



Agenda
City Council Regular Meeting
Tuesday, July 20, 2021
Richland City Hall ~ 625 Swift Boulevard
[Zoom](#) - Public Telephone Access: (206) 337-9723 or (253) 215-8782
Meeting ID No. 505 625 7380

This meeting will accommodate virtual and in-person attendance. Those desiring to participate virtually are encouraged to join the meeting via Zoom using the information provided. If you are a virtual participant wishing to provide comments for the Public Hearing and/or Public Comment portion of the meeting, please register [here](#) by 4:00 p.m. on the day of the meeting. Only those virtual participants who register by the 4:00 p.m. deadline will be permitted to speak or have their comments read into the record during the meeting. Individuals attending in-person may offer comments during the Public Comment and/or Public Hearing portions of the meeting at Richland City Hall. Fully vaccinated meeting participants and attendees need not be masked, and social distancing is not required. The meeting will be broadcast live on CityView Channel 192 and at <https://www.ci.richland.wa.us>.

City Council Regular Meeting - 6:00 p.m.

Welcome and Roll Call

Pledge of Allegiance

Approval of Agenda: (Approved by Motion)

Presentations:

- I. Horn Rapids Real Estate Appraisals
 - Kerwin Jensen, Development Services Director
2. Richland Public Library Board of Trustees Annual Presentation
 - Joe Schiessl, Parks & Public Facilities Director
 - Kurt Maier, Library Board Chair

Public Hearing: Please limit public hearing comments to 3 minutes. Comments must speak only to the item for which the hearing is convened. Records intended for Council consideration must be given to the City Clerk by 4:00 p.m. the day of the meeting for distribution.

3. Proposed Amendment to the 2021 Budget to Include the 2020 Budget Carryovers, Ordinance No. 18-21
 - Brandon Allen, Finance Director
4. Proposed Surplus of a Portion of 606 Jadwin Avenue, Resolution No. 90-21
 - Kerwin Jensen, Development Services Director
5. Proposed Relinquishment of Certain Portions of a Utility Easement lying within 1349 Haupt Avenue, Resolution No. 93-21
 - Pete Rogalsky, Public Works Director

Public Comments: Please limit public comments to 2 minutes. The public comment period is not an opportunity for dialogue with councilmembers, or for posing questions with the expectation of an immediate answer. Many questions require an opportunity for information-gathering and deliberation. For this reason, Council will accept comments, but will not directly respond to comments, questions or concerns during public

comment. Records intended for Council consideration must be given to the City Clerk by 4:00 p.m. the day of the meeting for distribution.

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

Minutes:

6. Approval of the July 6, 2021 Richland City Council Regular Meeting Minutes
 - Heather Kintzley, City Attorney

Ordinances - First Reading:

7. Ordinance No. 15-21, Amending Richland Municipal Code Sections 23.22.030 and 23.22.040 related to Commercial Use Districts
 - Kerwin Jensen, Development Services Director
8. Ordinance No. 18-21, Amending the 2021 Budget to Include the 2020 Budget Carryovers
 - Brandon Allen, Finance Director

Ordinances - Second Reading & Passage: None

Resolutions - Adoption:

9. Resolution No. 85-21, Approving a Purchase and Sale Agreement with Logan Properties, LLC
 - Kerwin Jensen, Development Services Director
10. Resolution No. 86-21, Approving the Final Plat of BMS 4-Plexes
 - Kerwin Jensen, Development Services Director
11. Resolution No. 87-21, Approving a Purchase and Sale Agreement with Columbia Basin College for Property Located at 840 Northgate Drive
 - Kerwin Jensen, Development Services Director
12. Resolution No. 88-21, Approving a Fifth Amendment to Contract No. 230-15 with Shannon & Wilson
 - Kerwin Jensen, Development Services Director
13. Resolution No. 89-21, Authorizing a Financial Consulting Services Agreement with PFM Financial Advisors LLC
 - Cathleen Koch, Administrative Services Director
14. Resolution No. 90-21, Declaring Certain Real Property Located at 606 Jadwin Avenue Surplus to the City's Needs
 - Kerwin Jensen, Development Services Director
15. Resolution No. 92-21, Authorizing a Street Construction Latecomer Agreement with Nor Am Investment, LLC for Bella Coola Lane
 - Pete Rogalsky, Public Works Director
16. Resolution No. 93-21, Relinquishing Certain Portions of a Utility Easement lying within 1349 Haupt Avenue
 - Pete Rogalsky, Public Works Director

17. Resolution No. 94-21, Authorizing a Third Amendment to the Professional Services Agreement with Bell Brown & Rio, PLLC
- Heather Kintzley, City Attorney

Items - Approval: None

Expenditures - Approval:

18. Expenditures from June 1, 2021 to June 30, 2021 for \$28,924,314.97 including Travel Check Nos. 19997-19998, Accounts Payable Check Nos. 290506-291331, Accounts Payable Wire Nos. 8587-8645, Payroll Wires & ACH Nos. 12143-12187, Payroll Direct Deposit & Check Nos. 179811-180937 and Pension Check Nos. 5861-5887.
- Cathleen Koch, Administrative Services Director

Items of Business:

19. Resolution No. 91-21, Authorizing the 2021 Byrne Justice Grant Interlocal Agreement
- John Bruce, Chief of Police
20. Resolution No. 95-21, Accepting a Request for Annexation of 300.1 Acres in North Richland (U.S. Department of Energy)
- Kerwin Jensen, Development Services Director

Reports and Comments:

1. City Manager
2. City Council
3. Mayor

Adjournment

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COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Presentations

Core Focus Area 3 - Increase Economic Vitality

Subject:

Horn Rapids Real Estate Appraisals

Department:

Development Services

Ordinance/Resolution Number:

Document Type:

Presentation

Recommended Motion:

None.

Summary:

Staff will present an overview of the two most recent appraisal reports received for land pricing in the Horn Rapids Industrial Park. Staff will seek input and guidance from Council.

Fiscal Impact:

None.

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Presentations

Core Focus Area I - Promote Financial Stability & Operational Effectiveness

Subject:

Richland Public Library Board of Trustees Annual Presentation

Department:

Parks & Public Facilities

Ordinance/Resolution Number:

Document Type:

Presentation

Recommended Motion:

None.

Summary:

Board Chair Kurt Maier will present the Richland Public Library Board of Trustees' annual report to City Council as required by RCW 27.12.260.

Fiscal Impact:

None.

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Public Hearing

Core Focus Area I - Promote Financial Stability & Operational Effectiveness

Subject:

Proposed Amendment to the 2021 Budget to Include the 2020 Budget Carryovers, Ordinance No. 18-21

Department:

Administrative Services

Ordinance/Resolution Number:

Document Type:

Public Hearing Item

Recommended Motion:

None.

Summary:

State law requires a public agency to hold a public hearing prior to appropriating undesignated fund balance. The purpose of tonight's hearing is to consider transfer and appropriation of 2020 carryovers to the 2021 Budget.

For more information, please see the staff report accompanying Ordinance No. 18-21 on tonight's agenda.

Fiscal Impact:

N/A

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Public Hearing

Core Focus Area 3 - Increase Economic Vitality

Subject:

Proposed Surplus of a Portion of 606 Jadwin Avenue, Resolution No. 90-21

Department:
Development Services

Ordinance/Resolution Number:

Document Type:
Public Hearing Item

Recommended Motion:
None.

Summary:

A public hearing will be held pursuant to Richland Municipal Code (RMC) Section 3.06.030 to consider an action to surplus a portion of City-owned property located at 606 Jadwin Avenue.

For more information, see the staff report accompanying Resolution No. 90-21 on tonight's agenda.

Fiscal Impact: N/A

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Public Hearing

Core Focus Area 2 - Manage & Maintain Infrastructure & Facilities

Subject:

Proposed Relinquishment of Certain Portions of a Utility Easement lying within 1349 Haupt Avenue, Resolution No. 93-21

Department:
Public Works

Ordinance/Resolution Number:

Document Type:
Public Hearing Item

Recommended Motion:

None.

Summary:

State law requires that a public hearing be held before property initially acquired for utility purposes is dispositioned through sale or conveyance.

Resolution No. 93-21 concerns the proposed relinquishment of certain portions of a utility easement located at 1349 Haupt Avenue that is no longer needed for municipal purposes. This public hearing will satisfy the City's obligations under state law.

For more information, please see the staff report accompanying Resolution No. 93-21.

Fiscal Impact:

N/A

Attachments:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Minutes

Core Focus Area I - Promote Financial Stability & Operational Effectiveness

Subject:

Approval of the July 6, 2021 Richland City Council Regular Meeting Minutes

Department:
City Attorney

Ordinance/Resolution Number:

Document Type:
Minutes

Recommended Motion:

Approve the minutes of the Richland City Council regular meeting held on July 6, 2021.

Summary:

Draft meeting minutes from the regular meeting held on July 6, 2021 are provided for Council's review and approval.

Fiscal Impact:

None.

Attachments:

- I. Draft July 6, 2021 City Council Regular Meeting Minutes



MINUTES

RICHLAND CITY COUNCIL REGULAR MEETING

Tuesday, July 6, 2021

Richland City Hall ~ 625 Swift Boulevard

Zoom - Public Telephone Access: (206) 337-9723 or (253) 215-8782

Meeting ID No. 505 625 7380

City Council Regular Meeting - 6:00 p.m.

Mayor Lukson called the Council meeting to order at 6:00 p.m. The meeting was a hybrid of in-person and online attendance via Zoom.

Welcome and Roll Call

Mayor Lukson welcomed those in the audience and those attending remotely.

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

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

Also present were Interim City Manager Amundson, City Attorney Kintzley, Chief of Police Bruce, Fire Chief Huntington, Public Works Director Rogalsky, and Parks & Public Facilities Director Schiessl.

Pledge of Allegiance

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

Approval of Agenda

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

Presentations

1. 4th of July Update

Fire Chief Huntington, Chief of Police Bruce, and Parks & Public Facilities Director Schiessl gave a brief update regarding activity in Richland on the 4th of July. According to Fire Chief Huntington, cooler temperatures and equalized relative humidity allowed for a positive environment to avoid fire concern on the holiday. Overall fire call volume was down, with only ten (10) fireworks-related calls in Richland. Parks was able to promptly clean any debris from fireworks in city parks.

Public Hearings

None.

Public Comments

In-person public comments were taken from the following individuals and are summarized as follows:

- Richard Bloom – 5900 Everett Street, West Richland, WA: Mr. Bloom offered comments related to the costs associated with operating a drug treatment and mental health facility. Mr. Bloom advocated to continue to fund transit through the Ben Franklin Transit as needed by the public.
- Colleen Spadoni – 2351 Harris, Richland, WA: Ms. Spadoni stated that the Parks Department has done a fantastic job keeping green space clean throughout Richland and near her home. Many residents are enjoying Leslie Groves Park, the swim beach, and other park-related amenities. Ms. Spadoni stated, however, that she is noticing people living in the park and expressed concern to Parks & Public Facilities Director Schiessl and Chief of Police Bruce regarding homelessness in city parks.
- Michael Charboneau – 33207 Red Mountain Road, Benton City, WA: Mr. Charboneau stated that, having been employed with the City of Richland for 22 years, he has worked with all employees in the City, and wants the citizens of Richland to know how lucky they are to have such dedicated staff employed in public service.

Written comments from the following individuals were read into the record by City Attorney Kintzley and are summarized as follows:

- Connie Pattison – 419 George Washington Way, Richland, WA: Ms. Pattison stated her support for the IBEW line crews and encouraged City Council to provide a comparable wage during labor negotiations.
- Michele Levenite – 637 Lynnwood Loop, Richland, WA: Ms. Levenite expressed her desire for Richland to ban fireworks.
- Pamela Thornton – 100 Timmerman Drive, Richland, WA: Ms. Thornton stated her support for the IBEW line crews and encouraged City Council to provide a comparable wage during labor negotiations.
- Pauline Santos – 1488 Oxford Avenue, Richland, WA: Ms. Santos stated her support for the IBEW line crews and encouraged City Council to provide a comparable wage during labor negotiations.
- Rhonda Marlow – 3801 Emerald St., Richland, WA: Ms. Marlow stated her support for the IBEW line crews and encouraged City Council to provide a comparable wage

during labor negotiations.

- Richard Ewell – 1107 Abbot Street, Richland, WA: Mr. Ewell stated his support for the IBEW line crews and encouraged City Council to provide a comparable wage during labor negotiations.
- Tiffany Suarez – 680 Big Sky Drive, Richland, WA: Ms. Suarez stated her support for the IBEW line crews and encouraged City Council to provide a comparable wage during labor negotiations.
- Sarah Coffey – 604 Laurelbrook Ct., Richland, WA: Ms. Coffee stated her support for the IBEW line crews and encouraged City Council to provide a comparable wage during labor negotiations.
- Erik Patchett – 4707 Jodie St., Richland, WA: Mr. Patchett stated his support for the IBEW line crews and encouraged City Council to provide a comparable wage during labor negotiations.
- Joyce McMurphy – 612 Meadows Drive East, Richland, WA: Ms. McMurphy stated her support for the IBEW line crews and encouraged City Council to provide a comparable wage during labor negotiations.

Telephonic comments were taken from the following individuals and are summarized as follows:

- Colleen Somes – 562 Sedgwick Place, Richland, WA: Ms. Somes stated her support for the IBEW line crews and encouraged City Council to provide a comparable wage during labor negotiations.
- Shelby Covert – 195 Bitterroot Drive, Richland, WA: Ms. Covert stated her support for the IBEW line crews and encouraged City Council to provide a comparable wage during labor negotiations.

Consent Calendar

City Attorney Kintzley read the Consent Calendar.

COUNCILMEMBER BORING MOVED AND COUNCILMEMBER ALVAREZ SECONDED THE MOTION TO APPROVE THE CONSENT CALENDAR AS PUBLISHED. THOSE IN FAVOR ON ROLL CALL VOTE: MAYOR LUKSON, MAYOR PRO TEM KENT, AND COUNCILMEMBERS ALVAREZ, BORING, LEMLEY AND THOMPSON. THOSE OPPOSED: NONE. THE MOTION CARRIED 6-0.

Minutes

- 2 Approval of the June 15, 2021 City Council Meeting Minutes and June 22, 2021 City

Council Workshop Meeting Minutes

Ordinances - First Reading

None.

Ordinances - Second Reading & Passage

3. Ordinance No. 16-21, Amending Chapter 22.10 of the Richland Municipal Code related to Critical Areas
4. Ordinance No. 17-21, Amending Chapter 23.70 of the Richland Municipal Code Related to Administration, Enforcement and Amendment

Resolutions - Adoption

5. Resolution No. 68-21, Authorizing a Consultant Agreement with RH2 Engineering, Inc. related to the Center Parkway South Extension Project
6. Resolution No. 76-21, Approving the Final Plat of Westcliffe Heights - Phase 3
7. Resolution No. 79-21, Setting a Meeting Date to Review a Proposed Annexation of Approximately 300.1 Acres in North Richland (USDOE)
8. Resolution No. 80-21, Authorizing a Weatherwise Contractor Agreement with Silverbow Roofing, Inc. for Weatherwise Program Participation
9. Resolution No. 81-21, Authorizing an Amendment to the Consultant Agreement with Murraysmith related to the Wastewater Treatment Plant Aeration Basin Retrofit Project
10. Resolution No. 82-21, Authorizing a Services Agreement with the Benton-Franklin Health District for COVID-19 Mobile Vaccination Clinics
11. Resolution No. 83-21, Authorizing an Amendment to the Lease Agreement with Frost Me Sweet, LLC

Items - Approval

12. Authorize Travel for Mayor Lukson and Councilmember Thompson
13. Appointment to the Board of Adjustment: Justin Raffa
14. Appointment to the Utility Advisory Committee: Dave Larkin

Mr. Raffa was invited to share a few words related to his appointment to the Board of

Adjustment. Mr. Raffa thanked Council for the appointment and expressed his desire to return to City service after exiting the Arts Commission.

Items of Business

1. Resolution No. 72-21, Authorizing Award of Bid to Sierra Electric, Inc. for the Traffic Signal Systemic Safety Upgrades Project

Public Works Director Rogalsky provided an overview of the Traffic Signal Systemic Safety Upgrades project. Credit was given to Traffic Engineer John Deskins for evaluating the City's intersections and identifying their eligibility for enhancements. Enhancements will include backplates with reflective borders, flashing yellow left-turn treatments, supplemental signal heads for left-turns, and audible pedestrian pushbuttons and countdown pedestrian signals. More details are available in Public Works Director Rogalsky's PowerPoint presentation.

Councilmember Alvarez spoke favorably about the enhancements that are forthcoming. Mayor Lukson echoed Councilmember Alvarez's comments.

COUNCILMEMBER LEMLEY MOVED AND COUNCILMEMBER THOMPSON SECONDED THE MOTION TO APPROVE RESOLUTION NO. 72-21, AUTHORIZING AWARD OF BID TO SIERRA ELECTRIC, INC. FOR THE TRAFFIC SIGNAL SYSTEMIC SAFETY UPGRADES PROJECT. THE MOTION CARRIED 6-0.

2. Resolution No. 84-21, Accepting a Request for Annexation (Brantingham)

Planning Manager Stevens presenting on the proposed Brantingham annexation. The property is located across from Yokes at Keene and Kennedy. This item reflects the proponents' meeting with Council to discuss the proposed annexation as required by state law. Council is authorized to accept, reject, or modify the annexation proposal. No modifications were raised or discussed by Council.

COUNCILMEMBER BORING MOVED AND COUNCILMEMBER ALVAREZ SECONDED THE MOTION TO APPROVE RESOLUTION NO. 84-21, ACCEPTING A REQUEST FOR ANNEXATION (BRANTINGHAM) AS PRESENTED. THE MOTION CARRIED 6-0.

3. In-Person Meetings for Boards, Commissions & Committees (Discussion)

City Attorney Kintzley presented on the status of the Open Public Meetings Act in Washington after Governor Inslee's June 30, 2021 state-wide reopening. Proclamation 20-28 is still in effect, and a hybrid model for public meetings is now possible with no capacity restrictions or social distancing requirements. Council expressed an interest in maintaining the hybrid meeting model for Richland's boards, commissions and committees, including City Council. Interim City Manager Amundson recommended a hybrid trial period for all public meetings, and a discussion at the fall Council retreat on

whether the hybrid approach is working well or should be discontinued when Proclamation 20-28 is rescinded. Council concurred.

Reports and Comments

City Manager

Interim City Manager Amundson thanked those who acted for him during his brief vacation, and expressed appreciation for staff who quickly coordinated cooling centers during last week's heatwave. Interim City Manager Amundson also expressed gratitude for the safe and sane 4th of July experienced earlier this week.

City Council

Councilmember Thompson concurred with public comments related to the questionable stripping of Ben Franklin Transit funding for a proposed drug treatment/metal health facility. Councilmember Thompson also applauded citizens for demonstrating responsible fireworks management that resulted in an uneventful holiday for emergency response. Finally, Councilmember Thompson acknowledged the difficult job performed by IBEW line crews, and offered that there is more to determining compensation than just wages. Total compensation must be reviewed to ensure accurate comparison.

Councilmember Boring shared a personal experience with an audible alert that spoke a confusing message and encouraged Public Works Director Rogalsky to ensure that the audible alert on the pedestrian crossings are clear.

Councilmember Alvarez congratulated Mr. Raffa on his appointment to the Board of Adjustment, and extended appreciation to all those serving on Richland boards and commissions. Councilmember Alvarez also shared his appreciation for IBEW, and stated that the labor negotiations process needs to be followed.

Councilmember Lemley agreed with Councilmember Thompson and Councilmember Alvarez regarding review of total compensation for IBEW during negotiations. Councilmember Lemley also spoke against cutting transit funding and argued that sustainable mass transit is critical to the success of the community. Finally, Councilmember Lemley shared his experience on the 4th of July confronting groups in his neighborhood about legal use of fireworks. Councilmember Lemley states that the City's fireworks education campaign appears to be failing since so many individuals stated unequivocally that they were engaged in lawful behavior while setting off aerial firework displays.

Mayor Pro Tem Kent commented briefly about IBEW negotiations and how Council is not in a position to speak publicly on the topic. Mayor Pro Tem Kent also complimented Parks & Facilities Director Schiessl for ensuring that the metal handles on City facilities are covered with neoprene mats to prevent burnt hands when handles heat up in the sun. Mayor Pro Tem Kent also plugged the Richland Farmers' Market and encouraged

everyone to shop local.

Mayor

Mayor Lukson advised that vaccination rates in Benton County have not yet reached 50%, and failure to achieve a higher percentage of vaccination may result in a backslide and possible closure in the fall. Mayor Lukson encouraged residents to get vaccinated. Mayor Lukson also shared the sentiments expressed by Councilmembers Alvarez, Thompson, Lemley and Kent related to IBEW negotiations and Council's limited ability to comment publicly on the matter. Finally, Mayor Lukson complimented Richland residents for engaging in responsible fireworks management this 4th of July, and observed that Richland had fewer fire-related incidents than neighboring jurisdictions with full fireworks bans. Mayor Lukson stated that the City would continue to improve its fireworks education campaign.

Adjournment

Mayor Lukson adjourned the meeting at 7:27 p.m.

APPROVED:

ATTEST:

Ryan Lukson, Mayor

Jennifer Rogers, City Clerk

DATE APPROVED:

DATE PUBLISHED:



COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Ordinances - First Reading

Core Focus Area 1 - Promote Financial Stability & Operational Effectiveness

Core Focus Area 3 - Increase Economic Vitality

Subject:

Ordinance No. 15-21, Amending Richland Municipal Code Sections 23.22.030 and 23.22.040 related to Commercial Use Districts

Department:

Development Services

Ordinance/Resolution Number:

15-21

Document Type:

Ordinance

Recommended Motion:

Give first reading, by title only, to Ordinance No. 15-21, amending Richland Municipal Code Sections 23.22.030 and 23.22.040 related to commercial use districts.

Summary:

The City of Richland planning staff is proposing a text amendment to RMC 23.22.030 Commercial Use Districts Permitted Land Uses and RMC 23.22.040 Site Requirements and Development Standards for Commercial Use Districts. The proposed amendment addresses the following: (1) adds public parks as a permitted use in the Waterfront zoning district; and (2) increases the maximum density of multi-family dwellings from 1 unit per 1,500 square feet to 1 unit per 1,000 square feet.

The Waterfront use district (WF) is an appropriate zoning district to allow public parks. In addition, the proposed increase to the maximum multifamily density allows for projects to accommodate the increasing demand for various types and sizes of housing.

The Planning Commission conducted a public hearing on the proposed amendment on May 26, 2021 and unanimously voted to recommend approval.

Staff recommends approval of Ordinance No. 15-21 for first reading, by title only.

Fiscal Impact:

None.

Attachments:

1. Ordinance No. 15-21
2. CA2021-102 Full Staff Report

ORDINANCE NO. 15-21

AN ORDINANCE of the City of Richland amending Richland Municipal Code Sections 23.22.030 and 23.22.040 related to commercial use districts.

WHEREAS, the City has need, from time to time, to update the Richland Municipal Code (RMC) to accommodate anticipated development; and

WHEREAS, the City anticipates the future development of a city park on a tract of land currently located in the City's Waterfront (WF) district; and

WHEREAS, public parks are not currently permitted as a matter of right in the City's Waterfront district; and

WHEREAS, amendment to the City's land use tables to add public parks in the Waterfront district is necessary to accommodate future development of a city park in the Columbia Point development.

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

Section 1. Richland Municipal Code Section 23.22.030, entitled Commercial use district permitted land uses, as first enacted by Ordinance No. 28-05, and last amended by Ordinance No. 07-19, is hereby amended as follows:

23.22.030 Commercial use districts permitted land uses.

In the following chart, land use classifications are listed on the vertical axis. Zoning districts are listed on the horizontal axis.

A. If the symbol "P" appears in the box at the intersection of the column and row, the use is permitted, subject to the general requirements and performance standards required in that zoning district.

B. If the symbol "S" appears in the box at the intersection of the column and row, the use is permitted subject to the special use permit provisions contained in Chapter 23.46 RMC.

C. If the symbol "A" appears in the box at the intersection of the column and the row, the use is permitted as an accessory use, subject to the general requirements and performance standards required in the zoning district.

D. If a number appears in the box at the intersection of the column and the row, the use is subject to the general conditions and special provisions indicated in the corresponding note.

E. If no symbol appears in the box at the intersection of the column and the row, the use is prohibited in that zoning district.

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Agricultural Uses								
Raising Crops, Trees, Vineyards								P
Automotive, Marine and Heavy Equipment								
Automotive Repair – Major				P				
Automotive Repair – Minor		P	P	P	S			
Automotive Repair – Specialty Shop		S	P	P	S			
Automobile Service Station		P ¹	P ¹	P ¹	S ¹			
Auto Part Sales		P	P	P	S			
Boat Building				P				
Bottling Plants				P				P ²⁸
Car Wash – Automatic or Self-Service		P ²	P ²	P ²	S ²			
Equipment Rentals			P	P				
Farm Equipment and Supplies Sales				P				
Fuel Station/Mini Mart	S	P	P	P	P			
Heavy Equipment Sales and Repair				P				
Manufactured Home Sales Lot				P				
Marinas						P	P	
Marine Equipment Rentals				P		P	P	
Marine Gas Sales						A	A	
Marine Repair				P		P	P	
Towing, Vehicle Impound Lots				S ³				
Truck Rentals			P	P				
Truck Stop – Diesel Fuel Sales			S	P				
Truck Terminal				P				
Vehicle Leasing/Renting			P ⁴	P	S ⁴			
Vehicle Sales			P ⁴	P	S ⁴			
Warehousing, Wholesale Use				P				
Business and Personal Services								
Animal Shelter				S ⁵				
Automatic Teller Machines	P	P	P	P	P	P		P

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Commercial Kennel				P ⁵				
Contractors' Offices		P	P	P	P			
Funeral Establishments			P	P				
General Service Businesses	A	P	P	P	P	P		
Health/Fitness Facility	A	P	P	P	P	A	P	
Health/Fitness Center			P	P	P		P	
Health Spa		P	P	P	P	P		P
Hospital/Clinic – Large Animal				S ⁵				
Hospital/Clinic – Small Animal			S ⁵	P ⁵	P			
Laundry/Dry Cleaning, Com.				P	P ²⁹			
Laundry/Dry Cleaning, Neighborhood		P	P	P	P			
Laundry/Dry Cleaning, Retail	P	P	P	P	P	P		
Laundry – Self-Service		P	P	P	P			
Mini-Warehouse				P ⁶				
Mailing Service	P	P	P	P	P	P		
Personal Loan Business	P	P	P	P	P			
Personal Services Businesses	A	P	P	P	P	P		
Photo Processing, Copying and Printing Services	P	P	P	P	P	P		
Telemarketing Services	P		P	P	P			
Video Rental Store		P	P	P	P	P		P
Food Service								
Cafeterias	A		A	A	A	A	A	
Delicatessen	P	P	P	P	P	P	P	P
Drinking Establishments		P ⁷	P	P	P	P	P	P
Micro-Brewery			P	P	P	P	P	P
Portable Food Vendors ²⁶	A ²⁷	A ²⁷	A ²⁷	A ²⁷	A ²⁷	A ²⁷	A ²⁷	A ²⁸
Restaurants/Drive-Through		S ⁸	P ⁸	P ⁸	S ^{8, 9}	S ^{8, 9}		
Restaurants/Lounge		P ⁷	P	P	P	P	P	P
Restaurants/Sit Down	A	P	P	P	P	P	P	P
Restaurants/Take Out		P	P	P	P	P		P
Restaurants with Entertainment/Dancing Facilities		P ⁷	P	P	P	P	P	P

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Vehicle-Based Food Service		P ³⁰	P ³⁰	P ³⁰	P ³⁰	P ³⁰		
Wineries – Tasting Room		P ⁷	P	P	P	P	P	P
Industrial/Manufacturing Uses								
Laundry and Cleaning Plants				P				P ²⁸
Light Manufacturing Uses				P				P ²⁸
Warehousing and Distribution Facilities				P				P ²⁸
Wholesale Facilities and Operations				P				P ²⁸
Wineries – Production				P				P
Office Uses								
Financial Institutions	P	P/S ²²	P	P	P/S ²²	P		
Medical, Dental and Other Clinics	P	P	P	P	P	P		
Newspaper Offices and Printing Works			P	P	P			
Office – Consulting Services	P	P	P	P	P	P		P ²⁸
Office – Corporate	P		P	P	P	P		P ²⁸
Office – General	P	P	P	P	P	P		P ²⁸
Office – Research and Development	P		P	P	P			P ²⁸
Radio and Television Studios			P	P	P			
Schools, Commercial	P		P	P	P	P		
Schools, Trade			P	P	P			P ²⁸
Travel Agencies	P	P	P	P	P	P		
Public/Quasi-Public Uses								
Churches	P ¹⁰	P ¹⁰	P ¹⁰	P ¹⁰	P	P ¹⁰		
Clubs or Fraternal Societies	P ¹⁰	P ¹⁰	P ¹⁰	P ¹⁰	P ¹⁰	P ¹⁰		
Cultural Institutions	P ¹⁰	P ¹⁰	P ¹⁰		P ¹⁰	P ¹⁰		P ¹⁰
General Park O&M Activities	P	P	P	P	P	P	P	P
Hospitals	P		P	P	P			
Homeless Shelter				P				
Passive Open Space Use	P	P	P	P	P	P	P	P
Power Transmission and Irrigation Waste way Easements and Utility Uses	P ¹¹	P ¹¹	P ¹¹	P ¹¹	P ¹¹	P ¹¹	P ¹¹	P ¹¹

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Public Agency Buildings	P	P	P	P	P	P	P	
Public Agency Facilities	P ¹¹	P ¹¹	P ¹¹	P ¹¹	P ¹¹	P ¹¹	P ¹¹	P ¹¹
Public Campgrounds				S			S	
Public Parks	P	P	P	P	P	<u>P</u>	P	P
Schools	P ¹²	P ¹²	P ¹²	P ¹²	P ¹²	P ¹²		
Schools, Alternative	P ¹³	P ¹³	P ¹³	P ¹³	P ¹³			
Special Events Including Concerts, Tournaments and Competitions, Fairs, Festivals and Similar Public Gatherings	P	P	P	P	P	P	P	P
Trail Head Facilities	P	P	P	P	P	P	P	P
Trails for Equestrian, Pedestrian, or Non-motorized Vehicle Use	P	P	P	P	P	P	P	P
Recreational Uses								
Art Galleries			P	P	P	P	P	P
Arcades		P	P	P	P	P	P	
Boat Mooring Facilities						P	P	
Cinema, Indoor			P	P	P	P	P	
Cinema, Drive-In			P	P				
Commercial Recreation, Indoor		S ⁷	P	P	P	P	P	
Commercial Recreation, Outdoor			P	P		P	P	
House Banked Card Rooms				P ¹⁴	P ¹⁴	P ¹⁴	P ¹⁴	
Recreational Vehicle Campgrounds				S ¹⁵			S ¹⁵	
Recreational Vehicle Parks				S ¹⁶			S ¹⁶	
Stable, Public				S ¹⁷				
Theater		P ⁷	P	P	P	P	P	P
Residential Uses								
Accessory Dwelling Unit		A	A	A	A	A		A
Apartment, Condominium (3 or more units)	P		P ¹⁸		P	P		
Assisted Living Facility	P		P		P ¹⁸	P		
Bed and Breakfast	P	P	P	P	P	P	P	P
Day Care Center	P ¹⁹	P ¹⁹	P ¹⁹	P ¹⁹	P ¹⁹	P ¹⁹		

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Dormitories, Fraternities, and Sororities	P				P	P		
Dwelling, One-Family Attached						P ²⁵		
Dwelling, Two-Family Detached						P		
Dwelling Units for a Resident Watchman or Custodian				A				P ²⁸
Family Day Care Home	P ¹⁹					P ¹⁹		
Houseboats						P	P	
Hotels or Motels	P		P	P	P	P	P	P
Nursing or Rest Home	P		P		P ¹⁸	P		
Recreational Club	A				A	A		
Senior Housing	P				P ¹⁸	P		
Temporary Residence	P ²⁰	P ²⁰	P ²⁰	P ²⁰	P ²⁰	P ²⁰		P
Retail Uses								
Adult Use Establishments				P ²¹				
Apparel and Accessory Stores		P	P	P	P	P		P
Auto Parts Supply Store		P	P	P	P			
Books, Stationery and Art Supply Stores	A	P	P	P	P	P		P
Building, Hardware, Garden Supply Stores		P	P	P	P			
Department Store			P	P	P			
Drug Store/Pharmacy	A	P/S ²²	P	P	P	P		
Electronic Equipment Stores		P	P	P	P	P		
Food Stores		P	P	P	P	P		
Florist		P	P	P	P	P		P
Furniture, Home Furnishings and Appliance Stores		P	P	P	P			
Landscaping Material Sales			A	P				
Lumberyards				P				
Nursery, Plant				P				P
Office Supply Store	A	P	P	P	P	P		
Outdoor Sales				P				
Parking Lot or Structure	P	P	P	P	A	P		P
Pawn Shop				P				

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Pet Shop and Pet Supply Stores		P	P	P	P			
Retail Hay, Grain and Feed Stores				P				
Secondhand Store			P	P	P	P		
Specialty Retail Stores		P	P	P	P	P		P
Miscellaneous Uses								
Bus Station				P	P			
Bus Terminal				P	P			
Bus Transfer Station	P		P	P	P		P	
Cemetery	P		P	P				
Community Festivals and Street Fairs	P	P	P	P	P	P	P	P
Convention Center	P		P	P	P	P	P	
Macro-Antennas	P	P	P	P	P	P	P	P
Monopole			S ²³	P/S ²³	S ²³			
On-Site Hazardous Waste Treatment and Storage	A	A	A	A	A	A	A	A
Outdoor Storage		A ²⁴	A ²⁴	P ²⁴				
Storage in an Enclosed Building	A	A	A	A	A	A	A	A ²⁸

1. RMC 23.42.280
2. RMC 23.42.270
3. RMC 23.42.320
4. RMC 23.42.330
5. RMC 23.42.040
6. RMC 23.42.170
7. RMC 23.42.053
8. RMC 23.42.047
9. RMC 23.42.055
10. RMC 23.42.050
11. RMC 23.42.200
12. RMC 23.42.250
13. RMC 23.42.260
14. RMC 23.42.100
15. RMC 23.42.230
16. RMC 23.42.220
17. RMC 23.42.190
18. Use permitted on upper stories of multi-story buildings, if main floor is used for commercial or office uses.
19. RMC 23.42.080
20. RMC 23.42.110
21. RMC 23.42.030
22. Use permitted, requires special use permit with drive-through window.
23. Chapter 23.62 RMC

24. RMC 23.42.180
25. RMC 23.18.025
26. See definition, RMC 23.06.780
27. RMC 23.42.185
28. Activities permitted only when directly related to and/or conducted in support of winery operations.
29. Within the central business district (CBD), existing commercial laundry/dry cleaning uses, established and operating at the time the CBD district was established, are allowed as a permitted use. All use of the land and/or buildings necessary and incidental to that of the commercial laundry/dry cleaning use, and existing at the effective date of the CBD district, may be continued. Commercial laundry/dry cleaning uses not established and operating at the time the CBD district was established are prohibited.
30. RMC 23.42.325

Section 2. Richland Municipal Code Section 23.22.040, entitled Site requirements and development standards for commercial use districts, as first enacted by Ordinance No. 28-05, and last amended by Ordinance No. 32-11, is hereby amended as follows:

23.22.040 Site requirements and development standards for commercial use districts.

In the following chart, development standards are listed on the vertical axis. Zoning districts are listed on the horizontal axis. The number appearing in the box at the intersection of the column and row represents the dimensional standard that applies to that zoning district.

Standard	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Minimum Lot Area	None	None	None	None	None	None	None	None
Maximum Density – Multifamily Dwellings (units/square feet)	1:1,500	N/A	N/A	N/A	None	1:1,500 <u>1:1,000</u>	N/A	N/A
Minimum Lot Width – One-Family Attached Dwellings	N/A	N/A	N/A	N/A	N/A	30 feet	N/A	N/A
Minimum Front Yard Setback ¹⁴	20 feet	45 feet ¹	0 feet ²	0 feet ²	CBD, Parkway, Uptown Districts: 0 feet min. – 20 feet max. ^{3, 11, 13} Medical District: 0 feet min.	Note 4,5	Note 4	20 feet
Minimum Side Yard Setback	0 feet ⁶	0 feet ⁷	None	None	0 feet ^{6,8}	0 feet ^{5,9}	0 feet	0 feet ^{6,8}
Minimum Rear Yard Setback	0 feet ^{6,8}	0 feet ⁷	None	None	0 feet ^{6,8}	0 feet ^{5,8,10}	0 feet	0 feet ^{6,8}
Maximum Building Height ¹⁴	55 feet	30 feet	80 feet	80 feet	CBD – 110 feet	35/55 feet ¹²	35/55 feet ¹²	35 feet

Standard	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
					Medical – 140 feet Parkway – 50 feet Uptown – 50 feet			
Minimum Dwelling Unit Size (in square feet, excluding porches, decks, balconies and basements)	500 feet	N/A	N/A	N/A	N/A	500 feet	N/A	N/A

1. Each lot shall have a front yard 45 feet deep or equal to the front yards of existing buildings in the same C-1 district and within the same block.
2. No setback required if street right-of-way is at least 80 feet in width. Otherwise, a minimum setback of 40 feet from street centerline is required.
3. Unless a greater setback is required by Chapter 12.11 RMC, Intersection Sight Distance.
4. Front and Side Street. No building shall be closer than 40 feet to the centerline of a public right-of-way. The setback area shall incorporate pedestrian amenities such as increased sidewalk width, street furniture, landscaped area, public art features, or similar features.
5. In the case of attached one-family dwelling units, setback requirements shall be as established for attached dwelling units in the medium-density residential small lot (R-2S) zoning district. Refer to RMC 23.18.040.
6. In any commercial limited business (C-LB), central business (CBD) or in any commercial winery (CW) zoning district that directly abuts a single-family zoning district, the following buffer, setback and building height regulations shall apply to all structures:
 - a. Within the commercial limited business (C-LB), the central business district (CBD) and the commercial winery (CW) districts, buildings shall maintain at least a 35-foot setback from any property that is zoned for single-family residential use. Single-family residential zones include R-1-12 – single-family residential 12,000, R-1-10 – single-family residential 10,000, R-2 – medium-density residential, R-2S – medium-density residential small lot, or any residential planned unit development that is comprised of single-family detached dwellings.
 - b. Buildings that are within 50 feet of any property that is zoned for single-family residential use in commercial limited business (C-LB) and the commercial winery (CW) districts and buildings that are within 50 feet of any property that is zoned for and currently developed with a single-family residential use in the central business district (CBD) (as defined in footnote (6)(a)) shall not exceed 30 feet in height. Beyond the area 50 feet from any property that is zoned for single-family residential use, building height may be increased at the rate of one foot in building height for each additional one foot of setback from property that is zoned for single-family residential use to the maximum building height allowed in the C-LB, CW and CBD zoning districts, respectively.
 - c. A six-foot-high fence that provides a visual screen shall be constructed adjacent to any property line that adjoins property that is zoned for single-family residential use, or currently zoned for and developed with a single-family residential use in the CBD district. Additionally, a 10-foot landscape strip shall be provided adjacent to the fence. This landscape strip may be used to satisfy the landscaping requirements established for the landscaping of parking facilities as identified in RMC 23.54.140.
 - d. In the C-LB and CW districts, a 20-foot setback shall be provided for any side yard that adjoins a street.

7. Side yard and rear yard setbacks are not required except for lots adjoining a residential development, residential district, or a street. Lots adjoining either a residential development or residential district shall maintain a minimum 15-foot setback. Lots adjoining a street shall maintain a minimum 20-foot setback. Required side or rear yards shall be landscaped or covered with a hard surface, or a combination of both. No accessory buildings or structures shall be located in such yards unless otherwise permitted by this title.
8. No minimum required, except parking shall be set back a minimum of five feet to accommodate required landscape screening as required under RMC 23.54.140.
9. Side Yard. No minimum, except parking shall be set back a minimum of five feet, and buildings used exclusively for residences shall maintain at least one foot of side yard for each three feet or portion thereof of building height. Side yards adjoining a residential district shall maintain setbacks equivalent to the adjacent residential district.
10. No minimum, except parking shall be set back a minimum of five feet. Rear yards adjoining a residential district shall maintain setbacks equivalent to the adjacent residential district.
11. Commercial developments such as community shopping centers or retail centers over 40,000 square feet in size and typically focused around a major tenant, such as a supermarket grocery, department store or discount store, and supported with smaller "ancillary" retail shops and services located in multiple building configurations, are permitted front and street side maximum setback flexibility for the largest building. Maximum setback standards on any other new buildings may be adjusted by the planning commission as part of the alternative design review as set forth in the performance standards and special requirements of RMC 23.22.020(E)(9).
12. All buildings that are located in both the waterfront (WF) district and that fall within the jurisdictional limits of the Shoreline Management Act shall comply with the height limitations established in the Richland shoreline master program (RMC Title 26). Buildings in the WF district that are not subject to the Richland shoreline master program shall not exceed a height of 35 feet; unless the planning commission authorizes an increase in building height to a maximum height of 55 feet, based upon a review of the structure and a finding that the proposed building is aesthetically pleasing in relation to buildings and other features in the vicinity and that the building is located a sufficient distance from the Columbia River to avoid creating a visual barrier.
13. Physical additions to existing nonconforming structures are not subject to the maximum front yard setback requirements.
14. The medical, uptown and parkway districts of the CBD zoning district are established as shown by Plates 23.22.040(1), (2) and (3).

This space intentionally left blank.

PLATE NO. 1 - 23.22.040

PLATE 1



CBD - MEDICAL DISTRICT

PLATE NO. 2 - 23.22.040

PLATE 2



CBD - UPTOWN DISTRICT

PLATE NO. 3 - 23.22.040

PLATE 3



CBD - THE PARKWAY DISTRICT

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

Section 4. 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 5. 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 ____ day of _____, 2021.

Ryan Lukson, Mayor

Attest:

Approved as to form:

Jennifer Rogers, City Clerk

Heather Kintzley, City Attorney

Date Published: _____

STAFF REPORT

TO: PLANNING COMMISSION
FILE NO.: CA2021-102

PREPARED BY: MIKE STEVENS
MEETING DATE: MAY 26, 2021

GENERAL INFORMATION:

APPLICANT: CITY OF RICHLAND CA2021-102

REQUEST: TEXT AMENDMENT TO RMC SECTION 23.22.030 – COMMERCIAL USE DISTRICTS PERMITTED LAND USES AND TO RMC SECTION 23.22.040 – SITE REQUIREMENTS AND DEVELOPMENT STANDARDS FOR COMMERCIAL USE DISTRICTS.

LOCATION: CITYWIDE

REASON FOR REQUEST

The City of Richland planning staff is proposing a text amendment to RMC section 23.22.030, “Commercial use districts permitted land uses” and to RMC 23.22.040, “Site requirements and development standards for commercial use districts.” If approved, the proposed amendment: (1) adds public parks as a permitted use to the Waterfront zoning district; and (2) increases the maximum density of multifamily dwellings, from 1 unit per 1,500 square feet to 1 unit per 1,000 square feet.

Staff contends that the Waterfront use district (WF) is an appropriate zoning district to allow public parks. In addition, the proposed increase to the maximum multifamily density allows for projects to accommodate the increasing demand for various types and sizes of housing.

ANALYSIS

Part 1 - Addition of Public Parks:

The Waterfront use district (WF) is an appropriate zoning district to allow public parks as RMC 23.22.010 states that the purpose of the WF district is to allow mixed uses that are consistent with waterfront development, including marinas, boat docking facilities, hotel/motels, offices, other commercial, apartment, and multifamily uses. The WF district is designed for land on and near the river shoreline. Other permitted uses in this zone are uses with similar impacts such as special events including fairs and festivals, and commercial recreation. Additionally, public parks can be used along with and to complement existing permitted uses in the WF use such as boat mooring facilities, trail head facilities, and trails for equestrian, pedestrian, or nonmotorized use. Public parks

are a currently a permitted use in seven of the eight commercial use zoning districts in the city, leaving WF as the only commercial use zone that does not permit public parks (not even with an approved special use permit).

The goals and policies of the City's Comprehensive Plan further support the addition of parks to the permitted uses in the WF zone, emphasizing public access for enjoyment of shorelines and natural areas, encouraging efficient use and location of public facilities including parks, and recognizing the value that parks have as major attractors.

Moreover, the WF zone is the only implementing zone of the Comprehensive Plan's land use designation of Waterfront. Currently, to site a park on any parcel that is zoned WF it would be necessary to processes Comprehensive Plan amendment and an associated rezone to other designations.

Likewise, the proposed amendment also furthers goals and policies found in the City's Shoreline Master Program (SMP), aligns with the "Waterfront Use Environment" designation that applies to many properties which the city has zoned WF. In the SMP, the Waterfront Use Environment includes public parks as a permitted use and prioritizes public access to shorelines.

Part 2 - Maximum Density Increase:

It is suitable to change the WF zone to accommodate a higher density of residential development. Per RMC 23.22.010, the WF zoning classification "encourages mixed [use and] special commercial and high-density residential uses to accommodate a variety of lifestyles and housing opportunities." Increasing the maximum density could accommodate a greater variety of housing opportunities.

High-density areas are increasingly sought after and come with many benefits related to economic development, efficiency, and sustainability objectives. The WF zone designation is given to land primary near or along the river shore, a limited area in the City. This proposed code amendment increases the opportunities for residential development near this unique asset.

The goals and policies found in the City's Comprehensive Plan supports a higher density in the WF zone, such as providing a range of housing densities and types to establishing land uses that are sustainable which create a livable and vibrant community.

The SMP's Waterfront Use Environment's purpose includes high-density residential uses to accommodate a variety of lifestyles and housing opportunities. Increasing the maximum density can promote a variety of housing opportunities and allows for more residential units with access to the waterfront.

Applicable Comprehensive Plan Goals:

- Housing Element (HE) Goal 1: Provide a range of housing densities, sizes, and types for all income and age groups of the Richland community
- Natural Environment (NE) Goal 1: Promote the protection, conservation, and restoration of natural areas, shorelines, and critical areas as unique assets to the community, and provide public access for enjoyment of such facilities based on the ability of the resource to support the use.
- Land Use Element (LU) – *Public Facilities* Goal 7: Encourage efficient use and location of public facilities such as transit centers, utility facilities, schools, parks, and other public uses.
- LU Goal 2: Establish land uses that are sustainable and create a livable and vibrant community.
- Capital Facilities Element (CF) – *Parks, Recreation and Open Space* Goal 4: Provide an integrated system of parks, recreation facilities, trails, and open spaces as an asset consistent with the Parks, Trails, Open Space, and Facilities Master Plan that enhances the community's quality of life.
- CF– *Parks, Recreation and Open Space* Goal 6: Identify, prioritize, and preserve unique natural habitat, ecologically critical areas, shorelines, and significant landforms and develop public recreational activities appropriate to these resources.
- Economic Development Element (ED) Goal 6: Encourage vibrant mixed-use areas in Tri-Cities as destinations to live, work, and visit.
- ED Goal 7: Recognize parks, natural areas, and a built environment with quality design for the value they offer as major attractions.

PUBLIC NOTICE/ COMMENTS

Staff provided notice of the proposed amendment to local and state agencies on May 5, 2021. Notice was also published in the Tri-Cities Herald, posted at official posting places and on the city's official website as required by city code. Staff provided notice to the Washington State Dept. of Commerce and other state agencies as required by RCW 36.70A.

No substantive comments were received from the public and/or governmental entities as of the date the staff report was prepared.

SEPA

The proposal is subject to environmental review. The City of Richland issued a Determination of Non-Significance (DNS) for the proposal on April 6, 2021 (filed under SEPA register No. 202101754). The end of the public comment period was April 20, 2021. There were no appeals of the DNS.

FINDINGS OF FACT

1. The City of Richland planning staff has proposed amendments to Richland Municipal Code section 23.22.030 to allow public parks as a permitted use in the Waterfront use zone; and Richland Municipal Code section 23.22.040 to increase the maximum residential density in the Waterfront use zone to 1:1,000 units/square feet.
2. The WF zone is an appropriate zone to permit public parks.
3. The WF zone is suitable for a higher maximum density for multifamily dwellings.
4. The amendment is consistent with the goals and policies of the Comprehensive Plan.
5. Over time the need for permitted uses and development standards change within the City of Richland as it develops and changes.
6. Notice of the proposed amendment was provided to local and state agencies. Notice was also published in the Tri-Cities Herald, posted at the official posting places and on the city's official website. Notice was provided to the Washington State Dept. of Commerce and other state agencies as required by RCW 36.70A.
7. No substantive comments regarding the proposed code amendment were received.
8. The Washington State Department of Commerce received the 60-day Notice of Intent to Adopt Amendment and granted expedited review.
9. The City issued a SEPA Threshold Determination of Non-Significance on April 6, 2021. The end of the public comment period was April 20, 2021, and no substantive comments were received.

CONCLUSIONS OF LAW

1. The Planning Commission has jurisdiction to hold an open record public hearing and issue a recommendation on the proposed ordinance amendment to the City Council.

2. The proposed code amendment is consistent with the goals and policies of the City's Comprehensive Plan.

RECOMMENDATION

Staff recommends the Planning Commission concur with the findings and conclusions set forth in Staff Report (CA2021-102) and recommend to the City Council adoption of the proposed code amendments to RMC 23.22.030 and RMC 23.22.040.

ALTERNATIVES

1. Recommend approval of the amendments as proposed;
2. Recommend approval of the amendments, as modified by the Planning Commission.
3. Recommend denial of the amendments;

RECOMMENDED MOTION

I move that the Planning Commission recommend approval of the proposed amendments to RMC Section 23.22.020 and RMC 23.22.040 (Exhibit 2) based upon the Findings of Fact and Conclusions of Law.

EXHIBITS

1. Application Materials
2. Draft Code Amendment
3. SEPA DNS & SEPA Checklist
4. Department of Commerce Notice
5. Public Notice



Code Amendment Application

Note: A Pre-Application meeting is required prior to submittal of an application.

APPLICANT

☒ Contact Person

Company: City of Richland

UBI#: N/A

Contact: Joe Jacobs

Address: 625 Swift Blvd., Richland WA 99352

Phone: 509-942-7725

Email: jjacobs@ci.richland.wa.us

DESCRIPTION OF PROPOSED AMENDMENT

- 1) Amend Water Front (WF) zone to include Parks as an allowable use.
- 2) Increase the multifamily density from 1:1500 to 1:1000.

APPLICATION MUST INCLUDE:

1. Completed application and filing fee
2. SEPA Checklist (if necessary)
3. Other information as determined by the Administrator

ANSWER THE FOLLOWING AS COMPLETELY AS POSSIBLE:

Section(s) of code proposed to be amended (include code citation):

23.22.030 Commercial use districts permitted land uses. Public/Quasi-Public Uses:

>Add "Parks" as a permitted use.

23.22.040 Site requirements and development standards for commercial use districts. Maximum Density - Multifamily Dwellings (units/square feet).

>Change WF from 1:1,500 to 1:1,000 units/square feet.

Summary of requested code amendment(s):

- 1) Amend Water Front (WF) zone to include Parks as an allowable use.
- 2) Increase the multifamily density from 1:1500 to 1:1000 units/square feet.

Reason(s) for code amendment(s):

The city intends to build a park on land within the WF zone .

The increased density is consistent with current and proposed density in vicinity.

Is the proposed amendment consistent with the applicable provisions of the Comprehensive Plan? Is a Comprehensive Plan amendment necessary to implement the proposed amendment?

This amendment is consistent with the applicable provisions of the comprehensive plan.

Does the proposed amendment bear a substantial relation to the public health, safety, welfare and protection of the environment? Please explain:

This amendment will not affect public safety and welfare or negatively impact the environment.

I hereby certify under penalty of perjury under the laws of the State of Washington that the following is true and correct:

1. I have read and examined this permit application. The information provided in this application contains no misstatement of fact.
2. I am an owner(s), authorized agent(s) of an owner(s), or I am currently a licensed contractor or specialty contractor under Chapter 18.27 RCW, or I am exempt from the requirements of Chapter 18.27 RCW.

Note: This application will not be processed unless the above certification is endorsed by an authorized agent of the owner(s) of the property in question and/or the owner(s) themselves. If the City of Richland has reason to believe that erroneous information has been supplied by an authorized agent of the owner(s) of the property in question and/or by the owner(s) themselves, processing of the application may be suspended.

Applicant Printed Name: Joe Jacobs

esigned via SeamllessDocx.com

Joe Jacobs

Applicant Signature:

Key: f6c4428d37ed916f8fe294ba9e70764b

Date February 10, 2021

Chapter 23.22

COMMERCIAL ZONING DISTRICTS

23.22.030 Commercial use districts permitted land uses.

In the following chart, land use classifications are listed on the vertical axis. Zoning districts are listed on the horizontal axis.

A. If the symbol “P” appears in the box at the intersection of the column and row, the use is permitted, subject to the general requirements and performance standards required in that zoning district.

B. If the symbol “S” appears in the box at the intersection of the column and row, the use is permitted subject to the special use permit provisions contained in Chapter 23.46 RMC.

C. If the symbol “A” appears in the box at the intersection of the column and the row, the use is permitted as an accessory use, subject to the general requirements and performance standards required in the zoning district.

D. If a number appears in the box at the intersection of the column and the row, the use is subject to the general conditions and special provisions indicated in the corresponding note.

E. If no symbol appears in the box at the intersection of the column and the row, the use is prohibited in that zoning district.

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Agricultural Uses								
Raising Crops, Trees, Vineyards								P
Automotive, Marine and Heavy Equipment								
Automotive Repair – Major				P				
Automotive Repair – Minor		P	P	P	S			
Automotive Repair – Specialty Shop		S	P	P	S			
Automobile Service Station		P ¹	P ¹	P ¹	S ¹			
Auto Part Sales		P	P	P	S			
Boat Building				P				
Bottling Plants				P				P ²⁸
Car Wash – Automatic or Self-Service		P ²	P ²	P ²	S ²			
Equipment Rentals			P	P				
Farm Equipment and Supplies Sales				P				
Fuel Station/Mini Mart	S	P	P	P	P			
Heavy Equipment Sales and Repair				P				
Manufactured Home Sales Lot				P				
Marinas						P	P	
Marine Equipment Rentals				P		P	P	
Marine Gas Sales						A	A	

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Marine Repair				P		P	P	
Towing, Vehicle Impound Lots				S ³				
Truck Rentals			P	P				
Truck Stop – Diesel Fuel Sales			S	P				
Truck Terminal				P				
Vehicle Leasing/Renting			P ⁴	P	S ⁴			
Vehicle Sales			P ⁴	P	S ⁴			
Warehousing, Wholesale Use				P				
Business and Personal Services								
Animal Shelter				S ⁵				
Automatic Teller Machines	P	P	P	P	P	P		P
Commercial Kennel				P ⁵				
Contractors' Offices		P	P	P	P			
Funeral Establishments			P	P				
General Service Businesses	A	P	P	P	P	P		
Health/Fitness Facility	A	P	P	P	P	A	P	
Health/Fitness Center			P	P	P		P	
Health Spa		P	P	P	P	P		P
Hospital/Clinic – Large Animal				S ⁵				
Hospital/Clinic – Small Animal			S ⁵	P ⁵	P			
Laundry/Dry Cleaning, Com.				P	P ²⁹			
Laundry/Dry Cleaning, Neighborhood		P	P	P	P			
Laundry/Dry Cleaning, Retail	P	P	P	P	P	P		
Laundry – Self-Service		P	P	P	P			
Mini-Warehouse				P ⁶				
Mailing Service	P	P	P	P	P	P		
Personal Loan Business	P	P	P	P	P			
Personal Services Businesses	A	P	P	P	P	P		
Photo Processing, Copying and Printing Services	P	P	P	P	P	P		
Telemarketing Services	P		P	P	P			
Video Rental Store		P	P	P	P	P		P
Food Service								
Cafeterias	A		A	A	A	A	A	

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Delicatessen	P	P	P	P	P	P	P	P
Drinking Establishments		p ⁷	P	P	P	P	P	P
Micro-Brewery			P	P	P	P	P	P
Portable Food Vendors ²⁶	A ²⁷	A ²⁷	A ²⁷	A ²⁷	A ²⁷	A ²⁷	A ²⁷	A ²⁸
Restaurants/Drive-Through		S ⁸	p ⁸	p ⁸	S ^{8,9}	S ^{8,9}		
Restaurants/Lounge		p ⁷	P	P	P	P	P	P
Restaurants/Sit Down	A	P	P	P	P	P	P	P
Restaurants/Take Out		P	P	P	P	P		P
Restaurants with Entertainment/Dancing Facilities		p ⁷	P	P	P	P	P	P
Vehicle-Based Food Service		p ³⁰	p ³⁰	p ³⁰	p ³⁰	p ³⁰		
Wineries – Tasting Room		p ⁷	P	P	P	P	P	P
Industrial/Manufacturing Uses								
Laundry and Cleaning Plants				P				p ²⁸
Light Manufacturing Uses				P				p ²⁸
Warehousing and Distribution Facilities				P				p ²⁸
Wholesale Facilities and Operations				P				p ²⁸
Wineries – Production				P				P
Office Uses								
Financial Institutions	P	P/S ²²	P	P	P/S ²²	P		
Medical, Dental and Other Clinics	P	P	P	P	P	P		
Newspaper Offices and Printing Works			P	P	P			
Office – Consulting Services	P	P	P	P	P	P		p ²⁸
Office – Corporate	P		P	P	P	P		p ²⁸
Office – General	P	P	P	P	P	P		p ²⁸
Office – Research and Development	P		P	P	P			p ²⁸
Radio and Television Studios			P	P	P			
Schools, Commercial	P		P	P	P	P		
Schools, Trade			P	P	P			p ²⁸
Travel Agencies	P	P	P	P	P	P		
Public/Quasi-Public Uses								
Churches	p ¹⁰	p ¹⁰	p ¹⁰	p ¹⁰	P	p ¹⁰		
Clubs or Fraternal Societies	p ¹⁰	p ¹⁰	p ¹⁰	p ¹⁰	p ¹⁰	p ¹⁰		
Cultural Institutions	p ¹⁰	p ¹⁰	p ¹⁰		p ¹⁰	p ¹⁰		p ¹⁰

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
General Park O&M Activities	P	P	P	P	P	P	P	P
Hospitals	P		P	P	P			
Homeless Shelter				P				
Passive Open Space Use	P	P	P	P	P	P	P	P
Power Transmission and Irrigation Waste way Easements and Utility Uses	p ¹¹	p ¹¹	p ¹¹	p ¹¹	p ¹¹	p ¹¹	p ¹¹	p ¹¹
Public Agency Buildings	P	P	P	P	P	P	P	
Public Agency Facilities	p ¹¹	p ¹¹	p ¹¹	p ¹¹	p ¹¹	p ¹¹	p ¹¹	p ¹¹
Public Campgrounds				S			S	
Public Parks	P	P	P	P	P	P	P	P
Schools	p ¹²	p ¹²	p ¹²	p ¹²	p ¹²	p ¹²		
Schools, Alternative	p ¹³	p ¹³	p ¹³	p ¹³	p ¹³			
Special Events Including Concerts, Tournaments and Competitions, Fairs, Festivals and Similar Public Gatherings	P	P	P	P	P	P	P	P
Trail Head Facilities	P	P	P	P	P	P	P	P
Trails for Equestrian, Pedestrian, or Non-motorized Vehicle Use	P	P	P	P	P	P	P	P
Recreational Uses								
Art Galleries			P	P	P	P	P	P
Arcades		P	P	P	P	P	P	
Boat Mooring Facilities						P	P	
Cinema, Indoor			P	P	P	P	P	
Cinema, Drive-In			P	P				
Commercial Recreation, Indoor		S ⁷	P	P	P	P	P	
Commercial Recreation, Outdoor			P	P		P	P	
House Banked Card Rooms				p ¹⁴	p ¹⁴	p ¹⁴	p ¹⁴	
Recreational Vehicle Campgrounds				S ¹⁵			S ¹⁵	
Recreational Vehicle Parks				S ¹⁶			S ¹⁶	
Stable, Public				S ¹⁷				
Theater		p ⁷	P	P	P	P	P	P
Residential Uses								
Accessory Dwelling Unit		A	A	A	A	A		A
Apartment, Condominium (3 or more units)	P		p ¹⁸		P	P		
Assisted Living Facility	P		P		p ¹⁸	P		
Bed and Breakfast	P	P	P	P	P	P	P	P

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Day Care Center	p ¹⁹	p ¹⁹	p ¹⁹	p ¹⁹	p ¹⁹	p ¹⁹		
Dormitories, Fraternities, and Sororities	P				P	P		
Dwelling, One-Family Attached						p ²⁵		
Dwelling, Two-Family Detached						P		
Dwelling Units for a Resident Watchman or Custodian				A				p ²⁸
Family Day Care Home	p ¹⁹					p ¹⁹		
Houseboats						P	P	
Hotels or Motels	P		P	P	P	P	P	P
Nursing or Rest Home	P		P		p ¹⁸	P		
Recreational Club	A				A	A		
Senior Housing	P				p ¹⁸	P		
Temporary Residence	p ²⁰	p ²⁰	p ²⁰	p ²⁰	p ²⁰	p ²⁰		P
Retail Uses								
Adult Use Establishments				p ²¹				
Apparel and Accessory Stores		P	P	P	P	P		P
Auto Parts Supply Store		P	P	P	P			
Books, Stationery and Art Supply Stores	A	P	P	P	P	P		P
Building, Hardware, Garden Supply Stores		P	P	P	P			
Department Store			P	P	P			
Drug Store/Pharmacy	A	P/S ²²	P	P	P	P		
Electronic Equipment Stores		P	P	P	P	P		
Food Stores		P	P	P	P	P		
Florist		P	P	P	P	P		P
Furniture, Home Furnishings and Appliance Stores		P	P	P	P			
Landscaping Material Sales			A	P				
Lumberyards				P				
Nursery, Plant				P				P
Office Supply Store	A	P	P	P	P	P		
Outdoor Sales				P				
Parking Lot or Structure	P	P	P	P	A	P		P
Pawn Shop				P				
Pet Shop and Pet Supply Stores		P	P	P	P			

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Retail Hay, Grain and Feed Stores				P				
Secondhand Store			P	P	P	P		
Specialty Retail Stores		P	P	P	P	P		P
Miscellaneous Uses								
Bus Station				P	P			
Bus Terminal				P	P			
Bus Transfer Station	P		P	P	P		P	
Cemetery	P		P	P				
Community Festivals and Street Fairs	P	P	P	P	P	P	P	P
Convention Center	P		P	P	P	P	P	
Macro-Antennas	P	P	P	P	P	P	P	P
Monopole			S ²³	P/S ²³	S ²³			
On-Site Hazardous Waste Treatment and Storage	A	A	A	A	A	A	A	A
Outdoor Storage		A ²⁴	A ²⁴	P ²⁴				
Storage in an Enclosed Building	A	A	A	A	A	A	A	A ²⁸

1. RMC 23.42.280
 2. RMC 23.42.270
 3. RMC 23.42.320
 4. RMC 23.42.330
 5. RMC 23.42.040
 6. RMC 23.42.170
 7. RMC 23.42.053
 8. RMC 23.42.047
 9. RMC 23.42.055
 10. RMC 23.42.050
 11. RMC 23.42.200
 12. RMC 23.42.250
 13. RMC 23.42.260
 14. RMC 23.42.100
 15. RMC 23.42.230
 16. RMC 23.42.220
 17. RMC 23.42.190
 18. Use permitted on upper stories of multi-story buildings, if main floor is used for commercial or office uses.
 19. RMC 23.42.080
 20. RMC 23.42.110
 21. RMC 23.42.030
 22. Use permitted, requires special use permit with drive-through window.
 23. Chapter 23.62 RMC
 24. RMC 23.42.180
 25. RMC 23.18.025
 26. See definition, RMC 23.06.780
 27. RMC 23.42.185
 28. Activities permitted only when directly related to and/or conducted in support of winery operations.
 29. Within the central business district (CBD), existing commercial laundry/dry cleaning uses, established and operating at the time the CBD district was established, are allowed as a permitted use. All use of the land and/or buildings necessary and incidental to that of the commercial laundry/dry cleaning use, and existing at the effective date of the CBD district, may be continued. Commercial laundry/dry cleaning uses not established and operating at the time the CBD district was established are prohibited.
 30. RMC 23.42.325
- [Ord. 28-05 § 1.02; Ord. 15-07; Ord. 04-09; Ord. 07-10 § 1.02; amended during 2011 recodification; Ord. 32-11 § 5; Ord. 48-17 § 2; Ord. 07-19 § 6].

23.22.040 Site requirements and development standards for commercial use districts.

In the following chart, development standards are listed on the vertical axis. Zoning districts are listed on the horizontal axis. The number appearing in the box at the intersection of the column and row represents the dimensional standard that applies to that zoning district.

Standard	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Minimum Lot Area	None	None	None	None	None	None	None	None
Maximum Density – Multifamily Dwellings (units/square feet)	1:1,500	N/A	N/A	N/A	None	1:1,500 <u>1:1,000</u>	N/A	N/A
Minimum Lot Width – One-Family Attached Dwellings	N/A	N/A	N/A	N/A	N/A	30 feet	N/A	N/A
Minimum Front Yard Setback ¹⁴	20 feet	45 feet ¹	0 feet ²	0 feet ²	CBD, Parkway, Uptown Districts: 0 feet min. – 20 feet max. ^{3, 11, 13} Medical District: 0 feet min.	Note 4,5	Note 4	20 feet
Minimum Side Yard Setback	0 feet ⁶	0 feet ⁷	None	None	0 feet ^{6,8}	0 feet ^{5,9}	0 feet	0 feet ^{6,8}
Minimum Rear Yard Setback	0 feet ^{6,8}	0 feet ⁷	None	None	0 feet ^{6,8}	0 feet ^{5,8,10}	0 feet	0 feet ^{6,8}
Maximum Building Height ¹⁴	55 feet	30 feet	80 feet	80 feet	CBD – 110 feet Medical – 140 feet Parkway – 50 feet Uptown – 50 feet	35/55 feet ¹²	35/55 feet ¹²	35 feet
Minimum Dwelling Unit Size (in square feet, excluding porches, decks, balconies and basements)	500 feet	N/A	N/A	N/A	500 feet	500 feet	N/A	N/A

- Each lot shall have a front yard 45 feet deep or equal to the front yards of existing buildings in the same C-1 district and within the same block.
- No setback required if street right-of-way is at least 80 feet in width. Otherwise, a minimum setback of 40 feet from street centerline is required.
- Unless a greater setback is required by Chapter 12.11 RMC, Intersection Sight Distance.
- Front and Side Street. No building shall be closer than 40 feet to the centerline of a public right-of-way. The setback area shall incorporate pedestrian amenities such as increased sidewalk width, street furniture, landscaped area, public art features, or similar features.
- In the case of attached one-family dwelling units, setback requirements shall be as established for attached dwelling units in the medium-density residential small lot (R-2S) zoning district. Refer to RMC 23.18.040.
- In any commercial limited business (C-LB), central business (CBD) or in any commercial winery (CW) zoning district that directly abuts a single-family zoning district, the following buffer, setback and building height regulations shall apply to all structures:
 - Within the commercial limited business (C-LB), the central business district (CBD) and the commercial winery (CW) districts, buildings shall maintain at least a 35-foot setback from any property that is zoned for single-family residential use. Single-family residential zones include R-1-12 – single-family residential 12,000, R-1-10 – single-family residential 10,000, R-2 – medium-density residential, R-2S – medium-density residential small lot, or any residential planned unit development that is comprised of single-family detached dwellings.
 - Buildings that are within 50 feet of any property that is zoned for single-family residential use in commercial limited business (C-LB) and the commercial winery (CW) districts and buildings that are within 50 feet of any property that is zoned for and currently developed with a single-family residential use in the central business district (CBD) (as defined in footnote (6)(a)) shall not exceed 30 feet in height. Beyond the area 50 feet from any property that is zoned for single-family residential use, building height may be increased at the rate of one foot in building height for each additional one foot of setback from property that is zoned for single-family residential use to the maximum building height allowed in the C-LB, CW and CBD zoning districts, respectively.
 - A six-foot-high fence that provides a visual screen shall be constructed adjacent to any property line that adjoins property that is zoned for single-family residential use, or currently zoned for and developed with a single-family residential use in the CBD district. Additionally, a 10-foot landscape strip shall be provided adjacent to the fence. This landscape strip may be used to satisfy the landscaping requirements established for the landscaping of parking facilities as identified in RMC 23.54.140.
 - In the C-LB and CW districts, a 20-foot setback shall be provided for any side yard that adjoins a street.
- Side yard and rear yard setbacks are not required except for lots adjoining a residential development, residential district, or a street. Lots adjoining either a residential development or residential district shall maintain a minimum 15-foot setback. Lots adjoining a street shall maintain a minimum 20-foot setback. Required side or rear yards shall be landscaped or covered with a hard surface, or a combination of both. No accessory buildings or structures shall be located in such yards unless otherwise permitted by this title.
- No minimum required, except parking shall be set back a minimum of five feet to accommodate required landscape screening as required under RMC 23.54.140.

9. Side Yard. No minimum, except parking shall be set back a minimum of five feet, and buildings used exclusively for residences shall maintain at least one foot of side yard for each three feet or portion thereof of building height. Side yards adjoining a residential district shall maintain setbacks equivalent to the adjacent residential district.
10. No minimum, except parking shall be set back a minimum of five feet. Rear yards adjoining a residential district shall maintain setbacks equivalent to the adjacent residential district.
11. Commercial developments such as community shopping centers or retail centers over 40,000 square feet in size and typically focused around a major tenant, such as a supermarket grocery, department store or discount store, and supported with smaller “ancillary” retail shops and services located in multiple building configurations, are permitted front and street side maximum setback flexibility for the largest building. Maximum setback standards on any other new buildings may be adjusted by the planning commission as part of the alternative design review as set forth in the performance standards and special requirements of RMC 23.22.020(E)(9).
12. All buildings that are located in both the waterfront (WF) district and that fall within the jurisdictional limits of the Shoreline Management Act shall comply with the height limitations established in the Richland shoreline master program (RMC Title 26). Buildings in the WF district that are not subject to the Richland shoreline master program shall not exceed a height of 35 feet; unless the planning commission authorizes an increase in building height to a maximum height of 55 feet, based upon a review of the structure and a finding that the proposed building is aesthetically pleasing in relation to buildings and other features in the vicinity and that the building is located a sufficient distance from the Columbia River to avoid creating a visual barrier.
13. Physical additions to existing nonconforming structures are not subject to the maximum front yard setback requirements.
14. The medical, uptown and parkway districts of the CBD zoning district are established as shown by Plates 23.22.040(1), (2) and (3).

PLATE NO. 1 - 23.22.040

PLATE 1



CBD - MEDICAL DISTRICT

PLATE NO. 2 - 23.22.040

PLATE 2



CBD - UPTOWN DISTRICT

PLATE NO. 3 - 23.22.040

PLATE 3



CBD - THE PARKWAY DISTRICT

[Ord. 28-05 § 1.02; Ord. 04-09; Ord. 07-10 § 1.03; amended during 2011 recodification; Ord. 32-11 § 6].

Exhibit 2

ORDINANCE NO. XXX-21

AN ORDINANCE of the City of Richland amending Richland Municipal Code Section 23.22.030 related to commercial use district permitted land uses and Richland Municipal Code Section 23.22.040 related to site requirements and development standards for commercial use districts.

WHEREAS, the City has need, from time to time, to update the Richland Municipal Code (RMC) to accommodate anticipated development; and

WHEREAS, the City anticipates the future development of a city park on a tract of land currently located in the City's Waterfront (WF) district; and

WHEREAS, public parks are not currently permitted as a matter of right in the City's Waterfront district; and

WHEREAS, amendment to the City's land use tables to add public parks in the Waterfront district is necessary to accommodate future development of a city park in the Columbia Point development.

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

Section 1. Richland Municipal Code Section 23.22.030, entitled Commercial use district permitted land uses, as first enacted by Ordinance No. 28-05, and last amended by Ordinance No. 07-19, is hereby amended as follows:

23.22.030 Commercial use districts permitted land uses.

In the following chart, land use classifications are listed on the vertical axis. Zoning districts are listed on the horizontal axis.

A. If the symbol "P" appears in the box at the intersection of the column and row, the use is permitted, subject to the general requirements and performance standards required in that zoning district.

B. If the symbol "S" appears in the box at the intersection of the column and row, the use is permitted subject to the special use permit provisions contained in Chapter 23.46 RMC.

C. If the symbol "A" appears in the box at the intersection of the column and the row, the use is permitted as an accessory use, subject to the general requirements and performance standards required in the zoning district.

D. If a number appears in the box at the intersection of the column and the row, the use is subject to the general conditions and special provisions indicated in the corresponding note.

E. If no symbol appears in the box at the intersection of the column and the row, the use is prohibited in that zoning district.

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Agricultural Uses								
Raising Crops, Trees, Vineyards								P
Automotive, Marine and Heavy Equipment								
Automotive Repair – Major				P				
Automotive Repair – Minor		P	P	P	S			
Automotive Repair – Specialty Shop		S	P	P	S			
Automobile Service Station		P ¹	P ¹	P ¹	S ¹			
Auto Part Sales		P	P	P	S			
Boat Building				P				
Bottling Plants				P				P ²⁸
Car Wash – Automatic or Self-Service		P ²	P ²	P ²	S ²			
Equipment Rentals			P	P				
Farm Equipment and Supplies Sales				P				
Fuel Station/Mini Mart	S	P	P	P	P			
Heavy Equipment Sales and Repair				P				
Manufactured Home Sales Lot				P				
Marinas						P	P	
Marine Equipment Rentals				P		P	P	
Marine Gas Sales						A	A	
Marine Repair				P		P	P	
Towing, Vehicle Impound Lots				S ³				
Truck Rentals			P	P				
Truck Stop – Diesel Fuel Sales			S	P				
Truck Terminal				P				
Vehicle Leasing/Renting			P ⁴	P	S ⁴			
Vehicle Sales			P ⁴	P	S ⁴			
Warehousing, Wholesale Use				P				
Business and Personal Services								

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Animal Shelter				S ⁵				
Automatic Teller Machines	P	P	P	P	P	P		P
Commercial Kennel				P ⁵				
Contractors' Offices		P	P	P	P			
Funeral Establishments			P	P				
General Service Businesses	A	P	P	P	P	P		
Health/Fitness Facility	A	P	P	P	P	A	P	
Health/Fitness Center			P	P	P		P	
Health Spa		P	P	P	P	P		P
Hospital/Clinic – Large Animal				S ⁵				
Hospital/Clinic – Small Animal			S ⁵	P ⁵	P			
Laundry/Dry Cleaning, Com.				P	P ²⁹			
Laundry/Dry Cleaning, Neighborhood		P	P	P	P			
Laundry/Dry Cleaning, Retail	P	P	P	P	P	P		
Laundry – Self-Service		P	P	P	P			
Mini-Warehouse				P ⁶				
Mailing Service	P	P	P	P	P	P		
Personal Loan Business	P	P	P	P	P			
Personal Services Businesses	A	P	P	P	P	P		
Photo Processing, Copying and Printing Services	P	P	P	P	P	P		
Telemarketing Services	P		P	P	P			
Video Rental Store		P	P	P	P	P		P
Food Service								
Cafeterias	A		A	A	A	A	A	
Delicatessen	P	P	P	P	P	P	P	P
Drinking Establishments		P ⁷	P	P	P	P	P	P
Micro-Brewery			P	P	P	P	P	P
Portable Food Vendors ²⁶	A ²⁷	A ²⁷	A ²⁷	A ²⁷	A ²⁷	A ²⁷	A ²⁷	A ²⁸
Restaurants/Drive-Through		S ⁸	P ⁸	P ⁸	S ^{8, 9}	S ^{8, 9}		
Restaurants/Lounge		P ⁷	P	P	P	P	P	P
Restaurants/Sit Down	A	P	P	P	P	P	P	P
Restaurants/Take Out		P	P	P	P	P		P

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Restaurants with Entertainment/Dancing Facilities		P ⁷	P	P	P	P	P	P
Vehicle-Based Food Service		P ³⁰	P ³⁰	P ³⁰	P ³⁰	P ³⁰		
Wineries – Tasting Room		P ⁷	P	P	P	P	P	P
Industrial/Manufacturing Uses								
Laundry and Cleaning Plants				P				P ²⁸
Light Manufacturing Uses				P				P ²⁸
Warehousing and Distribution Facilities				P				P ²⁸
Wholesale Facilities and Operations				P				P ²⁸
Wineries – Production				P				P
Office Uses								
Financial Institutions	P	P/S ²²	P	P	P/S ²²	P		
Medical, Dental and Other Clinics	P	P	P	P	P	P		
Newspaper Offices and Printing Works			P	P	P			
Office – Consulting Services	P	P	P	P	P	P		P ²⁸
Office – Corporate	P		P	P	P	P		P ²⁸
Office – General	P	P	P	P	P	P		P ²⁸
Office – Research and Development	P		P	P	P			P ²⁸
Radio and Television Studios			P	P	P			
Schools, Commercial	P		P	P	P	P		
Schools, Trade			P	P	P			P ²⁸
Travel Agencies	P	P	P	P	P	P		
Public/Quasi-Public Uses								
Churches	P ¹⁰	P ¹⁰	P ¹⁰	P ¹⁰	P	P ¹⁰		
Clubs or Fraternal Societies	P ¹⁰	P ¹⁰	P ¹⁰	P ¹⁰	P ¹⁰	P ¹⁰		
Cultural Institutions	P ¹⁰	P ¹⁰	P ¹⁰		P ¹⁰	P ¹⁰		P ¹⁰
General Park O&M Activities	P	P	P	P	P	P	P	P
Hospitals	P		P	P	P			
Homeless Shelter				P				
Passive Open Space Use	P	P	P	P	P	P	P	P

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Power Transmission and Irrigation Waste way Easements and Utility Uses	P ¹¹	P ¹¹	P ¹¹	P ¹¹	P ¹¹	P ¹¹	P ¹¹	P ¹¹
Public Agency Buildings	P	P	P	P	P	P	P	
Public Agency Facilities	P ¹¹	P ¹¹	P ¹¹	P ¹¹	P ¹¹	P ¹¹	P ¹¹	P ¹¹
Public Campgrounds				S			S	
Public Parks	P	P	P	P	P	P	P	P
Schools	P ¹²	P ¹²	P ¹²	P ¹²	P ¹²	P ¹²		
Schools, Alternative	P ¹³	P ¹³	P ¹³	P ¹³	P ¹³			
Special Events Including Concerts, Tournaments and Competitions, Fairs, Festivals and Similar Public Gatherings	P	P	P	P	P	P	P	P
Trail Head Facilities	P	P	P	P	P	P	P	P
Trails for Equestrian, Pedestrian, or Non-motorized Vehicle Use	P	P	P	P	P	P	P	P
Recreational Uses								
Art Galleries			P	P	P	P	P	P
Arcades		P	P	P	P	P	P	
Boat Mooring Facilities						P	P	
Cinema, Indoor			P	P	P	P	P	
Cinema, Drive-In			P	P				
Commercial Recreation, Indoor		S ⁷	P	P	P	P	P	
Commercial Recreation, Outdoor			P	P		P	P	
House Banked Card Rooms				P ¹⁴	P ¹⁴	P ¹⁴	P ¹⁴	
Recreational Vehicle Campgrounds				S ¹⁵			S ¹⁵	
Recreational Vehicle Parks				S ¹⁶			S ¹⁶	
Stable, Public				S ¹⁷				
Theater		P ⁷	P	P	P	P	P	P
Residential Uses								
Accessory Dwelling Unit		A	A	A	A	A		A
Apartment, Condominium (3 or more units)	P		P ¹⁸		P	P		
Assisted Living Facility	P		P		P ¹⁸	P		
Bed and Breakfast	P	P	P	P	P	P	P	P

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Day Care Center	P ¹⁹	P ¹⁹	P ¹⁹	P ¹⁹	P ¹⁹	P ¹⁹		
Dormitories, Fraternities, and Sororities	P				P	P		
Dwelling, One-Family Attached						P ²⁵		
Dwelling, Two-Family Detached						P		
Dwelling Units for a Resident Watchman or Custodian				A				P ²⁸
Family Day Care Home	P ¹⁹					P ¹⁹		
Houseboats						P	P	
Hotels or Motels	P		P	P	P	P	P	P
Nursing or Rest Home	P		P		P ¹⁸	P		
Recreational Club	A				A	A		
Senior Housing	P				P ¹⁸	P		
Temporary Residence	P ²⁰	P ²⁰	P ²⁰	P ²⁰	P ²⁰	P ²⁰		P
Retail Uses								
Adult Use Establishments				P ²¹				
Apparel and Accessory Stores		P	P	P	P	P		P
Auto Parts Supply Store		P	P	P	P			
Books, Stationery and Art Supply Stores	A	P	P	P	P	P		P
Building, Hardware, Garden Supply Stores		P	P	P	P			
Department Store			P	P	P			
Drug Store/Pharmacy	A	P/S ²²	P	P	P	P		
Electronic Equipment Stores		P	P	P	P	P		
Food Stores		P	P	P	P	P		
Florist		P	P	P	P	P		P
Furniture, Home Furnishings and Appliance Stores		P	P	P	P			
Landscaping Material Sales			A	P				
Lumberyards				P				
Nursery, Plant				P				P
Office Supply Store	A	P	P	P	P	P		
Outdoor Sales				P				
Parking Lot or Structure	P	P	P	P	A	P		P

Land Use	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Pawn Shop				P				
Pet Shop and Pet Supply Stores		P	P	P	P			
Retail Hay, Grain and Feed Stores				P				
Secondhand Store			P	P	P	P		
Specialty Retail Stores		P	P	P	P	P		P
Miscellaneous Uses								
Bus Station				P	P			
Bus Terminal				P	P			
Bus Transfer Station	P		P	P	P		P	
Cemetery	P		P	P				
Community Festivals and Street Fairs	P	P	P	P	P	P	P	P
Convention Center	P		P	P	P	P	P	
Macro-Antennas	P	P	P	P	P	P	P	P
Monopole			S ²³	P/S ²³	S ²³			
On-Site Hazardous Waste Treatment and Storage	A	A	A	A	A	A	A	A
Outdoor Storage		A ²⁴	A ²⁴	P ²⁴				
Storage in an Enclosed Building	A	A	A	A	A	A	A	A ²⁸

1. RMC 23.42.280
2. RMC 23.42.270
3. RMC 23.42.320
4. RMC 23.42.330
5. RMC 23.42.040
6. RMC 23.42.170
7. RMC 23.42.053
8. RMC 23.42.047
9. RMC 23.42.055
10. RMC 23.42.050
11. RMC 23.42.200
12. RMC 23.42.250
13. RMC 23.42.260
14. RMC 23.42.100
15. RMC 23.42.230
16. RMC 23.42.220
17. RMC 23.42.190
18. Use permitted on upper stories of multi-story buildings, if main floor is used for commercial or office uses.
19. RMC 23.42.080
20. RMC 23.42.110
21. RMC 23.42.030

22. Use permitted, requires special use permit with drive-through window.
23. Chapter 23.62 RMC
24. RMC 23.42.180
25. RMC 23.18.025
26. See definition, RMC 23.06.780
27. RMC 23.42.185
28. Activities permitted only when directly related to and/or conducted in support of winery operations.
29. Within the central business district (CBD), existing commercial laundry/dry cleaning uses, established and operating at the time the CBD district was established, are allowed as a permitted use. All use of the land and/or buildings necessary and incidental to that of the commercial laundry/dry cleaning use, and existing at the effective date of the CBD district, may be continued. Commercial laundry/dry cleaning uses not established and operating at the time the CBD district was established are prohibited.
30. RMC 23.42.325

Section 2. Richland Municipal Code Section 23.22.040, entitled Site requirements and development standards for commercial use districts, as first enacted by Ordinance No. 28-05, and last amended by Ordinance No. 32-11, is hereby amended as follows:

23.22.040 Site requirements and development standards for commercial use districts.

In the following chart, development standards are listed on the vertical axis. Zoning districts are listed on the horizontal axis. The number appearing in the box at the intersection of the column and row represents the dimensional standard that applies to that zoning district.

