around in accordance with Section 4 above, (ii) deed or real property transfer taxes, and (iii) one-half of Title Company's escrow fees and charges. Purchaser shall pay (i) the costs of the extended coverage portion of the policy of title insurance and any title insurance endorsements required by Purchaser (other than the costs of the title insurance endorsements to be provided by Seller pursuant to the first sentence of this Section 6.1), and (ii) one-half of Title Company's escrow fees and charges. Real property taxes, assessments, surface water management charges, utilities and other expenses of the Property shall be prorated as of the date of Closing with Purchaser bearing the costs of the date of Closing. All other closing costs shall be paid and allocated in accordance with the custom in the county in which the Property is located. Each party shall be responsible for its own legal, accounting and consultant fees.

7. Covenants, Representations and Warranties.

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

(a) From the Effective Date 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 which are not terminable, without penalty, on 30 days' notice, without Purchaser's prior written consent.

(b) From the Effective Date through the Closing Date, Seller shall not voluntarily cause to be recorded any encumbrance, lien, deed of trust, or easement against the title to the Property without Purchaser's prior consent.

(c) From the Effective Date through the Closing Date, 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.

7.2. Seller's Representations and Warranties. Seller hereby makes the following representations and warranties to Purchaser, each of which shall be true on the Effective Date 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 materially 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. If this Agreement is terminated under this section, the Earnest Money Deposit shall be returned to Purchaser.

(a) Seller has full power and authority to enter into and carry out the terms and provisions of this 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 Agreement and such other documents will have been, or will be, taken.

(b) 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.

(c) 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.

(d) 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.

(e) To Seller's knowledge, 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.

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

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

7.3. Purchaser's Representations. Purchaser hereby makes the following representations to Seller, each of which shall be true on the Effective Date hereof and on the date of Closing.

(a) Purchaser has full power and authority to enter into and carry out the terms and provisions of this 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.

(b) As of the Effective Date and as of the date of Closing, neither Purchaser nor, to Purchaser's knowledge, any of its affiliates, nor any of their respective partners, members, shareholders or other equity owners, and none of their respective employees, officers, directors, representative or agents, is a person or entity with whom U.S. persons or entities are restricted from doing business under regulations of OFAC (including those named on OFAC's Specially Designated and Blocked Persons List) or under any statute, executive order (including the September 24, 2001, Executive Order Blocking Property and Prohibiting Transactions with Persons Who Commit, Threaten to Commit or Support Terrorism) or other governmental action ("OFAC").

(c) Purchaser represents that it has sufficient funds to close this transaction.

(d) Purchaser further represents that the Property will be developed with a 10,000 – 20,000 square foot industrial building with docks and truck access for both Lot 2 and Lot 3 of Short Plat No. 3641, respectively. Any deviation from this intended use must be authorized

by the Seller in writing or be subject to Seller's Right to Repurchase as set forth in Section 11.13 below. This Agreement does not alleviate the Purchaser from obtaining the necessary approvals, authorizations or permits required for development of the Property for said use, nor shall this Agreement be construed as granting such approval.

(e) Purchaser acknowledges that pole buildings are prohibited in the Horn Rapids Industrial and agrees that Purchaser will not build pole buildings on the Properties.

8. Casualty and Condemnation.

8.1. 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) 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) business days after notice of such event. If prior to the Closing Date neither party provides said termination notice within such two (2) business 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.

8.2. Immaterial Casualty or Condemnation. If prior to Closing Date, the Property shall sustain damage caused by casualty which is not described in Section 8.1, or a taking or condemnation has occurred, or is threatened, which is not described in Section 8.1, 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.

9. Purchaser's Remedies. If Seller fails without legal excuse to complete the sale of the Property in accordance with the terms of this Agreement, Purchaser may elect one of the following remedies (Purchaser hereby waiving any and all other remedies): (a) specific performance of this Agreement (provided an action thereon is commenced with thirty (30) days of Seller's failure to perform), or (b) terminate this Agreement and receive a refund of the Earnest Money Deposit.

10. Liquidated Damages. IN THE EVENT OF 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 TO 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.

11. Miscellaneous.

11.1. Finder's Fee. Purchaser and Seller each agree that a real estate finder's fee ("Real Estate Compensation") is not due to each other or to any third party. Each party hereby agrees to indemnify and defend the other against and hold the other harmless from and against any and all loss, damage, liability or expense, including costs and reasonable attorney's fees, resulting from any claims for Real Estate Compensation by any person or entity other than provided herein. The provisions of this Section 11.1 shall survive the closing.

11.2. Time of the Essence. Time is of the essence of every provision of this Agreement.

11.3. 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
625 Swift Blvd., MS-18
Richland, Washington 99352
Phone: (509) 942-7583

If to Purchaser: BDG Investments, LLC
Attn: Glen Call
2151 Henderson Loop
Richland, Washington 99354
Phone: 509.308.0459
Email: g.call.gfblends@gmail.com

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.

11.4. 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.

11.5. 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.

11.6. Exhibits. All exhibits attached hereto shall be incorporated herein by reference as if set out herein in full.

11.7. Binding Effect. Regardless of which party prepared or communicated this Agreement, this Agreement shall be of binding effect between Purchaser and Seller only upon its execution by an authorized representative of each such party.

11.8. Construction. The parties acknowledge that each party and its counsel have reviewed and revised this 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.

11.9. Counterparts. This Agreement may be executed in several counterparts, including by portable document format (.pdf), each of which shall be an original, but all of such counterparts shall constitute one such Agreement.

11.10. Time. Any extension of time granted for the performance of any duty under this Agreement shall not be considered as an extension of time for the performance of any other duty under this Agreement. As used in this Agreement, "business day" refers to any day which is not a Saturday, Sunday or a holiday in the State of Washington. In the event the time for performance of any obligation hereunder shall fall on a Saturday, Sunday or a holiday, such time for performance shall be extended to the next business day.

11.11. 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.

11.12. 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.

11.13. Right to Repurchase. This Property is being sold to Purchaser in anticipation of both Lot 2 and Lot 3 of Short Plat No. 3641 of the Property being developed with a minimum of 20,000 square foot industrial buildings with dock and truck access, subject to the following:

(a) If Purchaser fails to submit an application to Seller for approval of building plans within eight (8) months of Closing for Lot 3, Short Plat No. 3641, Seller reserves the right to reclaim title to Lot 3 through repurchase.

(b) If Purchaser fails to submit an application to Seller for approval of building plans within thirty (30) months of Closing for Lot 2, Short Plat No. 3641, Seller reserves the right to reclaim title to Lot 2 through repurchase.

(c) If Purchaser fails to initiate construction of structures for Lot 3, Short Plat No. 3641, as authorized by the issuance of a building permit, within eighteen (18) months of Closing, Seller reserves the right to reclaim title to Lot 2 through repurchase.

(d) If Purchaser fails to initiate construction of structures for Lot 2, Short Plat No. 3641, as authorized by the issuance of a building permit, within thirty-six (36) months of Closing, Seller reserves the right to reclaim title to Lot 3 through repurchase.

(e) The rights of Seller set forth in Sections 11.13(a), (b), (c) and (d) are referred to in this Agreement as the "Right to Repurchase."

(f) Seller shall reclaim the Property by refunding, without interest, the original unit Purchase Price of Fifty-Four Thousand Five Hundred dollars and no cents (\$54,500) per acre for the Property being reclaimed.

(g) Purchaser and Seller shall each pay for one-half of the closing costs related to Seller's 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 fee title to Seller within sixty (60) days of receipt of notification of Seller's election to exercise its Right to Repurchase.

(h) This Right to Repurchase is exclusive to Seller and shall be exercised at Seller's sole discretion. This Right to Repurchase shall survive forty months (40) months after Closing or until such time as building commences, whichever is earlier.

(i) Seller shall be under no obligation to exercise this Right to Repurchase. Purchaser agrees that Seller must grant approval to any resale of the Property by Purchaser to any third party within the forty (40) month Right to Repurchase period, which shall be given in Seller's sole discretion. This Right to Repurchase right shall survive Closing and the delivery of the Deed.

(j) If requested by either party, Seller and Purchaser agree to execute a Memorandum of Repurchase Right to evidence Seller's Right to Repurchase, which Memorandum may be recorded by Seller in the real property records of Benton County, Washington.

11.14. 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.

[Signature Page to Follow]

IN WITNESS WHEREOF, Purchaser has executed this Agreement on the date shown below its signature, and Seller has accepted on the date shown below its signature.

CITY OF RICHLAND – SELLER

**BDG INVESTMENTS, LLC –
PURCHASER**

Cynthia D. Reents Date
City Manager

Glen Call Date
Owner

Brett Nelson Date
Owner

Attested by:

Jennifer Rogers, City Clerk

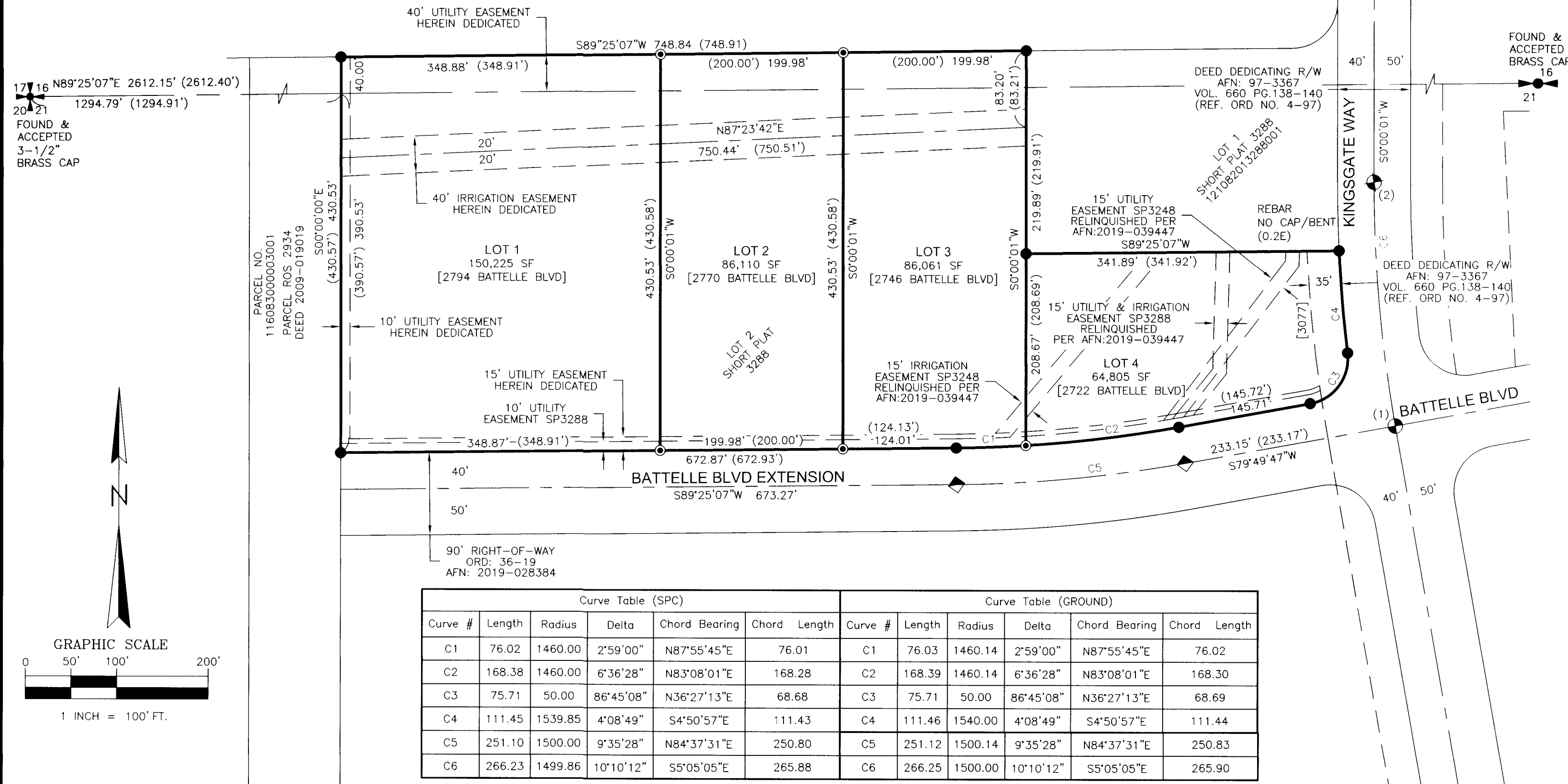
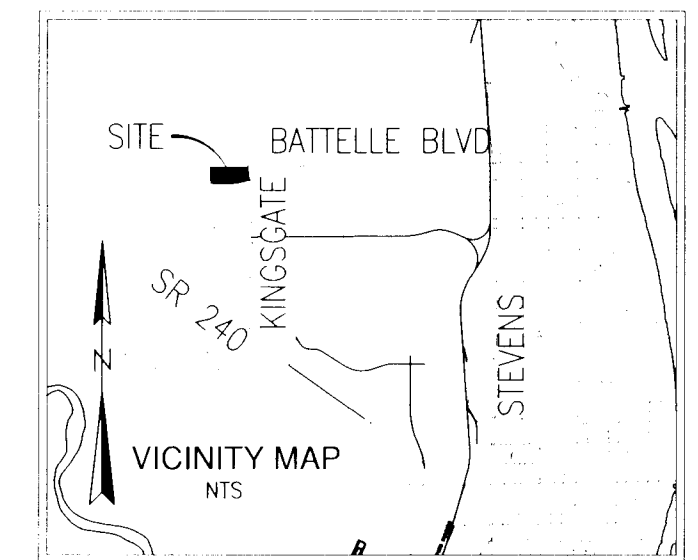
Approved as to form:

Heather Kintzley, City Attorney

Exhibit A
Short Plat No. 3641

Draft

EXHIBIT A

SHORT PLAT NO. 3288PREPARED FOR
THE CITY OF RICHLANDPORTION OF THE NORTH 1/2 OF
THE NORTHWEST 1/4 OF SECTION 21,
TOWNSHIP 10 NORTH, RANGE 28 EAST, WILLAMETTE MERIDIAN,
CITY OF RICHLAND, BENTON COUNTY, WASHINGTON

Curve Table (SPC)						Curve Table (GROUND)					
Curve #	Length	Radius	Delta	Chord Bearing	Chord Length	Curve #	Length	Radius	Delta	Chord Bearing	Chord Length
C1	76.02	1460.00	2°59'00"	N87°55'45"E	76.01	C1	76.03	1460.14	2°59'00"	N87°55'45"E	76.02
C2	168.38	1460.00	6°36'28"	N83°08'01"E	168.28	C2	168.39	1460.14	6°36'28"	N83°08'01"E	168.30
C3	75.71	50.00	86°45'08"	N36°27'13"E	68.68	C3	75.71	50.00	86°45'08"	N36°27'13"E	68.69
C4	111.45	1539.85	4°08'49"	S4°50'57"E	111.43	C4	111.46	1540.00	4°08'49"	S4°50'57"E	111.44
C5	251.10	1500.00	9°35'28"	N84°37'31"E	250.80	C5	251.12	1500.14	9°35'28"	N84°37'31"E	250.83
C6	266.23	1499.86	10°10'12"	S5°05'05"E	265.88	C6	266.25	1500.00	10°10'12"	S5°05'05"E	265.90

SURVEYOR'S NOTES

- DATE OF SURVEY/MONUMENTS VISITED: OCTOBER 2018 AND MAY 2019
- BASIS OF BEARING: NAD83(2011) WASHINGTON STATE PLANE COORDINATE SYSTEM, SOUTH ZONE.
- UNITS OF MEASURE: US SURVEY FEET GRID DISTANCES. MULTIPLY GRID DISTANCES BY A COMBINED SCALE FACTOR OF 1.0000964167 TO ACHIEVE GROUND DISTANCES. REFERENCE DESCRIPTION DISTANCES AND AREA ARE GROUND DISTANCES. MULTIPLY GROUND DISTANCES BY A COMBINED SCALE FACTOR OF 0.999907592 TO ACHIEVE SURVEYED GRID DISTANCES.
- EQUIPMENT/PROCEDURES: TOPCON GR3 GNSS, RTK METHOD. LINEAR CLOSURES MEET OR EXCEED STANDARDS CONTAINED IN WAC 332-130-090.
- (XXX.XX) GROUND DISTANCES.

CITY OF RICHLAND NOTES

- PRIOR TO DEVELOPMENT OF INDIVIDUAL LOTS, A GEOTECHNICAL STUDY MAY BE REQUIRED AND CONDUCTED IN ACCORDANCE WITH 2015 IBC SECTION 1803. A GRADING PERMIT MAY BE REQUIRED AND FINAL OBSERVATION CONDUCTED BY CITY OF RICHLAND AND THE GEOTECHNICAL ENGINEER OF RECORD.
- AUTHORIZATION OF THIS SHORT PLAT DOES NOT GUARANTEE THE ISSUANCE OF ANY FUTURE DEVELOPMENT PERMITS, INCLUDING, BUT NOT LIMITED TO: BUILDING PERMITS, COMPREHENSIVE PLAN AMENDMENTS OR ZONING AMENDMENTS.
- ADDRESSES SHOWN IN BRACKETS ARE SUBJECT TO CHANGE BY THE CITY OF RICHLAND, ZIP CODE 99354

APPROVALS

I HEREBY CERTIFY THAT THE TAXES ON THE LAND DESCRIBED HEREON HAVE BEEN PAID TO AND INCLUDING THE YEAR 2020. PARCEL NO. 121082013288002

Kenneth Spencer by Heather Hutchison 1/10/2020
BENTON COUNTY TREASURER DATE

THE ANNEXED SHORT PLAT IS HEREBY APPROVED BY AND FOR THE CITY OF RICHLAND, STATE OF WASHINGTON.

[Signature] 1/8/2020
ENGINEER, CITY OF RICHLAND DATE

OWNER'S CERTIFICATE

WE, THE UNDERSIGNED, HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE TRACT OF LAND DESCRIBED HEREON, THAT WE HAVE CAUSED SAID LAND TO BE SURVEYED AND SHORT PLATTED INTO LOTS AS SHOWN AND THAT THE EASEMENTS ON THE SHORT PLAT ARE HEREBY GRANTED AND DEDICATED FOR THE USES AS SHOWN THEREON.

CITY OF RICHLAND

[Signature]
CYNTHIA D. REENTS, CITY MANAGER

1/8/2020
DATE

ACKNOWLEDGMENT

STATE OF WASHINGTON
COUNTY OF BENTON

ON THIS 8th DAY OF Jan., 2020 BEFORE ME, THE UNDERSIGNED,
A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED CYNTHIA D. REENTS, TO ME KNOWN TO BE THE CITY MANAGER, OF THE CITY OF RICHLAND, WASHINGTON, THE CORPORATION THAT EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED THE 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 THEY ARE AUTHORIZED TO EXECUTE THE SAID INSTRUMENT AND THAT THE SEAL AFFIXED IS THE CORPORATE SEAL OF SAID MUNICIPAL CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL AFFIXED THE DAY AND YEAR FIRST ABOVE WRITTEN.

[Signature]
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON

RESIDING AT: Benton County, WA

MY COMMISSION EXPIRES: 9-5-2022

DESCRIPTION

LOT 2, SHORT PLAT 3288, RECORDED IN VOLUME 1 OF SHORT PLATS AT PAGE 3288, UNDER AUDITOR'S FILE NUMBER 2010-034035, RECORDS OF BENTON COUNTY, WASHINGTON.

MONUMENT NOTES

- 2" BRASS CAP IN ASPHALT(23E)
- 2" BRASS CAP IN ASPHALT

LEGEND

- FOUND 3" BRASS CAP AS NOTED
- FOUND 5/8" REBAR & CAP "PERMIT SURVEY PLS 45774", OR AS OTHERWISE NOTED
- SET 5/8" REBAR & CAP "PERMIT SURVEY PLS 54534"
- SET 2.5" BRASS CAP IN MONUMENT CASE "45774"

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 5th DAY OF Jan., 2020 A.D. AT 11 MINUTES PAST 5 M., AND RECORDED IN VOLUME 1 OF SHORT PLATS, PAGE 3288 AT THE REQUEST OF ASHLEY D. GARZA.

BENTON COUNTY AUDITOR BRENDA CHILTON

FEE NO. 54534

SURVEYOR'S CERTIFICATE

I, ASHLEY D. GARZA, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF WASHINGTON, BASED ON MY KNOWLEDGE, INFORMATION, AND BELIEF, HEREBY CERTIFY THAT THE SHORT PLAT 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 SHORT PLAT IS STAKED ON THE GROUND AS INDICATED HEREON.

Ashley Garza
ASHLEY D. GARZA
CERTIFICATE NO. 54534



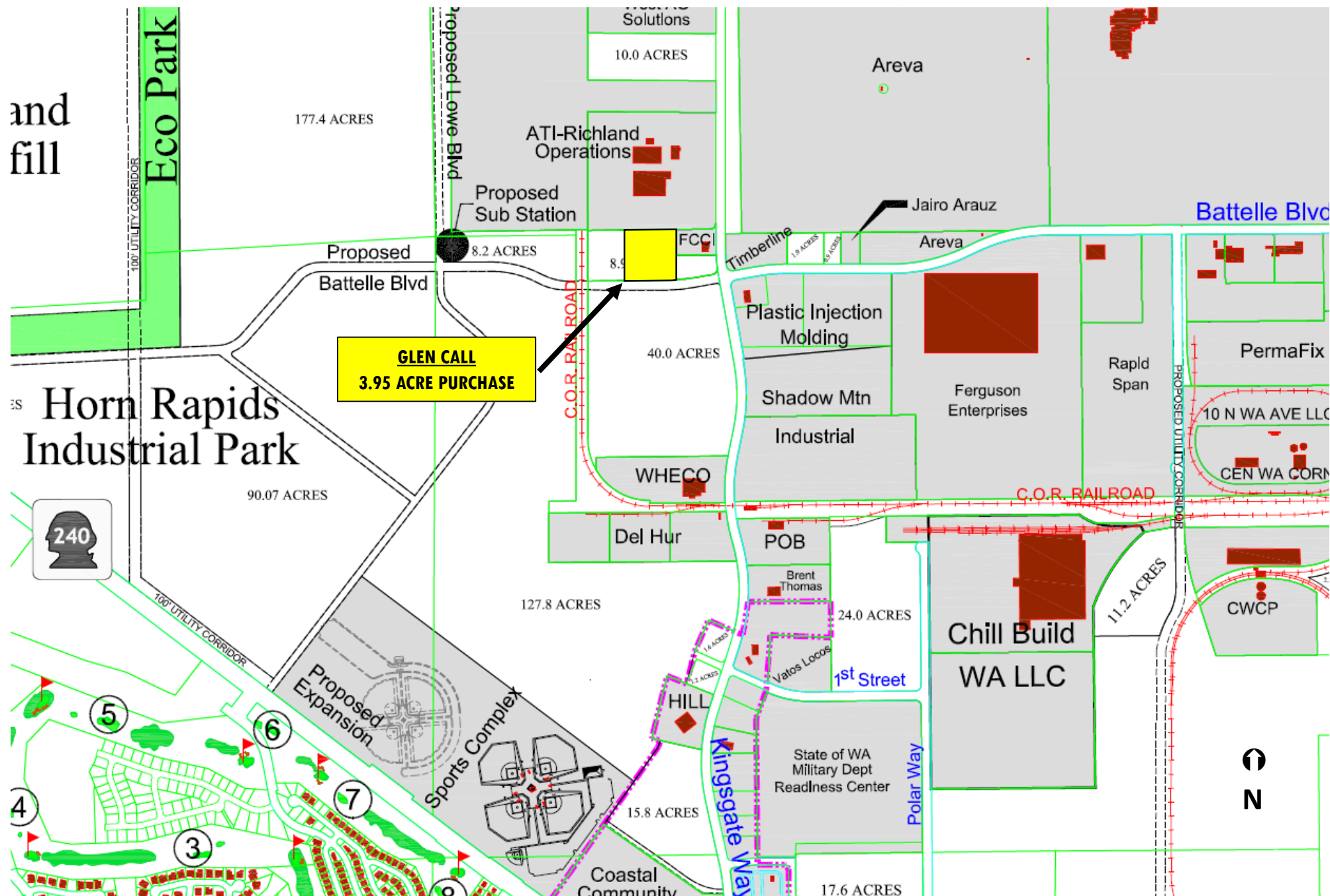
**PERMIT
SURVEYING
NC**

2245 Robertson Drive
Richland, Washington 99354

Office 509-375-4123
Fax 509-371-0999

DATE: 01/07/2020
SCALE: 1"=50'
DRAWN BY: ADG
APPROVED BY: CCA
PROJECT: 19056
SHEET 1 OF 1

and
fill



BDG LLC
2151 Henderson Loop
Richland, WA 99354
December 4, 2019

Mr. Darin Arrasmith
City of Richland, Economic Development Office
625 Swift Blvd., MS-07
Richland, WA 99352

Mr. Arrasmith:

We are submitting this letter of intent to purchase lot 2 and lot 3, with 200 feet of frontage for each lot, on the new portion of Battelle Blvd, near Kingsgate Way.

We propose to build a 20,000 square foot industrial building with docks and truck access, on Lot 2. This building will be owner occupied with a portion being leased. On Lot 3, we plan to build another 20,000 square foot industrial building with docks, and shared truck access with Lot 2. This building will be for owner occupancy and or leasing. Employee parking will be on the opposite side of the buildings from the truck access. Additional parking, as needed, will be built on the north side of the property.

The primary tenant will be GF Blends, a Richland business, manufacturing food products. GF Blends has been in business 10 years and employs 4-8 people. We are expanding our business and hope to double our employees. For the leased areas, the number of employees is unknown.

This building will be funded by BDG LLC, a Richland business. We sent a previous letter of intent on June 7, 2019 and this letter is meant to replace that, and any other letters of intent previously sent to you.

We expect to begin construction on the Lot 2 building as soon as possible, with a 6 to 8 month construction time. Construction timeline on Lot 3 will be dependent on need and potential.

Our intent is to own, occupy and lease both buildings.

This letter of intent should not be considered as a contract.

Thank You,



Glen Call

Partner, BDG LLC



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 2/4/2020

Agenda Category: Resolutions - Adoption

Core Focus Area 3 - Increase Economic Vitality

Subject:

Resolution No. 18-20, Approving the Final Plat of White Bluffs Phase 6

Department:

Development Services

Ordinance/Resolution Number:

18-20

Document Type:

Resolution

Recommended Motion:

Adopt Resolution No. 18-20, approving the final plat of White Bluffs Phase 6.

Summary:

RC of Washington is requesting final plat approval for the sixth phase of White Bluffs, which received preliminary plat approval on January 17, 2013 with adoption of Resolution No. 16-13. The final plat of White Bluffs Phase 6 proposes to subdivide 10.46 acres into 31 lots for single-family residential construction in the R-1-10 zone.

The subject site lies adjacent to the north side of the Interstate 182 right-of-way corridor and just east of Dallas Road.

All on-site public infrastructure has been completed to the satisfaction of the Public Works Department.

Staff recommends approval of Resolution No. 18-20.

Fiscal Impact:

The addition of new homes will add property tax revenue to the city and place additional demands on city services.

Attachments:

1. Resolution No. 18-20
2. Vicinity

RESOLUTION NO. 18-20

A RESOLUTION of the City of Richland approving the final plat of White Bluffs Phase 6, subject to the conditions of approval of Technical Advisory Committee Report S2012-100 dated January 17, 2013, and the findings and conclusions of the Richland City Council as adopted by Resolution No. 16-13.

WHEREAS, on January 23, 2013, Richland Planning Commission held an open-record public hearing to consider the preliminary plat application of White Bluffs as submitted by RC of Washington; and

WHEREAS, the Richland Planning Commission recommended to the Richland City Council that it conditionally approve the preliminary plat of White Bluffs; and

WHEREAS, on February 19, 2013, Richland City Council held a closed-record hearing to consider the proposed White Bluffs preliminary plat application and the recommendation of the Planning Commission. Council took action to adopt Resolution No. 16-13 to approve the preliminary plat request; and

WHEREAS, the final plat for White Bluffs Phase 6, consisting of 31 residential lots on 10.46 acres, has been constructed in accordance with the conditions attached to the approved preliminary plat to the satisfaction of the Richland Public Works Department.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland that the final plat of White Bluffs Phase 6, a copy of which is attached hereto as **Exhibit A** and incorporated herein by this reference, is hereby approved subject to the conditions of approval contained in Technical Advisory Committee Report S2012-100 dated January 17, 2013, attached hereto as **Exhibit B** and incorporated herein by this reference, together with the findings and conclusions of the Richland City Council as adopted by Resolution No. 16-13.

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

ADOPTED by the City Council of the City of Richland, Washington, at a regular meeting on the 4th day of February, 2020.

