



## Agenda

City Council Special Meeting - 2:00 p.m.

Wednesday, October 27, 2021

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

Meeting ID No. 505 625 7380

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City of Richland Resolution No. 100-20 temporarily designates virtual locations for all municipal meetings. This meeting will be conducted remotely via Zoom and broadcast live on CityView Channel 192, on the City's website, and on the City's YouTube Channel.

### **City Council Special Meeting via Zoom - 2:00 p.m.**

#### **Executive Session:**

- I. Executive Session Per RCW 42.30.110(1)(b): Discuss Lease or Purchase of Real Estate if Disclosure Would Increase Price (30 minutes)
  - Jon Amundson, Interim City Manager

#### **Items of Business:**

2. Resolution No. 132-21, Authorizing Purchase of Real Property through Auction in Richland, Washington
  - Joe Schiessl, Parks & Public Facilities Director

#### **Adjournment**

City Council meetings are broadcast live on CityView Channel 192 and online at [ci.richland.wa.us](http://ci.richland.wa.us)

Richland City Hall is ADA accessible. Requests for sign interpreters, audio equipment, and/or other special services must be received 48 hours prior to the meeting by calling the City Clerk's Office at 509-942-7389.



## COUNCIL AGENDA ITEM COVERSHEET

Council Date: 10/27/2021

Agenda Category: Executive Session

Core Focus Area I - Promote Financial Stability & Operational Effectiveness

**Subject:**

Executive Session Per RCW 42.30.110(I)(b): Discuss Lease or Purchase of Real Estate if Disclosure Would Increase Price (30 minutes)

Department:  
City Council

Ordinance/Resolution Number:

Document Type:  
Executive Session Item

**Recommended Motion:**

None.

**Summary:**

Fiscal Impact:

None.

**Attachments:**



## COUNCIL AGENDA ITEM COVERSHEET

Council Date: 10/27/2021

Agenda Category: Items of Business

Core Focus Area 2 - Manage & Maintain Infrastructure & Facilities

Core Focus Area 5 - Maximize Community Amenities

**Subject:**

Resolution No. 132-21, Authorizing Purchase of Real Property through Auction in Richland, Washington

Department:

Parks & Public Facilities

Ordinance/Resolution Number:

132-21

Document Type:

Resolution

**Recommended Motion:**

Adopt Resolution No. 132-21, authorizing a designated city representative to bid on real property as described therein up to an amount determined in the executive session held on October 27, 2021, and authorizing the City Manager to sign and execute all documents necessary to purchase the properties if the City is the successful bidder.

**Summary:**

The City of Richland owns and operates a number of public parks, including W.E. Johnson Park near the Yakima River. City staff recently learned that approximately 45 acres of undeveloped agricultural land located in the Yakima River flood plain adjacent to W.E. Johnson Park are currently offered for sale by auction. The properties are located in the Plats of Riverbend Acres and Green Meadows, and would compliment W.E. Johnson Park if acquired by the City. The availability of these properties offers the City of Richland and its citizens a unique opportunity to acquire additional land for future public purposes.

Although purchase of the property will be "as-is," title reports are available for the properties and have been reviewed. Further, sufficient budget exists in the General Fund Reserve to support purchase of the above-referenced properties at a reasonable price determined by Richland City Council during executive session pursuant to RCW 42.30.110(1)(b).

Staff recommends adoption of Resolution No. 132-21.

Fiscal Impact:

Richland City Council established a "not-to-exceed" purchase price in executive session that is within budget for the City of Richland and reflects fair market value for the property.

**Attachments:**

I. Resolution No. 132-21

## RESOLUTION NO. 132-21

A RESOLUTION of the City of Richland authorizing the purchase through auction of approximately 45 acres of agricultural land in the plats of Riverbend Acres and Green Meadows in Richland, Washington.

WHEREAS, the City of Richland owns and operates a number of public parks, including W.E. Johnson Park near the Yakima River; and

WHEREAS, approximately 45 acres of undeveloped agricultural land located in the Yakima River flood plain adjacent to W.E. Johnson Park are currently offered for sale by auction; and

WHEREAS, the properties are more fully described as Riverbend Acres Tracts 1 (south half only) and 3, and Green Meadows Tracts 1 and 2; and

WHEREAS, the availability of the properties offers the City of Richland and its citizens a unique opportunity to acquire additional land for future public purposes; and

WHEREAS, sufficient budget exists in the General Fund Reserve to support purchase of the above-referenced properties at a reasonable price determined by Richland City Council during executive session pursuant to RCW 42.30.110(1)(b).

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

1. A city representative designated by the City Manager is authorized to act as agent of the City of Richland to bid on properties described as Riverbend Acres Tracts 1 (south half only) and 3, and Green Meadows Tracts 1 and 2 up to the maximum purchase price established by Richland City Council pursuant to RCW 42.30.110(1)(b) plus fees and closing costs.
2. If the City is the successful bidder, the City Manager is authorized to sign and execute all documents necessary to purchase the properties described as Riverbend Acres Tracts 1 (south half only) and 3, and Green Meadows Tracts 1 and 2.

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

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ADOPTED by the City Council of the City of Richland, Washington, at a special meeting on the 27<sup>th</sup> day of October, 2021.

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Ryan Lukson, Mayor

Attest:

Approved as to form:

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Jennifer Rogers, City Clerk

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Heather Kintzley, City Attorney