Standard	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Minimum Lot Area	None	None	None	None	None	None	None	None
Maximum Density – Multifamily Dwellings (units/square feet)	1:1,500	N/A	N/A	N/A	None	1:1,500 <u>1:1,000</u>	N/A	N/A
Minimum Lot Width – One-Family Attached Dwellings	N/A	N/A	N/A	N/A	N/A	30 feet	N/A	N/A
Minimum Front Yard Setback ¹⁴	20 feet	45 feet ¹	0 feet ²	0 feet ²	CBD, Parkway, Uptown Districts: 0 feet min. – 20 feet max. ^{3, 11, 13} Medical District: 0 feet min.	Note 4,5	Note 4	20 feet
Minimum Side Yard Setback	0 feet ⁶	0 feet ⁷	None	None	0 feet ^{6,8}	0 feet ^{5,9}	0 feet	0 feet ^{6,8}
Minimum Rear Yard Setback	0 feet ^{6,8}	0 feet ⁷	None	None	0 feet ^{6,8}	0 feet ^{5,8,10}	0 feet	0 feet ^{6,8}

Standard	C-LB	C-1	C-2	C-3	CBD	WF	CR	CW
Maximum Building Height ¹⁴	55 feet	30 feet	80 feet	80 feet	CBD – 110 feet Medical – 140 feet Parkway – 50 feet Uptown – 50 feet	35/55 feet ¹²	35/55 feet ¹²	35 feet
Minimum Dwelling Unit Size (in square feet, excluding porches, decks, balconies and basements)	500 feet	N/A	N/A	N/A	500 feet	500 feet	N/A	N/A

1. Each lot shall have a front yard 45 feet deep or equal to the front yards of existing buildings in the same C-1 district and within the same block.
2. No setback required if street right-of-way is at least 80 feet in width. Otherwise, a minimum setback of 40 feet from street centerline is required.
3. Unless a greater setback is required by Chapter 12.11 RMC, Intersection Sight Distance.
4. Front and Side Street. No building shall be closer than 40 feet to the centerline of a public right-of-way. The setback area shall incorporate pedestrian amenities such as increased sidewalk width, street furniture, landscaped area, public art features, or similar features.
5. In the case of attached one-family dwelling units, setback requirements shall be as established for attached dwelling units in the medium-density residential small lot (R-2S) zoning district. Refer to RMC 23.18.040.
6. In any commercial limited business (C-LB), central business (CBD) or in any commercial winery (CW) zoning district that directly abuts a single-family zoning district, the following buffer, setback and building height regulations shall apply to all structures:
 - a. Within the commercial limited business (C-LB), the central business district (CBD) and the commercial winery (CW) districts, buildings shall maintain at least a 35-foot setback from any property that is zoned for single-family residential use. Single-family residential zones include R-1-12 – single-family residential 12,000, R-1-10 – single-family residential 10,000, R-2 – medium-density residential, R-2S – medium-density residential small lot, or any residential planned unit development that is comprised of single-family detached dwellings.
 - b. Buildings that are within 50 feet of any property that is zoned for single-family residential use in commercial limited business (C-LB) and the commercial winery (CW) districts and buildings that are within 50 feet of any property that is zoned for and currently developed with a single-family residential use in the central business district (CBD) (as defined in footnote (6)(a)) shall not exceed 30 feet in height. Beyond the area 50 feet from any property that is zoned for single-family residential use, building height may be increased at the rate of one foot in building height for each additional one foot of setback from property that is zoned for single-family residential use to the maximum building height allowed in the C-LB, CW and CBD zoning districts, respectively.
 - c. A six-foot-high fence that provides a visual screen shall be constructed adjacent to any property line that adjoins property that is zoned for single-family residential use, or currently zoned for and developed with a single-family residential use in the CBD district. Additionally, a 10-foot landscape strip shall be provided adjacent to the fence. This landscape strip may be used to satisfy the landscaping requirements established for the landscaping of parking facilities as identified in RMC 23.54.140.
 - d. In the C-LB and CW districts, a 20-foot setback shall be provided for any side yard that adjoins a street.
7. Side yard and rear yard setbacks are not required except for lots adjoining a residential development, residential district, or a street. Lots adjoining either a residential development or residential district shall maintain a minimum 15-foot setback. Lots adjoining a street shall maintain a minimum 20-foot setback.

Required side or rear yards shall be landscaped or covered with a hard surface, or a combination of both. No accessory buildings or structures shall be located in such yards unless otherwise permitted by this title.

8. No minimum required, except parking shall be set back a minimum of five feet to accommodate required landscape screening as required under RMC 23.54.140.

9. Side Yard. No minimum, except parking shall be set back a minimum of five feet, and buildings used exclusively for residences shall maintain at least one foot of side yard for each three feet or portion thereof of building height. Side yards adjoining a residential district shall maintain setbacks equivalent to the adjacent residential district.

10. No minimum, except parking shall be set back a minimum of five feet. Rear yards adjoining a residential district shall maintain setbacks equivalent to the adjacent residential district.

11. Commercial developments such as community shopping centers or retail centers over 40,000 square feet in size and typically focused around a major tenant, such as a supermarket grocery, department store or discount store, and supported with smaller “ancillary” retail shops and services located in multiple building configurations, are permitted front and street side maximum setback flexibility for the largest building. Maximum setback standards on any other new buildings may be adjusted by the planning commission as part of the alternative design review as set forth in the performance standards and special requirements of RMC 23.22.020(E)(9).

12. All buildings that are located in both the waterfront (WF) district and that fall within the jurisdictional limits of the Shoreline Management Act shall comply with the height limitations established in the Richland shoreline master program (RMC Title 26). Buildings in the WF district that are not subject to the Richland shoreline master program shall not exceed a height of 35 feet; unless the planning commission authorizes an increase in building height to a maximum height of 55 feet, based upon a review of the structure and a finding that the proposed building is aesthetically pleasing in relation to buildings and other features in the vicinity and that the building is located a sufficient distance from the Columbia River to avoid creating a visual barrier.

13. Physical additions to existing nonconforming structures are not subject to the maximum front yard setback requirements.

14. The medical, uptown and parkway districts of the CBD zoning district are established as shown by Plates 23.22.040(1), (2) and (3).

PLATE NO. 1 - 23.22.040

PLATE 1



CBD - MEDICAL DISTRICT

PLATE NO. 2 - 23.22.040

PLATE 2



CBD - UPTOWN DISTRICT

PLATE NO. 3 - 23.22.040

PLATE 3



CBD - THE PARKWAY DISTRICT

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

Section 4. 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 5. 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 ____ day of _____, 2021.

Ryan Lukson, Mayor

Attest:

Approved as to form:

Jennifer Rogers, City Clerk

Heather Kintzley, City Attorney

Date Published: _____

Exhibit 3



File No. EA2021-110

CITY OF RICHLAND **Determination of Non-Significance**

Description of Proposal: The City of Richland is proposing a text amendment to RMC Chapter 23.22 related to the Waterfront zoning district. The proposed amendment adds public parks as a permitted use and increases the maximum density of multifamily dwellings from 1 unit per 1,500 square feet to 1 unit per 1,000 square feet.

Proponent: City of Richland

Location of Proposal: City-Wide.

Lead Agency: City of Richland

The lead agency for this proposal has determined that it does not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) is not required under RCW 43.21C.030(2)(c). This decision was made after review of a completed environmental checklist and other information on file with the lead agency. This information is available to the public on request.

() There is no comment for the DNS.

(X) This DNS is issued under WAC 197-11-340(2); the lead agency will not act on this proposal for fourteen days from the date of issuance.

() This DNS is issued after using the optional DNS process in WAC 197-11-355. There is no further comment period on the DNS.

Responsible Official: Mike Stevens

Position/Title: Planning Manager

Address: 625 Swift Blvd., MS #35, Richland, WA 99352

Date: April 6, 2021

Signature 

SEPA ENVIRONMENTAL CHECKLIST

Purpose of checklist:

Governmental agencies use this checklist to help determine whether the environmental impacts of your proposal are significant. This information is also helpful to determine if available avoidance, minimization or compensatory mitigation measures will address the probable significant impacts or if an environmental impact statement will be prepared to further analyze the proposal.

Instructions for applicants:

This environmental checklist asks you to describe some basic information about your proposal. Please answer each question accurately and carefully, to the best of your knowledge. You may need to consult with an agency specialist or private consultant for some questions. You may use "not applicable" or "does not apply" only when you can explain why it does not apply and not when the answer is unknown. You may also attach or incorporate by reference additional studies reports. Complete and accurate answers to these questions often avoid delays with the SEPA process as well as later in the decision-making process.

The checklist questions apply to all parts of your proposal, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The agency to which you submit this checklist may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impact.

Instructions for Lead Agencies:

Please adjust the format of this template as needed. Additional information may be necessary to evaluate the existing environment, all interrelated aspects of the proposal and an analysis of adverse impacts. The checklist is considered the first but not necessarily the only source of information needed to make an adequate threshold determination. Once a threshold determination is made, the lead agency is responsible for the completeness and accuracy of the checklist and other supporting documents.

Use of checklist for nonproject proposals:

For nonproject proposals (such as ordinances, regulations, plans and programs), complete the applicable parts of sections A and B plus the [SUPPLEMENTAL SHEET FOR NONPROJECT ACTIONS \(part D\)](#). Please completely answer all questions that apply and note that the words "project," "applicant," and "property or site" should be read as "proposal," "proponent," and "affected geographic area," respectively. The lead agency may exclude (for non-projects) questions in Part B - Environmental Elements –that do not contribute meaningfully to the analysis of the proposal.

A. Background [\[HELP\]](#)

1. Name of proposed project, if applicable:

Code amendment application

2. Name of applicant:

City of Richland

3. Address and phone number of applicant and contact person:

625 Swift Blvd., Richland, WA, 99352

Contact person: Joe Jacobs 509-942-7725

4. Date checklist prepared:

February 11, 2021

5. Agency requesting checklist:

City of Richland

6. Proposed timing or schedule (including phasing, if applicable):

Code amendment process to begin as soon a practical

7. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain.

N/A

8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal.

N/A

9. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain.

N/A

10. List any government approvals or permits that will be needed for your proposal, if known.

None

11. Give brief, complete description of your proposal, including the proposed uses and the size of the project and site. There are several questions later in this checklist that ask you to describe certain aspects of your proposal. You do not need to repeat those answers on this page. (Lead agencies may modify this form to include additional specific information on project description)

Modification to the Richland Municipal Code to allow parks in the waterfront district and increase the multifamily residential density.

12. Location of the proposal. Give sufficient information for a person to understand the precise location of your proposed project, including a street address, if any, and section, township, and range, if known. If a proposal would occur over a range of area, provide the range or boundaries of the site(s). Provide a legal description, site plan, vicinity map, and topographic map, if reasonably available. While you should submit any plans required by the agency, you are not required to duplicate maps or detailed plans submitted with any permit applications related to this checklist.

This code amendment affects all properties zoned Waterfont (WF).

B. Environmental Elements [\[HELP\]](#)

1. Earth [\[help\]](#)

a. General description of the site:

Flat

b. What is the steepest slope on the site (approximate percent slope)?

1%

c. What general types of soils are found on the site (for example, clay, sand, gravel, peat, muck)? If you know the classification of agricultural soils, specify them and note any agricultural land of long-term commercial significance and whether the proposal results in removing any of these soils.

No agricultural significance. 1 to 2 inches of topsoil on top of sandy gravel deposits.

d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.

None

e. Describe the purpose, type, total area, and approximate quantities and total affected area of any filling, excavation, and grading proposed. Indicate source of fill. None

None

f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe.

N/A

g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?

N/A

h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any:

N/A

2. Air [\[help\]](#)

a. What types of emissions to the air would result from the proposal during construction, operation, and maintenance when the project is completed? If any, generally describe and give approximate quantities if known. None

N/A

b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.

N?A

c. Proposed measures to reduce or control emissions or other impacts to air, if any:

N/A

3. Water [\[help\]](#)

a. Surface Water: [\[help\]](#)

1) Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If appropriate, state what stream or river it flows into.

The WF zone is in close proximity to the Columbia River.

2) Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If yes, please describe and attach available plans.

N/A

3) Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material.

N/A

4) Will the proposal require surface water withdrawals or diversions? Give general description, purpose, and approximate quantities if known.

N/A

5) Does the proposal lie within a 100-year floodplain? If so, note location on the site plan.

N/A

6) Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge.

N/A

b. Ground Water: [\[help\]](#)

- 1) Will groundwater be withdrawn from a well for drinking water or other purposes? If so, give a general description of the well, proposed uses and approximate quantities withdrawn from the well. Will water be discharged to groundwater? Give general description, purpose, and approximate quantities if known.

N/A

- 2) Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (for example: Domestic sewage; industrial, containing the following chemicals. . . ; agricultural; etc.). Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.

N/A

c. Water runoff (including stormwater):

- 1) Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe.

N/A

- 2) Could waste materials enter ground or surface waters? If so, generally describe.

N/A

- 3) Does the proposal alter or otherwise affect drainage patterns in the vicinity of the site? If so, describe.

N/A

d. Proposed measures to reduce or control surface, ground, and runoff water, and drainage pattern impacts, if any:

None needed

4. Plants [\[help\]](#)

- a. Check the types of vegetation found on the site:

N/A

- b. What kind and amount of vegetation will be removed or altered?

N/A

- c. List threatened and endangered species known to be on or near the site.

N/A

- d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any:

N/A

- e. List all noxious weeds and invasive species known to be on or near the site.

N/A

5. Animals [\[help\]](#)

- a. List any birds and other animals which have been observed on or near the site or are known to be on or near the site.

Honey Badger Easter Eggs

b. List any threatened and endangered species known to be on or near the site.

N/A

c. Is the site part of a migration route? If so, explain.

N/A

d. Proposed measures to preserve or enhance wildlife, if any:

N/A

e. List any invasive animal species known to be on or near the site.

In N/A

6. Energy and Natural Resources [\[help\]](#)

a. What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy needs? Describe whether it will be used for heating, manufacturing, etc.

N/A

b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.

N/A

c. What kinds of energy conservation features are included in the plans of this proposal? List other proposed measures to reduce or control energy impacts, if any:

N/A

7. Environmental Health [\[help\]](#)

a. Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste, that could occur as a result of this proposal? If so, describe.

None

- 1) Describe any known or possible contamination at the site from present or past uses.
- 2) Describe existing hazardous chemicals/conditions that might affect project development and design. This includes underground hazardous liquid and gas transmission pipelines located within the project area and in the vicinity.
- 3) Describe any toxic or hazardous chemicals that might be stored, used, or produced during the project's development or construction, or at any time during the operating life of the project.
- 4) Describe special emergency services that might be required.
- 5) Proposed measures to reduce or control environmental health hazards, if any:

b. Noise

1) What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)?

N/A

2) What types and levels of noise would be created by or associated with the project on a short-term or a long-term basis (for example: traffic, construction, operation, other)? Indicate what hours noise would come from the site.

N/A

3) Proposed measures to reduce or control noise impacts, if any:

N/A

8. Land and Shoreline Use [\[help\]](#)

- a. What is the current use of the site and adjacent properties? Will the proposal affect current land uses on nearby or adjacent properties? If so, describe.

N/A

- b. Has the project site been used as working farmlands or working forest lands? If so, describe. How much agricultural or forest land of long-term commercial significance will be converted to other uses as a result of the proposal, if any? If resource lands have not been designated, how many acres in farmland or forest land tax status will be converted to nonfarm or nonforest use?

N/A

- 1) Will the proposal affect or be affected by surrounding working farm or forest land normal business operations, such as oversize equipment access, the application of pesticides, tilling, and harvesting? If so, how:

N/A

- c. Describe any structures on the site.

N/A

- d. Will any structures be demolished? If so, what?

N/A

- e. What is the current zoning classification of the site?

N/A

- f. What is the current comprehensive plan designation of the site?

N/A

- g. If applicable, what is the current shoreline master program designation of the site?

N/A

- h. Has any part of the site been classified as a critical area by the city or county? If so, specify.

N/A

- i. Approximately how many people would reside or work in the completed project?

N/A

- j. Approximately how many people would the completed project displace?

N/A

- k. Proposed measures to avoid or reduce displacement impacts, if any:

N/A

- l. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any:

N/A

- m. Proposed measures to reduce or control impacts to agricultural and forest lands of long-term commercial significance, if any:

N/A

9. Housing [\[help\]](#)

- a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.

N/A

- b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.

N/A

c. Proposed measures to reduce or control housing impacts, if any:

N/A

10. Aesthetics [\[help\]](#)

a. What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed?

N/A

b. What views in the immediate vicinity would be altered or obstructed?

N/A

b. Proposed measures to reduce or control aesthetic impacts, if any:

N/A

11. Light and Glare [\[help\]](#)

a. What type of light or glare will the proposal produce? What time of day would it mainly occur?

N/A

b. Could light or glare from the finished project be a safety hazard or interfere with views?

N/A

c. What existing off-site sources of light or glare may affect your proposal?

N/A

d. Proposed measures to reduce or control light and glare impacts, if any:

N/A

12. Recreation [\[help\]](#)

a. What designated and informal recreational opportunities are in the immediate vicinity?

N/A

b. Would the proposed project displace any existing recreational uses? If so, describe.

N/A

c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any:

N/A

13. Historic and cultural preservation [\[help\]](#)

a. Are there any buildings, structures, or sites, located on or near the site that are over 45 years old listed in or eligible for listing in national, state, or local preservation registers? If so, specifically describe.

N/A

b. Are there any landmarks, features, or other evidence of Indian or historic use or occupation? This may include human burials or old cemeteries. Are there any material evidence, artifacts, or areas of cultural importance on or near the site? Please list any professional studies conducted at the site to identify such resources.

N/A

c. Describe the methods used to assess the potential impacts to cultural and historic resources on or near the project site. Examples include consultation with tribes and the department of archeology and historic preservation, archaeological surveys, historic maps, GIS data, etc.

N/A

- d. Proposed measures to avoid, minimize, or compensate for loss, changes to, and disturbance to resources. Please include plans for the above and any permits that may be required.

N/A

14. Transportation [\[help\]](#)

- a. Identify public streets and highways serving the site or affected geographic area and describe proposed access to the existing street system. Show on site plans, if any.

N/A

- b. Is the site or affected geographic area currently served by public transit? If so, generally describe. If not, what is the approximate distance to the nearest transit stop?

N/A

- c. How many additional parking spaces would the completed project or non-project proposal have? How many would the project or proposal eliminate?

N/A

- d. Will the proposal require any new or improvements to existing roads, streets, pedestrian, bicycle or state transportation facilities, not including driveways? If so, generally describe (indicate whether public or private).

N/A

- e. Will the project or proposal use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.

N/A

- f. How many vehicular trips per day would be generated by the completed project or proposal? If known, indicate when peak volumes would occur and what percentage of the volume would be trucks (such as commercial and nonpassenger vehicles). What data or transportation models were used to make these estimates?

N/A

- g. Will the proposal interfere with, affect or be affected by the movement of agricultural and forest products on roads or streets in the area? If so, generally describe.

N/A

- h. Proposed measures to reduce or control transportation impacts, if any:

N/A

15. Public Services [\[help\]](#)

- a. Would the project result in an increased need for public services (for example: fire protection, police protection, public transit, health care, schools, other)? If so, generally describe.

N/A

- b. Proposed measures to reduce or control direct impacts on public services, if any.

N/A

16. Utilities [\[help\]](#)

- a. Circle utilities currently available at the site:

N/A

- b. Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on the site or in the immediate vicinity which might be needed.

N/A

C. Signature [\[HELP\]](#)

The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

Signature: _____



Name of signee: Joe Jacobs

Position and Agency/Organization: Economic Development Manager, City of Richland, WA

Date Submitted: 2/11/2021

D. Supplemental sheet for nonproject actions [\[HELP\]](#)

(IT IS NOT NECESSARY to use this sheet for project actions)

Because these questions are very general, it may be helpful to read them in conjunction with the list of the elements of the environment.

When answering these questions, be aware of the extent the proposal, or the types of activities likely to result from the proposal, would affect the item at a greater intensity or at a faster rate than if the proposal were not implemented. Respond briefly and in general terms.

1. How would the proposal be likely to increase discharge to water; emissions to air; production, storage, or release of toxic or hazardous substances; or production of noise?

N/A

Proposed measures to avoid or reduce such increases are:

N/A

2. How would the proposal be likely to affect plants, animals, fish, or marine life?

N/A

Proposed measures to protect or conserve plants, animals, fish, or marine life are:

N/A

3. How would the proposal be likely to deplete energy or natural resources?

N/A

Proposed measures to protect or conserve energy and natural resources are:

N/A

4. How would the proposal be likely to use or affect environmentally sensitive areas or areas designated (or eligible or under study) for governmental protection; such as parks, wilderness, wild and scenic rivers, threatened or endangered species habitat, historic or cultural sites, wetlands, floodplains, or prime farmlands?

N/A

Proposed measures to protect such resources or to avoid or reduce impacts are:

N/A

5. How would the proposal be likely to affect land and shoreline use, including whether it would allow or encourage land or shoreline uses incompatible with existing plans?

N/A

Proposed measures to avoid or reduce shoreline and land use impacts are:

N/A

6. How would the proposal be likely to increase demands on transportation or public services and utilities?

N/A

Proposed measures to reduce or respond to such demand(s) are:

N/A

7. Identify, if possible, whether the proposal may conflict with local, state, or federal laws or requirements for the protection of the environment.

N/A



Department of Commerce

Notice of Intent to Adopt Amendment / Notice of Adoption Cover Sheet

Pursuant to RCW 36.70A.106, the following jurisdiction provides the following required state agency notice.

1. Jurisdiction Name:	City of Richland – Development Services Dept.
2. Select Submittal Type: Select the Type of Submittal listed. (Select One Only)	☐ 60-Day Notice of Intent to Adopt Amendment. ☒ Request of Expedited Review / Notice of Intent to Adopt Amendment. ☐ Supplemental Submittal for existing Notice of Intent to Adopt Amendment. ☐ Notice of Final Adoption of Amendment.
3. Amendment Type: Select Type of Amendment listed. (Select One Only)	☐ Comprehensive Plan Amendment. ☒ Development Regulation Amendment. ☐ Critical Areas Ordinance Amendment. ☐ Combined Comprehensive and Development Regulation Amendments. ☐ Countywide Planning Policy .
4. Description Enter a brief description of the amendment. Begin your description with “Proposed” or “Adopted”, based on the type of Amendment you are submitting. Examples: <i>“Proposed comprehensive plan amendment for the GMA periodic update.”</i> or <i>“Adopted Ordinance 123, adoption amendment to the sign code.”</i> (Maximum 400 characters).	Proposed amendment to RMC to two sections of Chapter 23.22 related to the Waterfront zoning district. The proposed amendment adds public parks as a permitted use and increases the maximum density of multifamily dwellings, from 1:1,500 units/square feet to 1:1,000 units/square feet (RMC sections 23.22.030 & 23.22.040).



Department of Commerce

5. Is this action part of your 8-year periodic update required under RCW 36.70A.130 of the Growth Management Act (GMA)?	☐ Yes ☒ No
6. Proposed Dates: Enter the anticipated public hearing date(s) for your Planning Commission/Planning Board or for your Council/Commission.	Planning Commission: May 26, 2021 City Council: June 15, 2021 Proposed / Date of Adoption: June / July 2021
7. Contact Information:	
A. Prefix/Salutation: (Examples: "Mr.", "Ms.", or "The Honorable" (elected official))	Mr.
B. Name:	Mike Stevens
C. Title:	Planning Manager
D. Email:	mstevens@ci.richland.wa.us
E. Work Phone:	(509)942-7596
F. Cell/Mobile Phone: (optional)	
Consultant Information:	
G. Is this person a consultant?	☐ Yes
H. Consulting Firm name?	
8. Would you like Commerce to contact you for Technical Assistance regarding this submitted amendment?	☐ Yes

REQUIRED: Attach or include a copy of the proposed amendment text or document(s). We do not accept a website hyperlink requiring us to retrieve external documents. Jurisdictions must submit the actual document(s) to Commerce. If you experience difficulty, please email the reviewteam@commerce.wa.gov

Questions? Call the review team at (509) 725-3066.



STATE OF WASHINGTON
DEPARTMENT OF COMMERCE
1011 Plum Street SE • PO Box 42525 • Olympia, Washington 98504-2525 • (360) 725-4000
www.commerce.wa.gov

05/05/2021

Mr. Mike Stevens
Planning Manager
City of Richland
505 Swift Boulevard
Post Office Box 190
Richland, WA 99352

Sent Via Electronic Mail

Re: City of Richland--2021-S-2636--Request for Expedited Review / Notice of Intent to Adopt Amendment

Dear Mr. Stevens:

Thank you for sending the Washington State Department of Commerce (Commerce) the Request for Expedited Review / Notice of Intent to Adopt Amendment as required under [RCW 36.70A.106](#). We received your submittal with the following description.

Proposed amendment to RMC to two sections of Chapter 23.22 related to the Waterfront zoning district. The proposed amendment adds public parks as a permitted use and increases the maximum density of multifamily dwellings, from 1:1,500 units/square feet to 1:1,000 units/square feet (RMC sections 23.22.030 & 23.22.040).

We received your submittal on 05/05/2021 and processed it with the Submittal ID 2021-S-2636. Please keep this letter as documentation that you have met this procedural requirement. Your 60-day notice period ends on 07/04/2021.

You requested expedited review under [RCW 36.70A.106\(3\)\(b\)](#). We have forwarded a copy of this notice to other state agencies for expedited review and comment. If one or more state agencies indicate that they will be commenting, then Commerce will deny expedited review and the standard 60-day review period (from date received) will apply. Commerce will notify you by e-mail regarding of approval or denial of your expedited review request. If approved for expedited review, then final adoption may occur no earlier than fifteen calendar days after the original date of receipt by Commerce.

If you have any questions, please contact Growth Management Services at reviewteam@commerce.wa.gov, or call William Simpson, (509) 280-3602.

Sincerely,

Stevens, Mike

From: COM GMU Review Team <reviewteam@commerce.wa.gov>
Sent: Wednesday, May 19, 2021 7:20 AM
To: Stevens, Mike
Subject: City of Richland - Expedited Review Request Granted for Submittal ID: 2021-S-2636

Dear Mr. Stevens,

Your request for an Expedited Review has been granted for: Proposed amendment to RMC to two sections of Chapter 23.22 related to the Waterfront zoning district. The proposed amendment adds public parks as a permitted use and increases the maximum density of multifamily dwellings, from 1:1,500 units/square feet to 1:1,000 units/square feet (RMC sections 23.22.030.

As of receipt of this email, you have met the Growth Management notice to state agency requirements in RCW 36.70A.106 for this submittal. Please keep this email as confirmation.