Ryan Lukson, Mayor

Attested by:

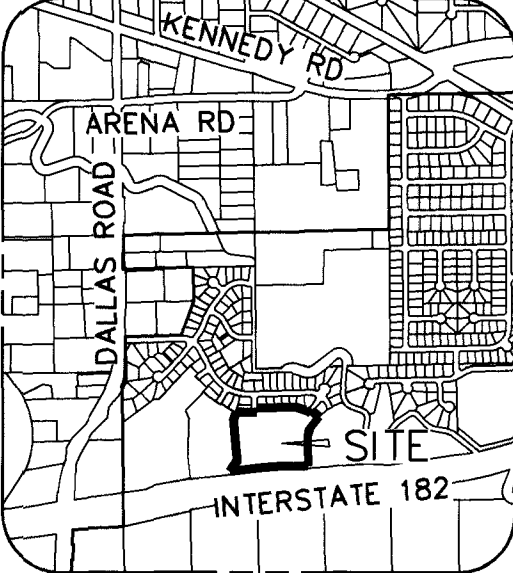
Approved as to form:

Jennifer Rogers, City Clerk

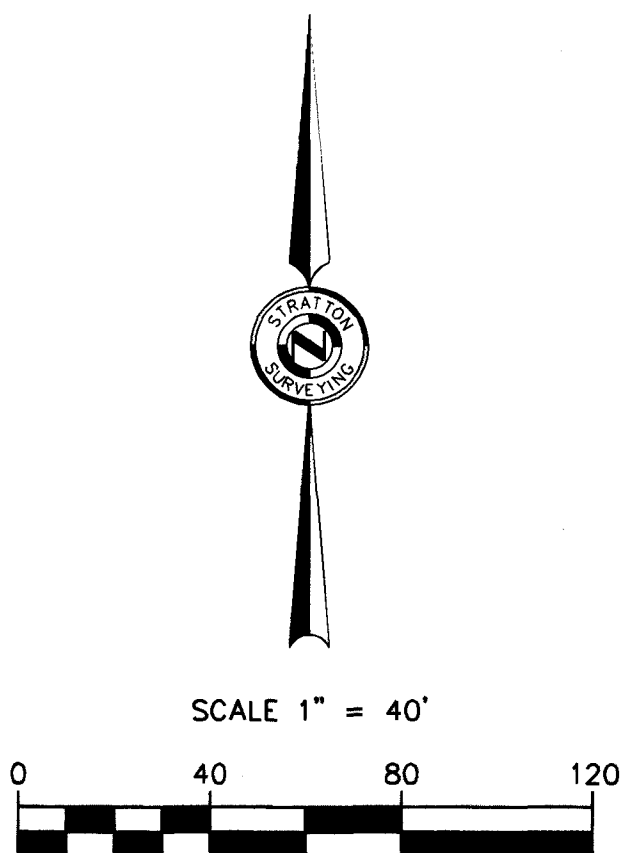
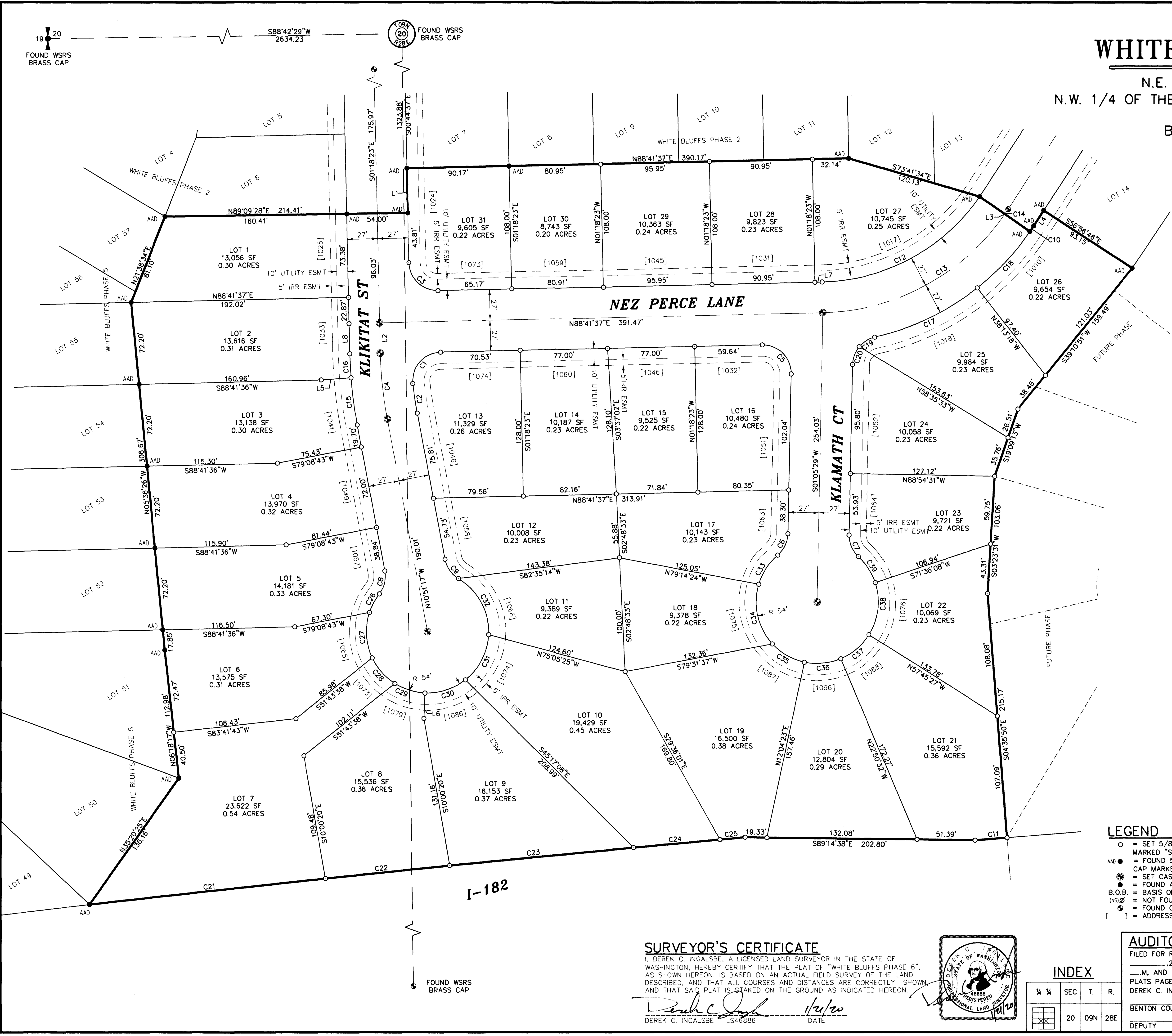
Heather Kintzley, City Attorney

THE FINAL PLAT OF
WHITE BLUFFS PHASE 6

N.E. 1/4 OF THE S.W. 1/4 AND THE
N.W. 1/4 OF THE S.E. 1/4 OF SEC. 20, T.09N., R.28E., W.M.,
CITY OF RICHLAND,
BENTON COUNTY, WASHINGTON



VICINITY SKETCH
NOT TO SCALE

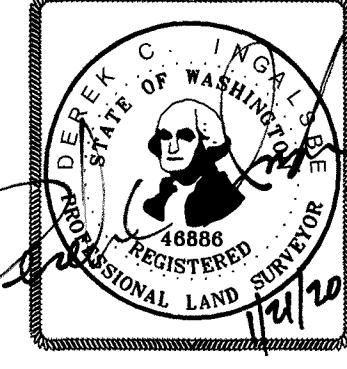


BASIS OF BEARING
NAD 83
PER C.O.R. CONTROL FILE
PNTS 1731 AND 1738
EQUIPMENT USED
A THREE-SECOND TOTAL STATION
SPECTRA PRECISION RTK GPS

- LEGEND**
- = SET 5/8" REBAR W/ BLUE PLASTIC CAP MARKED "STRATTON DCI 46886"
 - = FOUND 5/8" REBAR W/ ORANGE PLASTIC CAP MARKED "STRATTON AAD 38021"
 - ⊙ = SET CASED BRASS CAP MARKED "46886"
 - = FOUND AS INDICATED
 - B.O.B. = BASIS OF BEARING
 - (NS) = NOT FOUND OR SET
 - ⊙ = FOUND CASED BRASS CAP
 - [] = ADDRESSES

SURVEYOR'S CERTIFICATE
I, DEREK C. INGALSBE, A LICENSED LAND SURVEYOR IN THE STATE OF WASHINGTON, HEREBY CERTIFY THAT THE PLAT OF "WHITE BLUFFS PHASE 6", AS SHOWN HEREON, IS BASED ON AN 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.

Derek C. Ingalsbe 1/10/20
DEREK C. INGALSBE LS46886 DATE



INDEX

1/4	SEC	T.	R.
	20	09N	28E

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS _____ DAY OF _____, 2020 AT _____ MINUTES PAST _____, M., AND RECORDED IN VOLUME _____ OF PLATS PAGE _____, AT THE REQUEST OF DEREK C. INGALSBE, P.L.S.
BENTON COUNTY AUDITOR
DEPUTY _____ FEE NO. _____

FINAL PLAT FOR
RANDY CROSBY

STRATTON SURVEYING & MAPPING, PC
313 NORTH MORAIN STREET
KENNEWICK, WA 99336
(509) 735-7364
FAX: (509) 735-6560
stratton@strattonsurvey.com

3061FP8.DWG	© 2020
DATE: 01/20/20	SHT. 1 OF 2
DRAWN BY: SPW/DCI	JOB # 3061

PLAT CLOSURE					
BEARING	DISTANCE	NORTH	SOUTH	EAST	WEST
S54°23'17"W	15.54	0.0000	9.0488	0.0000	12.6337
S44°11'03"W	439.20	0.0000	314.9519	0.0000	306.1077
S89°04'35"W	56.09	0.0000	0.9042	0.0000	56.0827
S53°23'09"W	373.62	0.0000	222.8359	0.0000	299.8934
S00°55'25"E	685.82	0.0000	685.7309	11.0550	0.0000
N81°43'18"E	216.71	31.2026	0.0000	214.4519	0.0000
N66°42'12"E	94.68	37.4453	0.0000	86.9606	0.0000
N78°27'08"E	306.41	61.3390	0.0000	300.2076	0.0000
N82°32'08"E	55.70	7.2361	0.0000	55.2280	0.0000
N07°23'55"W	223.05	221.1930	0.0000	0.0000	28.7225
N01°00'38"E	354.44	354.3849	0.0000	6.2511	0.0000
N66°34'57"E	7.82	3.1079	0.0000	7.1759	0.0000
N23°25'03"W	89.31	81.9538	0.0000	0.0000	35.4943
N44°08'59"E	225.00	161.4426	0.0000	156.7204	0.0000
N32°40'48"E	35.88	30.2002	0.0000	19.3733	0.0000
N44°08'59"E	49.85	35.7685	0.0000	34.7223	0.0000
N45°51'01"W	156.86	109.2587	0.0000	0.0000	112.5504
N44°08'59"E	9.54	6.8452	0.0000	6.6449	0.0000
N46°40'26"E	24.40	16.7421	0.0000	17.7500	0.0000
N40°48'08"W	99.54	75.3488	0.0000	0.0000	65.0444
		1233.468	1233.472	916.541	916.529

LINE TABLE		
LINE	LENGTH	DIRECTION
L1	39.19	N01°18'23"W
L2	26.66	S01°18'23"E
L3	54.00	S55°26'36"E
L4	16.20	S33°03'14"W
L5	26.28	S85°30'01"W
L6	22.19	S02°25'30"W
L7	6.44	S88°40'33"W
L8	26.66	S01°18'14"E

CURVE TABLE					
CURVE	LENGTH	RADIUS	Δ	CH DIREC.	CHORD
C1	41.40	25.00	94°52'39"	S41°15'17"W	36.83
C2	26.33	323.00	4°40'15"	S08°31'05"E	26.32
C3	39.27	25.00	90°00'00"	S46°18'23"E	35.36
C4	58.33	350.00	9°32'54"	S06°04'50"E	58.26
C5	40.32	25.00	92°23'53"	N45°06'27"W	36.09
C6	21.31	25.00	48°50'07"	N25°30'33"E	20.67
C7	21.31	25.00	48°50'07"	S23°19'34"E	20.67
C8	21.31	25.00	48°50'07"	N13°33'47"E	20.67
C9	21.31	25.00	48°50'07"	S35°16'20"E	20.67
C10	5.95	227.00	1°30'10"	N33°48'19"E	5.95
C11	28.27	24200.00	0°04'01"	S85°22'07"W	28.27
C12	163.46	173.00	54°08'13"	N61°37'30"E	157.45
C13	188.97	200.00	54°08'13"	N61°37'30"E	182.02
C14	5.25	200.00	1°30'10"	N33°48'19"E	5.25
C15	41.81	377.00	6°21'14"	S07°40'40"E	41.79
C16	21.02	377.00	3°11'40"	S02°54'13"E	21.02
C17	100.84	227.00	25°27'10"	N64°30'17"E	100.01
C18	68.23	227.00	17°13'18"	N43°10'03"E	67.97
C19	16.18	25.00	37°05'11"	S58°41'17"W	15.90
C20	17.04	25.00	39°03'12"	S20°37'05"W	16.71

CURVE TABLE					
CURVE	LENGTH	RADIUS	Δ	CH DIREC.	CHORD
C21	209.56	24220.00	0°29'45"	S83°43'44"W	209.56
C22	110.28	24220.00	0°15'39"	S84°06'26"W	110.28
C23	163.13	24220.00	0°23'09"	S84°25'51"W	163.13
C24	76.61	24220.00	0°10'52"	S84°42'51"W	76.61
C25	22.30	24220.00	0°03'10"	S84°49'53"W	22.30
C26	18.55	54.00	19°40'37"	S28°08'31"W	18.45
C27	41.02	54.00	43°31'31"	S03°27'33"E	40.04
C28	30.45	54.00	32°18'14"	S41°22'25"E	30.04
C29	28.32	54.00	30°02'59"	S72°33'01"E	28.00
C30	38.31	54.00	40°39'02"	N72°05'59"E	37.51
C31	46.09	54.00	48°54'13"	N27°19'22"E	44.70
C32	58.96	54.00	62°33'38"	N28°24'34"W	56.08
C33	31.19	54.00	33°05'34"	S33°22'49"W	30.76
C34	56.40	54.00	59°50'43"	S13°05'19"E	53.87
C35	32.91	54.00	34°54'56"	S60°28'09"E	32.40
C36	32.91	54.00	34°54'55"	N84°36'55"E	32.40
C37	32.91	54.00	34°54'55"	N49°42'01"E	32.40
C38	47.73	54.00	50°38'25"	N06°55'21"E	46.19
C39	27.66	54.00	29°20'45"	N33°04'15"W	27.36

DESCRIPTION

THAT PORTION OF TRACT E, WHITE BLUFFS PHASE 1, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 15 OF PLATS, PAGE 468, RECORDS OF BENTON COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 49 OF THE PLAT OF WHITE BLUFFS PHASE 5, RECORDED IN VOLUME 15 OF PLATS AT PAGE 613, RECORDS OF SAID COUNTY;
THENCE THE FOLLOWING COURSES ALONG THE EASTERLY LINE OF SAID PLAT;
NORTH 35°20'25" EAST 136.16 FEET;
NORTH 06°18'17" WEST 112.98 FEET;
NORTH 05°36'26" WEST 306.67 FEET;
NORTH 21°38'34" EAST 81.10 FEET TO THE MOST WESTERLY CORNER OF LOT 6 OF THE PLAT OF WHITE BLUFFS PHASE 2, RECORDED IN VOLUME 15 OF PLATS AT PAGE 508, RECORDS OF SAID COUNTY AND THE END OF SAID EASTERLY COURSES;
THENCE ALONG THE SOUTHERLY LINE OF SAID PLAT;
NORTH 89°09'28" EAST 214.41 FEET;
NORTH 01°18'23" WEST 39.19 FEET;
NORTH 88°41'37" EAST 390.17 FEET;
SOUTH 73°41'34" EAST 120.13 FEET;
SOUTH 55°26'36" EAST 54.00 FEET;
NORTH 33°03'14" EAST 16.20 FEET;
SOUTH 56°56'46" EAST 93.15 FEET TO THE MOST SOUTHERLY CORNER OF LOT 14 OF SAID PLAT AND THE END OF SAID SOUTHERLY COURSES;
THENCE SOUTH 39°10'51" WEST 159.49 FEET;
THENCE SOUTH 19°09'13" WEST 62.27 FEET;
THENCE SOUTH 03°23'31" WEST 103.06 FEET;
THENCE SOUTH 04°35'50" EAST 215.17 FEET TO THE SOUTHERLY LINE OF SAID TRACT E AND THE BEGINNING OF A NON-TANGENT CURVE TO THE LEFT, THE RADIUS POINT OF WHICH BEARS SOUTH 04°35'52" EAST 24200.00 FEET;
THENCE SOUTHWESTERLY ALONG SAID CURVE AND THE NORTHERLY RIGHT-OF-WAY LINE OF INTERSTATE 182 A DISTANCE OF 28.27 FEET THROUGH A DELTA ANGLE OF 00°04'01";
THENCE NORTH 89°14'38" WEST 202.80 FEET TO THE BEGINNING OF A CURVE TO THE LEFT, THE RADIUS POINT OF WHICH BEARS SOUTH 05°08'32" EAST 24220.00 FEET;
THENCE SOUTHWESTERLY ALONG SAID CURVE AND CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY LINE 581.88 FEET THROUGH A DELTA ANGLE OF 01°22'35" TO THE SAID POINT OF BEGINNING.

TOGETHER WITH AND SUBJECT TO EASEMENTS, RESERVATIONS, COVENANTS AND RESTRICTIONS, OF RECORD AND IN VIEW.

DEDICATION

I, THE UNDERSIGNED, HEREBY CERTIFY THAT I AM THE OWNER OF THE TRACT OF LAND DESCRIBED HEREON AND THAT I HAVE CAUSED SAID LAND TO BE SURVEYED AND PLATTED INTO LOTS AND TRACTS AND THAT ALL STREETS, ROAD RIGHTS-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 WHITE BLUFFS PHASE 6.

R.C. OF WASHINGTON, INC.

RANDALL E CROSBY _____ DATE _____

ACKNOWLEDGEMENT

STATE OF _____

COUNTY OF _____

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT RANDALL E CROSBY IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE PRESIDENT OF R.C. OF WASHINGTON, INC. TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATE: _____

NOTARY PUBLIC _____ MY APPOINTMENT EXPIRES _____

NOTARY STAMP
BLACK INK ONLY

APPROVALS

THE PLAT WHITE BLUFFS PHASE 6, IS HEREBY APPROVED BY AND FOR THE CITY OF RICHLAND, STATE OF WASHINGTON. ANY EXISTING EASEMENTS LYING WITHIN THE BOUNDARIES OF THIS PLAT THAT ARE UNDER THE JURISDICTION OF THE CITY AND NOT SHOWN HEREON ARE HEREBY RELINQUISHED.

CITY ENGINEER, RICHLAND _____ DATE _____

CITY MANAGER, RICHLAND _____ DATE _____

CLERK, CITY OF RICHLAND _____ DATE _____

I HEREBY CERTIFY THAT THE TAXES ON THE LAND DESCRIBED HEREON HAVE BEEN PAID TO AND INCLUDING THE YEAR _____ PARCEL NO. 120982020005003

TREASURER, BENTON COUNTY _____ DATE _____

ATTEST: _____ DATE _____
BENTON COUNTY ASSESSOR

IRRIGATION

I HEREBY CERTIFY THAT THE PROPERTY DESCRIBED HEREIN IS LOCATED WITHIN THE BOUNDARIES OF THE KENNEWICK IRRIGATION DISTRICT BUT THAT THIS PROPERTY IS NOT CLASSIFIED AS IRRIGABLE LAND AND IS NOT ENTITLED TO IRRIGATION WATER UNDER THE EXISTING OPERATING RULES AND REGULATIONS OF THE DISTRICT. I FURTHER CERTIFY THAT THE IRRIGATION EASEMENTS SHOWN ON THIS PLAT ARE ADEQUATE TO SERVE ALL LOTS SHOWN HEREON PER THE REQUIREMENTS OF RCW 58.17.310.

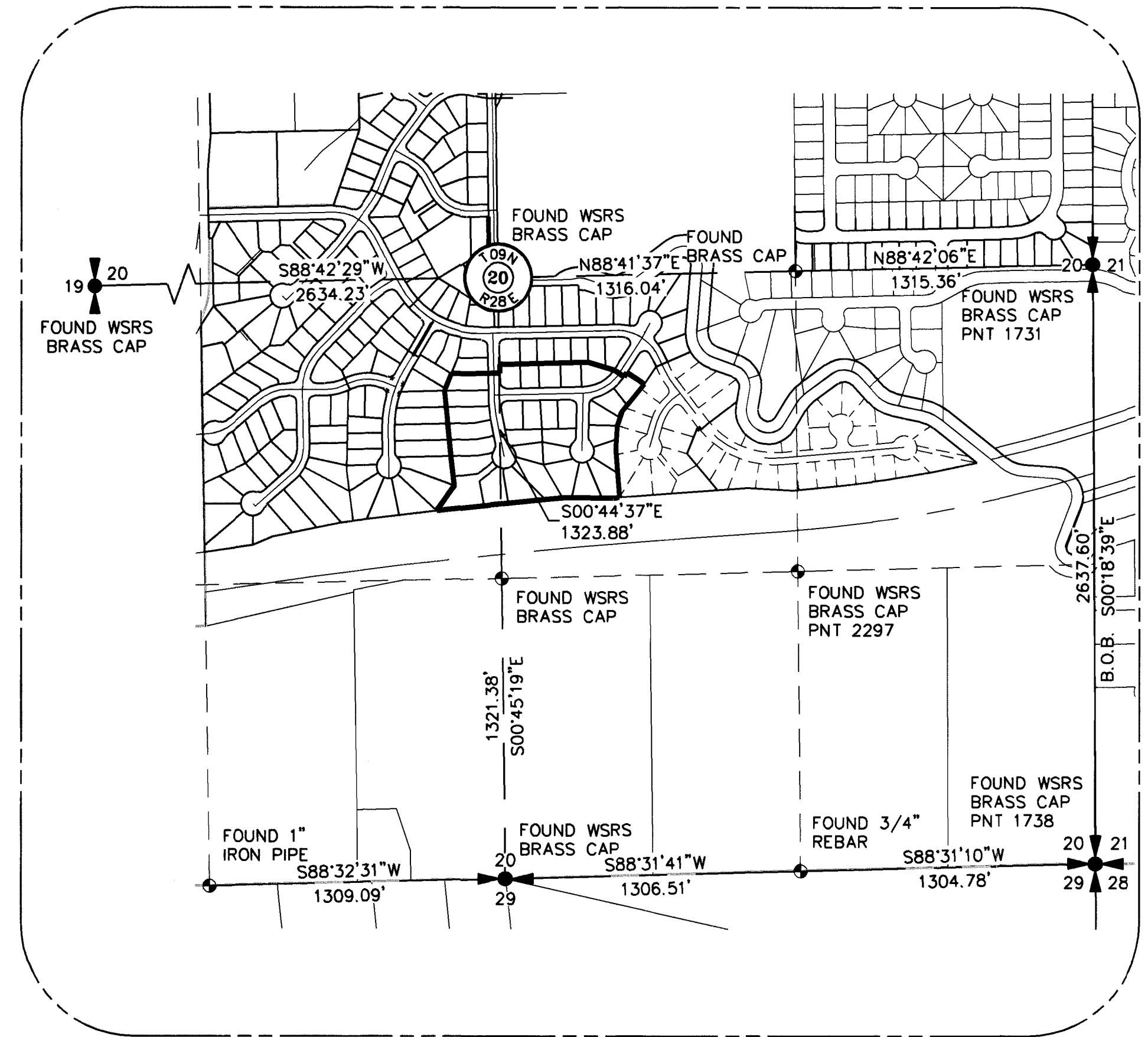
KENNEWICK IRRIGATION DISTRICT _____ DATE _____

CITY NOTES

- ADDRESSES SHOWN IN [BRACKETS] ARE SUBJECT TO CHANGE BY THE CITY OF RICHLAND. ZIP CODE: 99352
- PARK FEES AS REQUIRED BY RICHLAND MUNICIPAL CODE CHAPTER 22.12 AND TRAFFIC FEES AS REQUIRED BY RICHLAND MUNICIPAL CODE 12.03 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.
- ALL LANDSCAPED AREAS WITHIN THE PLAT THAT ARE IN THE PUBLIC RIGHT OF WAY SHALL BE THE RESPONSIBILITY OF THE HOMEOWNERS TO MAINTAIN.
- ALL SIDEWALKS INSTALLED IN THE PLAT OF WHITE BLUFFS PHASE 6 THAT ARE ADJACENT TO CITY STREETS SHALL BE 5- FEET WIDE.
- CENTRALIZED DELIVERY UNITS (CBU/MAILBOX) TO BE INSTALLED PRIOR TO ISSUANCE OF ANY BUILDING PERMIT.
- THIS PROPERTY IS LOCATED WITHIN THE BOUNDARIES OF THE KENNEWICK IRRIGATION DISTRICT AND IN THE IMMEDIATE VICINITY OF IRRIGATION INFRASTRUCTURE. PLEASE REFER TO WWW.KID.ORG FOR FURTHER INFORMATION.
- THE PLAT OF WHITE BLUFFS PHASE 6 LIES WITHIN THE BOUNDARY OF THE SOUTH RICHLAND COLLECTOR STREET FINANCING PLAN (RMC 12.03). AS SUCH, EACH DWELLING PERMIT WITHIN THE PLAT SHALL THEREFORE BE SUBJECT TO THE FEES ADMINISTERED BY THE FINANCE PLAN FOR ANY PHASE SUBMITTED FOR APPROVAL.
- TRACT C IN PHASE 1 IS A STORM DRAINAGE POND UNDER THE OWNERSHIP OF THE CITY OF RICHLAND. THE HOMEOWNERS CAN MAINTAIN THE LANDSCAPING WITHIN THE POND FOR AESTHETIC PURPOSES IF SO DESIRED. THE CITY'S STANDARDS FOR STORM POND MAINTENANCE CONSISTS OF SEMI-ANNUAL VEGETATION ABATEMENT AND SPECIFICALLY DOES NOT INCLUDE IRRIGATION, LANDSCAPING, OR OTHER AESTHETIC IMPROVEMENTS.

THE FINAL PLAT OF WHITE BLUFFS PHASE 6

N.E. 1/4 OF THE S.W. 1/4 AND THE
N.W. 1/4 OF THE S.E. 1/4 OF SEC. 20, T.09N., R.28E., W.M.,
CITY OF RICHLAND,
BENTON COUNTY, WASHINGTON



**RICHLAND PLANNING COMMISSION
TECHNICAL ADVISORY COMMITTEE REPORT (S2012-100)
JANUARY 17, 2013**

APPLICANT: RC OF WASHINGTON, INC.

REQUEST: PRELIMINARY PLAT APPROVAL TO SUBDIVIDE AN APPROXIMATELY 77-ACRE PARCEL INTO 220 RESIDENTIAL LOTS (WHITE BLUFFS).

LOCATION: GENERALLY WEST OF THE PLAT OF BROOKSHIRE ESTATES DIVISION 7, EAST OF DALLAS ROAD AND NORTH OF I-182.

ENGINEER: HARMS ENGINEERING, 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, 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 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. Unless alternative provisions are approved by the Fire and Emergency Services Department, a secondary emergency vehicle access (SEVA) meeting City of Richland standards shall be constructed that connects the existing improved SEVA in the southeasterly portion of the Brookshire Estates Division 7 subdivision to Dallas Road through the proposed subdivision concurrent with the first phase of development.

Any phase of development (e.g., Phase 4) with a single point of public street access and that exceeds 16 homes shall either have a Fire and Emergency Services Department approved SEVA installed or alternatively, homes within those areas may be approved if NFPA 13D Fire Sprinkler systems are installed. Final

plats with lots requiring approved fire sprinkler systems shall have notes on the face of the final plat clearly setting forth said requirements.

4. In order to provide looped electrical feeder circuit service to the proposed development, a temporary electrical line easement acceptable to the Richland Energy Services Department shall be provided from the eastern lot corner of Lot 12 Phase 9 into the first phase of the proposed development. Unneeded portions of said temporary easement can be relinquished as the phased development builds out proceeding from Dallas Road to the east.
5. The street names and addresses shall be finalized at time of final plat submittal and review. Street naming and addressing shall be in conformance to RMC Chapter 12.01.
6. Fees for parks shall be paid in accordance with the provisions of Richland Municipal Code (RMC) Chapter 22.12.
7. Final plats shall identify use and ownership of all proposed non-residential tracts.
8. Development is subject to the recommendations of the Geotechnical Site Investigation Report prepared by GN Northern, Inc., dated April 2011 as those recommendations may be modified and approved by GN Northern, Inc., and the City of Richland based on any supplemental geotechnical work and studies.
9. Approval is subject to compliance with the regulations of the Benton County Clean Air Authority pertaining to dust control during construction.
10. Preliminary plat approval is subject to all conditions of approval set forth in the attached memorandum from the Civil and Utility Engineering Division dated January 16, 2013.

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

DATE: January 16, 2013

TO: JEFF ROLPH, SENIOR PLANNER

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

PROJECT NAME: WHITE BLUFFS (AKA INDIAN HILLS) PRELIMINARY PLAT (S2012-100)

PROJECT LOCATION: NORTH OF I-182, EAST OF DALLAS ROAD

The Civil and Utility Engineering Division has reviewed the revised preliminary plat received in this office on January 8, 2013, for the above referenced property and has the following conditions.

1. Please show the City limits.

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 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. 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. 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 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.

6. 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.
7. 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'.
8. All plan sheets involving construction of public infrastructure shall have the stamp of a current Washington State licensed professional engineer.
9. 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/>
10. City Council approved the use of City potable water for irrigation purposes for this plat. Should a separate irrigation water source (other than City potable water) become available prior to the permitting of any phase, it shall be constructed and implemented with that phase.
11. 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:

12. 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. Sewer mains over 15-feet deep shall be constructed out of SDR26 PVC, 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 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.
 - 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.
13. 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.
14. All KID canal crossings (roads or utilities) shall be approved by the KID prior to beginning construction, and all utility crossings beneath the KID canal or their Right of Way shall be encased in a continuous steel sleeve.
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 White Bluffs preliminary plat lies within the boundary of the South Richland Collector Street Financing Plan (RMC 12.03). This plat shall therefore be subject to the fees administered by the finance plan for any phase submitted for approval.
- 18. Prior to submittal of construction plans the applicant shall complete a traffic impact study for the project that will identify the impacts of this project to traffic at the intersection of all entrances and determine if the level of service will be reduced below a level "D" as a result of this development. The applicant will be required to construct all mitigation improvements identified in the traffic impact study prior to the completion of the phase during which service is projected to be reduced below a level "D". These improvements may include widening of the impacted road consisting of turn lanes and acceleration/deceleration lanes at the subject intersections to accommodate the additional traffic created by this development.
- 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, landscape tracts, etc.).
- 20. Road "A" from Dallas Road to Road "B" is classified as an "Arterial Collector street". All lots adjacent to Road "A" that are west of Road "B", and all lots adjacent to the Dallas Road Right of Way shall have a 1-foot "Access control/screening easement" along said frontage. A note will be shown on the face of the final plat stating this. Subsequently, no driveways accessing single family lots will be allowed onto this section of Road "A". Tract "B" is proposed to be a cluster mailbox for the entire development that is accessible by vehicle. A one-way entrance driveway off of Road "A" will be allowed. The exit shall be onto Road "B".
- 21. Road "A" from Road "B" to Road "E" is classified as a "Neighborhood Collector street". Single family lots may access this section of Road "A", but it may experience higher traffic loads than a typical local street.
- 22. The maximum centerline finish grade for the Road "A" access off of Dallas Road shall be no more than 10%.

23. Road "B" (north of Road "A") and Road "N" shall be constructed to the centerline of the KID Right-of-Way at the time that the adjacent phase constructs them.
24. 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.
25. The west end of Road "K" and the east ends of Roads "B" and "N" will need temporary turnarounds on them when built. These will need to be easements from the adjacent property owners.
26. A note shall be added to the faces of the plats that states: "*The private driveways within this plat are fire lanes and parking is restricted. The required no-parking signs shall be installed by the developer where applicable.*" Any private roads narrower than 34-feet shall have parking restricted on one side, and any roads 28-feet or narrower shall have parking restricted on both sides. 20-feet of clear access is required by the Fire Dep't. Street signs indicating restricted parking shall be installed prior to final platting at the developers expense. The restricted parking areas shall be indicated on the final plats.
27. If the private shared driveways in this plat cannot be constructed to City minimum turnaround standards, or if the driveways become blocked in the future, City solid waste collection vehicles may not be able to access these lots for garbage collection. If this occurs the homeowners will be required to transport their cans to an acceptable location for pick-up.
28. The cul-de-sac at the east end of Road "A" is longer than the 400-feet specified in the Richland Municipal Code (it is approximately 1,400-feet long). However, due to shape of the property and the controlling boundaries (the plat of Brookshire Estates, the irrigation canal, and the freeway) and the fact that the developer is providing a permanent Secondary Emergency Vehicle Access here, the City Engineer recommends and would support a deviation from Section 24.16.050 of the Municipal code to allow the cul-de-sac to be constructed as shown.
29. Any filling of low areas or areas that were previously irrigation canal and will be within the future public Right of Way shall be compacted to City standards and per the geotechnical report.
30. A 12-foot wide (minimum) access & utility easement shall be provided for the potentially landlocked parcel north of lots 10 & 11 in phase 3. This parcel has no access from the north because of the KID canal.
31. The Secondary Emergency Vehicle Access (Tract "F") is a permanent feature therefore it shall be paved and shall align with the permanent SEVA in the plat of Brookshire Estates to the north.
32. A SEVA may be needed for the lots on Road "B" as is has more than 16 lots with only one entrance. The developer shall contact the City Fire Department to determine if one is needed or what alternatives exist.