If you have any questions, please contact William Simpson at (509) 280-3602 or by email at william.simpson@commerce.wa.gov.

~~~ ONLINE TRACKING SYSTEM AVAILABLE ~~~~

Log into our new PlanView system at <https://secureaccess.wa.gov/com/planview> where you can keep up with this submittal status, reprint communications and update your contact information.

Don't have a user account? Reply to this email to request one and attach a completed PlanView User Request Form.

Have questions about using PlanView? Use the PlanView User Manual for assistance at <https://www.commerce.wa.gov/serving-communities/growth-management/washington-department-of-commerce-growth-management-submitting-materials/>.

Sincerely,

Review Team  
Growth Management Services

## Exhibit 5



### **CITY OF RICHLAND NOTICE VIRTUAL PUBLIC HEARING (CA2021-102 & EA2021-110)**

Notice is hereby given that pursuant to RMC Section 19.20, the Richland Planning Commission will conduct a virtual public hearing and review of application CA2021-102 at 6:00 p.m., May 26, 2021. All interested parties are invited to attend and present testimony at the virtual public hearing. Those individuals wishing to speak at the public hearing will need to register by 4:00 p.m. on the date of the hearing by visiting the City of Richland's website [www.ci.richland.wa.us](http://www.ci.richland.wa.us).

**Project Description:** The City is proposing a text amendment to Richland Municipal Code (RMC) Chapter 23.22, related to the Waterfront zoning district. The proposed amendment adds public parks as a permitted use and increases the maximum density of multifamily dwellings, from 1 unit per 1,500 square feet to 1 unit per 1,000 square feet.

**Environmental Review:** The proposal is subject to environmental review. The City reviewed the proposed project for probable adverse environmental impacts under the State Environmental Policy Act (SEPA). The City issued a determination of non-significance on April 6, 2021, and the comment period concluded on April 20, 2021. There were no appeals of the SEPA determination. The environmental checklist and related file information are available to the public and can be viewed in the Development Services Division Office or City of Richland website [www.ci.richland.wa.us](http://www.ci.richland.wa.us).

**Public Comments:** Any person desiring to express their views or to be notified of any decisions pertaining to this application should notify Mike Stevens, Planning Manager, 625 Swift Blvd., MS-35, Richland, WA 99352. Comments may also be faxed to (509) 942-7764 or emailed to [mstevens@ci.richland.wa.us](mailto:mstevens@ci.richland.wa.us). Written comments should be received no later than 5:00 p.m. on Wednesday, May 19, 2021 to be incorporated into the staff report. Comments received after that date will be entered into the record at the hearing.

Copies of the staff report and recommendation will be available on the City of Richland website [www.ci.richland.wa.us](http://www.ci.richland.wa.us) beginning Friday, May 21, 2021.



Beaufort Gazette  
Belleville News-Democrat  
Bellingham Herald  
Bradenton Herald  
Centre Daily Times  
Charlotte Observer  
Columbus Ledger-Enquirer  
Fresno Bee

The Herald - Rock Hill  
Herald Sun - Durham  
Idaho Statesman  
Island Packet  
Kansas City Star  
Lexington Herald-Leader  
Merced Sun-Star  
Miami Herald

el Nuevo Herald - Miami  
Modesto Bee  
Raleigh News & Observer  
The Olympian  
Sacramento Bee  
Fort Worth Star-Telegram  
The State - Columbia  
Sun Herald - Biloxi

Sun News - Myrtle Beach  
The News Tribune Tacoma  
The Telegraph - Macon  
San Luis Obispo Tribune  
Tri-City Herald  
Wichita Eagle

## AFFIDAVIT OF PUBLICATION

| Account # | Order Number | Identification              | Order PO | Amount   | Cols | Depth |
|-----------|--------------|-----------------------------|----------|----------|------|-------|
| 36823     | 59849        | Print Legal Ad - IPL0022528 |          | \$158.21 | 2    | 3.21  |

Attention: Jana Duncan

CITY OF RICHLAND/LEGALS

625 SWIFT BLVD. MS-11

RICHLAND, WA 99352

### CITY OF RICHLAND NOTICE OF APPLICATION, VIRTUAL PUBLIC HEARING, AND OPTIONAL DNS

Notice is hereby given that the City of Richland is proposing a text amendment to Richland Municipal Code (RMC) Chapter 23.22, related to the Water-front zoning district. The proposed amendment adds public parks as a permitted use and increases the maximum density of multifamily dwellings from 1 unit per 1,500 square feet to 1 unit per 1,000 square feet. Pursuant to RMC Chapter 19.20, the Richland Planning Commission will conduct a virtual public hearing and review of application CA2021-102 on **Wednesday, May 26, 2021 at 6:00 p.m.** All interested parties are invited to attend and present testimony at the virtual public hearing. Those individuals wishing to speak at the public hearing will need to register by 4:00 p.m. on the date of the hearing by visiting the City of Richland's website at [www.ci.richland.wa.us](http://www.ci.richland.wa.us). **Environmental Review:** The proposal is subject to environmental review. The City reviewed the proposed project (EA2021-110) for probable adverse environmental impacts under the State Environmental Policy Act (SEPA). The City issued a determination of non-significance on April 6, 2021, and the comment period concluded on April 20, 2021. There were no appeals of the SEPA determination. The environmental checklist and related file information are available to the public and can be viewed on the City's website at [www.ci.richland.wa.us](http://www.ci.richland.wa.us). Any person desiring to express their views or to be notified of any decisions pertaining to this application should notify Mike Stevens, Planning Manager, 625 Swift Blvd., MS-35, Richland, WA 99352. Comments may also be faxed to (509) 942-7764 or emailed to [mstevens@ci.richland.wa.us](mailto:mstevens@ci.richland.wa.us). Written comments should be received no later than 5:00 p.m. on Wednesday, May 19, 2021 to be incorporated into the staff report. Comments received after that date will be entered into the record at the hearing. Copies of the staff report and recommendation will be available on the City of Richland's website at [www.ci.richland.wa.us](http://www.ci.richland.wa.us) beginning Friday, May 21, 2021. IPL0022528  
May 9 2021

COUNTY OF BENTON)

SS

STATE OF WASHINGTON)

Islamae Brown, being duly sworn, deposes and says, I am the Legals Clerk of The Tri-City Herald, a daily newspaper. That said newspaper is a local newspaper and has been approved as a legal newspaper by order of the superior court in the county in which it is published and it is now and has been for more than six months prior to the date of the publications hereinafter referred to, published continually as a daily newspaper in Benton County, Washington. That the attached is a true copy as it was printed in the regular and entire issue of the Tri-City Herald and not in a supplement thereof, ran 1 time(s) commencing on 05/09/2021, and ending on 05/09/2021 and that said newspaper was regularly distributed to its subscribers during all of this period.

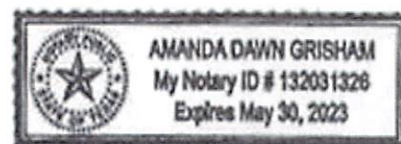
*Islamae Brown*

(Signature of Legals Clerk)

Sworn to and subscribed before me this 10th day of May in the year of 2021

*Amanda Grisham*

Notary Public in and for the state of Texas, residing in Dallas County



Extra charge for lost or duplicate affidavits.  
Legal document please do not destroy!



## COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Ordinances - First Reading

Core Focus Area I - Promote Financial Stability & Operational Effectiveness

**Subject:**

Ordinance No. 18-21, Amending the 2021 Budget to Include the 2020 Budget Carryovers

Department:  
Administrative Services

Ordinance/Resolution Number:  
18-21

Document Type:  
Ordinance

**Recommended Motion:**

Give first reading, by title only, to Ordinance No. 18-21, approving the identified carryovers and new revenues, and authorizing staff to make the necessary budget adjustments to appropriate \$69,993,081 into the 2021 Budget as provided therein.

**Summary:**

All appropriations in any current operating fund lapse at the end of each fiscal year. At this time, it is necessary to carry over unexpended appropriations from the prior fiscal year to the current fiscal year for the following: 1) goods and services which had not yet been received by the end of 2020, but were encumbered and committed during that year; 2) uncompleted improvements in progress, including capital improvement and business license reserve projects; and 3) grant-related expenditures at the end of the year. RCW 35.33.151 expressly allows for this action.

Ordinance No. 18-21 amends the 2021 Budget to increase appropriations in the funds listed in the ordinance for the proposed carryovers. The proposed 2020 Budget carryover total of \$69,993,081 includes previously approved capital improvement projects (CIP), grant-funded programs, and encumbered goods and services not yet received at year end. The carryover ordinance also authorizes the appropriation of certain earned revenues not previously budgeted.

The sources of funds for the 2020 carryovers include unrealized grants, loans, and contributions of \$19,263,730 and fund balance of \$50,729,351.

A public hearing has been held in compliance with state law.

Staff recommends approval of Ordinance No. 18-21 for first reading, by title only.

**Fiscal Impact:** The total increase in appropriations to the 2021 Budget is \$69,993,081. This includes carryover of \$57,788,135 in approved CIP projects, \$3,193,224 in other grant-funded programs, and \$9,011,722 in encumbered goods and services.

**Attachments:**

1. Ordinance No. 18-21
2. 2020 Appropriation Carryovers



## ORDINANCE NO. 18-21

AN ORDINANCE of the City of Richland amending the 2021 Budget to provide for additional appropriations from the carryover of prior year budget to complete certain uncompleted capital projects and encumbered purchases of goods and services and certain revenues not previously appropriated, and declaring that a public emergency exists in various City Funds.

WHEREAS, on November 17, 2020, the Richland City Council passed Ordinance No. 46-20 approving the 2021 Budget, including the 2021-2026 Capital Improvement Plan (CIP); and

WHEREAS, it is necessary to carry over unexpended appropriations from the prior fiscal year to the current fiscal year for goods and services which had not yet been received by the end of the year, but were encumbered and committed in the prior year; and for uncompleted improvements in progress, including capital improvement and business license reserve projects, and grant-related expenditures at the end of the year; and

WHEREAS, RCW 35.33.151 provides for carryover of appropriations to the following year for payment of uncompleted programs and improvements in progress or on orders subsequently filled or claims subsequently billed for goods or services not completed by the end of the fiscal year; and

WHEREAS, this funding appropriation enables completion of unfinished capital improvement projects and payment of encumbered goods and services not received by year end; and

WHEREAS, pursuant to RCW 35.33.091, a duly noticed public hearing was held on July 20, 2021 regarding the increase in appropriations from beginning fund balance and new revenue as listed in Section 3 of this Ordinance.

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

Section 1. Facts Constituting Emergency. The expenses contained within this Ordinance were not anticipated when the 2021 Budget was approved. The increased appropriations contained within this Ordinance total \$69,993,081 of which \$69,993,081 was previously appropriated in the prior fiscal year's final budget. These appropriations are necessary for completion of approved projects and purchases, and are identified by fund in Section 3 of this ordinance.

Section 2. Declaration of Public Emergency. Due to circumstances described above, Richland City Council declares that a public emergency exists in the City's Funds described in Section 3 of this Ordinance.

Section 3. Amendment of the 2021 Budget. The 2021 Budget is hereby amended to provide for additional appropriations. The sources of funds contained in this Ordinance included unrealized grants, loans and contributions in the amount of \$19,263,730, and fund balance in the amount of \$50,729,351. These balances are identified for each fund in the following table:

| CHANGES IN APPROPRIATION FROM 2020 CARRYOVERS |                              |                      |                                     |                                    |                                 |                          |                              |
|-----------------------------------------------|------------------------------|----------------------|-------------------------------------|------------------------------------|---------------------------------|--------------------------|------------------------------|
| FUND #                                        | FUND NAME                    | SOURCES OF FUNDS     |                                     |                                    | USES OF FUNDS                   |                          |                              |
|                                               |                              | CARRYOVER REVENUE    | CARRYOVER APPROPRIATED FUND BALANCE | TOTAL INCREASE IN SOURCES OF FUNDS | CURRENT APPROVED APPROPRIATIONS | CHANGE IN APPROPRIATIONS | TOTAL AMENDED APPROPRIATIONS |
| 001                                           | General                      | \$ -                 | \$ 4,502,146                        | \$ 4,502,146                       | \$ 64,908,825                   | \$ 4,502,146             | \$ 69,410,971                |
| 101                                           | Streets                      | -                    | 72,995                              | 72,995                             | 3,543,501                       | 72,995                   | 3,616,496                    |
| 112                                           | Industrial Development       | -                    | 2,483,082                           | 2,483,082                          | 6,856,020                       | 2,483,082                | 9,339,102                    |
| 117                                           | Public Safety Sales Tax      | 284,553              | 4,850                               | 289,403                            | 2,478,360                       | 289,403                  | 2,767,763                    |
| 153                                           | Community Dev. Block Grant   | 204,932              | 110,355                             | 315,287                            | 470,207                         | 315,287                  | 785,494                      |
| 154                                           | HOME                         | 1,337,713            | 1,204,335                           | 2,542,048                          | 895,349                         | 2,542,048                | 3,437,397                    |
| 301                                           | Streets Capital Construction | 13,298,533           | 600,000                             | 13,898,533                         | 14,650,817                      | 13,898,533               | 28,549,350                   |
| 315                                           | Capital Improvements         | -                    | 54,259                              | 54,259                             | 5,255,337                       | 54,259                   | 5,309,596                    |
| 317                                           | Fire Station 75 Construction | -                    | 3,565,364                           | 3,565,364                          | 231,399                         | 3,565,364                | 3,796,763                    |
| 318                                           | Fire Station 73 Construction | -                    | 3,966,278                           | 3,966,278                          | 8,601                           | 3,966,278                | 3,974,879                    |
| 380                                           | Park Project Construction    | -                    | 6,670,240                           | 6,670,240                          | 3,775,000                       | 6,670,240                | 10,445,240                   |
| 385                                           | General Government Const.    | -                    | 224,649                             | 224,649                            | 642,500                         | 224,649                  | 867,149                      |
| 401                                           | Electric Utility             | -                    | 4,335,152                           | 4,335,152                          | 85,480,660                      | 4,335,152                | 89,815,812                   |
| 402                                           | Water Utility                | 402,177              | 11,962,807                          | 12,364,984                         | 16,772,595                      | 12,364,984               | 29,137,579                   |
| 403                                           | Wastewater Utility           | 750,000              | 4,639,755                           | 5,389,755                          | 16,791,546                      | 5,389,755                | 22,181,301                   |
| 404                                           | Solid Waste Utility          | -                    | 3,961,889                           | 3,961,889                          | 13,335,067                      | 3,961,889                | 17,296,956                   |
| 405                                           | Storm Water Utility          | 2,985,822            | 360,433                             | 3,346,255                          | 2,604,669                       | 3,346,255                | 5,950,924                    |
| 408                                           | Broadband Utility            | -                    | 341,213                             | 341,213                            | 471,598                         | 341,213                  | 812,811                      |
| 502                                           | Equipment Maintenance        | -                    | 3,113                               | 3,113                              | 4,414,592                       | 3,113                    | 4,417,705                    |
| 503                                           | Equipment Replacement        | -                    | 1,666,436                           | 1,666,436                          | 4,765,163                       | 1,666,436                | 6,431,599                    |
|                                               | <b>Total</b>                 | <b>\$ 19,263,730</b> | <b>\$ 50,729,351</b>                | <b>\$ 69,993,081</b>               | <b>\$ 248,351,806</b>           | <b>\$ 69,993,081</b>     | <b>\$ 318,344,887</b>        |

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

PASSED by the City Council of the City of Richland, Washington, at a regular meeting on the \_\_\_\_ day of \_\_\_\_\_, 2021.

\_\_\_\_\_  
Ryan Lukson, Mayor

Attest:

Approved as to form:

\_\_\_\_\_  
Jennifer Rogers, City Clerk

\_\_\_\_\_  
Heather Kintzley, City Attorney

Date Published: \_\_\_\_\_



**2020 Carryovers - Encumbered, Expanded and Special Programs**

| Expenditure<br>Org | Object | Vendor                                    | Description                                               | PO #     | Amount           |
|--------------------|--------|-------------------------------------------|-----------------------------------------------------------|----------|------------------|
| F1222000           | 2201   | SEA WESTERN INC                           | UNIFORM/CLOTHING ALLOWANCE                                | 22000894 | 26,499           |
| F1222000           | 2201   | SEA WESTERN INC                           | UNIFORM/CLOTHING ALLOWANCE                                | 22000959 | 3,910            |
| F1222000           | 2201   | SEA WESTERN INC                           | UNIFORM/CLOTHING ALLOWANCE                                | 22001105 | 16,197           |
| F1222000           | 2201   | SEA WESTERN INC                           | UNIFORM/CLOTHING ALLOWANCE                                | 22001120 | 2,700            |
| F1222000           | 2201   | 911 Supply LLC                            | UNIFORM/CLOTHING ALLOWANCE                                | 22001130 | 1,619            |
| F1222000           | 3515   | COMMUNICATIONS INTERNATIONAL INC.         | COMMUNICATION EQUIPMENT                                   | 22001016 | 174,856          |
| F1222000           | 3515   | Communications International              | COMMUNICATION EQUIPMENT                                   | 22001035 | 782              |
| F1224500           | 4117   | International Public Safety               | EXPERT SERVICES                                           | 22000738 | 5,433            |
| IT188400           | 3583   |                                           | SOFTWARE-LICENSING & UPGRADES - Microsoft Office 365      |          | 210,000          |
| IT188500           | 4117   |                                           | OTHER PROFESSIONAL SERVICES - Cybersecurity Analysis Plan |          | 120,000          |
| IT188900           | 4117   | Tyler Technologies                        | EXPERT SERVICES                                           |          | 1,850,268        |
| K1710100           | 3102   | INTERWEST TECHNOLOGY SYSTEMS INC          | OPERATING SUPPLIES & MATERIALS                            | 22000899 | 270              |
| K1710100           | 3102   | ENVISIONWARE INC                          | OPERATING SUPPLIES & MATERIALS                            | 22001010 | 5,678            |
| K1710100           | 4117   | AHBL                                      | EXPERT SERVICES                                           | 25040    | 25,250           |
| K1710100           | 4117   | INTERWEST TECHNOLOGY SYSTEMS INC          | EXPERT SERVICES                                           | 22001165 | 2,309            |
| K2710200           | 3501   | Lifetime Products                         | SMALL TOOLS AND EQUIPMENT                                 | 22001151 | 7,761            |
| K3188700           | 3582   | INTERWEST TECHNOLOGY SYSTEMS INC          | DATA PROCESSING HARDWARE                                  | 22000899 | 8,323            |
| K3768010           | 4814   | Premier Landscaping                       | REPAIR & MAINT PKS FACILITIES                             | 22000808 | 2,090            |
| K3768010           | 4814   | PLAYCORE WISCONSIN INC                    | REPAIR & MAINT PKS FACILITIES                             | 22000995 | 47,642           |
| K8722100           | 4117   |                                           | EXPERT SERVICES - Library Strategic Plan                  |          | 40,000           |
| L1188700           | 3583   | Lexipol LLC                               | SOFTWARE-LICENSING & UPGRADES                             | 22001126 | 43,847           |
| L1211000           | 4117   | CI Technologies                           | EXPERT SERVICES                                           | 22001117 | 12,310           |
| L1214000           | 3118   | San Diego Police Equip                    | AMMUNITION                                                | 22000626 | 9,207            |
|                    |        | <b>Total General Fund</b>                 |                                                           |          | <b>2,616,949</b> |
| T1429000           | 4117   | Souheil                                   | EXPERT SERVICES                                           | 22000307 | 20,640           |
| T1429000           | 4117   | WILDLANDS INC                             | EXPERT SERVICES                                           | 22000398 | 6,362            |
| T1429000           | 4117   | Dowl                                      | EXPERT SERVICES                                           | 22000426 | 44,103           |
| T1429000           | 4117   | Koman Holding                             | EXPERT SERVICES                                           | 22000547 | 1,890            |
|                    |        | <b>Total Streets Fund</b>                 |                                                           |          | <b>72,995</b>    |
| D5593000           | 4117   | KOSMONT & ASSOCIATES, INC                 | EXPERT SERVICES                                           | 22000389 | 40,000           |
| D5593000           | 4117   | WILDLANDS INC                             | EXPERT SERVICES                                           | 22000395 | 26,663           |
|                    |        | <b>Total Development Services Fund</b>    |                                                           |          | <b>66,663</b>    |
| L2188700           | 3583   | CI Technologies                           | SOFTWARE-LICENSING & UPGRADES                             | 22001117 | 4,850            |
|                    |        | <b>Total Public Safety Sales Tax Fund</b> |                                                           |          | <b>4,850</b>     |
| E0458800           | 4117   | Magnum Power                              | EXPERT SERVICES                                           | 21900096 | 6,554            |
| E0258000           | 4117   | Futura Systems Inc                        | EXPERT SERVICES                                           | 22000105 | 1,200            |
| E0592300           | 4117   | Financial Consulting Solutions            | EXPERT SERVICES                                           | 22000108 | 32,697           |
| E0590840           | 4117   | Efficiency Solutions LLC                  | EXPERT SERVICES                                           | 22000184 | 15,040           |
| E0592300           | 4117   | Efficiency Solutions LLC                  | EXPERT SERVICES                                           | 22000192 | 1,376            |
| E0490200           | 4117   | E Source Companies                        | EXPERT SERVICES                                           | 22000199 | 725,943          |
| E0593000           | 4117   | GDS Associates                            | EXPERT SERVICES                                           | 22000219 | 20,049           |
| E0236290           | 4117   | Electric Power Systems                    | EXPERT SERVICES                                           | 22000308 | 183,668          |
| E0436200           | 4117   | 3AC Engineering PC                        | EXPERT SERVICES                                           | 22000768 | 34,000           |
| E0436290           | 6214   | Virginia Transformer Corp                 | NON STOCK PURCHASES                                       | 22000910 | 710,046          |
| E0439700           | 6214   | ITRON Inc                                 | NON STOCK PURCHASES                                       | 22000943 | 793,094          |
| E0439800           | 4117   | ITRON Inc                                 | EXPERT SERVICES                                           | 22000943 | 546,706          |
| 40100              | 141100 | General Pacific Inc                       | Inventory Merchandise                                     | 22000994 | 562,798          |
| E0436290           | 6214   | Myers Power Products Inc                  | NON STOCK PURCHASES                                       | 22001039 | 664,173          |
| E0258000           | 3583   | Imperious Technology Inc                  | SOFTWARE-LICENSING & UPGRADES                             | 22001055 | 6,299            |
| E0439700           | 6214   | Cerium Networks Inc                       | NON STOCK PURCHASES                                       | 22001107 | 31,509           |
|                    |        | <b>Total Electric Fund</b>                |                                                           |          | <b>4,335,152</b> |
| W3348000           | 4117   | RH2 Engineering                           | EXPERT SERVICES                                           | 22000787 | 23,187           |
| W3188700           | 3583   | Allmax Software                           | SOFTWARE-LICENSING & UPGRADES                             | 22001020 | 11,403           |
|                    |        | <b>Total Water Fund</b>                   |                                                           |          | <b>34,590</b>    |
| S2013500           | 4117   | MURRAYSMITH, INC                          | EXPERT SERVICES                                           | 22000538 | 9,446            |
| S3188700           | 3583   | Allmax Software                           | SOFTWARE-LICENSING & UPGRADES                             | 22001020 | 19,005           |
|                    |        | <b>Total Wastewater Fund</b>              |                                                           |          | <b>28,451</b>    |
| G4378200           | 4117   | Parametrix Inc                            | EXPERT SERVICES                                           | 22000264 | 19,670           |
| G4378200           | 4117   | Test America                              | EXPERT SERVICES                                           | 22000265 | 16,847           |
| G4378200           | 4117   | Parametrix Inc                            | EXPERT SERVICES                                           | 22000741 | 132,398          |

| Expenditure Org | Object | Vendor                        | Description                                     | PO #     | Amount              |
|-----------------|--------|-------------------------------|-------------------------------------------------|----------|---------------------|
|                 |        |                               | <b>Total Solid Waste Fund</b>                   |          | <b>168,915</b>      |
| R2013100        | 4911   | Boyd's Tree                   | OUTSIDE SERVICES PROVIDED                       | 22001068 | 4,767               |
| R2013100        | 4911   | Frontier Fence                | OUTSIDE SERVICES PROVIDED                       | 22001134 | 8,840               |
|                 |        |                               | <b>Total Stormwater Fund</b>                    |          | <b>13,607</b>       |
| A4486800        | 3411   | Solid Waste Systems           | OTHER SUP & MATERIAL-RESALE                     | 22001008 | 3,113               |
|                 |        |                               | <b>Total Equip Maintenance Fund</b>             |          | <b>3,113</b>        |
| A5941810        | 6405   | Atlantic Machinery            | VEHICLES/VEH                                    | 21186    | 1,301               |
| A5941810        | 6405   | Corwin of Pasco               | VEHICLES/VEH                                    | 22000057 | 63,012              |
| A5941810        | 6405   | Hughes Fire Equipment         | VEHICLES/VEH                                    | 22000145 | 661,861             |
| A5941810        | 6405   | Dobbs Heavy Duty Holdings LLC | VEHICLES/VEH                                    | 22000245 | 310,462             |
| A5941810        | 6405   | Dobbs Heavy Duty Holdings LLC | VEHICLES/VEH                                    | 22000246 | 310,462             |
| A5941810        | 6405   | Municipal Emergency Services  | VEHICLES/VEH                                    | 22000858 | 7,790               |
| A5941810        | 6405   | Corwin of Pasco               | VEHICLES/VEH                                    | 22000946 | 35,194              |
| A5941810        | 6405   | LN Curtis                     | VEHICLES/VEH                                    | 22001002 | 27,438              |
| A5941810        | 6405   | LN Curtis                     | VEHICLES/VEH                                    | 22001065 | 8,615               |
| A5941810        | 6405   | Titam Truck                   | VEHICLES/VEH                                    | 22001103 | 232,275             |
| A5941810        | 6405   | Zoll Medical                  | VEHICLES/VEH                                    | 22001139 | 8,028               |
|                 |        |                               | <b>Total Equip Replacement Fund</b>             |          | <b>1,666,436</b>    |
|                 |        |                               | <b>Total Encumbered/Miscellaneous Carryover</b> |          | <b>\$ 9,011,722</b> |

### 2020 Carryovers - CIP Capital Projects

| Expenditure Org | Object | Vendor | Description                                              | PO # | Amount            |
|-----------------|--------|--------|----------------------------------------------------------|------|-------------------|
| M1189000        | 6103   |        | CIP - PR190005 - GSA PARKING ACQUISITION & IMPROVE       |      | 400,000           |
| M1189000        | 6209   |        | CIP - MN130001 - ANIMAL CONTROL SHELTER                  |      | 1,433,860         |
|                 |        |        | <b>Total General Fund</b>                                |      | <b>1,833,860</b>  |
| T2953010        | 6311   |        | CIP - MN170004 - ECON DEV ROAD PROJECTS - HENDERSON LOOP |      | 1,324,154         |
| T2953010        | 6368   |        | CIP - MN170004 - ECON DEV ROAD PROJECTS - CLUBHOUSE LANE |      | (178,952)         |
| T2955010        | 6408   |        | CIP - MN190002 - ECON DEV ROAD PROJECTS - FIRST STREET   |      | 521,217           |
| S1943510        | 6403   |        | CIP - WW190001 - DOE LAND XFER SEWER EXTENSION           |      | 750,000           |
|                 |        |        | <b>Total Industrial Development Fund</b>                 |      | <b>2,416,419</b>  |
| T2953010        | 6311   |        | CIP - MN170004 - ECON DEV ROAD PROJECTS - HENDERSON LOOP |      | 1,324,154         |
| T2953010        | 6368   |        | CIP - MN170004 - ECON DEV ROAD PROJECTS - CLUBHOUSE LANE |      | (178,952)         |
| T2955010        | 6408   |        | CIP - MN190002 - ECON DEV ROAD PROJECTS - FIRST STREET   |      | 521,217           |
| T2955010        | 6302   |        | CIP - TR130001 - DUPORTAIL BRIDGE                        |      | 4,431,634         |
| T2955010        | 6413   |        | CIP - TR180008 - SR240 FLYOVER AT AARON DRIVE            |      | 798,259           |
| T2953010        | 6369   |        | CIP - TR130002 - CENTER PARKWAY - NORTH-GAGE TO TAPT     |      | 328,676           |
| T2953010        | 6331   |        | CIP - TR140016 - COL PARK TRAIL IMPROVE EAST             |      | 3,468,869         |
| T2953010        | 6388   |        | CIP - TR130011 - SOUTH GWW INTERSECTION IMPROVEMENTS     |      | 298,837           |
| T2953010        | 6395   |        | CIP - TR140017 - STEPTOE/TAPTEAL IMPROVEMENTS            |      | 20,933            |
| T2953010        | 6322   |        | CIP - CENTER PKY WEST LESLIE TO CLEARWATE                |      | 112,441           |
| T2956200        | 6403   |        | CIP - TR140020 - VANTAGE HIGHWAY PATHWAY PHASE 2         |      | 199,500           |
| T2953010        | 6403   |        | CIP - TR190004 DUPORTAIL CORRIDOR INTERSECTION IMP       |      | 116,724           |
| T2953010        | 6326   |        | CIP - TR160002 - SWIFT BLVD IMPROVEMENTS                 |      | 495,437           |
| T2953010        | 6318   |        | CIP - TR160005 - SOUTH RICHLAND COLLECTOR STREETS        |      | 63,672            |
| T2953010        | 6394   |        | CIP - TR170002 - PAVEMENT PRES GWW RESURFACE             |      | 464,120           |
| T2953010        | 6367   |        | CIP - TR180001 - VAN GIESEN/THAYER IMPROVEMENTS          |      | 26,028            |
| T2953010        | 6367   |        | CIP - TR190007 - VAN GIESEN/SR240 INTERSECT IMPROVE      |      | 75,000            |
| T2956400        | 6310   |        | CIP - TR180002 - MCMURRAY RAPID FLASH BEACONS            |      | 40,450            |
| T2956400        | 6310   |        | CIP - TR130004 - CDBG FUNDED RAPID FLASH BEACONS         |      | 82,748            |
| T2956100        | 6391   |        | CIP - TR130004 - CDBG FUNDED CURBS AND WHEELCHAIR RAMPS  |      | 17,515            |
| T2956400        | 6319   |        | CIP - TR190001 - TRAFFIC SIGNAL SYSTEM SAFETY UPGRADES   |      | 569,895           |
| T2956400        | 6319   |        | CIP - TR190006 - TRAFFIC SIGNAL SYSTEM SAFETY UPGRADES   |      | 522,500           |
| T2956400        | 6409   |        | CIP - TR180006 - ISLAND VIEW TO VISTA FIELD TRAIL        |      | 98,876            |
|                 |        |        | <b>Total Streets Capital Construction Fund</b>           |      | <b>13,898,533</b> |
| T2955010        | 6413   |        | CIP - TR180008 - SR240 FLYOVER AT AARON DRIVE            |      | 54,259            |
|                 |        |        | <b>Total Capial Improvements Fund</b>                    |      | <b>54,259</b>     |
| MG942210        | 6403   |        | CIP - MN170003 - PUBLIC SAFETY FACILITY-FIRE STN 75      |      | 3,565,364         |
|                 |        |        | <b>Total Fire Station 75 Construction Fund</b>           |      | <b>3,565,364</b>  |

| Expenditure<br>Org | Object | Vendor | Description                                           | PO # | Amount               |
|--------------------|--------|--------|-------------------------------------------------------|------|----------------------|
| ML942210           | 6403   |        | CIP - MN130005 - PUBLIC SAFETY FACILITY-FS 73 REPLACE |      | 3,966,278            |
|                    |        |        | <b>Total Fire Station 73 Construction Fund</b>        |      | <b>3,966,278</b>     |
| K5947610           | 6209   |        | CIP - WF140011 - HOWARD AMON PARK IMPROVEMENTS        |      | 929,881              |
| K5947610           | 6312   |        | CIP - PR170004 - RIVERS TO RIDGES TRAIL BADGER MT     |      | 2,000,445            |
| K5947610           | 6335   |        | CIP - PARKS & NEIGHBORHOOD SAFETY PROGRAM             |      | 101,239              |
| K5947610           | 6403   |        | CIP - HOWARD AMON PARK                                |      | 14,871               |
| K5947610           | 6403   |        | CIP - PR130001 - BADGER MOUNTAIN PARK IMPROVEMENTS    |      | 489,887              |
| K5947610           | 6403   |        | CIP - PR130005 - WEST VILLAGE PARK @ BADGER MTN SOUTH |      | 550,000              |
| K5947610           | 6403   |        | CIP - PR130007 - DROLLINGER PARK AMENITIES            |      | 2,689                |
| K5947610           | 6403   |        | CIP - PR160003 - HORN RAPIDS INFIELD & FENCE RENEWAL  |      | 42,067               |
| K5947610           | 6403   |        | CIP - PR170001 - TRAILHEAD PARK REPLACEMENT STEPS BY  |      | 10,994               |
| K5947610           | 6403   |        | CIP - PR190001 - HANFORD LEGACY PARK                  |      | 100,000              |
| K5947610           | 6403   |        | CIP - PR190003 - CITY VIEW PARK LAND ACQUISITION      |      | 50,000               |
| K5947610           | 6403   |        | CIP - WF140007 - COLUMBIA PLAYFIELD IMPROVEMENTS      |      | 114,329              |
| K5947610           | 6403   |        | CIP - WF140008 - JOHN DAM PLAZA                       |      | 245,269              |
| K5947610           | 6403   |        | CIP - WF140010 - SHORELINE DEFERRED MAINTENANCE       |      | 310,279              |
| K5947610           | 6403   |        | CIP - WF140012 - WAYFINDING SIGNAGE & GATEWAY ENTRAN  |      | 601,254              |
| K5947610           | 6403   |        | CIP - WF150015 - COL PT MARINA PARK ENHANCEMENTS      |      | 856,079              |
| K5947610           | 6403   |        | CIP - WF170001 - GEORGE PROUT POOL RENEWAL            |      | 80,957               |
| K5947610           | 6403   |        | CIP - CITY READER BOARD                               |      | 170,000              |
|                    |        |        | <b>Total Park Project Construction Fund</b>           |      | <b>6,670,240</b>     |
| MH941810           | 6335   |        | CIP - MN170005 - ACCESS CONTROL & SECURITY CAMERA RP  |      | 63,161               |
| MH941820           | 6403   |        | CIP - WF140003 - SWIFT CORRIDOR: CITY HALL REPLACEMT  |      | 161,488              |
|                    |        |        | <b>Total General Govt Construction Fund</b>           |      | <b>224,649</b>       |
| W1943410           | 6403   |        | CIP - LORAYNE J WATER IMPROVEMENTS                    |      | 402,177              |
| W1943410           | 6403   |        | CIP - WA130002 - DISTRIBUTION R&R                     |      | 1,631,294            |
| W1943410           | 6403   |        | CIP - WA130003 - IRRIGATION CAP IMPROVEMENT           |      | 315,932              |
| W1943410           | 6403   |        | CIP - WA130007 - WATER TREATMENT EQUIPMENT UPGRADES   |      | 569,126              |
| W1943410           | 6403   |        | CIP - WA130008 - YAKIMA RIVER CROSSING PIPELINE REPL  |      | 315,440              |
| W1943410           | 6403   |        | CIP - WA150010 - CHIEF JOSEPH MIDDLE SCHOOL IRRIG     |      | 149,563              |
| W1943410           | 6403   |        | CIP - WA160001 - AUTOMATIC METER READING SYSTEM       |      | 5,429,003            |
| W1943410           | 6403   |        | CIP - WA160002 - COLUMBIA RIVER INTAKE SCREEN UPGRAD  |      | 3,107,859            |
| W1943410           | 6403   |        | CIP - WA160006 - ISLAND VIEW SUPPLY REDUNDANCY PROJE  |      | 410,000              |
|                    |        |        | <b>Total Water Fund</b>                               |      | <b>12,330,394</b>    |
| S1943510           | 6403   |        | CIP - WW130001 - COLLECTION SYSTEM RENEW & REPLACEME  |      | 849,352              |
| S1943510           | 6403   |        | CIP - WW130003 - INFLUENT UPGRADES                    |      | 522,753              |
| S1943510           | 6403   |        | CIP - WW130006 - WASTEWATER TREATMENT FAC R&R         |      | 3,239,199            |
| S1943510           | 6403   |        | CIP - WW190001 - DOE LAND XFER SEWER EXTENSION        |      | 750,000              |
|                    |        |        | <b>Total Wastewater Fund</b>                          |      | <b>5,361,304</b>     |
| G1943710           | 6403   |        | CIP - SW130002 - DISPOSAL CAPACITY IMPROVEMENTS       |      | 3,439,738            |
| G1943710           | 6403   |        | CIP - SW130003 - LANDFILL CLOSURE PHASE 2             |      | 225,000              |
| G1943710           | 6403   |        | CIP - SW160001 - SOLID WASTE FACILITY IMPROVEMENTS    |      | 21,709               |
| G1943710           | 6403   |        | CIP - SW180001 - COMPOST PROCESSING IMPROVEMENTS      |      | (18,473)             |
| G1943710           | 6403   |        | CIP - SW190001 - COMPRESSED NAT GAS FUEL CONVERSIONS  |      | 125,000              |
|                    |        |        | <b>Total Solid Waste Fund</b>                         |      | <b>3,792,974</b>     |
| R1943110           | 6403   |        | CIP - ST130001 - STORMWATER REHABILITATION & REPLACE  |      | 139,064              |
| R1943110           | 6403   |        | CIP - ST130006 - WATER QUALITY RETROFIT PROGRAM       |      | 207,762              |
| R1943110           | 6403   |        | CIP - TR140016 - COL PARK TRAIL IMPROVE EAST          |      | 600,826              |
| R1943110           | 6403   |        | CIP - ST170001 - COL PARK TRAIL EAST STORM            |      | 2,384,996            |
|                    |        |        | <b>Total Stormwater Fund</b>                          |      | <b>3,332,648</b>     |
| N1013200           | 6421   |        | CIP - MN160001 - FIBER OPTIC INFRASTRUCTURE           |      | 341,213              |
|                    |        |        | <b>Total Broadband Fund</b>                           |      | <b>341,213</b>       |
|                    |        |        | <b>Total CIP/Capital Project Carryover</b>            |      | <b>\$ 57,788,135</b> |

#### 2020 Carryovers - Non-CIP Grant-Funded

| Expenditure<br>Org | Object | Vendor | Description                              | PO # | Amount |
|--------------------|--------|--------|------------------------------------------|------|--------|
| L1214000           | 4117   |        | Transferred from Police Training Reserve |      | 7,481  |
| L1212100           | 3119   |        | Federal ICAC Seizure Funds -Seattle PD   |      | 34,388 |
| L1211000           | 4117   |        | Passed thur WA Assoc Chief & Sheriffs    |      | 9,467  |

| Expenditure<br>Org | Object | Vendor | Description                                               | PO # | Amount               |
|--------------------|--------|--------|-----------------------------------------------------------|------|----------------------|
|                    |        |        | <b>Total General Fund Grant Carryover</b>                 |      | <b>51,336</b>        |
| L2212350           | 4117   |        | ICAC Wellness Program                                     |      | 9,303                |
| L2212350           | 6403   |        | ICAC Task Force Forensic Van                              |      | 275,250              |
|                    |        |        | <b>Total Public Safety Sales Tax Fund Grant Carryover</b> |      | <b>284,553</b>       |
| D7587110           | 4995   |        | O/O Rehab - program income                                |      | 110,355              |
| D7593200           | 1101   |        | CDBG CV Admin - COVID Admin                               |      | 4,467                |
| D7593250           | 4925   |        | CDBG Project-CV                                           |      | 44,511               |
| D7587100           | 4925   |        | Small Business Stabilization                              |      | 110,000              |
| D7970000           | 5502   |        | Transfer to streets                                       |      | 20,639               |
| D7587110           | 4997   |        | Unallocated Expenses                                      |      | 25,315               |
|                    |        |        | <b>Total CDGB Fund Grant Carryover</b>                    |      | <b>315,287</b>       |
| D8587110           | 4985   |        | Program Income-Richland                                   |      | 74,573               |
| D8587110           | 4987   |        | Program Income-Pasco                                      |      | 68,022               |
| D8587110           | 4861   |        | TBRA - Richland                                           |      | 298,432              |
| D8587110           | 4862   |        | TBRA - Kennewick                                          |      | 286,583              |
| D8587110           | 4863   |        | TBRA - Pasco                                              |      | 385,766              |
| D8587110           | 4864   |        | TBRA - Admin                                              |      | 63,331               |
| D8587110           | 4865   |        | MICRO HOME PROJECT                                        |      | 850,000              |
| D8587110           | 4988   |        | Entitlement-Richland                                      |      | 81,488               |
| D8587110           | 4989   |        | Entitlement-Kennewick                                     |      | 140,500              |
| D8587110           | 4991   |        | Entitlement-Pasco                                         |      | 177,801              |
| D8587020           | 5200   |        | Richland Unallocated Admin                                |      | 59,861               |
| D8587020           | 5202   |        | Pasco Unallocated AD                                      |      | 7,235                |
| D8587020           | 5203   |        | Kennewick Unallocated AD                                  |      | 48,456               |
|                    |        |        | <b>Total HOME Fund Grant Carryover</b>                    |      | <b>2,542,048</b>     |
|                    |        |        | <b>Total Grant Carryover</b>                              |      | <b>\$ 3,193,224</b>  |
|                    |        |        | <b>2020 Encumbered/Miscellaneous Carryover</b>            |      | <b>\$ 9,011,722</b>  |
|                    |        |        | <b>2020 CIP/Capital Project Carryover</b>                 |      | <b>\$ 57,788,135</b> |
|                    |        |        | <b>2020 Grant Carryover</b>                               |      | <b>\$ 3,193,224</b>  |
|                    |        |        | <b>Total 2020 Carryover</b>                               |      | <b>\$ 69,993,081</b> |



## COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Resolutions - Adoption

Core Focus Area 3 - Increase Economic Vitality

**Subject:**

Resolution No. 85-21, Approving a Purchase and Sale Agreement with Logan Properties, LLC

**Department:**

Development Services

**Ordinance/Resolution Number:**

85-21

**Document Type:**

Resolution

**Recommended Motion:**

Adopt Resolution No. 85-21, authorizing the City Manager to sign and execute a purchase and sale agreement with Logan Properties, LLC for the purchase of five (5) acres in the Horn Rapids Business Center.

**Summary:**

Calvin Matson of Logan Properties, LLC is proposing to purchase a five (5) acre parcel in the Horn Rapids Business Center, located along the south side of Logan Street, for the initial development of approximately 10,000 square feet of a commercial/light industrial building. The building will be leased to a construction services company with six offices throughout Washington, Idaho, and Montana and a current employee roster of 60+ employees. Established in 1986, their client base is diversified in both the public and private sectors with an extensive list of local, multi-state and national clients.

The balance of the 5-acre site will be built in a future phase, and will consist of up to 25,000 square feet of buildings for lease to general manufacturing tenants.

The purchase price is \$2.35 per square foot for the five (5) acre parcel, amounting to estimated gross proceeds of \$511,830. The purchase price is consistent with the City of Richland's Resolution No. 158-18, which established pricing in the Horn Rapids Business Center in November, 2018.

The City will retain a repurchase right if Logan Properties, LLC has not submitted an application for approval of building plans within eight (8) months of closing, and if construction of buildings has not commenced within eighteen (18) months of closing.

The proposed purchase was reviewed by the Economic Development Committee at its June 28, 2021 meeting. The EDC recommended approval. Staff also recommends approval of Resolution No. 85-21.

**Fiscal Impact:**

The purchase price is \$2.35 per square foot for the five (5) acre lot for a total of \$511,830. A portion of the proceeds will be distributed to the City's Utility Fund to recover costs for construction of HRBC utilities in 1988, per the following:

-Electric Fund (\$0.044 per square foot): \$9,583.20

-Water Fund (\$0.079 per square foot): \$17,206.20

-Sewer Fund (\$0.029 per square foot): \$6,316.20

**Attachments:**

1. Resolution No. 85-21
2. Draft Purchase & Sale Agreement - Logan Properties LLC
3. Letter of Intent - Logan Street
4. Site Map

RESOLUTION NO. 85-21

A RESOLUTION of the City of Richland authorizing a Purchase and Sale Agreement by and between the City of Richland and Logan Properties, LLC.

WHEREAS, the City of Richland is the owner of five (5) acres of City-owned surplus property located along the north side of Logan Street in the Horn Rapids Business Center; 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 City Council on November 20, 2018, the five (5) acres is available for sale at a total price of \$511,830; and

WHEREAS, at its June 28, 2021 meeting, the Economic Development Committee (EDC) favorably recommended sale of the five (5) acres of City-owned surplus property in the Horn Rapids Business Center; and

WHEREAS, Logan Properties, LLC has agreed to purchase the property for the stated price.

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 other related documents necessary to complete the sale of property to Logan Properties, 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 20<sup>th</sup> day of July, 2021.

\_\_\_\_\_  
Ryan Lukson, Mayor

Attest:

Approved as to form:

\_\_\_\_\_  
Jennifer Rogers, City Clerk

\_\_\_\_\_  
Heather Kintzley, City Attorney

## **AGREEMENT FOR PURCHASE AND SALE OF REAL PROPERTY**

*Re: 2533 Logan Street, Horn Rapids Business Center*

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 **LOGAN PROPERTIES, LLC** a Washington limited liability company (“Purchaser”). The Effective Date of this Agreement shall be determined pursuant to the terms of Section 3.1 herein.

1. Purchase and Sale of Property. Seller agrees to sell and Purchaser agrees to purchase, on the terms hereafter stated, the unimproved real property, located at 2533 Logan Street, City of Richland, Benton County, Washington which is legally described 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 11.13 below.

2. Purchase Price. The total purchase price for the Property shall be **Five Hundred Eleven Thousand Eight Hundred Thirty** dollars and no cents (**\$511,830.00**) (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 First American 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 and no cents (**\$10,000.00**) within five (5) business days of the Effective Date (as defined in Section 3.1 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 5 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 4.1 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 minimum of 8,000 square feet of commercial/industrial buildings. 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 Commercial Plaza and agrees that Purchaser will not build pole buildings on the Property.

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 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:** Calvin Matson  
P.O. Box 794  
Richland, Washington 99352  
509.940.7360  
[calvinmatson@gmail.com](mailto:calvinmatson@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. Execution of this Agreement and any amendment or other document related to this Agreement may be by electronic signature and in any number of counterpart originals, including by portable document format (.pdf), each of which shall be deemed to constitute an original agreement, and all of which shall constitute one whole 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 development of a minimum of 8,000 square feet of commercial/industrial buildings, 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, Seller reserves the right to reclaim title to the Property through repurchase.

(b) If Purchaser fails to initiate construction of structures, as authorized by the issuance of a building permit, within eighteen (18) months of Closing, Seller reserves the right to reclaim title to the Property through repurchase.

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

(d) Seller shall reclaim the Property by refunding, without interest, the original Purchase Price identified herein for the Property.

(e) 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.

(f) This Right to Repurchase is exclusive to Seller and shall be exercised at Seller's sole discretion. This Right to Repurchase shall survive thirty-sixty months (36) months after Closing or until such time as building commences, whichever is earlier.

(g) 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 thirty-six (36) 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.

(h) 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.

*[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**

**LOGAN PROPERTIES, LLC –  
PURCHASER**

\_\_\_\_\_  
By: Jon Amundson, ICMA-CM  
Its: Interim City Manager

\_\_\_\_\_  
By: Calvin Matson  
Its: Owner

\_\_\_\_\_  
Date

\_\_\_\_\_  
Date

APPROVED AS TO FORM:

\_\_\_\_\_  
By: Heather Kintzley, City Attorney



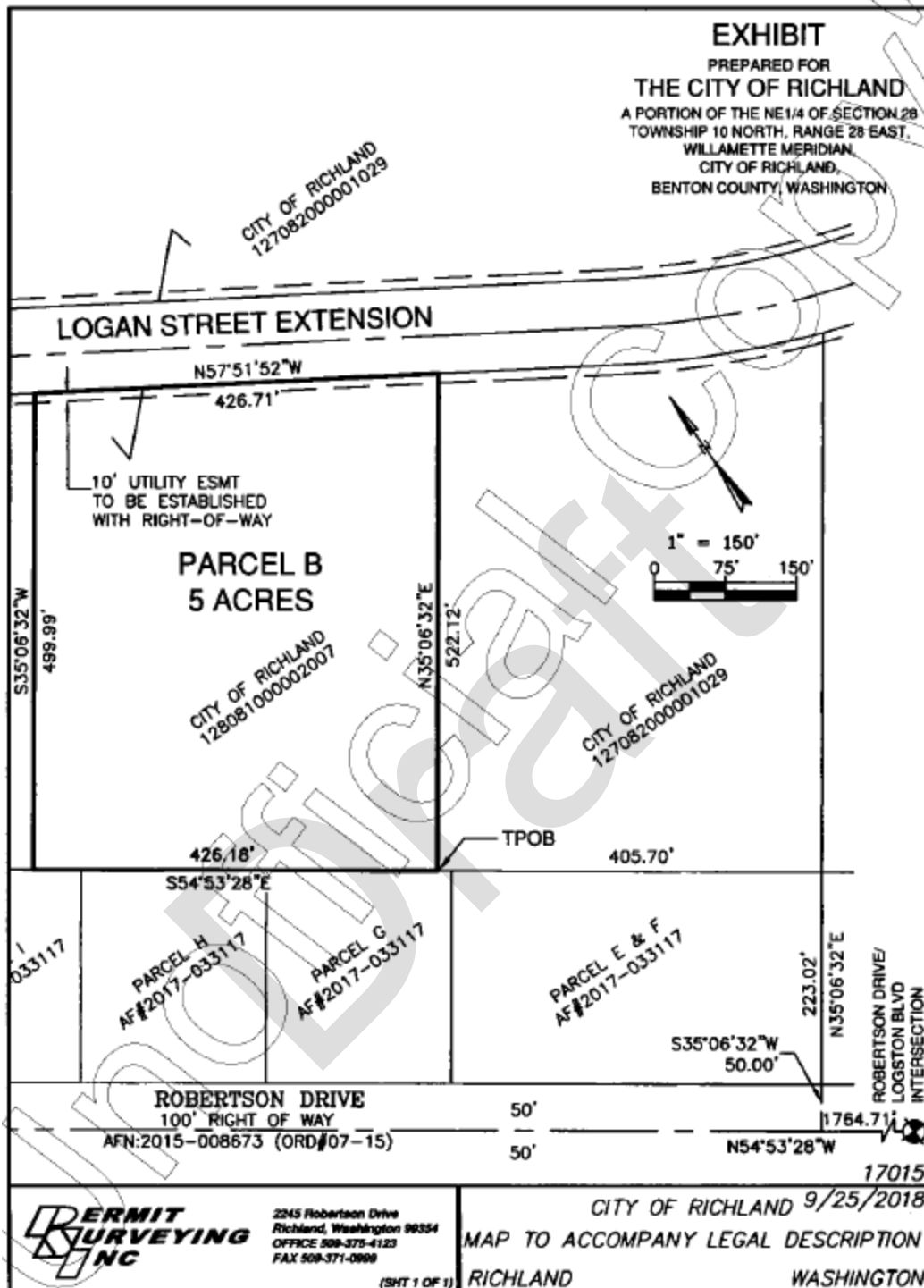
**Exhibit A**  
**Legal Description**

A PORTION OF BINDING SITE PLAN 2056, ACCORDING TO THE SURVEY THEREOF RECORDED IN VOLUME 1 OF SURVEYS, PAGE 2056, UNDER AUDITOR'S FILE NO. 1995-018807, RECORDS OF BENTON COUNTY, WASHINGTON AND A PORTION LYING OUTSIDE THE LIMITS OF SAID SURVEY SITUATED IN THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 10NORTH, RANGE 28 EAST WILLAMETTE MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS;

COMMENCING AT THE INTERSECTION OF A PUBLIC ROAD KNOWN AS LOGSTON BOULEVARD AND ROBERTSON DRIVE, AS DEPICTED ON RECORD OF SURVEY 4575, AS RECORDED IN VOL. 1 OF SURVEYS, PAGE 4575, UNDER AUDITOR'S FILE NUMBER 2015-003647, RECORDS OF BENTON COUNTY, WASHINGTON; THENCE NORTH 54°53'28"WEST ALONG THE CENTERLINE OF SAID ROBERTSON DRIVE FOR A DISTANCE OF 1764.71FEET; THENCE NORTH 35°06'32"EAST AT RIGHT ANGLES FOR A DISTANCE OF 50.00FEET TO THE NORTHERLY RIGHT-OF-WAY MARGIN OF SAID ROBERTSON DRIVE; THENCE CONTINUING NORTH 35°06'32"EAST FOR A DISTANCE OF 223.02FEET TO THE NORTHEASTERLY CORNER OF PARCEL "F" AS DEPICTED ON RECORD OF SURVEY 4756, AS RECORDED IN VOL. 1 OF SURVEYS, PAGE 4756, UNDER AUDITOR'S FILE NUMBER 2016-019344, RECORDS OF BENTON COUNTY, WASHINGTON; THENCE NORTH 54°53'28"WEST ALONG THE NORTH LINE THEREOF FOR A DISTANCE OF 405.70FEET TO A POINT ON THE NORTH LINE OF PARCEL "G" OF SAID RECORD OF SURVEY 4756 AND THE TRUE POINT OF BEGINNING.

THENCE NORTH 35°06'32"EAST FOR A DISTANCE OF 522.12FEET TO THE SOUTHERLY RIGHT-OF-WAY MARGIN OF LOGAN STREET EXTENSION (FUTURE); THENCE NORTH 57°51'52"WEST ALONG THE SOUTHERLY MARGIN THEREOF FOR A DISTANCE OF 426.71 FEET; THENCE LEAVING SAID RIGHT-OF-WAY SOUTH 35°06'32"WEST FOR A DISTANCE OF 499.99FEET TO A POINT ON THE NORTH LINE OF PARCEL "I" OF SAID RECORD OF SURVEY 4756; THENCE SOUTH 54°53'28" EAST ALONG THE NORTH LINE THEREOF FOR A DISTANCE OF 426.18FEET TO A POINT ON THE NORTH LINE OF SAID PARCEL "G" OF AND THE TRUE POINT OF BEGINNING.

CONTAINS ~5.00ACRES



# LETTER OF INTENT

April 21, 2021

Calvin Matson  
P.O. Box 794  
Richland, WA 99352  
509-940-7360  
[calvinmatson@gmail.com](mailto:calvinmatson@gmail.com)

Darin Arrasmith – City of Richland  
625 Swift Blvd., MS-10  
Richland, WA 99352

RE: Logan Street Property (Horn Rapids)

Dear Mr. Arrasmith,

Please receive this as my Letter of Intent to purchase the City of Richland owned 5-acre parcel located on Logan Street, Richland, WA (referred to as Parcel #1 in the attached exhibit).

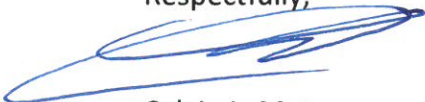
I am planning to build an 8,000-10,000 sq. ft. commercial/industrial building in the NW portion of the site, this building will be planned as a Contractors Office. It will then be leased to a well-established Company that is expanding into the Tri-Cities. This Company already has boots on the ground and once able to occupy a permanent location is ready to bring another 15-20 full-time jobs to Richland.

The balance of the site will be built in a future phase. That phase will include 15,000-25,000 sq. ft. buildings which will be leased to potential clients for the purposes of General Manufacturing.

The proposed purchase price for this parcel is \$2.35 per sq. ft., totaling approximately \$511,830. I realize that a PSA will still need to be negotiated and reviewed by Counsel of both Parties and that this transaction requires Council approval in order to move ahead. Traditional distribution of closing costs would occur.

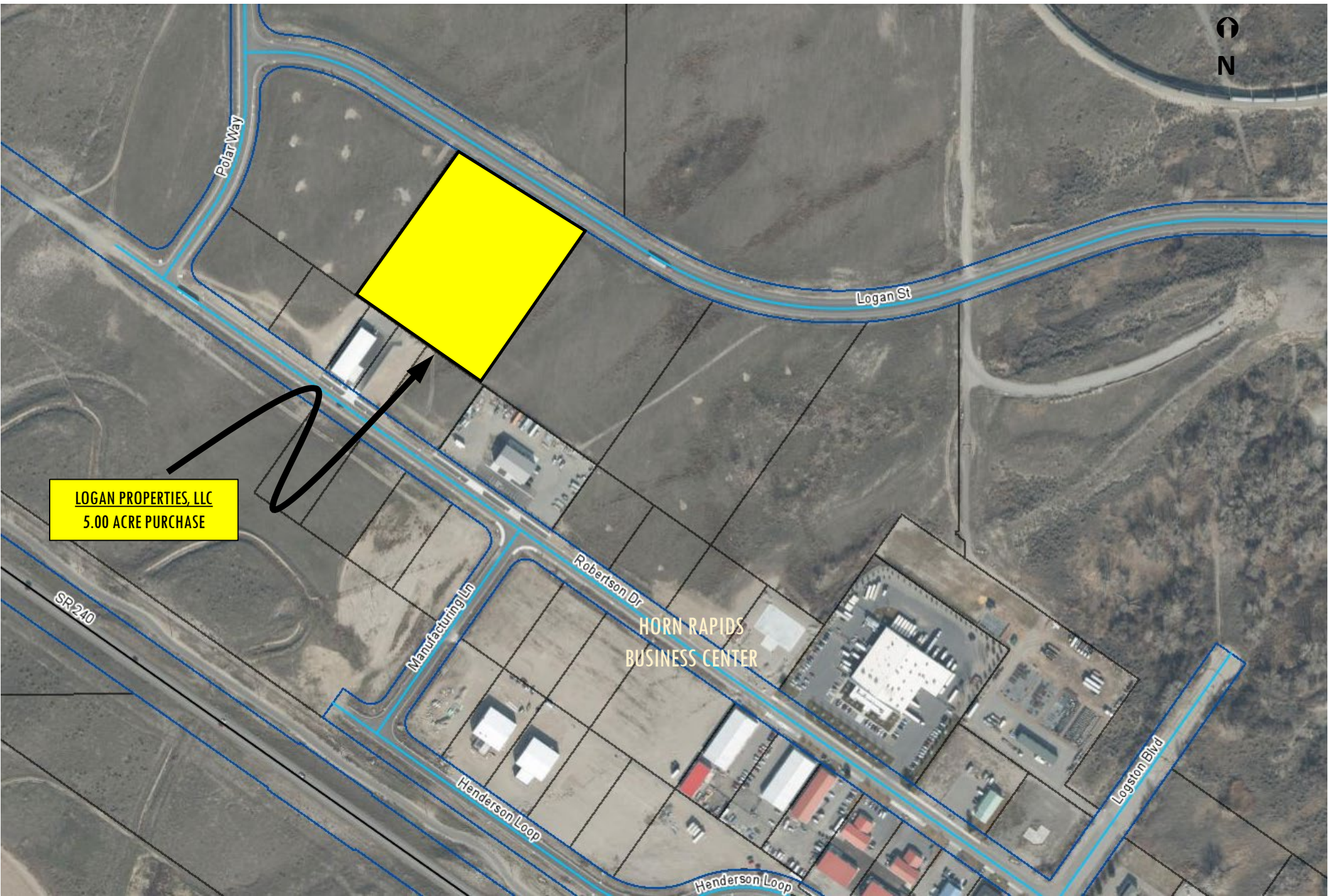
This Letter of Intent is not intended to, nor does it contractually bind either party.

Respectfully,



Calvin L. Matson





LOGAN PROPERTIES, LLC  
5.00 ACRE PURCHASE



## COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Resolutions - Adoption

Core Focus Area 3 - Increase Economic Vitality

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**Subject:**

Resolution No. 86-21, Approving the Final Plat of BMS 4-Plexes

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**Department:**  
Development Services

**Ordinance/Resolution Number:**  
86-21

**Document Type:**  
Resolution

---

**Recommended Motion:**

Adopt Resolution No. 86-21, authorizing the City Manager to sign and execute the final plat of BMS 4-Plexes.

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**Summary:**

Badger View Villas LLC has filed a final plat application requesting approval to divide approximately 5.31 acres into 12 residential lots - each available for development with a 4-plex - within the Badger Mountain South Master Planned Community. This development benefits from a Security and Improvement Agreement providing financial surety for incomplete public infrastructure.

Staff recommends adoption of Resolution No. 86-21.

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**Fiscal Impact:**

Approving the final plat of BMS 4-Plexes will foster the creation of 12 new lots available for 48 multi-family housing units. The new 4-plexes will increase Richland's tax-base by way of total assessed value, and increase demand for city services.

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**Attachments:**

1. Resolution No. 86-21
2. Vicinity Map

## RESOLUTION NO. 86-21

A RESOLUTION of the City of Richland approving the final plat of BMS 4-Plex subject to the conditions of approval of Technical Advisory Committee Report No. S2018-101, Richland Hearing Examiner's Report No. S2018-101, and the findings and conclusions of the Richland City Council as adopted by Resolution No. 119-18.

WHEREAS, on May 3, 2018, the Richland Hearing Examiner held an open-record public hearing to consider the preliminary plat application of BMS 4-Plex as submitted by Nor Am Investment, LLC; and

WHEREAS, the Richland Hearing Examiner recommended the Richland City Council conditionally approve the preliminary plat of BMS 4-Plex; and

WHEREAS, on August 8, 2018, Richland City Council held a closed-record hearing to consider the BMS 4-Plex preliminary plat application and the recommendation of the Richland Hearing Examiner. Council took action to approve the preliminary plat; and

WHEREAS, although not yet complete, public improvements required for the plat of BMS 4-Plex, consisting of 12 lots and one (1) tract on 5.31 acres, are being constructed in accordance with the conditions of approval contained in Technical Advisory Committee (TAC) Report No. S2018-101 dated March 27, 2018, and the July 27, 2018 Richland Hearing Examiner's Report No. S2018-101; and

WHEREAS, RCW 58.17.130 and RMC 24.24.020 expressly allow developers to post a performance bond or other security in the amount and form satisfactory to the City in lieu of construction of the required improvements prior to final plat approval.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland that the final plat of BMS 4-Plex, a copy of which is attached hereto as **Exhibit A** and incorporated herein by this reference, is hereby approved subject to the following:

1. The conditions of approval contained in the Technical Advisory Committee Report S2018-101, attached hereto and incorporated herein as **Exhibit B**; and
2. The Richland Hearing Examiner's July 27, 2018 Report No. S2018-101, attached hereto and incorporated herein as **Exhibit C**; and
3. The Security and Improvement Agreement, attached hereto and incorporated herein as **Exhibit D**, including the posting of security as required therein; and
4. The findings and conclusions of the Richland City Council as adopted by Resolution No. 119-18.

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 20<sup>th</sup> day of July, 2021.

\_\_\_\_\_  
Ryan Lukson, Mayor

Attested by:

Approved as to form:

\_\_\_\_\_  
Jennifer Rogers, City Clerk

\_\_\_\_\_  
Heather Kintzley, City Attorney



PLAT OF  
BMS 4-PLEXS

LOCATED IN A PORTION OF THE SW1/4 NE 1/4 OF  
SECTION 32, TOWNSHIP 9 NORTH, RANGE 28 EAST, W.M.,  
CITY OF RICHLAND, BENTON COUNTY, WASHINGTON

SURVEYOR'S NOTES:

1. BASIS OF BEARING IS GRID, US STATE PLANE, NAD 83/2011 BASED ON RTK GNSS OBSERVATIONS.
2. (M) = MEASURED (C) = COMPUTED.
3. O =DENOTES SET 5/8"x24" REBAR WITH ORANGE PLASTIC CAP STAMPED "RSI DPB 41028" AT LOT CORNER.
4. Ø =DENOTES SET 5/8"x24" REBAR WITH ORANGE PLASTIC CAP STAMPED "RSI DPB 41028" AT 1' OFFSET TO EDGE OF ACCESS, UTILITY, AND SIDEWALK EASEMENT ON LOT LINE.
5. =DENOTES FOUND 5/8" REBAR WITH ORANGE PLASTIC CAP STAMPED "RSI DPB 41028" PER PLAT OF WEST VINEYARD PHASE 2 (VOL 15 PG XXX).
6. = DENOTES FOUND 5/8" REBAR WITH YELLOW PLASTIC CAP STAMPED "38480" PER RECORD SURVEY 4581.
7. EQUIPMENT AND PROCEDURES USED: MULTI-FREQUENCY GNSS RECEIVERS USING REAL TIME KINEMATIC METHODS & A 5" [1MM 1.5PPM] ROBOTIC TOTAL STATION USING RADIAL TECHNIQUES.

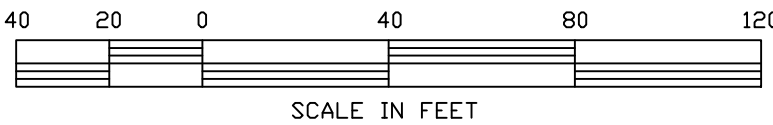
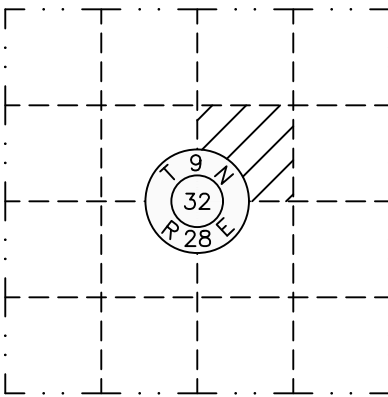
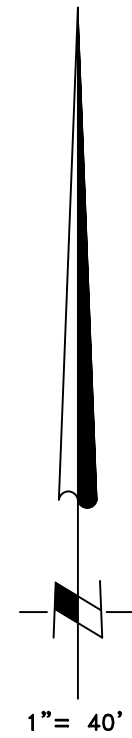
TRACT TABLE

| TRACT   | LANDOWNER          | USE         |
|---------|--------------------|-------------|
| TRACT X | HOME OWNER'S ASSN. | COMMON AREA |

| Curve Table |        |         |           |             |        |
|-------------|--------|---------|-----------|-------------|--------|
| CURVE       | LENGTH | RADIUS  | DELTA     | CH. BRNG.   | CHORD  |
| C1          | 73.09  | 196.00  | 21°21'58" | N56°29'48"E | 72.67  |
| C2          | 45.90  | 1439.50 | 1°49'37"  | N68°05'36"E | 45.90  |
| C3          | 21.02  | 245.00  | 4°55'00"  | N63°29'33"W | 21.02  |
| C4          | 32.47  | 1535.00 | 1°12'44"  | N30°35'15"W | 32.47  |
| C5          | 92.49  | 1535.00 | 3°27'08"  | N28°15'20"W | 92.47  |
| C6          | 143.71 | 1535.00 | 5°21'51"  | N23°50'50"W | 143.66 |
| C7          | 88.62  | 1535.00 | 3°18'28"  | N19°30'40"W | 88.61  |
| C8          | 62.30  | 1535.00 | 2°19'32"  | N16°41'40"W | 62.30  |
| C9          | 87.56  | 1535.00 | 3°16'06"  | N13°53'51"W | 87.55  |
| C10         | 170.34 | 572.73  | 17°02'27" | S0°04'43"E  | 169.71 |
| C11         | 16.70  | 75.00   | 12°45'18" | N4°04'03"W  | 16.66  |
| C12         | 22.25  | 75.00   | 16°59'41" | N30°36'31"W | 22.16  |
| C13         | 15.27  | 75.00   | 11°39'58" | N16°16'41"W | 15.24  |
| C14         | 4.13   | 572.73  | 0°24'47"  | S8°48'20"E  | 4.13   |
| C15         | 162.45 | 336.00  | 27°42'03" | S50°20'49"E | 160.87 |
| C16         | 31.94  | 150.00  | 12°12'05" | N33°00'19"W | 31.88  |
| C17         | 139.87 | 336.00  | 23°51'04" | S24°34'16"E | 138.86 |
| C18         | 109.31 | 264.00  | 23°43'22" | S19°55'08"E | 108.53 |
| C19         | 11.35  | 150.00  | 4°20'06"  | N29°04'20"W | 11.35  |
| C20         | 26.91  | 336.00  | 4°35'18"  | S10°21'05"E | 26.90  |

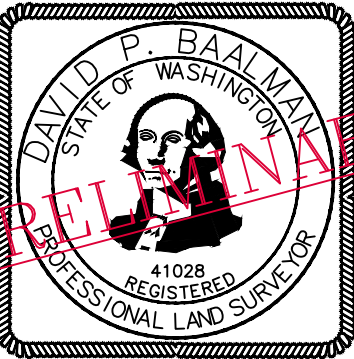
| Curve Table |        |        |           |             |        |
|-------------|--------|--------|-----------|-------------|--------|
| CURVE       | LENGTH | RADIUS | DELTA     | CH. BRNG.   | CHORD  |
| C21         | 74.18  | 196.00 | 21°41'01" | N34°58'19"E | 73.73  |
| C22         | 15.50  | 100.00 | 8°52'54"  | N39°45'49"W | 15.49  |
| C23         | 10.69  | 150.00 | 4°04'59"  | N33°16'53"W | 10.69  |
| C24         | 29.60  | 264.00 | 6°25'26"  | S34°59'32"E | 29.58  |
| C25         | 95.71  | 572.73 | 9°34'28"  | S60°10'44"E | 95.60  |
| C27         | 127.16 | 148.00 | 49°13'46" | N48°40'46"E | 123.29 |
| C28         | 6.92   | 245.00 | 1°37'09"  | N60°13'28"W | 6.92   |
| C29         | 463.61 | 572.73 | 46°22'47" | N32°12'07"W | 451.06 |
| C36         | 71.00  | 295.00 | 13°47'20" | N14°57'07"W | 70.82  |
| C37         | 135.66 | 305.00 | 25°29'02" | S20°47'58"E | 134.54 |
| C38         | 102.06 | 305.00 | 19°10'18" | S50°07'01"E | 101.58 |

| LINE TABLE |             |        |
|------------|-------------|--------|
| LINE       | DIRECTION   | LENGTH |
| L1         | N44°12'17"W | 6.56   |
| L2         | N35°19'22"W | 2.44   |
| L3         | S35°19'25"E | 23.50  |
| L4         | N26°54'17"W | 6.00   |
| L5         | N0°08'35"E  | 7.46   |
| L6         | S88°02'58"E | 21.80  |
| L7         | N72°52'08"E | 25.06  |
| L8         | N2°18'36"E  | 3.98   |
| L9         | S87°41'24"E | 37.50  |
| L10        | N2°18'36"E  | 6.24   |
| L11        | N81°56'33"E | 39.87  |



SURVEYOR'S CERTIFICATION

I, DAVID P. BAALMAN, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF WASHINGTON (REGISTRATION NO. 41028) HEREBY CERTIFY THAT THE PLAT OF BADGERVIEW VILLAS, AS SHOWN HEREON IS BASED UPON AN ACTUAL FIELD SURVEY OF THE LAND DESCRIBED AND THAT ALL ANGLES, DISTANCES, AND COURSES ARE CORRECTLY SHOWN AND THAT THE MONUMENTS HAVE BEEN SET AND THE LOT CORNERS STAKED AS SHOWN ON THE PLAT.



DAVID P. BAALMAN

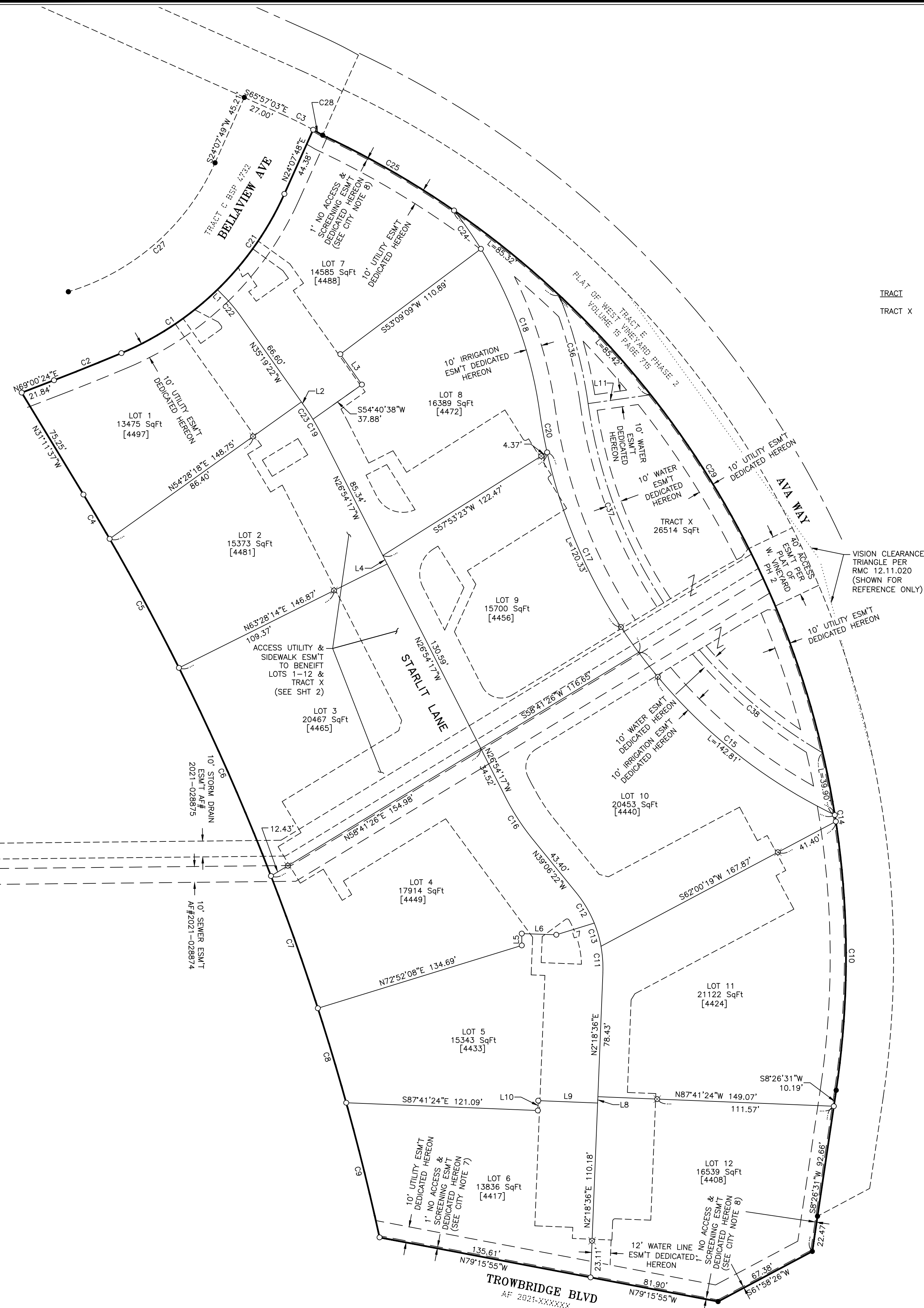
DATE

AUDITOR'S CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF GEOFFREY T. CLARK; RECORDED IN VOLUME \_\_\_\_\_ OF PLATS,  
PAGE \_\_\_\_\_, RECORDS OF BENTON COUNTY, WASHINGTON, AT \_\_\_\_\_ MINUTES PAST \_\_\_\_\_ M., THIS  
DAY OF \_\_\_\_\_, 20\_\_ A.D.

BENTON COUNTY AUDITOR

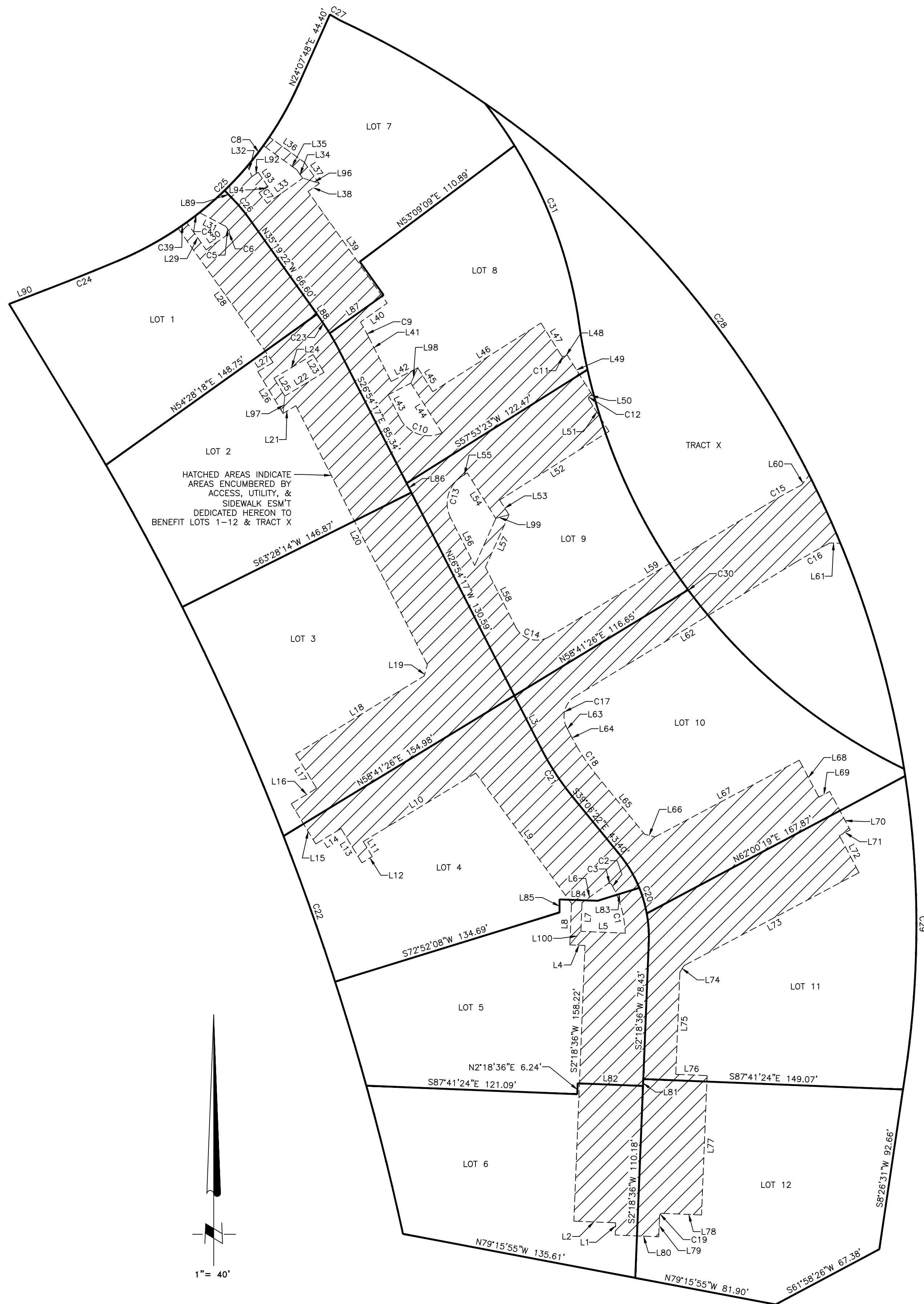
FEE NUMBER





PLAT OF  
BMS 4-PLEXS

LOCATED IN A PORTION OF THE NE 1/4 OF SECTION 32,  
TOWNSHIP 9 NORTH, RANGE 28 EAST, W.M.,  
CITY OF RICHLAND, BENTON COUNTY, WASHINGTON



| LINE TABLE |             |        |
|------------|-------------|--------|
| LINE       | DIRECTION   | LENGTH |
| L1         | S2°18'36"W  | 7.00   |
| L2         | S87°41'24"E | 24.00  |
| L3         | S26°54'17"E | 34.52  |
| L4         | S87°41'24"E | 8.69   |
| L5         | S87°41'24"E | 25.51  |
| L6         | N53°42'03"E | 18.45  |
| L7         | S2°18'36"W  | 16.44  |
| L8         | S2°18'36"W  | 23.80  |
| L9         | S36°17'57"E | 92.73  |
| L10        | N58°41'26"E | 75.56  |
| L11        | N31°18'34"W | 10.00  |
| L12        | N58°41'26"E | 7.00   |
| L13        | S31°18'34"E | 23.00  |
| L14        | N58°41'26"E | 17.00  |
| L15        | S31°18'34"E | 27.00  |
| L16        | S58°41'26"W | 17.00  |
| L17        | S31°18'34"E | 23.00  |
| L18        | S58°41'26"W | 86.20  |
| L19        | S15°53'36"W | 6.69   |
| L20        | S26°54'17"E | 166.63 |

| LINE TABLE |             |        |
|------------|-------------|--------|
| LINE       | DIRECTION   | LENGTH |
| L41        | N26°54'17"W | 29.28  |
| L42        | S63°05'43"W | 17.16  |
| L43        | S26°54'17"E | 15.01  |
| L44        | S32°06'37"E | 33.64  |
| L45        | N32°06'37"W | 16.10  |
| L46        | S57°36'41"W | 73.50  |
| L47        | S32°06'37"E | 21.86  |
| L48        | N57°53'23"E | 1.50   |
| L49        | S32°06'37"E | 27.00  |
| L50        | S57°53'23"W | 1.50   |
| L51        | N32°06'37"W | 21.50  |
| L52        | N57°53'23"E | 74.00  |
| L53        | N32°06'37"W | 10.09  |
| L54        | S32°06'37"E | 30.87  |
| L55        | S57°53'23"W | 3.38   |
| L56        | S26°54'17"E | 30.50  |
| L57        | N24°16'55"E | 32.93  |
| L58        | N26°54'17"W | 38.64  |
| L59        | S58°41'26"W | 141.81 |
| L60        | S37°49'58"W | 7.05   |

| LINE TABLE |             |        |
|------------|-------------|--------|
| LINE       | DIRECTION   | LENGTH |
| L21        | N58°48'23"E | 8.57   |
| L22        | S58°48'23"W | 26.24  |
| L23        | S31°16'07"E | 11.97  |
| L24        | N58°48'23"E | 26.22  |
| L25        | N31°11'37"W | 12.00  |
| L26        | S31°11'37"E | 28.02  |
| L27        | S58°56'44"W | 10.26  |
| L28        | S35°19'22"E | 94.23  |
| L29        | S35°19'22"E | 19.31  |
| L30        | S54°40'38"W | 15.48  |
| L31        | S62°24'07"E | 16.89  |
| L32        | S22°44'38"E | 6.60   |
| L33        | S54°40'38"W | 24.94  |
| L34        | S35°19'22"E | 6.00   |
| L35        | S54°10'13"E | 23.54  |
| L36        | N54°10'13"W | 24.63  |
| L37        | N35°19'22"W | 15.00  |
| L38        | N54°40'38"E | 7.92   |
| L39        | N35°19'22"W | 78.50  |
| L40        | N54°40'38"E | 18.73  |

| LINE TABLE |             |        |
|------------|-------------|--------|
| LINE       | DIRECTION   | LENGTH |
| L61        | S88°37'03"E | 6.09   |
| L62        | N58°41'26"E | 146.74 |
| L63        | N26°54'17"W | 4.89   |
| L64        | N28°52'52"W | 8.81   |
| L65        | N39°06'22"W | 43.40  |
| L66        | N75°30'11"W | 6.12   |
| L67        | S62°00'19"W | 93.72  |
| L68        | S27°59'41"E | 24.00  |
| L69        | S62°00'19"W | 7.00   |
| L70        | N27°59'41"W | 25.00  |
| L71        | N62°00'19"E | 7.00   |
| L72        | N27°59'41"W | 24.00  |
| L73        | N62°00'19"E | 113.65 |
| L74        | N32°09'27"E | 4.48   |
| L75        | N2°18'36"E  | 58.58  |
| L76        | N87°41'24"W | 18.00  |
| L77        | N2°18'36"E  | 80.00  |
| L78        | S87°41'24"E | 22.50  |
| L79        | N2°18'36"E  | 12.00  |
| L80        | S87°41'24"E | 25.00  |

| LINE TABLE |             |        |
|------------|-------------|--------|
| LINE       | DIRECTION   | LENGTH |
| L81        | S2°18'36"W  | 3.98   |
| L82        | S87°41'24"E | 37.50  |
| L83        | S72°52'08"W | 25.06  |
| L84        | N88°02'58"W | 21.80  |
| L85        | S0°08'35"W  | 7.46   |
| L86        | S26°54'17"E | 6.00   |
| L87        | S54°40'38"W | 37.88  |
| L88        | S35°19'22"E | 2.44   |
| L89        | N44°12'17"W | 6.56   |
| L90        | N69°00'24"E | 21.84  |
| L92        | N55°32'50"E | 4.29   |
| L93        | S34°27'10"E | 10.00  |
| L94        | N55°32'50"E | 6.26   |
| L96        | S72°11'34"E | 10.00  |
| L97        | S5°40'34"W  | 10.00  |
| L98        | S24°23'07"W | 9.59   |
| L99        | N74°22'37"E | 7.82   |
| L100       | S39°10'47"W | 10.00  |

| Curve Table |        |        |           |             |       |
|-------------|--------|--------|-----------|-------------|-------|
| CURVE       | LENGTH | RADIUS | DELTA     | CH. BRNG.   | CHORD |
| C1          | 19.27  | 61.50  | 17°57'13" | N11°04'46"W | 19.19 |
| C2          | 9.93   | 61.50  | 9°15'10"  | N24°40'58"W | 9.92  |
| C3          | 2.54   | 1.50   | 96°59'24" | N77°48'15"W | 2.25  |
| C4          | 9.18   | 196.00 | 2°41'03"  | N52°46'34"E | 9.18  |
| C5          | 3.05   | 86.50  | 2°01'22"  | N37°31'48"W | 3.05  |
| C6          | 2.39   | 1.50   | 91°11'45" | N9°04'45"E  | 2.14  |
| C7          | 7.64   | 113.50 | 3°51'31"  | N38°08'52"W | 7.64  |
| C8          | 14.77  | 196.00 | 4°19'06"  | N38°00'59"E | 14.77 |
| C9          | 9.05   | 168.50 | 3°04'36"  | N28°26'35"W | 9.05  |
| C10         | 28.28  | 18.50  | 87°35'13" | S70°41'53"E | 25.61 |
| C11         | 2.36   | 1.50   | 90°00'00" | S77°06'37"E | 2.12  |
| C12         | 2.36   | 1.50   | 90°00'00" | S12°53'23"W | 2.12  |
| C13         | 27.38  | 18.50  | 84°47'40" | S15°29'33"W | 24.95 |
| C14         | 22.24  | 13.50  | 94°24'17" | S74°06'25"E | 19.81 |
| C15         | 27.23  | 418.50 | 3°43'41"  | S60°33'17"W | 27.23 |
| C16         | 23.70  | 381.50 | 3°33'36"  | S60°28'14"W | 23.70 |
| C17         | 20.17  | 13.50  | 85°35'43" | S15°53'35"W | 18.34 |
| C18         | 19.19  | 130.67 | 8°24'59"  | S34°53'53"E | 19.18 |
| C19         | 2.36   | 1.50   | 90°00'00" | S47°18'36"W | 2.12  |
| C20         | 54.21  | 75.00  | 41°24'57" | N18°23'53"W | 53.04 |

| Curve Table |        |         |           |             |        |
|-------------|--------|---------|-----------|-------------|--------|
| CURVE       | LENGTH | RADIUS  | DELTA     | CH. BRNG.   | CHORD  |
| C21         | 31.94  | 150.00  | 12°12'05" | S33°00'19"E | 31.88  |
| C22         | 382.20 | 1535.00 | 14°15'58" | N19°23'47"W | 381.21 |
| C23         | 22.04  | 150.00  | 8°25'06"  | N31°06'49"W | 22.02  |
| C24         | 45.90  | 1439.50 | 1°49'37"  | N68°05'36"E | 45.90  |
| C25         | 147.27 | 196.00  | 4°30'25"  | N45°39'18"E | 143.83 |
| C26         | 15.50  | 100.00  | 8°52'54"  | N39°45'49"W | 15.49  |
| C27         | 6.93   | 245.00  | 1°37'11"  | N60°01'27"W | 6.93   |
| C28         | 559.32 | 572.73  | 55°57'15" | N36°59'21"W | 537.36 |
| C29         | 170.34 | 572.73  | 17°02'27" | N0°04'43"W  | 169.71 |
| C30         | 329.22 | 336.00  | 56°08'24" | S36°07'39"E | 316.21 |
| C31         | 138.91 | 264.00  | 30°08'48" | N23°07'51"W | 137.31 |
| C39         | 6.00   | 196.00  | 1°45'15"  | N54°59'43"E | 6.00   |

SURVEYOR'S CERTIFICATION

I, DAVID P. BAALMAN, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF WASHINGTON (REGISTRATION NO. 41028) HEREBY CERTIFY THAT THE PLAT OF BADGERVIEW VILLAS, AS SHOWN HEREON IS BASED UPON AN ACTUAL FIELD SURVEY OF THE LAND DESCRIBED AND THAT ALL ANGLES, DISTANCES, AND COURSES ARE CORRECTLY SHOWN AND THAT THE MONUMENTS HAVE BEEN SET AND THE LOT CORNERS STAKED AS SHOWN ON THE PLAT.



DAVID P. BAALMAN

DATE

AUDITOR'S CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF GEOFFREY T. CLARK; RECORDED IN VOLUME \_\_\_\_\_ OF PLATS,  
PAGE \_\_\_\_\_, RECORDS OF BENTON COUNTY, WASHINGTON, AT \_\_\_\_\_ MINUTES PAST \_\_\_\_\_ M., THIS  
DAY OF \_\_\_\_\_, 20\_\_ A.D.

BENTON COUNTY AUDITOR

FEE NUMBER



PLAT OF  
BMS 4-PLEXS

LOCATED IN A PORTION OF THE NE 1/4 OF SECTION 32,  
TOWNSHIP 9 NORTH, RANGE 28 EAST, W.M.,  
CITY OF RICHLAND, BENTON COUNTY, WASHINGTON

LEGAL DESCRIPTION

THAT PORTION OF PARCEL A OF RECORD SURVEY 4905 (A.F.# 2017-022372) SITUATE IN SECTION 32, TOWNSHIP 9 NORTH, RANGE 28 EAST, W.M., CITY OF RICHLAND, BENTON COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHERLY MOST CORNER OF TRACT C OF BINDING SITE PLAN 4732, ACCORDING TO THE SURVEY THEREOF RECORDED IN VOLUME 1 OF SURVEYS, PAGE 4732, RECORDS OF BENTON COUNTY, SAID POINT BEING MONUMENTED BY A 5/8" REBAR WITH CAP STAMPED "38480" (FROM WHICH THE BEGINNING OF A CURVE ON THE NORTHWESTERLY BOUNDARY OF SAID TRACT C BEARS SOUTH 24°07'49" WEST 45.21 FEET, SAID POINT BEING MONUMENTED BY A 5/8" REBAR WITH CAP STAMPED "38480"); THENCE SOUTH 65°57'03" EAST 27.00 FEET ALONG THE NORTHEASTERLY BOUNDARY OF SAID TRACT C AND THE SOUTHWESTERLY RIGHT OF WAY MARGIN OF AVA WAY TO THE BEGINNING OF A CURVE, CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 245.00 FEET; THENCE SOUTHEASTERLY 21.02 FEET ALONG THE NORTHEASTERLY BOUNDARY OF SAID TRACT C AND THE SOUTHWESTERLY RIGHT OF WAY MARGIN OF AVA WAY THROUGH A CENTRAL ANGLE OF 4°55'00" TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTHEASTERLY 6.92 FEET ALONG THE ARC OF SAID CURVE AND ALONG SAID SOUTHWESTERLY RIGHT OF WAY MARGIN THROUGH A CENTRAL ANGLE OF 1°37'09"; TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 572.73 FEET (THE LONG CHORD OF SAID CURVE BEARS SOUTH 28°15'44" EAST 684.62 FEET); THENCE SOUTHEASTERLY 733.79 FEET ALONG THE ARC OF SAID CURVE AND ALONG THE WESTERLY BOUNDARY OF THAT PARCEL DESCRIBED IN DEED RECORDED UNDER AUDITOR'S FILE NUMBER 2020-036504, RECORDS OF BENTON COUNTY, WASHINGTON THROUGH A CENTRAL ANGLE OF 73°24'29"; THENCE SOUTH 8°26'31" WEST 102.86 FEET ALONG SAID WESTERLY BOUNDARY; THENCE SOUTH 61°58'26" WEST 67.38 FEET ALONG SAID WESTERLY BOUNDARY; THENCE NORTH 79°15'55" WEST 217.51 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 1535.00 FEET (THE LONG CHORD OF SAID CURVE BEARS NORTH 21°43'43" WEST 504.85 FEET); THENCE NORTHWESTERLY 507.16 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 1°15'54"; THENCE NORTH 31°11'37" WEST 75.25 FEET; THENCE NORTH 69°00'24" EAST 21.84 FEET TO THE SOUTHERLY MOST CORNER OF SAID TRACT C; SAID POINT BEING THE BEGINNING OF A CURVE, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 1439.50 FEET; THENCE NORTHEASTERLY 45.90 FEET ALONG THE ARC OF SAID CURVE AND ALONG THE SOUTHEASTERLY BOUNDARY OF SAID TRACT C THROUGH A CENTRAL ANGLE OF 1°49'37" TO THE BEGINNING OF A COMPOUND CURVE CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 196.00 FEET; THENCE NORTHEASTERLY 147.27 FEET ALONG THE ARC OF SAID CURVE AND ALONG SAID SOUTHEASTERLY BOUNDARY THROUGH A CENTRAL ANGLE OF 43°02'59"; THENCE NORTH 24°07'48" EAST 44.38 FEET ALONG SAID SOUTHEASTERLY BOUNDARY TO THE TRUE POINT OF BEGINNING.

OWNERS CERTIFICATE

KNOW ALL PERSONS BY THESE PRESENTS THAT I AM THE OWNER OF THE LAND SHOWN ON THE PLAT OF  
BMS 4-PLEXS, HEREBY DECLARE SAID PLAT AND DEDICATE TO THE PUBLIC, FOR THE USE OF THE PUBLIC  
FOREVER, ALL EASEMENTS AND RIGHT OF WAYS AS SHOWN HEREON.

AUTHORIZED REPRESENTATIVE  
NOR AM INVESTMENT LLC

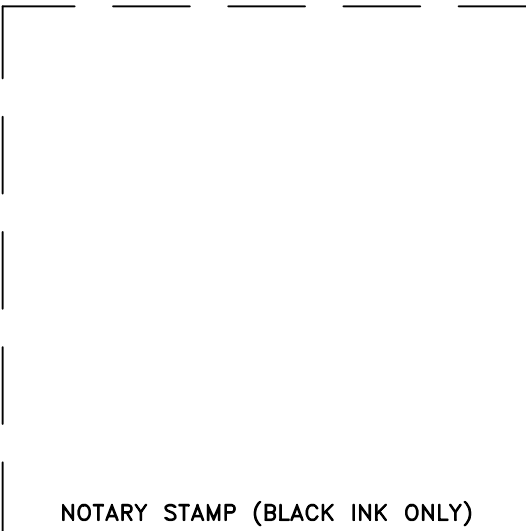
AUTHORIZED REPRESENTATIVE  
COLUMBIA STATE BANK

ACKNOWLEDGMENT

STATE OF WASHINGTON } S.S.  
COUNTY OF

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT \_\_\_\_\_ IS THE  
PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT (HE/SHE) SIGNED THIS  
INSTRUMENT, ON OATH STATED THAT (HE/SHE) WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND  
ACKNOWLEDGED IT AS THE \_\_\_\_\_ OF NOR AM INVESTMENT LLC TO BE THE FREE  
AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE  
INSTRUMENT.

DATED: \_\_\_\_\_  
SIGNATURE: \_\_\_\_\_  
TITLE: NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON RESIDING AT: \_\_\_\_\_  
MY APPOINTMENT EXPIRES: \_\_\_\_\_

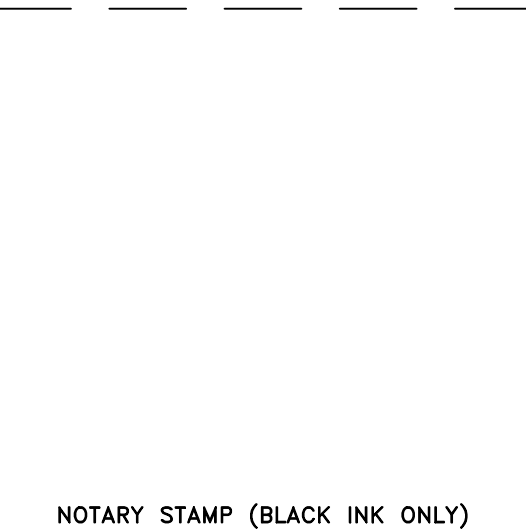


ACKNOWLEDGMENT

STATE OF WASHINGTON } S.S.  
COUNTY OF

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PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT (HE/SHE) SIGNED THIS  
INSTRUMENT, ON OATH STATED THAT (HE/SHE) WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND  
ACKNOWLEDGED IT AS THE \_\_\_\_\_ OF COLUMBIA STATE BANK TO BE THE FREE  
AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED: \_\_\_\_\_  
SIGNATURE: \_\_\_\_\_  
TITLE: NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON RESIDING AT: \_\_\_\_\_  
MY APPOINTMENT EXPIRES: \_\_\_\_\_



CITY OF RICHLAND NOTES:

- [ ] = ADDRESSES SHOWN IN BRACKETS ARE SUBJECT TO CHANGE BY THE CITY OF RICHLAND, ZIP CODE: 99352.
- THIS PLAT LIES WITHIN THE BOUNDARY OF THE SOUTH RICHLAND COLLECTOR STREET FINANCING PLAN. FEES SHALL BE PAID AS REQUIRED BY RICHLAND MUNICIPAL CODE CHAPTER 12.03 BY THE PROPERTY OWNER AT THE TIME OF DWELLING PERMIT ISSUANCE FOR THE CONSTRUCTION OF A HOME ON ANY LOT WITHIN THIS SUBDIVISION.
- ALL LANDSCAPED TRACTS AND AREAS WITHIN THE PLAT OF BADGERVIEW VILLAS WHICH ARE LOCATED IN THE PUBLIC RIGHT-OF-WAY SHALL BE THE RESPONSIBILITY OF THE HOMEOWNERS TO MAINTAIN.
- ALL RESIDENTIAL STRUCTURES TO BE CONSTRUCTED WITHIN THIS PLAT SHALL BE CONSTRUCTED WITH A FIRE SPRINKLER SYSTEM MEETING THE NATIONAL FIRE PROTECTION ASSOCIATION (NFPA) STANDARDS 13-D.
- ALL RESIDENTIAL LOTS SHALL BE IMPROVED WITH LANDSCAPING AT THE TIME A CERTIFICATE OF OCCUPANCY IS ISSUED FOR ANY RESIDENTIAL USE ON THAT LOT IN ACCORDANCE WITH THE LANDSCAPE STANDARDS CONTAINED IN SECTION 11.E OF THE LAND USE DEVELOPMENT REGULATIONS (LUDR) FOR THE BADGER MOUNTAIN SOUTH COMMUNITY.
- ALL RESIDENTIAL STRUCTURES LOCATED WITHIN THIS PLAT SHALL CONFORM TO THE BUILDING TYPE STANDARDS CONTAINED IN SECTION 8 OF THE LAND USE DEVELOPMENT REGULATIONS (LUDR) FOR THE BADGER MOUNTAIN SOUTH COMMUNITY.
- ALL RESIDENTIAL STRUCTURES LOCATED WITHIN THIS PLAT SHALL CONFORM TO THE SUSTAINABLE STANDARDS CONTAINED IN SECTION 12 OF THE LAND USE DEVELOPMENT REGULATIONS (LUDR) FOR THE BADGER MOUNTAIN SOUTH COMMUNITY.
- AVA WAY AND TROWBRIDGE BLVD. ARE BOTH CLASSIFIED AS COLLECTOR STREETS, NO DIRECT VEHICLE ACCESS TO LOTS 6 OR 12 WILL BE ALLOWED FROM TROWBRIDGE BLVD OR AVA WAY. NO DIRECT VEHICLE ACCESS WILL BE ALLOWED ACROSS TRACT E, PLAT OF WEST VINEYARD PHASE 2 TO LOTS 7, 11, OR 12, OR TO TRACT X, EXCEPT WITHIN THE EXISTING ACCESS EASEMENT CROSSING SAID TRACT E AS DEDICATED ON SAID PLAT.
- THE PRIVATE ROADS AND PARKING AREAS 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 SAID ROADS.
- THE PRIVATE DRIVES WITHIN THIS PLAT ARE FIRE LANES AND PARKING IS RESTRICTED. THE REQUIRED NO-PARKING SIGNS SHALL BE INSTALLED BY THE DEVELOPER WHERE APPLICABLE.
- THE VISION CLEARANCE TRIANGLE AS DEPICTED HEREON, SHALL CONFORM TO RMC 12.11.020, INCLUDING FUTURE REVISIONS THEREOF.
- THE INTENDED USE OF ALL LOTS WITHIN THE PLAT IS MULTI-FAMILY RESIDENTIAL.

APPROVALS

THIS PLAT IS HEREBY APPROVED BY AND FOR THE CITY OF RICHLAND, CO. OF BENTON, STATE  
OF WASHINGTON.

|               |      |
|---------------|------|
| CITY MANAGER  | DATE |
| CITY CLERK    | DATE |
| CITY ENGINEER | DATE |

IRRIGATION APPROVAL

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

BADGER MOUNTAIN IRRIGATION DISTRICT \_\_\_\_\_ DATE \_\_\_\_\_

TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT THE TAXES ON THE LAND DESCRIBED HEREON HAVE BEEN PAID TO AND  
INCLUDING THE YEAR 20\_\_\_\_, PARCEL NUMBER 1-3298-300-0003-016

|                         |      |
|-------------------------|------|
| BENTON COUNTY TREASURER | DATE |
| BENTON COUNTY ASSESSOR  | DATE |



DATE \_\_\_\_\_

(S2018-101 – BMS 4-Plex Preliminary Plat)

**RICHLAND HEARING EXAMINER  
TECHNICAL ADVISORY COMMITTEE REPORT  
MARCH 27, 2018**

APPLICANT: NORAM INVESTMENTS LLC C/O AHBL ENGINEERING

REQUEST: PRELIMINARY PLAT APPROVAL TO SUBDIVIDE 5.3 ACRES INTO 12  
MULTI-FAMILY RESIDENTIAL LOTS, (THE PLAT OF BMS 4-PLEX)

LOCATION: SOUTH OF THE INTERSECTION OF AVA WAY AND BELLAVIEW  
AVENUE WITHIN THE BADGER MOUNTAIN SOUTH SUB-AREA

ENGINEER: AHBL ENGINEERING

**TECHNICAL ADVISORY COMMITTEE RECOMMENDATIONS**

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

**General Conditions:**

1. All final plans for public improvements shall be submitted prior to pre-con on a 24" x 36" hardcopy format and also electronically in .dwg format compatible with the City's standard CAD software. Addendums are not allowed, all information shall be supplied in the specified 24 x 36 (and electronic) format. When construction of the infrastructure has been substantially completed, the applicant shall provide paper, mylar and electronic record drawings in accordance with the City's "Record Drawing Requirements". The electronic as-built record drawings shall be submitted in a AutoCAD format compatible with the City's standard CAD software. Electronic copies of the construction plans are required prior to the pre-con meeting, along with the multiple sets of paper drawings. The mylar record drawings (including street lights) shall be submitted and approved by the City before the final punchlist inspection will be performed. All final punchlist items shall be completed or financially guaranteed prior to recording of the final plat.
2. Any and all necessary permits that may be required by jurisdictional entities outside of the City of Richland shall be the responsibility of the developer to obtain.
3. A copy of the construction drawings shall be submitted for review to the appropriate jurisdictions by the developer and his engineer. All required comments / conditions from all appropriate reviewing jurisdictions (e.g.: Benton County, any appropriate irrigation districts, other utilities, etc.) shall be incorporated into one comprehensive set of drawings and resubmitted (if necessary) for final permit review and issuance.
4. Any work within the public right-of-way or easements or involving public infrastructure will require the applicant to obtain a right-of-way permit prior to construction, per RMC Chapter 12.08. A plan review and inspection fee in the amount equal to 5% of the construction costs of the work within the right-of-way or easement will be collected at the time the permit is issued. A stamped, itemized Engineers estimate (Opinion of probable cost) and a copy of the material submittals shall be submitted along with the final plan submittal.

5. When the construction is substantially complete a paper set of "record drawings" shall be prepared by a licensed surveyor and include all changes and deviations. Please reference the Public Works document "RECORD DRAWING REQUIREMENTS & PROCEDURES" for a complete description of the record drawing process. After approval by the City of the paper copy, a mylar copy of the record drawings shall be submitted along with a CAD copy of them. The electronic as-built record drawings shall be submitted in a AutoCAD format compatible with the City's standard CAD software. All final punchlist items shall be completed or financially guaranteed prior to recording of the final plat.
6. Public utility infrastructure located on private property will require recording of a City standard form easement prior to acceptance of the infrastructure and release of the final plat. The City requires preparation of the easement legal description by the developer two weeks prior to the scheduled date of plat 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 plat acceptance.
7. A pre-construction conference will be required prior to the start of any work within the public right-of-way or easement. Contact the Public Works Engineering Division at 942-7500 to schedule a pre-construction conference.
8. Site plan drawings which involve the construction of public infrastructure shall be drawn on a standard 24" x 36" drawing format to a scale which shall not be less than 1"= 40'.
9. All plan sheets involving construction of public infrastructure shall have the stamp of a current Washington State licensed professional engineer.
10. All construction plan sheets shall include the note "CALL TWO WORKING DAYS BEFORE YOU DIG 1-800-424-5555 (or "811")." Or: <http://www.call811.com/>
11. An irrigation source and distribution system, entirely separate from the City's domestic water system, shall be provided for this development. *Construction plans will not be accepted for review until adequate and viable proof of an irrigation source is made available by the developer.* The designing Engineer shall submit plans for the proposed irrigation system to the Irrigation District with jurisdiction over the property at the same time that they are submitted to the City for construction review. Plans shall be reviewed and accepted by said irrigation district prior to issuance of a Right-of-Way permit by the City. Easements shall be provided on the final plat for this system where needed.
12. A copy of the preliminary plat shall be supplied to the Post Office and all locations of future mailbox clusters approved prior to final platting.

### **Design Standards:**

13. Public improvement design shall follow the following general format:
  - A. All materials and workmanship shall be in conformance with the latest revision of the City of Richland Standard Specifications and Details and the current edition of the State of Washington Standard Specifications for Road, Bridge, and Municipal Construction. Please confirm that you have the latest set of standard specs and details by visiting the City's web page.
  - B. Sanitary sewer shall be aligned on the north and west side of street centerlines.
  - C. Storm sewer shall be aligned on the south and east side of street centerlines.
  - D. 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.
  - E. 10-foot horizontal spacing shall be maintained between domestic water and sanitary sewer mainlines and service lines.

- F. Water lines shall be aligned on the south and east side of street centerlines.
- G. Watermains larger than 8-inches in diameter shall be ductile iron.
- H. Watermains installed outside of the City Right of Way or in very rocky native material, shall be ductile iron and may need restrained joints.
- I. All watermains outside areas zoned R1 shall be ductile iron.
- J. Fire hydrant location shall be reviewed and approved by the City Fire Marshal.
- K. Sewer mains over 15-feet deep shall be constructed out of SDR26 PVC or C900 PVC. 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.
- L. Water valves and manholes installed on private property shall be placed so as to avoid parked cars whenever feasible.
- M. All utilities shall be extended to the adjacent property (properties) at the time of construction.
- N. 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.
- O. The minimum centerline radius for local streets shall be 100-feet.
- P. Any filling of low areas that may be required within the public Right of Way shall be compacted to City standards.
- Q. 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.
- R. A detailed grading plan shall be included in the submitted plan set.
- S. 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.
- T. 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.
- U. All public improvements shall comply with the State of Washington and City of Richland requirements, standards and codes.
- V. 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.
- W. 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.
- X. All public streets shall meet design requirements for sight distance (horizontal, vertical and intersectional).
- Y. All driveways for private roads onto a city street shall be constructed to the City standard commercial driveway detail. Radius-style driveways are not allowed.
- Z. 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.
- AA. 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.).
- BB. The contractor shall be responsible for any and all public infrastructure construction deficiencies for a period of one year from the date of the letter of acceptance by the City of Richland.

- 14. If the project will be built in phases the applicant shall submit a master plan for the sanitary sewer, domestic water, storm drainage, electrical, street lighting and irrigation system for the entire project prior to submitting plans for the first phase to assure constructability of the entire project. This includes the location and size of any storm retention ponds that may be required to handle runoff.



15. If the City Fire Marshal requires a secondary emergency vehicle access, it shall be included in the construction plan set and be designed to the following standards:
- A. 2-inches compacted gravel, minimum (temp. SEVA only).
  - B. 2% cross-slope, maximum.
  - C. 5% slope, maximum. Any access road steeper than 5% shall be paved or be approved by the Fire Marshal.
  - D. Be 20-feet in width.
  - E. Have radii that are accommodating with those needed for City Fire apparatus.

Secondary emergency vehicles accesses (SEVA's) shall be 20-feet wide, as noted. Longer secondary accesses can be built to 12-feet wide with the approval of the City of Richland Fire Marshal, however turn-outs are required at a spacing acceptable to the Fire Dept. Temporary SEVA's shall be constructed with 2-inches of compacted gravel, at a minimum. Permanent SEVA's shall be paved with 2-inches of asphalt over 4-inches of gravel, at a minimum.

16. SURVEY MONUMENT DESTRUCTION:

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

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

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

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

## **Traffic & Streets:**

17. The "BMS 4-PLEX" Preliminary Plat is identified as generating 30 PM peak hour trips. These 30 PM peak hour trips shall count toward all other Master Agreement Exhibit, Section 5.1 improvements that are triggered by a specific number of traffic PM peak hour trips.
18. Trowbridge Blvd. shall be constructed to full width, including all frontage improvements, from Dallas Road to the roundabout at Ava Way concurrent with the project that generates the 500<sup>th</sup> peak hour trip. Other preliminary plats in Badger Mountain South share this requirement. The intersection of Trowbridge Blvd. and Ava Way is planned as a roundabout intersection. As part of the Ava Way and Trowbridge construction required of this development (see paragraph 21 below) the developer

shall complete preliminary design of the planned roundabout to confirm that adequate right of way is provided for the eventual design. The developer shall either complete the roundabout construction as part of this project or achieve compliance with this condition by participating in a traffic impact fee program adopted by ordinance by the City Council at a future date.

19. A traffic signal shall be constructed at the Dallas Road/Trowbridge Blvd. intersection concurrent with the phase that generates the 600<sup>th</sup> PM peak-hour trip for the entire Badger Mountain South Development. This requirement is applied to enforce the provisions of the Badger Mountain South Master Agreement. The City is tracking the accumulation of approved trip generating projects according to the approval date of the development. The developer may achieve compliance with this condition either by completing the signal construction at the appropriate time, or by participation in a traffic impact fee program adopted by ordinance by the City Council at a future date.
20. Sidewalks shall be installed along all public Right of Way frontage at the time of project construction.
21. The half street improvements, including frontage improvements of Ava Way, Trowbridge Blvd. and Bellaview Avenue shall be completed to City standards and the Badger South development standards by the developer at the time that the phase which constructs the lots adjacent to each roadway is developed. The frontage improvements shall consist of curb, gutter, sidewalk, street lights & a storm drainage system. A ten-foot public utility easement along these roadways shall be provided on the face(s) of the final plat.
22. A note will be shown on the face of the final plat stating that Ava Way and Trowbridge Blvd. are both classified as collector streets. Subsequently, no driveways accessing single family lots will be allowed directly onto either.
23. The vision-clearance triangle needs to be shown on all corner lots on both the construction plans and the final plat document, in accordance with RMC Chapter 12.11.020.
24. The existing access points onto Ava Way are acceptable for this project, but any proposed changes to said driveways will be subject to approval by the City Engineer.
25. All private roads shall be constructed to provide for adequate fire truck & solid waste collection truck access & turnaround movements.
26. 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. Street signs indicating restricted parking shall be installed prior to final platting at the developers expense.
27. If the project is to be constructed in phases, all dead-end streets longer than 150-feet that will be continued later need to have temporary turn-arounds built at the end of them. The radius of these turn-arounds shall be 45-feet minimum, and shall be constructed of 2-inches of compacted top course gravel for slopes less than 5%, or of 2-inches of asphalt atop 2-inches of gravel for slopes greater than 5%. If the temporary turn around is not located within the final plat an easement with a 50-foot radius will be required.

### **Domestic Water:**

28. The closest watermain capable of serving this property is located adjacent to but outside the pre-plat boundary. It shall be the responsibility of the developer to install the necessary offsite infrastructure and to extend a watermain to this property to serve domestic water prior to final plat acceptance.
29. Any grading operations that take place near to or over the top of an existing water main shall ensure that adequate cover remains over the water line so as to protect it from breakage and freezing. It



shall be the responsibility of the developer to re-install any water mains that have too little (or too much) cover, as determined by the City Engineer, over them as a result of his grading operations.

30. If any homes within this preliminary plat are required to install residential fire sprinkler systems, the sprinkler systems shall be flow-through type in compliance with the City's cross connection control program.
31. Domestic water shall be extended to the adjoining properties adjacent to the plat.
32. 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.
33. The fire hydrant layout shall be approved by the City Fire Marshal.

### **Sanitary Sewer:**

34. The closest sanitary sewer available for this development is located offsite. It shall be the responsibility of the developer to install the necessary offsite infrastructure and to extend a sewer main to this property to serve sanitary sewer at the time of plat construction. A sanitary sewer collection system shall be constructed to City standard and accepted prior to final plat acceptance.
35. A 10-foot wide exclusive sanitary sewer easement shall be provided for any sewer main that is outside of the public Right-of-Way. Wider easements are required for mains that are buried deeper than 10-feet. If any manholes are located outside of the public Right-of-Way, maintenance truck access to said structure may be required.
36. Sanitary sewer shall be extended to the adjoining properties adjacent to the plat.

### **Storm Water:**

37. This project may require coverage under the Washington State General NPDES Permit for Construction projects. The Developer shall be responsible for compliance with the permit conditions. The City has adopted revised standards affecting the construction of new stormwater facilities in order to comply with conditions of its NPDES General Stormwater Permit program. This project, and each phase thereof, shall comply with the requirements of the City's stormwater program in place at the time each phase is engineered. The project will require detailed erosion control plans.
38. All storm drainage systems shall be designed following the core elements defined in the latest edition of the Stormwater Management Manual for Eastern Washington. The Hydrologic Analysis and Design shall be completed based on the following criteria: Washington, Region 2, Benton County; SCS Type 1A – 24 Hour storm for storm volume. The applicant's design shall provide runoff protection to downstream property owners.
39. The flow-rate of the public storm drainage system shall be designed using the 2-Year, 3-Hour short duration Eastern Washington storm for pipe and inlet sizing using SCS or Santa Barbara method; no modifying or adding time of concentration; no surcharge allowed. Calculations shall be stamped by a registered professional engineer and shall include a profile of the system showing the hydraulic grade line. The calculations should include a 50-foot wide strip behind each right of way line to represent drainage from private property into the City system. Of that area, 50% shall be considered pervious and 50% impervious. Calculations shall include a profile for the design showing the hydraulic grade line for the system. Passing the storm downhill to an



existing system will require a downstream storm system capable of accepting the water without being overwhelmed.

40. All construction projects that don't meet the exemption requirements outlined in Richland Municipal Code, Section 16.06 shall comply with the requirements of the Washington State Department of Ecology issued Eastern Washington NPDES Phase II Municipal Stormwater Permit. All construction activities subject to this title shall be required to comply with the standards and requirements set forth in the Stormwater Management Manual for Eastern Washington (SWMMEW) and prepare a Stormwater Site Plan. In addition a Stormwater Pollution Prevention Plan (SWPPP) or submission of a completed erosivity waiver certification is required at the time of plan submittal.
41. If any existing storm drainage or ground water seepage drains onto the proposed site, said storm drainage shall be considered an existing condition, and it shall be the responsibility of the property developer to design a system to contain or treat and release the off-site storm drainage.
42. 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").
43. Prior to or concurrent with the submittal of the first phase the developer shall provide a Geotechnical report including the percolation rate of the soils in the area of any storm retention ponds. If the project constructs a storm retention pond then the engineer will need to demonstrate that the pond will drain itself within 24 hours after the end of a storm event, and not have standing water in it longer than that. Engineering solutions are available for retention ponds that do not perk within 24 hours.
44. Stormwater collection pipes shall be extended to the adjoining properties adjacent to the plat.
45. 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.
46. 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.
47. 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.

### **Final Platting / Project Acceptance Requirements:**

48. When the construction is substantially complete a paper set of "record drawings" shall be prepared by a licensed surveyor and include all changes and deviations. Please reference the Public Works

document "RECORD DRAWING REQUIREMENTS & PROCEDURES" for a complete description of the record drawing process. After approval by the City of the paper copy, a mylar copy of the record drawings shall be submitted along with a CAD copy of them. The electronic as-built record drawings shall be submitted in a AutoCAD format compatible with the City's standard CAD software. All final punchlist items shall be completed or financially guaranteed prior to recording of the final plat.

49. 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 final acceptance. Off-site ("third party") easements for City infrastructure are the responsibility of the developer to obtain. 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.
50. 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.
51. 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.
52. The vision-clearance triangle needs to be shown on all corner lots on the final plat document, in accordance with RMC Chapter 12.11.020. If the intersection is in a curve, it will have to be evaluated per AASHTO guidelines. This information may need to be designed by the engineer of record and supplied to the surveyor of record for inclusion into the final plat document.
53. The final plat shall include notes identifying all common areas including the private streets and tracts and acknowledging the ownership and maintenance responsibility by the homeowners association. A note shall be added to the face of the final plat that states: *"The private roads 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 said roads"*.
54. A note shall be added to the face of the plat that states: *"The private drives 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. 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.
55. All landscaped areas within the plat that are in the public Right of Way shall be the responsibility of the property owners to maintain.
56. A one-foot "No access / screening easement" will be required along the Ava Way and Trowbridge Blvd. Right of Ways.
57. The intended use and ownership of all tracts within the plat shall be noted on the final plat.
58. Property with an unpaid L.I.D. assessment towards it must be paid in full or segregated per Richland Municipal Code 3.12.095.
59. Any restricted parking areas shall be indicated on the final plats.
60. All final plats shall contain notes identifying the allowable development types (i.e. multi-family residential, single-family residential, duplex, commercial, etc.) for each lot.



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**BEFORE THE HEARING EXAMINER  
FOR THE  
CITY OF RICHLAND**

**FINDINGS, CONCLUSIONS AND  
RECOMMENDATION OF APPROVAL  
“BMS 4-PLEX” PRELIMINARY PLAT**

**FILE NUMBER:** S2018-101

**APPLICANT/OWNER:** NOR AM INVESTMENT, LLC

**APPLICATION:** TO SUBDIVIDE 5.29 ACRES INTO 12 RESIDENTIAL LOTS

**LOCATION:** PART OF THE BADGER MOUNTAIN SOUTH SUB-AREA, SOUTH OF THE INTERSECTION OF AVA WAY AND BELLAVIEW AVENUE, WITH TROWBRIDGE BOULEVARD ALIGNMENT FORMING THE PLAT’S SOUTHERN BORDER.

**PARCEL NUMBERS:** THE PROPOSED PLAT APPEARS TO LIE ON A PORTION OF BENTON COUNTY ASSESSOR PARCEL NO. 132982BP4732019, ALL OF WHICH IS OWNED BY THE APPLICANT, NOR AM INVESTMENT, LLC.

**REVIEW PROCESS:** TYPE III, PRELIMINARY PLAT,  
HEARING EXAMINER RECOMMENDATION TO CITY COUNCIL

**SUMMARY OF RECOMMENDATION:** *APPROVE*, SUBJECT TO CONDITIONS

**DATE OF RECOMMENDATION:** JULY 27, 2018

## **PROJECT DESCRIPTION AND SUMMARY of PROCEEDINGS**

Nor Am Investment, LLC, of Lakewood, Washington, is the owner and applicant in this matter. (*Exhibit 1; Ex. 2, page C0.1*).

The proposed subdivision would divide about 5.3 acres into a development site with 12 multi-family residential lots. The application material, specifically the Master Agreement Consistency Recommendation (MACR) for the proposal, notes that “each lot will have a single building housing 4 residential units” and that the multi-family residential uses will be “stacked units”. (*Ex. 4, MACR, on page 1, item 7*).

The site is located to the southeast of West Vineyard Phase 1, much of which is already occupied or under construction, with access off of Trowbridge Boulevard. Like the West Vineyard Phase II Preliminary Plat Recommendation issued in February of this year, this proposed subdivision is also part of the Badger Mountain South Subarea Plan and is part of the master planned community of Badger Mountain South, which is intended to be a “walkable and sustainable community” with a range of housing types, mixed-use neighborhoods, up to 5,000 dwelling units, businesses and other commercial activities. (*Staff Report, page 3; LUDR, 1.A, Intent, and 1.B, Purpose*). The project will have convenient access to/from Interstate 82, via Dallas Road, which intersects with Ava Way and Trowbridge Blvd. (*Ex. 2, page C0.1*).

The project site is currently vacant, and would be across and extension of Ava Way from the West Vineyard Phase II plat.

The property owner’s design team submitted an application for preliminary plat approval on or about February 5, 2018. (*Staff Report, page 9; Ex. 1, Preliminary Plat Application Form cover sheet*). Following review, and an analysis to determine the application’s consistency with the current Land Use and Development Regulations (LUDR) for the Badger Mountain South master-planned community, city staff issued a Master Agreement Consistency Determination on March 29, 2018 (*Ex. 6*), and mailed Notices of the Application and Public Hearing for the matter on or about April 3, 2018. (*Staff Report, page 9; Ex. 3*). All written comments received prior to the hearing from members of the public are included in the record as part of Exhibit 11. Once again, some neighboring property owners made comments expressing concerns that traffic should be adequately addressed and that the developer should fulfill commitments to include retail businesses in the Badger Mountain South area to serve the growing residential base. (*Ex. 11; public testimony*).

### ***SEPA Compliance.***

The City of Richland’s Planned Action Ordinance adopted for the Badger Mountain master planned community covers development within the Badger Mountain South Subarea. The Supplemental Final Environmental Impact Statement issued for the Planned Action Ordinance

covers the site of this proposed plat. Accordingly, standard SEPA review is not required, so long as the project is consistent with the master plan and mitigation measures adopted and identified in applicable SEPA documentation for the master planned area. (*Staff Report discussion, at page 10; Ex. 5, Planned Action Consistency Determination; and Ex. 6, Master Agreement Consistency Determination*). With such documentation, and the Modified Environmental Checklist issued for this project (*Ex. 4, final two pages*), the pending application satisfied applicable SEPA review requirements.

### ***Public Hearing.***

The open-record public hearing for the application occurred on May 3, 2018, wherein the undersigned Examiner presided, and all persons wishing to provide comments were heard, providing testimony under oath. The Examiner visited the site of the proposed project, and public roads leading to and from the vicinity of the proposed plat, several weeks before the hearing and is familiar with the Badger Mountain South area from previous visits in connection with other applications over the last few years.

Upon consideration of the Staff Report, exhibits, public hearing testimony, and the Badger Mountain South LUDR provisions, this Recommendation is now in order. Based on all the evidence, testimony, codes, policies, regulations, and other information contained in the Record, the Examiner issues the following findings, conclusions and Recommendation to approve the preliminary plat as set forth below.

## **CONTENTS OF RECORD**

**Exhibits:** Staff Report. City of Richland Development Services Division Staff Report and recommendation of approval to the Hearing Examiner regarding the “BMS 4-Plex” Preliminary Plat, File No. S2018-101, dated May 3, 2018;

1 – 13. As described and indexed on page 17 of the Staff Report.

**Testimony/Comments:** Staff, an applicant representative, and several local residents who live near the proposed plat appeared and provided sworn testimony at the public hearing. A digital recording of the public hearing is maintained by staff and is included as part of the file for this matter.

## **APPLICABLE LAW**

Under applicable provisions of the Richland Municipal Code (RMC), a preliminary plat application is first subject to review and approval by city staff with respect to the engineering elements of said plat, then the Hearing Examiner is responsible for conducting an open record

public hearing followed by a recommendation to the City Council. A preliminary plat application is a Type III procedure. RMC 19.20.010(C)(1).

As explained in RMC 24.12.050(A), the hearing examiner shall consider any preliminary plat application and shall conduct an open record public hearing in accordance with Chapter 19.60 RMC. After the public hearing and review of materials in the record, the hearing examiner shall determine whether the preliminary plat is in accordance with the comprehensive plan and other applicable code requirements and shall either make a recommendation for approval or disapproval to the city council.

The same provision of the city's code (RMC 24.12.050) provides that any recommendation for approval of the preliminary plat shall not be given by the hearing examiner without the prior review and approval of the city manager or her designee with respect to the engineering elements of said plat including the following:

1. Adequacy of proposed street, alley, right-of-way, easement, lighting, fire protection, drainage, and utility provisions;
2. Adequacy and accuracy of land survey data;
3. The submittal by the applicant of a plan for the construction of a system of street lights within the area proposed for platting, including a timetable for installation; provided, that in no event shall such a plan be approved that provides for the dedication of such a system of lighting to the city later than the occupancy of any of the dwellings within the subdivision.

The City's decision criteria for preliminary plat approval are substantially similar to state subdivision mandates found in RCW 58.17.110(2)<sup>1</sup> and reads as follows:

***Richland Municipal Code 24.12.053 Preliminary plat – Required findings.***

*The hearing examiner shall not recommend approval of any preliminary plat application, unless the approval is accompanied by written findings that:*

*A. The preliminary plat conforms to the requirements of this title;*

*B. Appropriate provisions are made for the public health, safety and general welfare and for such open spaces, drainage ways, streets or roads, alleys, other public ways, transit stops, potable water supplies, sanitary wastes, parks and recreation, playgrounds, schools and school grounds and all other relevant facts, including sidewalks and other planning features that assure safe walking conditions for students who only walk to and from school;*

*C. The public use and interest will be served by the platting of such subdivision and dedication; and*

*D. The application is consistent with the requirements of RMC 19.60.095 (addresses transportation concurrency considerations).*

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<sup>1</sup> "A proposed subdivision and dedication shall not be approved unless the city, town, or county legislative body makes written findings that: (a) Appropriate provisions are made for the public health, safety, and general welfare and for such open spaces, drainage ways, streets or roads, alleys, other public ways, transit stops, potable water supplies, sanitary wastes, parks and recreation, playgrounds, schools and school grounds

And RMC 19.60.095 mandates the following additional findings:

***19.60.095 Required findings.***

*No development application for a Type II or Type III permit shall be approved by the city of Richland unless the decision to approve the permit application is supported by the following findings and conclusions:*

*A. The development application is consistent with the adopted comprehensive plan and meets the requirements and intent of the Richland Municipal Code.*

*B. Impacts of the development have been appropriately identified and mitigated under Chapter [22.09](#) RMC.*

*C. The development application is beneficial to the public health, safety and welfare and is in the public interest.*

*D. The development does not lower the level of service of transportation facilities below the level of service D, as identified in the comprehensive plan; provided, that if a development application is projected to decrease the level of service lower than level of service D, the development may still be approved if improvements or strategies to raise the level of service above the minimum level of service are made concurrent with development. For the purposes of this section, “concurrent with development” means that required improvements or strategies are in place at the time of occupancy of the project, or a financial commitment is in place to complete the required improvements within six years of approval of the development.*

*E. Any conditions attached to a project approval are as a direct result of the impacts of the development proposal and are reasonably needed to mitigate the impacts of the development proposal.*

The burden of proof rests with the applicant, and any decision to approve or deny a preliminary plat must be supported by evidence that is substantial when viewed in light of the whole record. RCW 36.70C.130(1)(c); and RMC 19.60.060. The application must be supported by proof that it conforms to the applicable elements of the city’s development regulations, comprehensive plan and that any significant adverse environmental impacts have been adequately addressed. RMC 19.60.060.

**ISSUE PRESENTED**

Whether substantial evidence demonstrates that the applicant has satisfied their burden of proof to satisfy the criteria for preliminary plat approval?

Short Answer: Yes.

## **FINDINGS of FACT**

1. Any statements in previous or following sections of this document that are deemed findings are hereby adopted as such, including without limitation the project description and summary of proceedings.
2. The Staff Report and recommendation of approval (*Ex. A*), include a number of specific findings and conditions that establish how the underlying plat application, as conditioned, satisfies provisions of applicable law, is consistent with the city's Comprehensive Plan, and is designed or conditioned to comply with applicable development standards and guidelines.

### ***Public Hearing Testimony***

3. At the hearing, Senior Planner Shane O'Neill summarized his Staff Report and recommendation of approval for the proposed plat.
4. Mr. O'Neill noted that the City's Master Development Agreement for the Badger Mountain South area supersedes and applies to the project instead of standard city development regulations.
5. As noted above, the proposed plat is located in a portion of the Badger Mountain South Subarea, and the distinct LUDR provisions, adopted and amended by the Richland City Council following extensive public review, apply to this project.
6. Several neighboring residents testified at the hearing, expressing general frustration with their homeowners' association about garbage and/or construction material/debris found along neighborhood roadways; about perceived traffic and parking problems; about personal opinions about renters and rental housing projects where people may not care about their neighborhood as much as homeowners do; about the loss of possible retail space being developed for 4-plex residential rental buildings; and about rosy statements that realtors or developers made to buyers about upcoming retail venues that would soon be built in the BMS community. While all of the commenters should be commended for taking time out of their days to express their feelings on the application, none of the comments were supported by evidence or legal authority that would serve as a basis to deny or supplement conditions for the pending plat application.
7. While many of the public comments expressed disappointment that 4-plex rental apartments might be built in the Badger Mountain South development, the controlling development plans and regulations for the area (the LUDR for the BMS subarea) expressly permit "stacked-units" where multi-family residential uses are allowed. The proposed 4-plexes are stacked units. Multi-family residential developments are expressly permitted in



the Specialty Retail zone areas of the BMS subarea. The proposed plat is in a Specialty Retail designated area. Accordingly, there is no legal basis to deny an application for a 4-plex development such as that proposed in this matter. *See LUDR provisions applicable to area.*

8. As to comments about the homeowners association, and the need to enforce covenants and private requirements for builders or residents in parts of the BMS community, those are outside the jurisdiction of the hearing examiner, and do not provide a basis to condition or deny the pending application for a preliminary plat. The owner's representative was present at the public hearing and is fully capable of communicating such concerns back to his client.

***Compliance with city development regulations achieves consistency with the Comprehensive Plan***

9. RMC 24.04.020 explains that the purpose of the City's platting and subdivision codes is "in furtherance of the comprehensive plan of the city" and that such regulations contained in the city's platting and subdivision codes "are necessary for the protection and preservation of the public health, safety, morals and the general welfare, and are designed, among other things, to encourage the most appropriate use of land throughout the municipality; to lessen traffic congestion and accidents; to secure safety from fire; to provide adequate light and air; to prevent overcrowding of land; to avoid undue concentration of population; to promote the coordinated development of unbuilt areas; to secure an appropriate allotment of land area in new developments for all the requirements of community life; to conserve and restore natural beauty and other natural resources; and to facilitate the adequate provision of transportation, water, sewerage and other public uses and requirements." The effect of this provision boils down to this: compliance with the City's Comprehensive Plan can be established, or at least partially established, through compliance with the city's platting and subdivision regulations found in Title 24 of the Richland Municipal Code. In this matter, substantial evidence in the record clearly establishes compliance by the proposed plat (as conditioned herein) with the city's land platting regulations that are applicable to this project, including without limitation those reflected in the LUDR for Badger Mountain South, thus implementing and complying with the City's Comprehensive Plan. (*See Staff Report, all Findings*).

***Proposed plat will provide public benefits***

10. The applicant's submittals established that some aspects of the new subdivision will provide a public benefit, including without limitation, new housing inventory and options fulfilling the city's goals and policies set forth in the Comprehensive Plan, construction of new roads, sidewalks, an attractive street system to serve the new plat, and other features that will serve to promote health benefits of a walkable, pedestrian-friendly community.

***Substantial evidence demonstrates the proposed project, as conditioned, satisfies approval criteria.***

11. The record contains substantial evidence to demonstrate that, as conditioned, the proposed plat makes appropriate provisions for:
- A. The public health, safety, and general welfare: See Staff Report; all Findings; Exhibits 2, 4, 5, and 6.
  - B. Open Spaces: *Staff Report, page 15, describing trails and sidewalks that are part of the project, all of which are consistent with the LUDR; See discussion in item H.*
  - C. Drainage Ways: the project will be consistent with all applicable standards for stormwater system design, including without limitation the Department of Ecology Stormwater Management Manual for Eastern Washington. *Staff Report; Ex. 2, grading and drainage plans, on page C2.1; Ex. 12, TAC Report, recommended Storm Water conditions.*
  - D. Streets or roads, alleys, other public ways: the proposed plat has been reviewed by the City for compliance with applicable street system design requirements, and has been deemed consistent with all applicable LUDR and city standards for city roads, streets, driveways, access, circulation, transportation concurrency and the like. *Staff Report; Exhibit 2, site plans; Technical Advisory Committee report and proposed conditions.*
  - E. Transit stops: To the extent transit stops are or may be located nearby to serve residents of the proposed plat, or Richland residents generally, the subdivision design, access and internal circulation patterns, as conditioned, are appropriate to allow for pedestrians and vehicles to access arterials and other routes that could direct users to existing or future transit stops and facilities. The proposed plat is within the Ben Franklin Transit service area, though no bus service is currently provided for the neighborhood. The transit agency was given lawful notice of the proposed plat and did not provide any comments or feedback for consideration as part of the record in this matter. *Staff Report, pages 11 and 12.*
  - F. Potable water supplies: The new subdivision will receive its domestic water supply from the City of Richland. Staff confirms that adequate capacity is available within the city's water supply system to provide both domestic water and fire flow service to the new plat. Irrigation water will continue to be available within the plat, as provided by the Badger Mountain Irrigation District. *Staff Report, page 12; Ex. 4, conceptual water system plans, showing connections to city water supply system; Ex. 12, TAC Report, recommended Domestic Water conditions.*
  - G. Sanitary systems: The City's sewer system has capacity to serve the proposed plat, and will do so. *Staff Report, at page 12; Ex. 2, page C3.1, conceptual utility plans, showing connections and extensions for city sewer service; Ex. 12, recommended Sanitary Sewer conditions.*

- H. Parks and recreation, playgrounds, schools: The Staff Report and site plans show that the project includes provisions for new open space, advancing the Badger Mountain South vision of urban trails throughout the master planned community. The Staff Report explains that the park mitigation fees will be paid for each dwelling unit constructed within the plat. School needs for future residents are adequately addressed in the LUDR for the Badger Mountain South master planned community.
- I. Planning features to assure safe walking conditions for students: The proposed plat includes walking paths and sidewalks that will adequately provide safe walking routes and conditions for school children.

10. Except as modified in this Recommendation, all Findings, and statements of fact contained in the Staff Report, are incorporated herein by reference as Findings of the undersigned hearing examiner.<sup>2</sup>

11. Based on all evidence, exhibits and testimony in the record, the undersigned Examiner specifically finds that the proposed plat, as conditioned below, makes appropriate provisions for the considerations detailed in applicable law, including without limitation RMC 24.12.050, .053, 19.60.095, and the LUDR provisions applicable to the Badger Mountain South area, and that the public use and interest will be served by the proposed plat and associated dedications and improvements.

### **CONCLUSIONS of LAW**

- 1. Based on the Findings as summarized above, the undersigned examiner concludes that the proposed plat, as conditioned below, conforms to all applicable zoning and land use requirements and appropriately mitigates adverse environmental impacts. Upon reaching such findings and conclusions as noted above, the preliminary plat meets the standards necessary to obtain approval by the City.
- 2. The proposed conditions of approval as set forth in the Technical Advisory Committee Report included in the Record as Exhibit 12, are reasonable, supported by the evidence, and capable of accomplishment.
- 3. Any Finding or other statements in previous or following sections of this document that are deemed Conclusions are hereby adopted as such.

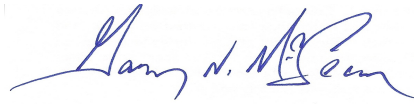
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<sup>2</sup> For purposes of brevity, only certain Findings from the Department's Recommendation are highlighted for discussion in this Recommendation, and others are summarized, but any mention or omission of particular findings should not be viewed to diminish their full meaning and effect, except as modified herein.

### **RECOMMENDATION**

Based upon the preceding Findings of Fact and Conclusions of Law, evidence presented through the course of the open record hearing, all materials contained in the contents of the record, and the Examiner's site visit, **the undersigned Examiner recommends that the City Council APPROVE the "BMS 4-Plex" Preliminary Plat** application, subject to all Conditions of Approval contained in the City's Technical Advisory Committee Report, a copy of which is included in the Record as *Exhibit 12*, and adopted herein by reference.

Recommendation issued: July 27, 2018.



Gary N. McLean  
Hearing Examiner for the City of Richland

## SECURITY AND IMPROVEMENT AGREEMENT

THIS SECURITY AND IMPROVEMENT AGREEMENT ("Agreement") is made and entered into on this 20 day of April, 2021 by and between the **City of Richland**, a Washington municipal corporation ("City"), and **South Richland Communities, LLC**, a **Limited Liability Company** seeking final plat approval of BMS 4-Plex ("Developer"). City and Developer are referred to collectively as the "Parties."

### I. RECITALS

WHEREAS, pursuant to Chapter 24.12 of the Richland Municipal Code (RMC), Developer has filed with the City an application for final plat approval of BMS 4-Plex (the "Project"); and

WHEREAS, the BMS 4 Plex was given preliminary plat approval by the Richland City Council on 05/03/2018, subject to the conditions of approval listed in Technical Advisory Committee (TAC) Report S2018-101 and the applicable state and local development regulations in existence at the time; and

WHEREAS, RCW 58.17.170 provides that final plat approval shall be given by the City when the City finds that the subdivision proposed for final plat approval conforms to all terms of the preliminary plat approval, and that said subdivision meets the requirements of RCW 58.17, other applicable state laws, and any local ordinances in effect at the time of preliminary plat approval; and

WHEREAS, under circumstances where the improvements and land division work required by the RMC and the conditions of approval are not complete prior to a developer's application for final plat approval, RCW 58.17.130 and RMC 24.24.020 allow a developer to comply with the conditions of approval by entering into a secured agreement with the City to complete the improvements and land division work within a period of time specified by the City; and

WHEREAS, pursuant to RMC 24.12.090, upon receipt of a final plat application, the City Engineer is required to review the plat to determine whether minimum improvements have been provided as described by the RMC. If minimum improvements are lacking, the plat shall be rejected; and

WHEREAS, in consideration of final plat approval for the proposed Project by the City prior to completion of improvements, Developer desires to enter into this Agreement whereby Developer promises to install and complete, at its sole expense, all public improvement work required by the City for the proposed Project. Developer has secured this Agreement by improvements security required by RMC 24.24.020; and

WHEREAS, improvement plans and related specifications for the construction, installation and completion of the improvements identified herein have been prepared by the Developer, approved by the City, and are on file in the City's Public Works Department. Said improvement plans and related specifications are incorporated herein by this reference.

NOW, THEREFORE, in consideration of the approval by the City of the Final Plat of BMS 4-Plex, Developer and City agree as follows:

## **II. AGREEMENT**

### **1. DEVELOPER'S OBLIGATION TO CONSTRUCT IMPROVEMENTS**

- a. At its sole expense, Developer shall, in compliance with state law, the improvement plans approved pursuant to Right-of-Way Construction Permit No. PW-19-00297 and all applicable City standards, furnish, construct, install and guarantee the improvements described in the BMS 4-Plex preliminary plat, the Richland Municipal Code, and the conditions of approval (the "Improvements").
- b. Developer shall acquire and dedicate, or pay the cost of acquisition of, all rights-of-way, easements and other real property for the construction or installation of the improvements, free and clear of all liens and encumbrances.
- c. Subject to any time extensions granted in accordance with Section 4, Developer shall complete all Improvements within twelve (12) months of the effective date of the agreement; provided, however, that if the City Engineer reasonably determines that accelerated construction of the Improvements is essential in order to protect the public health, welfare and safety, including, without limitation, providing for the orderly subdivision of the surrounding area, the City Engineer shall give Developer not less than fifteen (15) calendar days' prior written notice to commence or accelerate installation and construction of improvements, or any portion thereof. The notice shall describe the work to be done by the Developer, the time within which the work will commence, and the period within which the work will be completed. All or any portions of said Improvements may be required to be constructed or completed at a specified time.
- d. If improvements to be constructed by Developer include monumentation, such monumentation shall be installed no later than thirty (30) days after the City's acceptance of all other Improvements pursuant to Section 2. As used herein, "monumentation" shall mean the setting of survey monuments and tie points in accordance with the Revised Code of Washington and Richland Municipal Code, and the delivery to the City Engineer of tie notes for said points.
- e. Developer shall, at its sole expense, replace or repair all existing and newly constructed public improvements, public utility facilities, and surveying or subdivision monuments which are destroyed or damaged as a result of any work under this Agreement. Any such replacement or repair shall be subject to the approval of the City Engineer.
- f. Until any category of Improvements is accepted by the City, Developer shall be responsible

for the care and maintenance of such improvements and shall bear all risks of loss or damage to said improvements. Neither City, nor its officers, agents and employees, shall have any liability for any accident, loss or damage to the Improvements prior to their completion and acceptance by the City.

- g. Developer shall, at its sole expense, obtain all necessary permits and licenses for the construction and installation of the Improvements, give all necessary notices, and pay all fees required by the federal, state, county, town or improvement district and all taxes required by law.
- h. Not less than fifteen (15) days prior to commencement of work on the Improvements, Developer shall give written notice to the City Engineer of the date fixed for such commencement of work in order that the City Engineer shall have adequate time to schedule all necessary inspections.

## 2. INSPECTION OF WORK AND FINAL ACCEPTANCE

- a. Developer shall at all times maintain proper facilities and safe access for inspection for the Improvements by the City Engineer.
- b. Upon completion of the work on all or any category of the Improvements specified in Schedule A, the Developer may request a final inspection by the City Engineer. If the City Engineer determines that all or any specified category of the Improvements have been completed in accordance with this Agreement and in compliance with the Improvement Plans and all applicable City standards, then the City Engineer shall certify the completion of such Improvements.
- c. Developer understands and agrees that no building permits for homes to be constructed on the lots located within BMS 4-Plex will be issued by the City of Richland Building Department until the minimum improvements identified in Schedule A are inspected and accepted by the City Engineer. Developer shall include this notice of restriction in all contracts for sale of lots within BMS 4-Plex to homebuilders until the restrictions of this subsection c. are no longer applicable.

## 3. GUARANTEE AND WARRANTY OF THE IMPROVEMENTS

- a. If, within a period of one (1) year following the acceptance by the City of the last of the Improvements specified in Schedule A, any Improvements or part of any Improvements furnished, installed or constructed by the Developer, or any of the work performed under this Agreement, fails to comply with any requirements of this Agreement, or the Revised Code of Washington, Richland Municipal Code, or the Improvement Plans and related specifications, the Developer shall, without delay and without cost to the City, repair, replace, or reconstruct any defective or otherwise unsatisfactory part or parts of the Improvements.
- b. Should the Developer fail or refuse to act promptly or in accordance with subparagraph A above, or should the exigencies of the situation require repair, replacement or

reconstruction to be undertaken before the Developer can be notified, then the City may, at its discretion, make the necessary repairs or replacements or perform the necessary reconstruction. If the Developer's improvement security does not cover the total cost of such repair, replacement or reconstruction, the Developer shall reimburse the City for any excess costs incurred.

- c. The security furnished for the Developer's obligation to construct and install the Improvements described herein shall not be reduced below ten percent (10%) unless and until a warranty bond is posted for the warranty period.

#### 4. TIME EXTENSIONS

- a. Upon a showing of the Developer of good cause, the date of commencement of work on the Improvements, or the duration of the Completion Period, may be extended by the City Engineer, with the written concurrence of the City Manager. As used herein, "Good Cause" may include, without limitation, delay resulting from an act of the City, acts of God or force majeure; and strikes, boycotts or similar job actions by employees or labor organizations which prevent the conduct of the work.
- b. A time extension may be granted without notice to any surety or sureties of the Developer and shall not affect the validity of this Agreement nor release the surety or sureties on any bond given as an improvement security pursuant to this Agreement.
- c. As a condition of any time extension provided for herein, the City Engineer, with the written concurrence of the City Manager, may require the Developer to furnish new or modified improvement security guaranteeing performance of this Agreement, as extended, in an increased amount necessary to compensate for any projected increase in the Estimated Total Cost of Improvements, as determined by the City Engineer.

#### 5. IMPROVEMENT SECURITY

- a. Prior to the City's execution of this Agreement, Developer shall provide as security to the City an amount equal to one hundred fifty percent (150%) of the Estimated Total cost of the Improvements, Grading and Monumentation as set forth in Schedule A and in accordance with established City policy. With this security, the form of which shall be subject to City's prior approval, the Developer assures faithful performance under this agreement and guarantees the Improvements for one (1) year after the completion and acceptance of the last of such Improvements against any defective workmanship or material or any unsatisfactory performance pursuant to Section 3 hereof.
- b. Modifications of the Improvement Plans and related specifications, and modification of the Improvements, not exceeding ten percent (10%) of the original Estimated Total Cost of Improvements, shall not relieve or release any improvement security furnished by Developer pursuant to this Agreement. If any such modifications exceed ten percent (10%) of the Estimated Total Cost of the Improvements, Developer shall furnish additional improvement security for performance and guarantee, and for payment, as



required by subparagraph A above, for one hundred fifty percent (150%) of the revised Estimated Total Cost of the Improvements.

6. REDUCTION OR RELEASE OF IMPROVEMENT SECURITY

- a. Partial release or reductions in the Developer's improvement security may be authorized prior to the City's acceptance of all Improvements required hereunder, as provided in this section.
- b. Upon acceptance of all or any specified category of the Improvements, and upon request of the Developer, the improvement security may be reduced or released as follows:
  - i. Security for Performance and Guarantee: Security may be released incrementally following the completion and documentation of the completion of work and approval by the City Engineer. Securities will be released incrementally in conformance with Schedule A and only upon completion of all improvements in a related category of Schedule A. Unless the Developer submits a warranty bond (where applicable) or additional security in an amount equal to ten percent (10%) of the Estimated Total Cost of the Improvements, security shall not be reduced or released in an amount greater than ninety percent (90%) of the total security amount thereof prior to the expiration of the one (1) year guarantee and warranty period specified in Section 3.A. nor until any claims filed during the one (1) year warranty period have been settled.
- c. If Developer's obligations relating to any Improvements, such as the water system or sewer system, are subject to the approval of another governmental agency, the City shall not release the improvement security therefor until the obligations are performed to the satisfaction of such other governmental agency. Such agency shall have two (2) months after Developer's performance of the obligation to register its satisfaction or dissatisfaction. If at the end of that period it has not registered its satisfaction or dissatisfaction, it shall be conclusively deemed that the Developer's performance of the obligation was satisfactorily completed.

7. INDEMNIFICATION OF CITY BY DEVELOPER

- a. Neither the City, nor its officers, agents and employees, shall be liable or responsible for any accident, injury, loss, or damage to either property or person attributable to or arising out of the construction or installation of the Improvements. Developer shall indemnify, hold harmless and defend the City, its officers, agents and employees, from and against any and all losses, claims, costs, expenses, liabilities, damages, actions, causes of action and judgments, including reasonable attorneys' fees, arising out of or attributable to Developer's performance under this Agreement.
- b. Developer's obligations under this section are not conditioned or dependent upon the City, or its officers, agents and employees who prepared, supplied or reviewed any Improvement Plans or related specifications in connection with the Project

Improvements, or has insurance or other indemnification covering any of these matters.

- c. Developer's obligation to indemnify, hold harmless and defend the City shall extend to injuries to persons and damages to or alleged taking of property resulting from the design or construction of the Project, and the Improvements required herein, and shall likewise extend to adjacent property owners asserting claims based upon the diversion of waters caused by the Developer's design or construction of public drainage systems, streets, and other public facilities or improvements. The City's acceptance of the Improvements shall not constitute an assumption by the City of any responsibility or liability for any damage or alleged taking of property referenced herein. City shall not be responsible or liable for the design or construction of the Project or the Improvements constructed or installed pursuant to the approved Improvement Plans or the Final Plat, unless the particular Improvement design was required by the City over the written objection of the Developer, which objection stated that the Improvement design was potentially dangerous or defective and set forth an alternative design.

## 8. OWNERSHIP OF IMPROVEMENTS

Ownership of all or any category of the Improvements constructed and installed by the Developer pursuant to this Agreement shall vest in the City (or other specified governmental agency) upon acceptance of Improvements by the City (or other specified governmental agency).

## 9. DEFAULT AND BREACH BY THE DEVELOPER AND REMEDIES OF THE CITY

- a. Upon the occurrence of any of the following events, the Developer shall be deemed to be in default under this Agreement:
  - i. Subject to any time extensions granted in accordance with Section 4, failure to commence construction and installation of the Improvements by the commencement date set forth herein;
  - ii. Failure to correct or cure any defect in the Improvements during the one (1) year guarantee and warranty period as required in Section 3.A.;
  - iii. Subject to any time extensions granted in accordance with Section 4, failure to perform substantial construction work, after commencement of work on the Improvements, for a period of thirty (30) days after written notice from the City;
  - iv. Insolvency, appointment of a receiver, or the filing of any petition in bankruptcy, whether voluntary or involuntary, and such is not cured or discharged within a period of thirty (30) days;
  - v. Commencement of a foreclosure action against the Project or any portion thereof, or any conveyance by the developer in lieu or in avoidance of foreclosure; or

- vi. Failure to perform any other obligations in accordance with the terms and provisions of this Agreement within thirty (30) days after written notice from the City.
- b. City reserves to itself all remedies available to it at law or in equity for any breach of Developer's obligations under this Agreement. City shall have the right, without limitation of other rights or remedies, to draw upon or utilize any improvement security furnished hereunder to mitigate City's damages in the event of Developer's default.
- c. Developer acknowledges that the Estimated Total Costs and improvement security amounts set forth herein may not reflect the actual cost of construction or installation of the Improvements, and consequently, City's damages for Developer's default shall be measured by the cost of completing the required Improvements. If the damages incurred by the City in taking over the completing of the Improvements exceeds the principal amount of the improvement security, then the Developer shall reimburse the City in the amount of such excess damages.
- d. City may, without liability for doing so, take possession of, and utilize in completing the Improvements, such materials, appliances, plant and other property belonging to Developer as may be on the site of the work and necessary for the performance of the work. Developer hereby consents to entry by the City and its forces, including contractors, upon any real property in the Project owned by the Developer or by any assignee of this Agreement, in the event the City elects to maintain or complete the work on the Improvements following Developer's default.
- e. Developer acknowledges and agrees that, upon approval of the Final Plat, City will confer substantial rights upon the Developer, including the right to sell, lease or finance lots within the Subdivision, and that such approval constitutes the final act necessary to permit the division of land within the Subdivision. As a result, City will be damaged to the extent of the cost of construction or installation of the Improvements upon Developer's failure to perform its obligations under this Agreement. Developer further acknowledges that any determination as to whether a reversion to acreage or rescission of approval of the Final Plat constitutes an adequate or necessary remedy for Developer's default shall be within the sole discretion of the City.
- f. The City's failure to take an enforcement action with respect to a default, or to declare a default or breach, shall not be construed as a waiver of that default or breach or any subsequent default or breach of the Developer.
- g. If City sues to compel Developer's performance of this Agreement, or to recover damages or costs incurred in completing or maintaining the work on the Improvements, Developer agrees to pay all attorneys' fees and other costs and expenses of litigation incurred by the City in connection therewith, even if the Developer subsequently resumes and completes the work.

10. RELATIONSHIP OF THE PARTIES

Neither Developer, nor any of the Developer's contractors, employees or agents, are or shall be deemed to be agents of the City in connection with the performance of Developer's obligations under this Agreement.

11. ASSIGNMENT

- a. Developer shall not assign this Agreement without the prior written consent of the City. Any attempted or purported assignment in violation of this subparagraph a. shall be null and void and shall have no force or effect.
- b. The sale or other disposition of the Subdivision shall not relieve Developer of its obligations hereunder. If Developer intends to sell the Project, or any portion thereof, to any other person or entity, the Developer may request a novation of this Agreement and substitution of improvement security. Upon the City's approval of the novation and substitution of improvement security, the Developer may request a release or reduction of the improvement security furnished pursuant to this Agreement.

12. NOTICES

- a. All notices required or provided for in this agreement shall be in writing and delivered in person or by mail, postage prepaid, and addressed as follows:

|                 |                                                                       |
|-----------------|-----------------------------------------------------------------------|
| If to the City: | Richland City Engineer<br>625 Swift Blvd. MS-26<br>Richland, WA 99352 |
|-----------------|-----------------------------------------------------------------------|

|                      |                                                                        |
|----------------------|------------------------------------------------------------------------|
| If to the Developer: | South Richland Communities, LLC<br>PO Box 1307<br>Gig Harbor, WA 98335 |
|----------------------|------------------------------------------------------------------------|

- b. Notice shall be effective on the date that it is delivered in person, or, if mailed, on the date of deposit in the United States mail.

13. ENTIRE AGREEMENT

This agreement constitutes the entire Agreement of the parties with respect to its subject matter. All modifications, amendments, or waiver of any terms of this Agreement shall be in writing and signed by the duly authorized representatives of the parties. In the case of the City, the duly authorized representative, unless otherwise specified herein, shall be the City Engineer.

14. SEVERABILITY

The provisions of this Agreement are severable. If any portion of this Agreement is held invalid

by a court of competent jurisdiction, the remainder of the Agreement shall remain in full force and effect.

15. GOVERNING LAW

This Agreement shall be governed by the laws of the State of Washington.

16. EFFECTIVE DATE OF THE AGREEMENT

This Agreement shall be and become effective as of the date of recordation of the Final Plat for BMS 4 Plex, and shall remain in effect until expiration of the one (1) year warranty found in Section 3; provided, however, that Section 7 shall survive expiration of this Agreement.

*[Signature pages to follow]*

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be executed by their respective officers, thereto duly authorized, as of the dates set forth below their respective signatures.

Geoffrey Clark  
DEVELOPER – Nor Am Investment,  
LLC

  
By: \_\_\_\_\_  
Its: President COO  
Date: MAY 1 2021

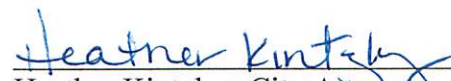
CITY OF RICHLAND

  
Jon Amundson, City Manager

Attest:

  
Jennifer Rodgers, City Clerk

Approved as to Form:

  
Heather Kintzley, City Attorney

STATE OF WASHINGTON )  
COUNTY OF Pierce ) ss.  
BENTON )

I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that Geoffrey Clark, President of **Nor Am Investments, LLC**, known to me to be the same person whose name is subscribed to the foregoing **Security and Improvement Agreement**, appeared before me this day in person and acknowledged that, pursuant to her authority, she signed the said Agreement as his/her free and voluntary act on behalf of South Richland Communities, LLC for the uses and purposes therein stated.

Given under my hand and seal this 1<sup>st</sup> day of May, 2021.



Julie A. Lilley  
Notary Public

Residing at: Gig Harbor, WA

My commission expires 2-19-22

STATE OF WASHINGTON )  
COUNTY OF BENTON ) ss.  
BENTON )

I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that **Jon Amundson, Richland City Manager**, known to me to be the same person whose name is subscribed to the foregoing **Security and Improvement Agreement**, appeared before me this day in person and acknowledged that, pursuant to her authority, she signed the said Agreement as her free and voluntary act on behalf of the City of Richland for the uses and purposes therein stated.

Given under my hand and seal this 6<sup>th</sup> day of May, 2021.



Toni Sue Clark  
Notary Public

Residing at: Kennewick, WA

My commission expires 09/29/21

**Schedule A**



## SCHEDULE A

| WORK TO BE COMPLETED PRIOR TO CITY APPROVAL OF FINAL PLAT                                                                                      |               |           |                   |
|------------------------------------------------------------------------------------------------------------------------------------------------|---------------|-----------|-------------------|
| Sanitary sewer system installed and functional                                                                                                 |               |           |                   |
| Domestic water system installed and functional                                                                                                 |               |           |                   |
| Storm drainage system installed and functional                                                                                                 |               |           |                   |
| Street subgrade and base rock placed & compacted to grade                                                                                      |               |           |                   |
| Property pins placed around boundary of plat, including back yard corners                                                                      |               |           |                   |
| Signed third party easements                                                                                                                   |               |           |                   |
| Building lots graded per approved grading plan                                                                                                 |               |           |                   |
| WORK TO BE COMPLETED PRIOR TO BUILDING PERMIT ISSUANCE                                                                                         |               |           |                   |
| TYPE OF WORK                                                                                                                                   | COST PER UNIT | LENGTH/SF | VALUE             |
| Public improvements fronting building lots                                                                                                     |               |           | \$                |
| Top rock placed & compacted                                                                                                                    | 19.5          | 4800      | 93600             |
| Concrete curb and gutter installed                                                                                                             | 10.5          | 4000      | 42000             |
| Paving of city streets (including roundabouts cost at \$56K each, signage and striping at \$21K, ADA ramps @\$42.9K, Bella Coola Demo @ \$15K) | 1 LS          |           | 390900            |
| Unobstructed access to water main/hydrant valves                                                                                               |               |           | \$                |
| Sidewalk and pathway segments aside from building lots                                                                                         | 4.25          | 23302     | 99033.5           |
| Property pins placed at all interior lot corners                                                                                               |               |           | \$                |
| Centerline monuments installed by surveyor                                                                                                     |               |           | \$                |
| All disturbed soils stabilized to protect against erosion                                                                                      |               |           | \$                |
| Street lighting & circuit installed                                                                                                            | 1 LS          |           | 207000            |
| WORK TO BE COMPLETED PRIOR TO RELEASE OF SECURITY FUNDS                                                                                        |               |           |                   |
| TYPE OF WORK                                                                                                                                   | COST PER UNIT | LENGTH    | VALUE             |
| Punchlist Value                                                                                                                                |               |           | 832533.5          |
| Record Drawings                                                                                                                                |               |           | 2500              |
| Surveyor Information                                                                                                                           |               |           | 2500              |
| <b>Total Value (All sections)</b>                                                                                                              |               |           | <b>837533.5</b>   |
| <b>Total value X 150%</b>                                                                                                                      |               |           | <b>1256300.25</b> |



# Vicinity Map

Item: Final Plat - BMS 4-Plexes  
Applicant: Badger View Villas, LLC  
File #: FP2021-104







## COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Resolutions - Adoption

Core Focus Area 3 - Increase Economic Vitality

**Subject:**

Resolution No. 87-21, Approving a Purchase and Sale Agreement with Columbia Basin College for Property Located at 840 Northgate Drive

Department:

Development Services

Ordinance/Resolution Number:

87-21

Document Type:

Resolution

**Recommended Motion:**

Adopt Resolution No. 87-21, authorizing the City Manager to sign and execute a purchase and sale agreement with the State of Washington, on behalf of Columbia Basin College, for the purchase of 840 Northgate Drive.

**Summary:**

Columbia Basin College (CBC), acting through the State of Washington, has proposed to purchase a +/- 0.68 (29,800-sf) site with a 26,805-sf office building located at 840 Northgate Drive in Richland, WA. The property, formerly used by the City to house Development Services, Public Works and Energy Services, will serve as an addition to CBC's existing downtown campus.

The building was formerly used by the Department of Energy (DOE) before it became City of Richland offices. DOE donated the property to the City of Richland in 2000 with a deed restriction that it only be used for public non-commercial purposes. This limitation restricts the market for the property, and no other qualified entity has expressed interest. Richland City Council declared the building surplus to the City's needs on March 16, 2021 with adoption of Resolution No. 33-21.

The one dollar (\$1.00) purchase price was agreed to by the parties based on the following factors:

- The building is 81 years old and in need of major exterior and interior renovations, including minor asbestos removal.
- The building can only be sold to another public entity for non-commercial use.
- An independent appraisal conducted on 8/20/2020 provided a land value of \$250,000 and building value of zero.
- Elder Demolition Company provided an estimate on 1/20/2021 stating that the cost to demolish the building would be \$348,000. Elder Demolition was the contractor selected to demolish the former City Hall facility, and recently completed the demolition of the CBC athletic center on CBC's main campus in Pasco.

The Economic Development Committee considered the proposed sale on June 28, 2021 and recommended approval at the stated sale price.

Staff recommends adoption of Resolution No. 87-21.

Fiscal Impact:

Although *de minimus* proceeds will be realized from the sale, the City is saving future costs associated with maintenance or demolition of the property, and assisting another valued public entity in expanding its footprint in Richland.

**Attachments:**

1. Resolution No. 87-21
2. Draft Purchase and Sale Agreement - CBC via State of Washington
3. Map and Exterior View

## RESOLUTION NO. 87-21

A RESOLUTION of the City of Richland authorizing a Purchase and Sale Agreement with the State of Washington on behalf of Columbia Basin College for surplus property located at 840 Northgate Drive in Richland, Washington.

WHEREAS, the City of Richland is the owner of City-owned surplus property located at 840 Northgate Drive (the "Property"); 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, at its March 16, 2021 meeting, Richland City Council, through Resolution No. 33-21, directed staff to prepare, market and negotiate the sale of the Property; and

WHEREAS, the Property contains a deed restriction that limits its use to public non-commercial uses; and

WHEREAS, Columbia Basin College, through the State of Washington, has proposed to purchase the property for public non-commercial use; and

WHEREAS, at its June 28, 2021 meeting, the Economic Development Committee (EDC) favorably recommended the sale of the City-owned surplus property located at 840 Northgate Drive to Columbia Basin College; and

WHEREAS, because the Property represents a negative asset to the City of Richland that would be costly to upgrade or demolish, the City and Columbia Basin College agree on a purchase price of \$1.00. This purchase price reflects the fact that Columbia Basin College will be required, at some future date, to expend considerable funds to upgrade or demolish the building.

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 other related documents necessary to complete the sale of City-owned surplus property to Columbia Basin College, through the State of Washington, as identified herein.

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

*This space intentionally left blank.*

ADOPTED by the City Council of the City of Richland, Washington, at a regular meeting on the 20<sup>th</sup> day of July, 2021.

\_\_\_\_\_  
Ryan Lukson, Mayor

Attest:

Approved as to form:

\_\_\_\_\_  
Jennifer Rogers, City Clerk

\_\_\_\_\_  
Heather Kintzley, City Attorney

After recording return document to:

State of Washington  
Department of Enterprise Services  
Real Estate Services  
P O Box 41468  
Olympia WA 98504-1468

**Document Title: Purchase and Sale Agreement**

**Seller:** City of Richland, WA

**Purchaser:** Columbia Basin College, acting through the Department of Enterprise Services

**Legal Description:** 840 Northgate Drive, Richland, WA 99352

Section 11 Township 9 Range 28. THAT PORTION OF LOT 2 BLOCK 629, PLAT OF RICHLAND, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUMES 6 & 7 OF PLATS, BENTON COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT OF INTERSECTION OF THE CENTERLINE OF SWIFT BOULEVARD AND JADWIN AVENUE, THENCE SOUTH 89 DEGREES 09 MINUTES 12 SECONDS WEST ALONG THE CENTERLINE OF SAID SWIFT BOULEVARD A DISTANCE OF 716.00 FEET TO THE CENTERLINE INTERSECTION OF SAID SWIFT BOULEVARD AND NORTHGATE DRIVE AS DESCRIBED IN AF. NO. 595703: THENCE SOUTH 00 DEGREES 50 MINUTES 36 SECONDS EAST ALONG THE SAID CENTERLINE OF SAID NORTHGATE DRIVE A DISTANCE OF 925.28 FEET: THENCE NORTH 89 DEGREES 09 MINUTES 24 SECONDS EAST, A DISTANCE OF 40.00 FEET TO A POINT ON THE EAST RIGHT OF WAY LINE OF SAID NORTHGATE DRIVE AND BEING THE TRUE POINT OF BEGINNING: THENCE NORTH 89 DEGREES 09 MINUTES 24 SECONDS EAST A DISTANCE OF 96.50 FEET: THENCE SOUTH 00 DEGREES 50 MINUTES 36 SECONDS EAST A DISTANCE OF 308.81 FEET: THENCE SOUTH 89 DEGREES 09 MINUTES 24 SECONDS WEST A DISTANCE OF 96.50 FEET TO THE SAID EAST RIGHT OF WAY LINE OF SAID NORTHGATE DRIVE: THENCE NORTH 00 DEGREES 50 MINUTES 36 SECONDS WEST ALONG SAID EAST RIGHT OF WAY A DISTANCE OF 308.81 FEET TO THE POINT OF BEGINNING. SUBJECT TO RESERVATIONS RESTRICTIONS, RIGHTS OF WAY AND EASEMENTS OF RECORD. (1/22/2001 AF#2001-001732.)

**Additional Legal Description is on Exhibit A-1 to A-6, which includes two (2) easements for vehicle parking as described in Exhibit A-3 to A-6.**

**Assessor's Tax Parcel Number:** 1-1198-202-0629-010

**PURCHASE AND SALE AGREEMENT**

THIS REAL ESTATE PURCHASE AND SALE AGREEMENT ("Agreement") is entered into between City of Richland, a Washington municipal corporation whose address is 625 Swift Boulevard, Richland, WA 99352 for its heirs, executors, administrators, successors, and assigns, hereinafter called the "Seller", and STATE OF WASHINGTON, Columbia Basin College, a Washington Community College District, acting under a Delegation of Authority from the Department of Enterprise Services ("Purchaser").

1. Property to be Conveyed. Subject to the terms herein, Purchaser and Seller agree to the conveyance from the Seller to the Purchaser of the Property as legally described on Exhibit A, including all improvements thereon, and any and all personal property used in the operation of the land and improvements. Said property is located at 840 Northgate Drive, City of Richland, County of Benton, State of Washington.

Legal Description

Said parcel of land contains approximately 0.6841 acres and is further shown on Exhibit "A" which is incorporated herein by reference.

2. Effective Date of Agreement. This Agreement shall be effective and binding upon either party only upon such date (the Effective Date) that it has been fully executed and notarized by all parties on the signature pages attached and approved as to form by the Office of the Attorney General. This provision may not be waived by partial performance or otherwise and no reliance shall be placed on this Agreement until it is so executed and approved. Purchaser must execute the Agreement before a notary public and return it to Seller on or before the close of business on the fifth business day after approval is granted by Richland City Council.

3. Purchase Price. The purchase price shall be One dollar (\$1.00).

3.1 Earnest Money. As earnest money, upon execution of this Agreement by both parties, Purchaser shall deposit Zero dollars (\$0.00) into Escrow which shall be applied to the purchase price at closing. In the event Purchaser does not accept the Property in writing by the end of the Inspection/Evaluation Period per Paragraph 6.1 and/or the title within the deadlines provided in Paragraph 5, this Agreement shall terminate and the earnest money shall be promptly refunded to Purchaser. If this Agreement does not close on the date agreed upon, including any extensions, or is otherwise terminated and such failure to close or termination is not due to or allowed by a contingency or other condition set forth under this Agreement and is not the fault of the Seller, then the closing agent shall pay the earnest money deposit to the Seller.

3.2 Payment of Purchase Price. After the subtraction of all credits including any earnest money paid, Purchaser shall pay the balance of the Purchaser Price to the Seller on the Closing Date via wire transfer of funds, or a certified check or cashier's check.

3.3 This Agreement is subject to the Purchaser obtaining final review and approval of the Office of the Attorney General of the State of Washington and shall not be binding in any way on the parties until fully executed by the signators set forth below.

3.4 All utilities such as electricity, water, gas, oil and real property taxes shall be prorated to the date of closing.

3.5 Any special assessments, L.I.D. assessments and R.I.D. assessments which are levied against the property at the time of closing shall be prorated to the date of closing and transferred into the name of the Purchaser upon closing.

4 Effective Date. This Agreement shall be effective and binding on the date that it is fully executed by both parties and shall not be in any binding on either party until fully executed. The parties shall obtain all approvals of their governing bodies or management that are necessary to enter a binding agreement prior to executing the Agreement.

5 Escrow. The parties shall deposit this Agreement, and such other documents and monies as are required hereby into an escrow (the "Escrow") established with First American Title Insurance Company in Kennewick, Washington (the "Closing Agent").

6 Title. Subject to performance by the Purchaser, the Seller agrees to execute and deliver on the date of closing a Statutory Warranty Deed to the subject Property free and clear of all encumbrances except those which are acceptable to the Purchaser. At least thirty (30) days before closing, Purchaser shall provide the Closing Agent and Seller a written statement of any exceptions to title that it requests be cleared at or prior to closing. Upon receiving such statement, Seller shall have ten (10) days to clear any exceptions not approved by Purchaser. At the

conclusion of said period, if clearance of all objectionable exceptions has not been arranged, Purchaser may then either:

- a. Terminate this Agreement, by written notice to Seller, thereafter neither party shall have any further rights or liabilities hereunder; or
- b. Reach agreement with Seller to have the exceptions cleared or waive its objections to these exceptions, in such event, the parties shall close the transaction contemplated by this Agreement, subject to such exceptions that have not been eliminated.

7 Inspection and Evaluation of Property. Within seven (7) business days of the effective date of this Agreement, Seller shall provide or make available to Purchaser for inspection and copying to the extent available or within Seller's possession or control, copies of all contracts, appraisals, environmental surveys or audits of the Property or the improvements, tenant leases, certificates of occupancy, soils reports, spill reports, permits, notices of violation, orders or penalties, real property records, including copies of property tax assessments, LID proposals, agreements, leasing proposals and any other documents and information in the possession or control of Seller and pertaining to the Property and all other items which Purchaser deems reasonably necessary to conduct its review of the Property.

Purchaser shall have until thirty (30) days before closing in which to conduct its review of the Property. Said review may include periodic physical and engineering inspections of the Property. Seller agrees to cooperate with and assist Purchaser in the physical inspections of the Property and such documents, books, records and information, provided that such inspections shall be conducted during normal business hours or at such other time as is reasonable and necessary to conduct the inspection. Purchaser shall repair any damage to the Property caused by Purchaser, its employees or agents during such inspections. Based on such review, Purchaser may request revision to the terms of this purchase and/or terminate this Agreement upon providing written notice to the Seller at least twenty-five (25) days before closing. If Purchaser timely requests revisions, and the parties are not able to come to agreement on such revisions prior to the Closing Date, or the Purchaser does not withdraw the request for revisions prior to such date, this Agreement shall terminate on the Closing Date, and the earnest money, if any, shall be returned.

7.1 This purchase agreement is subject to the Purchaser obtaining and approving the following information and reports no later than the close of business on September 1, 2021. However, this date may be extended by an agreement of the parties memorialized in electronic mail or other written form.

- 7.1a. Final review of the Purchase and Sale Agreement and written approval of Columbia Basin College;
- 7.1b. Receipt, review and approval of a real estate appraisal report;
- 7.1c. Receipt, review and approval of any leases on the land and/or improvements;
- 7.1d. Receipt, review and approval of a hazardous waste audit;
- 7.1e. Receipt, review and approval of a preliminary title report; and
- 7.1f. Final review and approval of the Office of the Attorney General of the State of Washington.



8 Date of Closing. Closing of this transaction shall occur in the offices of the Closing Agent, on or before November 1, 2021. For purposes of this Agreement the "closing" shall have occurred when all appropriate documents are recorded and the proceeds of the sale are available for disbursement to Seller.

8.1 In the event the Purchaser wishes to extend the closing date beyond November 1, 2021, the Seller agrees that the Purchaser may extend the closing date on a month-to-month basis by providing written notice. Provided, such unilateral extensions may not exceed February 1, 2022.

9 Closing Costs. Seller shall pay the following costs and expenses in connection with this transaction:

- a) Seller's attorneys' fees;
- b) One-half (½) escrow fee;
- c) Real property taxes shall be prorated to the date of closing, unless the Property is leased to Purchaser, in which case the terms of the lease concerning taxes shall govern;
- d) All special assessments, L.I.D. assessments, and R.I.D. assessments affecting the Property shall be paid in full;
- e) Real estate excise taxes or transfer taxes due on the conveyance, if any;
- f) Title insurance premium or abstract fee and sales tax thereon, if any;
- g) Any real estate brokerage commissions or fees due on the transaction.

Purchaser shall pay the following costs and expenses in connection with this transaction:

- a) Purchaser's attorneys' fees;
- b) One-half (½) the Escrow fees;
- c) Fees for recording of the Statutory Warranty Deed;
- d) Real property taxes shall be prorated with Purchaser paying the portion accruing for the period after the date of closing, if applicable. The state of Washington is real estate tax exempt.

10 Governmental Approval. If the approval of any governmental agency is required for the sale of the Property, it is understood and agreed that this Agreement is subject to obtaining such approval. Purchaser shall, at Purchaser's expense, use its best efforts and take all steps necessary to obtain such governmental approval. The closing date shall be extended, subject to the limits in paragraph 8.1 of this Agreement, for such period as may be required to obtain such approval.

11 Survey; Subdivision. In the event a city, county, or other governing authority having jurisdiction over the Property requires a survey or plat or has a subdivision ordinance, Purchaser shall, at Purchaser's expense, comply with such ordinance and take all steps necessary to obtain such survey, plat or subdivision. Seller agrees to cooperate with Purchaser in obtaining the necessary approvals. The closing date shall be extended, subject to the limits set forth in paragraph 8.1 of this Agreement, for such period as may be required to obtain such approval.

12 Possession. Purchaser shall be entitled to possession of the Property upon the date of closing, subject only to such matters approved in writing by Purchaser.

13 Commission. Seller and Purchaser acknowledge that there are no real estate brokerage commissions or fees of any kind or type that are due and payable on this transaction.

14 Governing Law; Venue. This Agreement and the rights of the parties hereto shall be governed by and construed in accordance with the laws of the State of Washington and the parties agree that in any such action venue shall lie exclusively in Thurston County, Washington.

15 Time is of the Essence. Time is of the essence in the performance of any obligations pursuant to this Agreement. Failure of either party to insist upon the strict performance of the other party's obligation hereunder shall not constitute a waiver of strict performance thereafter of all of the other party's obligation hereunder.

16 Amendment, Waiver. No modification, termination or amendment of this Agreement may be made except by written agreement or as otherwise may be provided in this Agreement. No failure by Purchaser to insist upon the strict performance of the seller's obligations hereunder shall constitute a waiver of strict performance thereafter of all of the Seller's obligations hereunder. All the terms, provisions, and conditions of this Agreement shall inure to the benefit of and be enforceable by Seller and Purchaser and their respective legal heirs, legal representatives, successors and assigns.

17 Notices. Any notices required or permitted to be given shall be in writing and delivered either in person or by certified mail, return receipt requested, postage prepaid, addressed as follows or to such other address as may be designated by either party:

SELLER: City of Richland, Economic Development Office  
625 Swift Blvd. MS-18  
Richland, WA 99352

PURCHASER: Columbia Basin College  
Acting under a Delegation of Authority  
from the Department of Enterprise Services  
2600 N. 20<sup>th</sup> Ave. MS-A13  
Richland, WA 99302

Any notice given pursuant to this Agreement shall be deemed effective the day it is personally delivered or three (3) business days after the date it is deposited in the United States mails.

18 Entire Agreement. All understandings and agreements previously existing between the parties, if any, are merged into this Agreement, which alone fully and completely expresses their agreement, and the same is entered into after full investigation, neither party relying upon any statement or representation made by the other not embodied herein. This Agreement may not be changed or terminated orally.

19 Leases. All leases on land and/or improvements on the property shall be assigned to the Purchaser at the time of closing. All rents, including prepaid rents, if any, shall be prorated to the date of closing and any damage or security deposits affecting terminated tenancies shall be refunded at closing to the tenant entitled thereto or paid to the account of the Purchaser in accordance with the terms of the lease or rental agreement. Tenancies to be continued shall be assigned to Purchaser.

20 Property Condition. Seller make no warranties expressed or implied as to the condition or fitness of the property for any use. Property is sold "as is". This provision shall survive closing.

21 Non-Foreign Affidavit. Seller is not a foreign person as the term is used and defined in Section 1445 of the Internal Revenue Code, as amended, and the regulations promulgated thereunder. Seller shall, upon request of Purchaser, complete an affidavit to the effect.

22 Environmental Concerns. The Seller warrants that no hazardous substance, toxic waste, or other toxic substance has been produced, disposed of, or is or has been kept on the premises which if found on the property would subject the owner or user to any damages, penalty, or liability under an applicable local, state or federal law or regulation. Seller shall indemnify and hold harmless the Purchaser with respect to any and all damages, costs, attorneys' fees, and penalties arising from the presence of such substances on the premises, except for such substances as may be placed on the premises by the Purchaser. This provision shall survive closing.

23 Assignment. Seller agrees that this instrument and all rights, title and interest of the Purchaser are fully assignable by the Purchaser to other governmental entities.