Domestic Water:

33. The proposed preliminary plat of White Bluffs is located within the "Tapteal 3" water pressure zone and will be served by an existing water pipeline located in Dallas Road. The Dallas Road pipeline operates at a pressure that will require a pressure reducing valve to reduce water pressure to Washington State Department of Health and City standards. The developer shall therefore be required to install a City standard pressure reducing valve (PRV) station at the point of connection.

Tract "A" is a likely location for the PRV, but the ultimate location will be as approved by the City Engineer.

34. The Dallas Road water pipeline was installed by another property developer, who also installed a booster pump station and reservoir to complete a water delivery system capable of also supplying the White Bluffs development. The Dallas Road water pipeline and associated pump station and reservoir are nearly complete, but as of the date of these comments the system has not yet been accepted by the City as City infrastructure. Once this water infrastructure is complete and accepted it is anticipated that the builder of this water infrastructure will seek a latecomer agreement as authorized by RCW Ch. 35.91. The City will require the developer of the White Bluffs development to satisfy the terms and conditions of the expected latecomer agreement, once the agreement is approved by the City Council.
35. In the event the Dallas Road water pipeline and associated infrastructure is not completed and accepted by the City, the White Bluffs development will be required to build water supply infrastructure in accordance with the City's 2010 Water System Plan, or an alternative design approved by the City Engineer, to provide adequate water supply to the development.
36. Domestic water pipelines shall be extended to the adjoining properties adjacent to the plat.
37. 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.
38. The fire hydrant layout shall be approved by the City Fire Marshal.

Sanitary Sewer:

39. A 10-foot wide exclusive sanitary sewer easement shall be provided for any sewer main that is outside of the public Right-of-Way. If any manholes are located outside of the public Right-of-Way, maintenance truck access to said structure may be required.
40. Sanitary sewer shall be extended to the adjoining properties adjacent to the plat.

Ground Water:

41. A geohydrology report may be required for this property if substantial quantities of groundwater are encountered during plat construction. If an underdrain system is not required, then the geohydrology report needs to state so. Also, if groundwater is encountered within 5-feet of the finished grade during construction, an underdrain system will be required.

Storm Water:

42. 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 intends to adopt 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.
43. A storm sewer system shall be designed to contain or pass a 25-year storm. Passing the storm downhill will require a downstream system capable of accepting the water without being overwhelmed. The applicant shall provide storm drainage calculations based on a 25-year storm using the Eastern Washington Stormwater Manual and City design standards at the time each phase is engineered. 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. The engineer may need to demonstrate that the pond will drain itself after a storm event, and not have standing water in it longer than necessary.
 - 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 existing or future runoff in the vicinity.
- 44. Stormwater collection systems shall be extended to the adjoining properties adjacent to the plat.
 - 45. 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.
 - 46. 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.
 - 47. 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.
 - 48. 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.
 - 49. 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").

Final Platting / Project Acceptance Requirements:

- 50. 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.

51. 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.
52. 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.
53. The final plat shall include notes identifying all common areas including the private driveways and tracts and acknowledging the ownership and maintenance responsibility by the homeowners association.
54. The following notes shall be added to the face of the final plat (street names shall be adjusted accordingly):
- *"The private shared driveways are for the use and benefit of the homeowners that abut said roads, and are to be maintained by said owners. The City of Richland accepts no maintenance responsibility for these roads"*
 - *"All landscaped areas within the plat that are in the public Right of Way shall be the responsibility of the homeowners to maintain".*
 - *"Road "A" from Dallas Road to Road "B" is classified as an "Arterial Collector street". All lots adjacent to Road "A" that are west of Road "B", and all lots adjacent to the Dallas Road Right of Way shall have a 1-foot "Access control/screening easement" along said frontage. Subsequently, no driveways accessing single family lots will be allowed onto this section of Road "A"."*
 - *"Road "A" from Road "B" to Road "E" is classified as a Neighborhood Collector street".*
 - *"The private driveways within this plat are fire lanes and parking is restricted. The required no-parking signs shall be installed by the developer where applicable."*
 - *"If the private shared driveways become blocked or inaccessible, City solid waste collection vehicles may not be able to access these lots for garbage collection. If this occurs the homeowners will be required to transport their cans to an acceptable location for pick-up".*
55. A one-foot "No access / screening easement" will be required along the Dallas Road & Road "A" Right-of-Ways.
56. The intended use and ownership of all tracts within the plat shall be noted on the final plat.
57. Property with an unpaid L.I.D. assessment towards it must be paid in full or segregated per Richland Municipal Code 3.12.095.

Community
Map

Item: Final Plat - White Bluffs Phase 6
Applicant: RC of Washington
File #: FP2019-110





COUNCIL AGENDA ITEM COVERSHEET

Council Date: 2/4/2020

Agenda Category: Resolutions - Adoption

Core Focus Area 2 - Manage & Maintain Infrastructure & Facilities

Subject:

Resolution No. 19-20, Authorizing the Award of Bid to 2F Enterprises for the 2019 Pedestrian-Activated Crossings with Beacons Project

Department:
Public Works

Ordinance/Resolution Number:
19-20

Document Type:
Resolution

Recommended Motion:

Adopt Resolution No. 19-20, authorizing the City Manager to sign and execute a construction contract with 2F Enterprises for the 2019 Pedestrian-Activated Crossings with Beacons Project

Summary:

On December 4, 2018, Richland City Council adopted a resolution authorizing the 2019 Community Development Block Grant (CDBG) funding, which included a project titled Removal of Architectural Barriers. The scope of this project included installing several enhanced pedestrian crossings on arterial streets. Project development and design work are now complete, and the project is ready to advance to construction.

The City recently issued an invitation to bid the project and received four (4) responses, the lowest of which was submitted by 2F Enterprises of Kennewick, Washington. The lowest responsible bid exceeded the engineer's estimate and authorized budget. Therefore, to award the project with the level of contingency funds recommended by staff, an administrative budget adjustment is necessary to reallocate available, previously appropriated funds from the Swift Boulevard Improvements. With this budget adjustment, the project budget is adequate, and the City's best interests are served by completing the project.

Staff recommends adoption of Resolution No. 19-20.

Fiscal Impact:

The total cost of this project is estimated at \$310,000, which includes engineering, construction and construction contingency funds, and support from Richland Energy Services. The available project budget is \$272,000, which leaves a budget shortfall of \$38,000. Staff proposes to transfer funds from the Swift Boulevard Improvements project budget, specifically the General Fund contribution to the Swift project, to cover this gap. The attached summary illustrates that the entire \$200,000 General Fund contribution to the Swift project was unspent and is available for transfer.

Attachments:

1. Resolution No. 19-20
2. 1-20-20 - 2019 Pedestrian Activated Crossing with Beacons (RRFB) - 19-0088 - 2F Enterprises
3. Swift Blvd Improvements - Budget Summary Recap

RESOLUTION NO. 19-20

A RESOLUTION of the City of Richland authorizing the award of bid to 2F Enterprises for the 2019 pedestrian-activated crossings with beacons project.

WHEREAS, on December 4, 2018, Richland City Council adopted Resolution No. 171-18, authorizing the 2019 Community Development Block Grant (CDBG) funding; and

WHEREAS, the 2019 CDBG funding including a project titled Removal of Architectural Barriers; and

WHEREAS, all project development and design work required to advance the project to construction has been completed; and

WHEREAS, in accordance with the City's purchasing policies, four (4) bids were received and opened on January 20, 2020; and

WHEREAS, 2F Enterprises of Kennewick, Washington submitted the lowest responsible bid of the four (4) received; and

WHEREAS, the project budget is adequate to complete the project using the lowest responsible bid; and

WHEREAS, the City's best interests are served by completing the project in accordance with the CDBG funding requirements, project design and the lowest responsible bid.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland that the City Manager is authorized to sign and execute a contract with 2F Enterprises in the amount of \$254,658, and execute change orders in amount(s) up to \$25,000 to fulfill the project's design intent.

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

ADOPTED by the City Council of the City of Richland, Washington, at a regular meeting on the 4th day of February, 2020.

Ryan Lukson, Mayor

Attested by:

Approved as to form:

Jennifer Rogers, City Clerk

Heather Kintzley, City Attorney

City of Richland

DATE BIDS OPENED: January 20, 2020	ITB # 19-0088
2019 PEDESTRIAN ACTIVATED CROSSING w/BEACONS (RRFB)	

				ENGINEER'S ESTIMATE		2F ENTERPRISES KENNEWICK, WA		RAY POLAND & SONS KENNEWICK, WA	
Item	Description	Qty	Unit	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
SCHEDULE A									
A-1	Mobilization (All schedules).	1.00	LS	\$4,000.00	4,000.00	4,000.00	4,000.00	23,000.00	23,000.00
A-2	SPCC (All schedules).	1.00	LS	1,000.00	1,000.00	1,400.00	1,400.00	1,000.00	1,000.00
A-3	Temporary traffic control (All schedules).	1.00	LS	10,000.00	10,000.00	16,400.00	16,400.00	18,500.00	18,500.00
A-4	Site restoration (All schedules).	1.00	LS	10,000.00	10,000.00	16,260.00	16,260.00	22,350.00	22,350.00
A-5	Roadway surveying (All schedules).	1.00	LS	5,000.00	5,000.00	5,000.00	5,000.00	5,750.00	5,750.00
SCHEDULE A SUBTOTAL					\$30,000.00		\$43,060.00		\$70,600.00
8.6% SALES TAX					2,580.00		3,703.16		6,071.60
SCHEDULE A TOTAL					\$32,580.00		\$46,763.16		\$76,671.60
SCHEDULE B - DUPORTAIL									
B-1	RRFB system complete, Type I pole, foundation.	3.00	EA	\$10,000.00	30,000.00	10,150.00	30,450.00	10,850.00	32,550.00
B-2	Cement concrete pedestrian refuge island.	1.00	EA	15,000.00	15,000.00	17,360.00	17,360.00	8,425.00	8,425.00
B-3	cement concrete sidewalk ramp Type 2A.	2.00	EA	4,000.00	8,000.00	6,000.00	12,000.00	4,885.00	9,770.00
B-4	Crosswalk markings, stop bar & R-1-5b signs.	1.00	LS	3,000.00	3,000.00	3,900.00	3,900.00	2,600.00	2,600.00
SCHEDULE B - DUPORTAIL SUBTOTAL					\$56,000.00		\$63,710.00		\$53,345.00
8.6% SALES TAX					4,816.00		5,479.06		4,587.67
SCHEDULE B - DUPORTAIL TOTAL					\$60,816.00		\$69,189.06		\$57,932.67
SCHEDULE C - WELLSIAN									
C-1	RRFB system complete, Type I pole, foundation.	1.00	LS	\$10,000.00	10,000.00	11,650.00	11,650.00	12,400.00	12,400.00
C-2	RRFB system complete, Type II pole, foundation.	1.00	LS	25,000.00	25,000.00	25,425.00	25,425.00	30,115.00	30,115.00
C-3	Stop bar & R-1-5b signs.	1.00	LS	2,000.00	2,000.00	3,500.00	3,500.00	1,825.00	1,825.00
SCHEDULE C - WELLSIAN SUBTOTAL					\$37,000.00		\$40,575.00		\$44,340.00
8.6% SALES TAX					3,182.00		3,489.45		3,813.24
SCHEDULE C - WELLSIAN TOTAL					\$40,182.00		\$44,064.45		\$48,153.24
SCHEDULE D - GEORGE WASHINGTON WAY AT GUYER									
D-1	RRFB system install, Type I pole, (City supplied).	1.00	LS	\$2,000.00	2,000.00	3,500.00	3,500.00	3,850.00	3,850.00
D-2	RRFB system install, Type III pole.	1.00	LS	24,000.00	24,000.00	25,678.00	25,678.00	29,350.00	29,350.00
D-3	Stop bar & R-1-5b signs.	1.00	LS	2,000.00	2,000.00	3,000.00	3,000.00	1,825.00	1,825.00
SCHEDULE D - GEORGE WASHINGTON WAY AT GUYER SUBTOTAL					\$28,000.00		\$32,178.00		\$35,025.00
8.6% SALES TAX					2,408.00		2,767.31		3,012.15
SCHEDULE D - GEORGE WASHINGTON WAY AT GUYER TOTAL					\$30,408.00		\$34,945.31		\$38,037.15

				ENGINEER'S ESTIMATE		2F ENTERPRISES KENNEWICK, WA		RAY POLAND & SONS KENNEWICK, WA	
Item	Description	Qty	Unit	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
	SCHEDULE E - GEORGE WASHINGTON WAY AT HOWELL								
E-1	RRFB system install, Type I pole, (City supplied).	1.00	LS	\$2,000.00	2,000.00	3,500.00	3,500.00	3,125.00	3,125.00
E-2	RRFB system install, Type III pole.	1.00	LS	22,000.00	22,000.00	22,274.00	22,274.00	25,800.00	25,800.00
E-3	PPB pole.	1.00	LS	1,000.00	1,000.00	1,500.00	1,500.00	1,525.00	1,525.00
E-4	Crosswalk markings, stop bar & R-1-5b signs.	1.00	LS	3,000.00	3,000.00	4,500.00	4,500.00	2,600.00	2,600.00
SCHEDULE E - GEORGE WASHINGTON WAY AT HOWELL SUBTOTAL					\$28,000.00		31,774.00		\$33,050.00
8.6% SALES TAX					2,408.00		2,732.56		2,842.30
SCHEDULE E - GEORGE WASHINGTON WAY AT HOWELL TOTAL					\$30,408.00		\$34,506.56		\$35,892.30
	SCHEDULE F - JADWIN AT KADLEC								
F-1	RRFB system complete, Type I pole, foundation.	1.00	LS	\$10,000.00	10,000.00	11,650.00	11,650.00	12,100.00	12,100.00
F-2	RRFB system complete, Type II pole, foundation.	1.00	LS	27,000.00	27,000.00	28,711.00	28,711.00	33,850.00	33,850.00
F-3	Stop bar & R-1-5b signs.	1.00	LS	2,000.00	2,000.00	3,000.00	3,000.00	1,825.00	1,825.00
SCHEDULE F - JADWIN AT KADLEC SUBTOTAL					\$39,000.00		\$43,361.00		\$47,775.00
8.6% SALES TAX					3,354.00		3,729.05		4,108.65
SCHEDULE F - JADWIN AT KADLEC TOTAL					\$42,354.00		\$47,090.05		\$51,883.65
SCHEDULE A					\$30,000.00		\$43,060.00		\$70,600.00
SCHEDULE B - DUPORTAIL					56,000.00		63,710.00		53,345.00
SCHEDULE C - WELLSIAN					37,000.00		40,575.00		44,340.00
SCHEDULE D - GEORGE WASHINGTON WAY AT GUYER					28,000.00		32,178.00		35,025.00
SCHEDULE E - GEORGE WASHINGTON WAY AT HOWELL					28,000.00		31,774.00		33,050.00
SCHEDULE F - JADWIN AT KADLEC					39,000.00		43,361.00		47,775.00
SUBTOTAL					218,000.00		254,658.00		284,135.00
TAX TOTAL					18,748.00		21,900.59		24,435.61
GRAND TOTAL					\$236,748.00		\$276,558.59		\$308,570.61

City of Richland

DATE BIDS OPENED: January 20, 2020	ITB # 19-0088
2019 PEDESTRIAN ACTIVATED CROSSING w/BEACONS (RRFB)	

NORTHEAST ELECTRIC, LLC WOODLAND, WA	ALLSTAR CONSTRUCTION GROUP, INC RICHLAND, WA	
Unit Price	Total Price	Unit Price
Unit Price	Total Price	Unit Price

Item	Description	Qty	Unit	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
SCHEDULE A									
A-1	Mobilization (All schedules).	1.00	LS	8,000.00	8,000.00	14,026.00	14,026.00		-
A-2	SPCC (All schedules).	1.00	LS	1,500.00	1,500.00	1,384.00	1,384.00		-
A-3	Temporary traffic control (All schedules).	1.00	LS	31,371.00	31,371.00	87,499.00	87,499.00		-
A-4	Site restoration (All schedules).	1.00	LS	5,000.00	5,000.00	10,031.00	10,031.00		-
A-5	Roadway surveying (All schedules).	1.00	LS	13,807.00	13,807.00	5,600.00	5,600.00		-

SCHEDULE A SUBTOTAL	\$59,678.00	\$118,540.00	\$0.00
8.6% SALES TAX	5,132.31	10,194.44	-
SCHEDULE A TOTAL	\$64,810.31	\$128,734.44	\$0.00

SCHEDULE B - DUPORTAIL									
B-1	RRFB system complete, Type I pole, foundation.	3.00	EA	11,598.00	34,794.00	9,512.80	28,538.40		-
B-2	Cement concrete pedestrian refuge island.	1.00	EA	5,283.00	5,283.00	19,207.00	19,207.00		-
B-3	cement concrete sidewalk ramp Type 2A.	2.00	EA	3,234.00	6,468.00	8,301.00	16,602.00		-
B-4	Crosswalk markings, stop bar & R-1-5b signs.	1.00	LS	7,144.00	7,144.00	7,011.00	7,011.00		-

SCHEDULE B - DUPORTAIL SUBTOTAL	\$53,689.00	\$71,358.40	\$0.00
8.6% SALES TAX	4,617.25	6,136.82	-
SCHEDULE B - DUPORTAIL TOTAL	\$58,306.25	\$77,495.22	\$0.00

SCHEDULE C - WELLSIAN									
C-1	RRFB system complete, Type I pole, foundation.	1.00	LS	13,450.00	13,450.00	10,916.00	10,916.00		-
C-2	RRFB system complete, Type II pole, foundation.	1.00	LS	27,809.00	27,809.00	26,369.00	26,369.00		-
C-3	Stop bar & R-1-5b signs.	1.00	LS	3,693.00	3,693.00	3,624.00	3,624.00		-

SCHEDULE C - WELLSIAN SUBTOTAL	\$44,952.00	\$40,909.00	\$0.00
8.6% SALES TAX	3,865.87	3,518.17	-
SCHEDULE C - WELLSIAN TOTAL	\$48,817.87	\$44,427.17	\$0.00

SCHEDULE D - GEORGE WASHINGTON WAY AT GUYER									
D-1	RRFB system install, Type I pole, (City supplied).	1.00	LS	4,543.00	4,543.00	2,383.00	2,383.00		-
D-2	RRFB system install, Type III pole.	1.00	LS	33,321.00	33,321.00	26,795.00	26,795.00		-
D-3	Stop bar & R-1-5b signs.	1.00	LS	2,884.00	2,884.00	2,831.00	2,831.00		-

SCHEDULE D - GEORGE WASHINGTON WAY AT GUYER SUBTOTAL	\$40,748.00	\$32,009.00	\$0.00
8.6% SALES TAX	3,504.33	2,752.77	-
SCHEDULE D - GEORGE WASHINGTON WAY AT GUYER TOTAL	\$44,252.33	\$34,761.77	\$0.00

				NORTHEAST ELECTRIC, LLC WOODLAND, WA		ALLSTAR CONSTRUCTION GROUP, INC RICHLAND, WA			
Item	Description	Qty	Unit	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
SCHEDULE E - GEORGE WASHINGTON WAY AT HOWELL									
E-1	RRFB system install, Type I pole, (City supplied).	1.00	LS	4,214.00	4,214.00	2,068.00	2,068.00		-
E-2	RRFB system install, Type III pole.	1.00	LS	29,230.00	29,230.00	23,757.00	23,757.00		-
E-3	PPB pole.	1.00	LS	3,255.00	3,255.00	1,449.00	1,449.00		-
E-4	Crosswalk markings, stop bar & R-1-5b signs.	1.00	LS	7,456.00	7,456.00	7,317.00	7,317.00		-
SCHEDULE E - GEORGE WASHINGTON WAY AT HOWELL SUBTOTAL					\$44,155.00		\$34,591.00		\$0.00
8.6% SALES TAX					3,797.33		2,974.83		-
SCHEDULE E - GEORGE WASHINGTON WAY AT HOWELL TOTAL					\$47,952.33		\$37,565.83		\$0.00
SCHEDULE F - JADWIN AT KADLEC									
F-1	RRFB system complete, Type I pole, foundation.	1.00	LS	13,669.00	13,669.00	14,353.00	14,353.00		-
F-2	RRFB system complete, Type II pole, foundation.	1.00	LS	33,922.00	33,922.00	29,754.00	29,754.00		-
F-3	Stop bar & R-1-5b signs.	1.00	LS	4,791.00	4,791.00	4,702.00	4,702.00		-
SCHEDULE F - JADWIN AT KADLEC SUBTOTAL					\$52,382.00		\$48,809.00		\$0.00
8.6% SALES TAX					4,504.85		4,197.57		-
SCHEDULE F - JADWIN AT KADLEC TOTAL					\$56,886.85		\$53,006.57		\$0.00
SCHEDULE A					\$59,678.00		\$118,540.00		\$0.00
SCHEDULE B - DUPORTAIL					53,689.00		71,358.40		0.00
SCHEDULE C - WELLSIAN					44,952.00		40,909.00		0.00
SCHEDULE D - GEORGE WASHINGTON WAY AT GUYER					40,748.00		32,009.00		0.00
SCHEDULE E - GEORGE WASHINGTON WAY AT HOWELL					44,155.00		34,591.00		0.00
SCHEDULE F - JADWIN AT KADLEC					52,382.00		48,809.00		0.00
SUBTOTAL					295,604.00		346,216.40		0.00
TAX TOTAL					25,421.94		29,774.61		0.00
GRAND TOTAL					\$321,025.94		\$375,991.01		\$0.00

SWIFT BLVD CORRIDOR IMPROVEMENTS REBID

PROJECT FUNDING IS PROPOSED AS FOLLOWS:

	<u>Funds Proposed</u>	<u>Funds Used</u>	<u>Funds Remaining / Needed</u>
2018 BENTON COUNTY RURAL CAPITAL FUNDS	\$ 500,000.00	\$ 500,000.00	\$ -
REAL ESTATE EXCISE TAX 2ND 1/4%	905,000.00	905,000.00	-
GENERAL FUND	200,000.00		200,000.00
BUSINESS LICENSE RESERVE FUND	40,000.00	40,000.00	-
INDUSTRIAL DEVELOPMENT FUND	865,000.00	548,786.20	316,213.80
2019 BENTON COUNTY RURAL CAPITAL FUNDS	300,000.00	350,000.00	(50,000.00)
SUBTOTAL STREET IMPROVEMENT COSTS	\$2,810,000.00	\$2,343,786.20	
ENERGY SERVICES FUND	305,000.00	385,563.92	(80,563.92)
WATER FUND		63,428.77	(63,428.77)
TOTAL PROJECT COSTS	\$3,115,000.00	\$2,792,778.89	

PROJECT EXPENSES ARE ESTIMATED AS FOLLOWS:

	<u>Estimates at Bid Award</u>	<u>Actual Cost at Project End</u>
DESIGN & CNST MGMT - PW ENG	\$ 150,000.00	\$ 227,791.16
WORK BY ENERGY SERVICES (METERS)	15,000.00	30,302.78
WORK BY WATER (METERS)	4,000.00	-
WORK BY STREETS (SIGNAGE)	5,000.00	3,176.99
CONSTRUCTION CONTRACT	2,274,435.68	2,274,435.68
CONTINGENCY	250,000.00	189,655.26
TRAFFIC SIGNAL EQUIPEMENT		67,417.02
TOTAL PROJECT COSTS	\$2,698,435.68	\$2,792,778.89

REMAINING FUNDS	\$416,564.32	\$0.00
-----------------	--------------	--------



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 2/4/2020

Agenda Category: Resolutions - Adoption

Core Focus Area I - Promote Financial Stability & Operational Effectiveness

Subject:

Resolution No. 20-20, Approving a Funding Agreement with the Kennewick Housing Authority for Micro Homes

Department:

Development Services

Ordinance/Resolution Number:

20-20

Document Type:

Resolution

Recommended Motion:

Adopt Resolution No. 20-20, authorizing the City Manager to sign and execute a funding agreement with the Kennewick Housing Authority in support of its Micro Homes project.

Summary:

Members of the Tri-Cities HOME Consortium have determined that participation in an Affordable Housing Rental Development project is appropriate in order to advance the Consortium's goals of providing affordable housing to low-income persons in the region.

Funding in the amount of \$750,000 was allocated for this purpose as part of the Consortium's 2019 Annual Action Plan. The funding will be used for the Kennewick Housing Authority's Micro Homes project, a 16-unit rental development for homeless families and individuals in the region.

Adopting Resolution No. 20-20 will allow the City Manager to execute, as lead entity, the rental agreement between the Kennewick Housing Authority and the Tri-Cities HOME Consortium related to the Micro Home rental development project.

Staff recommends adoption of Resolution No. 20-20.

Fiscal Impact:

\$750,000 in funding was allocated pursuant to the 2019 Annual Action Plan, and is currently available in the HOME Program budget.

Attachments:

- I. Resolution No. 20-20

RESOLUTION NO. 20-20

A RESOLUTION of the City of Richland authorizing an agreement with the Kennewick Housing Authority for a rental development project using 2019 Annual Action Plan HOME funds.

WHEREAS, on December 4, 2018, Richland City Council adopted Resolution No. 170-18, approving the use of 2019 HOME funds for programs documented in the Annual Action Plan; and

WHEREAS, the current Annual Action Plan list of projects includes \$1,088,273 for Tri-Cities HOME Consortium Affordable Housing Development to be determined by the Consortium; and

WHEREAS, the Tri-Cities HOME Consortium has determined that participation in an Affordable Housing Rental Development project is appropriate to advance the Consortium's goals of providing affordable housing to low-income persons in the region; and

WHEREAS, under the proposed agreement, \$750,000 of HOME funding will go to the Kennewick Housing Authority's Micro Home project, a low-income 16-unit rental development project in Kennewick designed to reach the region's homeless population.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland that the City Manager is authorized to execute, as lead entity and on behalf of the Tri-Cities HOME Consortium, a funding agreement with the Kennewick Housing Authority in support of the Micro Home project.

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

ADOPTED by the City Council of the City of Richland, Washington, at a regular meeting on the 4th day of February, 2020.

Ryan Lukson, Mayor

Attested by:

Approved as to form:

Jennifer Rogers, City Clerk

Heather Kintzley, City Attorney



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 2/4/2020

Agenda Category: Resolutions - Adoption

Core Focus Area 2 - Manage & Maintain Infrastructure & Facilities

Subject:

Resolution No. 21-20, Authorizing Relinquishment of an Easement at 1050 Gilmore Avenue

Department:
Public Works

Ordinance/Resolution Number:
21-20

Document Type:
Resolution

Recommended Motion:

Adopt Resolution No. 21-20, authorizing the City Manager to sign and execute relinquishment documents to release the City of Richland's interest in an access and utility easement lying within 1050 Gilmore Avenue.

Summary:

Property owner Urban Environments LLC has requested relinquishment of an access and utility easement at 1050 Gilmore Avenue. The easement in question was replaced by a new easement that more accurately aligns with the Swift Boulevard reconstruction effort, rendering the original easement unnecessary.

RCW 35.94.040 provides for the disposal of surplus property originally acquired for public utility purposes. On January 26, 2020, notice was published that a public hearing regarding this surplus action would be held at tonight's meeting.

Assuming no new information is presented during the public hearing, staff recommends adoption of Resolution No. 21-20.

Fiscal Impact:

Minor staff time is needed to complete the relinquishment. The requesting party will cover costs of document recording.

Attachments:

- I. Resolution No. 21-20

RESOLUTION NO. 21-20

A RESOLUTION of the City of Richland declaring surplus a certain access and utility easement located within Lot 1, Block 617 of the Plat of Richland, as recorded under Auditor's File No. 2019-004189, records of Benton County, Washington, and lying within 1050 Gilmore Avenue.

WHEREAS, property owner Urban Environments LLC has requested relinquishment of a certain access and utility easement because the easement was replaced by a new easement that more accurately aligns with the Swift Boulevard reconstruction project; and

WHEREAS, the requested easement, shown in hatching on **Exhibit A** hereto, is no longer needed for municipal purposes because it has been replaced by a new access and utility easement recorded under Auditor's File No. 2020-000195; and

WHEREAS, RCW 35.94.040 provides for the disposal of surplus property originally acquired for public utility purposes; and

WHEREAS, on January 26, 2020, notice was published that a public hearing would be held on February 4, 2020 to take public testimony regarding this surplus action.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland that the existing easement depicted on **Exhibit A**, originally acquired for utility purposes and described as follows, is hereby found to be surplus to the City's needs:

A portion of Lot 1, Block 617 Plat of Richland, as recorded in Volumes 6 & 7 of Plats, records of Benton County, Washington, more particularly described as follows:

An access and utility easement recorded under Auditor's File No. 2019-004189 and lying within 1050 Gilmore Avenue, and as depicted by hatching on **Exhibit A**.

BE IT FURTHER RESOLVED that the consideration in support of this relinquishment, which covers the City's administrative processing fees, shall be paid by the applicant.

BE IT FURTHER RESOLVED that the City Manager is authorized to sign all documents necessary to release the City's interest in the access and utility easement depicted on **Exhibit A**, 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, Washington, at a regular meeting on the 4th day of February, 2020.

Ryan Lukson, Mayor

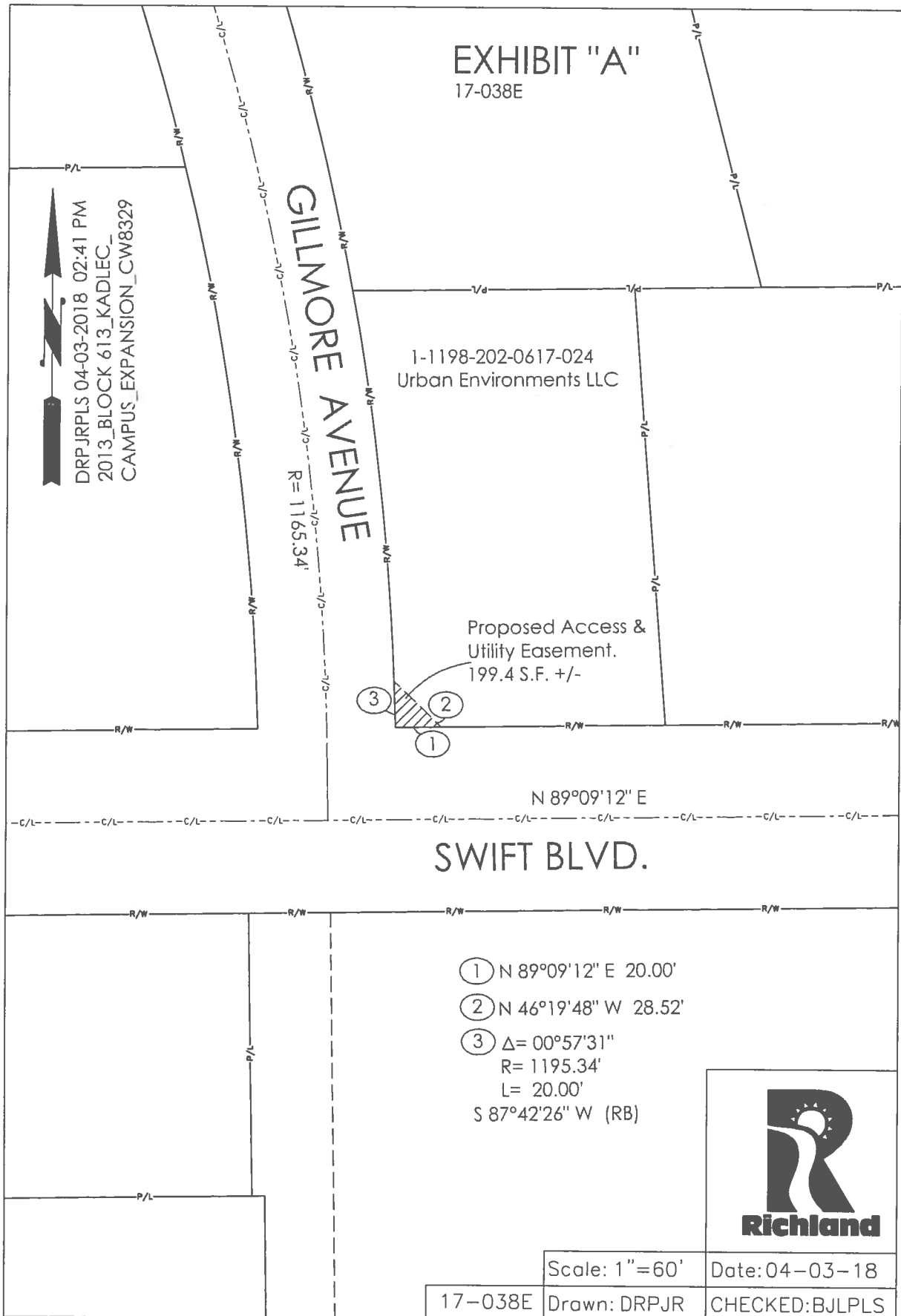
Attested by:

Approved as to form:

Jennifer Rogers, City Clerk

Heather Kintzley, City Attorney

Exhibit A to Resolution No. 21-20





COUNCIL AGENDA ITEM COVERSHEET

Council Date: 2/4/2020

Agenda Category: Resolutions - Adoption

Core Focus Area 2 - Manage & Maintain Infrastructure & Facilities

Subject:

Resolution No. 22-20, Authorizing Relinquishment of an Easement at 1933 and 1947 Saint Street

Department:
Public Works

Ordinance/Resolution Number:
22-20

Document Type:
Resolution

Recommended Motion:

Adopt Resolution No. 22-20, authorizing the City Manager to sign and execute relinquishment documents to release the City's interest in an ingress, egress and utility easement lying within 1933 and 1947 Saint Street.

Summary:

Property owner Wildlands Properties, LLC has requested the relinquishment of a certain ingress, egress and utility easement at 1933 and 1947 Saint Street to allow for the expansion and addition of a building on Lot 2. The easement in question has been replaced by a new access and utility easement, rendering the original easement unnecessary.

RCW 35.94.040 provides for the disposal of surplus property originally acquired for public utility purposes. On January 26, 2020, notice was published that a public hearing regarding this surplus action would be held at tonight's meeting.

Assuming no new information is presented during the public hearing, staff recommends adoption of Resolution No. 22-20.

Fiscal Impact:

Minor staff time is needed to complete the relinquishment. The requesting party will cover the costs of document recording.

Attachments:

I. Resolution No. 22-20

RESOLUTION NO. 22-20

A RESOLUTION of the City of Richland declaring surplus a certain ingress, egress and utility easement located within Lots 2 and 3 of Short Plat 2159, as recorded under Auditor's File No. 1995-00466, records of Benton County, Washington, and lying within 1933 and 1947 Saint Street.

WHEREAS, property owner Wildlands Properties, LLC has requested relinquishment of a certain ingress, egress and utility easement to enable expanding or adding a building on Lot 2; and

WHEREAS, the requested easement, shown in hatching on **Exhibit A** hereto, is no longer needed for municipal purposes because it has been replaced by a new access and utility easement recorded under Auditor's File Nos. 2020-002088 and 2020-002087; and

WHEREAS, RCW 35.94.040 provides for the disposal of surplus property originally acquired for public utility purposes; and

WHEREAS, on January 26, 2020, notice was published that a public hearing would be held on February 4, 2020 to take public testimony regarding this surplus action.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland that the existing easement depicted on **Exhibit A**, originally acquired for utility purposes and described as follows, is hereby found to be surplus to the City's needs:

Relinquishment of a 30.00 foot wide ingress, egress and utility easement affecting Lots 2 and 3 as shown in Volume 1 of Short Plats, at Page 2159, records of Benton County, Washington, more particularly described as follows:

An ingress, egress and utility easement shown within Lots 2 and 3 of Short Plat 2159, as recorded under Auditor's File No. 1995-00466, records of Benton County, Washington, lying within 1933 and 1947 Saint Street., and as depicted by hatching on **Exhibit A**.

BE IT FURTHER RESOLVED that the consideration in support of this relinquishment, which covers the City's administrative processing fees, shall be paid by the applicant.

BE IT FURTHER RESOLVED that the City Manager is authorized to sign all documents necessary to release the City's interest in the ingress, egress and utility easement depicted on **Exhibit A**, 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, Washington, at a regular meeting on the 4th day of February, 2020.

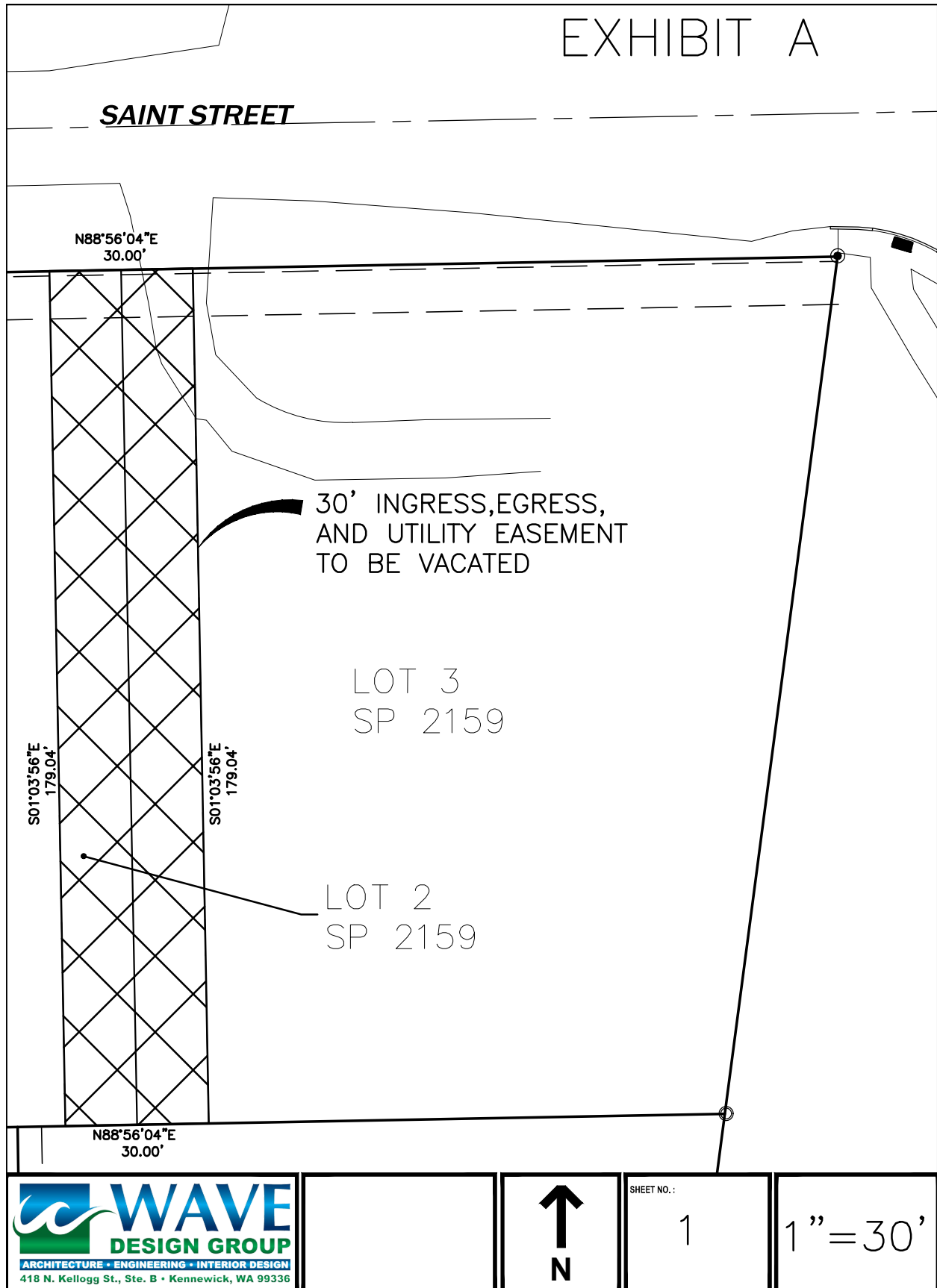
Ryan Lukson, Mayor

Attested by:

Approved as to form:

Jennifer Rogers, City Clerk

Heather Kintzley, City Attorney





COUNCIL AGENDA ITEM COVERSHEET

Council Date: 2/4/2020

Agenda Category: Resolutions - Adoption

Core Focus Area 2 - Manage & Maintain Infrastructure & Facilities

Subject:

Resolution No. 23-20, Authorizing a Consultant Agreement with Hill International for Procurement and Project Management Services for Public Safety Response Stations 73 and 75

Department:

Parks & Public Facilities

Ordinance/Resolution Number:

23-20

Document Type:

Resolution

Recommended Motion:

Adopt Resolution No. 23-20, authorizing the City Manager to sign and execute a consulting agreement with Hill International to provide procurement and project management services in support of construction of Public Safety Response Stations 73 and 75.

Summary:

The adopted 2020 Capital Improvement Plan includes a project to design and construct Public Safety Response Stations 73 and 75. The State of Washington recently authorized the City to utilize the alternative design-build project delivery method for the projects. Design-build project delivery was successfully utilized to construct Fire Station 74 and Richland City Hall.

Design-build project delivery includes additional procurement, contract development, and project management obligations that are not required in traditional project contracting. Hill International successfully provided third party procurement and project management consulting services for the Fire Station 74 and City Hall projects. Hill International has submitted a competitive scope of work, and is qualified to perform similar services in support of construction of Public Safety Response Stations 73 and 75.

Staff recommends adoption of Resolution No. 23-20.

Fiscal Impact:

The agreement with Hill International will not exceed \$71,730. Funding is available in the Public Safety Response Station 73 and 75 capital budgets.

Attachments:

1. Resolution No. 23-20
2. Consultant Agreement - Hill International, Inc.

RESOLUTION NO. 23-20

A RESOLUTION of the City of Richland authorizing a consultant agreement with Hill International for procurement and project management services in support of construction of Public Safety Response Stations 73 and 75.

WHEREAS, the adopted 2020 Capital Improvement Plan (CIP) includes a project to design and construct Public Safety Response Station Nos. 73 and 75; and

WHEREAS, the State of Washington has authorized the City to utilize the alternative design-build project delivery method; and

WHEREAS, design-build project delivery was successfully utilized with construction of Fire Station 74 and Richland City Hall; and

WHEREAS, design-build project delivery includes additional procurement, contract development, and project management obligations that are not required in traditional project contracting; and

WHEREAS, Hill International successfully provided third-party procurement and project management consulting services for the Fire Station 74 and City Hall projects; and

WHEREAS, Hill International has submitted a competitive scope of work and is qualified to perform similar services in support of construction of Public Safety Response Stations 73 and 75.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland that the City Manager is authorized to sign and execute a consultant agreement with Hill International to provide procurement and project management services in support of construction of Public Safety Response Stations 73 and 75.

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

ADOPTED by the City Council of the City of Richland, Washington, at a regular meeting on the 4th day of February, 2020.

Ryan Lukson, Mayor

Attested by:

Approved as to form:

Jennifer Rogers, City Clerk

Heather Kintzley, City Attorney



AGREEMENT BETWEEN CITY AND CONSULTANT

Project and Construction Management services for Fire Stations 73 & 75

This Agreement is entered into this _____ day of January, 2020 ("Effective Date") by and between the **City of Richland** ("**City**"), a Washington municipal corporation located at 625 Swift Blvd. Richland, WA 99352, and **Hill International, Inc.** ("**Consultant**"), a foreign for-profit corporation with service at 818 W. Riverside Avenue, Suite 400, Spokane, WA 99201. **City** and **Consultant** are referred to individually herein as a "Party" and collectively herein as the "Parties."

WITNESSETH:

1. SCOPE OF WORK

- a. Consultant shall furnish all services, labor and related equipment necessary to conduct and complete the work outlined in Exhibit A. In performing these services, Consultant shall at all times comply with all federal, state and local statutes, rules and ordinances applicable to the performance of such services. In addition, these services and all duties incidental or necessary therefore, shall be performed diligently and completely and in accordance with professional standards of conduct and performance. All services performed under this Agreement will be conducted solely for the benefit of the City and will not be used for any other purpose without written consent of the City.
- b. This Agreement consists of this Agreement and other documents listed below. These form the entire Agreement between the Parties, and are fully integrated into this Agreement as if stated or repeated herein. In the event of a conflict between documents, the order of precedence will be the order listed below. An enumeration of the Agreement documents is set forth below (mark all that apply):
 1. ☒ City of Richland Agreement No. _____
 2. ☒ Exhibit A: Scope of Work
 3. ☐ City Richland Solicitation No. N/A
 4. ☐ Exhibit B: Solicitation No. N/A proposal response submitted by Consultant dated N/A.
 5. ☐ Additional Documents – N/A.

2. TIME FOR COMPLETION

Consultant shall not begin any work under the terms of this Agreement until authorized in writing by the City. Consultant agrees to use best efforts to complete all work described under this Agreement by December 31, 2021.

3. TERM

The term of this Agreement shall commence on the Effective Date identified above and end at midnight on December 31, 2021.

4. PAYMENT

- a. Services rendered by Consultant under this Agreement will be paid at the rate set forth in Exhibit A Scope of Work, but in no event shall the total compensation for services rendered under this Agreement exceed **Seventy-one thousand seven hundred and thirty dollars (\$71,730.00)**, including all fees and those reimbursable expenses listed in Exhibit A.
- b. City shall pay Consultant for services rendered after receipt of a detailed invoice. Invoices not in dispute by the City will be paid net thirty (30) days and shall reference the contract number and/or purchase order applicable to the work. The invoice shall provide sufficient detail on the work being billed and include detailed receipts for any invoices.
- c. Partial payments to cover the percentage of work completed may be requested by Consultant. These payments shall not be more than one (1) per month.
- d. Pre-approved travel, meals and lodging will be reimbursed at cost and only when consultant travels at least 150 miles per one way trip. Reimbursable expenses are limited to the following: coach airfare, ground transportation (taxi, shuttle, car rental), hotel accommodations as provided below, personal or company vehicle use at the then-current federal mileage rate, and meals at the current federal per-diem meal allowance or up to the current federal per-diem with detailed receipts, no alcohol, and a 20% maximum gratuity.
 - i. Hotel accommodations: eligible lodging expenses include the room cost only; itemized receipts must be provided for hotel reimbursements.
 - ii. Hotel reimbursement is limited to the single room rate. If two or more consultants are sharing a room, reimbursement is allowable for only one consultant at the double room rate.
 - iii. The maximum reimbursement should be limited to the best discount rate available and allowable that meets traveler's business needs and basic needs for health, safety and cleanliness. Non-smoking rooms are authorized even if they are more expensive.
- e. Reimbursement for extra services/reimbursable expenses are not authorized under this Agreement unless detailed in the Scope of Work or agreed upon in writing as a modification to this Agreement.
- f. Consultant will allow access to the City, State of Washington, Federal Grantor Agency, Comptroller General of the United States, or any of their duly authorized representatives, to any books, documents, papers, and records which are directly pertinent to this Agreement for the purpose of making audit, examination, excerpts, and transcriptions. Unless otherwise provided, said records must be retained for three (3) years from the date of receipt of final payment. If any litigation, claim, or audit arising out of, in connection with, or relating to this Agreement is initiated before the expiration of the three-year period, the records shall be retained until such litigation, claim, or audit involving the records is completed.

5. INDEPENDENT CONTRACTOR

Consultant, and any and all employees of Consultant or other persons engaged in the performance of any work or services required of Consultant under this Agreement, are independent contractors and shall not be considered employees of the City. Any and all claims

that arise at any time under any Workers' Compensation Act on behalf of said employees or other persons while so engaged, and any and all claims made by a third party as a consequence of any act or omission on the part of Consultant's employees or other persons engaged in any of the work or services required to be provided herein, shall be the sole obligation and responsibility of Consultant.

6. OWNERSHIP OF DOCUMENTS

Any and all data, analyses, documents, photographs, plans, designs, drawings, specifications, surveys, films, documents, reports and other work products created, prepared, produced, constructed, assembled, made, performed, or otherwise produced by Consultant or Consultant's subcontractors for delivery to the City pursuant to this Agreement shall become the sole and absolute property of the City upon completion of the services and payment in full of all payment due to Consultant of the fees set forth in this Agreement. Such property shall constitute "work made for hire" as defined by the U.S. Copyright Act of 1976, 17 U.S.C. § 101, and the ownership of the copyright and any other intellectual property rights in such property shall vest in the City at the time of its creation. Ownership of the intellectual property includes the right to copyright, patent, and register, and the ability to transfer these rights. Material which Consultant uses to perform this Agreement but is not created, prepared, constructed, assembled, made, performed or otherwise produced for or paid for by the City is owned by Consultant and is not "work made for hire" within the terms of this Agreement. Consultant will ensure that all independent contractors have written agreements in place that transfers ownership of all Intellectual Property created by them or provided by them to the City.

The City may make or permit to be made any modifications to the plans and specifications without the prior written authorization of Consultant. The City agrees to waive any claim against Consultant arising from any unauthorized reuse of the plans and specifications, and to indemnify and hold Consultant harmless from any claim, liability or cost arising or allegedly arising out of any reuse of the plans and specifications by the City or its agent not authorized by Consultant.

7. TERMINATION

- a. This Agreement may be terminated by either Party upon thirty (30) days' written notice. In the event this Agreement is terminated by Consultant, the City shall be entitled to reimbursement of costs occasioned by such termination. In the event the City terminates this Agreement, the City shall pay Consultant for the work performed, which shall be an amount equal to the percentage of completion of the work as mutually agreed between the City and Consultant.
- b. If any work covered by this Agreement shall be suspended or abandoned by the City before Consultant has completed the assigned work, Consultant shall be paid an amount equal to the costs incurred up to the date of termination or suspension as mutually agreed upon between the City and Consultant.

8. AVAILABILITY OF RECORDS FOR PUBLIC INSPECTION

- a. As a public contract, all records prepared, generated or used by Consultant or its agents, employees and subcontractors relating to this Agreement and associated work (hereinafter "public records") may be subject to disclosure under the Washington State Public Record Act, Chapter 42.56 RCW.
- b. Contractor shall maintain and retain all such public records in a manner that is readily accessible for a minimum term of no less than three (3) years following completion of the contract work. City shall have the right to timely review all such public records upon

request. Contractor shall provide copies of any public records requested by City within thirty (30) calendar days of City's request. If City requests that copies of public records be provided to City in an electronic format, said records shall be provided at no cost to City. If paper copies are requested by City, City shall pay \$.10 per page. Payment for paper copies shall be rendered to Consultant within twenty (20) calendar days of receipt.

- c. All records subject to a public disclosure request will be provided to a requester unless exempted from disclosure by law. The City's decision to exempt or redact any public record shall be based only upon valid exemptions that apply to the City. City will not refrain from disclosing any record under an exemption that may be personal to Consultant. In the event Consultant objects to release of any public record under this Agreement, Consultant may seek judicial approval to prevent such disclosure at Consultant's sole expense. City shall neither aid nor interfere with Consultant's request for an injunction to prevent disclosure of any public record under this Agreement.
- d. Consultant shall insert this provision in all contracts with subcontractors or agents providing services relating to this Agreement.

9. DISPUTE RESOLUTION

- a. The City and Consultant agree to negotiate in good faith for a period of thirty (30) days from the date of notice of all disputes between them prior to exercising their rights under this Agreement, or under law.
- b. All disputes between the City and Consultant not resolved by negotiation between the Parties may be arbitrated only by mutual agreement of the City and Consultant. If not mutually agreed to resolve the claim by arbitration, the claim will resolve by legal action.

10. DEBARMENT CERTIFICATION

Consultant certifies that neither Consultant nor its principals are presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participating in this contract by any federal or state department or agency. Further, Consultant agrees not to enter into any arrangements or contracts related to completion of the work contemplated under this Agreement with any party that is on the "General Service Administration List of Parties Excluded from Federal Procurement or Non-Procurement Programs" which can be found at:

www.sam.gov and

<http://www.lni.wa.gov/TradesLicensing/PrevWage/AwardingAgencies/default.asp>

11. VENUE, APPLICABLE LAW AND PERSONAL JURISDICTION

In the event that either Party deems it necessary to initiate a legal action to enforce any right or obligation under this Agreement, the Parties agree that any such action shall be initiated in the Superior Court of the State of Washington situated in Benton County. The Parties agree that all questions shall be resolved by application of Washington law, and that the Parties to such action shall have the right of appeal from such decision of the Superior Court in accordance with the laws of the State of Washington. Consultant hereby consents to the personal jurisdiction of the Superior Court of the State of Washington situated in Benton County.

12. ATTORNEY'S FEES

The Parties agree that should legal action be necessary to enforce any of the provisions of this Agreement, that the substantially prevailing Party will be awarded its reasonable

attorney's fees and costs in action, including costs and attorney's fees on appeal if appeal is taken.

13. INSURANCE

Consultant shall procure and maintain for the duration of the Agreement insurance against claims for injuries to persons or damage to property which may arise from or in connection with the performance of the work hereunder by Consultant, its agents, representatives, or employees.

- a. No Limitation. Consultant's maintenance of insurance as required by this Agreement shall not be construed to limit the liability of Consultant to the coverage provided by such insurance, or otherwise limit the City's recourse to any remedy available at law or in equity.
- b. Minimum Scope of Insurance. Consultant shall obtain insurance of the types described below:
 1. Automobile Liability insurance covering all owned, non-owned, hired and leased vehicles. Coverage shall be written on Insurance Services Office (ISO) form CA 00 01 or a substitute form providing equivalent liability coverage.
 2. Commercial General Liability insurance shall be as least as broad as ISO occurrence form CG 00 01 and shall cover liability arising from premises, operations, stop-gap independent contractors and personal injury and advertising injury. The City shall be named as an insured under the Consultant's Commercial General Liability insurance policy with respect to the work performed for the City using an additional insured endorsement at least as broad as ISO CG 20 26.
 3. Workers' Compensation coverage as required by the Industrial Insurance laws of the State of Washington.
 4. Professional Liability, Errors or Omissions insurance appropriate to the Consultant's profession. Coverage shall be provided if Consultant is providing services under this Agreement as a licensed professional, including, but not limited to, engineers, architects, accountants, surveyors, and attorneys.
- c. Minimum Amounts of Insurance. Consultant shall maintain the following insurance limits:
 1. Automobile Liability insurance with a minimum combined single limit for bodily injury and property damage of \$1,000,000 per accident.
 2. Commercial General Liability insurance shall be written with limits no less than \$1,000,000 each occurrence, \$2,000,000 general aggregate.
 3. Professional Liability insurance shall be written with limits no less than \$1,000,000 per claim and \$1,000,000 policy aggregate limit.
- d. Other Insurance Provisions. Consultant's Automobile Liability and Commercial General Liability insurance policies are to contain, or be endorsed to contain that they shall be primary insurance with respect to the City. Any insurance, self-insurance, or self-insured

pool coverage maintained by the City shall be excess of Consultant's insurance and shall not contribute with it.

- e. Acceptability of Insurers. Insurance is to be placed with insurers with a current A.M. Best rating of not less than A:VII.
- f. Verification of Coverage. Consultant shall furnish the City with original certificates and a copy of the amendatory endorsements, including but not necessarily limited to, the additional insured endorsement, evidencing the insurance requirements of Consultant before commencement of the work.
- g. Notice of Cancellation. Consultant shall provide the City with written notice of any policy cancellation within two (2) business days of Consultant's receipt of such notice.
- h. Failure to Maintain Insurance. Failure on the part of Consultant to maintain the insurance as required shall constitute a material breach of contract, upon which the City may, after giving five (5) business days' notice to Consultant to correct the breach, immediately terminate the contract or, at its discretion, procure or renew such insurance and pay any and all premiums in connection therewith, with any sums so expended to be repaid to the City on demand, or at the sole discretion of the City, offset against funds due Consultant from the City.
- i. Public Entity Full Availability of Consultant Limits. If Consultant maintains higher insurance limits than the minimum shown above, the City shall be insured for the full available limits of the Commercial General and Excess or Umbrella liability maintained by Consultant, irrespective of whether such limits maintained by Consultant are greater than those required by this contract or whether any certificate of insurance furnished to the City evidences limits of liability lower than those maintained by Consultant.

14. INDEMNIFICATION / HOLD HARMLESS

- a) Consultant shall defend, indemnify, and hold the City, its officers, officials, employees and volunteers harmless from any and all claims, injuries, damages, losses or suits including attorney fees, arising out of or resulting from the willful or negligent acts, or alleged willful or alleged negligent acts, errors or omissions of the Consultant or the Consultant's employees or agents in performance of this Agreement, except for injuries and damages caused by the sole negligence of the City.
- b) Should a court of competent jurisdiction determine that this Agreement is subject to RCW 4.24.115, then, in the event of liability for damages arising out of bodily injury to persons or damages to property caused by or resulting from the concurrent negligence of the Consultant and the City, its officers, officials, employees, and volunteers, the Consultant's liability, including the duty and cost to defend, shall be only to the extent of the Consultant's negligence. It is further specifically and expressly understood that the indemnification provided herein constitutes the Consultant's waiver of immunity under Industrial Insurance, Title 51 RCW, solely for the purposes of this indemnification. This waiver has been mutually negotiated by the Parties. The provisions of this section shall survive the expiration or termination of this Agreement.

15. STANDARD OF CARE

The professional services will be furnished in accordance with the care and skill ordinarily used by members of the same profession practicing under similar conditions at the same time and in the same locality.

16. SUCCESSORS OR ASSIGNS

All of the terms, conditions and provisions hereof shall inure to the benefit of and be binding upon the Parties hereto, and their respective successors and assigns; provided, however, that no assignment of the Agreement shall be made without written consent of the non-assigning Party, which may be given in the non-assigning Party's sole discretion.

17. NOTICES

Any notices required under this Agreement will be in writing, addressed to the appropriate Party at the address which appears below (as modified in writing from time to time by such party), and given by electronic submission, by facsimile personally, by registered or certified mail, return receipt requested, or by nationally recognized overnight courier service. All notices shall be effective upon the date sent.

Purchasing Manager
City of Richland
625 Swift Blvd., MS-11
Richland, WA 99352
Email: purchasing@ci.richland.wa.us
Phone: (509) 942-7710
Fax: (509) 942-7397

Contact Name: Gregory Heinz
Name of Firm: Hill International, Inc.
Address: 818 W. Riverside Avenue, Suite 400
Address: Spokane, WA 99201
Email: GregoryHeinz@hillintl.com
Phone Number: 425-214-0317

18. EQUAL OPPORTUNITY AGREEMENT

Consultant agrees that Consultant will not discriminate against any employee or job applicants for work under this Agreement for reasons of race, sex, nationality, religious creed, or sexual orientation.

19. SEVERABILITY

If any provision of this Agreement conflicts with applicable law, or its application is found to be invalid by a court of competent jurisdiction, the remainder of this Agreement shall not be affected, and to this end, the terms of this Agreement are declared to be severable.

20. AMENDMENTS

All amendments must be in writing and be approved and signed by both Parties.

21. CHANGE IN LAW

The Parties hereto agree that in the event legislation is enacted or regulations are promulgated, or a decision of court is rendered, or any interpretive policy or opinion of any governmental agency charged with the enforcement of any such law or regulation is published that affects or may affect the legality of this Agreement or any part thereof or that materially and adversely affects the ability of either Party to perform its obligations or receive the benefits intended hereunder ("Adverse Change in Law"), then within fourteen (14) calendar days following written notice by either Party to the other Party of such adverse change in law, the Parties shall meet to negotiate in good faith an amendment which will carry out the original intention of the Parties to the extent possible. If, despite good faith attempts, the Parties cannot reach agreement upon an amendment within sixty (60) calendar days after commencing negotiation, then this Agreement may be terminated by either Party as of the

earlier of: (i) the effective date of the adverse change in law, or (ii) the expiration of a period of sixty (60) days following written notice of termination provided by one Party to the other.

22. CONFIDENTIALITY

In the course of performing under this Agreement, Consultant, including its employees, agents or representatives, may receive, be exposed to, or acquire confidential information. Confidential information may include, but is not limited to, patient information, contract terms, sensitive employee information, or proprietary data in any form, whether written, oral, or contained in any computer database or computer readable form. Consultant shall: i) not disclose or sell confidential information except as permitted by this Agreement; (ii) only permit use of such confidential information by employees, agents and representatives having a need to know in connection with performance under this Agreement; and (iii) advise each of its employees, agents, and representatives of their obligations to keep such information confidential.

23. CHANGES OF WORK

- a. When required to do so, and without any additional compensation, Consultant shall make such changes and revisions in the completed work of this Agreement as necessary to correct or revise any errors, omissions, or other deficiencies in the design, drawings, specifications, reports, and other similar documents which Consultant is responsible for preparing or furnishing under this Agreement.
- b. Should the City find it desirable for its own purposes to have previously satisfactorily completed work or parts thereof changed or revised, Consultant shall make such revisions as directed by the City. This work shall be considered as Extra Work and will be paid for as herein provided under Section 24, Extra Work.

24. EXTRA WORK

The City may desire to have Consultant perform work or render additional services within the general scope of this Agreement. Such work shall be considered as extra work and will be specified in a written supplement to this Agreement which will set forth the nature of the scope, schedule for additional work, additional fees and the method of payment. Work under a supplemental Agreement shall not proceed until authorized in writing by the City.

25. ENTIRE AGREEMENT

This Agreement contains the entire agreement of the Parties hereto and supersedes all previous understandings and agreements, written and oral, with respect to this transaction. Neither Party shall be liable to the other for any representations made by any person regarding the terms of this Agreement, except to the extent that the same are expressed in this Agreement.