24 Default; Remedies; Specific Performance. In the event of material breach or default in or of this Agreement or any of the representations, warranties, terms, covenants, conditions or provisions hereof by Seller, Purchaser shall have, in addition to a claim for damages from such breach or default and without prejudice to any other right or remedy available under this Agreement or at law or in equity, the right to (a) demand and have specific performance of this Agreement; (b) demand injunctive relief to enforce any provision of this Agreement; or (c) terminate this Agreement upon written notice without any additional liability to Seller and Purchaser shall be entitled to a full refund of any payments outlined herein. In the event of a material breach or default in or of this Agreement or any of the representations, warranties, terms, covenants, conditions or provisions hereof by Purchaser, Seller's only remedy shall be a claim for damages.

25 Condition of Title. Seller hereby agrees from and after the date hereof until the termination of this Agreement or the closing of the sale of the Property, that (i) it will take no action that will adversely affect title to or development of the Property; (ii) it will not mortgage, encumber or permit the encumbrance of all or any portion of the Property without Purchaser's prior written consent; and (iii) it will not enter into any written or oral contracts or agreements with respect to the Property.

26 Merger of Prior Agreements. This Agreement and the exhibits hereto constitute the entire agreement between the parties with respect to the purchase and sale of the Property and supersedes all prior and contemporaneous agreements and understandings between the parties hereto relating to the subject matter hereof.

27 Neutral Authorship. Each of the provisions of this Agreement has been reviewed and negotiated, and represents the combined work product of both parties hereto. No presumption or other rules of construction which would interpret the provisions of this Agreement in favor of or against the parties preparing the same shall be applicable in connection with the construction or interpretation of any of the provisions of this Agreement.

28 Damage to Real Property. If prior to the Closing Date, all or any portion of the property to be conveyed is damaged, destroyed or rendered inoperative (collectively "Damage" but not including demolition that parties agree upon) by fire, natural elements, or other causes for which the Purchaser is not responsible, then the Purchaser may by giving written notice terminate this Agreement and cancel the purchase of the Property, and in which case, neither Purchaser or Seller shall have any further rights against or obligations to the other under this Agreement, which specifically survive termination of this Agreement. If Purchaser elects to proceed to close and purchase the Real Property then Seller shall assign at or before closing to Purchaser all of proceeds that have or will be paid, if any, as a result of such Damage. This provision shall survive closing.

29 No Waiver of Eminent Domain Power. Nothing in this Agreement shall constitute, or be construed as constituting, any limitation upon Purchaser or any waiver by Purchaser with respect to its exercise of the power of eminent domain in connection with any property.

30 Severability. In case any one or more of the provisions contained in the Agreement shall for any reason be held to be invalid, illegal or unenforceable in any respect, such invalidity, illegality or unenforceability shall not affect any other provision hereof, and this Agreement shall be construed as if such invalid, illegal or unenforceable provision had never been contained herein.

31 Remedies Cumulative. Except as otherwise expressly provided herein, the rights and remedies given herein to Purchaser and Seller shall be deemed cumulative, and the exercise of one or more of such remedies shall not operate to bar the exercise of any other rights reserved to Purchaser or Seller under the provisions of this Agreement.

32 Purchaser's Title Information. Unless otherwise notified by Purchaser in writing prior to the date of closing, Seller shall convey the Property to Purchaser as follows:

State of Washington, Columbia Basin College

32. Exhibits. The following exhibits described herein and attached hereto are fully incorporated into this Agreement by this reference:

*Exhibit*  
*A-1 to A-6*

*Title*  
*Legal Description, including two (2) Parking Easements*

IN WITNESS WHEREOF, the parties hereto have hereunto subscribed their names.

**CITY OF RICHLAND**

By: \_\_\_\_\_

Printed Name: Jon Amundson, ICMA-CM

Title: Interim City Manager, Richland Services

Date: \_\_\_\_\_

APPROVED AS TO FORM:

By: \_\_\_\_\_  
Heather Kintzley, City Attorney

Date: \_\_\_\_\_

**STATE OF WASHINGTON**  
**COLUMBIA BASIN COLLEGE**

Acting under a Delegation of Authority from the  
Department of Enterprise Services

By: \_\_\_\_\_

Printed Name: Brian Dexter

Title: Interim Vice President, Administrative

Date: \_\_\_\_\_

APPROVED AS TO FORM:

By: \_\_\_\_\_  
Kevin Hartze, Assistant Attorney General

Date: \_\_\_\_\_

Delegation No. \_\_\_\_\_  
( \_\_\_\_\_ ) / \_\_\_\_  
Date: \_\_\_\_\_  
Page 8 of \_\_\_\_

STATE OF WASHINGTON       )  
                                          ) ss.  
County of Benton            )

On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ before me personally appeared **Jon Amundson** and said person(s) acknowledged that \_\_\_\_\_ signed this instrument, and on oath stated that \_\_\_\_\_ was authorized to execute the instrument and acknowledged it as the **Interim City Manager** of **City of Richland** to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

In Witness Whereof I have hereunto set my hand and affixed my official seal the day and year first above written.

\_\_\_\_\_  
Notary Public in and for the State of Washington,  
Residing at \_\_\_\_\_  
My commission expires \_\_\_\_\_

STATE OF WASHINGTON       )  
                                          ) ss.  
County of Benton            )

I, the undersigned, a Notary Public, do hereby certify that on this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_, personally appeared before me **Brian Dexter, Interim Vice President for Administrative Services, of Columbia Basin College**, State of Washington, to me known to be the individual described in and who executed the within instrument, and acknowledged that (s)he signed and sealed the same as the free and voluntary act and deed of Columbia Basin College acting under a Delegation of Authority from the Department of Enterprise Services, for the purposes and uses therein mentioned, and on oath stated that (s)he was duly authorized to execute said document.

In Witness Whereof I have hereunto set my hand and affixed my official seal the day and year first above written.

\_\_\_\_\_  
Notary Public in and for the State of Washington,  
Residing at \_\_\_\_\_  
My commission expires \_\_\_\_\_

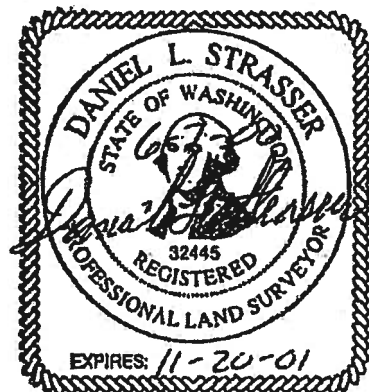
LEGAL DESCRIPTION

PORTION OF LOT 2

THAT PORTION OF LOT 2, BLOCK 629, PLAT OF RICHLAND, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUMES 6 AND 7 OF PLATS, BENTON COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT OF INTERSECTION OF THE CENTERLINES OF SWIFT BOULEVARD AND JADWIN AVENUE, THENCE SOUTH  $89^{\circ}09'12''$  WEST, ALONG THE CENTERLINE OF SAID SWIFT BOULEVARD, A DISTANCE OF 716.00 FEET TO THE CENTERLINE INTERSECTION OF SAID SWIFT BOULEVARD AND NORTHGATE DRIVE AS DESCRIBED IN A.F. NO. 595703; THENCE SOUTH  $00^{\circ}50'36''$  EAST, ALONG THE SAID CENTERLINE OF SAID NORTHGATE DRIVE, A DISTANCE OF 925.28 FEET; THENCE NORTH  $89^{\circ}09'24''$  EAST, A DISTANCE OF 40.00 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF SAID NORTHGATE DRIVE AND BEING THE TRUE POINT OF BEGINNING; THENCE NORTH  $89^{\circ}09'24''$  EAST, A DISTANCE OF 96.50 FEET; THENCE SOUTH  $00^{\circ}50'36''$  EAST, A DISTANCE OF 308.81 FEET; THENCE SOUTH  $89^{\circ}09'24''$  WEST, A DISTANCE OF 96.50 FEET TO THE SAID EAST RIGHT-OF-WAY LINE OF SAID NORTHGATE DRIVE; THENCE NORTH  $00^{\circ}50'36''$  WEST, ALONG SAID EAST RIGHT-OF-WAY, A DISTANCE OF 308.81 FEET TO THE POINT OF BEGINNING.

SUBJECT TO RESERVATIONS, RESTRICTIONS, RIGHTS-OF-WAY AND EASEMENTS OF RECORD.





**PARKING EASEMENT**

A portion of the Southwest quarter of Section 11, Township 9 North Range 28 East, W.M. City of Richland, Benton County Washington, more particularly described as follows:

That portion of Lot 2, Block 629, Plat of Richland, according to the Plat thereof recorded in Volumes 6 and 7 of Plats, Benton County, Washington, described as follows:

Beginning at the point of intersection of the centerlines of Swift Boulevard and Jadwin Avenue, thence South 89° 09' 12" West, along the centerline of said Swift Boulevard, a distance of 716.00 feet to the centerline intersection of said Swift Boulevard and Northgate Drive as described in A.F. No. 595703; thence South 00° 50' 36" East, along the said centerline of said Northgate Drive, a distance of 925.28 feet; thence North 89° 09' 24" East, a distance of 40.00 feet to a point on the East right-of-way line of said Northgate Drive and being THE TRUE POINT OF BEGINNING; thence North 00° 56' 36" West 174.93 feet along the East right-of-way line of said Northgate Drive to its intersection with the South right-of-way line of Mansfield Street as described in (A.F. No. 559087); thence North 89° 13' 46" East 70.00 feet along the South right-of-way line of said Mansfield Street; thence South 00° 50' 36" East 174.84 feet leaving said South right-of-way line; thence South 89° 09' 24" West 70.00 feet to the point of beginning.





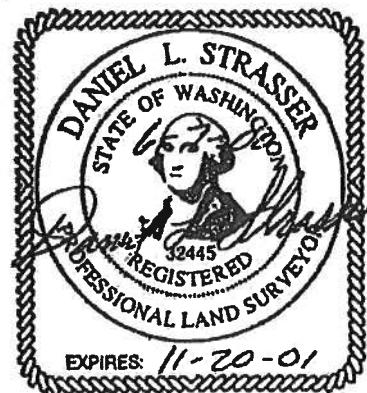


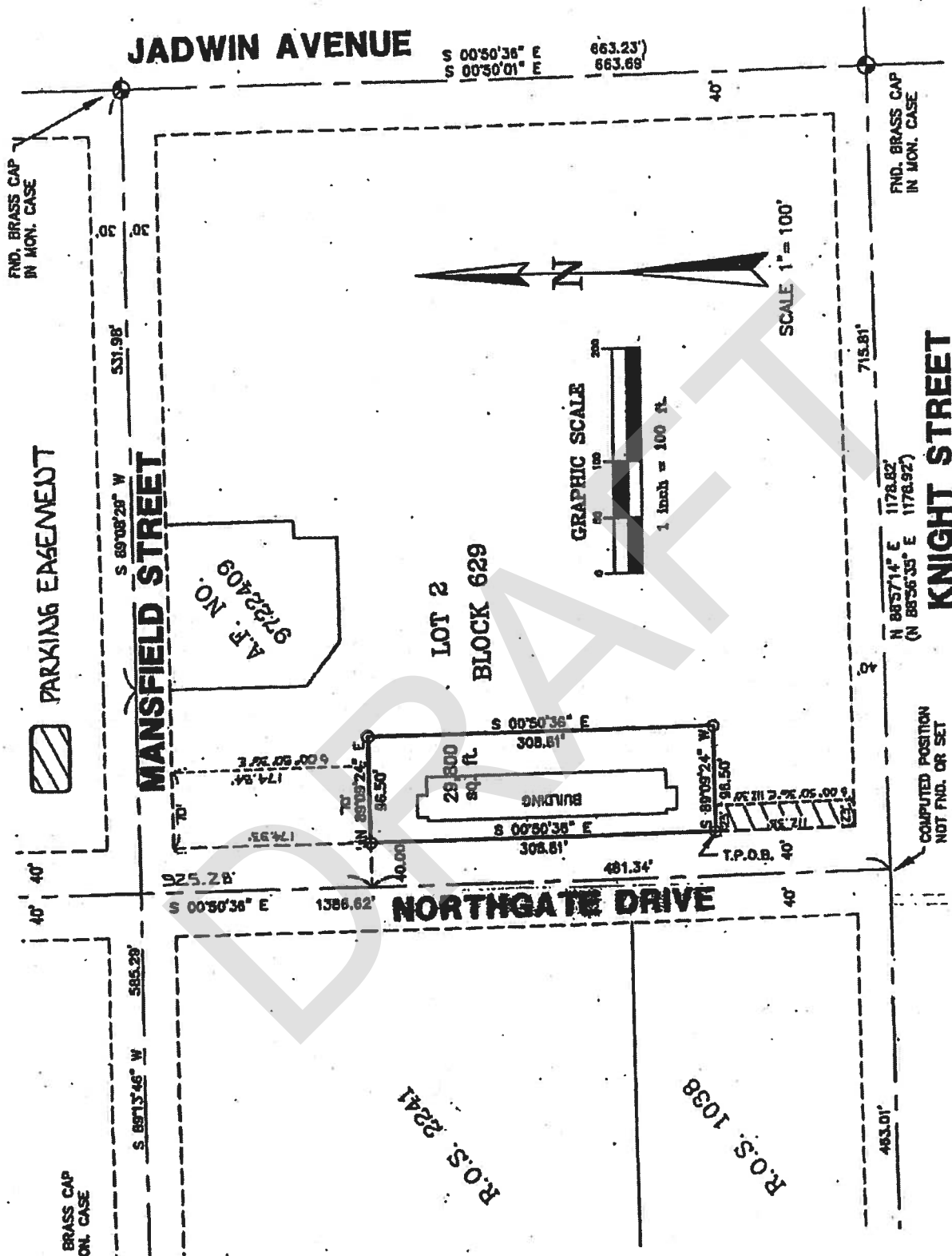
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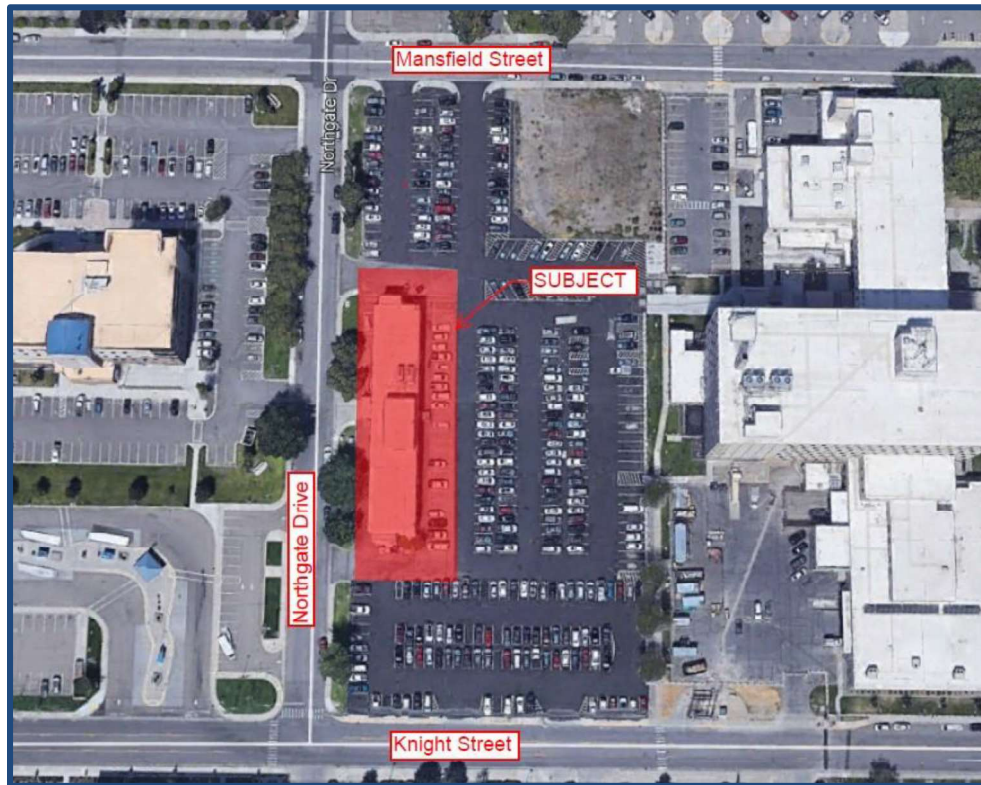
Beginning at the point of intersection of the centerlines of Swift Boulevard and Jadwin Avenue, thence South  $89^{\circ} 09' 12''$  West, along the centerline of said Swift Boulevard, a distance of 716.00 feet to the centerline intersection of said Swift Boulevard and Northgate Drive as described in A.F. No. 595703; thence South  $00^{\circ} 50' 36''$  East, along the said centerline of said Northgate Drive, a distance of 925.28 feet; thence North  $89^{\circ} 09' 24''$  East, a distance of 40.00 feet to a point on the East right-of-way line of said Northgate Drive; thence North  $89^{\circ} 09' 24''$  East, a distance of 96.50 feet; thence South  $00^{\circ} 50' 36''$  East, a distance of 308.81 feet; thence South  $89^{\circ} 09' 24''$  West, a distance of 96.50 feet to the said East right-of-way line of said Northgate Drive and being the True Point of Beginning; thence North  $89^{\circ} 09' 24''$  East 23.00 feet; thence South  $00^{\circ} 50' 36''$  East 112.30 feet to a point on the North right-of-way line of Knight Street as shown on said Plat of Richland; thence South  $88^{\circ} 57' 14''$  West 23.00 feet along said North right-of-way line of Knight Street to its intersection with the East right-of-way line of said Northgate Drive; thence North  $00^{\circ} 50' 36''$  West 112.38 feet along said East right-of-way line of Northgate Drive to the point of beginning.





## Aerial and Front Views

**AERIAL VIEW**



**LOOKING NORTHWEST FROM THE SOUTHEAST CORNER**





## COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Resolutions - Adoption

Core Focus Area 3 - Increase Economic Vitality

**Subject:**

Resolution No. 88-21, Approving a Fifth Amendment to Contract No. 230-15 with Shannon & Wilson

Department:  
Development Services

Ordinance/Resolution Number:  
88-21

Document Type:  
Resolution

**Recommended Motion:**

Adopt Resolution No. 88-21, authorizing the City Manager to sign and execute a Fifth Amendment to Contract No. 230-15 with Shannon & Wilson.

**Summary:**

In 2015, the City contracted with Shannon & Wilson for monitoring of groundwater wells on property located at the northwest corner of Goethals and Mansfield. The monitoring is related to remediation of petroleum contamination at the location, which resulted from the site being used as a city public works site years ago. Previous monitoring events showed results indicating contamination levels that met required standards for remediation.

Shannon & Wilson previously indicated that eight (8) consecutive clean monitoring events should be sufficient for the Department of Ecology to remove the site from its Contaminated Sites list. The previous eight consecutive monitoring events have indicated that the site is clean, which qualifies the City to seek a determination from the Department of Ecology.

Removal from Ecology's Contaminated Sites list will release the City from further clean-up responsibilities, and allow the property's deed restriction to be removed. Approval of Resolution No. 88-21 will authorize an amendment to the current agreement with Shannon & Wilson to coordinate the Request for Determination from the Department of Ecology.

Staff recommends adoption of Resolution No. 88-21.

Fiscal Impact: Expenses of \$4,785 associated with this amendment are included in the 2021 Budget.

**Attachments:**

1. Resolution No. 88-21
2. Draft Fifth Amendment to Contract No. 230-15

RESOLUTION NO. 88-21

A RESOLUTION of the City of Richland authorizing a Fifth Amendment to Contract No. 230-15 with Shannon & Wilson, Inc. for groundwater monitoring at the former City Shops location.

WHEREAS, there is now in full force and effect between the City of Richland and Shannon & Wilson, Inc. an agreement for groundwater monitoring at the former City Shops location (See Richland Contract No. 230-15); and

WHEREAS, to complete remediation and remove deed restrictions associated with the groundwater contamination, the City is required to have eight (8) consecutive clean monitoring results; and

WHEREAS, the City has reported eight (8) clean monitoring events; and

WHEREAS, the City's best interests are served by amending Contract No. 230-15 with Shannon & Wilson, Inc. to continue to provide coordination with the Department of Ecology to remove the site from the listed contamination sites in Richland.

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 Fifth Amendment to Contract No. 221-19 between the City of Richland and Shannon & Wilson, Inc.

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 20<sup>th</sup> day of July, 2021.

\_\_\_\_\_  
Ryan Lukson, Mayor

Attest:

Approved as to form:

\_\_\_\_\_  
Jennifer Rogers, City Clerk

\_\_\_\_\_  
Heather Kintzley, City Attorney



**CITY OF RICHLAND  
AGREEMENT WITH SHANNON & WILSON, INC  
CONTRACT NO. 230-15**

**AMENDMENT NO. 5**

**I. RECITALS**

There is now in full force and effect between the Parties a Professional Services Agreement, Contract No. 230-15, related to **Soil and Groundwater Monitoring**. The Agreement was fully executed on **11/17/2015**. The expiration date of the Agreement is **12/31/2021**. The Parties desire to amend the Agreement as provided in Section II below.

**II. AGREEMENT**

In exchange for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Parties agree to amend Contract No. 230-15 as follows:

1. The Consultant shall provide services described in the attached **scope of services**, which is hereby incorporated into Contract No. 230-15.
2. Fees.
  - a. ☐ The contract value remains unchanged.
  - b. ☒ Compensation for the additional services rendered pursuant to this Amendment shall be \$4,785.00. The new contract value is now \$100,580.00.
3. The contract period shall: ☐ remain unchanged; ☒ extend to **6/30/2022**.
4. It is understood and agreed that all other terms and conditions of the Agreement shall be and remain the same. This Amendment may be executed electronically.

**III. SIGNATURES**

**City:**

**Shannon & Wilson, Inc.**

By: \_\_\_\_\_  
Jon Amundson, ICMA-CM  
Interim City Manager

By: \_\_\_\_\_

Name: \_\_\_\_\_

Date: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_

Approved as to form:

\_\_\_\_\_  
Heather Kintzley, City Attorney



January 6, 2021

Mr. Darin Arrasmith  
City of Richland  
PO Box 190, MS #19  
Richland, WA 99352

RE: ~~FOURTH AMENDMENT TO CONTRACT FOR~~ ADDITIONAL ENVIRONMENTAL  
SERVICES, FORMER CITY SHOP SITE, RICHLAND, WASHINGTON

Dear Mr. Arrasmith:

Shannon & Wilson has prepared this proposal to provide additional environmental services regarding the City of Richland's (City's) former shop site at the intersection of Mansfield Street and Goethals Drive (former address 1300 Mansfield Street).

## SCOPE OF SERVICES

### Task 1: Voluntary Cleanup Program Request for Opinion

A Shannon & Wilson environmental specialist will prepare and submit a Request for Opinion to Washington State Department of Ecology's (Ecology's) Voluntary Cleanup Program (VCP) for the City's former shop site. The request will include a transmittal letter, an application to the VCP (only VCP sites can request formal opinions), and copies of previous site environmental investigations and monitoring reports. Shannon & Wilson will coordinate with the City to obtain necessary information for the application, including, but not limited to, past property owners and anticipated future site use(s).

## ESTIMATED FEES AND ASSUMPTIONS

Shannon & Wilson is prepared to complete this scope of services on a time-and-expense basis in accordance with our existing contract. We have prepared the enclosed cost estimate based on our current project understanding. We estimate our fees will be approximately \$4,785. Our fee estimate is based on the following assumptions.

- Standard VCP process will be followed.
- One round of review and/or responses will be sufficient to address City and Ecology comments.



- Comments will be limited to minor editorial comments on the existing site reports and no new documents, research, fieldwork, or other item other than textual revisions will be required.
- Ecology expenses associated with VCP review (e.g., hourly wages for staff reviewing site documents) will be paid directly by the City.

## SCHEDULE

Shannon & Wilson is prepared to begin the work upon the City's authorization. We anticipate it will require approximately 2 to 3 weeks to complete and submit the VCP application. We cannot predict how long Ecology will need to review the Request for Opinion or render a decision regarding whether the site meets their cleanup requirements.

## CLOSURE

Shannon & Wilson has prepared the enclosure, "Important Information About Your Geotechnical/Environmental Proposal," to assist you and others in understanding the use and limitations of our proposal.

We appreciate the opportunity to be of service to you. If you have comments or questions regarding this scope of services, please contact me at (509) 543-2874.

Sincerely,

SHANNON & WILSON



Morgen E. Donohue, PhD  
Environmental Staff/Scientist



Clinton A. Wilson, PE  
Associate – Office Manager

MED:SWG:CAW/med

Enc. Cost Estimate- Environmental Services  
Important Information About Your Geotechnical/Environmental Proposal

# SHANNON & WILSON, INC.

Geotechnical and Environmental Consultants

Date: 01/  
Project No.: 22-1-11  
Client: City of I

## COST ESTIMATE - ENVIRONMENTAL SERVICES Former City Shops

|                                         | Unit Price | Quantity | Estimated<br>Cost | Extenc<br>Totc |
|-----------------------------------------|------------|----------|-------------------|----------------|
| <b>Task 1 - Request for Opinion</b>     |            |          |                   |                |
| Officer/Env. Manager, per hour          | \$265.00   | 2        | \$530.00          |                |
| Sr. Environmental Specialist, per hour  | \$160.00   | 2        | \$320.00          |                |
| Environmental Professional IV, per hour | \$130.00   | 30       | \$3,900.00        |                |
| Shipping, lump sum                      | \$35.00    | 1        | \$35.00           |                |
| <b>Task 1 Subtotal</b>                  |            |          |                   | <b>\$4</b>     |
| <b>ESTIMATED TOTAL</b>                  |            |          |                   | <b>\$4</b>     |

## Important Information About Your Geotechnical/Environmental Proposal

More construction problems are caused by site subsurface conditions than any other factor. The following suggestions and observations are offered to help you manage your risks.

### HAVE REALISTIC EXPECTATIONS.

If you have never before dealt with geotechnical or environmental issues, you should recognize that site exploration identifies actual subsurface conditions at those points where samples are taken, at the time they are taken. The data derived are extrapolated by the consultant, who then applies judgment to render an opinion about overall subsurface conditions; their reaction to construction activity; appropriate design of foundations, slopes, impoundments, and recovery wells; and other construction and/or remediation elements. Even under optimal circumstances, actual conditions may differ from those inferred to exist, because no consultant, no matter how qualified, and no subsurface program, no matter how comprehensive, can reveal what is hidden by earth, rock, and time.

### DEVELOP THE SUBSURFACE EXPLORATION PLAN WITH CARE.

The nature of subsurface explorations—the types, quantities, and locations of procedures used—in large measure determines the effectiveness of the geotechnical/environmental report and the design based upon it. The more comprehensive a subsurface exploration and testing program, the more information it provides to the consultant, helping to reduce the risk of unanticipated conditions and the attendant risk of costly delays and disputes. Even the cost of subsurface construction may be lowered.

Developing a proper subsurface exploration plan is a basic element of geotechnical/environmental design that should be accomplished jointly by the consultant and the client (or designated professional representatives). This helps the parties involved recognize mutual concerns and makes the client aware of the technical options available. Clients who develop a subsurface exploration plan without the involvement and concurrence of a consultant may be required to assume responsibility and liability for the plan's adequacy.

### READ GENERAL CONDITIONS CAREFULLY.

Most consultants include standard general contract conditions in their proposals. One of the general conditions most commonly employed is to limit the consulting firm's liability. Known as a "risk allocation" or "limitation of liability," this approach helps prevent problems at the beginning and establishes a fair and reasonable framework for handling them should they arise.

Various other elements of general conditions delineate your consultant's responsibilities. These are used to help eliminate confusion and misunderstandings, thereby helping all parties recognize who is responsible for different tasks. In all cases, read your consultant's general conditions carefully and ask any questions you may have.

### HAVE YOUR CONSULTANT WORK WITH OTHER DESIGN PROFESSIONALS.

Costly problems can occur when other design professionals develop their plans based on misinterpretations of a consultant's report. To help avoid misinterpretations, retain your consultant to work with other project design professionals who are affected by the geotechnical/environmental report. This allows a consultant to explain report implications to design professionals affected by them, and to review their plans and specifications so that issues can be dealt with adequately. Although some other design professionals may be familiar with geotechnical/environmental concerns, none knows as much about them as a competent consultant.

#### OBTAIN CONSTRUCTION MONITORING SERVICES.

Most experienced clients also retain their consultant to serve during the construction phase of their projects. Involvement during the construction phase is particularly important because this permits the consultant to be on hand quickly to evaluate unanticipated conditions, conduct additional tests if required, and when necessary, recommend alternative solutions to problems. The consultant can also monitor the geotechnical/environmental work performed by contractors. It is essential to recognize that the construction recommendations included in a report are preliminary, because they must be based on the assumption that conditions revealed through selective exploratory sampling are indicative of actual conditions throughout a site.

Because actual subsurface conditions can be discerned only during earthwork and/or drilling, design consultants need to observe those conditions in order to provide their recommendations. Only the consultant who prepares the report is fully familiar with the background information needed to determine whether or not the report's recommendations are valid. The consultant submitting the report cannot assume responsibility or liability for the adequacy of preliminary recommendations if another party is retained to observe construction.

#### REALIZE THAT ENVIRONMENTAL ISSUES MAY NOT HAVE BEEN ADDRESSED.

If you have requested only a geotechnical engineering proposal, it will not include services needed to evaluate the likelihood of contamination by hazardous materials or other pollutants. Given the liabilities involved, it is prudent practice to always have a site reviewed from an environmental viewpoint. A consultant cannot be responsible for failing to detect contaminants when the services needed to perform that function are not being provided.

#### ONE OF THE OBLIGATIONS OF YOUR CONSULTANT IS TO PROTECT THE SAFETY, PROPERTY, AND WELFARE OF THE PUBLIC.

A geotechnical/environmental investigation will sometimes disclose the existence of conditions that may endanger the safety, health, property, or welfare of the public. Your consultant may be obligated under rules of professional conduct, or statutory or common law, to notify you and others of these conditions.

#### RELY ON YOUR CONSULTANT FOR ADDITIONAL ASSISTANCE.

Your consulting firm is familiar with several techniques and approaches that can be used to help reduce risk exposure for all parties to a construction project, from design through construction. Ask your consultant, not only about geotechnical and environmental issues, but others as well, to learn about approaches that may be of genuine benefit.

**The preceding paragraphs are based on information provided by the ASFE/Association of Engineering Firms Practicing in the Geosciences, Silver Spring, Maryland**



## COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Resolutions - Adoption

Core Focus Area I - Promote Financial Stability & Operational Effectiveness

**Subject:**

Resolution No. 89-21, Authorizing a Financial Consulting Services Agreement with PFM Financial Advisors LLC

Department:  
Administrative Services

Ordinance/Resolution Number:  
89-21

Document Type:  
Resolution

**Recommended Motion:**

Adopt Resolution No. 89-21, authorizing the City Manager to sign and execute a financial consulting services agreement with PFM Financial Advisors LLC.

**Summary:**

Since 2014, the City of Richland has retained the services of PFM Financial Advisors LLC to provide financial advisory and consulting services. PFM specializes in municipal finance, and primarily assists the City with issuing and refunding bonds. A detailed scope of work is outlined in Exhibit A to the proposed consulting agreement.

Depending on the number of bond issues or other financial and consulting services needed, costs may exceed the \$50,000 that staff can authorize for a consulting contract. Fees paid to PFM for work related to specific debt issuance are based on the amount of bond proceeds. These fees, like any other bond issuance costs, are paid out of bond proceeds, and the amount of bond issuance is sized accordingly. Other costs are outlined in the scope of work, including but not limited to the cost for official statement preparation and third-party services.

Staff recommends adoption of Resolution No. 89-21 to allow the City to continue utilizing PFM's services.

**Fiscal Impact:** PFM fees for bonds are based on the par value of specific debt issuance, and are paid out of bond proceeds. It is expected that for every \$10 million in bonds, PFM's fees would amount to approximately \$15,000, which would be included in the bond transaction. The Agreement authorizes up to \$500,000 in services for the duration of the contract term.

**Attachments:**

1. Resolution No. 89-21
2. Draft Financial Consulting Agreement with PFM Financial Advisors LLC

RESOLUTION NO. 89-21

A RESOLUTION of the City of Richland approving a financial consulting services agreement with PFM Financial Advisors LLC.

WHEREAS, the City of Richland's 2020-2025 Capital Improvement Plan (CIP) anticipates the issuance of bonds; and

WHEREAS, since 2014, the City has retained the services of PFM Financial Advisors LLC ("PFM"), an independent registered municipal advisor, to provide financial consulting services; and

WHEREAS, the City's contract with PFM expired December 31, 2020; and

WHEREAS, the City wishes to continue contracting for the services provided by PFM; and

WHEREAS, Richland Municipal Code (RMC) 3.04.130 allows the City Manager to establish a policy exempting certain procurements or classes of procurement from the competitive process; and

WHEREAS, City Policy No. 2220, Exemptions to Competitive Solicitation Requirements, exempts services related to debt issuances; and

WHEREAS, RMC 3.04.060 requires Council authorization for all service contracts greater than \$50,000.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland that the City Manager is authorized to sign an agreement with PFM Financial Advisors LLC for financial consulting services.

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 20<sup>th</sup> day of July, 2021.

\_\_\_\_\_  
Ryan Lukson, Mayor

Attest:

Approved as to form:

\_\_\_\_\_  
Jennifer Rogers, City Clerk

\_\_\_\_\_  
Heather Kintzley, City Attorney

**Draft**

## **AGREEMENT BETWEEN CITY AND CONSULTANT**

### **Financial Advisory and Consulting Services**

This Agreement is entered into this \_\_\_\_\_ day of July, 2021 ("Effective Date") by and between the **City of Richland** ("**City**"), a Washington municipal corporation located at 625 Swift Blvd. Richland, WA 99352, and **PFM Financial Advisors LLC** ("**Consultant**"), a foreign limited liability company with offices at 1735 Market Street, 43<sup>rd</sup> Floor, Philadelphia, PA 19103. **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. Upon request of the City, Consultant or an affiliate of Consultant may agree to additional services to be provided by Consultant or an affiliate of Consultant, by a separate writing, including separate scope and compensation, between City and Consultant or its respective affiliate. For the sake of clarity, any separate agreement between City and an affiliate of Consultant shall not in any way be deemed an amendment or modification of this Agreement.
- 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, 2024.

### 3. **TERM**

The term of this Agreement shall commence on the Effective Date identified above and end at midnight on December 31, 2024.

### 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 **FIVE HUNDRED THOUSAND DOLLARS AND NO CENTS (\$500,000.00)**, 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.
- i) 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](http://www.sam.gov) and <https://secure.lni.wa.gov/verify/>

**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:
  - ii. Automobile Liability insurance covering all non-owned and hired vehicles. Coverage shall be written on Insurance Services Office (ISO) form CA 00 01 or a substitute form providing equivalent liability coverage.
  - iii. 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 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.
  - iv. Workers' Compensation coverage as required by the Industrial Insurance laws of the State of Washington.
  - v. 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:
  - i. Automobile Liability insurance with a minimum combined single limit for bodily injury and property damage of \$1,000,000 per accident.
  - ii. Commercial General Liability insurance shall be written with limits no less than \$2,000,000 each occurrence, \$2,000,000 general aggregate.
  - iii. 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 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 misconduct or negligent acts, or alleged willful misconduct 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](mailto:purchasing@ci.richland.wa.us)

Phone: (509) 942-7710  
Fax: (509) 942-7397

|               |                                                                                                      |
|---------------|------------------------------------------------------------------------------------------------------|
| Contact Name: | Attn: Managing Director                                                                              |
| Name of Firm: | PFM Financial Advisors LLC                                                                           |
| Address:      | 107 Spring Street                                                                                    |
| Address:      | Seattle, WA 98104                                                                                    |
| Email:        | With a copy to Project Manager<br>Duncan Brown at <a href="mailto:brownd@pfm.com">brownd@pfm.com</a> |
| Phone Number: | 206-858-5367                                                                                         |
| Fax Number:   | Available upon request                                                                               |

**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, unless disclosure is required by law or judicial or regulatory process, 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.

**26. AUTHORITY TO EXECUTE**

Each person executing this Agreement on behalf of another person, corporation, partnership, company, or other organization or entity represents and warrants that he or she is fully authorized to so execute and deliver this Agreement on behalf of the entity or party for which he or she is signing. The Parties hereby warrant to each other that each has full power and authority to enter into this Agreement and to undertake the actions contemplated herein, and that this Agreement is enforceable in accordance with its terms.

**27. COUNTERPART ORIGINALS**

Execution of this Agreement and any amendment or other document related to this Agreement may be by electronic signature and in any number of counterpart originals, each of which shall be deemed to constitute an original agreement, and all of which shall constitute one whole agreement.

**28. REGISTERED MUNICIPAL ADVISOR; REQUIRED DISCLOSURES**

Consultant is a registered municipal advisor with the Securities and Exchange Commission (the "SEC") and the Municipal Securities Rulemaking Board (the "MSRB"), pursuant to the Securities Exchange Act of 1934 Rule 15Ba1-2. The parties agree that if City has designated Consultant as its independent registered municipal advisor ("IRMA") for purposes of SEC Rule 15Ba1-1(d)(3)(vi) (the "IRMA exemption"), the services provided pursuant to such designation shall be the services described in **Exhibit A** hereto, subject to any limitations provided therein. Verification of independence (as is required under the IRMA exemption) shall be the responsibility of such third party seeking to rely on such IRMA exemption. Consultant shall have the right to review and approve in advance any representation of Consultant's role as IRMA to City.

MSRB Rules require that municipal advisors make written disclosures to their clients of all material conflicts of interest, certain legal or disciplinary events and certain regulatory requirements, which are provided in Consultant's Disclosure Statement delivered to City together with this Agreement.

**29. INFORMATION TO BE FURNISHED TO CONTRACTOR**

All information, data, reports, and records in the possession of City or any third party necessary for carrying out any services to be performed under this Agreement ("Data") shall be furnished to Consultant. Consultant may rely on the Data in connection with its provision of the services under this Agreement and the provider thereof shall remain solely responsible for the adequacy, accuracy or completeness of such Data.

*(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

PFM FINANCIAL ADVISORS LLC

\_\_\_\_\_  
Jon Amundson, ICMA-CM  
Interim City Manager

\_\_\_\_\_  
Signature

Attest:

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Title

\_\_\_\_\_  
Jennifer Rogers, City Clerk

Approved as to form:

\_\_\_\_\_  
Heather Kintzley, City Attorney



## **EXHIBIT A: Detailed Scope of Work**

The Advisor will provide financial advisory and consulting services to the City relating to the issuance of general obligation or revenue bonds, to include, but not limited to:

- Assist the City in developing a financing strategy and bond structure that best meets the City's needs. Review and advise the City relative to any financing proposals provided by other parties.
- Develop a work plan and time schedule for any financing.
- As requested by the City, meet with the City Council (the "Council") or other representatives of the City, to provide information and discuss recommendations, as appropriate.
- Advise the City on method of sale for any financing, or use of bank placement.
- Evaluate and make a recommendation on the number of ratings and rating agency(ies) to use. Present the bond issue to the bond rating agency and bond insurers, if advisable, and work with the agencies to secure the best possible results.
- Provide guidance to the City in matters relating to the terms to be negotiated with providers of other services relative to the financing.
- Coordinate with bond counsel in regard to legal documentation for any financing and provide review and input as appropriate.
- Review the City's Preliminary Official Statements and final Official Statements for use in marketing any bonds and meeting regulatory requirements.
- Assist the City in selecting an underwriter for a negotiated sale of bonds. Review and oversee the Underwriter's bond marketing plan, review the interest rates, reoffering yields, Underwriter's compensation and other terms and conditions of the sale, and advise the City on the reasonableness of the Underwriter's purchase proposal.
- For any competitive sale of bonds, prepare official notice of sale, recommend sale parameters, take steps necessary to ensure broad market exposure of the issue, through the use of newswire services and official statement distribution, and perform additional steps necessary and customary for competitive bond sales.
- Coordinate parties to the closing, and ensure wire instructions and transfer amounts are confirmed.
- Provide additional services directly related to the successful completion of financing.

Financial consulting or general financial services are to be considered Special Projects, and will be set forth in a written scope of services including compensation relating thereto, including but not limited to:

1. Assist City in the formulation of Financial and Debt Policies and Administrative Procedures.
2. Assist City in the development of City's Capital Improvement Program by identifying sources of capital funding.

3. Develop, manage and maintain computer models for long-term capital planning which provide for inputs regarding levels of ad valorem and non-ad valorem taxation, growth rates by operating revenue and expenditure item, timing, magnitude and cost of debt issuance, and project operating and capital balances, selected operating and debt ratios and other financial performance measures as may be determined by City.
4. Conduct strategic financial modeling and planning and related consulting.

## COMPENSATION

### Compensation for Consulting Services

For Consulting Services as defined in the scope above, PFM will be compensated in accordance with the following hourly schedule. Maximum compensation shall not exceed \$10,000 per year.

| <u>Position Title</u>      | <u>Hourly Rate</u> |
|----------------------------|--------------------|
| Director/Managing Director | \$315              |
| Senior Managing Consultant | \$295              |
| Senior Analyst             | \$250              |
| Analyst                    | \$210              |
| Associate                  | \$185              |

### Compensation for Financing Services

For Financing Services, as described in the scope above, PFM will be compensated in accordance with the following fee schedule for proceeds related to each separate bond issue:

For financing proceeds up to \$20 million: \$1.50 per \$1,000, with a \$25,000 minimum  
For financing proceeds up to \$75 million: \$30,000 plus \$0.75 per \$1,000 over \$20 million  
For financing proceeds over \$75 million: \$75,000 plus \$0.25 per \$1,000 over \$75 million

For interim financing or multiple financings completed under a common financing plan, the parties may negotiate a reduced fee, depending on the amount of time between financings.

### Expenses

In addition to financial advisory and consulting fees, the City will reimburse the firm for costs of travel as identified in Section 4 Payment. Additionally, the City will be responsible for payment of costs of any of the City's third-party services requested on behalf of the City (i.e. bond ratings, official statement printing, electronic dissemination of official statements, bond counsel, trustee and CPA verification).



## COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Resolutions - Adoption

Core Focus Area 3 - Increase Economic Vitality

**Subject:**

Resolution No. 90-21, Declaring Certain Real Property Located at 606 Jadwin Avenue Surplus to the City's Needs

**Department:**

Development Services

**Ordinance/Resolution Number:**

90-21

**Document Type:**

Resolution

**Recommended Motion:**

Adopt Resolution No. 90-21, authorizing the surplus of certain real property located at 606 Jadwin Avenue as identified therein.

**Summary:**

To resolve a longstanding encroachment of a storage building on city property, Richland Players, Inc. is proposing to purchase 625 square feet of property that lies at the south end of the theatre campus. Pursuant to RMC 3.06.030, the first step in the process is to surplus the subject property.

Building permit records indicate that Richland Players, Inc. received a building permit to move the storage building onto the site in 1993. Although the site plan indicated a proper setback from the south property line, the building was not placed properly and was instead located partially on city-owned land, where it has remained for nearly thirty years. Surplus and sale of 625 square feet to Richland Players, LLC will remedy this longstanding encroachment.

The Economic Development Committee considered the surplus action on May 24, 2021 and recommended approval. The subject property is part of the Parks & Public Facilities inventory, and is not needed for municipal purposes or future development.

Staff recommends adoption of Resolution No. 90-21.

**Fiscal Impact:**

The surplus action has no fiscal impact on the City's budget. The fiscal impact resulting from the sale of the property will be approximately \$1,531.00.

**Attachments:**

1. Resolution No. 90-21
2. Vicinity Map

## RESOLUTION NO. 90-21

A RESOLUTION of the City of Richland declaring certain real property surplus to the City's needs and available to sell, lease or exchange.

WHEREAS, the City of Richland owns a 7,148.45 square-foot site located at 606 Jadwin Avenue; and

WHEREAS, the adjacent property owner, Richland Players, Inc., desires to purchase 625 square feet of the property to remedy an existing, longstanding encroachment by the theater. The area desired for purchase is legally described in **Exhibit A** and depicted in **Exhibit B**, attached hereto and incorporated by reference; and

WHEREAS, to make City-owned property available for sale, it must first be declared surplus to the City's needs; and

WHEREAS, the property to be sold is not needed for municipal purposes; and

WHEREAS, pursuant to Richland Municipal Code (RMC) 3.06.030, Richland City Council is authorized to declare property surplus and direct its disposition; and

WHEREAS, at its May 24, 2021 meeting, the Economic Development Committee (EDC) favorably recommended surplus of the property; and

WHEREAS, at its May 26, 2021 meeting, the Richland Planning Commission held a duly advertised public hearing to take testimony on the proposed surplus action. No public comment was offered. At the close of the public hearing, the Planning Commission favorably recommended surplus of the property.

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

Section 1. City Council finds and declares that certain real property described in **Exhibit A** and depicted in **Exhibit B** is no longer needed for municipal purposes and is therefore surplus to the City's needs.

Section 2. Staff is directed to negotiate solely with Richland Players, Inc. for potential acquisition of the property based on its standing as the adjacent landowner requesting surplus and sale of the 625 square-foot property for purposes of remedying an existing, longstanding encroachment.

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 20<sup>th</sup> day of July, 2021.

\_\_\_\_\_  
Ryan Lukson, Mayor

Attest:

Approved as to form:

\_\_\_\_\_  
Jennifer Rogers, City Clerk

\_\_\_\_\_  
Heather Kintzley, City Attorney

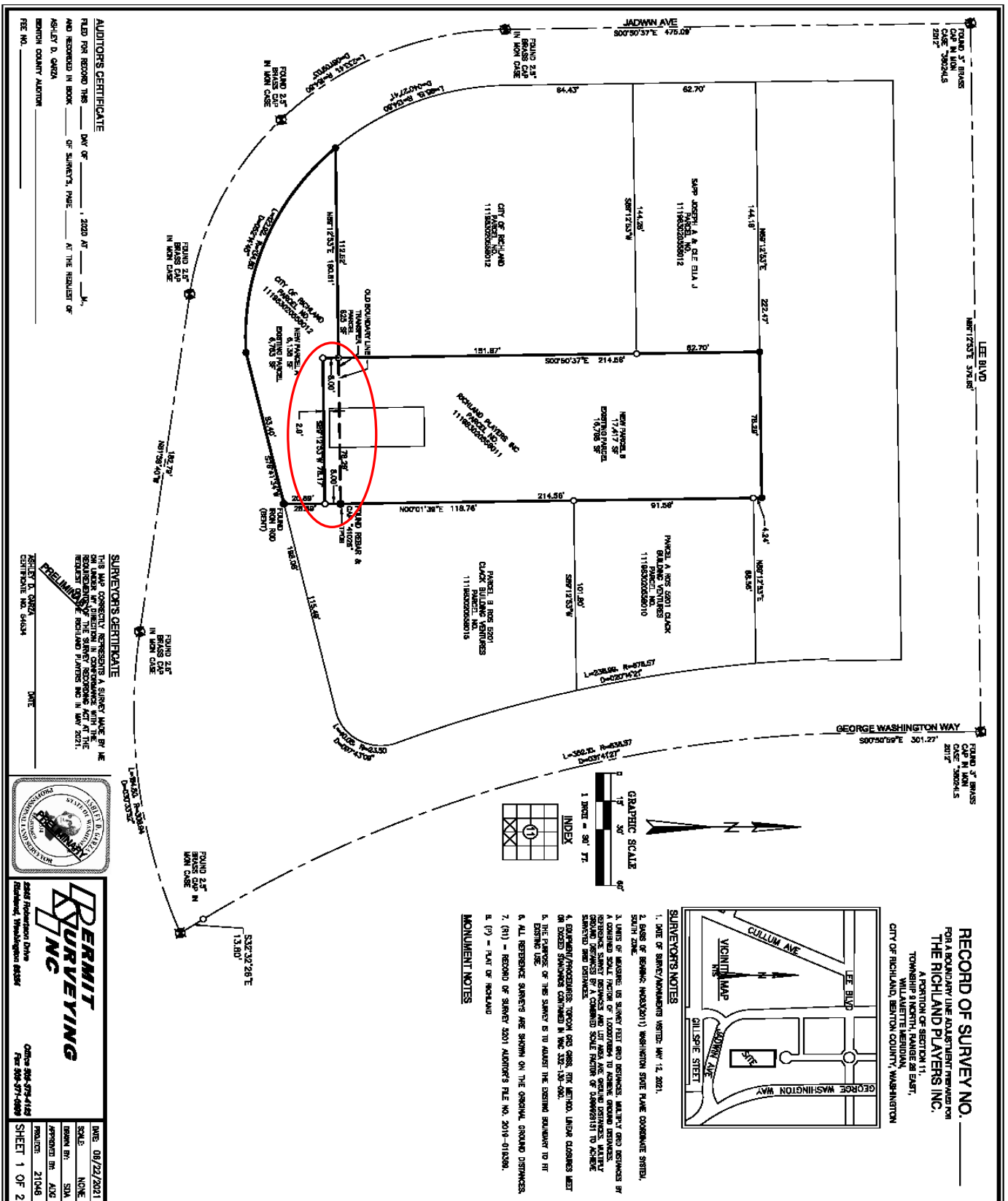
# Exhibit A

## **Legal Description of Proposed Surplus Parcel:**

THAT PORTION OF LAND IN LOT 1, BLOCK 558, PLAT OF RICHLAND, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUMES 6 AND 7 OF PLATS, RECORDS OF BENTON COUNTY, WASHINGTON, LYING ADJACENT TO LOT 11, SAID BLOCK 558 MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 11, BLOCK 558, ALSO BEING A POINT ON THE NORTH BOUNDARY LINE OF LOT 1, BLOCK 558, A DISTANCE OF 138.98 FEET WEST OF THE NORTHEAST CORNER OF SAID LOT 1, BLOCK 558, PLAT OF RICHLAND; THENCE SOUTH  $89^{\circ}12'53''$  WEST ALONG THE NORTH LINE THEREOF A DISTANCE OF 78.29 FEET TO THE SOUTHWEST CORNER OF SAID LOT 11; THENCE SOUTH  $00^{\circ}50'37''$  EAST FOR A DISTANCE OF 8.00 FEET; THENCE NORTH  $89^{\circ}12'53''$  EAST ALONG A LINE PARALLEL AND 8.00 FEET SOUTH AT RIGHT ANGLES TO THE SAID NORTH LINE OF LOT 1 FOR A DISTANCE OF 78.17 FEET TO THE WEST LINE OF PARCEL B AS DEPICTED IN RECORD OF SURVEY 5201, RECORDED UNDER AUDITOR FILE'S NUMBER 2019-019369, RECORDS OF BENTON COUNTY, WASHINGTON; THENCE NORTH  $00^{\circ}01'39''$  EAST ALONG THE EAST LINE THEREOF FOR A DISTANCE OF 8.00 FEET TO THE TRUE POINT OF BEGINNING.

## Exhibit B



606 Jadwin Avenue Surplus Area Map







## COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Resolutions - Adoption

Core Focus Area I - Promote Financial Stability & Operational Effectiveness

**Subject:**

Resolution No. 92-21, Authorizing a Street Construction Latecomer Agreement with Nor Am Investment, LLC for Bella Coola Lane

Department:  
Public Works

Ordinance/Resolution Number:  
92-21

Document Type:  
Resolution

**Recommended Motion:**

Adopt Resolution No. 92-21, authorizing the City Manager to sign and execute a street construction latecomer agreement with Nor Am Investment, LLC for Bella Coola Lane.

**Summary:**

Chapter 12.03 of the Richland Municipal Code (RMC) establishes the City's Traffic Impact Fee Program (the "Program"), which includes three separate street assessment reimbursement zones, each containing a set of street improvements to be financed through the Program. The Program collects funds from development activity to fund street infrastructure needed to accommodate the developments. Projects are completed in two ways: 1) funded and constructed by developers; and 2) constructed by the City using Program funds. Program-funded improvements completed by a developer are then eligible for reimbursement of project costs. Chapter 35.72 RCW authorizes the City to contract for construction of streets required to service developments, and to enter into latecomer reimbursement agreement with developers.

Zone 3 of the Program, generally defined as the Badger Mountain South area, includes Bella Coola Lane as a Program-funded improvement. Nor Am Investment, LLC has completed the design, construction and dedication of a segment of Bella Coola Lane between Trowbridge Boulevard and the Copper Mountain Apartment development, and is therefore eligible for reimbursement of its costs for the Bella Coola Lane improvement.

The City's best interests are served by providing reimbursement agreements to developers so that developers are encouraged to complete Program street improvement projects.

Staff recommends adoption of Resolution No. 92-21.

**Fiscal Impact:**

The developer's eligible costs total \$1,337,980.70. Quarterly payments are funded by a percentage of impact fees collected when future building permits are issued. The agreement also requires an upfront repayment of \$900,000 from existing Traffic Impact Zone 3 reserves. Zone 3 has an approximate current balance of \$1,166,751.

**Attachments:**

1. Resolution No. 92-21
2. Draft Street Latecomer Agreement with Nor Am Investment, LLC

RESOLUTION NO. 92-21

A RESOLUTION of the City of Richland authorizing a street construction latecomer reimbursement agreement with Nor Am Investment, LLC for construction of Bella Coola Lane.

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

WHEREAS, Chapter 12.03 of the Richland Municipal Code (RMC) establishes the City's Traffic Impact Fee Program (the "Program"); and

WHEREAS, the Program establishes three (3) separate street assessment reimbursement zones, each containing a set of street improvements to be financed through the impact fee program; and

WHEREAS, Program-funded improvements may be completed by a developer or the City; and

WHEREAS, Program-funded improvements completed by a developer are eligible for reimbursement of project costs; and

WHEREAS, Zone 3 of the Program includes Bella Coola Lane as a Program-funded improvement; and

WHEREAS, Nor Am Investment, LLC has completed design, construction and dedication of a segment of Bella Coola Lane between Trowbridge Boulevard and the Copper Mountain Apartment development; and

WHEREAS, Nor Am Investment, LLC is eligible for and seeks reimbursement of its costs for the Bella Coola Lane improvements; and

WHEREAS, the City's objectives are achieved when necessary street and intersection improvements are completed in a timely manner; and

WHEREAS, the City can promote its objectives by reimbursing eligible costs to developers who complete eligible improvements.

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 Street Construction Latecomer Reimbursement Agreement with Nor Am Investment, LLC for construction of Bella Coola Lane.

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 20<sup>th</sup> day of July, 2021.

\_\_\_\_\_  
Ryan Lukson, Mayor

Attest:

Approved as to form:

\_\_\_\_\_  
Jennifer Rogers, City Clerk

\_\_\_\_\_  
Heather Kintzley, City Attorney

WHEN RECORDED RETURN TO:

City of Richland  
Public Works Director  
625 Swift Blvd., MS-26  
Richland, WA 99352

### **STREET CONSTRUCTION LATECOMER REIMBURSEMENT AGREEMENT**

This Agreement is made this \_\_\_\_ day of July, 2021 between the **City of Richland**, a Washington municipal corporation with service at 625 Swift Blvd., Richland, WA, 99352 ("City"), and **Nor Am Investment, LLC**, a Washington limited liability company with service at 12513 Avenue Dubois. Lakewood, WA, 98498 ("Developer"). City and Developer are referred to collectively as the "Parties."

#### **I. RECITALS**

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

WHEREAS, Chapter 12.03 of the Richland Municipal Code (RMC) establishes the City's Traffic Impact Fee Program; and

WHEREAS, the Program establishes three (3) separate street assessment reimbursement zones, each containing a set of street improvements to be financed through the impact fee program; and

WHEREAS, Program-funded improvements may be completed by a developer or the City; and

WHEREAS, Program-funded improvements completed by a developer are eligible for reimbursement of project costs; and

WHEREAS, Zone 3 includes Bella Coola Lane as a Program-funded improvement; and

WHEREAS, Developer has completed design, construction and dedication of a segment of Bella Coola Lane between Trowbridge Boulevard and the Copper Mountain Apartment development; and

WHEREAS, Developer seeks reimbursement of its costs for the Bella Coola Lane improvements; and

WHEREAS, the City's objectives are achieved when necessary street and intersection improvements are completed in a timely manner; and

WHEREAS, the City can promote its objectives by reimbursing eligible costs to developers who complete eligible improvements.

NOW THEREFORE, in consideration of the dedication of right-of-way and construction of a portion of Bella Coola Lane, the Parties do hereby agree as follows:

## **II. AGREEMENT**

### **1. Collector Street - Acceptance by City.**

Developer has completed, and the City has approved, the construction of a segment of Bella Coola Lane between Trowbridge Boulevard and the Copper Mountain Apartment development. The City has accepted the street segment as a city street. After the construction warranty period has expired, the City agrees to bear all further maintenance and operation costs of said street.

### **2. Cost of Street Construction.**

Developer has presented to the City Engineer documentation showing the actual costs for right-of-way, design, and construction of said street. The City Engineer has validated the cost values as valid for the completed work.

City and Developer agree that the portion of the total cost of Bella Coola Lane that is reimbursable under the provisions of Title 12.03 RMC consists of the following:

|                                |                |
|--------------------------------|----------------|
| Design Engineering & Surveying | \$ 39,042.00   |
| Right-of-Way Land Value        | \$685,350.00   |
| Construction                   | \$613,588.70   |
| Total Construction Cost        | \$1,337,980.70 |

### **3. Payments required.**

The City hereby agrees that these street improvements are listed in RMC 12.03 as planned, required and eligible improvements. The City further agrees that the Total Construction Cost shown in Section 2 above is eligible for reimbursement.

### **4. Repayment.**

City agrees to reimburse Developer \$900,000.00 from the existing accumulated fund balance in the Zone 3 Fund within thirty (30) days of execution of this Agreement. Beginning with the third quarter of 2021, the City will make additional payments until the Total Construction Cost is reimbursed. Each quarterly payment will be made no later than thirty (30) days after the end of a calendar quarter, which will occur on March 31, June 30, September 30, and December 31. The quarterly payments will be calculated as ninety percent (90%) of the Zone 3 Traffic Impact Fee revenue for the previous quarter. The total payments made to the Developer will not exceed the Total Construction Cost shown in Section 2 above.

## **5. Term.**

This Agreement shall expire when the City reimbursement payment described in Section 4. Repayment has been completed, but no later than fifteen (15) years from the date this Agreement is executed.

## **6. Recording.**

This Agreement shall not be enforceable against any party unless Nor Am Investment, LLC has caused the same to be filed and recorded with the Benton County Auditor in the public records of Benton County, Washington.

## **7. Required Notification.**

Pursuant to RCW 35.72.020(3), every two (2) years from the date of execution of this Agreement, Developer or any assign who is entitled to recover under this Agreement shall notify City of the current contract name, address and telephone number of the person, company or partnership that originally entered into this contract. Such notice must be received by the City within sixty (60) days of the time specified in this section, and shall be directed as follows:

City of Richland  
Attn: Public Works Director  
625 Swift Blvd. MS-26  
Richland, WA 99352

Failure to comply with this notice requirement shall result in City retaining any reimbursement funds owed to Developer under this Agreement.

## **8. Governing Law/Forum Selection.**

The interpretation and enforcement of this Agreement shall be governed by the laws of the state of Washington. The parties agree that Benton County is the appropriate venue for the filing of any civil action arising out of this Agreement. Developer expressly consents to personal jurisdiction in Benton County Superior Court.

## **9. Severability.**

In the event that any term or condition of this Agreement or application thereof to any person, entity, or circumstance is held invalid, such invalidity shall not affect any other terms, conditions, or applications of this Agreement which can be given effect without the invalid term, condition, or application. To this end, the terms and conditions of this Agreement are declared severable.

## **10. Authority to Execute.**

Each person executing this Agreement on behalf of another person, corporation, partnership, company, or other organization or entity represents and warrants that he or she is fully authorized to so execute and deliver this agreement on behalf of the entity or party for which he or she is signing. The parties hereby warrant to each other that each has full power and authority to enter into this Agreement and to undertake the actions contemplated herein, and that this Agreement is enforceable in accordance with its terms.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement on the day and year first above written.

**CITY OF RICHLAND**

**NOR AM INVESTMENT, LLC**

\_\_\_\_\_  
Jon Amundson, ICMA-CM  
Interim City Manager

By: \_\_\_\_\_

Its: \_\_\_\_\_

Attest:

\_\_\_\_\_  
Jennifer Rogers, City Clerk

Approved as to form:

\_\_\_\_\_  
Heather Kintzley, City Attorney



## COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Resolutions - Adoption

Core Focus Area 2 - Manage & Maintain Infrastructure & Facilities

**Subject:**

Resolution No. 93-21, Relinquishing Certain Portions of a Utility Easement lying within 1349 Haupt Avenue

Department:  
Public Works

Ordinance/Resolution Number:  
93-21

Document Type:  
Resolution

**Recommended Motion:**

Adopt Resolution No. 93-21, authorizing the City Manager to sign and execute all documents necessary to relinquish certain portions of a utility easement lying within 1349 Haupt Avenue as provided therein.

**Summary:**

The property owner at 1349 Haupt Avenue, Montana Rose Capron, has requested that the City relinquish a portion of a City-owned easement to enable expansion of existing structures. The requested easement is no longer needed for municipal purposes because it has been replaced with a new easement to better fit the existing electrical line.

RCW 35.94.040 provides for the disposal of surplus property originally obtained for public utility purposes. On July 18, 2021, notice was published that a public hearing would be held during tonight's meeting to take public testimony regarding this surplus action.

Barring any compelling public testimony to the contrary, staff recommends adoption of Resolution No. 93-21.

**Fiscal Impact:**

None; administrative costs are paid by the requesting property owner.

**Attachments:**

- I. Resolution No. 93-21



RESOLUTION NO. 93-21

A RESOLUTION of the City of Richland declaring surplus and authorizing release of certain portions of a utility easement lying within 1349 Haupt Avenue.

WHEREAS, Montana Rose Capron, the property owner at 1349 Haupt Avenue, has requested relinquishment of a certain public utility easement to enable expansion of existing structures; and

WHEREAS, the requested easement, as depicted by hatching on **Exhibit A**, is no longer needed for municipal purposes because it has been replaced with a new easement to better fit the power line; and

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

WHEREAS, on July 18, 2021, notice was published that a public hearing would be held on July 20, 2021 to take public testimony regarding this surplus action.

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

A portion of a utility easement dedicated to the City of Richland and lying within Block 804, 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 of the City of Richland is authorized to sign all documents necessary to release the City's interest in the specific portion of public utility easement, as depicted by hatching on **Exhibit A**, and deliver the same upon payment.

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

*This space intentionally left blank.*

ADOPTED by the City Council of the City of Richland, Washington, at a regular meeting on the 20<sup>th</sup> day of July, 2021.

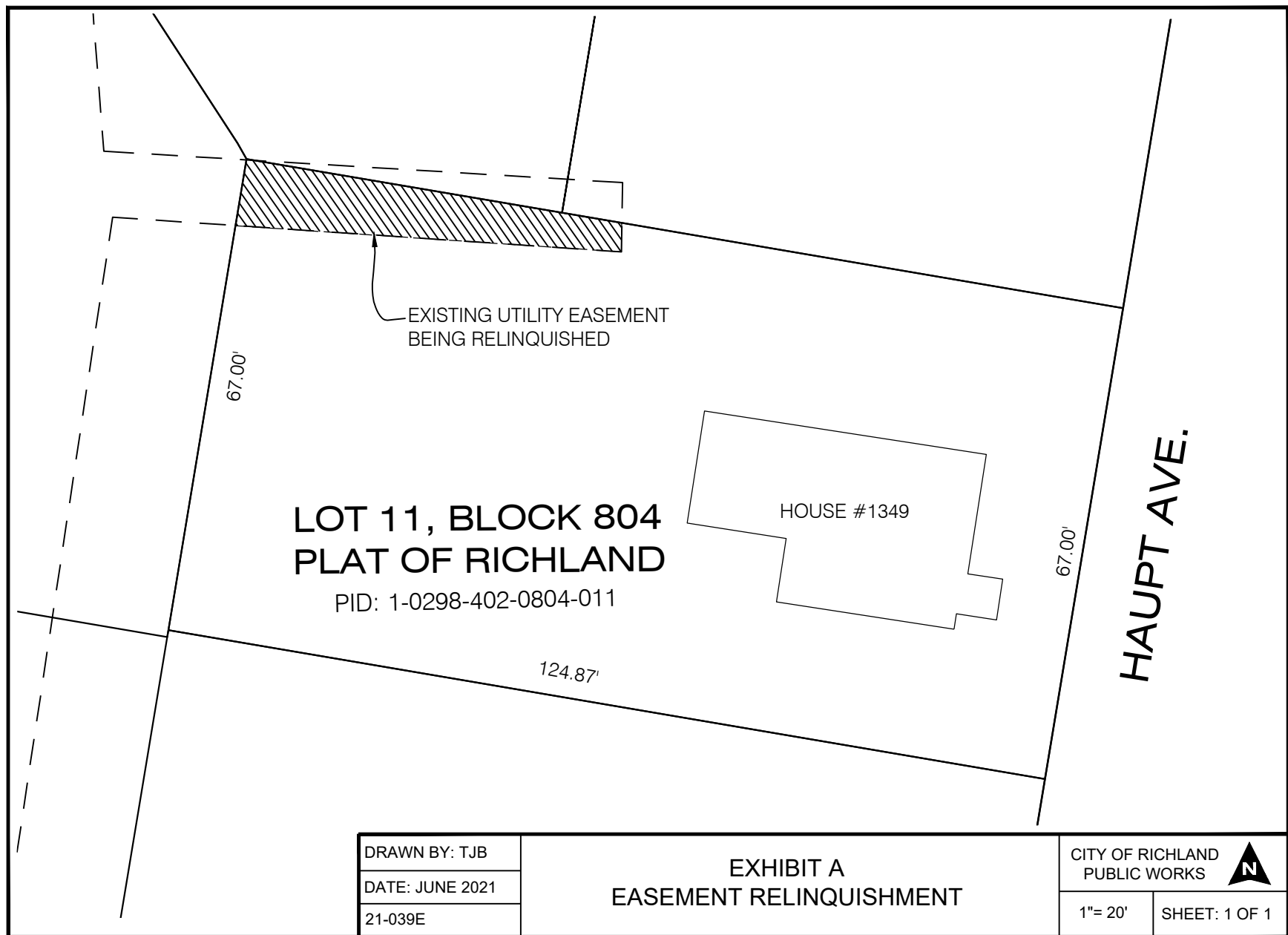
\_\_\_\_\_  
Ryan Lukson, Mayor

Attest:

Approved as to form:

\_\_\_\_\_  
Jennifer Rogers, City Clerk

\_\_\_\_\_  
Heather Kintzley, City Attorney





## COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Resolutions - Adoption

Core Focus Area I - Promote Financial Stability & Operational Effectiveness

**Subject:**

Resolution No. 94-21, Authorizing a Third Amendment to the Professional Services Agreement with Bell Brown & Rio, PLLC

Department:  
City Attorney

Ordinance/Resolution Number:  
94-21

Document Type:  
Resolution

**Recommended Motion:**

Adopt Resolution No. 94-21, authorizing the City Manager to sign and execute a Third Amendment to Contract No. 61-11 with Bell Brown & Rio, PLLC.

**Summary:**

The City and Bell Brown & Rio, PLLC entered into a Professional Services Agreement on July 8, 2011 with respect to provision of prosecutorial services (Contract No. 61-11).

In 2017, the Washington State Legislature codified rules related to obtaining Extreme Risk Protection Orders (ERPOs), which are designed to temporarily prevent individuals who are at high risk of harming themselves or others from accessing firearms by allowing family, household members, and police to obtain a court order when there is demonstrated evidence that the person poses a significant danger, including danger as a result of threatening or violent behavior. The ERPO statute did not exist when Contract No. 61-11 was first executed, and the City Prosecutor has for several years absorbed the costs related to obtaining ERPOs on behalf of the Richland Police Department. Each ERPO request requires, on average, ten (10) hours of the City Prosecutor's time to process.

RPD's request for ERPOs has increased over time, to the point where it is now appropriate to separately compensate Bell Brown & Rio, PLLC for obtaining ERPOs upon request. The 2021 Budget will include an additional \$6,600 to compensate for processing Extreme Risk Protection Orders in Benton County Superior Court.

Staff recommends adoption of Resolution No. 94-21.

**Fiscal Impact:**

The proposed amendment will increase the contract for professional services by \$6,600 annually.

**Attachments:**

1. Resolution No. 94-21
2. Proposed Third Amendment - Contract No. 61-11

RESOLUTION NO. 94-21

A RESOLUTION of the City of Richland authorizing a Third Amendment to Contract No. 61-11 with Bell Brown & Rio, PLLC.

WHEREAS, the City and Service Provider entered into a Professional Services Agreement on July 8, 2011 with respect to provision of prosecutorial services (Contract No. 61-11); and

WHEREAS, in 2017, the Washington State Legislature codified rules related to obtaining Extreme Risk Protection Orders (ERPOs), which are designed to temporarily prevent individuals who are at high risk of harming themselves or others from accessing firearms by allowing family, household members, and police to obtain a court order when there is demonstrated evidence that the person poses a significant danger, including danger as a result of threatening or violent behavior; and

WHEREAS, the ERPO statute did not exist when Contract No. 61-11 was first executed, and Service Provider has for several years absorbed the costs related to obtaining ERPOs on behalf of the Richland Police Department; and

WHEREAS, each ERPO request requires, on average, ten (10) hours of Service Provider's time to process; and

WHEREAS, RPD's request for ERPOs has increased over time, to the point where it is now appropriate to separately compensate Service Provider for obtaining ERPOs upon request; and

WHEREAS, the 2021 Budget will include an additional \$6,600 to compensate Service Provider for processing Extreme Risk Protection Orders in Benton County Superior Court.

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 Third Amendment for Contract No. 61-11 with Bell Brown & Rio, PLLC.

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

*This space intentionally left blank.*

ADOPTED by the City Council of the City of Richland, Washington, at a regular meeting on the 20<sup>th</sup> day of July, 2021.

\_\_\_\_\_  
Ryan Lukson, Mayor

Attest:

Approved as to form:

\_\_\_\_\_  
Jennifer Rogers, City Clerk

\_\_\_\_\_  
Heather Kintzley, City Attorney

**THIRD AMENDMENT TO THE  
PROFESSIONAL SERVICES AGREEMENT**

**Between  
CITY OF RICHLAND  
And  
BELL BROWN & RIO, PLLC**

This **Third Amendment** to the July 8, 2011 Professional Services Agreement (hereinafter “Original Agreement”) is made and entered into on this \_\_\_\_ day of July, 2021, by and between the **City of Richland**, a Washington municipal corporation (“City”) and Bell Brown & Rio, PLLC, Attorneys at Law (hereinafter “Service Provider”).

**I. Recitals**

**WHEREAS**, the City and Service Provider entered into a Professional Services Agreement on July 8, 2011 with respect to provision of prosecutorial services (Contract No. 61-11); and

**WHEREAS**, in 2017, the Washington State Legislature codified rules related to obtaining Extreme Risk Protection Orders (ERPOs), which are designed to temporarily prevent individuals who are at high risk of harming themselves or others from accessing firearms by allowing family, household members, and police to obtain a court order when there is demonstrated evidence that the person poses a significant danger, including danger as a result of threatening or violent behavior; and

**WHEREAS**, the ERPO statute did not exist when Contract No. 61-11 was first executed, and Service Provider has for several years absorbed the costs related to obtaining ERPOs on behalf of the Richland Police Department; and

**WHEREAS**, each ERPO request requires, on average, ten (10) hours of Service Provider’s time to process; and

**WHEREAS**, RPD’s request for ERPOs has increased over time, to the point where it is now appropriate to separately compensate Service Provider for obtaining ERPOs upon request; and

**WHEREAS**, the 2021 Budget will include an additional \$6,600 to compensate Service Provider for processing Extreme Risk Protection Orders in Benton County Superior Court.

**NOW, THEREFORE**, in consideration of the foregoing and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the City and Service Provider hereby agree as follows:

## II. Agreement

1. Section 4. PAYMENT is modified to add a sixth bulleted item reading as follows:
  - \$550 monthly for processing Extreme Risk Protection Orders (ERPOs) on behalf of the City upon request.
2. Except as expressly amended and modified by this Amendment, the Original Agreement is and shall continue to be in full force and effect in accordance with the terms thereof.
3. This Amendment shall be construed in accordance and governed by the laws of the state of Washington.

**IN WITNESS WHEREOF**, the Parties have executed this Third Amendment on the date first identified above.

CITY OF RICHLAND

BELL BROWN & RIO, PLLC

\_\_\_\_\_  
Jon Amundson, ICMA-CM  
Interim City Manager

\_\_\_\_\_  
By: Bronson Brown  
Its: Authorized Agent

Attest:

\_\_\_\_\_  
Jennifer Rogers, City Clerk

Approved as to form:

\_\_\_\_\_  
Heather Kintzley, City Attorney





## COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Expenditures - Approval

Core Focus Area I - Promote Financial Stability & Operational Effectiveness

**Subject:**

Expenditures from June 1, 2021 to June 30, 2021 for \$28,924,314.97 including Travel Check Nos. 19997-19998, Accounts Payable Check Nos. 290506-291331, Accounts Payable Wire Nos. 8587-8645, Payroll Wires & ACH Nos. 12143-12187, Payroll Direct Deposit & Check Nos. 179811-180937 and Pension Check Nos. 5861-5887.

Department:

Administrative Services

Ordinance/Resolution Number:

Document Type:

Expenditures

**Recommended Motion:**

Approve the expenditures from June 1, 2021 to June 30, 2021 in the amount of \$28,924,314.97

**Summary:**

**Breakdown of Expenditures:**

|                                 |               |                        |
|---------------------------------|---------------|------------------------|
| Travel Checks                   | 19997-19998   | \$1,650.00             |
| Accounts Payable Checks         | 290506-291331 | \$4,981,930.68         |
| Accounts Payable Wires          | 8587-8645     | \$18,338,964.01        |
| Payroll Wires & ACH             | 12143-12187   | \$3,164,512.78         |
| Payroll Direct Deposit & Checks | 179811-180937 | \$2,414,066.29         |
| Pension Checks                  | 5861-5887     | \$23,191.21            |
| <b>TOTAL</b>                    |               | <b>\$28,924,314.97</b> |

Fiscal Impact:

Total Disbursements: \$28,924,314.97

**Attachments:**

1. Expenditure Summary
2. Travel Checks
3. Accounts Payable Checks
4. Accounts Payable Wires
5. Payroll Wires & ACH
6. Payroll Direct Deposit & Checks
7. Pension Checks

# Expenditure Summary - 6/1/2021 - 6/30/2021

AP-EXP-SUMMARY-001

## Expenditure Breakdown Summary

|                                 | REPORT                  | START CHECK | END CHECK | CHECK COUNT | CHECK TOTALS    | VOID AMT   |
|---------------------------------|-------------------------|-------------|-----------|-------------|-----------------|------------|
| Travel Checks                   | (AP-TRVLCHKS-001)       | 19997       | 19998     | 2           | \$1,650.00      | \$0.00     |
| Accounts Payable Checks         | (AP-CHKHIST-DETAIL-001) | 290506      | 291331    | 826         | \$4,981,930.68  | \$2,410.91 |
| Accounts Payable Wires          | (AP-WIRENOS-001)        | 8587        | 8645      | 39          | \$18,338,964.01 | \$0.00     |
| Payroll Wires & ACH             | (PR-WIRESACH-001)       | 12143       | 12187     | 45          | \$3,164,512.78  | \$0.00     |
| Payroll Direct Deposit & Checks | (PR-CHKHIST-DETAIL-001) | 179811      | 180937    | 1127        | \$2,414,066.29  | \$0.00     |
| Pension Checks                  | (PR-CHKHIST-DETAIL-002) | 5861        | 5887      | 27          | \$23,191.21     | \$0.00     |

\$28,924,314.97

## AP Travel Checks - MUNIS 6/1/2021 - 6/30/2021

### Travel Check Summary Information

| CHECK DATE | START CHECK | END CHECK | CHECK KNT | CHECK TOTALS      | VOID AMT      |
|------------|-------------|-----------|-----------|-------------------|---------------|
| 06/02/2021 | 19997       | 19997     | 1         | \$1,147.00        | \$0.00        |
| 06/23/2021 | 19998       | 19998     | 1         | \$503.00          | \$0.00        |
|            |             |           | <b>2</b>  | <b>\$1,650.00</b> | <b>\$0.00</b> |

### Travel Check Detail Information

| CHECK DATE | START CHECK | VOID | PAYEE             | CHECK AMT        | CHK COMMENT                    | VOID AMT      | VOID COMMENT |
|------------|-------------|------|-------------------|------------------|--------------------------------|---------------|--------------|
| 06/02/2021 | 19997       |      | DREW FLORENCE     | \$1147.00        | 21-022 FLORENCE POLICE LEADRS  | \$0.00        |              |
| 06/23/2021 | 19998       |      | JOHN (JAY) MARLOW | \$503.00         | 21-059 MARLOW 2021 WASTEEXPO C | \$0.00        |              |
|            |             |      |                   | <b>\$1650.00</b> |                                | <b>\$0.00</b> |              |

# Accounts Payable Checks

6/1/2021 - 6/30/2021

| CHECK DATE | CHECK NBR | VOID | VENDOR# | EMP VENDOR NAME       | CHECK AMT | VOID AMT | WARRANT  | COMMENT                     |
|------------|-----------|------|---------|-----------------------|-----------|----------|----------|-----------------------------|
| 06/02/2021 | 290506    | P    | 10004   | MARSHALL R BAKER      | \$144.60  | 0        | 060221FP | MEDICARE PREMIUM/BAKER      |
| 06/02/2021 | 290507    | P    | 10005   | RON BEARDEMPHL        | \$148.50  | 0        | 060221FP | MEDICARE PREMIUM/BEARDEMPHL |
| 06/02/2021 | 290508    | P    | 10180   | CANFIELD, HARRY R     | \$144.60  | 0        | 060221FP | MEDICARE PREMIUM/CANFIELD   |
| 06/02/2021 | 290509    | P    | 10023   | HENRY CARRICK         | \$134.00  | 0        | 060221FP | MEDICARE PREMIUM/CARRICK    |
| 06/02/2021 | 290510    | P    | 10040   | DANNY DOWNS           | \$144.60  | 0        | 060221FP | MEDICARE PREMIUM/DOWNS      |
| 06/02/2021 | 290511    | P    | 10045   | ALLEN LARRY FERRIANS  | \$148.50  | 0        | 060221FP | MEDICARE PREMIUM/FERRIANS   |
| 06/02/2021 | 290512    | P    | 10064   | NEILS E JOHNSON       | \$120.60  | 0        | 060221FP | MEDICARE PREMIUM/JOHNSON    |
| 06/02/2021 | 290513    | P    | 10704   | HAROLD JONES          | \$144.60  | 0        | 060221FP | MEDICARE PREMIUM/JONES      |
| 06/02/2021 | 290514    | P    | 10185   | ROGER P LAHTI         | \$117.50  | 0        | 060221FP | MEDICARE PREMIUM/LAHTI      |
| 06/02/2021 | 290515    | P    | 10085   | JAMES P MULROY        | \$148.50  | 0        | 060221FP | MEDICARE PREMIUM/MULROY     |
| 06/02/2021 | 290516    | P    | 10086   | DAVID MURRAY          | \$116.50  | 0        | 060221FP | MEDICARE PREMIUM/MURRAY     |
| 06/02/2021 | 290517    | P    | 10087   | MYERS, EDWARD A       | \$148.50  | 0        | 060221FP | MEDICARE PREMIUM/MYERS      |
| 06/02/2021 | 290518    | P    | 10820   | OWEN, MICHAEL         | \$123.50  | 0        | 060221FP | MEDICARE PREMIUM/OWEN       |
| 06/02/2021 | 290519    | P    | 10533   | POLLARD, JAMES        | \$135.50  | 0        | 060221FP | MEDICARE PREMIUM/POLLARD    |
| 06/02/2021 | 290520    | P    | 10109   | RODGERS, GARY H       | \$148.50  | 0        | 060221FP | MEDICARE PREMIUM/RODGERS    |
| 06/02/2021 | 290521    | P    | 10111   | LARRY RONEY           | \$132.50  | 0        | 060221FP | MEDICARE PREMIUM/RONEY      |
| 06/02/2021 | 290522    | P    | 10116   | DONALD SIEMENS        | \$148.50  | 0        | 060221FP | MEDICARE PREMIUM/SIEMENS    |
| 06/02/2021 | 290523    | P    | 12440   | MARK STRATTON         | \$135.50  | 0        | 060221FP | MEDICARE PREMIUM/STRATTON   |
| 06/02/2021 | 290524    | P    | 10142   | WEST, ROYAL           | \$116.00  | 0        | 060221FP | MEDICARE PREMIUM/WEST       |
| 06/02/2021 | 290525    | P    | 10148   | CRAIG E WILLIAMSON    | \$116.50  | 0        | 060221FP | MEDICARE PREMIUM/WILLIAMSON |
| 06/02/2021 | 290526    | P    | 10103   | BADGLEY, KERI RANDALL | \$144.60  | 0        | 060221PP | MEDICARE PREMIUM/BADGLEY    |
| 06/02/2021 | 290527    | P    | 10160   | LAURIE VERN BATES JR  | \$135.50  | 0        | 060221PP | MEDICARE PREMIUM/BATES      |
| 06/02/2021 | 290528    | P    | 10855   | BEDEN, LARRY          | \$148.50  | 0        | 060221PP | MEDICARE PREMIUM/BEDEN      |
| 06/02/2021 | 290529    | P    | 10169   | DALE A BRUNSON        | \$128.50  | 0        | 060221PP | MEDICARE PREMIUM/BRUNSON    |
| 06/02/2021 | 290530    | P    | 10170   | RANDY H CARPER        | \$619.50  | 0        | 060221PP | MEDICARE PREMIUM/CARPER     |
| 06/02/2021 | 290531    | P    | 10167   | MIKE CASE             | \$144.50  | 0        | 060221PP | MEDICARE PREMIUM/CASE       |
| 06/02/2021 | 290532    | P    | 10029   | MICHAEL CLEAVENGER    | \$148.50  | 0        | 060221PP | MEDICARE PREMIUM/CLEAVENGER |
| 06/02/2021 | 290533    | P    | 10028   | WILL J CLEAVENGER     | \$148.50  | 0        | 060221PP | MEDICARE PREMIUM/CLEAVENGER |
| 06/02/2021 | 290534    | P    | 10038   | LARRY COUCH           | \$148.50  | 0        | 060221PP | MEDICARE PREMIUM/COUCH      |
| 06/02/2021 | 290535    | P    | 10166   | JAMES J DEMYER        | \$148.50  | 0        | 060221PP | MEDICARE PREMIUM/DEMYER     |
| 06/02/2021 | 290536    | P    | 10048   | DOUGLAS D DRIVER      | \$148.50  | 0        | 060221PP | MEDICARE PREMIUM/DRIVER     |

# Accounts Payable Checks

6/1/2021 - 6/30/2021

| CHECK DATE | CHECK NBR | VOID | VENDOR# | EMP VENDOR NAME                            | CHECK AMT    | VOID AMT | WARRANT  | COMMENT                        |
|------------|-----------|------|---------|--------------------------------------------|--------------|----------|----------|--------------------------------|
| 06/02/2021 | 290537    | P    | 10165   | GANLEY, JOHN M                             | \$148.50     | 0        | 060221PP | MEDICARE PREMIUM/GANLEY        |
| 06/02/2021 | 290538    | P    | 12445   | GILL, JAMES GREG                           | \$148.50     | 0        | 060221PP | MEDICARE PREMIUM/GILL          |
| 06/02/2021 | 290539    | P    | 31042   | JAMES B GOULD                              | \$144.60     | 0        | 060221PP | MEDICARE PREMIUM/GOULD         |
| 06/02/2021 | 290540    | P    | 10251   | HIGGINS, FRED C                            | \$125.50     | 0        | 060221PP | MEDICARE PREMIUM/HIGGINS       |
| 06/02/2021 | 290541    | P    | 10271   | SCOTT K LARSON                             | \$148.50     | 0        | 060221PP | MEDICARE PREMIUM/LARSON        |
| 06/02/2021 | 290542    | P    | 10156   | DAVID L LEWIS                              | \$118.50     | 0        | 060221PP | MEDICARE PREMIUM/LEWIS         |
| 06/02/2021 | 290543    | P    | 10164   | MOORE, ROBERT                              | \$148.50     | 0        | 060221PP | MEDICARE PREMIUM/MOORE         |
| 06/02/2021 | 290544    | P    | 10117   | DAVID W SPARKS                             | \$148.50     | 0        | 060221PP | MEDICARE PREMIUM/SPARKS        |
| 06/02/2021 | 290545    | P    | 10119   | TANNER, WILLIAM                            | \$149.80     | 0        | 060221PP | MEDICARE PREMIUM/TANNER        |
| 06/02/2021 | 290546    | P    | 10332   | RANDAL L TAYLOR                            | \$148.50     | 0        | 060221PP | MEDICARE PREMIUM/TAYLOR        |
| 06/02/2021 | 290547    | P    | 10163   | GERALD D THOMAS                            | \$148.50     | 0        | 060221PP | MEDICARE PREMIUM/THOMAS        |
| 06/02/2021 | 290548    | P    | 10800   | ROY TURNER                                 | \$148.50     | 0        | 060221PP | MEDICARE PREMIUM/TURNER        |
| 06/02/2021 | 290549    | P    | 10151   | GERALD ZIMMERMAN                           | \$148.50     | 0        | 060221PP | MEDICARE PREMIUM/ZIMMERMAN     |
| 06/02/2021 | 290550    | P    | 11355   | DANIELLE B & CRAIG K EMORY                 | \$3,510.00   | 0        | 0602211  | McMurray Basketball Court 262- |
| 06/02/2021 | 290551    | P    | 10838   | GRIGG ENTERPRISES INC                      | \$44.50      | 0        | 0602211  | 3/8" Ratchet, socket adapter   |
| 06/02/2021 | 290552    | P    | 31437   | ADEPT TESTING OCCUPATIONAL MEDICINE LLC    | \$315.00     | 0        | 0602211  | PRE-EMP PHYSICALS - T PERKINS  |
| 06/02/2021 | 290553    | P    | 10347   | AIREFCO INC                                | \$364.19     | 0        | 0602211  | COND FAN MOTOR 1/2HP/WTP HIGH  |
| 06/02/2021 | 290554    | P    | 10157   | AMERIGAS                                   | \$88.31      | 0        | 0602211  | PROPANE FOR GENERATOR ST. 72 V |
| 06/02/2021 | 290555    | P    | 10537   | APOLLO INC                                 | \$334,290.62 | 0        | 0602211  | COLUMBIA PARK TRAIL-EAST - 334 |
| 06/02/2021 | 290556    | P    | 10780   | BASIN SOD INC                              | \$598.00     | 0        | 0602211  | MULTIPLE PARKS - SOD           |
| 06/02/2021 | 290557    | P    | 10518   | BEAVER BARK & ROCK                         | \$130.30     | 0        | 0602211  | CONCRETE - 5 BAG MIX .25 YRD T |
| 06/02/2021 | 290558    | P    | 10713   | BENTON FRANKLIN COMMUNITY ACTION COMMITTEE | \$83,414.06  | 0        | 0602211  | Consortium TBRA April 2021     |
| 06/02/2021 | 290559    | P    | 10008   | BENTON PUD                                 | \$88.08      | 0        | 0602211  | (9) WYE LIGHTS-BADGER REPEATER |
| 06/02/2021 | 290560    | P    | 31284   | LISA BOECKER                               | \$43.12      | 0        | 0602211  | LANDFILL - MAY MILEAGE-BOECKER |
| 06/02/2021 | 290561    | P    | 11005   | DANA CAMARENA                              | \$963.90     | 0        | 0602211  | CLASS 8364 & 8365              |
| 06/02/2021 | 290562    | P    | 12229   | CANON FINANCIAL SERVICES, INC              | \$677.82     | 0        | 0602211  | CANON-IRC5550I-XLG04987-MAY 20 |
| 06/02/2021 | 290563    | P    | 10519   | CITY VIEW MINI STORAGE                     | \$100.00     | 0        | 0602211  | STORAGE UNIT FEE JUNE 2021     |
| 06/02/2021 | 290564    | P    | 11516   | COLEMAN OIL COMPANY                        | \$18,986.16  | 0        | 0602211  | WEEKLY CARD LOCK FUEL 5/24-5/3 |
| 06/02/2021 | 290565    | P    | 11773   | COLUMBIA BASIN RACQUET CLUB                | \$626.90     | 0        | 0602211  | REFUND HYDRANT METER #339      |
| 06/02/2021 | 290566    | P    | 10470   | COMMERCIAL TIRE INC                        | \$1,096.17   | 0        | 0602211  | TIRE VEH#2430 WO#62428         |

# Accounts Payable Checks

6/1/2021 - 6/30/2021

| CHECK DATE | CHECK NBR | VOID | VENDOR# | EMP VENDOR NAME                                   | CHECK AMT   | VOID AMT | WARRANT | COMMENT                        |
|------------|-----------|------|---------|---------------------------------------------------|-------------|----------|---------|--------------------------------|
| 06/02/2021 | 290567    | P    | 10100   | CONNELL OIL INC                                   | \$89.24     | 0        | 0602211 | HYDRAULIC OIL VEH#9000 WO#6245 |
| 06/02/2021 | 290568    | P    | 10034   | CONSOLIDATED ELECTRICAL DISTRIBUTORS INC          | \$2,514.38  | 0        | 0602211 | SCHED 40 CONDUIT               |
| 06/02/2021 | 290569    | P    | 11526   | CORWIN OF PASCO LLC                               | \$101.03    | 0        | 0602211 | DISCHARGER HOSE VEH#2445 WO#62 |
| 06/02/2021 | 290570    | P    | 10966   | JOSEPH SCOTT HOCKERSMITH & KATHLEEN C HOCKERSMITH | \$773.78    | 0        | 0602211 | WEED CONTROL SERVICES          |
| 06/02/2021 | 290571    | P    | 30356   | JOHN T CLARY                                      | \$600.00    | 0        | 0602211 | PRE-EMP POLYGRAPH DISPATCH D M |
| 06/02/2021 | 290572    | P    | 10315   | FERGUSON US HOLDINGS INC                          | \$7.95      | 0        | 0602211 | PROUT POOL - MAINTENANCE PARTS |
| 06/02/2021 | 290573    | P    | 11264   | FINANCIAL CONSULTING SOLUTIONS GROUP INC.         | \$10,462.50 | 0        | 0602211 | WATER&SEWER RATE REVENUE&FACIL |
| 06/02/2021 | 290574    | P    | 30909   | FREEDOM EQUIPMENT RENTALS                         | \$3,578.37  | 0        | 0602211 | EQUIP RENTAL - REACH FORKLIFT  |
| 06/02/2021 | 290575    | P    | 11410   | GENUINE AUTO GLASS OF TRI CITIES                  | \$32.58     | 0        | 0602211 | CHIP REPAIR VEH#2461 WO#62450  |
| 06/02/2021 | 290576    | P    | 30399   | BOYD GROUP U S INC                                | \$2,308.10  | 0        | 0602211 | BODY REPAIR VEH#2525 WO#62396  |
| 06/02/2021 | 290577    | P    | 10046   | HD FOWLER CO                                      | \$644.31    | 0        | 0602211 | 2" COPPER TUB/FLANGE/NIPPLE/MJ |
| 06/02/2021 | 290578    | P    | 11813   | HERC RENTALS INC                                  | \$89.69     | 0        | 0602211 | 10.7 GALLON OF LIQUID PROPANE  |
| 06/02/2021 | 290579    | P    | 10290   | JIM'S PACIFIC GARAGES INC                         | \$238.50    | 0        | 0602211 | PARTS RETURN ON INVOICE X10027 |
| 06/02/2021 | 290580    | P    | 11667   | KENWORTH SALES COMPANY                            | \$90.24     | 0        | 0602211 | BATTERY VEH#3301 WO#62409      |
| 06/02/2021 | 290581    | P    | 31459   | KPFF INC                                          | \$1,490.00  | 0        | 0602211 | Contract 84-21 - Rail Transpor |
| 06/02/2021 | 290582    | P    | 31509   | MARSHA LOUISE FRASER                              | \$3,700.00  | 0        | 0602211 | Interim City Manager Performan |
| 06/02/2021 | 290583    | P    | 11473   | PATTI L MASON                                     | \$314.30    | 0        | 0602211 | CLASS 8318                     |
| 06/02/2021 | 290584    | P    | 10578   | MIDWEST TAPE                                      | \$4,217.49  | 0        | 0602211 | HOOPLA MAY 2021                |
| 06/02/2021 | 290585    | P    | 10751   | CAR WASH PARTNERS INC                             | \$56.03     | 0        | 0602211 | APRIL CITY CAR WASHES          |
| 06/02/2021 | 290586    | P    | 10358   | MOON SECURITY SERVICES INC                        | \$488.70    | 0        | 0602211 | FIRE ALARM INSPECTION 6/1/21-5 |
| 06/02/2021 | 290587    | P    | 11153   | JT AUTOMOTIVE PARTS, INC                          | \$651.00    | 0        | 0602211 | TUBING VEH#6579 WO#62213       |
| 06/02/2021 | 290588    | P    | 10472   | OCLC INC                                          | \$1,050.56  | 0        | 0602211 | CATALOGING METADATA ILL SUBSCR |
| 06/02/2021 | 290589    | P    | 10357   | OXARC INC                                         | \$43.78     | 0        | 0602211 | Nitrogen                       |
| 06/02/2021 | 290590    | P    | 10971   | PARAMOUNT COMMUNICATIONS INC                      | \$291.10    | 0        | 0602211 | READER BOARD FIBER INSTALLATIO |
| 06/02/2021 | 290591    | P    | 10456   | PERMIT SURVEYING INC                              | \$10,000.00 | 0        | 0602211 | ON CALL SURVEYING SERVICE 72-2 |
| 06/02/2021 | 290592    | P    | 30023   | TAIFEI SCOTT                                      | \$204.40    | 0        | 0602211 | CLASS 8312                     |
| 06/02/2021 | 290593    | P    | 10410   | SHANNON & WILSON INC                              | \$7,937.95  | 0        | 0602211 | WETLAND MONITORING 221-19      |
| 06/02/2021 | 290594    | P    | 11493   | PICARD CORPORATION                                | \$4,150.70  | 0        | 0602211 | BULK SALT WTP DEL 5/20/21      |
| 06/02/2021 | 290595    | P    | 11771   | TOTAL COLLISION AND INJURY CARE LLC               | \$100.00    | 0        | 0602211 | DOT PHYS - Z COBB              |

# Accounts Payable Checks

6/1/2021 - 6/30/2021

| CHECK DATE | CHECK NBR | VOID | VENDOR# | EMP VENDOR NAME                             | CHECK AMT   | VOID AMT | WARRANT | COMMENT                        |
|------------|-----------|------|---------|---------------------------------------------|-------------|----------|---------|--------------------------------|
| 06/02/2021 | 290596    | P    | 10128   | THE MCCLATCHY COMPANY                       | \$350.00    | 0        | 0602211 | PN - 2020 CONSOLIDATED ANNUAL  |
| 06/02/2021 | 290597    | P    | 10860   | VERIZON WIRELESS                            | \$9,786.13  | 0        | 0602211 | NASPO MAY WIRELESS             |
| 06/02/2021 | 290598    | P    | 10212   | WAGNER SMITH EQUIPMENT CO                   | \$247.61    | 0        | 0602211 | RENTAL OF HOTARMS 4/12-5/9/21  |
| 06/02/2021 | 290599    | P    | 11846   | WESTERN EQUIPMENT & IRRIGATION DISTRIBUTORS | \$2,931.51  | 0        | 0602211 | FILTER,BELT KIT,ROLLER VEH#717 |
| 06/02/2021 | 290600    | P    | 31218   | WHECO CORPORATION                           | \$2,151.38  | 0        | 0602211 | BUFF AND APPLY DECALS VEH#5051 |
| 06/02/2021 | 290601    | P    | 10147   | WILBUR-ELLIS HOLDINGS II, INC               | \$868.80    | 0        | 0602211 | MULTIPLE PLACES - SEED, FESCUE |
| 06/04/2021 | 290602    | P    | 10838   | GRIGG ENTERPRISES INC                       | \$72.64     | 0        | 0604211 | TWO PAIRS OF LEATHER GLOVES -  |
| 06/04/2021 | 290603    | P    | 11890   | AMERICAN WHEEL SPECIALIST, INC              | \$2,899.62  | 0        | 0604211 | DROLLINGER PHASE II - POWER CO |
| 06/04/2021 | 290604    | P    | 10644   | ANIXTER INC                                 | \$1,546.90  | 0        | 0604211 | Bolts                          |
| 06/04/2021 | 290605    | P    | 10175   | AT&T LONG DISTANCE                          | \$74.60     | 0        | 0604211 | FAX LINES 04/22-05/21/21       |
| 06/04/2021 | 290606    | P    | 999000  | AUREF                                       | \$75.30     | 0        | 0604211 | 707 COAST ST                   |
| 06/04/2021 | 290607    | P    | 999000  | AUREF                                       | \$103.84    | 0        | 0604211 | 2550 DUPORTAIL ST Q202         |
| 06/04/2021 | 290608    | P    | 999000  | AUREF                                       | \$39.66     | 0        | 0604211 | 1845 LESLIE RD C106            |
| 06/04/2021 | 290609    | P    | 999000  | AUREF                                       | \$111.87    | 0        | 0604211 | 2555 BELLA COOLA LN Apt 323    |
| 06/04/2021 | 290610    | P    | 999000  | AUREF                                       | \$89.78     | 0        | 0604211 | 1850 STEVENS DR 111            |
| 06/04/2021 | 290611    | P    | 999000  | AUREF                                       | \$183.15    | 0        | 0604211 | 2550 DUPORTAIL ST C118         |
| 06/04/2021 | 290612    | P    | 999000  | AUREF                                       | \$95.34     | 0        | 0604211 | 2555 BELLA COOLA LN Apt 333    |
| 06/04/2021 | 290613    | P    | 999000  | AUREF                                       | \$11.65     | 0        | 0604211 | 1950 BELLERIVE DR 348          |
| 06/04/2021 | 290614    | P    | 999000  | AUREF                                       | \$330.30    | 0        | 0604211 | 2465 WOODS DR                  |
| 06/04/2021 | 290615    | P    | 999000  | AUREF                                       | \$18.59     | 0        | 0604211 | 2565 ORCHID CT                 |
| 06/04/2021 | 290616    | P    | 999000  | AUREF                                       | \$98.50     | 0        | 0604211 | 2894 SALK AVE Apt 330          |
| 06/04/2021 | 290617    | P    | 999000  | AUREF                                       | \$133.65    | 0        | 0604211 | 1878 FOWLER ST 1               |
| 06/04/2021 | 290618    | P    | 11076   | BELL BROWN & RIO PLLC                       | \$24,535.12 | 0        | 0604211 | PROSECUTION SERVICES-JUNE 2021 |
| 06/04/2021 | 290619    | P    | 10008   | BENTON PUD                                  | \$708.13    | 0        | 0604211 | BADGER/SILLUSI UTILITIES 04/26 |
| 06/04/2021 | 290620    | P    | 10158   | BENTON RURAL ELECTRIC ASSOCIATION           | \$26.48     | 0        | 0604211 | COLLINS RD RADIO TOWER         |