(Signature page to follow)

IN WITNESS WHEREOF, the Parties hereto have executed this Agreement as of the day and year first above written.

CITY OF RICHLAND, WASHINGTON

CONSULTANT

Cynthia D. Reents, City Manager

Signature

ATTEST:

Printed Name

Jennifer Rogers, City Clerk

Title

APPROVED AS TO FORM:

Heather Kintzley, City Attorney

Contract No. _____

EXHIBIT A: Detailed Scope of Work

Exhibit A to follow



Hill International, Inc.
Lincoln Plaza
818 W. Riverside Avenue
Suite 400
Spokane, WA 99201
Tel: 509-747-8031
Fax: 509-747-8037
www.hillintl.com

October 18, 2019

Darrin Sweeney
Parks & Recreation Project Manager
City of Richland
2700 Duportail Road
Richland, WA 99352

Subject: City of Richland PM/CM Services Agreement

Re: Fire Stations 73 & 75 CM Services

Dear Mr. Sweeney:

Hill International, Inc. (Hill) is pleased to present this fee proposal to provide Project and Construction Management (PM/CM) services for the progressive design build Fire Station 73 & 75 Project. We understand that these two fire stations will be combined into a single design build project. Our proposal is based on prior correspondence with you regarding the scope of work and anticipated construction schedule.

We understand that the PRC Presentation will be on Dec. 5, 2019; the RFQ/RFP period will commence in early November 2019, and Design-Build NTP will be issued in early March, 2020. The projects will be staggered to provide greater efficiencies with work crews.

It is our understanding that the construction budget is approximately \$4.5 million for each Station and the construction duration is approximately 12 months per station. We also understand that there are project requirements unique to each Station:

- Station 73: Design Builder will need to work with Bonneville Power for easements; Energy Services to relocation main electrical lines; Public works to relocation storm water retention; and WSDOT to coordinate access to and from the project site. The lot is atypical and will require innovative design. Hill will assist with these efforts as needed.
- Station 75: Project is a joint effort in partnership with Pacific Northwest National Laboratory. This alliance will require a high level of collaboration and communication between the City and PNNL, and Hill will assist with these efforts as needed.

We are proposing Becky Blankenship, a Project Manager in our Spokane Office, who has experience collaborating with the City of Richland on Fire Station 74 and the recently completed City Hall. Becky is a natural match and will provide excellent PM/CM services for these projects.

City of Richland
Fire Stations 73 & 75 CM Services
Page 2 of 2

October 16, 2019

Our proposed scope of services and fee proposal are defined in the attached Attachment A – Scope of Services and Proposal Fee dated October 16, 2019.

Please review our proposal and call me 425-451-3881 or Matt Walker if you have any questions. We look forward to working with you on these important and long anticipated projects.

Sincerely,

Hill International, Inc.



Gregory Heinz
Vice President

Cc:
Matt Walker, Hill
Becky Blankenship, Hill
Patrick McCord, Hill
Anna Valdez, Hill
Debbie Selzer, Hill



CITY OF RICHLAND – FIRE STATIONS 73 & 75

Professional Services Agreement

ATTACHMENT A – SCOPE OF SERVICES - 10/18/19

The purpose of this document is to define the services to be provided for both Fire Station 73 and Fire Station 75.

STANDARD SERVICES TO BE PROVIDED ☒:

Principal-in-Charge/Design-Build Advisor:

- ☐ Oversee the Hill team to assure that the needs of the City and the project are being met.
- ☐ Advise on PRC application/presentation.
- ☐ Advise on design build procurement.
- ☐ Advise on design, construction and closeout phases.

Project / Construction Manager:

- ☐ Develop Communication Protocol for project. Prepare City generated contractual correspondence to the design-build (DB) Team.
- ☐ Manage the DB Team procurement process.
 - o Develop and confirm initial Project Budget & Project Schedule.
 - o Prepare the Washington State Capital Project Advisory Review Board Project Review Committee (PRC) design build (DB) application.
 - o Respond to PRC questions prior to PRC meeting; prepare PRC presentation and present at PRC meeting.
 - o With assistance from City, prepare DB Request for Qualification (RFQ) document and manage RFQ process.
 - o Manage Statement of Qualifications (SOQ) shortlist process.
 - o With assistance from City, prepare DB Request for Proposal (RFP) and manage DB selection process.
 - o Assist the City with the execution of the DB Agreement.

City of Richland Fire Stations 73 & 75
Professional Services Agreement
Attachment A-Scope of Services
Page 2 of 4

- ☐ Provide oversight of the design phase.
 - o Participate in monthly design calls and in design meetings every other month. Review/comment on the GMP Amendment design submittals.
 - o Review and provide recommendations regarding DB applications for payment.

- ☐ Provide oversight of the construction and closeout phase for the project, as requested by the City.
 - o On a monthly basis visit the site and observe progress. Prepare a written site observation report (including progress photos) documenting the status of the construction.
 - o Participate in weekly construction meetings via conference call. Attend on site once a month.
 - o Review and make recommendations regarding DB applications for payment.

Page 15 of 15



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 2/4/2020

Agenda Category: Resolutions - Adoption

Core Focus Area I - Promote Financial Stability & Operational Effectiveness

Subject:

Resolution No. 24-20, Establishing Council Assignments for Calendar Years 2020-2021

Department:
City Manager

Ordinance/Resolution Number:
24-20

Document Type:
Resolution

Recommended Motion:

Adopt Resolution No. 24-20, establishing Council assignments for calendar years 2020-2021.

Summary:

Section 2.04.125 of the Richland Municipal Code (RMC) provides that Council shall, biennially, select from among its members council liaisons to the various boards, commissions and committees and outside agencies, council appointees to ad hoc committees, and all other council and non-council appointments not covered by RMC 2.04.120. The list of recommendations for appointment are then submitted to Council in open session for approval.

Richland City Council discussed assignments for calendar years 2020-2021 at its January 28, 2020 workshop. The list of recommendation appointments from that discussion are represented in Resolution No. 24-20.

Fiscal Impact:

None.

Attachments:

- I. Resolution No. 24-20

RESOLUTION NO. 24-20

A RESOLUTION of the City of Richland establishing Council assignments for the 2020-2021 calendar years.

WHEREAS, Richland City Council adopted Resolution Nos. 14-18, 17-19 and 83-19 to establish Council liaison/representative assignments through 2019; and

WHEREAS, through this Resolution No. 24-20, Council liaison/representative assignments will be made for calendar years 2020-2021.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland that the following councilmembers shall serve as liaison/representative to the following agencies, boards, commissions and committees for calendar years 2020-2021:

CITY BOARDS, COMMISSIONS AND COMMITTEES

Arts Commission	Councilmember Anderson
Code Enforcement Board	Councilmember Anderson
Economic Development Committee	Councilmember Christensen
Emergency Operations Board	Mayor Lukson Mayor Pro Tem Kent
Firefighters' Pension Board (Per RCW)	Mayor Lukson, Chair
Library Board	Mayor Pro Tem Kent
Lodging Tax Advisory Committee	Councilmember Anderson
Parks & Recreation Commission	Mayor Pro Tem Kent
Planning Commission	Councilmember Alvarez
Police Pension Board (Per RCW)	Mayor Lukson, Chair Mayor Pro Tem Kent
Utility Advisory Committee	Councilmember Lemley

NON-CITY ORGANIZATION NON-PARTICIPANT (non-voting Liaison)

Port of Benton.....	Councilmember Christensen
---------------------	---------------------------

Port of Kennewick.....	Councilmember Alvarez
Tri-City Regional Chamber of Commerce.....	Councilmember Alvarez

NON-CITY ORGANIZATION BOARD MEMBER

Ben Franklin Transit Board	Councilmember Lemley
Benton County 2060 Affordable Housing Steering Comm.	Councilmember Christensen
Benton-Franklin Community Action Committee	Councilmember Alvarez
Benton-Franklin Council of Governments	Mayor Lukson
Benton County Mosquito Control Board	Councilmember Anderson
Visit Tri-Cities	Councilmember Lemley
Tri-Cities Development Council (TRIDEC).....	Mayor Pro Tem Kent

LOCAL, REGIONAL, NATIONAL ORGANIZATIONS

Benton County Solid Waste Advisory Committee.....	Councilmember Anderson
Energy Communities Alliance.....	Mayor Lukson Councilmember Thompson Councilmember Christensen
Hanford Area Economic Investment Fund Committee.....	Councilmember Lemley
Hanford Communities Governing Board	Councilmember Thompson
Richland Public Facilities District.....	Councilmember Lemley
Tri-Cities Regional Public Facilities District.....	Mayor Lukson Councilmember Christensen

AD HOC COUNCIL COMMITTEES

Capital Facilities/Improvement Plan Annual Review.....	Mayor Lukson Councilmember Christensen Councilmember Alvarez
--	--

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

ADOPTED by the City Council of the City of Richland, Washington, at a regular meeting on the 4th day of February, 2020.

Ryan Lukson, Mayor

Attested by:

Approved as to form:

Jennifer Rogers, City Clerk

Heather Kintzley, City Attorney



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 2/4/2020

Agenda Category: Expenditures - Approval

Core Focus Area I - Promote Financial Stability & Operational Effectiveness

Subject:

Expenditures from January 13, 2020 - January 24, 2020 for \$12,646,946.10 including Check Nos. 275855-276284, Travel Check Nos. 19899-19900, Wire Nos. 7975-8000, Payroll Check Nos. 160602-161143, and Payroll Wire/ACH Nos. 11343-11359.

Department:

Administrative Services

Ordinance/Resolution Number:

Document Type:

Expenditures

Recommended Motion:

Approve the expenditures from January 13, 2020 to January 24, 2020 in the amount of \$12,646,946.10.

Summary:

Breakdown of Expenditures:

Check Nos.	275855-276284	4,094,933.52
Travel Check Nos.	19899-19900	687.00
Wire Nos.	7975-8000	5,979,889.55
Payroll Check Nos.	160602-161143	1,115,468.49
Payroll Wires/ACH	11343-11359	1,455,967.54
TOTAL		\$12,646,946.10

Fiscal Impact:

Total Disbursements: \$12,646,946.10.

Attachments:

1. Summary-Breakdown of Expenditures
2. Check & Travel Check Nos
3. Wire Nos
4. Payroll Check Detail
5. Payroll Wire and ACH Nos.

Summary - Breakdown of Expenditures - 1/13/2020 - 1/24/2020

AP-EXP-SUMMARY-001

Expenditure Breakdown Summary

	START CHECK	END CHECK	CHECK COUNT	CHECK TOTALS	VOID AMT
Travel Check Nos.	19899	19900	2	\$687.00	\$0.00
AP Check Nos.	275855	276284	430	\$4,094,933.52	\$0.00
AP Wire Nos.	7975	8000	16	\$5,979,889.55	\$0.00
Payroll Wire/ACH Nos.	11343	11359	17	\$1,455,967.54	\$0.00
Payroll Check Nos.	160602	161143	542	\$1,115,468.49	\$0.00

No Pension Checks

\$12,646,946.10

CHECK & TRAVEL CHECK LOG - MUNIS 1/13/2020 - 1/24/2020

CHECK DATE	CHECK DATE	CHECK NBR	VOID	VENDOR#	EMP VENDOR NAME	CHECK AMT	VOID AMT	WARRANT	COMMENT
01/13/2020	01/13/2020	275855	P	31067	INSTITUTE FOR JUSTICE	\$10,000.00	0	011320	RESOLUTION 13-20 CAMERON
01/15/2020	01/15/2020	19899	P	30293	AMUNDSON, JON	\$135.00	0	011520AT	20-017 AMUNDSON, SGR SERVANT L
	01/15/2020	19900	P	30429	PARISH, JORY	\$552.00	0	011520AT	20-006 SHOT SHOW 1/20-1/24/20
	01/15/2020	275856	P	11197	ADVANCED SIGNAL & CONTRACTING LLC	\$350.00	0	123119	RAILROAD CROSSING MONTHLY INSP
01/15/2020	275857	P	11402	ANDERSON HEIGHTS DEVELOPMENT LLC	\$2,113.57	0	123119	TRAFFIC IMPACT FEES-4TH QTR 20	
01/15/2020	275858	P	10983	ANOVAWORKS	\$1,568.00	0	123119	HEARING TESTS: 12/3/19 & 12/10	
01/15/2020	275859	P	10317	APOLLO HEATING & AIR CONDITIONING	\$2,860.80	0	123119	HVAC MAINTENANCE - FALL 2019	
01/15/2020	275860	P	10995	AUS WEST LOCKBOX	\$574.50	0	123119	LINEN CHARGES FOR DECEMBER	
01/15/2020	275861	P	10670	ARROW CONSTRUCTION SUPPLY INC	\$151.61	0	123119	DAYTON 1107 GROUT	
01/15/2020	275862	P	12407	AVANTECH INC	\$1,175.04	0	123119	MICHELLE JOHNSON 12/29/19 - 1/	
01/15/2020	275863	P	11218	BC SALES CO INC	\$130.27	0	123119	SAFETY BOOTS M SIMMONS	
01/15/2020	275864	P	10009	BENTON COUNTY TREASURER	\$613.24	0	123119	CRIME VICTIMS BCDC DEC 19	
01/15/2020	275865	P	11769	BERRY DUNN MCNEIL & PARKER, LLC	\$3,990.00	0	123119	D03 MONTHLY OVER SITE NOVEMBER	
01/15/2020	275866	P	11455	BI STATE OCCUPATIONAL SAFETY & HEALTH	\$120.00	0	123119	PRE-EMP DRUG/ ALCOHOL	
01/15/2020	275867	P	30350	BOOTHE, CHAD	\$30.00	0	123119	REIMB TRIP 19-533 PER DIEM D	
01/15/2020	275868	P	10019	BRUTZMAN'S OFFICE SOLUTIONS	\$169.42	0	123119	INSTALLATION SERVICES-MOVE LAC	
01/15/2020	275869	P	12368	CALFO EAKES & OSTROVSKY PLLC	\$33,469.32	0	123119	PETERSON, ET AL V PORT OF BENT	
01/15/2020	275870	P	11318	CAPITOL ASSET & PAVEMENT SERVICES INC	\$36,450.00	0	123119	2019 PAVEMENT CONDITION SURVEY	
01/15/2020	275871	P	11685	CARDINAL HEALTH 411 INC	\$2,895.39	0	123119	SALINE, SOLU-MEDROL, LEVOPHED,	
01/15/2020	275872	P	10025	CASCADE FIRE EQUIPMENT CORP	\$901.38	0	123119	EXTRA TEC GEN 51 COAT	
01/15/2020	275873	P	10026	CASCADE NATURAL GAS CORP	\$9,338.18	0	123119	BLDG 300 - NOV GAS BILL	
01/15/2020	275874	P	10240	CENTRAL HOSE & FITTINGS INC	\$360.66	0	123119	SWIVEL CONNECTOR	
01/15/2020	275875	P	10072	CITY OF KENNEWICK	\$4,041.05	0	123119	WATER & STORM EDUCATION PROGRA	
01/15/2020	275876	P	10261	CITY OF RICHLAND	\$130,450.44	0	123119	CITY UTILITY BILLS/DEC 2019	
01/15/2020	275877	P	10261	CITY OF RICHLAND	\$1,666.90	0	123119	DECEMBER LANDFILL BILL	
01/15/2020	275878	P	10261	CITY OF RICHLAND	\$889.26	0	123119	19-542 HEMPSTEAD CARDIAC SURVI	
01/15/2020	275879	P	10877	CLAYTON WARD COMPANY	\$32,332.15	0	123119	OFFICE PAPER RECYCLING DEC 201	
01/15/2020	275880	P	30724	COBB, MICHAEL	\$53.00	0	123119	19-548 COBB PIERCE CTY FUNERAL	
01/15/2020	275881	P	10030	COLE INDUSTRIAL INC	\$4,927.87	0	123119	WWTF BOILER ANNUAL TUNING	
01/15/2020	275882	P	11516	COLEMAN OIL COMPANY	\$14,734.79	0	123119	WEEKLY CARD LOCK FUEL 1/6-1/12	
01/15/2020	275883	P	10034	CONSOLIDATED ELECTRICAL DISTRIBUTORS INC	\$629.78	0	123119	AREA LIGHT FIXTURE HORN RAPIDS	
01/15/2020	275884	P	11444	CTS LANGUAGE LINK	\$730.37	0	123119	TRANSLATION SVCS E911 12/01/19	
01/15/2020	275885	P	11526	CORWIN OF PASCO LLC	\$309.35	0	123119	DOOR HANDLE PARTS VEH#2432 WO#	
01/15/2020	275886	P	11445	DAY MANAGEMENT CORPORATION	\$1,221.48	0	123119	LIGHTBAR SWAP VEH#2430 WO#5693	
01/15/2020	275887	P	10452	DAYCO HEATING & AIR	\$13,620.43	0	123119	2305 HOOD - HP REBATE	
01/15/2020	275888	P	10453	DELTA HEATING & COOLING INC	\$9,898.89	0	123119	1312 SANFORD - HEAT PUMP	
01/15/2020	275889	P	10950	DREAM BUILDERS LLC	\$1,761.31	0	123119	TRAFFIC IMPACT FEES-4TH QTR 20	
01/15/2020	275890	P	30207	EDWARDS, ERIC J	\$437.50	0	123119	TUITION REIMBURSEMENT EDWARDS	
01/15/2020	275891	P	10114	EMPIRE RUBBER & SUPPLY CO	\$200.58	0	123119	RUBBER MAT VEH#3321 WO#57036	
01/15/2020	275892	P	30061	ENGINEERED COMPOST SYSTEMS, INC.	\$11,848.26	0	123119	COMPOST MIXER & CONTROLS-FINAL	
01/15/2020	275893	P	11044	EWING IRRIGATION PRODUCTS INC	\$3,892.61	0	123119	WWL - LIGHTS	
01/15/2020	275894	P	10431	FAST SIGNS	\$281.97	0	123119	TRAILHEAD CONSTRUCTION SIGN	
01/15/2020	275895	P	10508	FASTENAL COMPANY	\$21.71	0	123119	FLASHLIGHT	
01/15/2020	275896	P	11264	FCS GROUP	\$1,485.00	0	123119	FCS Group Broadband Utility As	
01/15/2020	275897	P	30874	FIRST STORAGE PORTABLE	\$108.60	0	123119	HORN RAPIDS - DEC STORAGE BILL	
01/15/2020	275898	P	30378	FORTUNATO INC	\$1,761.31	0	123119	TRAFFIC IMPACT FEES-4TH QTR 20	
01/15/2020	275899	P	31071	FRONTIER COMMUNICATIONS CORPORATION	\$5,034.72	0	123119	Period 12/19/2019 to 1/18/2020	
01/15/2020	275900	P	10369	G & R AG PRODUCTS INC	\$103.62	0	123119	HOSE	
01/15/2020	275901	P	11248	GRAY & OSBORNE INC	\$997.91	0	123119	PRETREATMENT LOCAL LIMITS-WORK	
01/15/2020	275902	P	31023	WARNICK, DARIN	\$4,734.96	0	123119	BLRF CONTRACT 61-19 PAYMENT	
01/15/2020	275903	P	30425	HALL, ADRIANNE	\$43.44	0	123119	REIMB MILEAGE LOG 5/13/19 TO 1	
01/15/2020	275904	P	30914	ANGIE SHEPARD	\$445.20	0	123119	DECEMBER CLASSES 7989, 7906, 7	
01/15/2020	275905	P	10210	NORMA HARRINGTON	\$566.89	0	123119	PHENALIC PLATES FOR 1ST STREET	

CHECK & TRAVEL CHECK LOG - MUNIS 1/13/2020 - 1/24/2020

01/15/2020	275906	P	10046	HD FOWLER COMPANY INC	\$357.12	0	123119	BALL CORP QUICK JOINT ROMAC SA
01/15/2020	275907	P	31070	RAYMOND L COFFMAN	\$4,300.00	0	123119	Grant Reimbursement for ORV Pr
01/15/2020	275908	P	10577	IMT INC	\$6,458.50	0	123119	MATERIAL TESTING-CENTER PARKWA
01/15/2020	275909	P	10037	INTERMOUNTAIN WEST INSULATION	\$2,749.29	0	123119	2236 DAVISON - INSULATION REBA
01/15/2020	275910	P	11843	IRON MOUNTAIN INC	\$117.49	0	123119	SHRED SERVICE
01/15/2020	275911	P	10069	KELLEY'S TELE-COMMUNICATIONS INC	\$374.50	0	123119	AFTER HOURS EMERGENCY CALL SVC
01/15/2020	275912	P	10069	KELLEY'S TELE-COMMUNICATIONS INC	\$143.80	0	123119	ANSWERING SERVICE-DEC 2019
01/15/2020	275913	P	11110	KLUICKITAT COUNTY PUD	\$279.78	0	123119	GOLGOTHA UTILITIES 11/26-12/31
01/15/2020	275914	P	31045	LABORERS LOCAL 348	\$1,336.00	0	123119	2505 DUPOORTAIL - COMM LIGHTING
01/15/2020	275915	P	10185	LAHTI, ROGER P	\$117.50	0	123119	MEDICARE PREMIUM/LAHTI
01/15/2020	275916	P	10432	LANGUAGE LINE SERVICES LLC	\$192.71	0	123119	TRANSLATION SVCS E911 12/01-12
01/15/2020	275917	P	10262	LIFE ASSIST INC	\$3,519.43	0	123119	MEGA MOVER/BVM ADULT/CATHETER
01/15/2020	275918	P	10298	LN CURTIS & SONS	\$13.48	0	123119	SHIPPING
01/15/2020	275919	P	10797	LUNDGREN, REGINA E	\$1,860.00	0	123119	REGINA LUNDGREN HANFORD COMM N
01/15/2020	275920	P	11473	MASON, PATTI L	\$929.95	0	123119	DECEMBER CLASSES 7517, 7467
01/15/2020	275921	P	30885	MAXIM CRANE WORKS LP	\$9,770.64	0	123119	REPAIR OF BOOM VEH#3334 WO#570
01/15/2020	275922	P	30799	MEDLINE INDUSTRIES INC.	\$1,189.27	0	123119	EXAM GLOVES
01/15/2020	275923	P	11576	MERCER (US) INC	\$7,083.33	0	123119	CONSULTING SERVICES FOR DEC. 2
01/15/2020	275924	P	10578	MIDWEST TAPE	\$6,862.50	0	123119	HOOPLA DECEMBER 2019
01/15/2020	275925	P	11153	JT AUTOMOTIVE PARTS INC	\$165.07	0	123119	WIRE VEH#3355 WO#56927
01/15/2020	275926	P	11561	ON SCENE MEDICAL SERVICES, P.C.	\$4,939.00	0	123119	PRE EMP AND DIVISON PHY, AUDIO
01/15/2020	275927	P	10929	OVIVO USA LLC	\$13,404.39	0	123119	REPLCMNT GRVTY SKMMRS FOR PRIM
01/15/2020	275928	P	10357	OXARC INC	\$213.89	0	123119	CYLINDER RENTAL
01/15/2020	275929	P	12375	PAHLISCH HOMES AT WESTCLIFFE HEIGHTS, LLC	\$3,945.33	0	123119	TRAFFIC IMPACT FEES-4TH QTR 20
01/15/2020	275930	P	10862	PARAMETRIX INC	\$4,953.01	0	123119	2019 LANDFILL ENVIRO MONITORIN
01/15/2020	275931	P	10971	PARAMOUNT COMMUNICATIONS INC	\$591.00	0	123119	RETAINAGE CONTRACT #352-19
01/15/2020	275932	P	30434	PAULSEN, LACEY	\$13.34	0	123119	REIMB MILEAGE LOG 4/22/19 TO 5
01/15/2020	275933	P	10232	PERFECTION GLASS	\$45,187.38	0	123119	1650 MOWRY - MULTI/FAMILY WIND
01/15/2020	275934	P	12238	REXEL USA, INC	\$235.33	0	123119	TRAFFIC-50 AMP RECEPTAL
01/15/2020	275935	P	30055	POWER CITY ELECTRIC INC	\$23,959.80	0	123119	FIRST ST SUBSTATION RELAY REPL
01/15/2020	275936	P	10724	PUBLIC SAFETY TESTING INC	\$872.00	0	123119	SUBSCRIPTION FEES Q4 POLICE AND
01/15/2020	275937	P	30484	RICHLAND 132, LLC	\$5,160.63	0	123119	TRAFFIC IMPACT FEES-4TH QTR 20
01/15/2020	275938	P	12318	RINGOLD EMBROIDERY	\$1,835.82	0	123119	REGIONAL FIRE ACADEMY INSTRUCT
01/15/2020	275939	P	10647	RIVER CITY TOWING INC	\$558.20	0	123119	TOW CHARGE
01/15/2020	275940	P	10905	ROOTX INC	\$6,046.85	0	123119	ROOTX
01/15/2020	275941	P	30046	SCARSELLA BROS, INC.	\$29,834.72	0	123119	DISPOSAL CAPACITY PH 1A EARTHW
01/15/2020	275942	P	30023	SCOTT, TAIFEI	\$202.65	0	123119	DECEMBER CLASSES 7875, 7451, 7
01/15/2020	275943	P	10744	SENSE LAWN & TREE CARE INC	\$962.21	0	123119	2715 GWW PEST CONTROL-4TH QTR
01/15/2020	275944	P	12255	SERVATRON, INC	\$2,972.35	0	123119	CENTER CONSOLE UPFIT VEH#2487
01/15/2020	275945	P	10410	SHANNON & WILSON INC	\$8,142.58	0	123119	WETLAND MITIGATION MONITORING
01/15/2020	275946	P	12003	SHI INTERNATIONAL CORP	\$364.58	0	123119	SHI ACROBAT PRO LICENSE
01/15/2020	275947	P	10677	SPECIAL ASPHALT PRODUCTS INC	\$136.80	0	123119	HYD FILTER VEH#6545 WO#57040
01/15/2020	275948	P	10536	SPRAGUE PEST SOLUTIONS	\$633.68	0	123119	PEST CONTROL INITIAL SERVICE
01/15/2020	275949	P	30646	STEAGALL, DIANA	\$144.88	0	123119	REIMB 2019 MILEAGE - STEAGALL
01/15/2020	275950	P	11493	PICARD CORPORATION	\$3,643.15	0	123119	SALT WTP AND WWTF PER ITB #18-
01/15/2020	275951	P	11256	STERICYCLE INC	\$10.36	0	123119	HAZ MATERIALS DISPOSAL
01/15/2020	275952	P	30100	STEVENS CENTER MANAGEMENT	\$17,200.00	0	123119	2440 STEVENS - COMM LIGHTING R
01/15/2020	275953	P	12430	SYSTEMS DESIGN WEST, LLC	\$5,674.50	0	123119	AMB BILLING SERVICES - NOV
01/15/2020	275954	P	10961	TACOMA SCREW PRODUCTS INC	\$381.83	0	123119	ELBOWS VEH#3337 WO#56896
01/15/2020	275955	P	10227	TECH PRODUCTS INC	\$1,244.60	0	123119	E8_E9 Misc
01/15/2020	275956	P	30813	THE CLOUDBURST GROUP	\$1,554.00	0	123119	November charges Con Plan, AAP
01/15/2020	275957	P	11911	TWG CONSULTING CORP.	\$4,120.00	0	123119	TWG DEC 2019 RETAINER AND SERV
01/15/2020	275958	P	11626	TTB, LLC	\$335.50	0	123119	DECEMBER CITY CAR WASHES
01/15/2020	275959	P	10395	TOTAL ENERGY MANAGEMENT INC	\$14,876.32	0	123119	1847 Birch - HEAT PUMP

CHECK & TRAVEL CHECK LOG - MUNIS 1/13/2020 - 1/24/2020

01/17/2020	01/15/2020	275960	P	10187	TRANS UNION LLC	\$67.66	0	123119	CREDIT REPORT DEC FEE - 308 TI
	01/15/2020	275961	P	11406	SOLUTIONS INC	\$119.46	0	123119	RECORDS SEARCH
	01/15/2020	275962	P	10642	TREASURE VALLEY COFFEE CO OF THE COLUMBIA BASIN	\$367.45	0	123119	COFFEE DELIVERY
	01/15/2020	275963	P	10861	TRICOMP INC	\$730.00	0	123119	DEC 2019 ADVERTISING
	01/15/2020	275964	P	10293	TRI CITY SIGN & BARRICADE	\$119.03	0	123119	ISO BANDING ROLL BUCKLES P9600
	01/15/2020	275965	P	10497	TRI COUNTY FIRE ASSOCIATION	\$500.00	0	123119	2019 ANNUAL DUES
	01/15/2020	275966	P	11971	TRUE NORTH EQUIPMENT INC.	\$2,466.88	0	123119	ROVVERX RETERM PIGTAILS
	01/15/2020	275967	P	11131	SANDRA R NINEMIRE	\$1,193.62	0	123119	LINEN/UNIFORM LAUNDRY SERVICES
	01/15/2020	275968	P	12465	VALBRIDGE PROPERTY ADVISORS	\$3,500.00	0	123119	APPRAISAL - WELLSIAN,STEVENS
	01/15/2020	275969	P	11423	VISTELAR LLC	\$199.00	0	123119	VERBAL JUDO INSTRUCTOR DUES
	01/15/2020	275970	P	10325	WA STATE CRIMINAL JUSTICE TRAINING	\$700.00	0	123119	DT CONTROL TACTICS REGISTRATIO
	01/15/2020	275971	P	30838	WALLNER, AMANDA	\$35.00	0	123119	19-057, WALLNER, ICSC TRAVEL
	01/15/2020	275972	P	10140	WASHINGTON STATE PATROL	\$1,272.50	0	123119	BACKGROUND CHECKS DECEMBER
	01/15/2020	275973	P	10173	WASHINGTON STATE TREASURER	\$32,237.91	0	123119	12/19 FINES & FORFEITURES BC
	01/15/2020	275974	P	10145	WESCO RECEIVABLES CORP	\$2,456.47	0	123119	crossarms, deadends, insulator
	01/15/2020	275975	P	12263	WESTCLIFFE LLC	\$9,057.68	0	123119	TRAFFIC IMPACT FEES-4TH QTR 20
	01/15/2020	275976	P	10839	WESTERN CONCRETE ACCESSORIES	\$48.87	0	123119	MUSHROOM CAPS P9190043
	01/15/2020	275977	P	10059	WESTERN STATES EQUIPMENT COMPANY	\$21,368.51	0	123119	GENERATOR RENTAL FOR INFLUENT
	01/15/2020	275978	P	12400	WESTERN SYSTEMS, INC.	\$5,194.41	0	123119	TRAFFIC SIGNAL EQUIPMENT - SMA
	01/15/2020	275979	P	30137	WSP USA INC	\$2,939.35	0	123119	DUPORTAIL BRIDGE-CNST SUPPORT
	01/15/2020	275980	P	10194	XEROX CORPORATION	\$196.51	0	123119	ST 71 COPIER LEASE
	01/17/2020	275981	P	11895	IDENTITY AUTOMATION, LP	\$1,629.00	0	010120	MULTI-FACTOR AUTHENTICATION SU
	01/17/2020	275982	P	10838	GRIGG ENTERPRISES INC	\$295.98	0	010120	FLASHLIGHT
	01/17/2020	275983	P	999000	AUREF	\$181.76	0	010120	1805 SAGEWOOD LOOP
	01/17/2020	275984	P	999000	AUREF	\$75.83	0	010120	1220 GOWEN AVE
	01/17/2020	275985	P	999000	AUREF	\$21.90	0	010120	321 GREENTREE CT 1
	01/17/2020	275986	P	999000	AUREF	\$101.87	0	010120	2513 DUPORTAIL ST Apt 232
	01/17/2020	275987	P	999000	AUREF	\$25.96	0	010120	451 WESTCLIFFE BLVD Apt B312
	01/17/2020	275988	P	999000	AUREF	\$300.12	0	010120	2135 HENDERSON LOOP
	01/17/2020	275989	P	999000	AUREF	\$10.00	0	010120	1328 MARSHALL AVE
	01/17/2020	275990	P	999000	AUREF	\$236.31	0	010120	689 CANYON ST
	01/17/2020	275991	P	999000	AUREF	\$15.00	0	010120	3003 QUEENSGATE DR Apt 158
	01/17/2020	275992	P	999000	AUREF	\$52.88	0	010120	69 JADWIN AVE 37
	01/17/2020	275993	P	999000	AUREF	\$125.62	0	010120	1404 WILLIAMS BLVD
	01/17/2020	275994	P	999000	AUREF	\$22.78	0	010120	2555 BELLA COOLA LN Apt 326
	01/17/2020	275995	P	999000	AUREF	\$47.44	0	010120	2555 BELLA COOLA LN Apt 150
	01/17/2020	275996	P	999000	AUREF	\$67.89	0	010120	2555 BELLA COOLA LN Apt 191
	01/17/2020	275997	P	999000	AUREF	\$104.20	0	010120	232 HARTWOOD ST
	01/17/2020	275998	P	999000	AUREF	\$22.95	0	010120	1519 MAHAN AVE
	01/17/2020	275999	P	999000	AUREF	\$60.59	0	010120	252 SELL LN
	01/17/2020	276000	P	999000	AUREF	\$209.92	0	010120	915 SANFORD AVE
	01/17/2020	276001	P	999000	AUREF	\$0.22	0	010120	431 WELLSIAN WAY
	01/17/2020	276002	P	999000	AUREF	\$84.49	0	010120	50 JADWIN AVE Unit 90
	01/17/2020	276003	P	999000	AUREF	\$106.73	0	010120	2895 PAULING AVE Apt 106
	01/17/2020	276004	P	999000	AUREF	\$195.74	0	010120	411 ROSSELL AVE
	01/17/2020	276005	P	999000	AUREF	\$195.74	0	010120	411 ROSSELL AVE
	01/17/2020	276006	P	999000	AUREF	\$10.00	0	010120	422 GREENBROOK PL
	01/17/2020	276007	P	999000	AUREF	\$108.53	0	010120	2550 DUPORTAIL ST P295
	01/17/2020	276008	P	999000	AUREF	\$123.79	0	010120	1878 FOWLER ST 59
	01/17/2020	276009	P	999000	AUREF	\$264.22	0	010120	1739 DULUTH ST
	01/17/2020	276010	P	999000	AUREF	\$12.70	0	010120	2324 HOOD AVE 15
	01/17/2020	276011	P	999000	AUREF	\$31.07	0	010120	50 JADWIN AVE Unit 73
	01/17/2020	276012	P	999000	AUREF	\$155.55	0	010120	2148 HOXIE AVE
	01/17/2020	276013	P	999000	AUREF	\$38.25	0	010120	1972 MARSHALL AVE