| 06/04/2021 | 290621    | P    | 10546   | BOUND TREE MEDICAL LLC                      | \$457.56    | 0        | 0604211 | MIDAZOLAM 5MG                  |
| 06/04/2021 | 290622    | P    | 11516   | COLEMAN OIL COMPANY                         | \$7,248.64  | 0        | 0604211 | DYED DIESEL TO LANDFILL        |
| 06/04/2021 | 290623    | P    | 10470   | COMMERCIAL TIRE INC                         | \$988.83    | 0        | 0604211 | FLAT REPAIR VEH#3204 WO#62240  |
| 06/04/2021 | 290624    | P    | 10100   | CONNELL OIL INC                             | \$30.01     | 0        | 0604211 | Steel 1/4 Barrel 16 Gal        |
| 06/04/2021 | 290625    | P    | 10034   | CONSOLIDATED ELECTRICAL DISTRIBUTORS INC    | \$795.33    | 0        | 0604211 | EL PARTS TO RELOCATE TEMP INFL |

# Accounts Payable Checks

6/1/2021 - 6/30/2021

| CHECK DATE | CHECK NBR | VOID | VENDOR# | EMP VENDOR NAME                          | CHECK AMT   | VOID AMT | WARRANT | COMMENT                        |
|------------|-----------|------|---------|------------------------------------------|-------------|----------|---------|--------------------------------|
| 06/04/2021 | 290626    | P    | 11444   | CORPORATE TRANSLATION SERVICES           | \$750.56    | 0        | 0604211 | TRANSLATION SERVICES 05/01-05/ |
| 06/04/2021 | 290627    | P    | 11526   | CORWIN OF PASCO LLC                      | \$71.38     | 0        | 0604211 | DEYDRATE KIT, SEALS VEH#2445 W |
| 06/04/2021 | 290628    | P    | 11394   | DEVRIES BUSINESS RECORDS MANAGEMENT INC  | \$30.00     | 0        | 0604211 | SHREDDING SERVICES - MAY       |
| 06/04/2021 | 290629    | P    | 10508   | FASTENAL COMPANY                         | \$29.83     | 0        | 0604211 | DROLLINGER PHASE 11 - GAZEBO P |
| 06/04/2021 | 290630    | P    | 10315   | FERGUSON US HOLDINGS INC                 | \$402.08    | 0        | 0604211 | SPRAY (BALL) VALVES FOR PRIMAR |
| 06/04/2021 | 290631    | P    | 10315   | FERGUSON US HOLDINGS INC                 | \$502.97    | 0        | 0604211 | STOCK - DRINKING FOUNTAIN BUBB |
| 06/04/2021 | 290632    | P    | 11157   | FRONTIER COMMUNICATIONS NORTHWEST, INC.  | \$5,666.76  | 0        | 0604211 | TELEPHONE CHARGE 5/19/21-6/18/ |
| 06/04/2021 | 290633    | P    | 31421   | GARY A TUCCI                             | \$3,233.00  | 0        | 0604211 | 04-21 HRSST BPA PASS THRU FEES |
| 06/04/2021 | 290634    | P    | 10050   | GENERAL PACIFIC INC                      | \$596.21    | 0        | 0604211 | Switch and Deadends            |
| 06/04/2021 | 290635    | P    | 12168   | GEOPROFESSIONAL INNOVATION CORPORATION   | \$3,504.00  | 0        | 0604211 | Project & Construct Mgmt Servi |
| 06/04/2021 | 290636    | P    | 10203   | W.W. GRAINGER, INC                       | \$880.44    | 0        | 0604211 | BATTERY PACK                   |
| 06/04/2021 | 290637    | P    | 10911   | N HARRIS COMPUTER CORPORATION            | \$10,000.00 | 0        | 0604211 | GEMS ABS Upgrade 6.1           |
| 06/04/2021 | 290638    | P    | 11913   | HP INC                                   | \$800.72    | 0        | 0604211 | PRINTER MAINTENANCE 2/15-5/15/ |
| 06/04/2021 | 290639    | P    | 11165   | HYAS GROUP LLC                           | \$12,750.00 | 0        | 0604211 | 2Q2021 RHS CONSULTING SERVICES |
| 06/04/2021 | 290640    | P    | 10071   | KENNEWICK INDUSTRIAL & ELECTRICAL SUPPLY | \$15.33     | 0        | 0604211 | AMON WADER POOL - FILTRIFIC FL |
| 06/04/2021 | 290641    | P    | 10262   | LIFE ASSIST INC                          | \$4,911.80  | 0        | 0604211 | PHYSIO INFANT/CHILD ENERGY ELE |
| 06/04/2021 | 290642    | P    | 31403   | MARSH USA INC                            | \$100.00    | 0        | 0604211 | WSDOT BOND RENEWAL             |
| 06/04/2021 | 290643    | P    | 10358   | MOON SECURITY SERVICES INC               | \$104.20    | 0        | 0604211 | BASIC FIRE MONITORING, CONNECT |
| 06/04/2021 | 290644    | P    | 12494   | MURRAYSMITH, INC                         | \$15,027.50 | 0        | 0604211 | WWTF AERATN BASIN #2 RETROFIT- |
| 06/04/2021 | 290645    | P    | 11153   | JT AUTOMOTIVE PARTS, INC                 | \$294.92    | 0        | 0604211 | D EARTH ABSORBENT              |
| 06/04/2021 | 290646    | P    | 31505   | SPORTSENGINE INC                         | \$111.00    | 0        | 0604211 | BACKGROUND CHECKS              |
| 06/04/2021 | 290647    | P    | 10263   | NORCO INC                                | \$102.52    | 0        | 0604211 | VENTIS MX PUMP WATER BARRIERS  |
| 06/04/2021 | 290648    | P    | 11561   | ON SCENE MEDICAL SERVICES, P.C.          | \$2,322.00  | 0        | 0604211 | PRE EMP PHYS / HEP A&B         |
| 06/04/2021 | 290649    | P    | 10357   | OXARC INC                                | \$245.49    | 0        | 0604211 | FIRE EXT. MAINTENANCE ST. 74   |
| 06/04/2021 | 290650    | P    | 31206   | CI - PW LLC                              | \$18.51     | 0        | 0604211 | BOTTLED WATER FOR MAY          |
| 06/04/2021 | 290651    | P    | 999001  | REC REFUND                               | \$61.50     | 0        | 0604211 | REFUND REC-NFL FLAG FOOTBALL   |
| 06/04/2021 | 290652    | P    | 999001  | REC REFUND                               | \$425.00    | 0        | 0604211 | REFUND-WEDDING DAMAGE DEPOSIT  |
| 06/04/2021 | 290653    | P    | 31522   | REED, MEGAN                              | \$19.49     | 0        | 0604211 | COFFEE, DEPUTY CHIEF INTERVIEW |
| 06/04/2021 | 290654    | P    | 10239   | CLEARWATER TECH LLC                      | \$721.53    | 0        | 0604211 | Plumbing Repairs #155-21-Lesli |



# Accounts Payable Checks

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|------------|-----------|------|---------|---------------------------------------------|-------------|----------|---------|--------------------------------|
| 06/04/2021 | 290655    | P    | 31308   | SAFE SET CONSTRUCTION LLC                   | \$1,500.00  | 0        | 0604211 | MESSAGE BOARD FOR MOVIE AT COL |
| 06/04/2021 | 290656    | P    | 11098   | SCHINDLER ELEVATOR CORPORATION              | \$119.51    | 0        | 0604211 | JUNE CHAIR LIFT INSPECTION WTP |
| 06/04/2021 | 290657    | P    | 10311   | SEA WESTERN INC                             | \$18,949.34 | 0        | 0604211 | FIRE DEPARTMENT TURNOUT GEAR   |
| 06/04/2021 | 290658    | P    | 11799   | SERV-A-PURE COMPANY                         | \$100.00    | 0        | 0604211 | RETURN FEDEX LABELS FOR 844 TA |
| 06/04/2021 | 290659    | P    | 10536   | SPRAGUE PEST SOLUTIONS                      | \$542.76    | 0        | 0604211 | (M) COMMERCIAL GENERAL PEST WW |
| 06/04/2021 | 290660    | P    | 11771   | TOTAL COLLISION AND INJURY CARE LLC         | \$100.00    | 0        | 0604211 | DOT PHYS - M CRAWFORD          |
| 06/04/2021 | 290661    | P    | 11175   | TYNDALE ENTERPRISES INC                     | \$3,311.46  | 0        | 0604211 | 2021 FR CLOTHING PER SEATTLE C |
| 06/04/2021 | 290662    | P    | 10740   | US IDENTIFICATION MANUAL                    | \$82.50     | 0        | 0604211 | US IDENTIFICATION MANUAL UPDAT |
| 06/04/2021 | 290663    | P    | 11395   | INLAND NW FRANCHISING INC                   | \$775.00    | 0        | 0604211 | JANITORIAL SERVICES 06/01-06/3 |
| 06/04/2021 | 290664    | P    | 10860   | VERIZON WIRELESS                            | \$9,443.02  | 0        | 0604211 | 542169960-00001 - NASPO APRIL  |
| 06/04/2021 | 290665    | P    | 31196   | VINCENT BROTHERS LLP                        | \$17,612.00 | 0        | 0604211 | WWTP DIGESTER FACILITY IMPROVE |
| 06/04/2021 | 290666    | P    | 999003  | WASTEWORX REFUND                            | \$19.74     | 0        | 0604211 | Refund overpayment WW account  |
| 06/04/2021 | 290667    | P    | 999003  | WASTEWORX REFUND                            | \$20.00     | 0        | 0604211 | Refund overpayment on WW accou |
| 06/04/2021 | 290668    | P    | 999003  | WASTEWORX REFUND                            | \$186.83    | 0        | 0604211 | Refund overpayment on WW accou |
| 06/04/2021 | 290669    | P    | 999003  | WASTEWORX REFUND                            | \$529.12    | 0        | 0604211 | Refund overpayment WW acct 303 |
| 06/04/2021 | 290670    | P    | 999003  | WASTEWORX REFUND                            | \$132.56    | 0        | 0604211 | Refund overpayment WW account  |
| 06/04/2021 | 290671    | P    | 10059   | WESTERN STATES EQUIPMENT COMPANY            | \$9,448.20  | 0        | 0604211 | EMER GEN & CABLE RENTAL INFLUE |
| 06/04/2021 | 290672    | P    | 10147   | WILBUR-ELLIS HOLDINGS II, INC               | \$1,181.06  | 0        | 0604211 | BLUE GRASS/RYE GRASS SEED AND  |
| 06/09/2021 | 290673    | P    | 10439   | PYC LLC                                     | \$72.22     | 0        | 0609211 | UNIFORM LAUNDRY                |
| 06/09/2021 | 290674    | P    | 10838   | GRIGG ENTERPRISES INC                       | \$200.62    | 0        | 0609211 | EZ SEED F161090                |
| 06/09/2021 | 290675    | P    | 31330   | ALLMAX SOFTWARE INC.                        | \$28,000.00 | 0        | 0609211 | ALLMAX OPERATOR10 WATER & WAST |
| 06/09/2021 | 290676    | P    | 31205   | ARAMARK UNIFORM & CAREER APPAREL GROUP, INC | \$516.02    | 0        | 0609211 | LINEN CHARGE FOR MAY           |
| 06/09/2021 | 290677    | P    | 30307   | AT&T MOBILITY                               | \$125.00    | 0        | 0609211 | LEA TRACKING 3272-CASE #21-114 |
| 06/09/2021 | 290678    | P    | 11079   | AUTOZONE STORES LLC                         | \$30.22     | 0        | 0609211 | SERP BELT VEH#5044 WO#62484    |
| 06/09/2021 | 290679    | P    | 10301   | BAVCO                                       | \$24.76     | 0        | 0609211 | JOHN DAM - BACKFLOW REPAIR PAR |
| 06/09/2021 | 290680    | P    | 10518   | BEAVER BARK & ROCK                          | \$5,981.71  | 0        | 0609211 | CITY HALL - FLOWERS            |
| 06/09/2021 | 290681    | P    | 10207   | BENTON COUNTY AUDITOR                       | \$49.00     | 0        | 0609211 | MAY 2021 IMAGES                |
| 06/09/2021 | 290682    | P    | 10009   | COUNTY OF BENTON                            | \$598.71    | 0        | 0609211 | CRIME VICTIMS BCDC MAY 21      |
| 06/09/2021 | 290683    | P    | 10158   | BENTON RURAL ELECTRIC ASSOCIATION           | \$4,004.00  | 0        | 0609211 | C87-20 SAFETY&TRAINING COORD 0 |
| 06/09/2021 | 290684    | P    | 11182   | BLUELINE EQUIPMENT CO LLC                   | \$146.39    | 0        | 0609211 | FILTERS VEH#7161 WO#62438      |

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|------------|-----------|------|---------|--------------------------------------------------|-------------|----------|---------|--------------------------------|
| 06/09/2021 | 290685    | P    | 31242   | BOOTH AND SONS CONSTRUCTION INC.                 | \$26,056.42 | 0        | 0609211 | Wayfinding Signage and Gateway |
| 06/09/2021 | 290686    | P    | 11685   | CARDINAL HEALTH 130, LLC                         | \$821.05    | 0        | 0609211 | CREDIT MEMO                    |
| 06/09/2021 | 290687    | P    | 11685   | CARDINAL HEALTH 130, LLC                         | \$1,116.56  | 0        | 0609211 | LIDOCAINE, SUCCINYLCHOLINE     |
| 06/09/2021 | 290688    | P    | 10597   | CHARTER COMMUNICATIONS                           | \$166.72    | 0        | 0609211 | CABLE SERVICES 05/30-06/29/21  |
| 06/09/2021 | 290689    | P    | 10261   | CITY OF RICHLAND                                 | \$652.63    | 0        | 0609211 | 21-065 MOORE - SIEMENS WORKSTA |
| 06/09/2021 | 290690    | P    | 11516   | COLEMAN OIL COMPANY                              | \$14,948.51 | 0        | 0609211 | WEEKLY CARD LOCK FUEL REPORT 6 |
| 06/09/2021 | 290691    | P    | 10135   | CI SUPPORT LLC                                   | \$43.70     | 0        | 0609211 | ONSITE SHRED SVC-RECURRING WOO |
| 06/09/2021 | 290692    | P    | 10034   | CONSOLIDATED ELECTRICAL DISTRIBUTORS INC         | \$273.88    | 0        | 0609211 | RCC - LIGHTS                   |
| 06/09/2021 | 290693    | P    | 10452   | DAYCO INCORPORATED                               | \$2,200.00  | 0        | 0609211 | HP REBATE - 2863 SAWGRASS LOOP |
| 06/09/2021 | 290694    | P    | 10453   | DELTA HEATING & COOLING INC                      | \$500.00    | 0        | 0609211 | HP REBATE - 2347 SNOHOMISH     |
| 06/09/2021 | 290695    | P    | 10139   | DEPARTMENT OF ECOLOGY                            | \$6,473.02  | 0        | 0609211 | 1ST HALF FY 2021 BIOSOLIDS ANN |
| 06/09/2021 | 290696    | P    | 10342   | BENTON FRANKLIN COUNTIES                         | \$4,468.94  | 0        | 0609211 | 1ST QUARTER 2021 LIQUOR TAXES  |
| 06/09/2021 | 290697    | P    | 10801   | DOMESTIC VIOLENCE SVCS OF BNTN & FRNKLN COUNTIES | \$888.50    | 0        | 0609211 | DOMESTIC VIOLENCE ADVOCACY APR |
| 06/09/2021 | 290698    | P    | 11830   | DSU PETERBILT & GMC INC                          | \$323.32    | 0        | 0609211 | STEERING WHEEL VEH#3337 WO#624 |
| 06/09/2021 | 290699    | P    | 11044   | EWING IRRIGATION PRODUCTS INC                    | \$3,476.41  | 0        | 0609211 | JOHN DAM - IRRIGATION REPAIR P |
| 06/09/2021 | 290700    | P    | 31170   | HIS DIME, LLC                                    | \$176.93    | 0        | 0609211 | DECAL VEH#2525 WO#62396        |
| 06/09/2021 | 290701    | P    | 10508   | FASTENAL COMPANY                                 | \$249.94    | 0        | 0609211 | SAFETY GLASSES - D. MONTELONGO |
| 06/09/2021 | 290702    | P    | 10315   | FERGUSON US HOLDINGS INC                         | \$105.40    | 0        | 0609211 | RCC - PLUMBING PARTS           |
| 06/09/2021 | 290703    | P    | 30874   | BRENT THOMAS                                     | \$108.60    | 0        | 0609211 | HORN RAPIDS - STORAGE UNIT - J |
| 06/09/2021 | 290704    | P    | 10184   | FISHER SCIENTIFIC CO                             | \$61.69     | 0        | 0609211 | EMPTY GALLON JUGS              |
| 06/09/2021 | 290705    | P    | 11157   | FRONTIER COMMUNICATIONS NORTHWEST, INC.          | \$1,211.39  | 0        | 0609211 | TELEPHONE CHARGE 6/4/21 - 7/3/ |
| 06/09/2021 | 290706    | P    | 11010   | GARDA CL NORTHWEST INC                           | \$516.12    | 0        | 0609211 | ARMORED CAR SERVICES JUNE 2021 |
| 06/09/2021 | 290707    | P    | 11410   | GENUINE AUTO GLASS OF TRI CITIES                 | \$32.58     | 0        | 0609211 | WINDSHIELD REPAIR VEH#2432 WO# |
| 06/09/2021 | 290708    | P    | 10203   | W.W. GRAINGER, INC                               | \$395.69    | 0        | 0609211 | AIR SAFETY VALVE, PRESSURE GAU |
| 06/09/2021 | 290709    | P    | 11665   | GTP INVESTMENTS LLC                              | \$2,969.23  | 0        | 0609211 | BADGER MTN RADIO SITE LEASE 06 |
| 06/09/2021 | 290710    | P    | 31526   | LESLIE A HAUER                                   | \$1,200.00  | 0        | 0609211 | 27 WATERCOLOR PAINTINGS FOR CI |
| 06/09/2021 | 290711    | P    | 11813   | HERC RENTALS INC                                 | \$93.40     | 0        | 0609211 | EQUIP RENTAL - SOD CUTTER - CO |
| 06/09/2021 | 290712    | P    | 11813   | HERC RENTALS INC                                 | \$146.61    | 0        | 0609211 | 500gal Water Trailer Rental    |
| 06/09/2021 | 290713    | P    | 31209   | WALTEK II, INCORPORATED                          | \$1,512.00  | 0        | 0609211 | TROWBRIDGE WIDENING - MAT TEST |

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|------------|-----------|------|---------|------------------------------------------|------------|----------|---------|--------------------------------|
| 06/09/2021 | 290714    | P    | 10037   | INTERMOUNTAIN WEST INSULATION            | \$1,075.68 | 0        | 0609211 | INSULATION REBATE - 510 SNOW   |
| 06/09/2021 | 290715    | P    | 10063   | JACOBS & RHODES INC                      | \$1,900.00 | 0        | 0609211 | HP REBATE - 2403 OLYMPIA       |
| 06/09/2021 | 290716    | P    | 31523   | JESSE LAWN MAINTENANCE                   | \$720.00   | 0        | 0609211 | REFUND-HYDRANT METER #351      |
| 06/09/2021 | 290717    | P    | 10290   | JIM'S PACIFIC GARAGES INC                | \$172.64   | 0        | 0609211 | HOSE,FITTINGS VEH#3336 WO#6244 |
| 06/09/2021 | 290718    | P    | 31008   | KADLEC REGIONAL MEDICAL CENTER           | \$2,644.00 | 0        | 0609211 | COMMERCIAL LIGHTING - 888 SWIF |
| 06/09/2021 | 290719    | P    | 10071   | KENNEWICK INDUSTRIAL & ELECTRICAL SUPPLY | \$15.41    | 0        | 0609211 | IRR - BADGER IRRIGATION VAULT  |
| 06/09/2021 | 290720    | P    | 11667   | KENWORTH SALES COMPANY                   | \$590.78   | 0        | 0609211 | BRAKE KITS VEH#3335 WO#62463   |
| 06/09/2021 | 290721    | P    | 11110   | PUD NO. 1 OF KLIKITAT COUNTY             | \$351.59   | 0        | 0609211 | GOLGOTHA UTILITIES 04/30-05/28 |
| 06/09/2021 | 290722    | P    | 10432   | LANGUAGE LINE SERVICES INC               | \$820.48   | 0        | 0609211 | TRANSLATION SERVICES 05/01-05/ |
| 06/09/2021 | 290723    | P    | 10384   | M CAMPBELL & COMPANY INC                 | \$1,200.00 | 0        | 0609211 | HP REBATE - 1102 VAN GIESEN    |
| 06/09/2021 | 290724    | P    | 10624   | MACKAY & SPOSITO INC                     | \$1,564.50 | 0        | 0609211 | WAYFINDING SIGNAGE & GATEWAY T |
| 06/09/2021 | 290725    | P    | 10093   | MCCURLEY INTEGRITY DEALERSHIPS, LLC      | \$365.08   | 0        | 0609211 | ACTUATOR VEH#3301 WO#62454     |
| 06/09/2021 | 290726    | P    | 30908   | MEDICAL BILLING AND CONSULTING LLC       | \$2,200.00 | 0        | 0609211 | MARCH 2021 FIREFIGHTERS SEC MO |
| 06/09/2021 | 290727    | P    | 11835   | MILLER PAINT COMPANY INC                 | \$385.23   | 0        | 0609211 | CLAYBELL/BADGER - SOCCER/LACRO |
| 06/09/2021 | 290728    | P    | 10358   | MOON SECURITY SERVICES INC               | \$487.30   | 0        | 0609211 | WWTF SECURITY & FIRE MONITORIN |
| 06/09/2021 | 290729    | P    | 11153   | JT AUTOMOTIVE PARTS, INC                 | \$28.01    | 0        | 0609211 | FILTERS VEH#5044 WO#62469      |
| 06/09/2021 | 290730    | P    | 30088   | NCR PAYMENT SOLUTIONS CORPORATION        | \$3,298.20 | 0        | 0609211 | MERCHANT SERVICE CHARGES APR 2 |
| 06/09/2021 | 290731    | P    | 10357   | OXARC INC                                | \$57.55    | 0        | 0609211 | MEDICAL OXYGEN                 |
| 06/09/2021 | 290732    | P    | 10918   | PALLIS POOL & PATIO                      | \$488.57   | 0        | 0609211 | PROUT POOL - CHEMICALS         |
| 06/09/2021 | 290733    | P    | 10232   | PERFECTION GLASS INC                     | \$105.78   | 0        | 0609211 | WINDOW REBATE - 1942 HETRICK   |
| 06/09/2021 | 290734    | P    | 999002  | PERMIT REFUND                            | \$565.50   | 0        | 0609211 | PERMIT REFUND                  |
| 06/09/2021 | 290735    | P    | 999002  | PERMIT REFUND                            | \$49.90    | 0        | 0609211 | PERMIT REFUND                  |
| 06/09/2021 | 290736    | P    | 11136   | RICHARD SCHURFELD                        | \$258.00   | 0        | 0609211 | PORTAL SERVICE LOCATES MAY 202 |
| 06/09/2021 | 290737    | P    | 31380   | REISS-LANDREAU RESEARCH LLC              | \$680.00   | 0        | 0609211 | COLUMBIA PARK TRAIL-LESLIE-CUL |
| 06/09/2021 | 290738    | P    | 10939   | RETAIL LOCKBOX INC                       | \$2,618.67 | 0        | 0609211 | UB PAYMENT PROCESSING MAY 2021 |
| 06/09/2021 | 290739    | P    | 10647   | RIVER CITY TOWING INC                    | \$264.98   | 0        | 0609211 | TOW CHARGE                     |
| 06/09/2021 | 290740    | P    | 12232   | STANTON EDWARD COOKE                     | \$1,800.00 | 0        | 0609211 | MAY 2021 BATTALION CHIEF PROMO |
| 06/09/2021 | 290741    | P    | 12458   | STANDARD PLUMBING HEATING CONTROLS       | \$4,954.33 | 0        | 0609211 | HVAC - RCC / LIBRARY CONTROLS  |
| 06/09/2021 | 290742    | P    | 10536   | SPRAGUE PEST SOLUTIONS                   | \$298.54   | 0        | 0609211 | LANDFILL PEST CONTROL - 6-01-2 |
| 06/09/2021 | 290743    | P    | 10963   | SPRINT                                   | \$100.00   | 0        | 0609211 | GPS LOCATE 5093080049          |

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| 06/09/2021 | 290744    | P    | 11493   | PICARD CORPORATION                          | \$4,149.93  | 0        | 0609211 | BULK SALT FOR WWTF AND WTF DEL |
| 06/09/2021 | 290745    | P    | 10393   | STONEWAY ELECTRIC SUPPLY                    | \$286.30    | 0        | 0609211 | PROUT POOL - ELECTRICAL PARTS  |
| 06/09/2021 | 290746    | P    | 11170   | SWAGIT PRODUCTIONS LLC                      | \$44,455.00 | 0        | 0609211 | Avior Remote Broadcast System  |
| 06/09/2021 | 290747    | P    | 10961   | TACOMA SCREW PRODUCTS INC                   | \$17.55     | 0        | 0609211 | STEEL STUDS VEH#7161 WO#62477  |
| 06/09/2021 | 290748    | P    | 11406   | SOLUTIONS INC                               | \$190.06    | 0        | 0609211 | RECORDS SEARCH                 |
| 06/09/2021 | 290749    | P    | 11129   | TU DECIDES MEDIA INC                        | \$1,800.00  | 0        | 0609211 | VAN GSN/THAYER-MCMURRAY&TSSSU- |
| 06/09/2021 | 290750    | P    | 12160   | TYLER TECHNOLOGIES, INC                     | \$9,564.00  | 0        | 0609211 | EG IC & PM CHARGES             |
| 06/09/2021 | 290751    | P    | 10138   | WA STATE AUDITOR'S OFFICE                   | \$2,488.20  | 0        | 0609211 | AUDIT SERVICES APRIL 2021      |
| 06/09/2021 | 290752    | P    | 10136   | WASHINGTON ASN OF SHERIFFS & POLICE CHIEFS  | \$300.00    | 0        | 0609211 | WASPC 2021 SPRING TRAINING CON |
| 06/09/2021 | 290753    | P    | 10173   | WASHINGTON STATE TREASURER                  | \$30,893.38 | 0        | 0609211 | 5/21 FINES & FORFEITURES BC DC |
| 06/09/2021 | 290754    | P    | 11015   | WEBCHECK INC                                | \$1,510.63  | 0        | 0609211 | WEBCHECK SERVICE MAY 2021      |
| 06/09/2021 | 290755    | P    | 10145   | WESCO DISTRIBUTION INC                      | \$94,482.00 | 0        | 0609211 | 10682 CABLE, CU UG 500 THHN/TH |
| 06/09/2021 | 290756    | P    | 10059   | WESTERN STATES EQUIPMENT COMPANY            | \$85.27     | 0        | 0609211 | FITTINGS VEH#7120 WO#62436     |
| 06/09/2021 | 290757    | P    | 31218   | WHECO CORPORATION                           | \$100.46    | 0        | 0609211 | SHORT PAY ON ORIGINAL INVOICE  |
| 06/09/2021 | 290758    | P    | 10194   | XEROX CORPORATION                           | \$237.86    | 0        | 0609211 | COPIER SERVICES 04/21-05/21/21 |
| 06/09/2021 | 290759    | P    | 31441   | ZERO DB COMMUNICATIONS LLC                  | \$30,536.10 | 0        | 0609211 | FIBER BUILD-1007 JADWIN AVE, C |
| 06/11/2021 | 290760    | P    | 12310   | AAA CONCRETE, INC                           | \$477.84    | 0        | 0611211 | CONCRETE - 3500 PSI EXT QTY 4  |
| 06/11/2021 | 290761    | P    | 10551   | ACCENT SIGNS INC                            | \$285.08    | 0        | 0611211 | PLAQUE FOR STAINED GLASS WINDO |
| 06/11/2021 | 290762    | P    | 10838   | GRIGG ENTERPRISES INC                       | \$64.02     | 0        | 0611211 | CONN Y DUAL SHUT-OFF TM8004    |
| 06/11/2021 | 290763    | P    | 10705   | INTERSTATE CONCRETE & ASPHALT COMPANY       | \$368.05    | 0        | 0611211 | ROCK - 5/8 TOP COURSE 31.38 TO |
| 06/11/2021 | 290764    | P    | 31205   | ARAMARK UNIFORM & CAREER APPAREL GROUP, INC | \$39.66     | 0        | 0611211 | LINEN CHARGE FOR MAY           |
| 06/11/2021 | 290765    | P    | 30889   | ARNETT INDUSTRIES, LLC                      | \$1,090.00  | 0        | 0611211 | SUPER BEAST TESTER ANALOG      |
| 06/11/2021 | 290766    | P    | 12435   | ASPECT CONSULTING, LLC                      | \$5,745.50  | 0        | 0611211 | CPT - LESLIE STORMWATER RETROF |
| 06/11/2021 | 290767    | P    | 999000  | AUREF                                       | \$446.58    | 0        | 0611211 | 2105 PULLEN ST 1               |
| 06/11/2021 | 290768    | P    | 999000  | AUREF                                       | \$0.24      | 0        | 0611211 | 501 BIRCH AVE                  |
| 06/11/2021 | 290769    | P    | 999000  | AUREF                                       | \$123.83    | 0        | 0611211 | 1850 STEVENS DR 119            |
| 06/11/2021 | 290770    | P    | 999000  | AUREF                                       | \$35.40     | 0        | 0611211 | 2895 PAULING AVE Apt 349       |
| 06/11/2021 | 290771    | P    | 999000  | AUREF                                       | \$77.64     | 0        | 0611211 | 2455 GEORGE WASHINGTON WAY C21 |
| 06/11/2021 | 290772    | P    | 999000  | AUREF                                       | \$2.20      | 0        | 0611211 | 1775 COLUMBIA PARK TRL 210     |

# Accounts Payable Checks

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| CHECK DATE | CHECK NBR | VOID | VENDOR# | EMP VENDOR NAME | CHECK AMT  | VOID AMT | WARRANT | COMMENT                       |
|------------|-----------|------|---------|-----------------|------------|----------|---------|-------------------------------|
| 06/11/2021 | 290773    | P    | 999000  | AUREF           | \$120.02   | 0        | 0611211 | 2101 STEPTOE ST Apt 230       |
| 06/11/2021 | 290774    | P    | 999000  | AUREF           | \$3.02     | 0        | 0611211 | 310 GREENTREE CT 8            |
| 06/11/2021 | 290775    | P    | 999000  | AUREF           | \$1,999.47 | 0        | 0611211 | 291 RIVERWOOD ST              |
| 06/11/2021 | 290776    | P    | 999000  | AUREF           | \$95.39    | 0        | 0611211 | 108 BARTH AVE                 |
| 06/11/2021 | 290777    | P    | 999000  | AUREF           | \$27.59    | 0        | 0611211 | 794 CANYON ST                 |
| 06/11/2021 | 290778    | P    | 999000  | AUREF           | \$131.96   | 0        | 0611211 | 2807 SAWGRASS LOOP            |
| 06/11/2021 | 290779    | P    | 999000  | AUREF           | \$339.70   | 0        | 0611211 | 406 DELAFIELD AVE             |
| 06/11/2021 | 290780    | P    | 999000  | AUREF           | \$32.65    | 0        | 0611211 | 1311 MCPHERSON AVE            |
| 06/11/2021 | 290781    | P    | 999000  | AUREF           | \$240.96   | 0        | 0611211 | 2555 BELLA COOLA LN Apt 354   |
| 06/11/2021 | 290782    | P    | 999000  | AUREF           | \$22.87    | 0        | 0611211 | 1407 WRIGHT AVE               |
| 06/11/2021 | 290783    | P    | 999000  | AUREF           | \$142.03   | 0        | 0611211 | 913 WINSLOW AVE               |
| 06/11/2021 | 290784    | P    | 999000  | AUREF           | \$122.55   | 0        | 0611211 | 250 GAGE BLVD 1036            |
| 06/11/2021 | 290785    | P    | 999000  | AUREF           | \$148.38   | 0        | 0611211 | 2632 SANDPIPER LOOP           |
| 06/11/2021 | 290786    | P    | 999000  | AUREF           | \$123.44   | 0        | 0611211 | 3003 QUEENSGATE DR Apt 276    |
| 06/11/2021 | 290787    | P    | 999000  | AUREF           | \$50.63    | 0        | 0611211 | 621 COTTONWOOD DR             |
| 06/11/2021 | 290788    | P    | 999000  | AUREF           | \$82.96    | 0        | 0611211 | 1913 HOXIE AVE Apt D          |
| 06/11/2021 | 290789    | P    | 999000  | AUREF           | \$6.25     | 0        | 0611211 | 50 JADWIN AVE Apt 55          |
| 06/11/2021 | 290790    | P    | 999000  | AUREF           | \$43.90    | 0        | 0611211 | 330 SIERRA ST                 |
| 06/11/2021 | 290791    | P    | 999000  | AUREF           | \$82.78    | 0        | 0611211 | 404 ROSSELL AVE               |
| 06/11/2021 | 290792    | P    | 999000  | AUREF           | \$876.08   | 0        | 0611211 | 2894 SALK AVE Apt 226         |
| 06/11/2021 | 290793    | P    | 999000  | AUREF           | \$143.23   | 0        | 0611211 | 1226 EL MONTE CT              |
| 06/11/2021 | 290794    | P    | 999000  | AUREF           | \$491.29   | 0        | 0611211 | 412 CHARBONNEAU DR            |
| 06/11/2021 | 290795    | P    | 999000  | AUREF           | \$27.35    | 0        | 0611211 | 409 ABBOT ST                  |
| 06/11/2021 | 290796    | P    | 999000  | AUREF           | \$90.05    | 0        | 0611211 | 170 ENGLEWOOD DR              |
| 06/11/2021 | 290797    | P    | 999000  | AUREF           | \$156.10   | 0        | 0611211 | 1433 CHARDONNAY DR            |
| 06/11/2021 | 290798    | P    | 999000  | AUREF           | \$20.00    | 0        | 0611211 | 605 THAYER DR                 |
| 06/11/2021 | 290799    | P    | 999000  | AUREF           | \$24.13    | 0        | 0611211 | 1004 WILLARD AVE              |
| 06/11/2021 | 290800    | P    | 999000  | AUREF           | \$57.88    | 0        | 0611211 | 2895 PAULING AVE Apt 120      |
| 06/11/2021 | 290801    | P    | 999000  | AUREF           | \$10.33    | 0        | 0611211 | 1766 FOWLER ST C              |
| 06/11/2021 | 290802    | P    | 999000  | AUREF           | \$35.00    | 0        | 0611211 | 2500 FALCONCREST LOOP         |
| 06/11/2021 | 290803    | P    | 999000  | AUREF           | \$141.14   | 0        | 0611211 | 575 COLUMBIA POINT DR Apt 308 |

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|------------|-----------|------|---------|---------------------------------|------------|----------|---------|--------------------------------|
| 06/11/2021 | 290804    | P    | 999000  | AUREF                           | \$160.64   | 0        | 0611211 | 3090 BOBWHITE WAY              |
| 06/11/2021 | 290805    | P    | 999000  | AUREF                           | \$10.01    | 0        | 0611211 | 3078 BOBWHITE WAY              |
| 06/11/2021 | 290806    | P    | 999000  | AUREF                           | \$126.19   | 0        | 0611211 | 3079 BOBWHITE WAY              |
| 06/11/2021 | 290807    | P    | 999000  | AUREF                           | \$8.06     | 0        | 0611211 | 4074 BARBERA ST                |
| 06/11/2021 | 290808    | P    | 999000  | AUREF                           | \$155.00   | 0        | 0611211 | 2556 FALCONCREST LOOP          |
| 06/11/2021 | 290809    | P    | 999000  | AUREF                           | \$132.62   | 0        | 0611211 | 227 UNIVERSITY DR Apt 207      |
| 06/11/2021 | 290810    | P    | 999000  | AUREF                           | \$10.00    | 0        | 0611211 | 3003 QUEENSGATE DR Apt 320     |
| 06/11/2021 | 290811    | P    | 999000  | AUREF                           | \$214.49   | 0        | 0611211 | 500 ADAMS ST                   |
| 06/11/2021 | 290812    | P    | 999000  | AUREF                           | \$160.78   | 0        | 0611211 | 575 COLUMBIA POINT DR Apt 103  |
| 06/11/2021 | 290813    | P    | 999000  | AUREF                           | \$253.00   | 0        | 0611211 | 208 CASEY AVE                  |
| 06/11/2021 | 290814    | P    | 999000  | AUREF                           | \$175.00   | 0        | 0611211 | 526 BLUE ST                    |
| 06/11/2021 | 290815    | P    | 999000  | AUREF                           | \$75.71    | 0        | 0611211 | 3003 QUEENSGATE DR Apt 156     |
| 06/11/2021 | 290816    | P    | 999000  | AUREF                           | \$172.48   | 0        | 0611211 | 1900 STEVENS DR 729            |
| 06/11/2021 | 290817    | P    | 999000  | AUREF                           | \$57.12    | 0        | 0611211 | 2831 DUPORTAIL ST              |
| 06/11/2021 | 290818    | P    | 999000  | AUREF                           | \$3.67     | 0        | 0611211 | 3551 WATERFORD ST              |
| 06/11/2021 | 290819    | P    | 999000  | AUREF                           | \$107.88   | 0        | 0611211 | 313 GREENTREE CT 4             |
| 06/11/2021 | 290820    | P    | 999000  | AUREF                           | \$0.05     | 0        | 0611211 | 227 UNIVERSITY DR Apt 211      |
| 06/11/2021 | 290821    | P    | 999000  | AUREF                           | \$46.84    | 0        | 0611211 | 2895 PAULING AVE Apt 205       |
| 06/11/2021 | 290822    | P    | 999000  | AUREF                           | \$101.26   | 0        | 0611211 | 679 SEDGWICK PL                |
| 06/11/2021 | 290823    | P    | 999000  | AUREF                           | \$20.00    | 0        | 0611211 | 535 AGIER DR                   |
| 06/11/2021 | 290824    | P    | 999000  | AUREF                           | \$0.95     | 0        | 0611211 | 1290 MEDLEY DR                 |
| 06/11/2021 | 290825    | P    | 999000  | AUREF                           | \$7.47     | 0        | 0611211 | 1790 LESLIE RD 105             |
| 06/11/2021 | 290826    | P    | 999000  | AUREF                           | \$343.25   | 0        | 0611211 | 2101 STEPTOE ST Apt 104        |
| 06/11/2021 | 290827    | P    | 999000  | AUREF                           | \$235.00   | 0        | 0611211 | 2433 CITY VIEW DR              |
| 06/11/2021 | 290828    | P    | 999000  | AUREF                           | \$163.21   | 0        | 0611211 | 309 GREENTREE CT 2             |
| 06/11/2021 | 290829    | P    | 10367   | BANK OF AMERICA                 | \$2,668.75 | 0        | 0611211 | BANK ANALYSIS FEES MAY 2021    |
| 06/11/2021 | 290830    | P    | 10518   | BEAVER BARK & ROCK              | \$271.39   | 0        | 0611211 | COL PT MARINA - ROCK FOR ISLAN |
| 06/11/2021 | 290831    | P    | 10104   | BENJAMIN'S CARPET ONE           | \$5,391.99 | 0        | 0611211 | CONTRACT #90-21/BLINDS WTP     |
| 06/11/2021 | 290832    | P    | 10010   | BENTON FRANKLIN HEALTH DISTRICT | \$2,630.00 | 0        | 0611211 | WATER SAMPLING ANALYSIS WTP    |
| 06/11/2021 | 290833    | P    | 10261   | CITY OF RICHLAND                | \$2,149.02 | 0        | 0611211 | LANDFILL CHARGES - MAY         |
| 06/11/2021 | 290834    | P    | 10135   | CI SUPPORT LLC                  | \$44.72    | 0        | 0611211 | ON SITE SHREDDING WO# 0203619  |

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| 06/11/2021 | 290835    | P    | 10366   | D HITTLE & ASSOCIATES INC            | \$2,136.27  | 0        | 0611211 | C45-21 SCADA SOFTWARE INTEGRAT |
| 06/11/2021 | 290836    | P    | 11044   | EWING IRRIGATION PRODUCTS INC        | \$547.26    | 0        | 0611211 | COL PT MARINA - IRRIGATION REP |
| 06/11/2021 | 290837    | P    | 10508   | FASTENAL COMPANY                     | \$28.32     | 0        | 0611211 | HEX NUTS/SCREWS                |
| 06/11/2021 | 290838    | P    | 10315   | FERGUSON US HOLDINGS INC             | \$7,767.07  | 0        | 0611211 | Valve Boxes                    |
| 06/11/2021 | 290839    | P    | 31421   | GARY A TUCCI                         | \$30,065.00 | 0        | 0611211 | HRRST GENERATION - MAY 2021    |
| 06/11/2021 | 290840    | P    | 10050   | GENERAL PACIFIC INC                  | \$15,123.72 | 0        | 0611211 | ITRON METERS FOR STOCK         |
| 06/11/2021 | 290841    | P    | 11813   | HERC RENTALS INC                     | \$127.83    | 0        | 0611211 | 7 GALLON OF LIQUID PROPANE P93 |
| 06/11/2021 | 290842    | P    | 10294   | HORIZON DISTRIBUTION INC             | \$80.30     | 0        | 0611211 | Misc Tools                     |
| 06/11/2021 | 290843    | P    | 10628   | CPM DEVELOPMENT CORPORATION          | \$339.51    | 0        | 0611211 | ASPHALT - HMA 75 1/2" 64-28 P9 |
| 06/11/2021 | 290844    | P    | 10062   | IRRIGATION SPECIALISTS INC           | \$97.58     | 0        | 0611211 | RPK SOLENOID-PEB/EFB/PGA 1-CON |
| 06/11/2021 | 290845    | P    | 10868   | KEMIRA WATER SOLUTIONS INC           | \$13,154.40 | 0        | 0611211 | PAX-XL 19 BULK WTP             |
| 06/11/2021 | 290846    | P    | 10556   | MAGELLAN HEALTHCARE INC              | \$752.45    | 0        | 0611211 | June 2021 EAP Premium          |
| 06/11/2021 | 290847    | P    | 10102   | PASCO RANCH AND HOME INC             | \$2,047.36  | 0        | 0611211 | PALLET WTR SOFT SALT 50 LB WTP |
| 06/11/2021 | 290848    | P    | 10047   | R.D. OFFUTT COMPANY                  | \$1,372.70  | 0        | 0611211 | EDGER BLADES                   |
| 06/11/2021 | 290849    | P    | 31492   | RJ LEE GROUP INC                     | \$333.00    | 0        | 0611211 | WATER SAMPLING ANALYSIS        |
| 06/11/2021 | 290850    | P    | 11108   | THE PERSONAL TOUCH CLEANING INC      | \$18,248.97 | 0        | 0611211 | SHOPS 100 - JANITORIAL - MAY   |
| 06/11/2021 | 290851    | P    | 10132   | HD SUPPLY FACILITIES MAINTENANCE LTD | \$2,054.35  | 0        | 0611211 | 480822-PULSATRON SERIES E PLUS |
| 06/11/2021 | 290852    | P    | 10194   | XEROX CORPORATION                    | \$680.75    | 0        | 0611211 | 7HB-469027 JUNE 2021 BASE CHAR |
| 06/16/2021 | 290853    | P    | 10599   | A L COMPRESSED GASES INC             | \$257.14    | 0        | 0616211 | BRACKETS VEH#5052 WO#62301     |
| 06/16/2021 | 290854    | P    | 12310   | AAA CONCRETE, INC                    | \$477.84    | 0        | 0616211 | CONCRETE - 3500 PSI EXT 4 CY   |
| 06/16/2021 | 290855    | P    | 10000   | KBL, INC.                            | \$313.64    | 0        | 0616211 | MANSFIELD RRFB & LESLIE CORSSI |
| 06/16/2021 | 290856    | P    | 10838   | GRIGG ENTERPRISES INC                | \$627.21    | 0        | 0616211 | SPRAY PAINT FOR DRAFT TUBES -  |
| 06/16/2021 | 290857    | P    | 11197   | LUCAS M MILLER                       | \$350.00    | 0        | 0616211 | 2021 RAILROAD CROSSING INSPECT |
| 06/16/2021 | 290858    | P    | 12417   | AHBL, INC                            | \$3,747.50  | 0        | 0616211 | LAND USE PLANNING CONSULTANT   |
| 06/16/2021 | 290859    | P    | 11633   | AMERICOOOL HEATING AND A/C LLC       | \$2,800.00  | 0        | 0616211 | HP REBATE X2 - 3085 BRUCE LEE  |
| 06/16/2021 | 290860    | P    | 11634   | APGN INC                             | \$2,708.12  | 0        | 0616211 | REPLACEMENT FILTER SETS FOR AE |
| 06/16/2021 | 290861    | P    | 10537   | APOLLO INC                           | \$75,369.17 | 0        | 0616211 | DUPORTAIL BRIDGE PH 1 -WORK MA |
| 06/16/2021 | 290862    | P    | 30307   | AT&T MOBILITY                        | \$332.87    | 0        | 0616211 | CELL PHONE FRIM 4/27/21-5/26/2 |
| 06/16/2021 | 290863    | P    | 11079   | AUTOZONE STORES LLC                  | \$27.24     | 0        | 0616211 | STEERING FLUID VEH#2362 WO#625 |
| 06/16/2021 | 290864    | P    | 10780   | BASIN SOD INC                        | \$77.00     | 0        | 0616211 | ROD BLOCK - SOD                |
| 06/16/2021 | 290865    | P    | 11037   | AMBRO INC                            | \$17.33     | 0        | 0616211 | SPLASH PAD - BATTERY           |

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|------------|-----------|------|---------|------------------------------------------|--------------|----------|---------|--------------------------------|
| 06/16/2021 | 290866    | P    | 31293   | ROBERT B. BENSON                         | \$1,500.00   | 0        | 0616211 | #206-20 Benson Consulting      |
| 06/16/2021 | 290867    | P    | 10158   | BENTON RURAL ELECTRIC ASSOCIATION        | \$2,652.18   | 0        | 0616211 | KENNEDY BOOSTER STATION 05/21  |
| 06/16/2021 | 290868    | P    | 11778   | DSD CAPITAL LLC                          | \$81.00      | 0        | 0616211 | OUTHOUSE AT LANDFILL - MAY 202 |
| 06/16/2021 | 290869    | P    | 10546   | BOUND TREE MEDICAL LLC                   | \$195.98     | 0        | 0616211 | FENTANYL                       |
| 06/16/2021 | 290870    | P    | 11272   | BOYD'S TREE SERVICE LLC                  | \$2,181.39   | 0        | 0616211 | TREE PRUNING & VEGETATION MANA |
| 06/16/2021 | 290871    | P    | 30666   | KAYLEE BUNCH                             | \$140.09     | 0        | 0616211 | K BUNCH PMI MEMBERSHIP RENEWAL |
| 06/16/2021 | 290872    | P    | 31530   | BWR HOLDINGS LLLP                        | \$7,500.00   | 0        | 0616211 | COMMERCIAL LIGHTING - 2600 N C |
| 06/16/2021 | 290873    | P    | 31230   | CARAHSOFT TECHNOLOGY CORPORATION         | \$15,636.71  | 0        | 0616211 | DOCUSIGN ENTERPRISE PRO EDITIO |
| 06/16/2021 | 290874    | P    | 10025   | CASCADE FIRE EQUIPMENT CORP              | \$193.38     | 0        | 0616211 | WOMEN BRUSH SHIRTS, INCORRECT  |
| 06/16/2021 | 290875    | P    | 10240   | CENTRAL HOSE & FITTINGS INC              | \$382.86     | 0        | 0616211 | POLYMER HOSE FITTINGS - SOLIDS |
| 06/16/2021 | 290876    | P    | 10250   | CH2O INC                                 | \$64.49      | 0        | 0616211 | BOILER TESTING WWTF - MAY '21  |
| 06/16/2021 | 290877    | P    | 10597   | CHARTER COMMUNICATIONS                   | \$88.13      | 0        | 0616211 | BUSINESS INTERNET PLUS JUNE 20 |
| 06/16/2021 | 290878    | P    | 30116   | CHRISTENSEN, INC.                        | \$3,925.61   | 0        | 0616211 | LUBRICANTS FOR STOCK           |
| 06/16/2021 | 290879    | P    | 10261   | CITY OF RICHLAND                         | \$265,541.07 | 0        | 0616211 | CITY UTILITY BILLS/MAY 2021    |
| 06/16/2021 | 290880    | P    | 10261   | CITY OF RICHLAND                         | \$1,020.60   | 0        | 0616211 | 21-071 EDWARDS LAT CAND BACKGR |
| 06/16/2021 | 290881    | P    | 10261   | CITY OF RICHLAND                         | \$4,100.00   | 0        | 0616211 | HP REBATE - 918 SANFORD        |
| 06/16/2021 | 290882    | P    | 10877   | CLAYTON WARD COMPANY                     | \$16,937.86  | 0        | 0616211 | OFFICE PAPER RECYCLING - MAY   |
| 06/16/2021 | 290883    | P    | 11516   | COLEMAN OIL COMPANY                      | \$18,626.34  | 0        | 0616211 | WEEKLY CARD LOCK FUEL 6/7-6/13 |
| 06/16/2021 | 290884    | P    | 11907   | SYCURE CORP                              | \$1,130.00   | 0        | 0616211 | 100 MBPS FULL DUPLEX INTERNET  |
| 06/16/2021 | 290885    | P    | 10135   | CI SUPPORT LLC                           | \$89.94      | 0        | 0616211 | Customer Service WO 0203620    |
| 06/16/2021 | 290886    | P    | 11801   | COLUMBIA SAFETY LLC                      | \$76.00      | 0        | 0616211 | AHA HEARTSAVER CPR/AED & FIRST |
| 06/16/2021 | 290887    | P    | 10470   | COMMERCIAL TIRE INC                      | \$1,352.34   | 0        | 0616211 | TIRES CHANGE VEH#3333 WO#62510 |
| 06/16/2021 | 290888    | P    | 31360   | COMMONSTREET CONSULTING LLC              | \$11,312.40  | 0        | 0616211 | CENTER PARKWAY NORTH-GAGE TO T |
| 06/16/2021 | 290889    | P    | 30153   | CONSILIO LLC                             | \$422.85     | 0        | 0616211 | TCRY V. CITY OF RICHLAND       |
| 06/16/2021 | 290890    | P    | 10034   | CONSOLIDATED ELECTRICAL DISTRIBUTORS INC | \$162.11     | 0        | 0616211 | RPD - LIGHTS                   |
| 06/16/2021 | 290891    | P    | 11526   | CORWIN OF PASCO LLC                      | \$187.97     | 0        | 0616211 | SENSOR VEH#2444 WO#62518       |
| 06/16/2021 | 290892    | P    | 10830   | CULBERT CONSTRUCTION INC                 | \$137,341.17 | 0        | 0616211 | 1ST STREET WEST OF KINGSGATE W |
| 06/16/2021 | 290893    | P    | 10453   | DELTA HEATING & COOLING INC              | \$11,760.00  | 0        | 0616211 | HP LOAN - 1208 RICHMOND BLVD   |
| 06/16/2021 | 290894    | P    | 11226   | DGR GRANT CONSTRUCTION INC               | \$16,986.99  | 0        | 0616211 | Canopy Cover                   |
| 06/16/2021 | 290895    | P    | 11226   | DGR GRANT CONSTRUCTION INC               | \$902,153.98 | 0        | 0616211 | Contract 79-20 Design-Build Fi |



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|------------|-----------|------|---------|-------------------------------------------|-------------|----------|---------|--------------------------------|
| 06/16/2021 | 290896    | P    | 12498   | EMS TECHNOLOGY SOLUTIONS, LLC             | \$1,800.00  | 0        | 0616211 | ANNUAL INVENTORY ASSET MANAGEM |
| 06/16/2021 | 290897    | P    | 31170   | HIS DIME, LLC                             | \$232.48    | 0        | 0616211 | PLACARDS VEH#9000 WO#62560     |
| 06/16/2021 | 290898    | P    | 10315   | FERGUSON US HOLDINGS INC                  | \$55.15     | 0        | 0616211 | GAL STL NIP/ELBOW/READY CUT PI |
| 06/16/2021 | 290899    | P    | 10315   | FERGUSON US HOLDINGS INC                  | \$382.40    | 0        | 0616211 | PROUT POOL - LF CNTL CARTRIDGE |
| 06/16/2021 | 290900    | P    | 31524   | FINANCIAL CONSULTANTS INTERNATIONAL INC   | \$271.51    | 0        | 0616211 | LIGHTBAR VEH#5044 WO#62445     |
| 06/16/2021 | 290901    | P    | 11264   | FINANCIAL CONSULTING SOLUTIONS GROUP INC. | \$720.00    | 0        | 0616211 | C220-16 COSA & RATE DESIGN SUP |
| 06/16/2021 | 290902    | P    | 31444   | CODY M WAREHAM                            | \$199.82    | 0        | 0616211 | IMPOUND TOW 21-12999           |
| 06/16/2021 | 290903    | P    | 11157   | FRONTIER COMMUNICATIONS NORTHWEST, INC.   | \$2,229.72  | 0        | 0616211 | PHONE LINES 06/04-07/03/21     |
| 06/16/2021 | 290904    | P    | 10050   | GENERAL PACIFIC INC                       | \$3,465.21  | 0        | 0616211 | Crossarms, Deadends, Insulator |
| 06/16/2021 | 290905    | P    | 11410   | GENUINE AUTO GLASS OF TRI CITIES          | \$180.02    | 0        | 0616211 | WINDSHIELD REPLACEMENT VEH#333 |
| 06/16/2021 | 290906    | P    | 30396   | GEORGE, JAMES                             | \$108.59    | 0        | 0616211 | REIMBURSEMENT FOR DAMAGED PERS |
| 06/16/2021 | 290907    | P    | 10394   | GRANITE CONSTRUCTION COMPANY              | \$33,670.10 | 0        | 0616211 | DUPORTAIL CORRIDOR IMPROVEMENT |
| 06/16/2021 | 290908    | P    | 31030   | GROENEVELD LUBRICATION SOLUTIONS INC.     | \$525.88    | 0        | 0616211 | LUBE VEH#3337 WO#61607         |
| 06/16/2021 | 290909    | P    | 10256   | HACH COMPANY                              | \$1,863.04  | 0        | 0616211 | SERVICE/REPAIR SD900 SAMPLER C |
| 06/16/2021 | 290910    | P    | 11451   | HAEIFAC                                   | \$11,816.68 | 0        | 0616211 | FIBER LOAN 58-01-01 7-21 PAYME |
| 06/16/2021 | 290911    | P    | 30535   | BRYCE HENRY                               | \$5.00      | 0        | 0616211 | 21-046 HENRY WESTPOINT LEADERS |
| 06/16/2021 | 290912    | P    | 30553   | HOTSY OF SPOKANE LLC                      | \$2,345.76  | 0        | 0616211 | SOAP FOR CITY CAR WASH         |
| 06/16/2021 | 290913    | P    | 12200   | HUGHES FIRE EQUIPMENT, INC                | \$499.36    | 0        | 0616211 | SWITCH ASSY VEH#5051 WO#62359  |
| 06/16/2021 | 290914    | P    | 30053   | HUMINSKY'S HEATING & COOLING LLC          | \$10,393.02 | 0        | 0616211 | HP LOAN - 415 DELAFIELD        |
| 06/16/2021 | 290915    | P    | 11315   | INFOR PUBLIC SECTOR INC                   | \$5,338.34  | 0        | 0616211 | HANSEN MAINTENANCE RENEWAL 8/0 |
| 06/16/2021 | 290916    | P    | 31219   | INSIGHT PUBLIC SECTOR INC.                | \$19,602.04 | 0        | 0616211 | INSIGHT MICROSOFT 365 SUBSCRIP |
| 06/16/2021 | 290917    | P    | 11843   | IRON MOUNTAIN INC                         | \$208.39    | 0        | 0616211 | SHRED SERVICE 04/28-05/25/21   |
| 06/16/2021 | 290918    | P    | 10063   | JACOBS & RHODES INC                       | \$12,037.22 | 0        | 0616211 | HP LOAN - 918 SANFORD          |
| 06/16/2021 | 290919    | P    | 10290   | JIM'S PACIFIC GARAGES INC                 | \$111.17    | 0        | 0616211 | HEATER CORE ASSY VEH#3280 WO#6 |
| 06/16/2021 | 290920    | P    | 31091   | JUSTICE FAMILY ENTERPRISES INC            | \$227.01    | 0        | 0616211 | PASSPORT COLLECTOR, RED RIGID  |
| 06/16/2021 | 290921    | P    | 31378   | SOUTHWEST ANSWERING SERVICE INC           | \$156.57    | 0        | 0616211 | ANSWERING SERVICE - MAY 2021   |
| 06/16/2021 | 290922    | P    | 11667   | KENWORTH SALES COMPANY                    | \$1,768.08  | 0        | 0616211 | TARP VEH#3213 WO#61863         |
| 06/16/2021 | 290923    | P    | 31026   | KLEIN PRODUCTS, INC.                      | \$695.89    | 0        | 0616211 | WATER VALVES VEH#3353 WO#62503 |
| 06/16/2021 | 290924    | P    | 10432   | LANGUAGE LINE SERVICES INC                | \$533.30    | 0        | 0616211 | LANGUAGE LINE SERVICE MAY 2021 |

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6/1/2021 - 6/30/2021

| CHECK DATE | CHECK NBR | VOID | VENDOR# | EMP VENDOR NAME                           | CHECK AMT   | VOID AMT | WARRANT | COMMENT                        |
|------------|-----------|------|---------|-------------------------------------------|-------------|----------|---------|--------------------------------|
| 06/16/2021 | 290925    | P    | 10219   | LES SCHWAB TIRE CENTERS OF WASHINGTON INC | \$14.39     | 0        | 0616211 | TIRE REPAIR VEH#7145 WO#62479  |
| 06/16/2021 | 290926    | P    | 30757   | R. KIM LETTRICK                           | \$261.55    | 0        | 0616211 | 21-064 LETTRICK WHATCOMM ORAL  |
| 06/16/2021 | 290927    | P    | 11199   | LIBERTY LAWN & SAW SHOP                   | \$368.46    | 0        | 0616211 | FILTER,CARB VEH#0800 WO#62079  |
| 06/16/2021 | 290928    | P    | 11073   | LIVEVIEW GPS INC                          | \$83.80     | 0        | 0616211 | PT10 SUBSCRIPTION/IPHONE APP   |
| 06/16/2021 | 290929    | P    | 10384   | M CAMPBELL & COMPANY INC                  | \$20,405.61 | 0        | 0616211 | HP LOAN - 124 CHAPARRAL        |
| 06/16/2021 | 290930    | P    | 30885   | MAXIM CRANE WORKS LP                      | \$1,998.78  | 0        | 0616211 | 28-TON BOOM TRK FOR BLOWER COR |
| 06/16/2021 | 290931    | P    | 30799   | MEDLINE INDUSTRIES INC.                   | \$1,589.52  | 0        | 0616211 | GOLVES L, GLOVES M, GLOVES XL, |
| 06/16/2021 | 290932    | P    | 11652   | MENKE JACKSON BEYER LLP                   | \$12,927.30 | 0        | 0616211 | ACCOUNT #065-GENERAL           |
| 06/16/2021 | 290933    | P    | 11214   | MIDWEST LABORATORIES INC                  | \$375.00    | 0        | 0616211 | STA W/O FECAL (PO 22100504) &  |
| 06/16/2021 | 290934    | P    | 10751   | CAR WASH PARTNERS INC                     | \$10.00     | 0        | 0616211 | CITY CAR WASHES FOR MAY        |
| 06/16/2021 | 290935    | P    | 11040   | FRANK MITCHELL                            | \$39.20     | 0        | 0616211 | May 2021 Mileage - FMitchell   |
| 06/16/2021 | 290936    | P    | 10083   | MONARCH MACHINE & TOOL CO INC             | \$224.26    | 0        | 0616211 | WELD REPAIR VEH#5053 WO#62482  |
| 06/16/2021 | 290937    | P    | 10371   | MOTOROLA SOLUTIONS INC                    | \$81.57     | 0        | 0616211 | CABLE, SPEAKER MODULE ASSY VEH |
| 06/16/2021 | 290938    | P    | 10391   | MPH INDUSTRIES INC                        | \$1,027.38  | 0        | 0616211 | RADAR CABLES FOR UPFITS VEH#24 |
| 06/16/2021 | 290939    | P    | 11153   | JT AUTOMOTIVE PARTS, INC                  | \$1,849.78  | 0        | 0616211 | FILTERS VEH#2463 WO#62517      |
| 06/16/2021 | 290940    | P    | 10981   | OIL RE-REFINING CO                        | \$916.90    | 0        | 0616211 | USED OIL RECYCLING/HAULING - 5 |
| 06/16/2021 | 290941    | P    | 10357   | OXARC INC                                 | \$407.98    | 0        | 0616211 | WTP MAY CYLINDER RENTAL        |
| 06/16/2021 | 290942    | P    | 10081   | PACIFIC HIDE & FUR DEPOT DBA              | \$1,247.53  | 0        | 0616211 | FLOOR GRATES FOR PRIMARY BUILD |
| 06/16/2021 | 290943    | P    | 10027   | THE PAPE' GROUP                           | \$5,950.42  | 0        | 0616211 | EDGE, BOLTS,WASHERS VEH#7151 W |
| 06/16/2021 | 290944    | P    | 31206   | CI - PW LLC                               | \$210.41    | 0        | 0616211 | WWTF H/C DISP RENT 5 GAL H2O   |
| 06/16/2021 | 290945    | P    | 10862   | PARAMETRIX INC                            | \$6,503.37  | 0        | 0616211 | 2021 ENVIRONMENTAL MONITORING, |
| 06/16/2021 | 290946    | P    | 31529   | PEAK POWER LLC                            | \$9,700.00  | 0        | 0616211 | COMMERCIAL LIGHTING - 50 JADWI |
| 06/16/2021 | 290947    | P    | 10052   | PITNEY BOWES INC                          | \$4,628.92  | 0        | 0616211 | Pitney Bowes Lease 0017069587  |
| 06/16/2021 | 290948    | P    | 10611   | PITNEY BOWES PURCHASE POWER               | \$2,096.18  | 0        | 0616211 | 05/01/2021-05/31/2021 Postage  |
| 06/16/2021 | 290949    | P    | 10345   | POLYDYNE INC                              | \$5,750.00  | 0        | 0616211 | POLYMERS FOR WWTF BFP AND RDT  |
| 06/16/2021 | 290950    | P    | 11258   | PRATER ELECTRIC INC                       | \$95,104.80 | 0        | 0616211 | WWTF STANDBY GENERATOR REPLACE |
| 06/16/2021 | 290951    | P    | 31049   | PROFIBER, LLC                             | \$1,867.92  | 0        | 0616211 | EMERGENCY FIBER REPAIR HORN RA |
| 06/16/2021 | 290952    | P    | 10047   | R.D. OFFUTT COMPANY                       | \$1,790.21  | 0        | 0616211 | ORING,HOSE,LAMP VEH#6631 WO#6  |
| 06/16/2021 | 290953    | P    | 11012   | RH2 ENGINEERING INC                       | \$6,126.46  | 0        | 0616211 | WATER RISK & RESILIENCE ASSMT  |
| 06/16/2021 | 290954    | P    | 11273   | ROUTEWARE INC                             | \$105.89    | 0        | 0616211 | DIAGNOSTIC VEH#6000 WO#62512   |

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| CHECK DATE | CHECK NBR | VOID | VENDOR# | EMP VENDOR NAME                       | CHECK AMT   | VOID AMT | WARRANT | COMMENT                        |
|------------|-----------|------|---------|---------------------------------------|-------------|----------|---------|--------------------------------|
| 06/16/2021 | 290955    | P    | 31412   | SAFE RESTRAINTS INC                   | \$3,094.24  | 0        | 0616211 | WRAP SAFETY RESTRAINTS/HELMETS |
| 06/16/2021 | 290956    | P    | 10311   | SEA WESTERN INC                       | \$141.56    | 0        | 0616211 | CYLINDER MNT KIT VEH#5052 WO#6 |
| 06/16/2021 | 290957    | P    | 11022   | MARY LOU GNOZA                        | \$76.02     | 0        | 0616211 | HEM SHORTENED, SHIRTS/SLEEVES  |
| 06/16/2021 | 290958    | P    | 11281   | SINGLEWIRE SOFTWARE LLC               | \$1,113.16  | 0        | 0616211 | SINGLEWIRE 1 YEAR MAINTENANCE  |
| 06/16/2021 | 290959    | P    | 11629   | TRUCKPRO HOLDING CORPORATION          | \$98.61     | 0        | 0616211 | STUDS, FLANGED CAP NUT VEH#333 |
| 06/16/2021 | 290960    | P    | 10253   | SMITH INSULATION INC                  | \$329.10    | 0        | 0616211 | INSULATION REBATE -1927 PEACH  |
| 06/16/2021 | 290961    | P    | 10649   | SNAP ON INCORPORATED                  | \$31.21     | 0        | 0616211 | SNAP ON SCREW DRIVERS          |
| 06/16/2021 | 290962    | P    | 11785   | SOLENIIS LLC                          | \$10,544.63 | 0        | 0616211 | POLYMER FOR BFPS AND RDT       |
| 06/16/2021 | 290963    | P    | 10440   | SOLID WASTE SYSTEMS INC               | \$456.82    | 0        | 0616211 | SPRING VEH#7152 WO#62555       |
| 06/16/2021 | 290964    | P    | 12061   | SP MARKETPLACE HOLDINGS INC           | \$1,981.00  | 0        | 0616211 | ANNUAL SUBSCRIPTION RENEWAL SP |
| 06/16/2021 | 290965    | P    | 10536   | SPRAGUE PEST SOLUTIONS                | \$65.00     | 0        | 0616211 | PEST CONTROL - SW COLLECTIONS  |
| 06/16/2021 | 290966    | P    | 10118   | STEEBER'S LOCK SERVICE                | \$10.86     | 0        | 0616211 | DUPLICATE KEY VEH#2367 WO#6251 |
| 06/16/2021 | 290967    | P    | 10328   | SOLID WASTE ASN OF NORTH AMERICA      | \$223.00    | 0        | 0616211 | 2021 SWANA Membership Dues - P |
| 06/16/2021 | 290968    | P    | 12430   | SYSTEMS DESIGN WEST, LLC              | \$7,138.40  | 0        | 0616211 | APRIL EMS BILLING              |
| 06/16/2021 | 290969    | P    | 10961   | TACOMA SCREW PRODUCTS INC             | \$673.09    | 0        | 0616211 | NUTS, BOLTS, MANDRELS, ETC. FO |
| 06/16/2021 | 290970    | P    | 10395   | TOTAL ENERGY MANAGEMENT INC           | \$13,124.96 | 0        | 0616211 | HP REBATE - 2113 BEECH         |
| 06/16/2021 | 290971    | P    | 10642   | SIRJMR INC                            | \$129.95    | 0        | 0616211 | COFFEE/WATER COOLER RENTAL     |
| 06/16/2021 | 290972    | P    | 10126   | TRI CITIES BATTERY & AUTO REPAIR      | \$388.70    | 0        | 0616211 | BATTERIES (12 VOLT 9 AH) FOR L |
| 06/16/2021 | 290973    | P    | 11031   | TRI CITY GLASS INC                    | \$1,864.54  | 0        | 0616211 | WINDOW REBATE - 949 SIRRON     |
| 06/16/2021 | 290974    | P    | 12160   | TYLER TECHNOLOGIES, INC               | \$5,600.00  | 0        | 0616211 | EG IC MAY                      |
| 06/16/2021 | 290975    | P    | 11145   | UNDERWRITERS LABORATORIES INC         | \$1,595.00  | 0        | 0616211 | ANNUAL AERIAL INSPECTION VEH#5 |
| 06/16/2021 | 290976    | P    | 11131   | SANDRA R NINEMIRE                     | \$1,197.41  | 0        | 0616211 | UNIFORM/LAUNDRY SERVICES       |
| 06/16/2021 | 290977    | P    | 11192   | UNITED STATES COMPOSTING COUNCIL      | \$430.00    | 0        | 0616211 | ANNUAL MEMBERSHIP DUES 2021    |
| 06/16/2021 | 290978    | P    | 10106   | US LINEN & UNIFORM                    | \$402.22    | 0        | 0616211 | SHOP UNIFORMS                  |
| 06/16/2021 | 290979    | P    | 10202   | UTILITIES UNDERGROUND LOCATION CENTER | \$557.28    | 0        | 0616211 | UNDERGROUND LOCATES IN MAY 202 |
| 06/16/2021 | 290980    | P    | 10860   | VERIZON WIRELESS                      | \$1,247.61  | 0        | 0616211 | COUNCIL WIRELESS CHARGES MAY   |
| 06/16/2021 | 290981    | P    | 10138   | WA STATE AUDITOR'S OFFICE             | \$9,228.96  | 0        | 0616211 | AUDIT SERVICES MAY 2021        |
| 06/16/2021 | 290982    | P    | 10325   | WA STATE CRIMINAL JUSTICE TRAINING    | \$3,497.00  | 0        | 0616211 | SUDDEN INFANT DEATH INVESTIGAT |
| 06/16/2021 | 290983    | P    | 10212   | WAGNER SMITH EQUIPMENT CO             | \$193.28    | 0        | 0616211 | FREIGHT CHARGE FOR HOT ARMS    |
| 06/16/2021 | 290984    | P    | 10140   | WASHINGTON STATE PATROL               | \$551.00    | 0        | 0616211 | BACKGROUND CHECKS MAY 2021     |

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|------------|-----------|------|---------|---------------------------------------------|-------------|----------|---------|--------------------------------|
| 06/16/2021 | 290985    | P    | 10815   | WATER SOLUTIONS INC                         | \$67.33     | 0        | 0616211 | WATER FILTRATION 06/07-07/06/2 |
| 06/16/2021 | 290986    | P    | 10844   | WESMAR COMPANY INC                          | \$1,692.55  | 0        | 0616211 | SHOPS 100 - COOLNG TOWER CHEMI |
| 06/16/2021 | 290987    | P    | 11003   | WEST COAST FIRE & RESCUE                    | \$135.75    | 0        | 0616211 | DRAIN PLUG ASSY,CAP VEH#6437 W |
| 06/16/2021 | 290988    | P    | 11846   | WESTERN EQUIPMENT & IRRIGATION DISTRIBUTORS | \$3,122.12  | 0        | 0616211 | FOAM FILLED TIRES VEH#7172 WO# |
| 06/16/2021 | 290989    | P    | 10059   | WESTERN STATES EQUIPMENT COMPANY            | \$12,971.18 | 0        | 0616211 | EMER GEN RENTAL INFLU PLUS XTR |
| 06/16/2021 | 290990    | P    | 10267   | WSF, LLC                                    | \$335.82    | 0        | 0616211 | PRESSURE SWITCH VEH#3280 WO#62 |
| 06/16/2021 | 290991    | P    | 31218   | WHECO CORPORATION                           | \$2,779.29  | 0        | 0616211 | BODY REPAIR VEH#2516 WO#62425  |
| 06/16/2021 | 290992    | P    | 10147   | WILBUR-ELLIS HOLDINGS II, INC               | \$733.51    | 0        | 0616211 | STOCK - ESPLANADE 200          |
| 06/16/2021 | 290993    | P    | 10194   | XEROX CORPORATION                           | \$2,760.21  | 0        | 0616211 | COPIER USAGE SER #3UA-295171 T |
| 06/16/2021 | 290994    | P    | 12483   | ZOLL MEDICAL SUPPLY                         | \$3,066.58  | 0        | 0616211 | AED ELECTRODES                 |
| 06/18/2021 | 290995    | P    | 10838   | GRIGG ENTERPRISES INC                       | \$233.17    | 0        | 0618211 | BRYAN - LEVEL, HOWARD AMON - B |
| 06/18/2021 | 290996    | P    | 30307   | AT&T MOBILITY                               | \$275.00    | 0        | 0618211 | LEA TRACKING RPD 21-11695      |
| 06/18/2021 | 290997    | P    | 999000  | AUREF                                       | \$32.37     | 0        | 0618211 | 451 WESTCLIFFE BLVD Apt E333   |
| 06/18/2021 | 290998    | P    | 999000  | AUREF                                       | \$36.64     | 0        | 0618211 | 401 BARTH AVE                  |
| 06/18/2021 | 290999    | P    | 999000  | AUREF                                       | \$81.04     | 0        | 0618211 | 3003 QUEENSGATE DR Apt 347     |
| 06/18/2021 | 291000    | P    | 999000  | AUREF                                       | \$0.44      | 0        | 0618211 | 512 GOETHALS DR                |
| 06/18/2021 | 291001    | P    | 999000  | AUREF                                       | \$78.26     | 0        | 0618211 | 250 GAGE BLVD 4017             |
| 06/18/2021 | 291002    | P    | 999000  | AUREF                                       | \$122.75    | 0        | 0618211 | 3035 BLUFFS DR                 |
| 06/18/2021 | 291003    | P    | 999000  | AUREF                                       | \$89.14     | 0        | 0618211 | 2550 DUPORTAIL ST N180         |
| 06/18/2021 | 291004    | P    | 999000  | AUREF                                       | \$65.97     | 0        | 0618211 | 2555 DUPORTAIL ST B311         |
| 06/18/2021 | 291005    | P    | 999000  | AUREF                                       | \$60.90     | 0        | 0618211 | 1605 PLATT AVE                 |
| 06/18/2021 | 291006    | P    | 999000  | AUREF                                       | \$147.85    | 0        | 0618211 | 1311 WINSLOW AVE               |
| 06/18/2021 | 291007    | P    | 999000  | AUREF                                       | \$114.31    | 0        | 0618211 | 125 CANYON CT                  |
| 06/18/2021 | 291008    | P    | 999000  | AUREF                                       | \$31.23     | 0        | 0618211 | 2555 BELLA COOLA LN Apt 208    |
| 06/18/2021 | 291009    | P    | 999000  | AUREF                                       | \$67.05     | 0        | 0618211 | 451 WESTCLIFFE BLVD Apt D132   |
| 06/18/2021 | 291010    | P    | 999000  | AUREF                                       | \$337.64    | 0        | 0618211 | 1509 KIMBALL AVE               |
| 06/18/2021 | 291011    | P    | 999000  | AUREF                                       | \$86.71     | 0        | 0618211 | 303 GAGE BLVD 115              |
| 06/18/2021 | 291012    | P    | 999000  | AUREF                                       | \$109.99    | 0        | 0618211 | 250 GAGE BLVD 1008             |
| 06/18/2021 | 291013    | P    | 999000  | AUREF                                       | \$141.19    | 0        | 0618211 | 505 MEADOWS DR S               |
| 06/18/2021 | 291014    | P    | 999000  | AUREF                                       | \$75.91     | 0        | 0618211 | 1845 LESLIE RD P78             |

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|------------|-----------|------|---------|-----------------|-----------|----------|---------|--------------------------------|
| 06/18/2021 | 291015    | P    | 999000  | AUREF           | \$211.77  | 0        | 0618211 | 2519 ALLEGHENY CT              |
| 06/18/2021 | 291016    | P    | 999000  | AUREF           | \$30.16   | 0        | 0618211 | 1074 NEZ PERCE LN              |
| 06/18/2021 | 291017    | P    | 999000  | AUREF           | \$97.94   | 0        | 0618211 | 3003 QUEENSGATE DR Apt 154     |
| 06/18/2021 | 291018    | P    | 999000  | AUREF           | \$59.00   | 0        | 0618211 | 2101 STEPTOE ST Apt 246        |
| 06/18/2021 | 291019    | P    | 999000  | AUREF           | \$28.26   | 0        | 0618211 | 1526 JUDSON AVE                |
| 06/18/2021 | 291020    | P    | 999000  | AUREF           | \$11.73   | 0        | 0618211 | 3109 DUVAL LOOP                |
| 06/18/2021 | 291021    | P    | 999000  | AUREF           | \$161.91  | 0        | 0618211 | 501 COTTONWOOD DR              |
| 06/18/2021 | 291022    | P    | 999000  | AUREF           | \$110.05  | 0        | 0618211 | 1019 WILLARD AVE               |
| 06/18/2021 | 291023    | P    | 999000  | AUREF           | \$89.38   | 0        | 0618211 | 2433 GEORGE WASHINGTON WAY 420 |
| 06/18/2021 | 291024    | P    | 999000  | AUREF           | \$188.63  | 0        | 0618211 | 2691 TORREY PINES WAY          |
| 06/18/2021 | 291025    | P    | 999000  | AUREF           | \$6.46    | 0        | 0618211 | 250 GAGE BLVD 1024             |
| 06/18/2021 | 291026    | P    | 999000  | AUREF           | \$76.64   | 0        | 0618211 | 2894 SALK AVE Apt 108          |
| 06/18/2021 | 291027    | P    | 999000  | AUREF           | \$2.35    | 0        | 0618211 | 1918 GEORGE WASHINGTON WAY Apt |
| 06/18/2021 | 291028    | P    | 999000  | AUREF           | \$244.35  | 0        | 0618211 | 1212 RICHMOND BLVD             |
| 06/18/2021 | 291029    | P    | 999000  | AUREF           | \$10.00   | 0        | 0618211 | 2306 SWIFT BLVD                |
| 06/18/2021 | 291030    | P    | 999000  | AUREF           | \$117.31  | 0        | 0618211 | 1900 STEVENS DR 421            |
| 06/18/2021 | 291031    | P    | 999000  | AUREF           | \$55.06   | 0        | 0618211 | 2550 DUPORTAIL ST E225         |
| 06/18/2021 | 291032    | P    | 999000  | AUREF           | \$122.15  | 0        | 0618211 | 2550 DUPORTAIL ST E230         |
| 06/18/2021 | 291033    | P    | 999000  | AUREF           | \$45.05   | 0        | 0618211 | 1471 WHITE BLUFFS ST           |
| 06/18/2021 | 291034    | P    | 999000  | AUREF           | \$75.54   | 0        | 0618211 | 2455 GEORGE WASHINGTON WAY B20 |
| 06/18/2021 | 291035    | P    | 999000  | AUREF           | \$9.53    | 0        | 0618211 | 50 JADWIN AVE Unit 73          |
| 06/18/2021 | 291036    | P    | 999000  | AUREF           | \$137.95  | 0        | 0618211 | 900 AARON DR Apt 130           |
| 06/18/2021 | 291037    | P    | 999000  | AUREF           | \$49.02   | 0        | 0618211 | 2417 LEGACY LN                 |
| 06/18/2021 | 291038    | P    | 999000  | AUREF           | \$43.43   | 0        | 0618211 | 2200 LEGACY LN                 |
| 06/18/2021 | 291039    | P    | 999000  | AUREF           | \$10.00   | 0        | 0618211 | 1021 SANFORD AVE               |
| 06/18/2021 | 291040    | P    | 999000  | AUREF           | \$26.68   | 0        | 0618211 | 1878 FOWLER ST 3               |
| 06/18/2021 | 291041    | P    | 999000  | AUREF           | \$6.97    | 0        | 0618211 | 3003 QUEENSGATE DR Apt 275     |
| 06/18/2021 | 291042    | P    | 999000  | AUREF           | \$92.04   | 0        | 0618211 | 2101 STEPTOE ST Apt 146        |
| 06/18/2021 | 291043    | P    | 999000  | AUREF           | \$200.18  | 0        | 0618211 | 94 CRAIGHILL AVE               |
| 06/18/2021 | 291044    | P    | 999000  | AUREF           | \$50.82   | 0        | 0618211 | 1775 COLUMBIA PARK TRL 136     |
| 06/18/2021 | 291045    | P    | 999000  | AUREF           | \$113.77  | 0        | 0618211 | 2550 DUPORTAIL ST K264         |

# Accounts Payable Checks

6/1/2021 - 6/30/2021

| CHECK DATE | CHECK NBR | VOID | VENDOR# | EMP VENDOR NAME                           | CHECK AMT   | VOID AMT | WARRANT | COMMENT                        |
|------------|-----------|------|---------|-------------------------------------------|-------------|----------|---------|--------------------------------|
| 06/18/2021 | 291046    | P    | 999000  | AUREF                                     | \$42.63     | 0        | 0618211 | 1931 DAVISON AVE               |
| 06/18/2021 | 291047    | P    | 999000  | AUREF                                     | \$14.96     | 0        | 0618211 | 227 UNIVERSITY DR Apt 110      |
| 06/18/2021 | 291048    | P    | 999000  | AUREF                                     | \$8.59      | 0        | 0618211 | 1770 LESLIE RD 220             |
| 06/18/2021 | 291049    | P    | 999000  | AUREF                                     | \$79.69     | 0        | 0618211 | 2946 WOODLAND PL               |
| 06/18/2021 | 291050    | P    | 11079   | AUTOZONE STORES LLC                       | \$122.38    | 0        | 0618211 | OXYGEN SENSOR VEH#2442 WO#625  |
| 06/18/2021 | 291051    | P    | 10518   | BEAVER BARK & ROCK                        | \$735.00    | 0        | 0618211 | BADGER PARK - IRRIGATION REPAI |
| 06/18/2021 | 291052    | P    | 10009   | COUNTY OF BENTON                          | \$70.00     | 0        | 0618211 | BLA FOR N. RICHLAND FIRE STATI |
| 06/18/2021 | 291053    | P    | 11272   | BOYD'S TREE SERVICE LLC                   | \$3,232.74  | 0        | 0618211 | TREE PRUNING & VEGETATION MANA |
| 06/18/2021 | 291054    | P    | 12229   | CANON FINANCIAL SERVICES, INC             | \$228.70    | 0        | 0618211 | CANON XLGO4985 PURCHASING/WHSE |
| 06/18/2021 | 291055    | P    | 10025   | CASCADE FIRE EQUIPMENT CORP               | \$857.86    | 0        | 0618211 | MPLX MODULE VEH#5039 WO#62544  |
| 06/18/2021 | 291056    | P    | 10240   | CENTRAL HOSE & FITTINGS INC               | \$79.36     | 0        | 0618211 | HYD HOSE VEH#7109 WO#62521     |
| 06/18/2021 | 291057    | P    | 30116   | CHRISTENSEN, INC.                         | \$158.26    | 0        | 0618211 | DEF BULK, WINDOW WASH FOR SHOP |
| 06/18/2021 | 291058    | P    | 10135   | CI SUPPORT LLC                            | \$31.75     | 0        | 0618211 | ONSITE SHREDDING WO# 0204289 5 |
| 06/18/2021 | 291059    | P    | 10470   | COMMERCIAL TIRE INC                       | \$1,686.33  | 0        | 0618211 | FLAT REPAIR VEH#7161 WO#62572  |
| 06/18/2021 | 291060    | P    | 11526   | CORWIN OF PASCO LLC                       | \$345.40    | 0        | 0618211 | AC CAB FILTER COVER VEH#2463 W |
| 06/18/2021 | 291061    | P    | 10399   | ENERGY COMMUNITIES ALLIANCE INC.          | \$2,500.00  | 0        | 0618211 | ECA DUES 2021-2022             |
| 06/18/2021 | 291062    | P    | 10146   | ENERGY NORTHWEST                          | \$2,000.00  | 0        | 0618211 | PUBLIC POWER INTERNSHIP PH 1 - |
| 06/18/2021 | 291063    | P    | 10605   | FIRST NIGHT TRI-CITIES                    | \$3,500.00  | 0        | 0618211 | 2021 FIRST NIGHT TRI-CITIES EV |
| 06/18/2021 | 291064    | P    | 10387   | PLAYCORE WISCONSIN INC                    | \$45,413.47 | 0        | 0618211 | Brookstone Park Playground Pou |
| 06/18/2021 | 291065    | P    | 10050   | GENERAL PACIFIC INC                       | \$5,454.11  | 0        | 0618211 | Sleeves                        |
| 06/18/2021 | 291066    | P    | 11813   | HERC RENTALS INC                          | \$968.01    | 0        | 0618211 | BACKHOE TO DIG FOR RPR OF DECA |
| 06/18/2021 | 291067    | P    | 10489   | HERITAGE PROFESSIONAL LANDSCAPING INC     | \$648.34    | 0        | 0618211 | CPMA - MAY LANDSCAPE MAINT     |
| 06/18/2021 | 291068    | P    | 12200   | HUGHES FIRE EQUIPMENT, INC                | \$941.51    | 0        | 0618211 | WHEEL CHOCKS VEH#5051 WO#62568 |
| 06/18/2021 | 291069    | P    | 31209   | WALTEK II, INCORPORATED                   | \$1,041.00  | 0        | 0618211 | COMPACTION TESTING - CLUBHOUSE |
| 06/18/2021 | 291070    | P    | 30058   | INFOSEND, INC.                            | \$47,337.73 | 0        | 0618211 | Notice Change 2021             |
| 06/18/2021 | 291071    | VOID | 10406   | JUB ENGINEERS INC                         | \$0.00      | 2327.91  | 0618211 | VOID AFTER UPDATE 07/09/2021   |
| 06/18/2021 | 291072    | P    | 11667   | KENWORTH SALES COMPANY                    | \$173.64    | 0        | 0618211 | BRAKE CHAMBER VEH#3279 WO#6258 |
| 06/18/2021 | 291073    | P    | 10219   | LES SCHWAB TIRE CENTERS OF WASHINGTON INC | \$73.80     | 0        | 0618211 | BALANCE TIRES VEH#2367 WO#6251 |
| 06/18/2021 | 291074    | P    | 10568   | LOURDES HEALTH WELLNESS                   | \$205.00    | 0        | 0618211 | PRE EMPLOYMENT PHYSICAL - S VA |
| 06/18/2021 | 291075    | P    | 10463   | LUDLUM MEASUREMENTS INC                   | \$5,759.93  | 0        | 0618211 | RADIATION CHECK SOURCES        |

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|------------|-----------|------|---------|--------------------------------------------------|-------------|----------|---------|----------------------------------|
| 06/18/2021 | 291076    | P    | 10093   | MCCURLEY INTEGRITY DEALERSHIPS, LLC              | \$316.76    | 0        | 0618211 | HOSES, FITTINGS, PUMP KIT VEH#23 |
| 06/18/2021 | 291077    | P    | 11835   | MILLER PAINT COMPANY INC                         | \$214.49    | 0        | 0618211 | CLAYBELL - SOCCER FIELD PAINT    |
| 06/18/2021 | 291078    | P    | 31116   | BAS INC                                          | \$67.33     | 0        | 0618211 | POSTERS MOUNTED TO FOAMCORE      |
| 06/18/2021 | 291079    | P    | 10083   | MONARCH MACHINE & TOOL CO INC                    | \$1,710.45  | 0        | 0618211 | TRUNK ORGANIZER VEH#2486 WO#62   |
| 06/18/2021 | 291080    | P    | 11153   | JT AUTOMOTIVE PARTS, INC                         | \$1,426.54  | 0        | 0618211 | BRK CLEAN VEH#7159 WO#62522      |
| 06/18/2021 | 291081    | P    | 30271   | NORTH TECH EQUIPMENT REPAIR, LLC                 | \$346.21    | 0        | 0618211 | WIRING REPAIR VEH#3332 WO#619    |
| 06/18/2021 | 291082    | P    | 30273   | NORTHWEST EQUIPMENT SALES, INC                   | \$165.85    | 0        | 0618211 | LEVEL SENSOR, PIGTAIL VEH#3345   |
| 06/18/2021 | 291083    | P    | 10357   | OXARC INC                                        | \$2,142.50  | 0        | 0618211 | MULTIPLE FACILITIES- SEMI-ANNU   |
| 06/18/2021 | 291084    | P    | 10027   | THE PAPE' GROUP                                  | \$4,498.29  | 0        | 0618211 | PIN VEH#7151 WO#62558            |
| 06/18/2021 | 291085    | P    | 12238   | REXEL USA, INC                                   | \$19.75     | 0        | 0618211 | HOWARD AMON - ELECTRICAL PARTS   |
| 06/18/2021 | 291086    | P    | 10047   | R.D. OFFUTT COMPANY                              | \$207.66    | 0        | 0618211 | FILTER VEH#7159 WO#62535         |
| 06/18/2021 | 291087    | P    | 10857   | ROGER G WRIGHT                                   | \$10,735.00 | 0        | 0618211 | 2020 PROJECT MANAGEMENT SERVIC   |
| 06/18/2021 | 291088    | P    | 10647   | RIVER CITY TOWING INC                            | \$216.11    | 0        | 0618211 | TOW CHARGE                       |
| 06/18/2021 | 291089    | P    | 10239   | CLEARWATER TECH LLC                              | \$355.67    | 0        | 0618211 | Plumbing Repairs Claybell Park   |
| 06/18/2021 | 291090    | P    | 10311   | SEA WESTERN INC                                  | \$179.84    | 0        | 0618211 | CYLINDER STRAPS VEH#9000 WO#62   |
| 06/18/2021 | 291091    | P    | 11629   | TRUCKPRO HOLDING CORPORATION                     | \$55.15     | 0        | 0618211 | LIGHTS VEH#3332 WO#61842         |
| 06/18/2021 | 291092    | P    | 11563   | SMARSH, INC.                                     | \$3,117.25  | 0        | 0618211 | SMARSH ANNUAL RENEWAL, CONTRAC   |
| 06/18/2021 | 291093    | P    | 10536   | SPRAGUE PEST SOLUTIONS                           | \$431.96    | 0        | 0618211 | STATION 71 - PEST CONTROL        |
| 06/18/2021 | 291094    | P    | 10118   | STEEBER'S LOCK SERVICE                           | \$108.60    | 0        | 0618211 | SPARE KEYS VEH#9500 WO#62576     |
| 06/18/2021 | 291095    | P    | 10961   | TACOMA SCREW PRODUCTS INC                        | \$1,361.53  | 0        | 0618211 | PARKWAY - FOUNTAIN PART          |
| 06/18/2021 | 291096    | P    | 10442   | TITAN TRUCK EQUIPMENT                            | \$148.30    | 0        | 0618211 | PRESSURE SWITCH VEH#3329 WO#62   |
| 06/18/2021 | 291097    | P    | 10395   | TOTAL ENERGY MANAGEMENT INC                      | \$149.33    | 0        | 0618211 | HVAC Repair Services for Georg   |
| 06/18/2021 | 291098    | P    | 10187   | TRANS UNION LLC                                  | \$73.29     | 0        | 0618211 | CREDIT REPORT - MAY FEE          |
| 06/18/2021 | 291099    | P    | 10128   | THE MCCLATCHY COMPANY                            | \$3,476.32  | 0        | 0618211 | LEGAL042521 MANSFIELD            |
| 06/18/2021 | 291100    | P    | 12160   | TYLER TECHNOLOGIES, INC                          | \$700.00    | 0        | 0618211 | EG PM CHARGES MAY 11             |
| 06/18/2021 | 291101    | P    | 10325   | WA STATE CRIMINAL JUSTICE TRAINING               | \$50.00     | 0        | 0618211 | HOMICIDE INVESTIGATIONS REG -R   |
| 06/18/2021 | 291102    | P    | 10469   | WASHINGTON STATE DEPARTMENT OF<br>TRANSPORTATION | \$39,998.17 | 0        | 0618211 | RAIL ASSIST LOAN                 |
| 06/18/2021 | 291103    | P    | 10059   | WESTERN STATES EQUIPMENT COMPANY                 | \$919.12    | 0        | 0618211 | HOSE FOR SHOPS                   |
| 06/18/2021 | 291104    | P    | 30939   | DOBBS HEAVY DUTY HOLDINGS LLC                    | \$3,659.29  | 0        | 0618211 | WIRING REPAIR VEH#3332 WO#6194   |
| 06/18/2021 | 291105    | P    | 31218   | WHECO CORPORATION                                | \$4,113.30  | 0        | 0618211 | BODY DAMAGE REPAIR VEH#2395 WO   |

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|------------|-----------|------|---------|---------------------------------------|--------------|----------|----------|--------------------------------|
| 06/22/2021 | 291106    | P    | 10167   | MIKE CASE                             | \$92.43      | 0        | 062221PP | NON COVERED RX                 |
| 06/22/2021 | 291107    | P    | 10166   | JAMES J DEMYER                        | \$53.99      | 0        | 062221PP | NON COVERED RX                 |
| 06/22/2021 | 291108    | P    | 31538   | DUCHEMIN, LUCY                        | \$1,000.00   | 0        | 062221PP | DEATH BENEFIT                  |
| 06/22/2021 | 291109    | P    | 10023   | HENRY CARRICK                         | \$6,428.95   | 0        | 062221FP | NON COVERED MEDICAL            |
| 06/22/2021 | 291110    | P    | 10045   | ALLEN LARRY FERRIANS                  | \$10,411.00  | 0        | 062221FP | NON COVERED MEDICAL            |
| 06/22/2021 | 291111    | P    | 10185   | ROGER P LAHTI                         | \$137.00     | 0        | 062221FP | NON COVERED RX                 |
| 06/22/2021 | 291112    | P    | 10876   | PARSONS, BRUCE C OD PC                | \$890.00     | 0        | 062221FP | NON COVERED VISION             |
| 06/22/2021 | 291113    | P    | 10116   | DONALD SIEMENS                        | \$74.72      | 0        | 062221FP | NON COVERED RX                 |
| 06/22/2021 | 291114    | P    | 12440   | MARK STRATTON                         | \$523.60     | 0        | 062221FP | NON COVERED VISION             |
| 06/22/2021 | 291115    | P    | 31542   | WILLIAM FORSYTHE DO PLLC              | \$204.50     | 0        | 062221FP | NON COVERED MEDICAL            |
| 06/24/2021 | 291116    | P    | 31318   | A WORKSAFE SERVICE INC                | \$260.00     | 0        | 0624211  | DOT DRUG/ALCOHOL/PRE-EMP TESTI |
| 06/24/2021 | 291117    | P    | 12310   | AAA CONCRETE, INC                     | \$1,895.07   | 0        | 0624211  | CONCRETE - 3500 PSI EXT QTY 2  |
| 06/24/2021 | 291118    | P    | 31231   | ABM INDUSTRIES INC                    | \$16,255.71  | 0        | 0624211  | MULTIPLE FACILITITES JANITORIA |
| 06/24/2021 | 291119    | P    | 10838   | GRIGG ENTERPRISES INC                 | \$1,446.92   | 0        | 0624211  | PAUL LIDDELL - PLANT FOOD FOR  |
| 06/24/2021 | 291120    | P    | 10705   | INTERSTATE CONCRETE & ASPHALT COMPANY | \$3,350.19   | 0        | 0624211  | ROCK - 5/8 TOP COURSE 149.86 T |
| 06/24/2021 | 291121    | P    | 10547   | ARBAUGH & ASSOCIATES INC              | \$3,000.00   | 0        | 0624211  | CONTRACT FEES MAY 2021         |
| 06/24/2021 | 291122    | P    | 11490   | ARCHITECTS WEST INC                   | \$4,666.74   | 0        | 0624211  | LITIGATION CONSULTANT-CONTRACT |
| 06/24/2021 | 291123    | P    | 10670   | ARROW CONSTRUCTION SUPPLY INC         | \$4,494.77   | 0        | 0624211  | ASSEMBLED HOT AIR LANCE W HOSE |
| 06/24/2021 | 291124    | P    | 30307   | AT&T MOBILITY                         | \$200.00     | 0        | 0624211  | LEA TRACKING CASE #21-11695    |
| 06/24/2021 | 291125    | P    | 999000  | AUREF                                 | \$548.31     | 0        | 0624211  | MISAPPLIED TO MUNIS RECEIPT 15 |
| 06/24/2021 | 291126    | P    | 11079   | AUTOZONE STORES LLC                   | \$23.97      | 0        | 0624211  | SERP BELT VEH#1380 WO#62640    |
| 06/24/2021 | 291127    | VOID | 10079   | BENTON COUNTY DISTRICT COURT          | \$0.00       | 83       | 0624211  | VOID AFTER UPDATE 07/08/2021   |
| 06/24/2021 | 291128    | P    | 10009   | COUNTY OF BENTON                      | \$53,277.38  | 0        | 0624211  | BENTON COUNTY DISTRICT COURT & |
| 06/24/2021 | 291129    | P    | 12320   | BUILDERS FIRSTSOURCE, INC             | \$134.38     | 0        | 0624211  | 1"X2" -48" WOOD STAKES 50PCS T |
| 06/24/2021 | 291130    | P    | 10707   | CABOT J DOW                           | \$306.25     | 0        | 0624211  | LABOR RELATIONS & NEGOTIATION  |
| 06/24/2021 | 291131    | P    | 11233   | NWECO INC                             | \$183.19     | 0        | 0624211  | CALCIUM THIOSULFATE 30% NSF QT |
| 06/24/2021 | 291132    | P    | 10026   | CASCADE NATURAL GAS CORP              | \$266.47     | 0        | 0624211  | 110 SAINT                      |
| 06/24/2021 | 291133    | P    | 11112   | CENTURYLINK COMMUNICATIONS LLC        | \$111.15     | 0        | 0624211  | LONG DISTANCE 06/06-07/05/21   |
| 06/24/2021 | 291134    | P    | 30045   | CHARTER COMMUNICATIONS HOLDINGS, LLC  | \$222.97     | 0        | 0624211  | INTERNET ULTRA THRU 07/10/21   |
| 06/24/2021 | 291135    | P    | 10055   | CITY OF PASCO                         | \$128,685.30 | 0        | 0624211  | ANIMAL SHELTERING SERVICES JAN |



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| 06/24/2021 | 291136    | P    | 10261   | CITY OF RICHLAND                       | \$16,355.41 | 0        | 0624211 | BIO-SOLIDS LANDFILL FEES MAY ' |
| 06/24/2021 | 291137    | P    | 10429   | CODE PUBLISHING INC                    | \$469.73    | 0        | 0624211 | MC-WEB UPDATE                  |
| 06/24/2021 | 291138    | P    | 11516   | COLEMAN OIL COMPANY                    | \$24,802.86 | 0        | 0624211 | WEEKLY CARD LOCK FUEL 6/14-6/2 |
| 06/24/2021 | 291139    | P    | 10135   | CI SUPPORT LLC                         | \$40.55     | 0        | 0624211 | CI SHRED SERVICE - WO CODE 020 |
| 06/24/2021 | 291140    | P    | 11801   | COLUMBIA SAFETY LLC                    | \$532.00    | 0        | 0624211 | AHA Heartsaver CPR/AED & First |
| 06/24/2021 | 291141    | P    | 10826   | CORRECT EQUIPMENT INC                  | \$6,790.40  | 0        | 0624211 | ACCU-TABS 60# PAIL QTY 48/FREI |
| 06/24/2021 | 291142    | P    | 11526   | CORWIN OF PASCO LLC                    | \$71,019.89 | 0        | 0624211 | TUBE ASSY VEH#2448 WO#62619    |
| 06/24/2021 | 291143    | P    | 11486   | COYOTE RIDGE CORRECTIONS CENTER        | \$339.71    | 0        | 0624211 | May2021 - LANDFILL WORK CREW   |
| 06/24/2021 | 291144    | P    | 11169   | EFFICIENCY SOLUTIONS LLC               | \$10,111.50 | 0        | 0624211 | C244-17 LOAD FORECAST AND INTE |
| 06/24/2021 | 291145    | P    | 10322   | ENERGY INCENTIVES INC                  | \$1,300.00  | 0        | 0624211 | C337-18 RESIDENTIAL ENERGY EFF |
| 06/24/2021 | 291146    | P    | 11044   | EWING IRRIGATION PRODUCTS INC          | \$363.93    | 0        | 0624211 | RB DIAPH ASSY 200EFA QTY 4 WTP |
| 06/24/2021 | 291147    | P    | 11044   | EWING IRRIGATION PRODUCTS INC          | \$1,055.16  | 0        | 0624211 | PVC Irrigation Parts           |
| 06/24/2021 | 291148    | P    | 10508   | FASTENAL COMPANY                       | \$80.50     | 0        | 0624211 | BOLTS/SCREWS TM8004            |
| 06/24/2021 | 291149    | P    | 10315   | FERGUSON US HOLDINGS INC               | \$11.56     | 0        | 0624211 | GALVS NIP QTY 4 WTP            |
| 06/24/2021 | 291150    | P    | 11585   | GALLS, LLC                             | \$4,446.07  | 0        | 0624211 | SWAT Armor - Yates             |
| 06/24/2021 | 291151    | P    | 11010   | GARDA CL NORTHWEST INC                 | \$30.00     | 0        | 0624211 | ARMORED CAR SERVICES SO EXCESS |
| 06/24/2021 | 291152    | P    | 10050   | GENERAL PACIFIC INC                    | \$67,183.22 | 0        | 0624211 | Switchgear                     |
| 06/24/2021 | 291153    | P    | 30404   | GLASEN, HEIDI                          | \$183.53    | 0        | 0624211 | REIMBURSEMENT PURCHASE OF WORK |
| 06/24/2021 | 291154    | P    | 10203   | W.W. GRAINGER, INC                     | \$2,063.35  | 0        | 0624211 | BATTERY CHARGER                |
| 06/24/2021 | 291155    | P    | 10046   | HD FOWLER CO                           | \$1,083.42  | 0        | 0624211 | SADDLESTRAP BALL VLV/CORP STP/ |
| 06/24/2021 | 291156    | P    | 11813   | HERC RENTALS INC                       | \$170.30    | 0        | 0624211 | PROPANE, LIQUID, 4.6 GALLONS,  |
| 06/24/2021 | 291157    | P    | 30560   | INTERMOUNTAIN LOCK AND SECURITY SUPPLY | \$421.21    | 0        | 0624211 | BEST KEY INSTALL - RPJD PART   |
| 06/24/2021 | 291158    | P    | 31209   | WALTEK II, INCORPORATED                | \$4,593.00  | 0        | 0624211 | M20260 Westcliffe Hghts3       |
| 06/24/2021 | 291159    | P    | 10628   | CPM DEVELOPMENT CORPORATION            | \$253.84    | 0        | 0624211 | ASPHALT - HMA 75 1/2" 64-28 Q  |
| 06/24/2021 | 291160    | P    | 10062   | IRRIGATION SPECIALISTS INC             | \$3.55      | 0        | 0624211 | 3/4" VALVE BALL QTY 3 TM8004   |
| 06/24/2021 | 291161    | P    | 10197   | KDL HARDWARE SUPPLY INC                | \$3,623.94  | 0        | 0624211 | E8_E9 MISC                     |
| 06/24/2021 | 291162    | P    | 31378   | SOUTHWEST ANSWERING SERVICE INC        | \$357.38    | 0        | 0624211 | AFTER HOURS EMERGENCY CALLS 20 |
| 06/24/2021 | 291163    | P    | 31315   | KREME PROPERTIES LLC                   | \$4,500.00  | 0        | 0624211 | CK 283267 REISSUE/DUORTAIL CO  |
| 06/24/2021 | 291164    | P    | 11229   | LAKELAND RESTORATION LLC               | \$3,847.50  | 0        | 0624211 | Aquatic Treatment - Columbia P |
| 06/24/2021 | 291165    | P    | 31520   | THEODORE BLAINE LIGHT III              | \$2,100.00  | 0        | 0624211 | 145-21 CPA & CLEAN ENERGY IMPL |

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| 06/24/2021 | 291166    | P    | 31382   | M&D PROPERTY HOLDINGS                   | \$495.80    | 0        | 0624211 | REFUND-HYDRANT METER #321      |
| 06/24/2021 | 291167    | P    | 10327   | MAHAFFEY ENTERPRISES INC                | \$1,026.28  | 0        | 0624211 | ROCK - 5/8 TOP COURSE QTY 90 T |
| 06/24/2021 | 291168    | P    | 31486   | MARSH MUNDORF PRATT SULLIVAN & MCKENZIE | \$2,090.00  | 0        | 0624211 | NET BILLING AGMT ACQUISITION R |
| 06/24/2021 | 291169    | P    | 31534   | JOYCE MCMURPHY                          | \$701.95    | 0        | 0624211 | REFUND-HYDRANT METER #339      |
| 06/24/2021 | 291170    | P    | 11652   | MENKE JACKSON BEYER LLP                 | \$207.00    | 0        | 0624211 | Center Parkway North ROW May20 |
| 06/24/2021 | 291171    | P    | 11576   | MERCER (US) INC                         | \$7,083.33  | 0        | 0624211 | CONSULTING SERVICES FOR MAY 20 |
| 06/24/2021 | 291172    | P    | 10358   | MOON SECURITY SERVICES INC              | \$476.58    | 0        | 0624211 | WWTF BURG & FIRE MONITORING AP |
| 06/24/2021 | 291173    | P    | 11153   | JT AUTOMOTIVE PARTS, INC                | \$11.38     | 0        | 0624211 | CUT WHEEL/CLEAR P91638         |
| 06/24/2021 | 291174    | P    | 11153   | JT AUTOMOTIVE PARTS, INC                | \$1,683.55  | 0        | 0624211 | WW BLADES VEH#3336 WO#62635    |
| 06/24/2021 | 291175    | P    | 30088   | NCR PAYMENT SOLUTIONS CORPORATION       | \$5,356.59  | 0        | 0624211 | MERCHANT SERVICE CHARGES MAY 2 |
| 06/24/2021 | 291176    | P    | 30271   | NORTH TECH EQUIPMENT REPAIR, LLC        | \$12.17     | 0        | 0624211 | INV CORRECTION-TAX ONLY FOR TW |
| 06/24/2021 | 291177    | P    | 10476   | PAINTMASTER SERVICES INC                | \$330.00    | 0        | 0624211 | Wayfinding Sealant for Panels  |
| 06/24/2021 | 291178    | P    | 10027   | THE PAPE' GROUP                         | \$487.89    | 0        | 0624211 | REPLACE PINS VEH#7151 WO#62558 |
| 06/24/2021 | 291179    | P    | 31206   | CI - PW LLC                             | \$73.13     | 0        | 0624211 | Bottled Water-May              |
| 06/24/2021 | 291180    | P    | 11026   | POCKETINET COMMUNICATIONS INC           | \$770.00    | 0        | 0624211 | INTERNET SERVICES - 07/01-07/3 |
| 06/24/2021 | 291181    | P    | 11246   | PRECISE MRM LLC                         | \$3,258.00  | 0        | 0624211 | SMB FLAT DATA PLAN US WITH NAF |
| 06/24/2021 | 291182    | P    | 30466   | RACOM CORPORATION                       | \$1,977.36  | 0        | 0624211 | FD RADIO EQUIPMENT ST 73 & 75  |
| 06/24/2021 | 291183    | P    | 10047   | R.D. OFFUTT COMPANY                     | \$223.63    | 0        | 0624211 | ARM,WHEEL KIT VEH#6631 WO#6244 |
| 06/24/2021 | 291184    | P    | 10647   | RIVER CITY TOWING INC                   | \$572.31    | 0        | 0624211 | TOW CHARGE                     |
| 06/24/2021 | 291185    | P    | 31492   | RJ LEE GROUP INC                        | \$1,180.00  | 0        | 0624211 | WATER SAMPLING ANALYSIS        |
| 06/24/2021 | 291186    | P    | 30493   | PATTY ROE                               | \$61.34     | 0        | 0624211 | SENIOR PICNIC PLANNING MEETING |
| 06/24/2021 | 291187    | P    | 10649   | SNAP ON INCORPORATED                    | \$269.99    | 0        | 0624211 | LITE DUTY HAMMER SET           |
| 06/24/2021 | 291188    | P    | 30027   | SEATTLE SEWING SOLUTIONS INC            | \$451.23    | 0        | 0624211 | Jacket - Sleiman               |
| 06/24/2021 | 291189    | P    | 30894   | STERLING INFOSYSTEMS, INC               | \$238.66    | 0        | 0624211 | 05/01/2021 - 05/31/2021 BACKGR |
| 06/24/2021 | 291190    | P    | 11195   | STRATEGIC GOVERNMENT RESOURCES INC      | \$10,272.53 | 0        | 0624211 | DEPUTY FIRE CHIEF RECRUITMENT  |
| 06/24/2021 | 291191    | P    | 10900   | SUNBELT RENTALS INC                     | \$204.83    | 0        | 0624211 | VERTICAL MAST LIGHT TOWER TL21 |
| 06/24/2021 | 291192    | P    | 10481   | WEST PUBLISHING CORPORATION             | \$2,398.01  | 0        | 0624211 | WEST INFORMATION CHARGES-MAY 2 |
| 06/24/2021 | 291193    | P    | 31311   | TMG SERVICES INC                        | \$291.18    | 0        | 0624211 | SPARE PART SET DLTA 1608 PCE C |
| 06/24/2021 | 291194    | P    | 31535   | TUCCI ENERGY LLC                        | \$715.25    | 0        | 0624211 | REFUND-HYDRANT METER #339      |
| 06/24/2021 | 291195    | P    | 10302   | UNIVAR USA INC                          | \$2,427.21  | 0        | 0624211 | PRAESTOL 2515TR BAG QTY 10 WTP |

# Accounts Payable Checks

6/1/2021 - 6/30/2021

| CHECK DATE | CHECK NBR | VOID | VENDOR# | EMP VENDOR NAME                          | CHECK AMT    | VOID AMT | WARRANT | COMMENT                        |
|------------|-----------|------|---------|------------------------------------------|--------------|----------|---------|--------------------------------|
| 06/24/2021 | 291196    | P    | 31541   | VAG USA LLC                              | \$2,361.08   | 0        | 0624211 | 18" CHECK VALVE SEAL KITS      |
| 06/24/2021 | 291197    | P    | 11802   | TRI CITIES VISITOR & CONVENTION BUREAU   | \$67,271.49  | 0        | 0624211 | SPECIAL LODGING ACCESS MAY 202 |
| 06/24/2021 | 291198    | P    | 10974   | WARD DIESEL FILTER SYSTEMS               | \$2,201.79   | 0        | 0624211 | WARD DIESEL DIVERTER BOX VEH#5 |
| 06/24/2021 | 291199    | P    | 10140   | WASHINGTON STATE PATROL                  | \$55.00      | 0        | 0624211 | BACKGROUND CHECKS              |
| 06/24/2021 | 291200    | P    | 10059   | WESTERN STATES EQUIPMENT COMPANY         | \$963.89     | 0        | 0624211 | WESTERN STATES REPAIRS VEH#713 |
| 06/24/2021 | 291201    | P    | 31218   | WHECO CORPORATION                        | \$6,678.40   | 0        | 0624211 | WHECO BODY SHOP REPAIRS VEH#25 |
| 06/24/2021 | 291202    | P    | 10194   | XEROX CORPORATION                        | \$1,502.06   | 0        | 0624211 | 3TX-411130 MAY 2021 COPIER CHA |
| 06/25/2021 | 291203    | P    | 10838   | GRIGG ENTERPRISES INC                    | \$176.22     | 0        | 0625211 | LOBBY BROOM /DUSTPAN/DUSTER    |
| 06/25/2021 | 291204    | P    | 10631   | ADVANCED TRAFFIC PRODUCTS INC            | \$8,821.18   | 0        | 0625211 | SWIFT/SR 240 INTERSECTION IMPR |
| 06/25/2021 | 291205    | P    | 10249   | ALL DOORS                                | \$59.74      | 0        | 0625211 | ROLL UP - COLUMBIA PLAYFIELD - |
| 06/25/2021 | 291206    | P    | 31508   | APPLIED CONCEPTS INC                     | \$4,326.08   | 0        | 0625211 | STALKER RADAR FOR EXPANDED PRO |
| 06/25/2021 | 291207    | P    | 10670   | ARROW CONSTRUCTION SUPPLY INC            | \$167.61     | 0        | 0625211 | CRAFCO DETACK 5 GA PAIL QTY 2P |
| 06/25/2021 | 291208    | P    | 999000  | AUREF                                    | \$0.30       | 0        | 0625211 | 624 BERKSHIRE ST               |
| 06/25/2021 | 291209    | P    | 999000  | AUREF                                    | \$154.43     | 0        | 0625211 | 1930 GEORGE WASHINGTON WAY 219 |
| 06/25/2021 | 291210    | P    | 999000  | AUREF                                    | \$56.84      | 0        | 0625211 | 2262 COPPERCREEK ST            |
| 06/25/2021 | 291211    | P    | 999000  | AUREF                                    | \$0.27       | 0        | 0625211 | 1008 SNOW AVE                  |
| 06/25/2021 | 291212    | P    | 999000  | AUREF                                    | \$107.11     | 0        | 0625211 | 227 UNIVERSITY DR Apt 304      |
| 06/25/2021 | 291213    | P    | 999000  | AUREF                                    | \$3.51       | 0        | 0625211 | 2609 WILLOWBROOK AVE           |
| 06/25/2021 | 291214    | P    | 999000  | AUREF                                    | \$145.06     | 0        | 0625211 | 250 GAGE BLVD 4088             |
| 06/25/2021 | 291215    | P    | 999000  | AUREF                                    | \$57.30      | 0        | 0625211 | 2513 DUPORTAIL ST Apt 326      |
| 06/25/2021 | 291216    | P    | 10281   | BENTON COUNTY                            | \$89,939.51  | 0        | 0625211 | CUSTODY COSTS MAY 2021         |
| 06/25/2021 | 291217    | P    | 10240   | CENTRAL HOSE & FITTINGS INC              | \$16.59      | 0        | 0625211 | 1/4" BR ML HYD QD QTY 2 P93003 |
| 06/25/2021 | 291218    | P    | 31289   | COMMUNICATIONS INTERNATIONAL INC.        | \$152,933.28 | 0        | 0625211 | FD RADIOS                      |
| 06/25/2021 | 291219    | P    | 10034   | CONSOLIDATED ELECTRICAL DISTRIBUTORS INC | \$709.16     | 0        | 0625211 | LIGHT SHIELDS                  |
| 06/25/2021 | 291220    | P    | 31537   | D'ALESSANDRO, CARLO                      | \$110.00     | 0        | 0625211 | PE LICENSE REIMBURSEMENT-CARLO |
| 06/25/2021 | 291221    | P    | 31346   | DAMAR TOWING CORP                        | \$627.17     | 0        | 0625211 | TOWING VEH#3292 WO#62674       |
| 06/25/2021 | 291222    | P    | 11445   | DAY MANAGEMENT CORPORATION               | \$2,499.88   | 0        | 0625211 | ANTENNA INSTALLATION           |
| 06/25/2021 | 291223    | P    | 12481   | DYNAMIC RECRUITING LLC                   | \$18,150.00  | 0        | 0625211 | RECRUITING SERVICES: C D'ALESS |
| 06/25/2021 | 291224    | P    | 11333   | ENVISIONWARE INC                         | \$5,677.61   | 0        | 0625211 | STANDALONE SELF-CHECK KIOSK    |
| 06/25/2021 | 291225    | P    | 10289   | FIELD INSTRUMENTS & CONTROLS INC         | \$272.48     | 0        | 0625211 | PULS 95-WATT POWER SUPPLY FOR  |

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|------------|-----------|------|---------|----------------------------------|-------------|----------|----------|--------------------------------|
| 06/25/2021 | 291226    | P    | 10046   | HD FOWLER CO                     | \$791.47    | 0        | 0625211  | 12"X20' ADS DUAL WALL PERF PIP |
| 06/25/2021 | 291227    | P    | 10496   | ITRON INC                        | \$58,477.81 | 0        | 0625211  | C69-20 AMI INSTALLATION & DEPL |
| 06/25/2021 | 291228    | P    | 11657   | JOYCE ZIKER PARKINSON PLLC       | \$600.00    | 0        | 0625211  | LANDFILL CONTAMINATION - WORK  |
| 06/25/2021 | 291229    | P    | 31459   | KPFF INC                         | \$6,958.87  | 0        | 0625211  | ISLAND VIEW TO VISTA FIELD TRA |
| 06/25/2021 | 291230    | P    | 10298   | LN CURTIS & SONS                 | \$1,176.03  | 0        | 0625211  | CREDIT BLITZFIRE MONITOR PACKA |
| 06/25/2021 | 291231    | P    | 10358   | MOON SECURITY SERVICES INC       | \$27.16     | 0        | 0625211  | TEGRIS FILING FEE, 6-1-21 ANNL |
| 06/25/2021 | 291232    | P    | 10942   | MUNICIPAL EMERGENCY SERVICES INC | \$1,256.50  | 0        | 0625211  | FD - Replacement Hose Order    |
| 06/25/2021 | 291233    | P    | 10472   | OCLC INC                         | \$1,050.56  | 0        | 0625211  | CATALOGING METADATA ILL 7/1/20 |
| 06/25/2021 | 291234    | P    | 10879   | PREMIER LANDSCAPING & DESIGN     | \$2,089.60  | 0        | 0625211  | C205-20/Howard Amon Wader Pool |
| 06/25/2021 | 291235    | P    | 31380   | REISS-LANDREAU RESEARCH LLC      | \$5,732.00  | 0        | 0625211  | CENTER PARKWAY SOUTH-ARCHAEOLO |
| 06/25/2021 | 291236    | P    | 11012   | RH2 ENGINEERING INC              | \$7,850.47  | 0        | 0625211  | WWTP STANDBY GEN REPLCMT-CNST  |
| 06/25/2021 | 291237    | P    | 31203   | SOUTH RICHLAND COMMUNITIES LLC   | \$1,238.35  | 0        | 0625211  | 2250 DALLAS RD REFUND INV 2021 |
| 06/25/2021 | 291238    | P    | 12160   | TYLER TECHNOLOGIES, INC          | \$7,700.00  | 0        | 0625211  | EG IC AND PM CHARGES MAY       |
| 06/25/2021 | 291239    | P    | 10140   | WASHINGTON STATE PATROL          | \$600.00    | 0        | 0625211  | ACCESS USER FEE 2ND QTR 2021   |
| 06/28/2021 | 291240    | P    | 10167   | MIKE CASE                        | \$160.69    | 0        | 062821PP | NON COVERED RX MISSED IN MAY   |
| 06/30/2021 | 291241    | P    | 10838   | GRIGG ENTERPRISES INC            | \$123.50    | 0        | 0630211  | CODY - GORILLA TAPE            |
| 06/30/2021 | 291242    | P    | 10644   | ANIXTER INC                      | \$3,709.78  | 0        | 0630211  | Switch and Deadends            |
| 06/30/2021 | 291243    | P    | 10670   | ARROW CONSTRUCTION SUPPLY INC    | \$40.20     | 0        | 0630211  | PHOTO EYE VEH#6645 WO#62688    |
| 06/30/2021 | 291244    | P    | 12435   | ASPECT CONSULTING, LLC           | \$19,378.75 | 0        | 0630211  | 183-19 COL PRK TRL-LESLIE STOR |
| 06/30/2021 | 291245    | P    | 10008   | BENTON PUD                       | \$1,661.69  | 0        | 0630211  | C-SC157A PRE-NOTIFICATION SERV |
| 06/30/2021 | 291246    | P    | 11608   | THERMO KING NORTHWEST, INC       | \$584.21    | 0        | 0630211  | SHAFT VEH#7136 WO#62617        |
| 06/30/2021 | 291247    | P    | 10026   | CASCADE NATURAL GAS CORP         | \$2,128.58  | 0        | 0630211  | CITY HALL - GAS BILL - JUNE    |
| 06/30/2021 | 291248    | P    | 10841   | CASELLE INC                      | \$169.33    | 0        | 0630211  | CASELLE CONTRACT SUPPORT 7/1/2 |
| 06/30/2021 | 291249    | P    | 10240   | CENTRAL HOSE & FITTINGS INC      | \$205.25    | 0        | 0630211  | HOSE WRAP VEH#3336 WO#62691    |
| 06/30/2021 | 291250    | P    | 30116   | CHRISTENSEN, INC.                | \$406.16    | 0        | 0630211  | NOZZLE FOR DEF TANK AT SHOPS   |
| 06/30/2021 | 291251    | P    | 10261   | CITY OF RICHLAND                 | \$1,147.00  | 0        | 0630211  | 21-022 FLORENCE POLICE LEADERS |
| 06/30/2021 | 291252    | P    | 10261   | CITY OF RICHLAND                 | \$1,900.00  | 0        | 0630211  | HP REBATE - 1925 FOREST        |
| 06/30/2021 | 291253    | P    | 10519   | CITY VIEW MINI STORAGE           | \$100.00    | 0        | 0630211  | STORAGE UNIT FEE JULY 2021     |
| 06/30/2021 | 291254    | P    | 11516   | COLEMAN OIL COMPANY              | \$19,989.91 | 0        | 0630211  | WEEKLY CAR LOCK FUEL 6/20-6/27 |
| 06/30/2021 | 291255    | P    | 10470   | COMMERCIAL TIRE INC              | \$11,857.27 | 0        | 0630211  | TIRES VEH#3359 WO#62689        |
| 06/30/2021 | 291256    | P    | 12380   | CONLEY ENGINEERING INC           | \$731.50    | 0        | 0630211  | SEWER LIFT STN ON-SITE REVIEWS |

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|------------|-----------|------|---------|--------------------------------------------------|--------------|----------|---------|--------------------------------|
| 06/30/2021 | 291257    | P    | 10034   | CONSOLIDATED ELECTRICAL DISTRIBUTORS INC         | \$2,391.84   | 0        | 0630211 | STATION 74 - ELECTRICAL PARTS  |
| 06/30/2021 | 291258    | P    | 11526   | CORWIN OF PASCO LLC                              | \$1,604.93   | 0        | 0630211 | CAMSHAFT POSITION SENSOR VEH#2 |
| 06/30/2021 | 291259    | P    | 11663   | D&D TELECOMMUNICATION PROPERTIES LLC             | \$782.87     | 0        | 0630211 | JULY 2021 INSPIRATION POINT    |
| 06/30/2021 | 291260    | P    | 10453   | DELTA HEATING & COOLING INC                      | \$10,814.68  | 0        | 0630211 | HP LOAN - 1925 FOREST          |
| 06/30/2021 | 291261    | P    | 11391   | DESERT GREEN TURF INC                            | \$543.72     | 0        | 0630211 | WISER FIELD - LACROSSE TEAM TO |
| 06/30/2021 | 291262    | P    | 31546   | DOLLAR TREE                                      | \$986.00     | 0        | 0630211 | COMMERCIAL LIGHTING - 87 COLUM |
| 06/30/2021 | 291263    | P    | 10801   | DOMESTIC VIOLENCE SVCS OF BNTN & FRNKLN COUNTIES | \$888.50     | 0        | 0630211 | DOMESTIC VIOLENCE ADVOCACY SER |
| 06/30/2021 | 291264    | P    | 11115   | ELECTRIC POWER SYSTEMS INC                       | \$5,489.25   | 0        | 0630211 | CONTRACT #28-20; Gateway Subst |
| 06/30/2021 | 291265    | P    | 11044   | EWING IRRIGATION PRODUCTS INC                    | \$4,889.30   | 0        | 0630211 | IRR - BADGER PLAYFIELD IRR TIM |
| 06/30/2021 | 291266    | P    | 10044   | FARMERS EXCHANGE                                 | \$6,524.14   | 0        | 0630211 | STOCK - EDGER BLADES - WRONG O |
| 06/30/2021 | 291267    | P    | 31170   | HIS DIME, LLC                                    | \$339.48     | 0        | 0630211 | DECALS VEH#2532 WO#62673, 2494 |
| 06/30/2021 | 291268    | P    | 10315   | FERGUSON US HOLDINGS INC                         | \$1,175.00   | 0        | 0630211 | COLUMBIA PLAYFIELD - DRINKING  |
| 06/30/2021 | 291269    | P    | 11011   | FINLEY BUTTES-LIMITED PARTNERSHIP                | \$455.76     | 0        | 0630211 | LANDFILL TIRE DISPOSAL-MAY 202 |
| 06/30/2021 | 291270    | P    | 10184   | FISHER SCIENTIFIC CO                             | \$1,141.93   | 0        | 0630211 | KC Gloves                      |
| 06/30/2021 | 291271    | P    | 30375   | DREW FLORENCE                                    | \$27.45      | 0        | 0630211 | 21-022 FLORENCE POLICE LEADERS |
| 06/30/2021 | 291272    | P    | 30909   | FREEDOM EQUIPMENT RENTALS                        | \$212.21     | 0        | 0630211 | DROLLINGER PHASE II - DIESEL F |
| 06/30/2021 | 291273    | P    | 10369   | G & R AG PRODUCTS INC                            | \$1,063.33   | 0        | 0630211 | PUMP VEH#6614 WO#62653         |
| 06/30/2021 | 291274    | P    | 11585   | GALLS, LLC                                       | \$401.34     | 0        | 0630211 | Neher Class B pants and short  |
| 06/30/2021 | 291275    | P    | 10050   | GENERAL PACIFIC INC                              | \$166,394.75 | 0        | 0630211 | Switchgear                     |
| 06/30/2021 | 291276    | P    | 11410   | GENUINE AUTO GLASS OF TRI CITIES                 | \$437.83     | 0        | 0630211 | WINDSHIELD INSTALLATION VEH#24 |
| 06/30/2021 | 291277    | P    | 11665   | GTP INVESTMENTS LLC                              | \$2,969.23   | 0        | 0630211 | BADGER MTN RADIO SITE JULY 202 |
| 06/30/2021 | 291278    | P    | 11313   | HAYDEN HOMES                                     | \$4,732.00   | 0        | 0630211 | 639 MARYSVILLE CANCELED PERMIT |
| 06/30/2021 | 291279    | P    | 31374   | IMPERIOUS TECHNOLOGY INC                         | \$5,800.00   | 0        | 0630211 | SCADA DNP SOFTWARE UPGRADES QU |
| 06/30/2021 | 291280    | P    | 10496   | ITRON INC                                        | \$112,906.94 | 0        | 0630211 | C69-20 AMI INSTALLATION & DEPL |
| 06/30/2021 | 291281    | P    | 10063   | JACOBS & RHODES INC                              | \$11,068.01  | 0        | 0630211 | HP LOAN - 390 WRIGHT           |
| 06/30/2021 | 291282    | P    | 11667   | KENWORTH SALES COMPANY                           | \$804.49     | 0        | 0630211 | EXHAUST PIPE VEH#5036 WO#62575 |
| 06/30/2021 | 291283    | P    | 10219   | LES SCHWAB TIRE CENTERS OF WASHINGTON INC        | \$119.45     | 0        | 0630211 | ALIGNMENT VEH#1380 WO#62640    |
| 06/30/2021 | 291284    | P    | 10319   | LIFE INSURANCE COMPANY OF NORTH AMERICA          | \$29,877.99  | 0        | 0630211 | June 2021 Optional Life        |

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|------------|-----------|------|---------|---------------------------------------------------|-------------|----------|---------|---------------------------------|
| 06/30/2021 | 291285    | P    | 10384   | M CAMPBELL & COMPANY INC                          | \$1,000.00  | 0        | 0630211 | HP REBATE - 114 SOMERSET        |
| 06/30/2021 | 291286    | P    | 10624   | MACKAY & SPOSITO INC                              | \$4,658.75  | 0        | 0630211 | Shoreline Stabilz & Col. Pt. M  |
| 06/30/2021 | 291287    | P    | 10093   | MCCURLEY INTEGRITY DEALERSHIPS, LLC               | \$46.10     | 0        | 0630211 | FILTER VEH#2362 WO#62567        |
| 06/30/2021 | 291288    | P    | 11428   | MIGHTY JOHNS PORTABLE TOILET & SEPTIC SERVICE INC | \$763.00    | 0        | 0630211 | SKATE PARK - PORT-A-POTTY RENT  |
| 06/30/2021 | 291289    | P    | 10143   | MOBILE FLEET SERVICE INC                          | \$7,258.10  | 0        | 0630211 | PAINT,BODY AND FENDER REPAIR V  |
| 06/30/2021 | 291290    | P    | 10083   | MONARCH MACHINE & TOOL CO INC                     | \$517.04    | 0        | 0630211 | GALV GRIP STRUT RAILS VEH#4101  |
| 06/30/2021 | 291291    | P    | 10358   | MOON SECURITY SERVICES INC                        | \$675.49    | 0        | 0630211 | MULTIPLE FACILITIES - FIRE MON  |
| 06/30/2021 | 291292    | P    | 12469   | MORNINGSTAR INC                                   | \$5,222.00  | 0        | 0630211 | MORNINGSTAR INVEST RESEARCH RE  |
| 06/30/2021 | 291293    | P    | 11153   | JT AUTOMOTIVE PARTS, INC                          | \$1,406.90  | 0        | 0630211 | FILTERS, OIL VEH#0030 WO#62638  |
| 06/30/2021 | 291294    | P    | 10263   | NORCO INC                                         | \$11,072.77 | 0        | 0630211 | GLOVES                          |
| 06/30/2021 | 291295    | P    | 30273   | NORTHWEST EQUIPMENT SALES, INC                    | \$1,142.68  | 0        | 0630211 | FILTER, LUBE SPINS VEH#3341 WO  |
| 06/30/2021 | 291296    | P    | 10972   | LAKEYLAND INC                                     | \$71.33     | 0        | 0630211 | HAN - NWSC TRIM & LEG REPAIR    |
| 06/30/2021 | 291297    | P    | 31490   | NW TEL LLC                                        | \$4,708.15  | 0        | 0630211 | FIBER BUILD- 2444 ROBERTSON DR  |
| 06/30/2021 | 291298    | P    | 10357   | OXARC INC                                         | \$343.99    | 0        | 0630211 | WELDING - ARGON, STARGON        |
| 06/30/2021 | 291299    | P    | 10918   | PALLIS POOL & PATIO                               | \$5,549.33  | 0        | 0630211 | PROUT POOL - CHEMICALS          |
| 06/30/2021 | 291300    | P    | 10027   | THE PAPE' GROUP                                   | \$3,931.71  | 0        | 0630211 | BRACKET, LINK VEH#7153 WO#62607 |
| 06/30/2021 | 291301    | P    | 30428   | PAUL PARDINI                                      | \$102.00    | 0        | 0630211 | PARDINI - CDL REIMBURSEMENT     |
| 06/30/2021 | 291302    | P    | 12238   | REXEL USA, INC                                    | \$150.14    | 0        | 0630211 | HOWARD AMON - ELECTRICAL COVER  |
| 06/30/2021 | 291303    | P    | 10727   | PNCWA - YAKIMA VALLEY SECTION                     | \$100.00    | 0        | 0630211 | 2021 MMBR DUES PNCWA YAKIMA (1  |
| 06/30/2021 | 291304    | P    | 12439   | PRO CUT CONCRETE CUTTING AND BREAKING INC         | \$552.47    | 0        | 0630211 | SAW CUT CONCRETE SLAB @ WASHOU  |
| 06/30/2021 | 291305    | P    | 10101   | PUBLIC POWER COUNCIL                              | \$360.00    | 0        | 0630211 | HEALTHLINES NEWSLETTER 07/2021  |
| 06/30/2021 | 291306    | P    | 10047   | R.D. OFFUTT COMPANY                               | \$1,769.83  | 0        | 0630211 | RETURN DUPLICATE FILTER VEH#71  |
| 06/30/2021 | 291307    | P    | 31380   | REISS-LANDREAU RESEARCH LLC                       | \$5,689.76  | 0        | 0630211 | CPT EAST IMPRV-CULTURAL MONITO  |
| 06/30/2021 | 291308    | P    | 11012   | RH2 ENGINEERING INC                               | \$1,834.52  | 0        | 0630211 | CENTER PARKWAY SOUTH-ENVIRONME  |
| 06/30/2021 | 291309    | P    | 11488   | RWC INTERNATIONAL LTD                             | \$168.19    | 0        | 0630211 | SENSOR SWITCH VEH#5042 WO#6267  |
| 06/30/2021 | 291310    | P    | 11098   | SCHINDLER ELEVATOR CORPORATION                    | \$10,711.79 | 0        | 0630211 | CITY HALL - ANNUAL PREVENTATIV  |
| 06/30/2021 | 291311    | P    | 12384   | SILVERLINE ELECTRIC, LLC                          | \$11,822.91 | 0        | 0630211 | WWTF PUMP DISCONNECTS INSTALLA  |
| 06/30/2021 | 291312    | P    | 10440   | SOLID WASTE SYSTEMS INC                           | \$2,799.30  | 0        | 0630211 | LIMIT SWITCH ARM VEH#3359 WO#6  |
| 06/30/2021 | 291313    | P    | 30027   | SEATTLE SEWING SOLUTIONS INC                      | \$964.91    | 0        | 0630211 | Jumpsuits - Skinner             |
| 06/30/2021 | 291314    | P    | 10536   | SPRAGUE PEST SOLUTIONS                            | \$108.33    | 0        | 0630211 | STATION 72 - PEST CONTROL       |

# Accounts Payable Checks

6/1/2021 - 6/30/2021

| CHECK DATE | CHECK NBR | VOID | VENDOR# | EMP VENDOR NAME                             | CHECK AMT             | VOID AMT | WARRANT | COMMENT                        |
|------------|-----------|------|---------|---------------------------------------------|-----------------------|----------|---------|--------------------------------|
| 06/30/2021 | 291315    | P    | 10118   | STEEBER'S LOCK SERVICE                      | \$18.90               | 0        | 0630211 | DUPLICATE KEYS VEH#2358 WO#627 |
| 06/30/2021 | 291316    | P    | 12167   | SUMURI LLC                                  | \$14,999.00           | 0        | 0630211 | TALINO KA-901X FORENSIC WORKST |
| 06/30/2021 | 291317    | P    | 10961   | TACOMA SCREW PRODUCTS INC                   | \$89.71               | 0        | 0630211 | BOLTS VEH#3358 WO#62398        |
| 06/30/2021 | 291318    | P    | 30086   | TELEFLEX LLC                                | \$1,224.21            | 0        | 0630211 | 45MM NEEDLES 5 BOXES, EZ STABI |
| 06/30/2021 | 291319    | P    | 10395   | TOTAL ENERGY MANAGEMENT INC                 | \$8,886.80            | 0        | 0630211 | HP REBATE - 602 CARNER CT E    |
| 06/30/2021 | 291320    | P    | 10187   | TRANS UNION LLC                             | \$73.29               | 0        | 0630211 | CREDIT REPORT - MAY FEE        |
| 06/30/2021 | 291321    | P    | 11175   | TYNDALE ENTERPRISES INC                     | \$1,870.66            | 0        | 0630211 | 2021 FR CLOTHING PER SEATTLE C |
| 06/30/2021 | 291322    | P    | 10512   | US BANK N A                                 | \$285.00              | 0        | 0630211 | MAY 2021 POOLED INVESTMENT CUS |
| 06/30/2021 | 291323    | P    | 31326   | E SOURCE COMPANIES LLC                      | \$31,430.00           | 0        | 0630211 | C95-19 SMART GRID PROGRAM MANA |
| 06/30/2021 | 291324    | P    | 31196   | VINCENT BROTHERS LLP                        | \$26,895.12           | 0        | 0630211 | WTP FACADE REPLACMT-62-20-REL  |
| 06/30/2021 | 291325    | P    | 11161   | WANCO                                       | \$1,748.00            | 0        | 0630211 | ACTUATOR VEH#3348 WO#62637     |
| 06/30/2021 | 291326    | P    | 10140   | WASHINGTON STATE PATROL                     | \$3,000.00            | 0        | 0630211 | ACCESS USER FEE - 2ND QTR      |
| 06/30/2021 | 291327    | P    | 11846   | WESTERN EQUIPMENT & IRRIGATION DISTRIBUTORS | \$100,571.18          | 0        | 0630211 | ONE USED 2020 TORO GROUNDMASTE |
| 06/30/2021 | 291328    | P    | 10267   | WSF, LLC                                    | \$658.94              | 0        | 0630211 | TUBE ASSY VEH#3315 WO#62700    |
| 06/30/2021 | 291329    | P    | 30939   | DOBBS HEAVY DUTY HOLDINGS LLC               | \$177.89              | 0        | 0630211 | WHEEL STUDS, NUTS VEH#3333 WO# |
| 06/30/2021 | 291330    | P    | 31545   | WOO'S TERIYAKI                              | \$1,400.00            | 0        | 0630211 | COMMERCIAL LIGHTING - 1379 GEO |
| 06/30/2021 | 291331    | P    | 10194   | XEROX CORPORATION                           | \$219.53              | 0        | 0630211 | XEROX LEASE: C8045H/8TB-338231 |
|            |           |      |         |                                             | <b>\$4,981,930.68</b> |          |         |                                |

## Accounts Payable Wires 6/1/2021 - 6/30/2021

| DATE       | WIRE # | WIRE AMT     | EMP VENDOR NAME                         | PURPOSE                        | WIRE ACH |
|------------|--------|--------------|-----------------------------------------|--------------------------------|----------|
| 06/01/2021 | 8587   | 514,261.29   | DEPARTMENT OF COMMERCE                  | WATER MAIN REPLACEMENT LOAN #P | W        |
| 06/02/2021 | 8600   | 289,587.03   | CIGNA HEALTH AND LIFE INSURANCE COMPANY | Medical Claims 5/24-5/30/21    | W        |
| 06/02/2021 | 8601   | 2,612.40     | 4MYBENEFITS, INC                        | June 2021 Admin Fees           | W        |
| 06/17/2021 | 8602   | 3,698.00     | MATRIX ABSENCE MANAGEMENT INC           | May 2021 Admin Fees            | W        |
| 06/01/2021 | 8609   | 1,154,955.63 | US BANK ST PAUL                         | DEBT SERVICE JUNE 1 2021       | W        |
| 06/01/2021 | 8610   | 1,100,000.00 | LGIP LOCAL GOVERNMENT INVESTMENT POOL   | PURCHASE LGIP #1920            | W        |
| 06/02/2021 | 8611   | 3,620.76     | PAYMENT PROCESSING INC                  | Landfill Merchant Services Fee | W        |
| 06/02/2021 | 8612   | 2,738.06     | PLANSOURCE BENEFITS ADMINISTRATION, INC | FSA deduction on 6/1/21        | W        |
| 06/02/2021 | 8613   | 25.29        | BANK OF AMERICA                         | Library Merchant Service Fees  | W        |
| 06/08/2021 | 8614   | 227,034.50   | CIGNA HEALTH AND LIFE INSURANCE COMPANY | MEDICAL CLAIMS 05/31/21-06/06/ | W        |
| 06/07/2021 | 8615   | 2,900,000.00 | LGIP LOCAL GOVERNMENT INVESTMENT POOL   | PURCHASE LGIP #1920            | W        |
| 06/09/2021 | 8616   | 341.25       | REHN & ASSOCIATES INC                   | October 2020 Admin Fee         | W        |
| 06/08/2021 | 8617   | 1,821.35     | PLANSOURCE BENEFITS ADMINISTRATION, INC | FSA deduction on 6/7/21        | W        |
| 06/11/2021 | 8618   | 64,651.58    | QBE INSURANCE CORPORATION               | May 2021 Stop Loss Premium     | W        |
| 06/11/2021 | 8619   | 16,467.85    | CIGNA HEALTH AND LIFE INSURANCE COMPANY | June 2021 Admin Fees           | W        |
| 06/11/2021 | 8620   | 378.00       | REHN & ASSOCIATES INC                   | May 2021 Admin Fees            | W        |
| 06/10/2021 | 8621   | 162,192.00   | NW INTERGOVERNMENTAL ENERGY SUPPLY      | TransAlta Purchase FY-2021-Aug | W        |
| 06/10/2021 | 8622   | 157,623.08   | RICHLAND GOLF MANAGEMENT CORPORATION    | CPGC Op Reimb - 05/21          | W        |
| 06/15/2021 | 8623   | 232,498.21   | CIGNA HEALTH AND LIFE INSURANCE COMPANY | Medical Claims 06/07/21-06/13/ | W        |
| 06/14/2021 | 8624   | 9,137.67     | VISION SERVICE PLAN (WA)                | Monthly Invoice June-21        | W        |
| 06/15/2021 | 8625   | 3,514.00     | WASHINGTON STATE TREASURER              | State Share of CPL             | W        |
| 06/15/2021 | 8626   | 1,836.13     | PLANSOURCE BENEFITS ADMINISTRATION, INC | FSA Deduction on 6/14/21       | W        |
| 06/16/2021 | 8627   | 2,000,000.00 | US BANK N A                             | FHLB #3130AMNQ1-1.10% (06/26)  | W        |
| 06/16/2021 | 8628   | 1,900,000.00 | LGIP LOCAL GOVERNMENT INVESTMENT POOL   | PURCHASE LGIP #1920            | W        |
| 06/28/2021 | 8629   | 360,133.78   | WA STATE DEPARTMENT OF REVENUE          | COMBINED EXCISE TAX-MAY 2021   | W        |
| 06/22/2021 | 8630   | 61,123.43    | MATRIX ABSENCE MANAGEMENT INC           | May 2021 Claims                | W        |
| 06/22/2021 | 8631   | 201,537.22   | CIGNA HEALTH AND LIFE INSURANCE COMPANY | Medical Claims 6/14-6/20/21    | W        |
| 06/25/2021 | 8632   | 122,420.59   | LEOFF HEALTH AND WELFARE TRUST          | July 2021 Premium              | W        |
| 06/25/2021 | 8633   | 64,526.77    | QBE INSURANCE CORPORATION               | June 2021 Stop Loss            | W        |



## Accounts Payable Wires 6/1/2021 - 6/30/2021

| DATE              | WIRE # | WIRE AMT               | EMP VENDOR NAME                         | PURPOSE                        | WIRE ACH |
|-------------------|--------|------------------------|-----------------------------------------|--------------------------------|----------|
| 06/25/2021        | 8634   | 120,784.75             | BANK OF AMERICA                         | MAY 2021 PCARD 471529000664316 | W        |
| 06/29/2021        | 8635   | 164,281.37             | CIGNA HEALTH AND LIFE INSURANCE COMPANY | Medical Claims 6/21-6/27/21    | W        |
| 06/29/2021        | 8636   | 737.93                 | PLANSOURCE BENEFITS ADMINISTRATION, INC | June 2021 Admin Fees           | W        |
| 06/21/2021        | 8639   | 30,743.32              | PAYMENTUS CORPORATION                   | Merchant Services Fees         | W        |
| 06/22/2021        | 8640   | 1,443.71               | PLANSOURCE BENEFITS ADMINISTRATION, INC | FSA deduction on 6/21/21       | W        |
| 06/24/2021        | 8641   | 28,790.40              | BONNEVILLE POWER ADMINISTRATION         | Badger Canyon - Reata (Scoping | W        |
| 06/28/2021        | 8642   | 2,916,071.00           | BONNEVILLE POWER ADMINISTRATION         | MAY21-PAT01-10089              | W        |
| 06/29/2021        | 8643   | 4,776.12               | PLANSOURCE BENEFITS ADMINISTRATION, INC | FSA deduction on 6/28/21       | W        |
| 06/30/2021        | 8644   | 512,599.54             | APOLLO INC                              | COLUMBIA PARK TRAIL-EAST - 334 | W        |
| 06/30/2021        | 8645   | 3,000,000.00           | LGIP LOCAL GOVERNMENT INVESTMENT POOL   | PURCHASE LGIP #1920            | W        |
| <b>TOTAL WIRE</b> |        | <b>\$18,338,964.01</b> |                                         |                                |          |

# Payroll Wires and ACH 6/1/2021 thru 6/30/2021

| Effective Date | WIRE/ACH | VENDOR | PAYEE                                           | AMOUNT                | comment |
|----------------|----------|--------|-------------------------------------------------|-----------------------|---------|
| 06/10/2021     | 12143    | 10231  | UNITED WAY OF BENTON & FRANKLIN COUNTIES        | \$266.54              |         |
| 06/10/2021     | 12144    | 10286  | WA STATE DEPT OF RETIREMENT SYSTEMS             | \$336,981.16          |         |
| 06/10/2021     | 12145    | 10348  | ICMA                                            | \$188,001.74          |         |
| 06/10/2021     | 12146    | 10460  | STATE OF WASHINGTON EMPLOYMENT SECURITY DEPT    | \$7,520.55            |         |
| 06/10/2021     | 12147    | 10573  | REHN & ASSOCIATES INC                           | \$25,687.50           |         |
| 06/10/2021     | 12148    | 10646  | INTERNATIONAL ASSN OF FIRE FIGHTERS             | \$7,680.39            |         |
| 06/10/2021     | 12149    | 10696  | UNITED STATES TREASURY                          | \$373,265.19          |         |
| 06/10/2021     | 12150    | 10698  | RICHLAND POLICE GUILD                           | \$8,411.00            |         |
| 06/10/2021     | 12151    | 10699  | IUOE LOCAL #280                                 | \$7,160.75            |         |
| 06/10/2021     | 12152    | 10700  | INTERNATIONAL BROTHERHOOD OF ELECTRICAL WORKERS | \$4,040.65            |         |
| 06/10/2021     | 12153    | 10701  | SOUTHEAST WASHINGTON TELECOMMUNICATORS GUILD    | \$1,030.77            |         |
| 06/10/2021     | 12154    | 10702  | DIVISION OF CHILD SUPPORT                       | \$4,784.06            |         |
| 06/10/2021     | 12155    | 10736  | CITY OF RICHLAND                                | \$6,128.24            |         |
| 06/10/2021     | 12156    | 10782  | CITY OF RICHLAND DEPENDENT CARE RE              | \$1,279.47            |         |
| 06/10/2021     | 12157    | 10783  | CITY OF RICHLAND MEDICAL DENTAL VISION          | \$541,275.70          |         |
| 06/10/2021     | 12158    | 10784  | CITY OF RICHLAND UNEMPLOYMENT                   | \$2,823.44            |         |
| 06/10/2021     | 12159    | 10785  | CITY OF RICHLAND WORKER'S COMPENSA              | \$26,393.30           |         |
| 06/10/2021     | 12160    | 10786  | CITY OF RICHLAND CIGNA DISABILITY               | \$5,812.91            |         |
| 06/10/2021     | 12161    | 10787  | CITY OF RICHLAND CIGNA LIFE                     | \$10,371.60           |         |
| 06/10/2021     | 12162    | 10788  | CITY OF RICHLAND CIGNA OPTIONAL AD              | \$2,336.95            |         |
| 06/10/2021     | 12163    | 10789  | CITY OF RICHLAND CIGNA BASIC AD&D               | \$1,795.61            |         |
| 06/10/2021     | 12164    | 10790  | CITY OF RICHLAND CIGNA DEPENDENT L              | \$167.20              |         |
| 06/10/2021     | 12165    | 10791  | CITY OF RICHLAND ER POST RETIREMENT             | \$74,304.00           |         |
| 06/10/2021     | 12166    | 10792  | CITY OF RICHLAND ER MEDICAL INS PR              | \$28,896.00           |         |
| 06/10/2021     | 12167    | 10984  | NATIONWIDE RETIREMENT SOLUTIONS                 | \$33,822.41           |         |
|                |          |        | <b>EFFECTIVE DATE TOTAL</b>                     | <b>\$1,700,237.13</b> |         |
| 06/24/2021     | 12168    | 10231  | UNITED WAY OF BENTON & FRANKLIN COUNTIES        | \$266.54              |         |
| 06/24/2021     | 12169    | 10286  | WA STATE DEPT OF RETIREMENT SYSTEMS             | \$330,360.62          |         |
| 06/24/2021     | 12170    | 10348  | ICMA                                            | \$187,032.45          |         |
| 06/24/2021     | 12171    | 10460  | STATE OF WASHINGTON EMPLOYMENT SECURITY DEPT    | \$7,395.41            |         |
| 06/24/2021     | 12172    | 10646  | INTERNATIONAL ASSN OF FIRE FIGHTERS             | \$7,680.39            |         |
| 06/24/2021     | 12173    | 10696  | UNITED STATES TREASURY                          | \$362,482.06          |         |
| 06/24/2021     | 12174    | 10701  | SOUTHEAST WASHINGTON TELECOMMUNICATORS GUILD    | \$1,030.77            |         |
| 06/24/2021     | 12175    | 10702  | DIVISION OF CHILD SUPPORT                       | \$4,784.06            |         |
| 06/24/2021     | 12176    | 10736  | CITY OF RICHLAND                                | \$6,218.30            |         |

# Payroll Wires and ACH 6/1/2021 thru 6/30/2021

| Effective Date | WIRE/ACH | VENDOR | PAYEE                                              | AMOUNT                | comment |
|----------------|----------|--------|----------------------------------------------------|-----------------------|---------|
| 06/24/2021     | 12177    | 10782  | CITY OF RICHLAND DEPENDENT CARE RE                 | \$1,696.14            |         |
| 06/24/2021     | 12178    | 10783  | CITY OF RICHLAND MEDICAL DENTAL VISION             | \$472,704.84          |         |
| 06/24/2021     | 12179    | 10784  | CITY OF RICHLAND UNEMPLOYMENT                      | \$2,759.96            |         |
| 06/24/2021     | 12180    | 10785  | CITY OF RICHLAND WORKER'S COMPENSA                 | \$34,136.54           |         |
| 06/24/2021     | 12181    | 10786  | CITY OF RICHLAND CIGNA DISABILITY                  | \$5,761.47            |         |
| 06/24/2021     | 12182    | 10984  | NATIONWIDE RETIREMENT SOLUTIONS                    | \$33,537.55           |         |
| 06/24/2021     | 12183    | 31408  | AMERICAN FAMILY LIFE ASSURANCE COMPANY OF COLUMBUS | \$4,116.38            |         |
| 06/24/2021     | 12184    | 31409  | NATIONWIDE                                         | \$95.49               |         |
| 06/24/2021     | 12185    | 31410  | ARAG                                               | \$605.25              |         |
| 06/24/2021     | 12186    | 31411  | ALLSTATE                                           | \$635.00              |         |
|                |          |        | <b>EFFECTIVE DATE TOTAL</b>                        | <b>\$1,463,299.22</b> |         |
| 06/30/2021     | 12187    | 10696  | UNITED STATES TREASURY                             | \$976.43              |         |
|                |          |        | <b>EFFECTIVE DATE TOTAL</b>                        | <b>\$976.43</b>       |         |
| <b>Total</b>   |          |        | <b>WIRE TOTAL FOR SELECTED TIME PERIOD</b>         | <b>\$3,164,512.78</b> |         |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 179811   |      | 0    |          | \$2107.73 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179812   |      | 0    |          | \$967.99  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179813   |      | 0    |          | \$2226.43 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179814   |      | 0    |          | \$1389.98 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179815   |      | 0    |          | \$1908.34 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179816   |      | 0    |          | \$1.35    | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179817   |      | 0    |          | \$4085.18 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179818   |      | 0    |          | \$2222.03 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179819   |      | 0    |          | \$1425.98 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179820   |      | 0    |          | \$1949.08 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179821   |      | 0    |          | \$1752.86 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179822   |      | 0    |          | \$1595.60 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179823   |      | 0    |          | \$1264.27 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179824   |      | 0    |          | \$3735.44 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179825   |      | 0    |          | \$2276.11 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179826   |      | 0    |          | \$9548.13 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179827   |      | 0    |          | \$3671.24 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179828   |      | 0    |          | \$1769.41 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179829   |      | 0    |          | \$1800.84 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179830   |      | 0    |          | \$1111.07 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179831   |      | 0    |          | \$1758.63 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179832   |      | 0    |          | \$1236.41 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179833   |      | 0    |          | \$940.15  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179834   |      | 0    |          | \$1166.00 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179835   |      | 0    |          | \$1134.45 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179836   |      | 0    |          | \$1807.67 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179837   |      | 0    |          | \$1310.90 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179838   |      | 0    |          | \$1459.75 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179839   |      | 0    |          | \$2450.12 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 179840   |      | 0    |          | \$1194.26 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179841   |      | 0    |          | \$1503.29 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179842   |      | 0    |          | \$1345.89 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179843   |      | 0    |          | \$1398.28 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179844   |      | 0    |          | \$1721.37 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179845   |      | 0    |          | \$1548.55 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179846   |      | 0    |          | \$1461.46 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179847   |      | 0    |          | \$1281.27 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179848   |      | 0    |          | \$1878.18 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179849   |      | 0    |          | \$623.90  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179850   |      | 0    |          | \$1306.95 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179851   |      | 0    |          | \$1188.20 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179852   |      | 0    |          | \$1495.51 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179853   |      | 0    |          | \$1220.41 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179854   |      | 0    |          | \$2439.38 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179855   |      | 0    |          | \$757.73  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179856   |      | 0    |          | \$1592.86 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179857   |      | 0    |          | \$1451.78 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179858   |      | 0    |          | \$1161.52 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179859   |      | 0    |          | \$1166.11 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179860   |      | 0    |          | \$1242.94 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179861   |      | 0    |          | \$1596.29 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179862   |      | 0    |          | \$1529.96 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179863   |      | 0    |          | \$1760.81 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179864   |      | 0    |          | \$2201.01 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179865   |      | 0    |          | \$1884.76 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179866   |      | 0    |          | \$1002.00 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179867   |      | 0    |          | \$908.43  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179868   |      | 0    |          | \$1404.14 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 179869   |      | 0    |          | \$2011.31 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179870   |      | 0    |          | \$3613.87 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179871   |      | 0    |          | \$2300.31 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179872   |      | 0    |          | \$2276.40 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179873   |      | 0    |          | \$4218.53 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179874   |      | 0    |          | \$1375.77 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179875   |      | 0    |          | \$2292.61 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179876   |      | 0    |          | \$1361.09 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179877   |      | 0    |          | \$1379.38 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179878   |      | 0    |          | \$1517.02 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179879   |      | 0    |          | \$1811.38 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179880   |      | 0    |          | \$1458.55 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179881   |      | 0    |          | \$1398.07 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179882   |      | 0    |          | \$2505.67 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179883   |      | 0    |          | \$1504.72 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179884   |      | 0    |          | \$2369.88 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179885   |      | 0    |          | \$1331.47 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179886   |      | 0    |          | \$1444.17 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179887   |      | 0    |          | \$2008.99 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179888   |      | 0    |          | \$1799.57 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179889   |      | 0    |          | \$2040.27 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179890   |      | 0    |          | \$2381.81 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179891   |      | 0    |          | \$1397.70 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179892   |      | 0    |          | \$1181.52 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179893   |      | 0    |          | \$1870.35 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179894   |      | 0    |          | \$1488.42 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179895   |      | 0    |          | \$1554.38 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179896   |      | 0    |          | \$1542.58 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179897   |      | 0    |          | \$1885.96 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 179898   |      | 0    |          | \$1366.79 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179899   |      | 0    |          | \$1781.78 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179900   |      | 0    |          | \$1475.26 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179901   |      | 0    |          | \$1824.25 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179902   |      | 0    |          | \$1815.09 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179903   |      | 0    |          | \$967.18  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179904   |      | 0    |          | \$2531.13 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179905   |      | 0    |          | \$243.66  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179906   |      | 0    |          | \$18.82   | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179907   |      | 0    |          | \$996.19  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179908   |      | 0    |          | \$1792.55 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179909   |      | 0    |          | \$1076.83 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179910   |      | 0    |          | \$1277.51 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179911   |      | 0    |          | \$1674.62 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179912   |      | 0    |          | \$706.03  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179913   |      | 0    |          | \$37.78   | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179914   |      | 0    |          | \$1441.34 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179915   |      | 0    |          | \$374.08  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179916   |      | 0    |          | \$37.61   | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179917   |      | 0    |          | \$2078.83 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179918   |      | 0    |          | \$1747.92 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179919   |      | 0    |          | \$2288.53 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179920   |      | 0    |          | \$1424.88 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179921   |      | 0    |          | \$156.27  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179922   |      | 0    |          | \$1452.40 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179923   |      | 0    |          | \$34.48   | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179924   |      | 0    |          | \$3738.22 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179925   |      | 0    |          | \$1210.49 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179926   |      | 0    |          | \$2220.81 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 179927   |      | 0    |          | \$2586.74 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179928   |      | 0    |          | \$1593.24 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179929   |      | 0    |          | \$1761.28 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179930   |      | 0    |          | \$1715.11 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179931   |      | 0    |          | \$1780.03 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179932   |      | 0    |          | \$1761.55 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179933   |      | 0    |          | \$2082.46 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179934   |      | 0    |          | \$2005.91 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179935   |      | 0    |          | \$2853.31 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179936   |      | 0    |          | \$1931.29 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179937   |      | 0    |          | \$1665.76 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179938   |      | 0    |          | \$1077.33 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179939   |      | 0    |          | \$1643.54 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179940   |      | 0    |          | \$1557.59 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179941   |      | 0    |          | \$1888.20 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179942   |      | 0    |          | \$1733.93 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179943   |      | 0    |          | \$1992.72 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179944   |      | 0    |          | \$2114.82 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179945   |      | 0    |          | \$1603.59 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179946   |      | 0    |          | \$2009.45 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179947   |      | 0    |          | \$1656.39 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179948   |      | 0    |          | \$1676.39 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179949   |      | 0    |          | \$1874.16 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179950   |      | 0    |          | \$1477.47 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179951   |      | 0    |          | \$1840.59 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179952   |      | 0    |          | \$1196.35 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179953   |      | 0    |          | \$1531.64 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179954   |      | 0    |          | \$1917.86 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179955   |      | 0    |          | \$1782.85 | 0        |



## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 179956   |      | 0    |          | \$2274.85 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179957   |      | 0    |          | \$1761.90 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179958   |      | 0    |          | \$1484.69 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179959   |      | 0    |          | \$2344.74 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179960   |      | 0    |          | \$2029.78 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179961   |      | 0    |          | \$1743.40 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179962   |      | 0    |          | \$4997.63 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179963   |      | 0    |          | \$3482.77 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179964   |      | 0    |          | \$1675.71 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179965   |      | 0    |          | \$2800.10 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179966   |      | 0    |          | \$3049.22 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179967   |      | 0    |          | \$4863.39 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179968   |      | 0    |          | \$3156.47 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179969   |      | 0    |          | \$3424.29 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179970   |      | 0    |          | \$5247.35 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179971   |      | 0    |          | \$3508.62 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179972   |      | 0    |          | \$2601.33 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179973   |      | 0    |          | \$2505.60 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179974   |      | 0    |          | \$3361.36 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179975   |      | 0    |          | \$4706.98 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179976   |      | 0    |          | \$3151.96 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179977   |      | 0    |          | \$2636.27 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179978   |      | 0    |          | \$4356.75 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179979   |      | 0    |          | \$3523.82 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179980   |      | 0    |          | \$3284.09 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179981   |      | 0    |          | \$3672.89 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179982   |      | 0    |          | \$2852.23 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179983   |      | 0    |          | \$3302.19 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179984   |      | 0    |          | \$1844.89 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 179985   |      | 0    |          | \$2076.09 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179986   |      | 0    |          | \$4478.01 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179987   |      | 0    |          | \$1746.07 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179988   |      | 0    |          | \$3430.35 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179989   |      | 0    |          | \$1677.40 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179990   |      | 0    |          | \$2300.02 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179991   |      | 0    |          | \$3380.73 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179992   |      | 0    |          | \$4266.66 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179993   |      | 0    |          | \$4912.74 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179994   |      | 0    |          | \$3108.98 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179995   |      | 0    |          | \$2040.97 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179996   |      | 0    |          | \$2896.52 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179997   |      | 0    |          | \$1866.41 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179998   |      | 0    |          | \$5462.77 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 179999   |      | 0    |          | \$3638.27 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180000   |      | 0    |          | \$2133.18 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180001   |      | 0    |          | \$2646.55 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180002   |      | 0    |          | \$3641.05 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180003   |      | 0    |          | \$3292.24 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180004   |      | 0    |          | \$1997.27 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180005   |      | 0    |          | \$2683.88 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180006   |      | 0    |          | \$2989.60 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180007   |      | 0    |          | \$2571.62 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180008   |      | 0    |          | \$4339.09 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180009   |      | 0    |          | \$3938.47 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180010   |      | 0    |          | \$4418.19 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180011   |      | 0    |          | \$2933.08 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180012   |      | 0    |          | \$4070.12 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180013   |      | 0    |          | \$2832.43 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 180014   |      | 0    |          | \$2826.89 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180015   |      | 0    |          | \$1287.63 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180016   |      | 0    |          | \$2655.69 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180017   |      | 0    |          | \$5733.02 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180018   |      | 0    |          | \$3810.65 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180019   |      | 0    |          | \$2995.68 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180020   |      | 0    |          | \$3486.46 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180021   |      | 0    |          | \$2290.38 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180022   |      | 0    |          | \$3577.34 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180023   |      | 0    |          | \$2320.05 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180024   |      | 0    |          | \$2969.53 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180025   |      | 0    |          | \$1185.64 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180026   |      | 0    |          | \$2142.87 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180027   |      | 0    |          | \$3330.43 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180028   |      | 0    |          | \$2704.56 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180029   |      | 0    |          | \$3156.06 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180030   |      | 0    |          | \$2774.00 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180031   |      | 0    |          | \$2773.91 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180032   |      | 0    |          | \$4535.95 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180033   |      | 0    |          | \$3091.32 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180034   |      | 0    |          | \$1305.27 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180035   |      | 0    |          | \$1752.59 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180036   |      | 0    |          | \$3960.92 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180037   |      | 0    |          | \$1624.00 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180038   |      | 0    |          | \$2941.01 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180039   |      | 0    |          | \$1513.69 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180040   |      | 0    |          | \$4460.29 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180041   |      | 0    |          | \$1906.59 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180042   |      | 0    |          | \$3396.10 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 180043   |      | 0    |          | \$3144.38 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180044   |      | 0    |          | \$1627.93 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180045   |      | 0    |          | \$3488.87 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180046   |      | 0    |          | \$3743.17 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180047   |      | 0    |          | \$2384.24 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180048   |      | 0    |          | \$3410.87 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180049   |      | 0    |          | \$3895.56 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180050   |      | 0    |          | \$3668.57 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180051   |      | 0    |          | \$2671.24 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180052   |      | 0    |          | \$3516.62 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180053   |      | 0    |          | \$1508.63 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180054   |      | 0    |          | \$3294.43 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180055   |      | 0    |          | \$1777.09 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180056   |      | 0    |          | \$2856.00 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180057   |      | 0    |          | \$1491.39 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180058   |      | 0    |          | \$3274.04 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180059   |      | 0    |          | \$2702.12 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180060   |      | 0    |          | \$3754.60 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180061   |      | 0    |          | \$3177.80 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180062   |      | 0    |          | \$1500.28 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180063   |      | 0    |          | \$2970.30 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180064   |      | 0    |          | \$2953.95 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180065   |      | 0    |          | \$3199.41 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180066   |      | 0    |          | \$2691.23 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180067   |      | 0    |          | \$3334.98 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180068   |      | 0    |          | \$4041.79 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180069   |      | 0    |          | \$2385.38 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180070   |      | 0    |          | \$4013.83 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180071   |      | 0    |          | \$2631.22 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 180072   |      | 0    |          | \$3011.27 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180073   |      | 0    |          | \$3114.91 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180074   |      | 0    |          | \$3536.23 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180075   |      | 0    |          | \$3047.87 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180076   |      | 0    |          | \$3820.21 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180077   |      | 0    |          | \$1224.46 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180078   |      | 0    |          | \$2629.46 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180079   |      | 0    |          | \$2801.22 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180080   |      | 0    |          | \$1445.25 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180081   |      | 0    |          | \$3409.35 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180082   |      | 0    |          | \$2948.36 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180083   |      | 0    |          | \$3667.50 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180084   |      | 0    |          | \$3143.53 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180085   |      | 0    |          | \$2774.23 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180086   |      | 0    |          | \$2964.59 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180087   |      | 0    |          | \$2454.15 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180088   |      | 0    |          | \$1316.16 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180089   |      | 0    |          | \$3374.83 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180090   |      | 0    |          | \$1454.63 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180091   |      | 0    |          | \$1400.09 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180092   |      | 0    |          | \$3011.57 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180093   |      | 0    |          | \$3490.41 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180094   |      | 0    |          | \$3059.78 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180095   |      | 0    |          | \$2724.09 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180096   |      | 0    |          | \$3130.77 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180097   |      | 0    |          | \$2983.30 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180098   |      | 0    |          | \$2476.19 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180099   |      | 0    |          | \$3919.37 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180100   |      | 0    |          | \$4081.43 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 180101   |      | 0    |          | \$2801.59 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180102   |      | 0    |          | \$2357.31 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180103   |      | 0    |          | \$3642.17 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180104   |      | 0    |          | \$4956.79 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180105   |      | 0    |          | \$3307.31 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180106   |      | 0    |          | \$2791.41 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180107   |      | 0    |          | \$3327.27 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180108   |      | 0    |          | \$1177.49 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180109   |      | 0    |          | \$5234.56 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180110   |      | 0    |          | \$3471.13 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180111   |      | 0    |          | \$1856.88 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180112   |      | 0    |          | \$2671.72 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180113   |      | 0    |          | \$2582.78 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180114   |      | 0    |          | \$1827.70 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180115   |      | 0    |          | \$3151.21 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180116   |      | 0    |          | \$1942.23 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180117   |      | 0    |          | \$1264.12 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180118   |      | 0    |          | \$2112.95 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180119   |      | 0    |          | \$2637.17 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180120   |      | 0    |          | \$2246.62 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180121   |      | 0    |          | \$1423.49 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180122   |      | 0    |          | \$2028.33 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180123   |      | 0    |          | \$2645.60 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180124   |      | 0    |          | \$1924.35 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180125   |      | 0    |          | \$3559.58 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180126   |      | 0    |          | \$3330.01 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180127   |      | 0    |          | \$1495.71 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180128   |      | 0    |          | \$2505.95 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180129   |      | 0    |          | \$2000.35 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 180130   |      | 0    |          | \$2067.80 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180131   |      | 0    |          | \$3177.24 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180132   |      | 0    |          | \$1911.88 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180133   |      | 0    |          | \$1621.82 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180134   |      | 0    |          | \$2969.50 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180135   |      | 0    |          | \$4315.44 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180136   |      | 0    |          | \$2154.24 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180137   |      | 0    |          | \$1424.49 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180138   |      | 0    |          | \$2183.00 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180139   |      | 0    |          | \$2227.38 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180140   |      | 0    |          | \$4827.68 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180141   |      | 0    |          | \$2416.81 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180142   |      | 0    |          | \$1412.70 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180143   |      | 0    |          | \$5129.96 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180144   |      | 0    |          | \$3020.73 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180145   |      | 0    |          | \$2260.67 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180146   |      | 0    |          | \$2959.60 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180147   |      | 0    |          | \$2814.69 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180148   |      | 0    |          | \$1430.16 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180149   |      | 0    |          | \$1912.92 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180150   |      | 0    |          | \$749.82  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180151   |      | 0    |          | \$2432.21 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180152   |      | 0    |          | \$3256.37 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180153   |      | 0    |          | \$2582.98 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180154   |      | 0    |          | \$2437.00 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180155   |      | 0    |          | \$1142.27 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180156   |      | 0    |          | \$2690.30 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180157   |      | 0    |          | \$1994.46 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180158   |      | 0    |          | \$4107.02 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 180159   |      | 0    |          | \$2849.57 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180160   |      | 0    |          | \$2917.49 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180161   |      | 0    |          | \$1516.91 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180162   |      | 0    |          | \$32.38   | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180163   |      | 0    |          | \$2219.52 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180164   |      | 0    |          | \$3368.40 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180165   |      | 0    |          | \$3417.34 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180166   |      | 0    |          | \$2509.58 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180167   |      | 0    |          | \$2419.25 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180168   |      | 0    |          | \$2020.05 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180169   |      | 0    |          | \$2287.15 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180170   |      | 0    |          | \$2774.43 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180171   |      | 0    |          | \$2515.13 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180172   |      | 0    |          | \$2003.59 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180173   |      | 0    |          | \$1618.76 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180174   |      | 0    |          | \$3280.09 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180175   |      | 0    |          | \$825.06  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180176   |      | 0    |          | \$1681.73 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180177   |      | 0    |          | \$8098.45 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180178   |      | 0    |          | \$1857.71 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180179   |      | 0    |          | \$2493.38 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180180   |      | 0    |          | \$1727.53 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180181   |      | 0    |          | \$1789.12 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180182   |      | 0    |          | \$4431.69 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180183   |      | 0    |          | \$1151.00 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180184   |      | 0    |          | \$2057.49 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180185   |      | 0    |          | \$2707.43 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180186   |      | 0    |          | \$1603.77 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180187   |      | 0    |          | \$1514.51 | 0        |



## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 180188   |      | 0    |          | \$1457.72 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180189   |      | 0    |          | \$1921.41 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180190   |      | 0    |          | \$1960.82 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180191   |      | 0    |          | \$1954.24 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180192   |      | 0    |          | \$1237.27 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180193   |      | 0    |          | \$2322.04 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180194   |      | 0    |          | \$1691.61 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180195   |      | 0    |          | \$1746.06 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180196   |      | 0    |          | \$2002.86 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180197   |      | 0    |          | \$1875.19 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180198   |      | 0    |          | \$1609.21 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180199   |      | 0    |          | \$1524.89 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180200   |      | 0    |          | \$1835.04 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180201   |      | 0    |          | \$2122.24 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180202   |      | 0    |          | \$1286.35 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180203   |      | 0    |          | \$2297.80 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180204   |      | 0    |          | \$1562.55 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180205   |      | 0    |          | \$1538.28 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180206   |      | 0    |          | \$1692.37 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180207   |      | 0    |          | \$2069.97 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180208   |      | 0    |          | \$1603.11 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180209   |      | 0    |          | \$1195.50 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180210   |      | 0    |          | \$1845.12 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180211   |      | 0    |          | \$2108.76 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180212   |      | 0    |          | \$2046.19 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180213   |      | 0    |          | \$1964.86 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180214   |      | 0    |          | \$1753.02 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180215   |      | 0    |          | \$1051.10 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180216   |      | 0    |          | \$1626.12 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 180217   |      | 0    |          | \$1584.33 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180218   |      | 0    |          | \$1840.41 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180219   |      | 0    |          | \$1658.28 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180220   |      | 0    |          | \$1646.04 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180221   |      | 0    |          | \$1767.35 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180222   |      | 0    |          | \$1873.04 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180223   |      | 0    |          | \$1903.03 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180224   |      | 0    |          | \$1941.12 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180225   |      | 0    |          | \$1438.98 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180226   |      | 0    |          | \$2031.64 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180227   |      | 0    |          | \$634.95  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180228   |      | 0    |          | \$2033.40 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180229   |      | 0    |          | \$1853.95 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180230   |      | 0    |          | \$2002.93 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180231   |      | 0    |          | \$2417.08 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180232   |      | 0    |          | \$2001.91 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180233   |      | 0    |          | \$2879.57 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180234   |      | 0    |          | \$948.34  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180235   |      | 0    |          | \$1094.94 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180236   |      | 0    |          | \$2215.22 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180237   |      | 0    |          | \$934.52  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180238   |      | 0    |          | \$1983.72 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180239   |      | 0    |          | \$1634.24 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180240   |      | 0    |          | \$1333.40 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180241   |      | 0    |          | \$1490.63 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180242   |      | 0    |          | \$1958.40 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180243   |      | 0    |          | \$2100.10 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180244   |      | 0    |          | \$1871.88 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180245   |      | 0    |          | \$1912.07 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 180246   |      | 0    |          | \$2059.54 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180247   |      | 0    |          | \$2069.13 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180248   |      | 0    |          | \$2620.23 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180249   |      | 0    |          | \$1996.80 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180250   |      | 0    |          | \$2546.37 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180251   |      | 0    |          | \$1386.13 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180252   |      | 0    |          | \$1762.18 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180253   |      | 0    |          | \$2593.13 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180254   |      | 0    |          | \$2166.80 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180255   |      | 0    |          | \$3628.93 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180256   |      | 0    |          | \$1447.52 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180257   |      | 0    |          | \$2141.71 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180258   |      | 0    |          | \$1936.06 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180259   |      | 0    |          | \$2740.07 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180260   |      | 0    |          | \$756.23  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180261   |      | 0    |          | \$1599.97 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180262   |      | 0    |          | \$2119.91 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180263   |      | 0    |          | \$3051.26 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180264   |      | 0    |          | \$2093.19 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180265   |      | 0    |          | \$1813.11 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180266   |      | 0    |          | \$1007.46 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180267   |      | 0    |          | \$1858.51 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180268   |      | 0    |          | \$1351.42 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180269   |      | 0    |          | \$1708.43 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180270   |      | 0    |          | \$1739.95 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180271   |      | 0    |          | \$1400.95 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180272   |      | 0    |          | \$1418.65 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180273   |      | 0    |          | \$2528.06 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180274   |      | 0    |          | \$2747.53 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 180275   |      | 0    |          | \$2875.42 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180276   |      | 0    |          | \$1630.64 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180277   |      | 0    |          | \$1120.72 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180278   |      | 0    |          | \$2822.42 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180279   |      | 0    |          | \$2379.79 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180280   |      | 0    |          | \$1816.63 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180281   |      | 0    |          | \$2130.66 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180282   |      | 0    |          | \$3007.27 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180283   |      | 0    |          | \$3004.46 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180284   |      | 0    |          | \$1779.97 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180285   |      | 0    |          | \$1713.94 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180286   |      | 0    |          | \$1391.33 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180287   |      | 0    |          | \$1564.36 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180288   |      | 0    |          | \$892.37  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180289   |      | 0    |          | \$1731.26 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180290   |      | 0    |          | \$1273.68 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180291   |      | 0    |          | \$2618.86 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180292   |      | 0    |          | \$1394.23 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180293   |      | 0    |          | \$2822.40 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180294   |      | 0    |          | \$3257.36 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180295   |      | 0    |          | \$2438.88 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180296   |      | 0    |          | \$2572.18 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180297   |      | 0    |          | \$1907.63 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180298   |      | 0    |          | \$2092.69 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180299   |      | 0    |          | \$2156.63 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180300   |      | 0    |          | \$2536.48 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180301   |      | 0    |          | \$1924.90 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180302   |      | 0    |          | \$2756.45 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180303   |      | 0    |          | \$1130.42 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 180304   |      | 0    |          | \$2646.89 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180305   |      | 0    |          | \$1809.66 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180306   |      | 0    |          | \$2263.21 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180307   |      | 0    |          | \$1036.56 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180308   |      | 0    |          | \$1633.15 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180309   |      | 0    |          | \$1429.79 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180310   |      | 0    |          | \$2010.19 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180311   |      | 0    |          | \$2833.65 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180312   |      | 0    |          | \$1921.23 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180313   |      | 0    |          | \$2728.30 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180314   |      | 0    |          | \$3563.63 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180315   |      | 0    |          | \$1389.25 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180316   |      | 0    |          | \$3411.17 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180317   |      | 0    |          | \$2888.57 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180318   |      | 0    |          | \$1280.55 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180319   |      | 0    |          | \$1033.39 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180320   |      | 0    |          | \$1700.40 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180321   |      | 0    |          | \$1803.69 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180322   |      | 0    |          | \$2659.01 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180323   |      | 0    |          | \$1676.16 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180324   |      | 0    |          | \$2563.34 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180325   |      | 0    |          | \$1821.04 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180326   |      | 0    |          | \$1626.86 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180327   |      | 0    |          | \$1356.50 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180328   |      | 0    |          | \$2716.63 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180329   |      | 0    |          | \$1692.17 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180330   |      | 0    |          | \$1888.55 | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180331   |      | 0    |          | \$765.84  | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180332   |      | 0    |          | \$2088.11 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT         | VOID AMT |
|----------------------|------------|----------|------|------|----------|----------------|----------|
| PAYROLL - 2021-06-10 | 6/10/2021  | 180333   |      | 0    |          | \$461.89       | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180334   |      | 0    |          | \$926.47       | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180335   |      | 0    |          | \$838.44       | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180336   |      | 0    |          | \$293.60       | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180337   |      | 0    |          | \$834.92       | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180338   |      | 0    |          | \$518.61       | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180339   |      | 0    |          | \$1662.97      | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180340   |      | 0    |          | \$642.28       | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180341   |      | 0    |          | \$830.17       | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180342   |      | 0    |          | \$20.30        | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180343   |      | 0    |          | \$1585.88      | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180344   |      | 0    |          | \$1134.88      | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180345   |      | 0    |          | \$747.37       | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180346   |      | 0    |          | \$1688.12      | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180347   |      | 0    |          | \$1109.30      | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180348   |      | 0    |          | \$1804.06      | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180349   |      | 0    |          | \$1023.30      | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180350   |      | 0    |          | \$647.58       | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180351   |      | 0    |          | \$1422.92      | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180352   |      | 0    |          | \$531.63       | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180353   |      | 0    |          | \$1509.25      | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180354   |      | 0    |          | \$467.30       | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180355   |      | 0    |          | \$995.98       | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180356   |      | 0    |          | \$39.13        | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180357   |      | 0    |          | \$357.50       | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180358   |      | 0    |          | \$236.00       | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180359   |      | 0    |          | \$79.00        | 0        |
| PAYROLL - 2021-06-10 | 6/10/2021  | 180360   |      | 0    |          | \$5984.93      | 0        |
| PAYROLL - 2021-06-10 | TOTALS:    |          |      |      |          | \$1,205,357.82 | 0        |