CHECK & TRAVEL CHECK LOG - MUNIS 1/13/2020 - 1/24/2020

01/17/2020	276014	P	999000	AUREF	\$297.49	0	010120	2393 COPPERHILL ST
01/17/2020	276015	P	999000	AUREF	\$321.52	0	010120	1528 MCPHERSON AVE
01/17/2020	276016	P	999000	AUREF	\$204.96	0	010120	1850 STEVENS DR 128
01/17/2020	276017	P	999000	AUREF	\$347.70	0	010120	906 WINSLOW AVE
01/17/2020	276018	P	999000	AUREF	\$49.72	0	010120	1706 GAILLARD PL
01/17/2020	276019	P	999000	AUREF	\$189.56	0	010120	2306 CONCORD ST
01/17/2020	276020	P	999000	AUREF	\$52.17	0	010120	2952 LORAYNE J BLVD
01/17/2020	276021	P	999000	AUREF	\$10.00	0	010120	1305 BUENA CT
01/17/2020	276022	P	999000	AUREF	\$46.15	0	010120	303 GAGE BLVD 127
01/17/2020	276023	P	999000	AUREF	\$130.28	0	010120	635 BIRCH AVE
01/17/2020	276024	P	999000	AUREF	\$16.62	0	010120	209 BEAR DR
01/17/2020	276025	P	999000	AUREF	\$89.81	0	010120	2550 DUPORTAIL ST J257
01/17/2020	276026	P	999000	AUREF	\$177.19	0	010120	1483 BADGER MOUNTAIN LOOP
01/17/2020	276027	P	999000	AUREF	\$53.67	0	010120	2101 STEPTOE ST Apt 251
01/17/2020	276028	P	999000	AUREF	\$160.23	0	010120	1502 COTTONWOOD DR
01/17/2020	276029	P	999000	AUREF	\$3.07	0	010120	2513 DUPORTAIL ST Apt 242
01/17/2020	276030	P	999000	AUREF	\$25.86	0	010120	200 WALDRON ST 15
01/17/2020	276031	P	999000	AUREF	\$92.63	0	010120	3155 WILLOW POINTE DR
01/17/2020	276032	P	999000	AUREF	\$37.00	0	010120	3096 WILD CANYON WAY
01/17/2020	276033	P	999000	AUREF	\$39.80	0	010120	3090 WILD CANYON WAY
01/17/2020	276034	P	999000	AUREF	\$143.81	0	010120	3078 WILD CANYON WAY
01/17/2020	276035	P	999000	AUREF	\$164.74	0	010120	2142 SKYVIEW LOOP
01/17/2020	276036	P	999000	AUREF	\$39.70	0	010120	2348 HOOD AVE 1
01/17/2020	276037	P	999000	AUREF	\$156.97	0	010120	2249 CARRIAGE AVE
01/17/2020	276038	P	999000	AUREF	\$108.35	0	010120	710 SUMMIT ST
01/17/2020	276039	P	999000	AUREF	\$126.54	0	010120	4801 MCEWAN DR
01/17/2020	276040	P	999000	AUREF	\$135.77	0	010120	2604 FALCON LN
01/17/2020	276041	P	999000	AUREF	\$0.21	0	010120	451 WESTCLIFFE BLVD Apt H259
01/17/2020	276042	P	999000	AUREF	\$0.01	0	010120	2109 BRIARWOOD CT
01/17/2020	276043	P	999000	AUREF	\$93.68	0	010120	3377 RIVER VALLEY DR
01/17/2020	276044	P	999000	AUREF	\$108.05	0	010120	2550 DUPORTAIL ST P291
01/17/2020	276045	P	999000	AUREF	\$16.15	0	010120	2330 DAVISON AVE
01/17/2020	276046	P	999000	AUREF	\$25.00	0	010120	643 CEDAR AVE
01/17/2020	276047	P	999000	AUREF	\$36.02	0	010120	905 ABBOT ST
01/17/2020	276048	P	999000	AUREF	\$180.40	0	010120	646 SUMMIT ST
01/17/2020	276049	P	999000	AUREF	\$10.00	0	010120	333 SELL LN
01/17/2020	276050	P	999000	AUREF	\$38.49	0	010120	4775 MCEWAN DR
01/17/2020	276051	P	999000	AUREF	\$235.85	0	010120	1686 PISA LN
01/17/2020	276052	P	999000	AUREF	\$34.71	0	010120	227 UNIVERSITY DR Apt 308
01/17/2020	276053	P	999000	AUREF	\$148.71	0	010120	227 UNIVERSITY DR Apt 220
01/17/2020	276054	P	999000	AUREF	\$140.97	0	010120	2292 MORRIS AVE
01/17/2020	276055	P	999000	AUREF	\$83.13	0	010120	2111 TURNER ST 23
01/17/2020	276056	P	999000	AUREF	\$98.82	0	010120	1850 STEVENS DR 215
01/17/2020	276057	P	999000	AUREF	\$23.41	0	010120	2555 DUPORTAIL ST H363
01/17/2020	276058	P	11079	AUTOZONE STORES LLC	\$715.49	0	010120	DEF, ANTI FREEZE VEH#3313 WO#
01/17/2020	276059	P	11037	AMBRO INC	\$12.99	0	010120	BATTERIES FOR COOLANT MACHINE
01/17/2020	276060	P	10518	BEAVER BARK & ROCK	\$814.29	0	010120	COLUMBIA PLAYFIELD - CONCRETE
01/17/2020	276061	P	10398	BOB RHODES HEATING & A/C INC	\$1,400.00	0	010120	1752 DEL CAMBRE LOOP - HP REBA
01/17/2020	276062	P	11608	THERMO KING NORTHWEST, INC	\$349.38	0	010120	MIRROR VEH#7136 WO#57012
01/17/2020	276063	P	11608	THERMO KING NORTHWEST, INC	\$326.30	0	010120	CUTTING EDGE VEH#7136 WO#57065
01/17/2020	276064	P	10859	BRAUN NORTHWEST INC	\$509.02	0	010120	WATER VALVE PUMP VEH#5045 WO#5
01/17/2020	276065	P	12229	CANON FINANCIAL SERVICES, INC	\$317.04	0	010120	CANON-IRCS55501-XLG04984-JAN
01/17/2020	276066	P	10025	CASCADE FIRE EQUIPMENT CORP	\$1,197.15	0	010120	PWR STEERING RES VEH#5033 WO#5
01/17/2020	276067	P	10240	CENTRAL HOSE & FITTINGS INC	\$9.78	0	010120	RUBBER HOSE VEH#3338 WO#57066

CHECK & TRAVEL CHECK LOG - MUNIS 1/13/2020 - 1/24/2020

01/20/2020	01/17/2020	276068	P	10261	CITY OF RICHLAND	\$4,552.27	0	010120	BCE UTILITIES 11/01-12/02/19
	01/17/2020	276069	P	10519	CITY VIEW MINI STORAGE	\$100.00	0	010120	STORAGE UNIT FEE JAN 2020
	01/17/2020	276070	P	10470	COMMERCIAL TIRE INC	\$4,446.15	0	010120	FLAT REPAIR VEH#3339 WO#57056
	01/17/2020	276071	P	10034	CONSOLIDATED ELECTRICAL DISTRIBUTORS INC	\$1,385.38	0	010120	SHOPS 100 - LIGHTS
	01/17/2020	276072	P	11842	CONTINENTAL DOOR CO, LLC	\$433.31	0	010120	SHOPS 300 - ROLL UP DOOR BUTTO
	01/17/2020	276073	P	11526	CORWIN OF PASCO LLC	\$360.95	0	010120	GLOVEBOX ASSY VEH#2439 WO#5703
	01/17/2020	276074	P	11830	DSU PETERBILT & GMC INC	\$136.97	0	010120	SOLENOID VEH#3335 WO#57007
	01/17/2020	276075	P	10821	ENVIRO CLEAN EQUIPMENT INC	\$1,563.56	0	010120	VALVE KIT VEH#3338 WO#57066
	01/17/2020	276076	P	10044	FARMERS EXCHANGE	\$758.78	0	010120	STOCK - CHAINSAW BARS, CHAINS,
	01/17/2020	276077	P	10276	FEDERAL SIGNAL CORPORATION	\$367.16	0	010120	HOOK KITS FOR UPFITS VEH#9500
	01/17/2020	276078	P	10315	FERGUSON ENTERPRISES INC #3007	\$205.98	0	010120	CLAYBELL - SINK REPAIR PARTS
	01/17/2020	276079	P	11157	FRONTIER	\$74.92	0	010120	PHONE SERVICES 01/04-02/03/20
	01/17/2020	276080	P	10220	FRONTIER FENCE INC	\$1,647.55	0	010120	DOG PARK - FENCE REPAIR
	01/17/2020	276081	P	10050	GENERAL PACIFIC INC	\$10,040.61	0	010120	Devices UG
	01/17/2020	276082	P	30399	GERBER COLLISION & GLASS	\$1,817.47	0	010120	PAINT DOORS VEH#2479 WO#56971
	01/17/2020	276083	P	10911	HARRIS COMPUTER	\$124,769.39	0	010120	GEMS FMS, HRMS, SUP APPS, SYS SW,
	01/17/2020	276084	P	11813	HERC RENTALS INC	\$803.10	0	010120	WWL - BOOM TRUCK RENTAL - REMO
	01/17/2020	276085	P	30553	HOTSY OF SPOKANE LLC	\$1,954.80	0	010120	BLDG 300 CARWASH SOAP
	01/17/2020	276086	P	12200	HUGHES FIRE EQUIPMENT, INC.	\$168.21	0	010120	WIRE HARDNESS SWTICH VEH#5047
	01/17/2020	276087	P	30560	INTERMOUNTAIN LOCK AND SECURITY SUPPLY	\$108.66	0	010120	SECURITY - KEY CABINET FOR NEW
	01/17/2020	276088	P	10837	INTERGRAPH CORPORATION	\$250,789.92	0	010120	INTERGRAPH MAINTENANCE RENEWAL
	01/17/2020	276089	P	10290	JIM'S PACIFIC GARAGES INC	\$233.24	0	010120	WHEEL STUDS, NUTS VEH#3280 WO#5
	01/17/2020	276090	P	10219	LES SCHWAB TIRE CENTER	\$131.40	0	010120	VEHICLE CHAINS VEH#2452 WO#570
	01/17/2020	276091	P	10312	LESKOVAR LINCOLN MERCURY	\$462.47	0	010120	HUB, FRNT HUB SET
	01/17/2020	276092	P	11199	LIBERTY LAWN & SAW SHOP	\$80.34	0	010120	CARBURETOR VEH#7200 WO#56926
	01/17/2020	276093	P	10384	M CAMPBELL & COMPANY INC	\$2,800.00	0	010120	2016 ORCHARD WAY - HP REBATE
	01/17/2020	276094	P	10093	MCCURLEY CHEVROLET	\$919.60	0	010120	LATCH, HANDLE VEH#2383 WO#5697
	01/17/2020	276095	P	10143	MOBILE FLEET SERVICE INC	\$725.89	0	010120	SEAT, ADAPTER VEH#3351 WO#57006
	01/17/2020	276096	P	10083	MONARCH MACHINE & TOOL CO INC	\$450.69	0	010120	FABRICATED HARDWARE VEH#3338 W
	01/17/2020	276097	P	10870	MSDS ONLINE INC	\$2,171.46	0	010120	MSDS ONLINE HQ ACCOUNT/SITE 2-2
	01/17/2020	276098	P	11153	JT AUTOMOTIVE PARTS INC	\$5,060.96	0	010120	PRIMARY WIRE VEH#9500 WO#57020
	01/17/2020	276099	P	10232	PERFECTION GLASS	\$849.06	0	010120	2341 SNOHOMISH - WINDOW REBATE
	01/17/2020	276100	P	12238	REXEL USA, INC	\$224.74	0	010120	PARKWAY - LIGHT REPAIR
	01/17/2020	276101	P	10047	RDO EQUIPMENT CO	\$5,614.88	0	010120	DRIVE SHAFT VEH#4000 WO#57063
	01/17/2020	276102	P	12392	RECREATION TODAY OF IDAHO, LLC.	\$3,867.95	0	010120	SOFTFALL
	01/17/2020	276103	P	10105	REESE CONCRETE PRODUCTS MFG	\$385.53	0	010120	COLUMBIA PLAYFIELD - CATCH BAS
	01/17/2020	276104	P	11012	RH2 ENGINEERING INC	\$11,659.44	0	010120	WATER SYSTEM UNIDIRECTIONAL FL
	01/17/2020	276105	P	10410	SHANNON & WILSON INC	\$933.50	0	010120	CPMP Boat Basin Widening Contr
	01/17/2020	276106	P	11629	TRUCKPRO HOLDING CORPORATION	\$105.65	0	010120	STUDS, CAP NUTS VEH#3280 WO#5
	01/17/2020	276107	P	10536	SPRAGUE PEST SOLUTIONS	\$743.64	0	010120	STATION 71 - PEST CONTROL
	01/17/2020	276108	P	10393	STONEWAY ELECTRIC SUPPLY	\$37.76	0	010120	LIBRARY - ELECTRICAL PARTS
	01/17/2020	276109	P	10961	TACOMA SCREW PRODUCTS INC	\$91.85	0	010120	NUTS, SCREWS VEH#6568 WO#56941
	01/17/2020	276110	P	11160	THE GENESIS GROUP	\$8,148.26	0	010120	GENESIS RENEWAL 1/1/20-12/31/2
	01/17/2020	276111	P	10642	TREASURE VALLEY COFFEE CO OF THE COLUMBIA BASIN	\$44.40	0	010120	COFFEE DELIVERY
	01/17/2020	276112	P	11840	ANIMAL & PLANT HEALTH INSPECTION SERVICES	\$3,763.67	0	010120	USDA APHIS DEBT MGMT THROUGH 1
	01/17/2020	276113	P	11102	WALTER E NELSON CO	\$2,812.30	0	010120	Janitorial Paper Products
	01/17/2020	276114	P	10145	WESCO RECEIVABLES CORP	\$3,596.83	0	010120	crossarms, deadends, insulator
	01/17/2020	276115	P	10267	WESTERN SYSTEMS & FABRICATION INC	\$2,095.39	0	010120	PUMP VEH#56691 WO#56691
	01/17/2020	276116	P	12233	XO COMMUNICATIONS SERVICES LLC	\$710.65	0	010120	TELEPHONE CHARGES 1/1/20 - 1/3
	01/20/2020	276117	P	10015	BOWLS, DAVID	\$103.80	0	012020P	NON COVERED DENTAL
	01/20/2020	276118	P	10162	BUSH, LEE	\$5,601.14	0	012020P	NON COVERED MEDICAL
	01/20/2020	276119	P	10167	CASE, MIKE	\$360.64	0	012020P	NON COVERED MEDICAL
	01/20/2020	276120	P	10029	CLEAVENGER, MICHAEL	\$34.99	0	012020P	NON COVERED MEDICAL
	01/20/2020	276121	P	10040	DOWNS, DANNY	\$40.49	0	012020P	NON COVERED MEDICAL

CHECK & TRAVEL CHECK LOG - MUNIS 1/13/2020 - 1/24/2020

01/22/2020

01/20/2020	276122	P	11440	JAMES M CAREY DMD/PRATT & CAREY PS	\$515.50	0	012020P	NON COVERED DENTAL
01/20/2020	276123	P	10056	HOUCIN, EARL	\$2,000.00	0	012020P	NON COVERED MEDICAL
01/20/2020	276124	P	31078	HOUCIN, GREG	\$500.00	0	012020P	DEATH BENEFIT: EARL HOUCIN 12
01/20/2020	276125	P	11039	GOTTUEB, ROBERT DDS	\$33.00	0	012020P	NON COVERED DENTAL
01/20/2020	276126	P	10704	JONES, HAROLD	\$233.57	0	012020P	NON COVERED MEDICAL
01/20/2020	276127	P	10213	KEYS, JACK D	\$3,900.00	0	012020P	NON COVERED MEDICAL
01/20/2020	276128	P	31077	SAMARITAN PACIFIC HEALTH SERVICES INC	\$55.57	0	012020P	NON COVERED MEDICAL
01/20/2020	276129	P	10116	SIEMENS, DONALD	\$58.00	0	012020P	NON COVERED DENTAL
01/20/2020	276130	P	10163	THOMAS, GERALD D	\$119.99	0	012020P	NON COVERED VISION
01/20/2020	276131	P	10673	THRALL, TERRY	\$125.00	0	012020P	NON COVERED MEDICAL
01/20/2020	276132	P	10800	TURNER, ROY	\$27.70	0	012020P	NON COVERED MEDICAL
01/20/2020	276133	P	10077	WILMOTH, ROD	\$2,390.00	0	012020P	NON COVERED MEDICAL
01/20/2020	276134	P	10151	ZIMMERMAN, GERALD	\$4.99	0	012020P	NON COVERED MEDICAL
01/22/2020	276135	P	10838	GRIGG ENTERPRISES INC	\$115.06	0	123119	HOOK, PRUNER, SHVLS VEH #3338
01/22/2020	276136	P	31081	AISA LLC 2	\$705.75	0	123119	REFUND HYDRANT METER #348
01/22/2020	276137	P	10537	APOLLO INC	\$306,607.57	0	123119	DUPORTAIL BRIDGE - CNST - PMT
01/22/2020	276138	P	10601	APPLIED INDUSTRIAL TECH INC	\$287.86	0	123119	MOUNTED KITS VEH#6590 WO#56846
01/22/2020	276139	P	30929	ARCHER ANALYTICAL INC.	\$1,732.00	0	123119	ANALYTICAL SERVICES FOR WWTF L
01/22/2020	276140	P	30889	ARNETT INDUSTRIES, LLC	\$1,410.52	0	123119	GLOVE ACCEPTANCE TESTING
01/22/2020	276141	P	12435	ASPECT CONSULTING, LLC	\$20,963.50	0	123119	MEADOW SPRINGS,N RHLD, CPT LES
01/22/2020	276142	P	30307	AT&T MOBILITY	\$329.56	0	123119	WIRELESS CHARGES 11/27/19 - 12
01/22/2020	276143	P	10367	BANK OF AMERICA	\$126,979.25	0	123119	DEC PCARD 4715290006643162
01/22/2020	276144	P	10367	BANK OF AMERICA	\$1,834.45	0	123119	BANK ANALYSIS FEES DEC 2019
01/22/2020	276145	P	10301	BAYCO	\$86.72	0	123119	SHOPS 100 - BACKFLOW REPAIR
01/22/2020	276146	P	11218	BC SALES CO INC	\$78.01	0	123119	SHORT PAID WORK BOOTS FOR M AD
01/22/2020	276147	P	10281	BENTON COUNTY	\$35,732.41	0	123119	WORK CREW - OCT BILL
01/22/2020	276148	P	10207	BENTON COUNTY AUDITOR/ELECTION RESERVE	\$52.00	0	123119	DEC 2019 IMAGES
01/22/2020	276149	P	10010	BENTON FRANKLIN HEALTH DISTRICT	\$1,629.00	0	123119	TESTING FEES DEC 2019 FOR WWTF
01/22/2020	276150	P	10008	BENTON PUD	\$1,363.50	0	123119	SC157A PRE-NOTIFICATION SERVIC
01/22/2020	276151	P	11778	DSD CAPITAL LLC	\$165.63	0	123119	POL SERVICE-1032 UNIVERSITY
01/22/2020	276152	P	11272	BOYD'S TREE SERVICE LLC	\$4,929.82	0	123119	TREE PRUNING & VEGETATION MGMT
01/22/2020	276153	P	12320	BUILDERS FIRSTSOURCE, INC	\$638.43	0	123119	3/8X8"-16'LAP SIDING7/16X12-16
01/22/2020	276154	P	10240	CENTRAL HOSE & FITTINGS INC	\$1,148.33	0	123119	CLRF HOSES & REMOTE GRS LINES
01/22/2020	276155	P	10250	CH2O INC	\$64.49	0	123119	BOILER TESTING - DEC19 BW LABO
01/22/2020	276156	P	10258	CHEMSEARCH	\$632.52	0	123119	E8_E9 Misc
01/22/2020	276157	P	10318	CHICAGO TITLE INSURANCE COMPANY	\$760.20	0	123119	SUBDIVISION CERT FOR 505 SWIFT
01/22/2020	276158	P	10261	CITY OF RICHLAND	\$4,684.79	0	123119	BCES UTILITIES 12/02/19-01/02/
01/22/2020	276159	P	10261	CITY OF RICHLAND	\$17,455.53	0	123119	#1901 DROP BOX DISP/HAULING
01/22/2020	276160	P	10261	CITY OF RICHLAND	\$5,000.00	0	123119	1847 BIRCH - HP REBATE
01/22/2020	276161	P	10429	CODE PUBLISHING INC	\$2,214.42	0	123119	Municipal Code-Web Update 12/0
01/22/2020	276162	P	10562	COLE DRAINS INC	\$380.10	0	123119	CLEAR COMMON LINE 2008 LEE BLV
01/22/2020	276163	P	10032	COLUMBIA GRAIN & FEED INC	\$977.26	0	123119	TS 410 12
01/22/2020	276164	P	10135	CI INFORMATION MANAGEMENT	\$1,128.00	0	123119	WO'S 0158011, 0160852 ONSITE 6
01/22/2020	276165	P	10135	CI INFORMATION MANAGEMENT	\$187.53	0	123119	ONSITE PURGE SERVICE WO#016036
01/22/2020	276166	P	30153	CONSILIO LLC	\$1,613.65	0	123119	TCRY v. City of Richland
01/22/2020	276167	P	10034	CONSOLIDATED ELECTRICAL DISTRIBUTORS INC	\$5,421.99	0	123119	20 LU100 305V PHOTO CNTL
01/22/2020	276168	P	31073	CONVEX CORPORATION	\$355.00	0	123119	Repair & Recalibrate 806A
01/22/2020	276169	P	11486	COYOTE RIDGE CORRECTIONS CENTER	\$467.47	0	123119	LANDFILL WORK CREW-DEC 2019
01/22/2020	276170	P	11663	D&D TELECOMMUNICATION PROPERTIES LLC	\$782.87	0	123119	INSPIRATION POINT DEC 2019
01/22/2020	276171	P	10139	DEPARTMENT OF ECOLOGY	\$64.00	0	123119	OPS CERT RENEWAL 2020 FOR K BR
01/22/2020	276172	P	30206	EDGEOMON, SANDI	\$404.26	0	123119	REIMB 2019 MILEAGE
01/22/2020	276173	P	10641	EES CONSULTING	\$18,700.00	0	123119	C184-19 IRP/CPA Assessments
01/22/2020	276174	P	11169	EFFICIENCY SOLUTIONS LLC	\$4,494.00	0	123119	C233-15 COMMERCIAL EE INSPECTI
01/22/2020	276175	P	10896	EMMETT L RICHARDS	\$3,837.05	0	123119	C01-19 SCADA work Nov 5-6, 201

CHECK & TRAVEL CHECK LOG - MUNIS 1/13/2020 - 1/24/2020

01/22/2020	276176	P	10322	ENERGY INCENTIVES INC	\$1,985.00	0	123119	C337-18 Residential EE Inspect
01/22/2020	276177	P	11533	ENTERPRISE SALES INC	\$24,999.72	0	123119	30 YARD DROP BOXES
01/22/2020	276178	P	10431	FAST SIGNS	\$1,033.87	0	123119	VEHICLE WRAP VEH#2484
01/22/2020	276179	P	11264	FCS GROUP	\$883.69	0	123119	C220-16 COSA & RATE DESIGN SUP
01/22/2020	276180	P	11585	GALLS, LLC	\$123.47	0	123119	Class B L/S shirt: Jabri
01/22/2020	276181	P	10050	GENERAL PACIFIC INC	\$12,068.94	0	123119	Pedestals
01/22/2020	276182	P	31023	WARNICK, DARIN	\$833.22	0	123119	FACADE IMPROVEMENT GRANT PAYME
01/22/2020	276183	P	11813	HERC RENTALS INC	\$775.40	0	123119	LIGHT TOWER DEC 2019 - LANDFIL
01/22/2020	276184	P	10628	INLAND ASPHALT CO	\$628.36	0	123119	HMA COLD MIX P93001
01/22/2020	276185	P	10474	INSITUFORM TECHNOLOGY INC	\$236,991.76	0	123119	2019 TRENCHLESS SEWER REHAB PR
01/22/2020	276186	P	10577	IMT INC	\$972.50	0	123119	DUPORTAIL BRIDGE TESTING - DEC
01/22/2020	276187	P	10406	JUB ENGINEERS INC	\$13,511.61	0	123119	2019 TRENCHLESS SEWER REHAB-CN
01/22/2020	276188	P	10172	G-A-P SUPPLY CORP DBA	\$417.57	0	123119	CAPACITOR RUN OVAL WTP HVAC
01/22/2020	276189	P	10197	KDL HARDWARE SUPPLY INC	\$2,717.95	0	123119	E8_E9 Misc
01/22/2020	276190	P	10069	KELLEY'S TELE-COMMUNICATIONS INC	\$356.90	0	123119	AFTER HOURS EMERGENCY CALL SVC
01/22/2020	276191	P	11667	KENWORTH SALES COMPANY	\$38.89	0	123119	FUEL FILTER VEH#3335 WO#56206
01/22/2020	276192	P	12490	KNUTZEN ENGINEERING	\$9,520.00	0	123119	DESIGN SVCS FOR BADGER MNT PAR
01/22/2020	276193	P	11421	LEONE & KEEBLE INC	\$147,057.98	0	123119	NEW CITY HALL DESIGN BUILD PMT
01/22/2020	276194	P	11421	LEONE & KEEBLE INC	\$7,097.40	0	123119	NEW CITY HALL DESIGN BUILD-PMT
01/22/2020	276195	P	31047	LILLY, AMBER	\$36.54	0	123119	DEPOSIT MILEAGE-LILLY DEC 2019
01/22/2020	276196	P	30892	MAGNUM POWER LLC	\$718,629.90	0	123119	pmt 2, #358-19
01/22/2020	276197	P	31062	MANKA, ALISON	\$46.98	0	123119	REIMB. MILEAGE MAY - DEC 2019
01/22/2020	276198	P	30781	MANZO, ELENA	\$178.64	0	123119	REIMB 2019 MILEAGE - MANZO
01/22/2020	276199	P	30885	MAXIM CRANE WORKS LP	\$246.30	0	123119	CRANE INSPECTION VEH#3288 WO#5
01/22/2020	276200	P	30885	MAXIM CRANE WORKS LP	\$2,083.05	0	123119	CRANE INSPECTION VEH#3142 WO#5
01/22/2020	276201	P	30908	MEDICAL BILLING AND CONSULTING LLC	\$1,100.00	0	123119	DEC 2019 FIREFIGHTERS PENSION
01/22/2020	276202	P	30799	MEDLINE INDUSTRIES INC.	\$40.89	0	123119	SERVICE CHARGE
01/22/2020	276203	P	11652	MENKE JACKSON BEYER LLP	\$3,663.16	0	123119	Account # 456 - re Denney
01/22/2020	276204	P	11214	MIDWEST LABORATORIES INC	\$300.00	0	123119	TESTING FEES STA RPT#19-337-40
01/22/2020	276205	P	30233	MITCHELL, FRANK	\$16.24	0	123119	DEPOSIT MILEAGE-MITCHELL DEC 2
01/22/2020	276206	P	10371	MOTOROLA SOLUTIONS INC	\$523.23	0	123119	Shoulder mics
01/22/2020	276207	P	30261	NATHAN PRATT	\$682.00	0	123119	REFUND HYDRANT METER #371
01/22/2020	276208	P	30088	NCR PAYMENT SOLUTIONS, FL, LLC	\$40,226.03	0	123119	MERCHANT SERVICE CHARGES DEC 2
01/22/2020	276209	P	10357	OXARC INC	\$161.86	0	123119	WWTF CYLINDER RENTAL DEC2019
01/22/2020	276210	P	12410	PACIFIC OFFICE SOLUTIONS LLC	\$75.54	0	123119	HEAD SET REPLACEMENT ANTENNAS
01/22/2020	276211	P	10507	PARADISE BOTTLED WATER CO	\$331.61	0	123119	Bottled Water-December
01/22/2020	276212	P	10971	PARAMOUNT COMMUNICATIONS INC	\$350,515.32	0	123119	FINAL PROG PMT 17 - C89-18
01/22/2020	276213	P	11721	PREMIER EXCAVATION	\$710.50	0	123119	REFUND HYDRANT METER #362
01/22/2020	276214	P	30458	PROVENCHER, JODY	\$76.44	0	123119	2019 MILEAGE REIMBURSEMENT - P
01/22/2020	276215	P	999001	REC REFUND	\$93.12	0	123119	DEPOSIT REFUND - RECREATION CE
01/22/2020	276216	P	999001	REC REFUND	\$150.00	0	123119	REC REFUND INV 90519 REISSUE C
01/22/2020	276217	P	999001	REC REFUND	\$150.00	0	123119	DEPOSIT REFUND-RECREATION CENT
01/22/2020	276218	P	999001	REC REFUND	\$35.00	0	123119	CLASS CANCELLATION
01/22/2020	276219	P	11136	RICHARD SCHURFELD	\$258.00	0	123119	PORTAL SERVICE LOCATES DEC 201
01/22/2020	276220	P	10939	RETAIL LOCKBOX INC	\$2,396.30	0	123119	UB PAYMENT PROCESSING DEC 2019
01/22/2020	276221	P	10857	RGW ENTERPRISES PC	\$13,890.00	0	123119	PROJECT MANAGEMENT - DECEMBER
01/22/2020	276222	P	11012	RH2 ENGINEERING INC	\$12,747.90	0	123119	QUEENSGATE/CPT WETLAND MITIGAT
01/22/2020	276223	P	30486	ROACH, ANNKA	\$24.36	0	123119	DEPOSIT MILEAGE-ROACH DEC 19
01/22/2020	276224	P	12232	STANTON EDWARD COOKE	\$4,076.00	0	123119	CRITICAL THINKING FOR INITIAL
01/22/2020	276225	P	30615	SENGER, DAWN M	\$209.32	0	123119	REIMB 2019 MILEAGE
01/22/2020	276226	P	10410	SHANNON & WILSON INC	\$6,057.00	0	123119	LOGSTON MITIGATION SITE WORK -
01/22/2020	276227	P	11785	SOLENIIS LLC	\$9,898.02	0	123119	POLYMER
01/22/2020	276228	P	30890	SPARTAN TRUCK COMPANY	\$861.38	0	123119	CUSHION GRIP CYL VEH#3337 WO#5
01/22/2020	276229	P	10393	STONEWAY ELECTRIC SUPPLY	\$25.89	0	123119	ADDL LIGHT SWITCHES BELT PRESS

CHECK & TRAVEL CHECK LOG - MUNIS 1/13/2020 - 1/24/2020

01/24/2020	01/22/2020	276230	P	10894	STRYKER SALES CORPORATION	\$1,941.00	0	123119	MAINTENANCE LABOR
	01/22/2020	276231	P	11442	T TAP CONSTRUCTION SERVICES	\$1,423.85	0	123119	HYDRANT METER #355 REFUND
	01/22/2020	276232	P	10481	WEST PUBLISHING CORPORATION	\$2,374.27	0	123119	WEST INFORMATION CHARGES
	01/22/2020	276233	P	11771	TOTAL CARE CLINICS	\$100.00	0	123119	DOT- S. BENECKE
	01/22/2020	276234	P	12054	TRANSCO GROUP USA, INC	\$14,104.96	0	123119	DUPORTAIL ST CORRIDOR SIGNAL M
	01/22/2020	276235	P	10128	THE MCCLATCHY COMPANY	\$922.38	0	123119	PHN 121719 2019-2020 COLLECTIV
	01/22/2020	276236	P	12016	SANDRA MONREAN	\$5,000.00	0	123119	HANFORD/PAST/PRESENT/FUTURE VI
	01/22/2020	276237	P	12160	TYLER TECHNOLOGIES, INC	\$289,872.16	0	123119	PM SERVICES JULY 2019
	01/22/2020	276238	P	30828	UPS FREIGHT	\$941.29	0	123119	RETURN SHIPPING FOR FIRE HELME
	01/22/2020	276239	P	10512	US BANK N A	\$148.00	0	123119	POOLED INVESTMENT CUSTODY FEE
	01/22/2020	276240	P	11357	UTILWORKS CONSULTING LLC	\$8,750.00	0	123119	32-16 AMI/MDMS PLANNING & RFP
	01/22/2020	276241	P	10937	VALMONT INDUSTRIES INC	\$40,252.59	0	123119	GWV PAVEMENT PRESERVATION TRAF
	01/22/2020	276242	P	10860	VERIZON WIRELESS	\$967.60	0	123119	CELL PHONES 12/07/19-01/06/20
	01/22/2020	276243	P	31068	VITALSMARTS PROFESSIONAL TRAINING HOLDCO, LP	\$3,445.00	0	123119	C451-19 Crucial Conversations
	01/22/2020	276244	P	10138	WA STATE AUDITOR'S OFFICE	\$6,535.40	0	123119	AUDIT SERVICES DECEMBER 2019
	01/22/2020	276245	P	30843	WATER MANAGEMENT LABORATORIES, INC.	\$1,740.00	0	123119	WATER SAMPLING ANALYSIS
	01/22/2020	276246	P	11190	WESTERN CASCADE CONTAINER LLC	\$386.11	0	123119	TARPER MOTOR, FLOW CONTROL VEH
	01/22/2020	276247	P	10194	XEROX CORPORATION	\$1,928.62	0	123119	COPIER SVCS 11/21-12/21/19
	01/22/2020	276248	P	12483	ZOLL MEDICAL SUPPLY	\$12,305.74	0	123119	ZVENT PORTABLE VENTILATOR
	01/24/2020	276249	P	10439	PYC LLC	\$100.74	0	012420	UNIFORM LAUNDRY SERVICE
	01/24/2020	276250	P	10838	GRIGG ENTERPRISES INC	\$43.31	0	012420	RCC - DRINKING FOUNTAIN PARTS
	01/24/2020	276251	P	10459	ALLSTAR CONSTRUCTION GROUP INC	\$6,221.03	0	012420	ROBERTSON DR UTILITIES EXTENSI
	01/24/2020	276252	P	10436	BENTON COUNTY FIRE DIST 1	\$2,892.00	0	012420	MPD ANNUAL ASSESSMENT
	01/24/2020	276253	P	10009	BENTON COUNTY TREASURER	\$3,966.90	0	012420	BRIDGE LOAD RATING BY TRAN TEC
	01/24/2020	276254	P	12229	CANON FINANCIAL SERVICES, INC	\$28.00	0	012420	CANON PAPER TRAY
	01/24/2020	276255	P	11868	CAROLLO ENGINEERS, INC	\$12,658.75	0	012420	WTP SOLIDS HANDLING DESIGN-DEC
	01/24/2020	276256	P	10026	CASCADE NATURAL GAS CORP	\$1,442.55	0	012420	NATURAL GAS 12/17/19-1/17/20
	01/24/2020	276257	P	10597	CHARTER COMMUNICATIONS	\$78.09	0	012420	INTERNET PLUS 090967501
	01/24/2020	276258	P	10542	FIANDER & ASSOCIATES LLC	\$4,610.07	0	012420	STAIRMASTER 8G W/STEPMILL TRAD
	01/24/2020	276259	P	10135	CI INFORMATION MANAGEMENT	\$40.59	0	012420	ON SITE SHREDDING SERVICES WO#
	01/24/2020	276260	P	10034	CONSOLIDATED ELECTRICAL DISTRIBUTORS INC	\$199,436.84	0	012420	DOCK CREW LIGHTS
	01/24/2020	276261	P	10392	DEPARTMENT OF ENTERPRISE SERVICES	\$480.00	0	012420	WA STATE DAILY LEAN PRACTICES
	01/24/2020	276262	P	10177	SELF INSURANCE SECTION	\$50.00	0	012420	EXPLOSIVES USER LICENSE-NELSON
	01/24/2020	276263	P	30206	EDGEMON, SANDI	\$365.01	0	012420	20-020 EDGEMON NRU/PPC MEETING
	01/24/2020	276264	P	31071	FRONTIER COMMUNICATIONS CORPORATION	\$66.67	0	012420	SILVER CLOUD PHONE LINE
	01/24/2020	276265	P	11248	GRAY & OSBORNE INC	\$505.56	0	012420	WW PRETREATMENT LOCAL LIMITS S
	01/24/2020	276266	P	10062	IRRIGATION SPECIALISTS INC	\$99.49	0	012420	CITY HALL - 10" FLANGE FOR FOU
	01/24/2020	276267	P	30942	L3 TECHNOLOGIES INC	\$10,000.00	0	012420	SNOW REMOVAL SIMULATOR TRAININ
	01/24/2020	276268	P	12246	MCALLISTER HOLDINGS	\$18.00	0	012420	ALPR VEHICLE WASH (3)
	01/24/2020	276269	P	12494	MURRAYSMITH, INC	\$7,575.76	0	012420	WWTF PROCESS MODELING-DEC 2019
	01/24/2020	276270	P	12238	REXEL USA, INC	\$2,916.56	0	012420	Handy Box, Bushing, Misc
	01/24/2020	276271	P	10684	PUBLIC AGENCY TRAINING COUNCIL	\$1,050.00	0	012420	INTERVIEW INTERROGATION REG G
	01/24/2020	276272	P	12318	RINGOLD EMBROIDERY	\$828.62	0	012420	NEW ERA CAPS/NAME PATCHES
	01/24/2020	276273	P	11563	MOBILEGUARD	\$2,217.30	0	012420	WEB/SOCIAL ARCHIVING
	01/24/2020	276274	P	10530	SUMMIT LAW GROUP PLLC	\$4,033.00	0	012420	FARRIN BAKER GRIEVANCE ARBITRA
	01/24/2020	276275	P	10961	TACOMA SCREW PRODUCTS INC	\$251.57	0	012420	11535 PSA SANDER DISCS (20) -
	01/24/2020	276276	P	11881	TARGETSOLUTIONS LEARNING, LLC	\$5,899.10	0	012420	2020 MEMBERSHIP AND MAINT FEES
	01/24/2020	276277	P	30086	TELEFLEX LLC	\$531.47	0	012420	AIRTRAQ BLADES
	01/24/2020	276278	P	10642	TREASURE VALLEY COFFEE CO OF THE COLUMBIA BASIN	\$304.34	0	012420	COFFEE DELIVERY
	01/24/2020	276279	P	10128	THE MCCLATCHY COMPANY	\$123.59	0	012420	RFQ #19-0125 FIRE STATION 73 &
	01/24/2020	276280	P	11650	VERIZON WIRELESS SERVICES, LLC	\$50.00	0	012420	19-26195 CELL SEARCH
	01/24/2020	276281	P	11079	AUTOZONE STORES LLC	\$322.53	0	010120	RT HEADLT HOUSING VEH#2395 WO#
	01/24/2020	276282	P	10384	M CAMPBELL & COMPANY INC	\$500.00	0	010120	68 TIMMERMAN - HP REBATE
	01/24/2020	276283	P	31029	RJM EQUIPMENT SALES, INC.	\$9,904.32	0	010120	5100 H20 LOCATORS W/BAG, TRANS

CHECK & TRAVEL CHECK LOG - MUNIS 1/13/2020 - 1/24/2020

	01/24/2020	276284	P	10851	US ARMY CORPS OF ENGINEERS-WALLA WALLA	\$23,411.00	0	010120	DUPORTAIL BRIDGE-POWER, FIBER
						\$4,095,620.52			

Wire Nos- MUNIS 1/13/2020 - 1/24/2020

AP Claims Wires Summary Information

YEAR	MTH	CHECK DATE	CHECK NBR	TYPE	CHECK AMT	Vendor#	Vendor	Purpose	Status
2020	1	01/16/2020	7975	WIRE	\$17,227.02	10902	MATRIX ABSENCE MANAGEMENT INC	December 2019 Claims	P
		01/21/2020	7976	WIRE	\$309.75	10573	REHN & ASSOCIATES INC	HRA Monthly Admin Fee - Dec	P
		01/21/2020	7977	WIRE	\$16,398.55	11924	CIGNA HEALTH AND LIFE INSURANCE COMPANY	January 2020 Admin Fees	P
		01/13/2020	7985	WIRE	\$3,000,000.00	10726	WELLS FARGO	FHLMC #3134GUY46 - 1.80% (01/25)	P
		01/14/2020	7986	WIRE	\$1,650.00	10287	WASHINGTON STATE TREASURER	State Share of CPL	P
		01/14/2020	7988	WIRE	\$144,283.76	11924	CIGNA HEALTH AND LIFE INSURANCE COMPANY	Medical claims 1/06-1/12/20	P
		01/15/2020	7989	WIRE	\$18,203.18	11097	NW INTERGOVERNMENTAL ENERGY SUPPLY	Loss Returns EWEB 10/19-12/19	P
		01/16/2020	7991	WIRE	\$9,033.12	10320	VISION SERVICE PLAN (WA)	Monthly Invoice Jan 20	P
		01/16/2020	7992	WIRE	\$120.93	12220	DISCOVERY BENEFITS INC	FSA deduction on 1/15/20	P
		01/16/2020	7993	WIRE	\$1,500,000.00	30758	LGIP LOCAL GOVERNMENT INVESTMENT POOL	PURCHASE LGIP #1920	P
		01/17/2020	7994	WIRE	\$1,000,000.00	30758	LGIP LOCAL GOVERNMENT INVESTMENT POOL	PURCHASE LGIP #1920	P
		01/22/2020	7995	WIRE	\$167,601.47	11924	CIGNA HEALTH AND LIFE INSURANCE COMPANY	Health Claims 1/13-1/19/20	P
		01/22/2020	7996	WIRE	\$4,000.00	31063	4MYBENEFITS, INC	2020 Plan Source Setup	P
		01/22/2020	7997	WIRE	\$100,042.15	11252	LEOFF HEALTH AND WELFARE TRUST	LEOFF Trust - February 2020	P
		01/22/2020	7999	WIRE	\$37.22	12220	DISCOVERY BENEFITS INC	FSA deduction on 1/21/2020	H
		01/24/2020	8000	WIRE	\$982.40	12220	DISCOVERY BENEFITS INC	December 2019 Adminstrative Fee	P
Total					\$5,979,889.55				

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

CHECK TYPE	CHECK TYPE	CHECK DATE	CHECKNBR	VOID	EMP#	DD AMT
PAYROLL - 2020-01-23	PAYROLL - 2020-01-23	1/23/2020	160602		3759	\$2331.73
	PAYROLL - 2020-01-23	1/23/2020	160603		3681	\$2060.59
	PAYROLL - 2020-01-23	1/23/2020	160604		4083	\$1491.05
	PAYROLL - 2020-01-23	1/23/2020	160605		4929	\$2180.96
	PAYROLL - 2020-01-23	1/23/2020	160606		4562	\$3627.17
	PAYROLL - 2020-01-23	1/23/2020	160607		4895	\$1627.78
	PAYROLL - 2020-01-23	1/23/2020	160608		4941	\$1410.46
	PAYROLL - 2020-01-23	1/23/2020	160609		4369	\$3251.32
	PAYROLL - 2020-01-23	1/23/2020	160610		4575	\$2150.30
	PAYROLL - 2020-01-23	1/23/2020	160611		4812	\$864.44
	PAYROLL - 2020-01-23	1/23/2020	160612		4185	\$4184.65
	PAYROLL - 2020-01-23	1/23/2020	160613		4338	\$1053.59
	PAYROLL - 2020-01-23	1/23/2020	160614		3322	\$2109.84
	PAYROLL - 2020-01-23	1/23/2020	160615		4337	\$966.46
	PAYROLL - 2020-01-23	1/23/2020	160616		4736	\$1554.12
	PAYROLL - 2020-01-23	1/23/2020	160617		4133	\$1094.76
	PAYROLL - 2020-01-23	1/23/2020	160618		4232	\$952.35
	PAYROLL - 2020-01-23	1/23/2020	160619		4811	\$990.99
	PAYROLL - 2020-01-23	1/23/2020	160620		3885	\$3673.77
	PAYROLL - 2020-01-23	1/23/2020	160621		3243	\$1245.15
	PAYROLL - 2020-01-23	1/23/2020	160622		4901	\$1926.17
	PAYROLL - 2020-01-23	1/23/2020	160623		4774	\$1071.95
	PAYROLL - 2020-01-23	1/23/2020	160624		3709	\$1736.34
	PAYROLL - 2020-01-23	1/23/2020	160625		3688	\$1815.94

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	160626		2156	\$991.11
PAYROLL - 2020-01-23	1/23/2020	160627		4102	\$1443.98
PAYROLL - 2020-01-23	1/23/2020	160628		3836	\$2219.98
PAYROLL - 2020-01-23	1/23/2020	160629		4029	\$1558.31
PAYROLL - 2020-01-23	1/23/2020	160630		3690	\$1733.11
PAYROLL - 2020-01-23	1/23/2020	160631		3828	\$1478.95
PAYROLL - 2020-01-23	1/23/2020	160632		4204	\$1550.11
PAYROLL - 2020-01-23	1/23/2020	160633		4092	\$1640.92
PAYROLL - 2020-01-23	1/23/2020	160634		4461	\$2045.60
PAYROLL - 2020-01-23	1/23/2020	160635		3516	\$1614.89
PAYROLL - 2020-01-23	1/23/2020	160636		1834	\$2116.03
PAYROLL - 2020-01-23	1/23/2020	160637		4731	\$735.59
PAYROLL - 2020-01-23	1/23/2020	160638		4130	\$1621.11
PAYROLL - 2020-01-23	1/23/2020	160639		4035	\$1347.59
PAYROLL - 2020-01-23	1/23/2020	160640		4375	\$2866.03
PAYROLL - 2020-01-23	1/23/2020	160641		4109	\$1700.13
PAYROLL - 2020-01-23	1/23/2020	160642		3635	\$1603.19
PAYROLL - 2020-01-23	1/23/2020	160643		3699	\$1818.39
PAYROLL - 2020-01-23	1/23/2020	160644		4667	\$2042.09
PAYROLL - 2020-01-23	1/23/2020	160645		4949	\$1499.25
PAYROLL - 2020-01-23	1/23/2020	160646		4361	\$1840.03
PAYROLL - 2020-01-23	1/23/2020	160647		4426	\$3119.52
PAYROLL - 2020-01-23	1/23/2020	160648		4996	\$2269.82
PAYROLL - 2020-01-23	1/23/2020	160649		4717	\$1795.11
PAYROLL - 2020-01-23	1/23/2020	160650		4517	\$3813.36
PAYROLL - 2020-01-23	1/23/2020	160651		4719	\$2191.23

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	160652	4974	\$1250.46
PAYROLL - 2020-01-23	1/23/2020	160653	4835	\$1364.39
PAYROLL - 2020-01-23	1/23/2020	160654	4810	\$1478.00
PAYROLL - 2020-01-23	1/23/2020	160655	2798	\$1758.65
PAYROLL - 2020-01-23	1/23/2020	160656	4940	\$1412.65
PAYROLL - 2020-01-23	1/23/2020	160657	4715	\$1325.56
PAYROLL - 2020-01-23	1/23/2020	160658	4876	\$1388.21
PAYROLL - 2020-01-23	1/23/2020	160659	3755	\$2472.55
PAYROLL - 2020-01-23	1/23/2020	160660	4690	\$1347.05
PAYROLL - 2020-01-23	1/23/2020	160661	4622	\$2288.25
PAYROLL - 2020-01-23	1/23/2020	160662	4583	\$1300.83
PAYROLL - 2020-01-23	1/23/2020	160663	4178	\$1854.95
PAYROLL - 2020-01-23	1/23/2020	160664	4960	\$1162.80
PAYROLL - 2020-01-23	1/23/2020	160665	4067	\$2328.11
PAYROLL - 2020-01-23	1/23/2020	160666	4840	\$1329.14
PAYROLL - 2020-01-23	1/23/2020	160667	4728	\$2022.91
PAYROLL - 2020-01-23	1/23/2020	160668	4449	\$1228.08
PAYROLL - 2020-01-23	1/23/2020	160669	3960	\$4143.08
PAYROLL - 2020-01-23	1/23/2020	160670	4809	\$374.93
PAYROLL - 2020-01-23	1/23/2020	160671	3000	\$1455.61
PAYROLL - 2020-01-23	1/23/2020	160672	3110	\$1651.24
PAYROLL - 2020-01-23	1/23/2020	160673	4502	\$1924.28
PAYROLL - 2020-01-23	1/23/2020	160674	3499	\$1247.64
PAYROLL - 2020-01-23	1/23/2020	160675	4602	\$1454.76
PAYROLL - 2020-01-23	1/23/2020	160676	3721	\$1607.96
PAYROLL - 2020-01-23	1/23/2020	160677	4537	\$2440.55

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	160678	4997	\$1068.32
PAYROLL - 2020-01-23	1/23/2020	160679	4982	\$713.52
PAYROLL - 2020-01-23	1/23/2020	160680	4823	\$1733.20
PAYROLL - 2020-01-23	1/23/2020	160681	4873	\$555.35
PAYROLL - 2020-01-23	1/23/2020	160682	4792	\$1244.21
PAYROLL - 2020-01-23	1/23/2020	160683	4919	\$74.24
PAYROLL - 2020-01-23	1/23/2020	160684	4135	\$1611.14
PAYROLL - 2020-01-23	1/23/2020	160685	4492	\$698.17
PAYROLL - 2020-01-23	1/23/2020	160686	4713	\$1322.73
PAYROLL - 2020-01-23	1/23/2020	160687	4754	\$117.54
PAYROLL - 2020-01-23	1/23/2020	160688	4824	\$2031.74
PAYROLL - 2020-01-23	1/23/2020	160689	4994	\$1706.46
PAYROLL - 2020-01-23	1/23/2020	160690	4143	\$1345.56
PAYROLL - 2020-01-23	1/23/2020	160691	2921	\$4488.98
PAYROLL - 2020-01-23	1/23/2020	160692	4939	\$106.54
PAYROLL - 2020-01-23	1/23/2020	160693	4889	\$117.54
PAYROLL - 2020-01-23	1/23/2020	160694	3973	\$1462.43
PAYROLL - 2020-01-23	1/23/2020	160695	4289	\$1335.17
PAYROLL - 2020-01-23	1/23/2020	160696	3736	\$6950.42
PAYROLL - 2020-01-23	1/23/2020	160697	4868	\$533.39
PAYROLL - 2020-01-23	1/23/2020	160698	4936	\$83.52
PAYROLL - 2020-01-23	1/23/2020	160699	4922	\$117.54
PAYROLL - 2020-01-23	1/23/2020	160700	2599	\$64.96
PAYROLL - 2020-01-23	1/23/2020	160701	4890	\$58.77
PAYROLL - 2020-01-23	1/23/2020	160702	4470	\$1822.18
PAYROLL - 2020-01-23	1/23/2020	160703	3177	\$2202.97

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	160704	4666	\$2533.66
PAYROLL - 2020-01-23	1/23/2020	160705	4305	\$1564.69
PAYROLL - 2020-01-23	1/23/2020	160706	2751	\$2030.16
PAYROLL - 2020-01-23	1/23/2020	160707	3563	\$1821.29
PAYROLL - 2020-01-23	1/23/2020	160708	2434	\$1816.19
PAYROLL - 2020-01-23	1/23/2020	160709	3344	\$1504.73
PAYROLL - 2020-01-23	1/23/2020	160710	4597	\$2053.38
PAYROLL - 2020-01-23	1/23/2020	160711	4747	\$2767.63
PAYROLL - 2020-01-23	1/23/2020	160712	4056	\$2257.69
PAYROLL - 2020-01-23	1/23/2020	160713	4916	\$1937.16
PAYROLL - 2020-01-23	1/23/2020	160714	3649	\$1582.23
PAYROLL - 2020-01-23	1/23/2020	160715	4973	\$1830.13
PAYROLL - 2020-01-23	1/23/2020	160716	4798	\$1834.80
PAYROLL - 2020-01-23	1/23/2020	160717	4989	\$1699.27
PAYROLL - 2020-01-23	1/23/2020	160718	3875	\$1754.80
PAYROLL - 2020-01-23	1/23/2020	160719	4797	\$1594.68
PAYROLL - 2020-01-23	1/23/2020	160720	3352	\$2270.00
PAYROLL - 2020-01-23	1/23/2020	160721	3533	\$1682.07
PAYROLL - 2020-01-23	1/23/2020	160722	4912	\$1718.27
PAYROLL - 2020-01-23	1/23/2020	160723	3980	\$1883.36
PAYROLL - 2020-01-23	1/23/2020	160724	4646	\$2113.72
PAYROLL - 2020-01-23	1/23/2020	160725	4793	\$1739.56
PAYROLL - 2020-01-23	1/23/2020	160726	4985	\$1259.97
PAYROLL - 2020-01-23	1/23/2020	160727	3435	\$1840.63
PAYROLL - 2020-01-23	1/23/2020	160728	4495	\$1097.54
PAYROLL - 2020-01-23	1/23/2020	160729	4351	\$2011.53

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	160730		4908	\$1998.77
PAYROLL - 2020-01-23	1/23/2020	160731		3933	\$1484.33
PAYROLL - 2020-01-23	1/23/2020	160732		3576	\$1787.41
PAYROLL - 2020-01-23	1/23/2020	160733		4844	\$1814.95
PAYROLL - 2020-01-23	1/23/2020	160734		3455	\$1793.02
PAYROLL - 2020-01-23	1/23/2020	160735		4817	\$1948.71
PAYROLL - 2020-01-23	1/23/2020	160736		3679	\$1713.96
PAYROLL - 2020-01-23	1/23/2020	160737		3760	\$3682.93
PAYROLL - 2020-01-23	1/23/2020	160738		3814	\$2820.59
PAYROLL - 2020-01-23	1/23/2020	160739		4587	\$2988.11
PAYROLL - 2020-01-23	1/23/2020	160740		4340	\$2121.92
PAYROLL - 2020-01-23	1/23/2020	160741		4669	\$2663.61
PAYROLL - 2020-01-23	1/23/2020	160742		4523	\$2232.41
PAYROLL - 2020-01-23	1/23/2020	160743		3528	\$3327.15
PAYROLL - 2020-01-23	1/23/2020	160744		3308	\$2999.47
PAYROLL - 2020-01-23	1/23/2020	160745		3567	\$2451.43
PAYROLL - 2020-01-23	1/23/2020	160746		3764	\$2659.12
PAYROLL - 2020-01-23	1/23/2020	160747		4923	\$1835.50
PAYROLL - 2020-01-23	1/23/2020	160748		4499	\$2418.40
PAYROLL - 2020-01-23	1/23/2020	160749		3601	\$3864.06
PAYROLL - 2020-01-23	1/23/2020	160750		4524	\$2347.14
PAYROLL - 2020-01-23	1/23/2020	160751		4522	\$2350.04
PAYROLL - 2020-01-23	1/23/2020	160752		4053	\$2290.42
PAYROLL - 2020-01-23	1/23/2020	160753		3972	\$3616.62
PAYROLL - 2020-01-23	1/23/2020	160754		3493	\$2711.30
PAYROLL - 2020-01-23	1/23/2020	160755		2897	\$3164.70

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	160756		2978	\$2350.16
PAYROLL - 2020-01-23	1/23/2020	160757		4520	\$2496.96
PAYROLL - 2020-01-23	1/23/2020	160758		3612	\$2866.98
PAYROLL - 2020-01-23	1/23/2020	160759		3965	\$2191.01
PAYROLL - 2020-01-23	1/23/2020	160760		4585	\$2238.40
PAYROLL - 2020-01-23	1/23/2020	160761		3761	\$3130.42
PAYROLL - 2020-01-23	1/23/2020	160762		4150	\$2920.92
PAYROLL - 2020-01-23	1/23/2020	160763		2380	\$5743.76
PAYROLL - 2020-01-23	1/23/2020	160764		2935	\$2875.14
PAYROLL - 2020-01-23	1/23/2020	160765		3309	\$7851.34
PAYROLL - 2020-01-23	1/23/2020	160766		4586	\$3217.95
PAYROLL - 2020-01-23	1/23/2020	160767		3600	\$2299.75
PAYROLL - 2020-01-23	1/23/2020	160768		3832	\$5142.34
PAYROLL - 2020-01-23	1/23/2020	160769		4815	\$2170.28
PAYROLL - 2020-01-23	1/23/2020	160770		4318	\$1579.16
PAYROLL - 2020-01-23	1/23/2020	160771		4453	\$2109.14
PAYROLL - 2020-01-23	1/23/2020	160772		4500	\$2037.46
PAYROLL - 2020-01-23	1/23/2020	160773		4887	\$1777.26
PAYROLL - 2020-01-23	1/23/2020	160774		4497	\$2528.64
PAYROLL - 2020-01-23	1/23/2020	160775		2765	\$3720.18
PAYROLL - 2020-01-23	1/23/2020	160776		3116	\$2747.33
PAYROLL - 2020-01-23	1/23/2020	160777		4584	\$3075.90
PAYROLL - 2020-01-23	1/23/2020	160778		3763	\$2949.15
PAYROLL - 2020-01-23	1/23/2020	160779		4816	\$2208.44
PAYROLL - 2020-01-23	1/23/2020	160780		3506	\$3025.89
PAYROLL - 2020-01-23	1/23/2020	160781		4623	\$2004.18

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	160782		4906	\$1795.72
PAYROLL - 2020-01-23	1/23/2020	160783		2694	\$1887.84
PAYROLL - 2020-01-23	1/23/2020	160784		3057	\$3899.64
PAYROLL - 2020-01-23	1/23/2020	160785		3311	\$2363.83
PAYROLL - 2020-01-23	1/23/2020	160786		3762	\$3356.38
PAYROLL - 2020-01-23	1/23/2020	160787		4291	\$2701.86
PAYROLL - 2020-01-23	1/23/2020	160788		4521	\$3451.32
PAYROLL - 2020-01-23	1/23/2020	160789		4307	\$2226.78
PAYROLL - 2020-01-23	1/23/2020	160790		4498	\$2946.59
PAYROLL - 2020-01-23	1/23/2020	160791		4899	\$2691.55
PAYROLL - 2020-01-23	1/23/2020	160792		4076	\$930.42
PAYROLL - 2020-01-23	1/23/2020	160793		3765	\$3362.16
PAYROLL - 2020-01-23	1/23/2020	160794		4454	\$2343.14
PAYROLL - 2020-01-23	1/23/2020	160795		4505	\$2786.18
PAYROLL - 2020-01-23	1/23/2020	160796		4779	\$1851.20
PAYROLL - 2020-01-23	1/23/2020	160797		4924	\$2006.52
PAYROLL - 2020-01-23	1/23/2020	160798		3207	\$3919.78
PAYROLL - 2020-01-23	1/23/2020	160799		4360	\$2389.56
PAYROLL - 2020-01-23	1/23/2020	160800		4937	\$1297.73
PAYROLL - 2020-01-23	1/23/2020	160801		4129	\$2617.66
PAYROLL - 2020-01-23	1/23/2020	160802		3340	\$3364.05
PAYROLL - 2020-01-23	1/23/2020	160803		4088	\$2549.29
PAYROLL - 2020-01-23	1/23/2020	160804		3896	\$2216.25
PAYROLL - 2020-01-23	1/23/2020	160805		3353	\$3803.86
PAYROLL - 2020-01-23	1/23/2020	160806		4000	\$2467.17
PAYROLL - 2020-01-23	1/23/2020	160807		4362	\$1577.20