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| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180361   |      | 0    |          | \$2123.67 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180362   |      | 0    |          | \$949.83  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180363   |      | 0    |          | \$2169.62 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180364   |      | 0    |          | \$1367.74 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180365   |      | 0    |          | \$1908.22 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180366   |      | 0    |          | \$8.40    | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180367   |      | 0    |          | \$3798.10 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180368   |      | 0    |          | \$2194.40 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180369   |      | 0    |          | \$1394.65 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180370   |      | 0    |          | \$1957.36 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180371   |      | 0    |          | \$1754.75 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180372   |      | 0    |          | \$1478.48 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180373   |      | 0    |          | \$1256.25 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180374   |      | 0    |          | \$3265.80 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180375   |      | 0    |          | \$2167.19 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180376   |      | 0    |          | \$840.74  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180377   |      | 0    |          | \$4801.68 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180378   |      | 0    |          | \$558.37  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180379   |      | 0    |          | \$979.50  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180380   |      | 0    |          | \$3614.63 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180381   |      | 0    |          | \$1107.75 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180382   |      | 0    |          | \$948.87  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180383   |      | 0    |          | \$1002.24 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180384   |      | 0    |          | \$978.70  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180385   |      | 0    |          | \$1738.98 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180386   |      | 0    |          | \$1986.81 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180387   |      | 0    |          | \$1348.38 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180388   |      | 0    |          | \$1822.71 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180389   |      | 0    |          | \$1129.48 | 0        |

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| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180390   |      | 0    |          | \$942.88  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180391   |      | 0    |          | \$865.45  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180392   |      | 0    |          | \$766.87  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180393   |      | 0    |          | \$1891.92 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180394   |      | 0    |          | \$1523.60 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180395   |      | 0    |          | \$2428.53 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180396   |      | 0    |          | \$1291.27 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180397   |      | 0    |          | \$1581.96 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180398   |      | 0    |          | \$1282.42 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180399   |      | 0    |          | \$527.93  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180400   |      | 0    |          | \$1394.28 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180401   |      | 0    |          | \$1713.35 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180402   |      | 0    |          | \$1554.13 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180403   |      | 0    |          | \$1504.98 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180404   |      | 0    |          | \$1320.71 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180405   |      | 0    |          | \$983.85  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180406   |      | 0    |          | \$1877.42 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180407   |      | 0    |          | \$1227.82 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180408   |      | 0    |          | \$1193.65 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180409   |      | 0    |          | \$629.29  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180410   |      | 0    |          | \$1591.44 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180411   |      | 0    |          | \$1108.08 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180412   |      | 0    |          | \$1736.89 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180413   |      | 0    |          | \$859.73  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180414   |      | 0    |          | \$1654.49 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180415   |      | 0    |          | \$1515.52 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180416   |      | 0    |          | \$1176.88 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180417   |      | 0    |          | \$1225.18 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180418   |      | 0    |          | \$1142.45 | 0        |



## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180419   |      | 0    |          | \$1641.99 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180420   |      | 0    |          | \$1594.07 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180421   |      | 0    |          | \$1853.82 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180422   |      | 0    |          | \$2163.28 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180423   |      | 0    |          | \$1968.24 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180424   |      | 0    |          | \$1194.82 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180425   |      | 0    |          | \$1019.09 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180426   |      | 0    |          | \$1342.45 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180427   |      | 0    |          | \$2015.69 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180428   |      | 0    |          | \$3300.79 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180429   |      | 0    |          | \$2269.09 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180430   |      | 0    |          | \$2267.47 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180431   |      | 0    |          | \$3913.44 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180432   |      | 0    |          | \$1462.58 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180433   |      | 0    |          | \$2281.92 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180434   |      | 0    |          | \$1361.07 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180435   |      | 0    |          | \$1375.73 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180436   |      | 0    |          | \$1507.10 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180437   |      | 0    |          | \$1812.18 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180438   |      | 0    |          | \$1434.53 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180439   |      | 0    |          | \$1392.90 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180440   |      | 0    |          | \$2503.75 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180441   |      | 0    |          | \$1507.93 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180442   |      | 0    |          | \$2357.42 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180443   |      | 0    |          | \$1270.98 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180444   |      | 0    |          | \$1447.54 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180445   |      | 0    |          | \$2000.84 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180446   |      | 0    |          | \$1853.50 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180447   |      | 0    |          | \$2042.41 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180448   |      | 0    |          | \$2262.05 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180449   |      | 0    |          | \$1388.63 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180450   |      | 0    |          | \$1129.76 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180451   |      | 0    |          | \$1876.93 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180452   |      | 0    |          | \$1496.63 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180453   |      | 0    |          | \$1666.49 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180454   |      | 0    |          | \$1615.40 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180455   |      | 0    |          | \$1965.51 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180456   |      | 0    |          | \$1324.52 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180457   |      | 0    |          | \$1768.28 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180458   |      | 0    |          | \$1463.82 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180459   |      | 0    |          | \$1819.18 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180460   |      | 0    |          | \$1823.63 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180461   |      | 0    |          | \$547.30  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180462   |      | 0    |          | \$2485.43 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180463   |      | 0    |          | \$179.54  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180464   |      | 0    |          | \$112.84  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180465   |      | 0    |          | \$673.63  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180466   |      | 0    |          | \$78.37   | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180467   |      | 0    |          | \$1734.45 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180468   |      | 0    |          | \$991.93  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180469   |      | 0    |          | \$1278.32 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180470   |      | 0    |          | \$163.02  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180471   |      | 0    |          | \$128.52  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180472   |      | 0    |          | \$1651.31 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180473   |      | 0    |          | \$638.65  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180474   |      | 0    |          | \$144.84  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180475   |      | 0    |          | \$150.46  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180476   |      | 0    |          | \$1421.56 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180477   |      | 0    |          | \$1153.57 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180478   |      | 0    |          | \$740.38  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180479   |      | 0    |          | \$156.74  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180480   |      | 0    |          | \$2071.16 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180481   |      | 0    |          | \$1750.48 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180482   |      | 0    |          | \$2267.73 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180483   |      | 0    |          | \$257.04  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180484   |      | 0    |          | \$1426.05 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180485   |      | 0    |          | \$156.74  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180486   |      | 0    |          | \$253.91  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180487   |      | 0    |          | \$362.24  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180488   |      | 0    |          | \$263.31  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180489   |      | 0    |          | \$1450.45 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180490   |      | 0    |          | \$3374.97 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180491   |      | 0    |          | \$156.74  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180492   |      | 0    |          | \$25.07   | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180493   |      | 0    |          | \$1346.64 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180494   |      | 0    |          | \$2218.99 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180495   |      | 0    |          | \$2540.35 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180496   |      | 0    |          | \$1763.12 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180497   |      | 0    |          | \$1838.14 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180498   |      | 0    |          | \$1902.95 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180499   |      | 0    |          | \$1851.90 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180500   |      | 0    |          | \$1854.74 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180501   |      | 0    |          | \$1882.19 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180502   |      | 0    |          | \$2761.01 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180503   |      | 0    |          | \$2841.80 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180504   |      | 0    |          | \$1545.35 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180505   |      | 0    |          | \$1921.31 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180506   |      | 0    |          | \$1107.56 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180507   |      | 0    |          | \$1045.27 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180508   |      | 0    |          | \$1613.51 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180509   |      | 0    |          | \$1782.34 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180510   |      | 0    |          | \$1968.96 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180511   |      | 0    |          | \$1923.32 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180512   |      | 0    |          | \$2164.75 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180513   |      | 0    |          | \$1045.27 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180514   |      | 0    |          | \$1809.40 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180515   |      | 0    |          | \$1807.00 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180516   |      | 0    |          | \$1821.05 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180517   |      | 0    |          | \$1950.65 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180518   |      | 0    |          | \$1839.94 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180519   |      | 0    |          | \$2379.60 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180520   |      | 0    |          | \$1708.13 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180521   |      | 0    |          | \$2183.15 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180522   |      | 0    |          | \$1620.50 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180523   |      | 0    |          | \$1606.27 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180524   |      | 0    |          | \$1504.54 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180525   |      | 0    |          | \$1850.57 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180526   |      | 0    |          | \$1943.09 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180527   |      | 0    |          | \$2169.80 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180528   |      | 0    |          | \$1738.06 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180529   |      | 0    |          | \$2914.17 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180530   |      | 0    |          | \$1613.01 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180531   |      | 0    |          | \$1737.64 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180532   |      | 0    |          | \$3762.65 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180533   |      | 0    |          | \$2860.08 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180534   |      | 0    |          | \$1372.80 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180535   |      | 0    |          | \$2720.74 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180536   |      | 0    |          | \$4558.75 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180537   |      | 0    |          | \$2971.90 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180538   |      | 0    |          | \$3131.50 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180539   |      | 0    |          | \$2985.74 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180540   |      | 0    |          | \$4288.34 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180541   |      | 0    |          | \$3359.18 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180542   |      | 0    |          | \$2113.70 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180543   |      | 0    |          | \$3067.96 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180544   |      | 0    |          | \$3241.15 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180545   |      | 0    |          | \$4964.90 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180546   |      | 0    |          | \$4221.99 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180547   |      | 0    |          | \$2359.35 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180548   |      | 0    |          | \$2263.77 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180549   |      | 0    |          | \$3223.28 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180550   |      | 0    |          | \$2959.25 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180551   |      | 0    |          | \$3984.91 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180552   |      | 0    |          | \$2449.36 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180553   |      | 0    |          | \$2567.27 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180554   |      | 0    |          | \$1567.82 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180555   |      | 0    |          | \$1755.74 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180556   |      | 0    |          | \$3094.35 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180557   |      | 0    |          | \$2156.52 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180558   |      | 0    |          | \$3123.81 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180559   |      | 0    |          | \$1365.47 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180560   |      | 0    |          | \$1954.58 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180561   |      | 0    |          | \$3013.00 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180562   |      | 0    |          | \$3970.65 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180563   |      | 0    |          | \$4932.85 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180564   |      | 0    |          | \$4124.06 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180565   |      | 0    |          | \$1734.58 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180566   |      | 0    |          | \$2590.64 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180567   |      | 0    |          | \$1551.27 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180568   |      | 0    |          | \$4935.24 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180569   |      | 0    |          | \$2273.63 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180570   |      | 0    |          | \$1766.75 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180571   |      | 0    |          | \$2152.09 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180572   |      | 0    |          | \$3803.77 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180573   |      | 0    |          | \$2081.26 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180574   |      | 0    |          | \$1724.12 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180575   |      | 0    |          | \$2884.19 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180576   |      | 0    |          | \$2369.23 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180577   |      | 0    |          | \$2536.61 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180578   |      | 0    |          | \$4526.67 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180579   |      | 0    |          | \$2735.49 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180580   |      | 0    |          | \$2950.35 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180581   |      | 0    |          | \$2351.04 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180582   |      | 0    |          | \$3162.45 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180583   |      | 0    |          | \$2277.61 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180584   |      | 0    |          | \$2444.04 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180585   |      | 0    |          | \$1385.11 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180586   |      | 0    |          | \$2382.97 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180587   |      | 0    |          | \$4018.41 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180588   |      | 0    |          | \$2303.66 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180589   |      | 0    |          | \$2625.64 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180590   |      | 0    |          | \$3179.83 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180591   |      | 0    |          | \$3544.56 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180592   |      | 0    |          | \$3617.10 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180593   |      | 0    |          | \$2272.29 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180594   |      | 0    |          | \$3902.07 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180595   |      | 0    |          | \$1158.50 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180596   |      | 0    |          | \$2027.97 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180597   |      | 0    |          | \$3301.47 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180598   |      | 0    |          | \$1972.27 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180599   |      | 0    |          | \$2978.99 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180600   |      | 0    |          | \$2470.07 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180601   |      | 0    |          | \$3957.17 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180602   |      | 0    |          | \$4957.00 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180603   |      | 0    |          | \$2786.64 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180604   |      | 0    |          | \$1247.09 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180605   |      | 0    |          | \$1759.47 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180606   |      | 0    |          | \$3676.83 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180607   |      | 0    |          | \$1630.92 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180608   |      | 0    |          | \$2879.20 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180609   |      | 0    |          | \$1471.99 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180610   |      | 0    |          | \$4473.90 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180611   |      | 0    |          | \$1906.55 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180612   |      | 0    |          | \$3427.37 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180613   |      | 0    |          | \$3545.59 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180614   |      | 0    |          | \$1628.61 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180615   |      | 0    |          | \$3497.65 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180616   |      | 0    |          | \$3275.31 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180617   |      | 0    |          | \$3117.45 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180618   |      | 0    |          | \$2858.31 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180619   |      | 0    |          | \$3249.84 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180620   |      | 0    |          | \$3687.32 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180621   |      | 0    |          | \$2779.13 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180622   |      | 0    |          | \$2969.43 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180623   |      | 0    |          | \$1435.88 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180624   |      | 0    |          | \$2844.56 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180625   |      | 0    |          | \$1829.03 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180626   |      | 0    |          | \$2740.21 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180627   |      | 0    |          | \$1499.31 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180628   |      | 0    |          | \$3344.24 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180629   |      | 0    |          | \$2344.39 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180630   |      | 0    |          | \$3784.06 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180631   |      | 0    |          | \$3488.63 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180632   |      | 0    |          | \$1502.79 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180633   |      | 0    |          | \$2582.58 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180634   |      | 0    |          | \$2552.08 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180635   |      | 0    |          | \$2725.17 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180636   |      | 0    |          | \$2805.98 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180637   |      | 0    |          | \$3599.79 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180638   |      | 0    |          | \$4075.35 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180639   |      | 0    |          | \$2543.24 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180640   |      | 0    |          | \$2858.15 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180641   |      | 0    |          | \$1831.19 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180642   |      | 0    |          | \$3025.97 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180643   |      | 0    |          | \$3367.51 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180644   |      | 0    |          | \$4360.76 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180645   |      | 0    |          | \$2628.42 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180646   |      | 0    |          | \$3007.42 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180647   |      | 0    |          | \$1147.31 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180648   |      | 0    |          | \$2783.32 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180649   |      | 0    |          | \$2378.73 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180650   |      | 0    |          | \$1419.59 | 0        |



## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180651   |      | 0    |          | \$3777.89 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180652   |      | 0    |          | \$3271.02 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180653   |      | 0    |          | \$3823.63 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180654   |      | 0    |          | \$2468.23 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180655   |      | 0    |          | \$2931.21 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180656   |      | 0    |          | \$1550.74 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180657   |      | 0    |          | \$2944.18 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180658   |      | 0    |          | \$2523.45 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180659   |      | 0    |          | \$1317.32 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180660   |      | 0    |          | \$3150.53 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180661   |      | 0    |          | \$1440.64 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180662   |      | 0    |          | \$1327.26 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180663   |      | 0    |          | \$2388.46 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180664   |      | 0    |          | \$3935.67 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180665   |      | 0    |          | \$2613.45 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180666   |      | 0    |          | \$2783.75 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180667   |      | 0    |          | \$2525.79 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180668   |      | 0    |          | \$2549.47 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180669   |      | 0    |          | \$2572.88 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180670   |      | 0    |          | \$3362.00 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180671   |      | 0    |          | \$2981.56 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180672   |      | 0    |          | \$2500.19 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180673   |      | 0    |          | \$2497.27 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180674   |      | 0    |          | \$3655.85 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180675   |      | 0    |          | \$2978.92 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180676   |      | 0    |          | \$3335.48 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180677   |      | 0    |          | \$2449.45 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180678   |      | 0    |          | \$3295.23 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180679   |      | 0    |          | \$1163.11 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180680   |      | 0    |          | \$3360.22 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180681   |      | 0    |          | \$3527.98 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180682   |      | 0    |          | \$1864.76 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180683   |      | 0    |          | \$2668.85 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180684   |      | 0    |          | \$2504.50 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180685   |      | 0    |          | \$1108.84 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180686   |      | 0    |          | \$3156.47 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180687   |      | 0    |          | \$1900.83 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180688   |      | 0    |          | \$1249.52 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180689   |      | 0    |          | \$2084.12 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180690   |      | 0    |          | \$2458.05 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180691   |      | 0    |          | \$2206.09 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180692   |      | 0    |          | \$1426.53 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180693   |      | 0    |          | \$2031.28 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180694   |      | 0    |          | \$2677.98 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180695   |      | 0    |          | \$1897.59 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180696   |      | 0    |          | \$3320.89 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180697   |      | 0    |          | \$8745.53 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180698   |      | 0    |          | \$1553.57 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180699   |      | 0    |          | \$2894.36 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180700   |      | 0    |          | \$2911.28 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180701   |      | 0    |          | \$2011.09 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180702   |      | 0    |          | \$4766.00 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180703   |      | 0    |          | \$3819.69 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180704   |      | 0    |          | \$1508.63 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180705   |      | 0    |          | \$4216.83 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180706   |      | 0    |          | \$4242.42 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180707   |      | 0    |          | \$3814.37 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180708   |      | 0    |          | \$1392.09 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180709   |      | 0    |          | \$2268.65 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180710   |      | 0    |          | \$2238.29 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180711   |      | 0    |          | \$3434.00 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180712   |      | 0    |          | \$3510.08 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180713   |      | 0    |          | \$1491.92 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180714   |      | 0    |          | \$4752.65 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180715   |      | 0    |          | \$3535.22 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180716   |      | 0    |          | \$2617.23 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180717   |      | 0    |          | \$2988.68 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180718   |      | 0    |          | \$2423.40 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180719   |      | 0    |          | \$1729.02 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180720   |      | 0    |          | \$1918.23 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180721   |      | 0    |          | \$598.75  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180722   |      | 0    |          | \$2503.29 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180723   |      | 0    |          | \$3651.90 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180724   |      | 0    |          | \$6812.96 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180725   |      | 0    |          | \$3915.27 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180726   |      | 0    |          | \$1141.09 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180727   |      | 0    |          | \$2828.38 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180728   |      | 0    |          | \$3307.10 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180729   |      | 0    |          | \$4427.86 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180730   |      | 0    |          | \$3227.07 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180731   |      | 0    |          | \$4790.72 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180732   |      | 0    |          | \$1568.47 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180733   |      | 0    |          | \$2390.86 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180734   |      | 0    |          | \$3334.81 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180735   |      | 0    |          | \$5655.93 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180736   |      | 0    |          | \$2502.40 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180737   |      | 0    |          | \$2420.07 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180738   |      | 0    |          | \$1911.76 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180739   |      | 0    |          | \$1487.09 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180740   |      | 0    |          | \$2274.71 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180741   |      | 0    |          | \$2662.41 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180742   |      | 0    |          | \$2124.36 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180743   |      | 0    |          | \$2172.87 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180744   |      | 0    |          | \$1629.26 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180745   |      | 0    |          | \$3283.74 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180746   |      | 0    |          | \$808.47  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180747   |      | 0    |          | \$1630.91 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180748   |      | 0    |          | \$1866.13 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180749   |      | 0    |          | \$2473.03 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180750   |      | 0    |          | \$1729.30 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180751   |      | 0    |          | \$1789.10 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180752   |      | 0    |          | \$4195.68 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180753   |      | 0    |          | \$1136.61 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180754   |      | 0    |          | \$2064.74 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180755   |      | 0    |          | \$2701.18 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180756   |      | 0    |          | \$1611.61 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180757   |      | 0    |          | \$1498.10 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180758   |      | 0    |          | \$1465.91 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180759   |      | 0    |          | \$1727.19 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180760   |      | 0    |          | \$1956.41 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180761   |      | 0    |          | \$2020.47 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180762   |      | 0    |          | \$1233.23 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180763   |      | 0    |          | \$2285.33 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180764   |      | 0    |          | \$1585.59 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180765   |      | 0    |          | \$1689.61 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180766   |      | 0    |          | \$2013.48 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180767   |      | 0    |          | \$2039.24 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180768   |      | 0    |          | \$1651.12 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180769   |      | 0    |          | \$1466.65 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180770   |      | 0    |          | \$1904.20 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180771   |      | 0    |          | \$1743.06 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180772   |      | 0    |          | \$2032.30 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180773   |      | 0    |          | \$1294.62 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180774   |      | 0    |          | \$1867.49 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180775   |      | 0    |          | \$1515.07 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180776   |      | 0    |          | \$1609.58 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180777   |      | 0    |          | \$1554.41 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180778   |      | 0    |          | \$2365.49 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180779   |      | 0    |          | \$1649.70 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180780   |      | 0    |          | \$5432.21 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180781   |      | 0    |          | \$2252.74 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180782   |      | 0    |          | \$1858.76 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180783   |      | 0    |          | \$1796.08 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180784   |      | 0    |          | \$2022.40 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180785   |      | 0    |          | \$1724.65 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180786   |      | 0    |          | \$890.67  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180787   |      | 0    |          | \$1639.18 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180788   |      | 0    |          | \$1798.24 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180789   |      | 0    |          | \$1607.02 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180790   |      | 0    |          | \$1741.01 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180791   |      | 0    |          | \$1323.07 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180792   |      | 0    |          | \$1602.29 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180793   |      | 0    |          | \$1669.04 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180794   |      | 0    |          | \$1781.81 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180795   |      | 0    |          | \$1852.24 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180796   |      | 0    |          | \$1446.43 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180797   |      | 0    |          | \$1890.04 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180798   |      | 0    |          | \$636.93  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180799   |      | 0    |          | \$1871.52 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180800   |      | 0    |          | \$1705.29 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180801   |      | 0    |          | \$1696.91 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180802   |      | 0    |          | \$1855.09 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180803   |      | 0    |          | \$1867.69 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180804   |      | 0    |          | \$1955.06 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180805   |      | 0    |          | \$986.46  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180806   |      | 0    |          | \$1180.42 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180807   |      | 0    |          | \$2019.01 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180808   |      | 0    |          | \$918.34  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180809   |      | 0    |          | \$1648.41 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180810   |      | 0    |          | \$1967.06 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180811   |      | 0    |          | \$1275.56 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180812   |      | 0    |          | \$1555.49 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180813   |      | 0    |          | \$2285.10 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180814   |      | 0    |          | \$2376.15 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180815   |      | 0    |          | \$2137.74 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180816   |      | 0    |          | \$1962.64 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180817   |      | 0    |          | \$2138.22 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180818   |      | 0    |          | \$2197.63 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180819   |      | 0    |          | \$3938.88 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180820   |      | 0    |          | \$1988.18 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180821   |      | 0    |          | \$2546.52 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180822   |      | 0    |          | \$1334.08 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180823   |      | 0    |          | \$1761.36 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180824   |      | 0    |          | \$2511.27 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180825   |      | 0    |          | \$2169.58 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180826   |      | 0    |          | \$3609.49 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180827   |      | 0    |          | \$1406.01 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180828   |      | 0    |          | \$2052.96 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180829   |      | 0    |          | \$1938.40 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180830   |      | 0    |          | \$2702.31 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180831   |      | 0    |          | \$737.75  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180832   |      | 0    |          | \$833.56  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180833   |      | 0    |          | \$1390.94 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180834   |      | 0    |          | \$2111.05 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180835   |      | 0    |          | \$3012.72 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180836   |      | 0    |          | \$2044.88 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180837   |      | 0    |          | \$1811.17 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180838   |      | 0    |          | \$2029.23 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180839   |      | 0    |          | \$1662.93 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180840   |      | 0    |          | \$1374.74 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180841   |      | 0    |          | \$1683.43 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180842   |      | 0    |          | \$1696.68 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180843   |      | 0    |          | \$1401.20 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180844   |      | 0    |          | \$1305.58 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180845   |      | 0    |          | \$2504.31 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180846   |      | 0    |          | \$2614.80 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180847   |      | 0    |          | \$2047.47 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180848   |      | 0    |          | \$1721.97 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180849   |      | 0    |          | \$1149.09 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180850   |      | 0    |          | \$1921.62 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180851   |      | 0    |          | \$2035.89 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180852   |      | 0    |          | \$1505.32 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180853   |      | 0    |          | \$2112.82 | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180854   |      | 0    |          | \$2981.75 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180855   |      | 0    |          | \$2849.54 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180856   |      | 0    |          | \$1752.69 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180857   |      | 0    |          | \$1722.70 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180858   |      | 0    |          | \$1378.67 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180859   |      | 0    |          | \$1522.55 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180860   |      | 0    |          | \$1549.85 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180861   |      | 0    |          | \$1594.51 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180862   |      | 0    |          | \$1273.49 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180863   |      | 0    |          | \$2227.30 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180864   |      | 0    |          | \$60.04   | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180865   |      | 0    |          | \$523.62  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180866   |      | 0    |          | \$2681.41 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180867   |      | 0    |          | \$2967.09 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180868   |      | 0    |          | \$2062.29 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180869   |      | 0    |          | \$2959.30 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180870   |      | 0    |          | \$1488.20 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180871   |      | 0    |          | \$2864.63 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180872   |      | 0    |          | \$1650.72 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180873   |      | 0    |          | \$2171.86 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180874   |      | 0    |          | \$1599.52 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180875   |      | 0    |          | \$1060.47 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180876   |      | 0    |          | \$1361.03 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180877   |      | 0    |          | \$2618.10 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180878   |      | 0    |          | \$1659.71 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180879   |      | 0    |          | \$2273.56 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180880   |      | 0    |          | \$1036.29 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180881   |      | 0    |          | \$1619.19 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180882   |      | 0    |          | \$1410.33 | 0        |



## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME | DD AMT    | VOID AMT |
|----------------------|------------|----------|------|------|----------|-----------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180883   |      | 0    |          | \$1996.69 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180884   |      | 0    |          | \$740.52  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180885   |      | 0    |          | \$4543.56 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180886   |      | 0    |          | \$1888.20 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180887   |      | 0    |          | \$1804.14 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180888   |      | 0    |          | \$3078.46 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180889   |      | 0    |          | \$1301.94 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180890   |      | 0    |          | \$1531.67 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180891   |      | 0    |          | \$757.38  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180892   |      | 0    |          | \$1824.45 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180893   |      | 0    |          | \$1262.43 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180894   |      | 0    |          | \$1033.75 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180895   |      | 0    |          | \$1649.41 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180896   |      | 0    |          | \$1544.79 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180897   |      | 0    |          | \$2327.34 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180898   |      | 0    |          | \$1923.48 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180899   |      | 0    |          | \$1732.98 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180900   |      | 0    |          | \$1834.24 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180901   |      | 0    |          | \$1646.75 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180902   |      | 0    |          | \$1421.68 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180903   |      | 0    |          | \$2689.13 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180904   |      | 0    |          | \$1669.94 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180905   |      | 0    |          | \$1351.33 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180906   |      | 0    |          | \$756.67  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180907   |      | 0    |          | \$2044.49 | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180908   |      | 0    |          | \$462.18  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180909   |      | 0    |          | \$916.61  | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180910   |      | 0    |          | \$85.36   | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180911   |      | 0    |          | \$828.63  | 0        |

## Payroll Direct Deposits / Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME    | DD AMT         | VOID AMT |
|----------------------|------------|----------|------|------|-------------|----------------|----------|
| PAYROLL - 2021-06-24 | 6/24/2021  | 180912   |      | 0    |             | \$330.30       | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180913   |      | 0    |             | \$726.82       | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180914   |      | 0    |             | \$375.59       | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180915   |      | 0    |             | \$1648.93      | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180916   |      | 0    |             | \$642.00       | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180917   |      | 0    |             | \$829.82       | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180918   |      | 0    |             | \$1542.49      | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180919   |      | 0    |             | \$1111.01      | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180920   |      | 0    |             | \$662.94       | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180921   |      | 0    |             | \$1661.36      | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180922   |      | 0    |             | \$991.82       | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180923   |      | 0    |             | \$1705.07      | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180924   |      | 0    |             | \$955.57       | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180925   |      | 0    |             | \$638.20       | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180926   |      | 0    |             | \$1396.54      | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180927   |      | 0    |             | \$516.04       | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180928   |      | 0    |             | \$1481.41      | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180929   |      | 0    |             | \$530.61       | 0        |
| PAYROLL - 2021-06-24 | 6/24/2021  | 180930   |      | 0    |             | \$792.56       | 0        |
| PAYROLL - 2021-06-24 | TOTALS:    |          |      |      |             | \$1,186,535.28 | 0        |
| PAYROLL - 2021-06-25 | 6/25/2021  | 180931   |      | 0    |             | \$7075.00      | 0        |
| PAYROLL - 2021-06-25 | 6/25/2021  | 180932   |      | 0    |             | \$49.00        | 0        |
| PAYROLL - 2021-06-25 | 6/25/2021  | 180933   |      | 0    |             | \$357.50       | 0        |
| PAYROLL - 2021-06-25 | 6/25/2021  | 180934   |      | 0    |             | \$433.78       | 0        |
| PAYROLL - 2021-06-25 | 6/25/2021  | 180935   |      | 0    |             | \$236.00       | 0        |
| PAYROLL - 2021-06-25 | 6/25/2021  | 180936   |      | 0    |             | \$8084.50      | 0        |
| PAYROLL - 2021-06-25 | 6/25/2021  | 180937   |      | 0    |             | \$5937.41      | 0        |
| PAYROLL - 2021-06-25 | TOTALS:    |          |      |      |             | \$22,173.19    | 0        |
|                      |            |          |      |      | Grand Total | \$2,414,066.29 | 0        |

## Pension Checks 6/1/2021 - 6/30/2021

| CHECK TYPE           | CHECK DATE | CHECKNBR | VOID | EMP# | EMP NAME    | DD AMT      |
|----------------------|------------|----------|------|------|-------------|-------------|
| PENSION - 2021-06-30 | 6/30/2021  | 5861     | N    | 0    |             | \$843.48    |
| PENSION - 2021-06-30 | 6/30/2021  | 5862     | N    | 0    |             | \$830.89    |
| PENSION - 2021-06-30 | 6/30/2021  | 5863     | N    | 0    |             | \$419.93    |
| PENSION - 2021-06-30 | 6/30/2021  | 5864     | N    | 0    |             | \$1098.09   |
| PENSION - 2021-06-30 | 6/30/2021  | 5865     | N    | 0    |             | \$624.81    |
| PENSION - 2021-06-30 | 6/30/2021  | 5866     | N    | 0    |             | \$618.14    |
| PENSION - 2021-06-30 | 6/30/2021  | 5867     | N    | 0    |             | \$1354.47   |
| PENSION - 2021-06-30 | 6/30/2021  | 5868     | N    | 0    |             | \$704.84    |
| PENSION - 2021-06-30 | 6/30/2021  | 5869     | N    | 0    |             | \$676.03    |
| PENSION - 2021-06-30 | 6/30/2021  | 5870     | N    | 0    |             | \$743.53    |
| PENSION - 2021-06-30 | 6/30/2021  | 5871     | N    | 0    |             | \$932.12    |
| PENSION - 2021-06-30 | 6/30/2021  | 5872     | N    | 0    |             | \$990.43    |
| PENSION - 2021-06-30 | 6/30/2021  | 5873     | N    | 0    |             | \$2879.89   |
| PENSION - 2021-06-30 | 6/30/2021  | 5874     | N    | 0    |             | \$1069.66   |
| PENSION - 2021-06-30 | 6/30/2021  | 5875     | N    | 0    |             | \$303.71    |
| PENSION - 2021-06-30 | 6/30/2021  | 5876     | N    | 0    |             | \$688.24    |
| PENSION - 2021-06-30 | 6/30/2021  | 5877     | N    | 0    |             | \$949.65    |
| PENSION - 2021-06-30 | 6/30/2021  | 5878     | N    | 0    |             | \$430.54    |
| PENSION - 2021-06-30 | 6/30/2021  | 5879     | N    | 0    |             | \$556.95    |
| PENSION - 2021-06-30 | 6/30/2021  | 5880     | N    | 0    |             | \$294.22    |
| PENSION - 2021-06-30 | 6/30/2021  | 5881     | N    | 0    |             | \$207.14    |
| PENSION - 2021-06-30 | 6/30/2021  | 5882     | N    | 0    |             | \$966.80    |
| PENSION - 2021-06-30 | 6/30/2021  | 5883     | N    | 0    |             | \$1201.02   |
| PENSION - 2021-06-30 | 6/30/2021  | 5884     | N    | 0    |             | \$791.47    |
| PENSION - 2021-06-30 | 6/30/2021  | 5885     | N    | 0    |             | \$1957.58   |
| PENSION - 2021-06-30 | 6/30/2021  | 5886     | N    | 0    |             | \$311.59    |
| PENSION - 2021-06-30 | 6/30/2021  | 5887     | N    | 0    |             | \$745.99    |
| PENSION - 2021-06-30 | TOTALS:    |          |      |      |             | \$23,191.21 |
|                      |            |          |      |      | Grand Total | \$23,191.21 |



## COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Items of Business

Core Focus Area I - Promote Financial Stability & Operational Effectiveness

**Subject:**

Resolution No. 91-21, Authorizing the 2021 Byrne Justice Grant Interlocal Agreement

Department:

Police

Ordinance/Resolution Number:

91-21

Document Type:

Resolution

**Recommended Motion:**

Adopt Resolution No. 91-21, authorizing the City Manager to sign and execute an agreement with the City of Kennewick and the County of Benton for distribution of funds from the 2021 Byrne Justice Assistance Grant (JAG) Program.

**Summary:**

The 2021 Byrne Justice Assistance Grant (JAG) Program Interlocal Agreement is between Kennewick, Richland, and Benton County. The City of Kennewick has agreed to be the applicant and fiscal agent for the JAG Program funding, and has been awarded \$31,870. The City of Richland's share of the JAG Program funding is \$7,968, which will be used for bicycles for patrol and non-ballistic helmet visors for crowd control helmets as stated in the proposed interlocal agreement.

Staff recommends adoption of Resolution No. 91-21.

Fiscal Impact:

Richland Police Department will receive \$7,968 with no matching funds obligation.

**Attachments:**

1. Resolution No. 91-21
2. Draft Interlocal Agreement - 2021 Byrne JAG Program Funds

RESOLUTION NO. 91-21

A RESOLUTION of the City of Richland authorizing an interlocal agreement with Benton County and the City of Kennewick for the 2021 Edward Byrne Memorial Justice Assistance Grant (JAG) Program funds.

WHEREAS, the City of Kennewick is the applicant and fiscal agent for the regional 2021 Edward Byrne Memorial Justice Assistance Grant (JAG) Program funds; and

WHEREAS, the total funding award is \$31,870, which will be allocated between Benton County and the cities of Kennewick and Richland; and

WHEREAS, Richland's share of the program funding is \$7,968; and

WHEREAS, Benton County and the cities of Kennewick and Richland desire to enter into an interlocal agreement to allocate the distribution of funds from the City of Kennewick to the City of Richland and Benton County; and

WHEREAS, entering into the proposed interlocal agreement for receipt of Byrne JAG Program funds serves the best interests of the parties and the public.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland that the City Manager is authorized to sign and execute an interlocal agreement with the City of Kennewick and the County of Benton for distribution of 2021 Edward Byrne Memorial Justice Assistance Grant (JAG) Program funds.

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 20<sup>th</sup> day of July, 2021.

\_\_\_\_\_  
Ryan Lukson, Mayor

Attest:

Approved as to form:

\_\_\_\_\_  
Jennifer Rogers, City Clerk

\_\_\_\_\_  
Heather Kintzley, City Attorney

**THE STATE OF WASHINGTON  
COUNTY OF BENTON**

**KNOW ALL BY THESE PRESENT**

**INTERLOCAL AGREEMENT  
BETWEEN  
THE CITY OF KENNEWICK, WA  
THE CITY OF RICHLAND, WA  
AND  
COUNTY OF BENTON, WA**

**2021 BYRNE JUSTICE ASSISTANCE GRANT (JAG) PROGRAM AWARD**

This Agreement is made and entered into this **DATE**, by and between The County of Benton, acting by and through its governing body, the Benton County Commissioners (hereinafter referred to as COUNTY) and the City of Kennewick, acting by and through its governing body, the Kennewick City Council (hereinafter referred to as KENNEWICK), and Richland, acting by and through its governing body, the Richland City Council (hereinafter referred to as RICHLAND), all three of Benton County, State of Washington, witnesseth:

**WHEREAS**, this Agreement is made under the authority of RCW 39.34; and,

**WHEREAS**, each governing body, in performing governmental functions or in paying for the performance of governmental functions hereunder, shall make that performance or those payments from current revenues legally available to that party; and,

**WHEREAS**, each governing body finds that the performance of this Agreement is in the best interests of all parties, that the undertaking will benefit the public, and that the division of costs fairly compensates the performing party for the services or functions under this Agreement; and,

**WHEREAS**, the total award to KENNEWICK, RICHLAND and COUNTY is \$31,870, which will be shared between KENNEWICK, RICHLAND, and COUNTY, as they are certified as disparate, therefore requiring one application and award to be shared between all three jurisdictions; and,

**WHEREAS**, KENNEWICK, RICHLAND and COUNTY believe it to be in their best interests to reallocate the JAG funds.

**NOW THEREFORE, KENNEWICK, RICHLAND and COUNTY agree as follows:**

**Section 1.**

KENNEWICK is the fiscal agent for this grant as only one jurisdiction can make application for the funds. KENNEWICK agrees to pay RICHLAND a total of \$7,968 and COUNTY a total of \$4,780 of JAG funds from the 2021 award.

## **Section 2.**

COUNTY agrees to use \$4,780 for secure storage in marked patrol vehicles.

## **Section 3.**

RICHLAND agrees to use \$7,968 to acquire bicycles for patrol and non-ballistic helmet visors for crowd control helmets.

## **Section 4.**

KENNEWICK agrees to use \$19,122 to purchase five in-car computers for patrol and detective vehicles.

## **Section 5.**

RICHLAND and COUNTY agree to submit timely quarterly reports to KENNEWICK, the grantee/fiscal agency, by the fifth calendar day at the end of each quarter (January 5, April 5, July 5 and October 5), consistent with, and for the purpose of compliance with the reporting requirements for the JAG program.

## **Section 6.**

Nothing in the performance of this Agreement shall impose any liability on KENNEWICK for claims against COUNTY or RICHLAND, or on COUNTY or RICHLAND for claims against KENNEWICK.

## **Section 7.**

Any party hereto may terminate this Agreement upon one hundred and twenty (120) days notice in writing either personally delivered or mailed postage-prepaid by certified mail, return receipt requested, to the other party's contract representative listed in Section 13 for the purposes of giving notice under this paragraph. If this Agreement is so terminated, the parties shall be liable only for performance rendered or costs incurred in accordance with the terms of this Agreement prior to the effective date of termination. Termination of this Agreement by any party shall not affect or diminish authority exercised prior to delivery of required notice of termination.

## **Section 8.**

Each party to this Agreement shall be responsible for its own actions in providing services under this agreement and shall not be liable for any civil liability that may arise from the furnishing of the services by the other party.

### **Section 9.**

The parties to this Agreement do not intend for any third party to obtain any right by virtue of this Agreement.

### **Section 10.**

By entering into this Agreement, the parties do not intend to create any obligations express or implied other than those set out herein; further, this Agreement shall not create any rights in any party not a signatory hereto.

### **Section 11.**

The term of this Agreement shall be from the date of signing through September 30, 2024.

### **Section 12.**

By signing below, the signor certifies that he or she has the authority to sign this Agreement on behalf of the party, and the party agrees to the terms of this Agreement.

### **Section 13.**

Each party shall have a contract representative. Each party may change its representative upon providing written notice to the other parties. The parties' representatives are as follows:

Benton County: Sheriff Jerry Hatcher  
City of Richland: Chief John Bruce  
City of Kennewick: Chief Ken Hohenberg

### **Section 14.**

The parties agree that this Agreement is the complete expression of its terms and conditions. Any oral or written representations or understanding not incorporated in this Agreement are specifically excluded.



**City of Kennewick, Washington**

\_\_\_\_\_  
DON BRITAIN, Mayor

ATTEST:

\_\_\_\_\_  
TERRI WRIGHT, City Clerk

APPROVED AS TO FORM:  
Contract Authorization

\_\_\_\_\_  
LISA BEATON, City Attorney

**City of Richland, Washington**

\_\_\_\_\_  
JON AMUNDSON, ICMA-CM  
Interim City Manager

ATTEST:

\_\_\_\_\_  
JENNIFER ROGERS, City Clerk

APPROVED AS TO FORM:  
Contract Authorization

\_\_\_\_\_  
HEATHER KINTZLEY, City Attorney

**County of Benton, Washington**

\_\_\_\_\_  
Chairman of Benton County  
Commission

APPROVED AS TO FORM:

\_\_\_\_\_  
Deputy Prosecuting Attorney



## COUNCIL AGENDA ITEM COVERSHEET

Council Date: 7/20/2021

Agenda Category: Items of Business

Core Focus Area 3 - Increase Economic Vitality

**Subject:**

Resolution No. 95-21, Accepting a Request for Annexation of 300.1 Acres in North Richland (U.S. Department of Energy)

**Department:**

Development Services

**Ordinance/Resolution Number:**

**Document Type:**

Resolution

**Recommended Motion:**

Adopt Resolution No. 95-21, accepting a request for annexation and directing the Planning Commission to conduct a public hearing to determine the appropriate zoning classification for the annexation area prior to returning the item to City Council for further review.

**Summary:**

Pacific Northwest National Laboratory (PNNL), on behalf of the United States Department of Energy (DOE), has submitted a formal request to the City of Richland for the annexation of approximately 300.1 acres of land described as Assessor's Tax Parcel Nos. 111080000000000 and 114081000001003 and generally located north of the intersection of Horn Rapids Road and George Washington Way, east of Stevens Drive, west of the Columbia River, and south of the area known as the "300 Area."

City Council is required by state law to meet with the annexation proponent(s) to discuss the merits of the request during a regular city council meeting. At this stage of the annexation process, Council deliberates over the annexation proposal and has the authority to decide if it will be accepted as proposed, rejected, or modified at Council's direction.

Adoption of Resolution No. 95-21 authorizes the property owner(s) to formally submit a petition/application to the City's Development Services Department to officially begin the annexation process, and directs the Richland Planning Commission to conduct a public hearing to determine the appropriate zoning classification(s) for the site prior to returning the item to City Council for further review and processing.

Staff recommends adoption of Resolution No. 95-21.

**Fiscal Impact:**

None.

**Attachments:**

1. Resolution No. 95-21
2. Map of Proposed Annexation Area
3. Application Materials

## RESOLUTION NO. 95-21

A RESOLUTION of the City of Richland accepting a request for annexation of approximately 300.1 acres of land owned by the United States Department of Energy, described as Assessor's Tax Parcel Nos. 111080000000000 and 114081000001003 and generally located north of the intersection of Horn Rapids Road and George Washington Way, east of Stevens Drive, west of the Columbia River, with the northern boundary being the south fence line of the "300 Area" in Sections 10, 11, 14 and 15, Township 10 North, Range 28 East W.M., Benton County, Washington.

WHEREAS, the City received a written request for annexation of properties owned by the United States Department of Energy; and

WHEREAS, on July 6, 2021, Richland City Council was presented with the request for annexation and passed Resolution No. 79-21, establishing July 20, 2021 as the date for Council to meet with the proponents of the annexation; and

WHEREAS, as required by RCW 35.13.125, Richland City Council met with the annexation proponents on July 20, 2021 and reviewed the proposed annexation.

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

Section 1. The City of Richland hereby accepts the request for annexation subject to the following conditions:

1. That the annexation be accepted as proposed.
2. That simultaneous adoption of the City's Comprehensive Plan for the proposed annexation is required.
3. That the City requires the assumption of an appropriate share of all existing City indebtedness by the area to be annexed.

Section 2. The Richland Planning Commission is hereby directed to review the proposal and forward a recommendation to City Council as to the most appropriate zoning designation(s) for the area proposed for annexation.

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 20<sup>th</sup> day of July, 2021.

\_\_\_\_\_  
Ryan Lukson, Mayor

Attest:

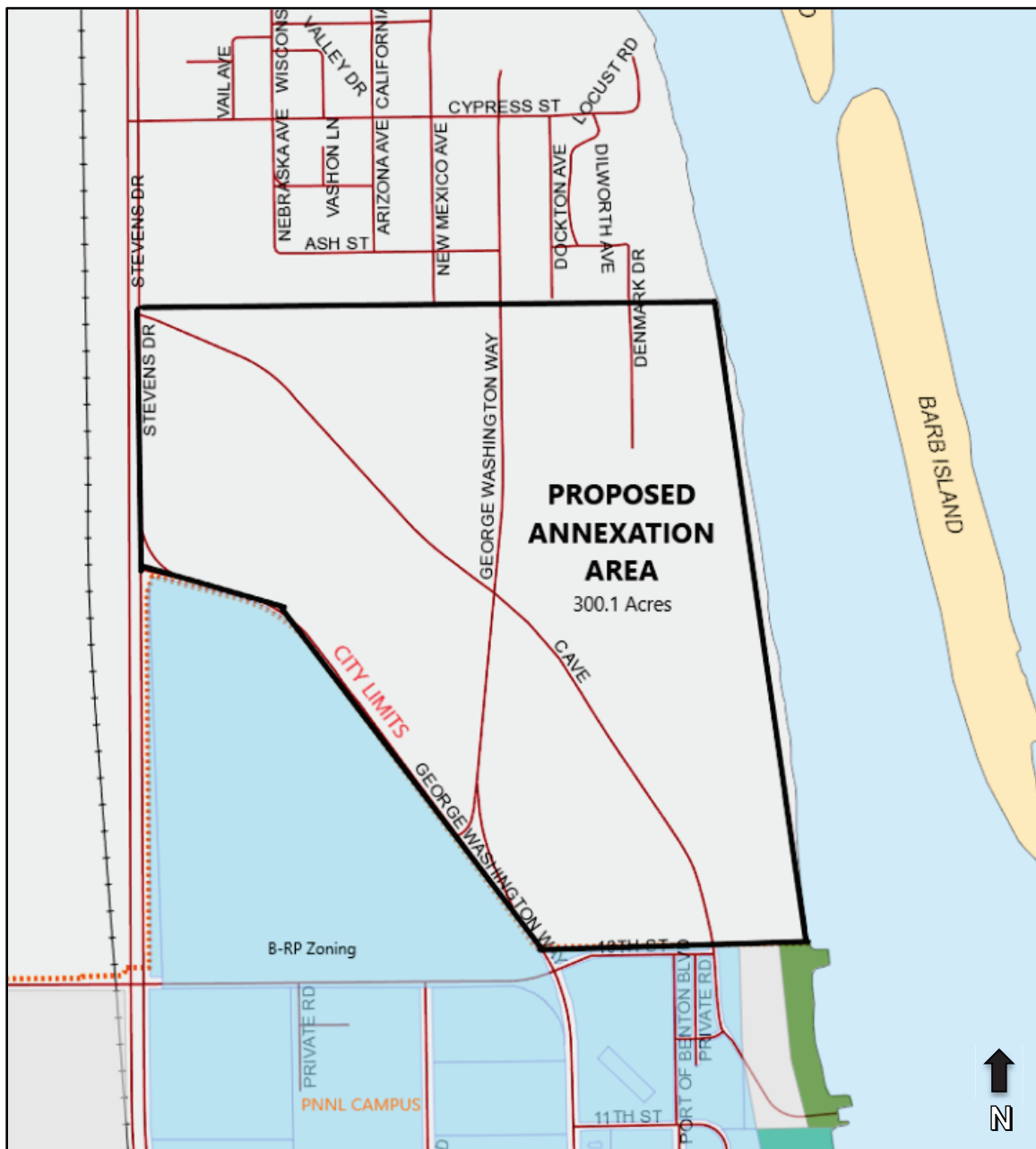
Approved as to form:

\_\_\_\_\_  
Jennifer Rogers, City Clerk

\_\_\_\_\_  
Heather Kintzley, City Attorney

## 2021 North Campus Annexation Request

### EXHIBIT 1A – Overall Annexation Area





902 Battelle Boulevard  
P.O. Box 999, MSIN J2-33  
Richland, WA 99352  
(509) 372-4826  
[tracy.spooner@pnnl.gov](mailto:tracy.spooner@pnnl.gov)  
[www.pnnl.gov](http://www.pnnl.gov)

**OUT-0172-2021**

May 17, 2021

Mr. Mike Stevens  
Planning Manager  
City of Richland  
625 Swift Boulevard, MS-35  
Richland, WA 99352

Dear Mr. Stevens:

**CONTRACT NO. DE-AC05-76RL01830 – SUBMITTAL OF APPLICATION FOR  
ANNEXATION FOR THE PACIFIC NORTHWEST NATIONAL LABORATORY NORTH  
CAMPUS**

On behalf of the US Department of Energy (DOE) Office of Science, Pacific Northwest Site Office, please accept this letter as a formal request for the City of Richland to consider annexation of 300 acres of land owned by DOE. Please find the Application for Annexation and Exhibits attached.

The property is located north of the Pacific Northwest National Laboratory campus, is within the City of Richland's urban growth area, and consists of two parcels identified as follows:

- 1) 111080000000000 – 85.6 Acres (*portion of primary parcel per Record Survey 4768*)
- 2) 114081000001003 – 214.5 Acres (*per Record Survey 3673*)

The specific acreage and legal descriptions are found on the attached record of surveys from Rogers Surveying, Inc., exhibits 2A & 2B.

If you have any questions or comments, please contact me at (509) 372-4826 or Aaron Lambert, Facilities and Infrastructure Strategic Planner, at (509) 371-7038 or email [aaron.lambert@pnnl.gov](mailto:aaron.lambert@pnnl.gov).

Sincerely,

Tracy Spooner Digitally signed by Tracy Spooner  
Date: 2021.05.17 20:15:11 -07'00'

Tracy L. Spooner  
Division Director  
Campus Development



OUT-0172-2021

Mr. Mike Stevens  
May 17, 2021  
Page 2

TLS/ATL/tpr/ral

Attachment (s): as stated

cc: Ryan Kilbury, PNSO  
Dana M. Storms, PNNL



## Application for Annexation

**Note: A Pre-Application meeting is required prior to submittal of an application.**

### PROPERTY OWNER INFORMATION

☐ Contact Person

Owner: United States Department of Energy, Pacific Northwest Site Office - Office of Science

Address: P.O. Box 350, MS K9-42, Richland, WA 99352

Phone: (509) 372-4005

Email:

### APPLICANT INFORMATION (if different)

☒ Contact Person

Company:

UBI# N/A

Contact: Ryan Kilbury, Business Division Director

Address:

Phone: (509) 372-4030

Email: Ryan.Kilbury@Science.doe.gov

### DESCRIPTION OF REQUEST

The Department of Energy is seeking to annex approximately 300.1 acres of land found within two parcels on the north end of the PNNL Richland Campus. The land is in unincorporated Benton County and the City of Richland Urban Growth Area. The location of the undeveloped land is generally north of the intersection of Horn Rapids Rd. and George Washington Way, east of Stevens Drive, west of the Columbia River with the northern boundary being the south fence line of the "300 Area".

### PROPERTY INFORMATION

Parcel #: A) 111080000000000 B) 114081000001003

Legal Description: See attached Record of Survey #'s 3673 & 4768

Current Comp. Plan: BRP & NOS

Requested Zoning: BRP & NOS

Size of Property: 300.1 Acres

Domestic Water Supply: ☒ City ☐ Private Well

Sewage Disposal: ☒ City ☐ Septic

Irrigation Source: ☒ City ☐ Private Well ☐ Columbia Irrig. District ☐ Kennewick Irrig. District ☐ BMID

### APPLICATION MUST INCLUDE

1. Completed application and filing fee
2. A "Notice of Intent" form requesting annexation to the City of Richland
3. Full legal description of the proposed annexation area
4. A map showing all of the following: general vicinity of proposed annexation in relation to the City of Richland, the proposed boundaries of the annexation, and all public roads near the annexation area
5. Other information as determined by the Administrator

### ANSWER QUESTIONS BELOW AS COMPLETELY AS POSSIBLE – USE ADDITIONAL SHEET(S) IF NECESSARY

Why are you requesting annexation into the City of Richland?

The intent of the annexation is so that the entirety of the land managed by the Department of Energy, Office of Science is located under the same local jurisdiction. Future development in this area is dependent on city services such as water, sewer and electrical, which is already provided by the city of Richland under a previous agreement. Incorporation into the City is consistent with the level of services already provide and future services such as Fire and Emergency.



What use, building or structure is intended for the property?

The planned use of the property is to support the future expansion of the PNNL Richland Campus with laboratory and research buildings and supporting facilities. The development will be similar to the development on other parts of the PNNL Richland campus to the south. The future development will be incremental and likely occur from the south to the north with phased infrastructure extensions.

What changes have occurred in the area that justify the requested annexation?

PNNL has entered into an agreement with the City of Richland to provide fire protection for the buildings north of Horn Rapids and the adjacent 300 area to the north of the campus which includes the subject area. This increase in city services aligns with the City's comprehensive plan to expand jurisdictional boundaries to the north. The provision of city fire response is consistent with existing city services such as water and sewer.

Are there any other properties in your neighborhood that could be part of your annexation request? If so, have you spoken to the owners about joining your annexation request?

The remaining property in the 300 Area is managed by a different office of the Department of Energy, the Office of Environmental Management (EM) and has no plans for future development.

I authorize employees and officials of the City of Richland the right to enter and remain on the property in question to determine whether a permit should be issued and whether special conditions should be placed on any issued permit. I have the legal authority to grant such access to the property in question.

I also acknowledge that if a permit is issued for land development activities, no terms of the permit can be violated without further approval by the permitting entity. I understand that the granting of a permit does not authorize anyone to violate in any way any federal, state, or local law/regulation pertaining to development activities associated with a permit.

I hereby certify under penalty of perjury under the laws of the State of Washington that the following is true and correct:

1. I have read and examined this permit application and have documented all applicable requirements on the submittals.
2. The information provided in this application contains no misstatement of fact.
3. I am the owner(s), the authorized agent(s) of the owner(s) of the above referenced property, or I am currently a licensed contractor or specialty contractor under Chapter 18.27 RCW or I am exempt from the requirements of the Chapter 18.27 RCW.
4. I understand this permit is subject to all other local, state, and federal regulations.

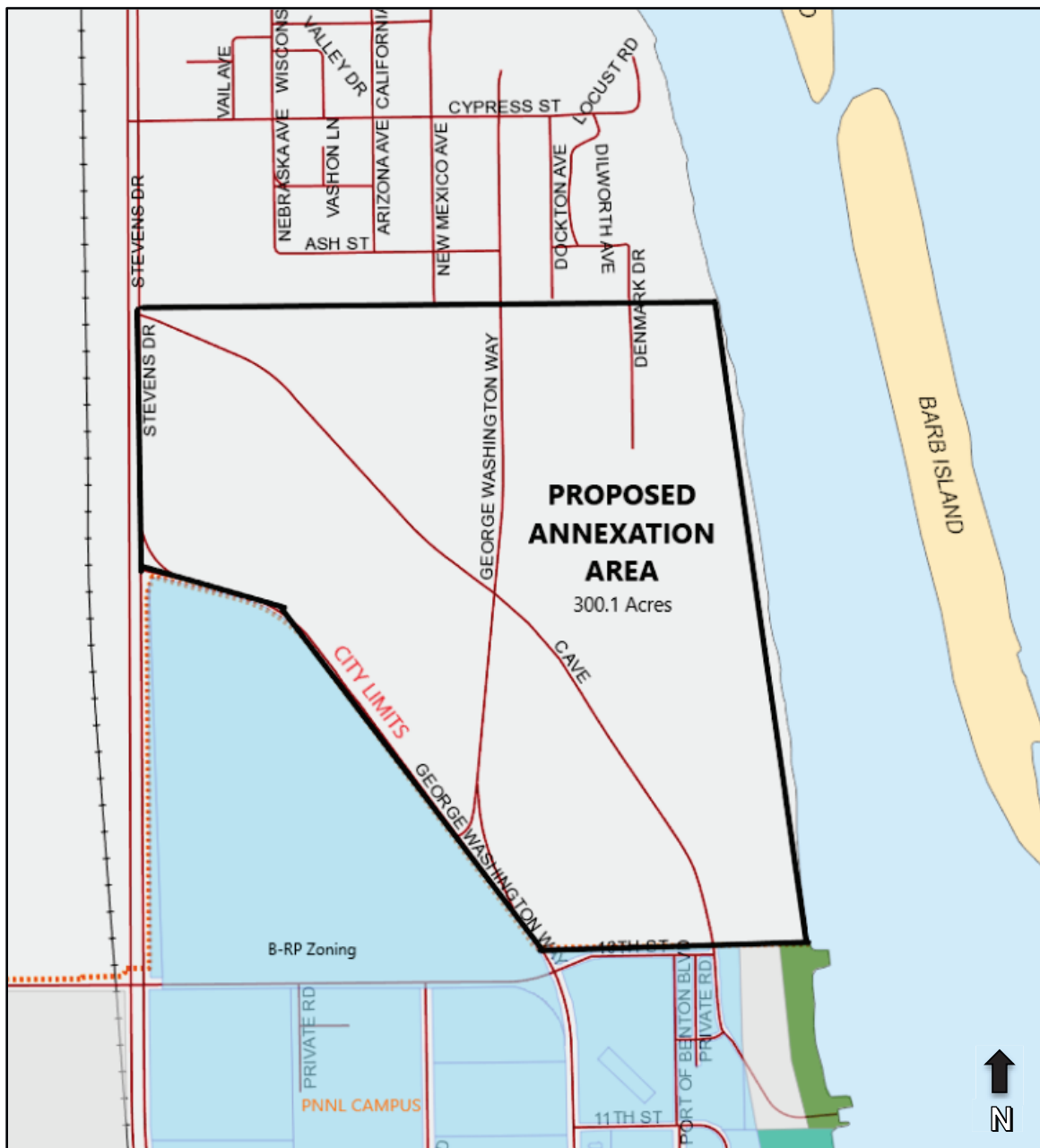
*Note: This application will not be processed unless the above certification is endorsed by an authorized agent of the owner(s) of the property in question and/or the owner(s) themselves. If the City of Richland has reason to believe that erroneous information has been supplied by an authorized agent of the owner(s) of the property in question and/or by the owner(s) themselves, processing of the application may be suspended.*

Applicant Printed Name: Ryan Kilbury

Applicant Signature: Ryan M. Kilbury Date 3/30/2021

## 2021 North Campus Annexation Request

### EXHIBIT 1A – Overall Annexation Area



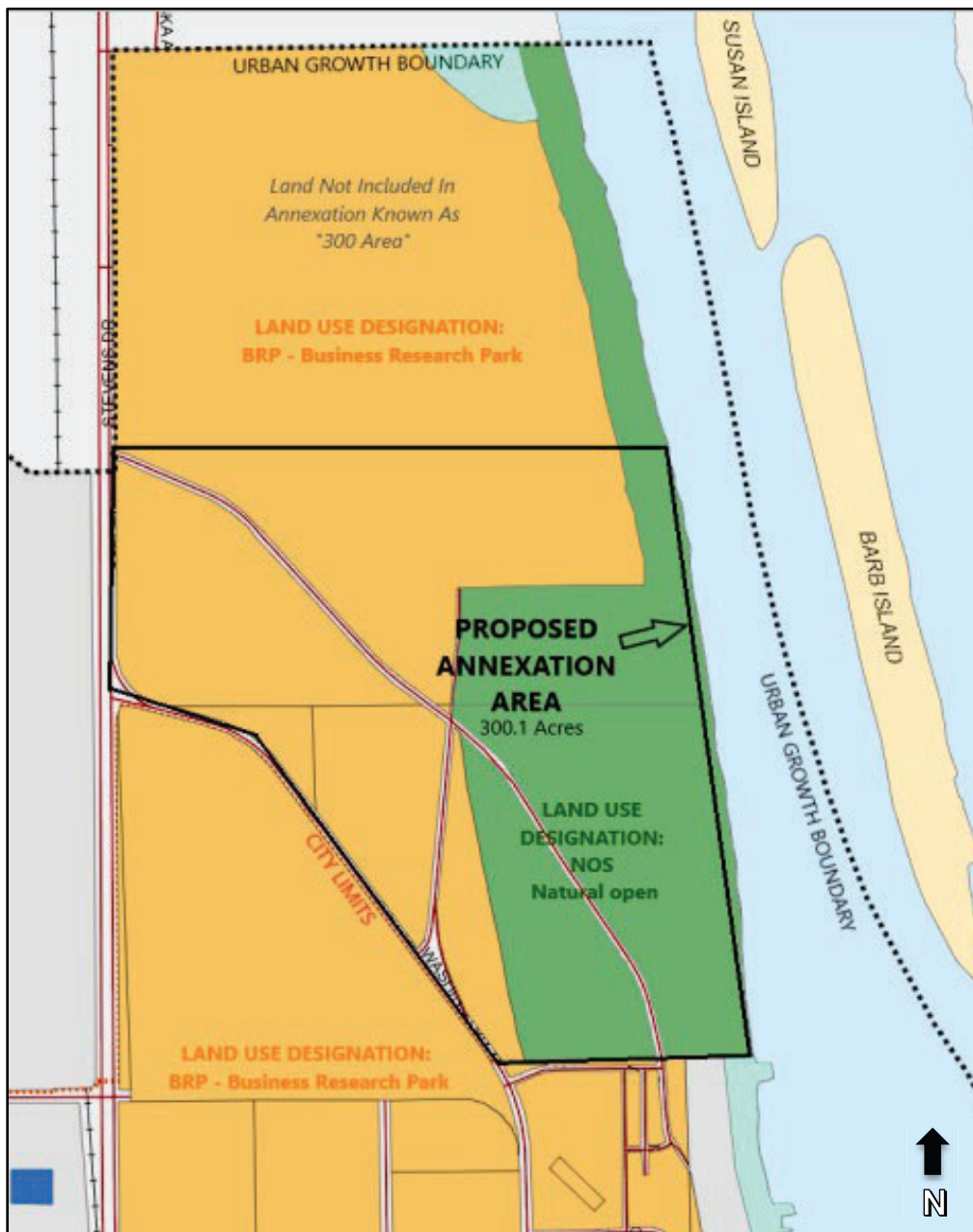
## 2021 North Campus Annexation Request

EXHIBIT 1B – Overall Annexation Area Aerial Photo



## 2021 North Campus Annexation Request

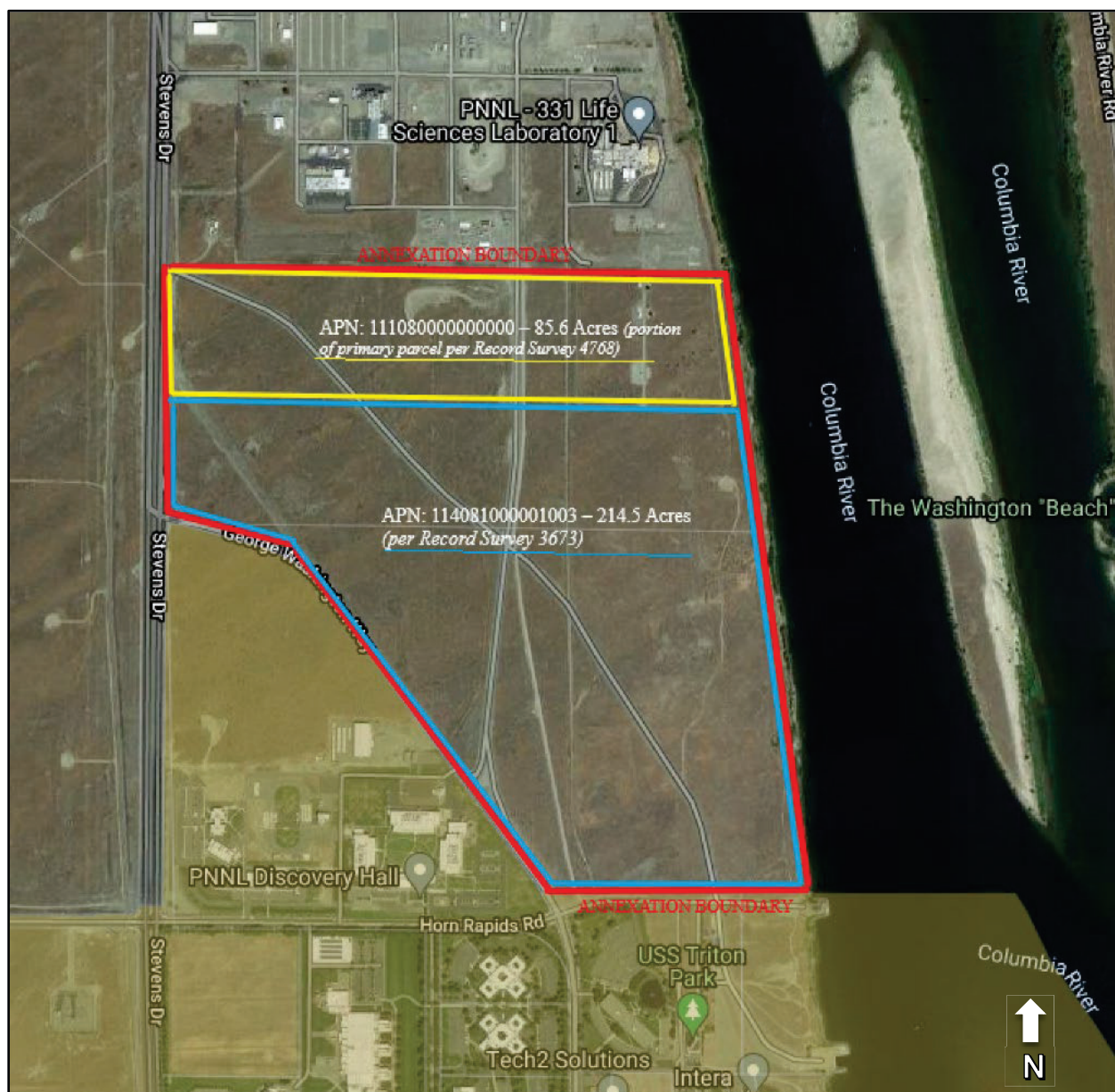
### EXHIBIT 1C – Annexation Area Comprehensive Plan Designations



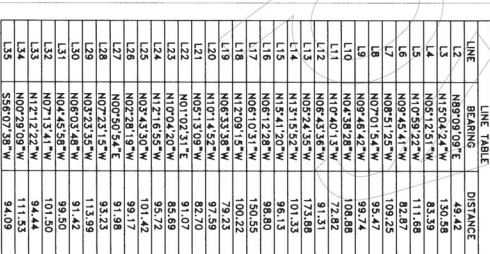


## 2021 North Campus Annexation Request

### EXHIBIT 1D – Annexation Parcels, Aerial Photo



FOR BATELLE MEMORIAL INSTITUTE  
PORTIONS OF SECTIONS 10, 11, 14 & 15  
TOWNSHIP 10 NORTH, RANGE 28 EAST, W.M.  
BENTON COUNTY, WASHINGTON



|  | LINE | LINE        | LINE | LINE | DISTANCE |
|--|------|-------------|------|------|----------|
|  |      | BEARING     |      |      |          |
|  | L1   | N15°04.2'W  |      |      | 130.58   |
|  | L4   | N05°12.5'W  |      |      | 83.59    |
|  | L5   | N10°59.22'W |      |      | 111.68   |
|  | L6   | N07°45.94'W |      |      | 82.87    |
|  | L7   | N05°51.92'W |      |      | 109.25   |
|  | L8   | N07°45.94'W |      |      | 93.74    |
|  | L9   | N05°44.33'W |      |      | 93.74    |
|  | L10  | N07°45.92'W |      |      | 108.88   |
|  | L11  | N10°40.1'W  |      |      | 72.82    |
|  | L12  | N05°42.55'W |      |      | 91.31    |
|  | L13  | N05°52.93'W |      |      | 173.88   |
|  | L14  | N15°41.12'W |      |      | 96.13    |
|  | L15  | N06°12.28'W |      |      | 98.80    |
|  | L16  | N08°10.51'W |      |      | 150.55   |
|  | L17  | N08°10.51'W |      |      | 100.22   |
|  | L18  | N10°59.15'W |      |      | 100.22   |
|  | L19  | N05°53.58'W |      |      | 79.53    |
|  | L20  | N05°53.58'W |      |      | 79.53    |
|  | L21  | N05°13.08'W |      |      | 82.20    |
|  | L22  | N10°04.20'W |      |      | 81.07    |
|  | L23  | N10°04.20'W |      |      | 85.69    |
|  | L24  | N12°16.55'W |      |      | 95.72    |
|  | L25  | N05°43.55'W |      |      | 101.42   |
|  | L26  | N05°43.55'W |      |      | 91.58    |
|  | L27  | N07°23.1'W  |      |      | 93.53    |
|  | L28  | N07°23.1'W  |      |      | 93.53    |
|  | L29  | N05°22.53'W |      |      | 113.99   |
|  | L30  | N06°04.24'W |      |      | 91.42    |
|  | L31  | N04°45.56'W |      |      | 99.50    |
|  | L32  | N07°15.41'W |      |      | 94.42    |
|  | L33  | N07°15.41'W |      |      | 94.42    |
|  | L34  | N08°29.09'W |      |      | 111.53   |
|  | L35  | S56°07.38'W |      |      | 94.09    |

1. GARY B. WAGNER, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF WASHINGTON REG.#30440, HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION IN AUGUST 2006, IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT, CHAPTER 50, LAWS OF 1973. FILED FOR RECORD AT THE REQUEST OF PNNL (BATTELLE).

Professional Land Surveyor Seal for Gary B. Wagner, State of Washington, No. 50440, Expires 11-09-03.

CLIENT  
BATTELLE PACIFIC NW DIVISION

NORTH RICHLAND, SEC'S 14 & 15 T.10N., R.28E.

|          |     |                 |                 |         |
|----------|-----|-----------------|-----------------|---------|
| URN, DI  | TXG | SCALE 1" = 300' | F. B. NO. NONE  | SHEET 1 |
| APPROVED | GBW | DATE 8-11-06    | LDDPROJ- 19706  | OF 2    |
|          |     |                 | FILE: 19706.DWG |         |

**DRS**  
ROGERS  
SURVEYING INC., P.S.  
1455 COLUMBIA PARK TRAIL  
RICHLAND, WA. 98352  
PHONE (509) 783-4141  
FAX: (509) 783-8994  
www.rogerssurveying.com

FILED FOR RECORD THIS 18 DAY OF Oct, 2006 A.D., AT 47

|                |                               |                    |
|----------------|-------------------------------|--------------------|
| <u>1000016</u> | <u>Bentons County Auditor</u> | <u>8006-037377</u> |
|                | <u>step card</u>              | <u>FEE NUMBER</u>  |

RECORD SURVEY NUMBER XX10281XX01



## FOR BATTELLE MEMORIAL INSTITUTE

BENTON COUNTY, WASHINGTON

PSE PARCEL

[illegible]HRT PARCEL

THOSE PORTIONS OF SECTIONS 14 AND 15, TOWNSHIP 10 NORTH, RANGE 28 EAST, OF THE WILLAMETTE MERIDIAN, BENTON COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

**SURVEY REFERENCES**  
A.E.C. MAP OF THE "BATTLE TRACT" DATED 10-8-64, DRAWING 58-1-1-880 IN AUDITOR'S WARRANTY DEED FROM THE CITY OF RICHLAND TO BATTLEILLE RECORDED IN AUDITOR'S FILE NO. 537208 (BATTLEILLE TRACT)  
QUIT CLAIM DEED FROM U.S.A. TO PORT OF BENIN RECORDED IN AUDITOR'S FILE NO. 531608 (PORT OF BENIN PROPERTY)  
EXISTING QUIT CLAIM DEED FROM U.S.A. TO CITY OF RICHLAND RECORDED IN AUDITOR'S FILE NO. 531608 (CITY OF RICHLAND PROPERTY)  
ATOMIC ENERGY COMMISSION SECTION MAPS OF SECTIONS 14 AND 15 (UNRECORDED)  
AUDITOR'S WARRANTY DEED FROM BATTLEILLE TO U.S.A., RECORDED IN AUDITOR'S FILE NO. 94-23027.

## NOTES

1. BASIS OF BEARING FOR THIS SURVEY IS THE EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 10 NORTH RANGE 28 EAST W.M., BENTON COUNTY, MISSOURI, REFERENCED TO THE WASHINGTON STATE PLANE COORDINATE SYSTEM, ZONE 16AD93/91. DATUM: ALL DISTANCES ARE TIE-CHAINED MEASUREMENTS.
2. O-BEATERS SET 5/4/52\* REBAR WITH YELLOW PLASTIC CAP STAMPED  
ASH-08N 35446-0.
3. \*-DENOTES FOUND EXISTING PROPERTY CORNER AS NOTED.
4. \*AS REFERENCED IN EXISTING DEED RECORDS, UNRECORDED A.E.C. MAPS  
AND CITY OF RICHLAND MAPS. (SEE NARRATIVE ABOVE)
5. (N) = MEASURED (R) = RECORD (C) = COMPUTED
6. (A/E) = RECORD BEARING & DISTANCE PER A/C PLAT OF SECTION 14.
7. THIS SURVEY WAS PERFORMED IN AUGUST, 2006 AND SUPERCEDES AND  
AMENDS RECORD SURVEY NO. 3393.
8. EQUIPMENT & PROCEDURES USED: THIS SURVEY WAS PERFORMED USING  
TRIANGLE 5700 GPS RECEIVERS CONFIGURED FOR REAL TIME KINEMATIC  
SURVEYING AND A TOPCON GTS-225 ELECTRONIC TOTAL STATION.
9. \*- INDICATES EXISTING U.S.C.A.G.S. BEACH MARK B-524. (DO NOT DESTROY)
- △ = INDICATES EXISTING U.S.C.A.G.S. BEACH MARK B-524. (DO NOT DESTROY)

## SURVEYOR'S CERTIFICATION

I, GARY B. WAGNER, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF WASHINGTON, REG.#30440, HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION IN AUGUST 2006, IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT, CHAPTER 50, LAWS OF 1973. FILED FOR RECORD AT THE REQUEST OF PNH (BATTELLE).

DATE 10/14/20

**ROGERS**  
SURVEYING INC., P.S.  
1455 COLUMBIA PARK TRAIL  
RICHLAND, WA. 99352  
PHONE (509) 783-4141  
FAX: (509) 783-6894  
[www.rogerssurveying.com](http://www.rogerssurveying.com)

## AUDITOR'S CERTIFICATION

FILED FOR RECORD THIS 18 DAY OF Oct, 2006 A.D., AT 47  
MINUTES PAST 10:00 A. M. AND RECORDED IN VOLUME 1 OF SURVEY'S  
PAGE 3673, AT THE REQUEST OF ROGERS SURVEYING.

Bobbie Gagner by Debra Moore  
BENTON COUNTY AUDITOR  
Rep Bond  
2006-034599  
FEE NUMBER

RECORD SURVEY NUMBER XX10281XX 01

REV: 09/13/06

BATTELLE PACIFIC NW DIVISION  
19706

| PROJECT | RECORD SURVEY |
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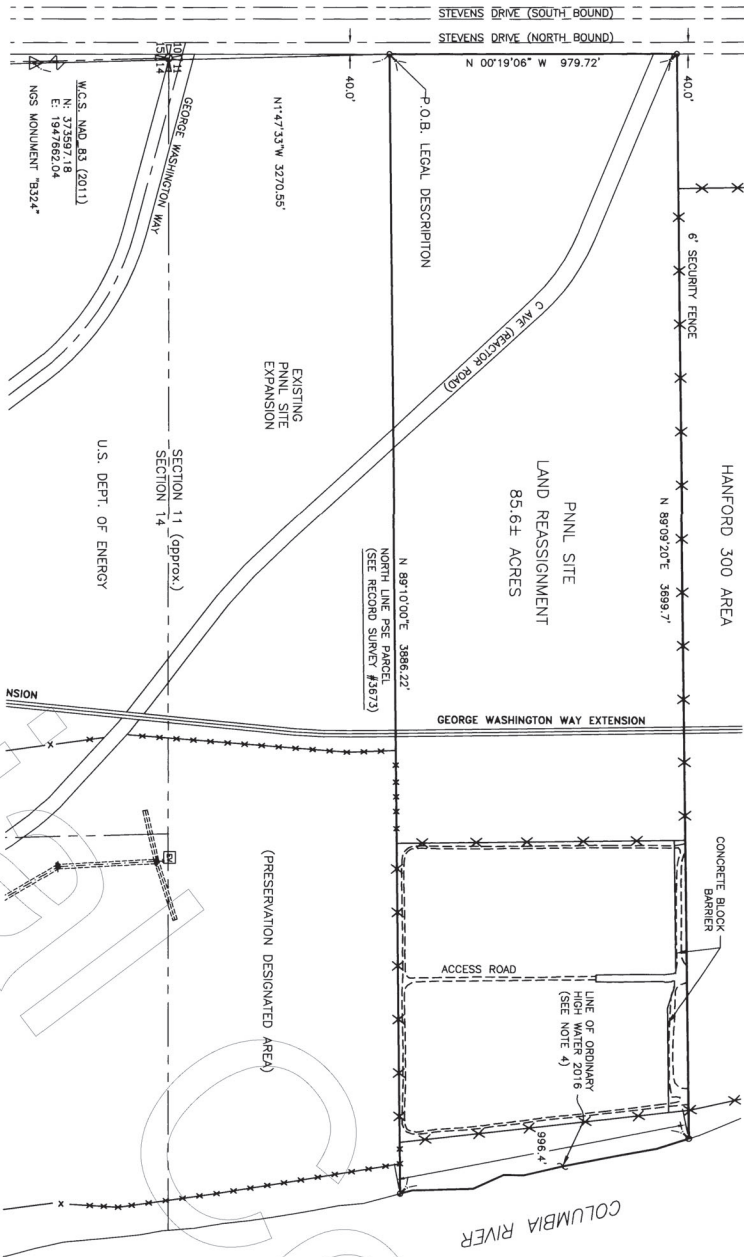
NORTH RICH AND SEC'S 14 &amp; 15 T 10N B 28E

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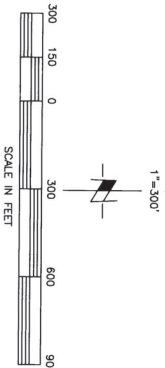
|         |     |                 |           |      |         |
|---------|-----|-----------------|-----------|------|---------|
| DRN. BY | TXG | SCALE 1" = 300' | F. B. NO. | NONE | SHEET 2 |
|---------|-----|-----------------|-----------|------|---------|

|          |                 |             |
|----------|-----------------|-------------|
| APPROVED | DATE            | OF <u>2</u> |
| GBW      | 8-11-06         |             |
|          | FILE: 19706.DWG |             |

|   |   |   |   |   |   |   |   |   |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |    |     |
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| 1 | 2 | 3 | 4 | 5 | 6 | 7 | 8 | 9 | 10 | 11 | 12 | 13 | 14 | 15 | 16 | 17 | 18 | 19 | 20 | 21 | 22 | 23 | 24 | 25 | 26 | 27 | 28 | 29 | 30 | 31 | 32 | 33 | 34 | 35 | 36 | 37 | 38 | 39 | 40 | 41 | 42 | 43 | 44 | 45 | 46 | 47 | 48 | 49 | 50 | 51 | 52 | 53 | 54 | 55 | 56 | 57 | 58 | 59 | 60 | 61 | 62 | 63 | 64 | 65 | 66 | 67 | 68 | 69 | 70 | 71 | 72 | 73 | 74 | 75 | 76 | 77 | 78 | 79 | 80 | 81 | 82 | 83 | 84 | 85 | 86 | 87 | 88 | 89 | 90 | 91 | 92 | 93 | 94 | 95 | 96 | 97 | 98 | 99 | 100 |
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- LEGEND:**
- 6" TALL CHAIN LINK SECURITY FENCE
  - 3" TALL BARB WIRE PERIMETER FENCE
- NOTES:**
1. BASIS OF BEARING: WASHINGTON COORDINATE SYSTEM (W.C.S.), SOUTH ZONE NAD 83 (2011).
  2. THE WESTERLY LIMITS OF THIS PARCEL IS THE EASTERLY EDGE OF PAVEMENT OF STEVENS DRIVE. STEVENS DRIVE IS NOT A DEDICATED RIGHT OF WAY.
  3. (N) = MEASURED PER THIS SURVEY
  4. THE ORDINARY HIGH WATER LINE OF THE COLUMBIA RIVER WAS DETERMINED FROM "ARCO'S" AERIAL IMAGERY OVERLAY AND IS SHOWN FOR REFERENCE ONLY.
  5. THIS SURVEY WAS PERFORMED IN MARCH 2016 USING A TRIMBLE R8-4 GPS SYSTEM.



# RECORD SURVEY

FOR BATTTELLE MEMORIAL INSTITUTE  
PORTION OF SECTIONS 11  
TOWNSHIP 10 NORTH, RANGE 28 EAST, W.M.  
BENTON COUNTY, WASHINGTON

**LEGAL DESCRIPTION**

ALL THAT PORTION OF THE SOUTH HALF OF SECTION 11, TOWNSHIP 10 NORTH, RANGE 28 EAST, WILLAMETTE MERIDIAN, BENTON COUNTY, WASHINGTON, LYING EASTERLY OF THE MOST EASTERLY CORNER OF THE LAND SHOWN AS THE PLACE OF BEGINNING OF THE ORDINARY LINE OF HIGH WATER OF THE COLUMBIA RIVER DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST NORTHWESTERLY CORNER OF THAT TRACT OF LAND SHOWN AS THE PLACE OF BEGINNING OF THE ORDINARY LINE OF HIGH WATER OF THE COLUMBIA RIVER, THENCE S 89°09'20" E 3699.7 FEET TO A POINT BEARING N 01°47'33" W 3270.55 FEET FROM NATIONAL GEODETIC SURVEY MONUMENT B3247; THENCE N 07°19'06" W 979.72 FEET ALONG THE EAST LINE OF STEVENS DRIVE; THENCE N 89°09'20" E 3699.7 FEET MORE OR LESS TO THE LINE OF ORDINARY HIGH WATER OF THE COLUMBIA RIVER; THENCE SOUTHERLY ALONG THE LINE OF ORDINARY HIGH WATER OF THE COLUMBIA RIVER TO THE POINT OF BEGINNING.

SURVEY NO. 3673; SAID POINT BEARS N 89°10'00" E 3886.22 FEET FROM THE POINT OF BEGINNING.

CONTAINING 85.6 ACRES, MORE OR LESS.

**NARRATIVE:**

THE PURPOSE OF THIS SURVEY MAP IS TO DOCUMENT A LAND REASSIGNMENT BETWEEN THE U.S. DEPARTMENT OF ENERGY AND PNNL AS SHOWN HEREON. THIS SURVEY IS FOR ADMINISTRATIVE PURPOSES ONLY. THERE WERE NO SURVEY MONUMENTS SET.

**SURVEYOR'S CERTIFICATION**

I, GARY B. WAGNER, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF WASHINGTON, REG. 30440, HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION IN AUGUST 2016.



GARY B. WAGNER  
DATE 8/03/16

**AUDITOR'S CERTIFICATION**

FILED FOR RECORD THIS 8 DAY OF Aug 2016 A.D. AT 4 MINUTES PAST 9 A.M. AND RECORDED IN VOLUME 1 OF SURVEYS, PAGE 4768, AT THE REQUEST OF ROGERS SURVEYING.

BRENDA CHILTON by *Brenda Chilton*  
BENTON COUNTY AUDITOR  
FEE NUMBER 2016-023157  
RECORD SURVEY NUMBER 4768

**RSI ROGERS**  
SURVEYING INC., P.S.  
1455 COLUMBIA PARK TRAIL  
RICHLAND, WA 98938  
PHONE: (509) 783-8844  
FAX: (509) 783-8844  
www.rogerssurveying.com

|                   |                                |           |           |
|-------------------|--------------------------------|-----------|-----------|
| CLIENT            | BATTELLE PACIFIC N.W. DIVISION | JOB       | 02316     |
| PROJECT           | PNNL SITE                      |           |           |
| LAND REASSIGNMENT |                                |           |           |
| DRAWN BY          | GBW                            | SCALE     | 1" = 300' |
| APPROVED          | GBW                            | DATE      | 04/17/16  |
|                   |                                | F.B. NO.  | TCG-2     |
|                   |                                | ACQD VER. | -2015     |
|                   |                                | FILE      | 02316.DWG |
|                   |                                | SHEET     | 1         |
|                   |                                | OF        | 1         |

REC'D 07/26/16