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	160808		3295	\$3107.79
PAYROLL - 2020-01-23	1/23/2020	160809		3904	\$1456.83
PAYROLL - 2020-01-23	1/23/2020	160810		4947	\$4276.20
PAYROLL - 2020-01-23	1/23/2020	160811		4834	\$2885.20
PAYROLL - 2020-01-23	1/23/2020	160812		3524	\$1870.38
PAYROLL - 2020-01-23	1/23/2020	160813		4745	\$3220.90
PAYROLL - 2020-01-23	1/23/2020	160814		2202	\$3611.61
PAYROLL - 2020-01-23	1/23/2020	160815		4184	\$3359.02
PAYROLL - 2020-01-23	1/23/2020	160816		4433	\$1594.95
PAYROLL - 2020-01-23	1/23/2020	160817		4127	\$2992.75
PAYROLL - 2020-01-23	1/23/2020	160818		4183	\$3128.29
PAYROLL - 2020-01-23	1/23/2020	160819		4787	\$2553.06
PAYROLL - 2020-01-23	1/23/2020	160820		4943	\$2661.57
PAYROLL - 2020-01-23	1/23/2020	160821		3821	\$3130.30
PAYROLL - 2020-01-23	1/23/2020	160822		4345	\$4151.91
PAYROLL - 2020-01-23	1/23/2020	160823		3855	\$2649.36
PAYROLL - 2020-01-23	1/23/2020	160824		4874	\$2587.83
PAYROLL - 2020-01-23	1/23/2020	160825		4701	\$2852.94
PAYROLL - 2020-01-23	1/23/2020	160826		4746	\$1417.43
PAYROLL - 2020-01-23	1/23/2020	160827		3473	\$2767.13
PAYROLL - 2020-01-23	1/23/2020	160828		4772	\$1666.45
PAYROLL - 2020-01-23	1/23/2020	160829		3856	\$3023.30
PAYROLL - 2020-01-23	1/23/2020	160830		4366	\$1754.54
PAYROLL - 2020-01-23	1/23/2020	160831		4574	\$1446.28
PAYROLL - 2020-01-23	1/23/2020	160832		2709	\$3127.33
PAYROLL - 2020-01-23	1/23/2020	160833		4398	\$4244.90

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	160834	4665	\$2364.28
PAYROLL - 2020-01-23	1/23/2020	160835	3803	\$3198.24
PAYROLL - 2020-01-23	1/23/2020	160836	4998	\$2282.23
PAYROLL - 2020-01-23	1/23/2020	160837	3901	\$2771.28
PAYROLL - 2020-01-23	1/23/2020	160838	4432	\$1457.73
PAYROLL - 2020-01-23	1/23/2020	160839	4904	\$2392.74
PAYROLL - 2020-01-23	1/23/2020	160840	4900	\$2578.97
PAYROLL - 2020-01-23	1/23/2020	160841	3902	\$2865.42
PAYROLL - 2020-01-23	1/23/2020	160842	3894	\$5027.37
PAYROLL - 2020-01-23	1/23/2020	160843	3804	\$2545.43
PAYROLL - 2020-01-23	1/23/2020	160844	4515	\$3108.26
PAYROLL - 2020-01-23	1/23/2020	160845	4080	\$2500.84
PAYROLL - 2020-01-23	1/23/2020	160846	4075	\$3298.29
PAYROLL - 2020-01-23	1/23/2020	160847	3356	\$2635.80
PAYROLL - 2020-01-23	1/23/2020	160848	4394	\$3418.93
PAYROLL - 2020-01-23	1/23/2020	160849	3651	\$2665.55
PAYROLL - 2020-01-23	1/23/2020	160850	4944	\$1132.55
PAYROLL - 2020-01-23	1/23/2020	160851	4271	\$2665.99
PAYROLL - 2020-01-23	1/23/2020	160852	3413	\$2464.95
PAYROLL - 2020-01-23	1/23/2020	160853	4230	\$1455.97
PAYROLL - 2020-01-23	1/23/2020	160854	4270	\$3092.65
PAYROLL - 2020-01-23	1/23/2020	160855	4113	\$3117.57
PAYROLL - 2020-01-23	1/23/2020	160856	4016	\$4401.59
PAYROLL - 2020-01-23	1/23/2020	160857	5000	\$2046.01
PAYROLL - 2020-01-23	1/23/2020	160858	3306	\$2861.35
PAYROLL - 2020-01-23	1/23/2020	160859	4296	\$3243.51

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	160860		4599	\$2243.86
PAYROLL - 2020-01-23	1/23/2020	160861		4894	\$1269.39
PAYROLL - 2020-01-23	1/23/2020	160862		4235	\$3181.61
PAYROLL - 2020-01-23	1/23/2020	160863		4357	\$545.81
PAYROLL - 2020-01-23	1/23/2020	160864		4813	\$1335.22
PAYROLL - 2020-01-23	1/23/2020	160865		4496	\$2702.03
PAYROLL - 2020-01-23	1/23/2020	160866		4519	\$2614.48
PAYROLL - 2020-01-23	1/23/2020	160867		4684	\$3186.23
PAYROLL - 2020-01-23	1/23/2020	160868		4535	\$2477.87
PAYROLL - 2020-01-23	1/23/2020	160869		4114	\$2690.26
PAYROLL - 2020-01-23	1/23/2020	160870		4128	\$3148.90
PAYROLL - 2020-01-23	1/23/2020	160871		4896	\$2665.02
PAYROLL - 2020-01-23	1/23/2020	160872		3746	\$3667.55
PAYROLL - 2020-01-23	1/23/2020	160873		3964	\$3180.45
PAYROLL - 2020-01-23	1/23/2020	160874		4536	\$2726.65
PAYROLL - 2020-01-23	1/23/2020	160875		2885	\$4035.32
PAYROLL - 2020-01-23	1/23/2020	160876		3903	\$2908.83
PAYROLL - 2020-01-23	1/23/2020	160877		4872	\$1157.47
PAYROLL - 2020-01-23	1/23/2020	160878		4103	\$2985.79
PAYROLL - 2020-01-23	1/23/2020	160879		4967	\$2424.57
PAYROLL - 2020-01-23	1/23/2020	160880		4234	\$1957.81
PAYROLL - 2020-01-23	1/23/2020	160881		4332	\$2686.96
PAYROLL - 2020-01-23	1/23/2020	160882		4913	\$2664.47
PAYROLL - 2020-01-23	1/23/2020	160883		4981	\$2242.07
PAYROLL - 2020-01-23	1/23/2020	160884		4452	\$3104.88
PAYROLL - 2020-01-23	1/23/2020	160885		4216	\$3045.07

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	160886	4687	\$1982.06
PAYROLL - 2020-01-23	1/23/2020	160887	4238	\$2051.22
PAYROLL - 2020-01-23	1/23/2020	160888	4223	\$2598.61
PAYROLL - 2020-01-23	1/23/2020	160889	3456	\$2155.46
PAYROLL - 2020-01-23	1/23/2020	160890	4724	\$1382.65
PAYROLL - 2020-01-23	1/23/2020	160891	4762	\$1997.76
PAYROLL - 2020-01-23	1/23/2020	160892	3738	\$2699.71
PAYROLL - 2020-01-23	1/23/2020	160893	4993	\$1919.75
PAYROLL - 2020-01-23	1/23/2020	160894	3541	\$3120.25
PAYROLL - 2020-01-23	1/23/2020	160895	4487	\$3235.12
PAYROLL - 2020-01-23	1/23/2020	160896	3185	\$3665.32
PAYROLL - 2020-01-23	1/23/2020	160897	4526	\$1656.95
PAYROLL - 2020-01-23	1/23/2020	160898	4326	\$2832.50
PAYROLL - 2020-01-23	1/23/2020	160899	4140	\$2905.64
PAYROLL - 2020-01-23	1/23/2020	160900	4790	\$1849.71
PAYROLL - 2020-01-23	1/23/2020	160901	4596	\$2655.90
PAYROLL - 2020-01-23	1/23/2020	160902	3551	\$1650.91
PAYROLL - 2020-01-23	1/23/2020	160903	2942	\$1692.73
PAYROLL - 2020-01-23	1/23/2020	160904	3444	\$3048.60
PAYROLL - 2020-01-23	1/23/2020	160905	4436	\$3662.47
PAYROLL - 2020-01-23	1/23/2020	160906	4948	\$2205.49
PAYROLL - 2020-01-23	1/23/2020	160907	3970	\$2248.79
PAYROLL - 2020-01-23	1/23/2020	160908	3324	\$2358.79
PAYROLL - 2020-01-23	1/23/2020	160909	4683	\$4450.83
PAYROLL - 2020-01-23	1/23/2020	160910	4335	\$2157.52
PAYROLL - 2020-01-23	1/23/2020	160911	4761	\$3316.20

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	160912		4342	\$2962.95
PAYROLL - 2020-01-23	1/23/2020	160913		3781	\$1564.24
PAYROLL - 2020-01-23	1/23/2020	160914		4329	\$2890.74
PAYROLL - 2020-01-23	1/23/2020	160915		4805	\$3216.50
PAYROLL - 2020-01-23	1/23/2020	160916		3944	\$2732.88
PAYROLL - 2020-01-23	1/23/2020	160917		4830	\$1574.43
PAYROLL - 2020-01-23	1/23/2020	160918		4734	\$2969.87
PAYROLL - 2020-01-23	1/23/2020	160919		4702	\$2483.46
PAYROLL - 2020-01-23	1/23/2020	160920		4727	\$1650.25
PAYROLL - 2020-01-23	1/23/2020	160921		3531	\$1591.79
PAYROLL - 2020-01-23	1/23/2020	160922		4995	\$407.62
PAYROLL - 2020-01-23	1/23/2020	160923		4269	\$911.61
PAYROLL - 2020-01-23	1/23/2020	160924		4826	\$2397.54
PAYROLL - 2020-01-23	1/23/2020	160925		4254	\$3500.86
PAYROLL - 2020-01-23	1/23/2020	160926		4491	\$2710.53
PAYROLL - 2020-01-23	1/23/2020	160927		4807	\$1158.10
PAYROLL - 2020-01-23	1/23/2020	160928		3216	\$2984.06
PAYROLL - 2020-01-23	1/23/2020	160929		4175	\$2475.36
PAYROLL - 2020-01-23	1/23/2020	160930		4475	\$3274.27
PAYROLL - 2020-01-23	1/23/2020	160931		3999	\$2437.54
PAYROLL - 2020-01-23	1/23/2020	160932		4055	\$3653.23
PAYROLL - 2020-01-23	1/23/2020	160933		4795	\$1374.27
PAYROLL - 2020-01-23	1/23/2020	160934		4992	\$3103.52
PAYROLL - 2020-01-23	1/23/2020	160935		3945	\$2370.96
PAYROLL - 2020-01-23	1/23/2020	160936		4241	\$1621.15
PAYROLL - 2020-01-23	1/23/2020	160937		4688	\$3218.73

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	160938	4327	\$3469.93
PAYROLL - 2020-01-23	1/23/2020	160939	4845	\$2423.37
PAYROLL - 2020-01-23	1/23/2020	160940	4697	\$1976.08
PAYROLL - 2020-01-23	1/23/2020	160941	4507	\$2040.69
PAYROLL - 2020-01-23	1/23/2020	160942	4074	\$2230.74
PAYROLL - 2020-01-23	1/23/2020	160943	4791	\$2715.99
PAYROLL - 2020-01-23	1/23/2020	160944	4073	\$1270.56
PAYROLL - 2020-01-23	1/23/2020	160945	3805	\$2097.65
PAYROLL - 2020-01-23	1/23/2020	160946	3354	\$1579.42
PAYROLL - 2020-01-23	1/23/2020	160947	4848	\$462.65
PAYROLL - 2020-01-23	1/23/2020	160948	4031	\$1921.19
PAYROLL - 2020-01-23	1/23/2020	160949	3741	\$3239.26
PAYROLL - 2020-01-23	1/23/2020	160950	4276	\$1601.45
PAYROLL - 2020-01-23	1/23/2020	160951	4870	\$2035.28
PAYROLL - 2020-01-23	1/23/2020	160952	4871	\$1822.89
PAYROLL - 2020-01-23	1/23/2020	160953	4836	\$1459.03
PAYROLL - 2020-01-23	1/23/2020	160954	3685	\$2469.20
PAYROLL - 2020-01-23	1/23/2020	160955	4911	\$1692.73
PAYROLL - 2020-01-23	1/23/2020	160956	2800	\$1762.34
PAYROLL - 2020-01-23	1/23/2020	160957	3265	\$3920.02
PAYROLL - 2020-01-23	1/23/2020	160958	2996	\$1330.67
PAYROLL - 2020-01-23	1/23/2020	160959	4942	\$1126.63
PAYROLL - 2020-01-23	1/23/2020	160960	3912	\$1982.03
PAYROLL - 2020-01-23	1/23/2020	160961	3318	\$2737.25
PAYROLL - 2020-01-23	1/23/2020	160962	3981	\$2678.23
PAYROLL - 2020-01-23	1/23/2020	160963	4822	\$1600.63

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	160964	4467	\$1453.49
PAYROLL - 2020-01-23	1/23/2020	160965	4308	\$1784.69
PAYROLL - 2020-01-23	1/23/2020	160966	3646	\$1884.97
PAYROLL - 2020-01-23	1/23/2020	160967	3905	\$1927.28
PAYROLL - 2020-01-23	1/23/2020	160968	3941	\$1228.44
PAYROLL - 2020-01-23	1/23/2020	160969	4808	\$2278.09
PAYROLL - 2020-01-23	1/23/2020	160970	4404	\$1380.02
PAYROLL - 2020-01-23	1/23/2020	160971	4316	\$1794.34
PAYROLL - 2020-01-23	1/23/2020	160972	3470	\$2144.26
PAYROLL - 2020-01-23	1/23/2020	160973	3454	\$1800.24
PAYROLL - 2020-01-23	1/23/2020	160974	3503	\$1934.56
PAYROLL - 2020-01-23	1/23/2020	160975	3517	\$1947.70
PAYROLL - 2020-01-23	1/23/2020	160976	4363	\$1689.44
PAYROLL - 2020-01-23	1/23/2020	160977	4914	\$1870.03
PAYROLL - 2020-01-23	1/23/2020	160978	4833	\$1478.87
PAYROLL - 2020-01-23	1/23/2020	160979	2992	\$2399.75
PAYROLL - 2020-01-23	1/23/2020	160980	3826	\$1947.93
PAYROLL - 2020-01-23	1/23/2020	160981	1995	\$1420.18
PAYROLL - 2020-01-23	1/23/2020	160982	4563	\$2034.80
PAYROLL - 2020-01-23	1/23/2020	160983	4615	\$1218.27
PAYROLL - 2020-01-23	1/23/2020	160984	4988	\$80.57
PAYROLL - 2020-01-23	1/23/2020	160985	4373	\$1667.08
PAYROLL - 2020-01-23	1/23/2020	160986	3876	\$1448.09
PAYROLL - 2020-01-23	1/23/2020	160987	3578	\$2064.01
PAYROLL - 2020-01-23	1/23/2020	160988	4242	\$1439.50
PAYROLL - 2020-01-23	1/23/2020	160989	4983	\$1126.61

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	160990		2836	\$1886.14
PAYROLL - 2020-01-23	1/23/2020	160991		3728	\$2047.58
PAYROLL - 2020-01-23	1/23/2020	160992		2297	\$1628.43
PAYROLL - 2020-01-23	1/23/2020	160993		3780	\$1852.27
PAYROLL - 2020-01-23	1/23/2020	160994		2887	\$1855.69
PAYROLL - 2020-01-23	1/23/2020	160995		3865	\$1857.02
PAYROLL - 2020-01-23	1/23/2020	160996		4101	\$1610.15
PAYROLL - 2020-01-23	1/23/2020	160997		4560	\$1688.25
PAYROLL - 2020-01-23	1/23/2020	160998		4300	\$1702.37
PAYROLL - 2020-01-23	1/23/2020	160999		4951	\$1857.65
PAYROLL - 2020-01-23	1/23/2020	161000		4504	\$1568.30
PAYROLL - 2020-01-23	1/23/2020	161001		4660	\$1720.36
PAYROLL - 2020-01-23	1/23/2020	161002		4386	\$1689.81
PAYROLL - 2020-01-23	1/23/2020	161003		4934	\$1014.93
PAYROLL - 2020-01-23	1/23/2020	161004		4448	\$1659.85
PAYROLL - 2020-01-23	1/23/2020	161005		4641	\$1465.62
PAYROLL - 2020-01-23	1/23/2020	161006		4440	\$1459.69
PAYROLL - 2020-01-23	1/23/2020	161007		4169	\$908.48
PAYROLL - 2020-01-23	1/23/2020	161008		3988	\$1578.67
PAYROLL - 2020-01-23	1/23/2020	161009		4025	\$1552.10
PAYROLL - 2020-01-23	1/23/2020	161010		1973	\$1607.41
PAYROLL - 2020-01-23	1/23/2020	161011		4100	\$2011.95
PAYROLL - 2020-01-23	1/23/2020	161012		4643	\$1537.91
PAYROLL - 2020-01-23	1/23/2020	161013		4533	\$1066.11
PAYROLL - 2020-01-23	1/23/2020	161014		3778	\$1132.47
PAYROLL - 2020-01-23	1/23/2020	161015		4709	\$1881.77

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	161016	3749	\$1205.78
PAYROLL - 2020-01-23	1/23/2020	161017	4548	\$1661.57
PAYROLL - 2020-01-23	1/23/2020	161018	4689	\$1273.14
PAYROLL - 2020-01-23	1/23/2020	161019	4233	\$1523.07
PAYROLL - 2020-01-23	1/23/2020	161020	4196	\$2137.42
PAYROLL - 2020-01-23	1/23/2020	161021	4616	\$2061.23
PAYROLL - 2020-01-23	1/23/2020	161022	4568	\$2141.11
PAYROLL - 2020-01-23	1/23/2020	161023	3747	\$1841.56
PAYROLL - 2020-01-23	1/23/2020	161024	3740	\$1904.91
PAYROLL - 2020-01-23	1/23/2020	161025	4503	\$2081.77
PAYROLL - 2020-01-23	1/23/2020	161026	4789	\$1968.12
PAYROLL - 2020-01-23	1/23/2020	161027	3730	\$2555.17
PAYROLL - 2020-01-23	1/23/2020	161028	3771	\$1992.92
PAYROLL - 2020-01-23	1/23/2020	161029	4902	\$2490.43
PAYROLL - 2020-01-23	1/23/2020	161030	4828	\$1368.18
PAYROLL - 2020-01-23	1/23/2020	161031	4691	\$1659.62
PAYROLL - 2020-01-23	1/23/2020	161032	4006	\$2528.46
PAYROLL - 2020-01-23	1/23/2020	161033	3883	\$2165.13
PAYROLL - 2020-01-23	1/23/2020	161034	4281	\$7248.64
PAYROLL - 2020-01-23	1/23/2020	161035	4012	\$1567.01
PAYROLL - 2020-01-23	1/23/2020	161036	4165	\$2056.10
PAYROLL - 2020-01-23	1/23/2020	161037	4374	\$4843.53
PAYROLL - 2020-01-23	1/23/2020	161038	4177	\$2395.41
PAYROLL - 2020-01-23	1/23/2020	161039	4832	\$741.35
PAYROLL - 2020-01-23	1/23/2020	161040	4694	\$2079.16
PAYROLL - 2020-01-23	1/23/2020	161041	3858	\$1881.28

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	161042		4485	\$2208.33
PAYROLL - 2020-01-23	1/23/2020	161043		4013	\$2928.98
PAYROLL - 2020-01-23	1/23/2020	161044		4333	\$2165.18
PAYROLL - 2020-01-23	1/23/2020	161045		3468	\$1780.93
PAYROLL - 2020-01-23	1/23/2020	161046		4976	\$1874.50
PAYROLL - 2020-01-23	1/23/2020	161047		3831	\$1588.36
PAYROLL - 2020-01-23	1/23/2020	161048		4802	\$1322.54
PAYROLL - 2020-01-23	1/23/2020	161049		3853	\$1745.91
PAYROLL - 2020-01-23	1/23/2020	161050		4707	\$1660.11
PAYROLL - 2020-01-23	1/23/2020	161051		4606	\$1776.90
PAYROLL - 2020-01-23	1/23/2020	161052		4620	\$1312.30
PAYROLL - 2020-01-23	1/23/2020	161053		4542	\$1822.65
PAYROLL - 2020-01-23	1/23/2020	161054		3787	\$1356.57
PAYROLL - 2020-01-23	1/23/2020	161055		4893	\$2561.91
PAYROLL - 2020-01-23	1/23/2020	161056		4984	\$1364.67
PAYROLL - 2020-01-23	1/23/2020	161057		3866	\$1543.28
PAYROLL - 2020-01-23	1/23/2020	161058		4738	\$1812.23
PAYROLL - 2020-01-23	1/23/2020	161059		4040	\$2007.93
PAYROLL - 2020-01-23	1/23/2020	161060		4673	\$1392.70
PAYROLL - 2020-01-23	1/23/2020	161061		3534	\$1567.07
PAYROLL - 2020-01-23	1/23/2020	161062		3482	\$1771.54
PAYROLL - 2020-01-23	1/23/2020	161063		4566	\$1966.73
PAYROLL - 2020-01-23	1/23/2020	161064		4978	\$1217.98
PAYROLL - 2020-01-23	1/23/2020	161065		4262	\$1207.13
PAYROLL - 2020-01-23	1/23/2020	161066		4883	\$1665.48
PAYROLL - 2020-01-23	1/23/2020	161067		4001	\$1917.38

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	161068	3489	\$2047.98
PAYROLL - 2020-01-23	1/23/2020	161069	4043	\$2831.00
PAYROLL - 2020-01-23	1/23/2020	161070	4104	\$2087.68
PAYROLL - 2020-01-23	1/23/2020	161071	4723	\$1686.67
PAYROLL - 2020-01-23	1/23/2020	161072	4069	\$1687.27
PAYROLL - 2020-01-23	1/23/2020	161073	3020	\$1530.85
PAYROLL - 2020-01-23	1/23/2020	161074	4987	\$1240.72
PAYROLL - 2020-01-23	1/23/2020	161075	3808	\$1877.38
PAYROLL - 2020-01-23	1/23/2020	161076	4980	\$1474.86
PAYROLL - 2020-01-23	1/23/2020	161077	4927	\$1749.04
PAYROLL - 2020-01-23	1/23/2020	161078	4527	\$1309.84
PAYROLL - 2020-01-23	1/23/2020	161079	4950	\$1462.04
PAYROLL - 2020-01-23	1/23/2020	161080	4925	\$1456.27
PAYROLL - 2020-01-23	1/23/2020	161081	3813	\$3115.43
PAYROLL - 2020-01-23	1/23/2020	161082	4878	\$2106.77
PAYROLL - 2020-01-23	1/23/2020	161083	3816	\$2946.67
PAYROLL - 2020-01-23	1/23/2020	161084	4321	\$1125.14
PAYROLL - 2020-01-23	1/23/2020	161085	3729	\$1703.82
PAYROLL - 2020-01-23	1/23/2020	161086	3852	\$1640.05
PAYROLL - 2020-01-23	1/23/2020	161087	4990	\$1490.37
PAYROLL - 2020-01-23	1/23/2020	161088	4320	\$1720.84
PAYROLL - 2020-01-23	1/23/2020	161089	4071	\$1129.49
PAYROLL - 2020-01-23	1/23/2020	161090	3011	\$2535.14
PAYROLL - 2020-01-23	1/23/2020	161091	4991	\$1334.80
PAYROLL - 2020-01-23	1/23/2020	161092	3015	\$1031.96
PAYROLL - 2020-01-23	1/23/2020	161093	4804	\$1904.73

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

PAYROLL - 2020-01-23	1/23/2020	161094	4885	\$2755.50
PAYROLL - 2020-01-23	1/23/2020	161095	3604	\$1818.91
PAYROLL - 2020-01-23	1/23/2020	161096	4818	\$1836.40
PAYROLL - 2020-01-23	1/23/2020	161097	4796	\$1677.19
PAYROLL - 2020-01-23	1/23/2020	161098	3009	\$1396.36
PAYROLL - 2020-01-23	1/23/2020	161099	4039	\$2263.38
PAYROLL - 2020-01-23	1/23/2020	161100	4884	\$1937.66
PAYROLL - 2020-01-23	1/23/2020	161101	4601	\$1249.65
PAYROLL - 2020-01-23	1/23/2020	161102	3253	\$855.00
PAYROLL - 2020-01-23	1/23/2020	161103	3800	\$1590.72
PAYROLL - 2020-01-23	1/23/2020	161104	4881	\$794.02
PAYROLL - 2020-01-23	1/23/2020	161105	4661	\$1820.24
PAYROLL - 2020-01-23	1/23/2020	161106	4877	\$1479.21
PAYROLL - 2020-01-23	1/23/2020	161107	4721	\$1415.40
PAYROLL - 2020-01-23	1/23/2020	161108	4820	\$1537.10
PAYROLL - 2020-01-23	1/23/2020	161109	3642	\$1720.74
PAYROLL - 2020-01-23	1/23/2020	161110	3359	\$1950.52
PAYROLL - 2020-01-23	1/23/2020	161111	4142	\$1062.19
PAYROLL - 2020-01-23	1/23/2020	161112	4609	\$2588.32
PAYROLL - 2020-01-23	1/23/2020	161113	4938	\$1646.22
PAYROLL - 2020-01-23	1/23/2020	161114	2130	\$1750.45
PAYROLL - 2020-01-23	1/23/2020	161115	4799	\$774.48
PAYROLL - 2020-01-23	1/23/2020	161116	4292	\$85.43
PAYROLL - 2020-01-23	1/23/2020	161117	3050	\$2105.36
PAYROLL - 2020-01-23	1/23/2020	161118	4712	\$581.29
PAYROLL - 2020-01-23	1/23/2020	161119	4954	\$326.76

1/27/2020 2:33:51 PM

Payroll History Totals - MUNIS 1/13/2020 - 1/24/2020

	PAYROLL - 2020-01-23	1/23/2020	161120		4051	\$918.93
	PAYROLL - 2020-01-23	1/23/2020	161121		4961	\$85.39
	PAYROLL - 2020-01-23	1/23/2020	161122		4953	\$951.19
	PAYROLL - 2020-01-23	1/23/2020	161123		4531	\$1782.64
	PAYROLL - 2020-01-23	1/23/2020	161124		4970	\$183.58
	PAYROLL - 2020-01-23	1/23/2020	161125		4897	\$724.25
	PAYROLL - 2020-01-23	1/23/2020	161126		4971	\$161.84
	PAYROLL - 2020-01-23	1/23/2020	161127		4704	\$726.51
	PAYROLL - 2020-01-23	1/23/2020	161128		3661	\$916.48
	PAYROLL - 2020-01-23	1/23/2020	161129		4180	\$3461.33
	PAYROLL - 2020-01-23	1/23/2020	161130		3911	\$695.67
	PAYROLL - 2020-01-23	1/23/2020	161131		3918	\$1095.29
	PAYROLL - 2020-01-23	1/23/2020	161132		4910	\$717.34
	PAYROLL - 2020-01-23	1/23/2020	161133		3745	\$1469.63
	PAYROLL - 2020-01-23	1/23/2020	161134		3366	\$1029.72
	PAYROLL - 2020-01-23	1/23/2020	161135		4999	\$1868.66
	PAYROLL - 2020-01-23	1/23/2020	161136		4511	\$1063.26
	PAYROLL - 2020-01-23	1/23/2020	161137		4172	\$703.67
	PAYROLL - 2020-01-23	1/23/2020	161138		3739	\$1365.09
	PAYROLL - 2020-01-23	1/23/2020	161139		4280	\$677.75
	PAYROLL - 2020-01-23	1/23/2020	161140		4777	\$1448.16
	PAYROLL - 2020-01-23	1/23/2020	161141		4853	\$446.82
	PAYROLL - 2020-01-23	1/23/2020	161142		4339	\$288.66
	PAYROLL - 2020-01-23	1/23/2020	161143		3460	\$328.57
	PAYROLL - 2020-01-23	TOTALS:				\$1,115,468.49

1/27/2020 2:33:51 PM

Payroll Wires / ACH for 1/13/2020 thru 1/24/2020

PR-WIRESACH-001

Effective Date	WIRE #	MUNIS VENDOR	PAYEE	WIRE AMOUNT	EFFECTIVE DATE	PAYMENT METHOD
01/23/2020	11343	10231	UNITED WAY OF BENTON & FRANKLIN COUNTIES	\$417.04	01/23/2020	W
	11344	10286	WA STATE DEPT OF RETIREMENT SYSTEMS	\$310,568.29	01/23/2020	W
	11345	10348	ICMA	\$265,260.90	01/23/2020	W
	11346	10460	EMPLOYMENT SECURITY DEPT	\$7,269.63	01/23/2020	W
	11347	10646	INTERNATIONAL ASSN OF FIRE FIGHTERS	\$6,489.12	01/23/2020	W
	11348	10694	CHILD SUPPORT VENDORS	\$330.00	01/23/2020	W
	11349	10696	UNITED STATES TREASURY	\$343,909.32	01/23/2020	W
	11350	10701	SOUTHEAST WASHINGTON TELECOMMUNICATORS GUILD	\$1,170.79	01/23/2020	W
	11351	10702	DIVISION OF CHILD SUPPORT	\$6,519.60	01/23/2020	W
	11352	10736	CITY OF RICHLAND	\$4,909.32	01/23/2020	W
	11353	10782	CITY OF RICHLAND DEPENDENT CARE RE	\$1,257.96	01/23/2020	W
	11354	10783	CITY OF RICHLAND MEDICAL DENTAL VISION	\$439,478.76	01/23/2020	W
	11355	10784	CITY OF RICHLAND UNEMPLOYMENT	\$3,615.64	01/23/2020	W
	11356	10785	CITY OF RICHLAND WORKER'S COMPENSA	\$36,495.78	01/23/2020	W
	11357	10786	CITY OF RICHLAND CIGNA DISABILITY	\$5,686.34	01/23/2020	W
	11358	10788	CITY OF RICHLAND CIGNA OPTIONAL AD	\$0.06	01/23/2020	W
	11359	10984	NATIONWIDE RETIREMENT SOLUTIONS	\$22,588.99	01/23/2020	W
			EFFECTIVE DATE TOTAL	\$1,455,967.54		
Total			WIRE TOTAL FOR SELECTED TIME PERIOD	\$1,455,967.54		