



MINUTES

RICHLAND CITY COUNCIL REGULAR MEETING

Tuesday, January 4, 2022

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 remote Council meeting to order at 6:00 p.m.

Welcome and Roll Call

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

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

Also virtually present were City Manager Amundson, Assistant City Manager Florence, City Attorney Kintzley, Chief of Police Bruce, Fire Chief Huntington, Development Services Director Jensen, Public Works Director Rogalsky, Parks & Public Facilities Director Schiessl, Energy Services Director Whitney, Finance Director Allen, Human Resources Director Paulsen, Planning Manager Stevens and City Clerk Rogers.

Pledge of Allegiance

Mayor Pro Tem Kent led the Council and audience in the recitation of the Pledge of Allegiance.

Approval of Agenda

COUNCILMEMBER CHRISTENSEN MOVED AND COUNCILMEMBER ALVAREZ SECONDED THE MOTION TO APPROVE THE AGENDA AS PUBLISHED. MOTION CARRIED 7-0.

Presentations

1. Swearing-In of Councilmembers

A video featuring the administration of the oath of office to councilmembers elected and re-elected into public office was played for the audience.

- Jhoanna Jones, Position No. 1 (Elected) 2-Year Term
- Theresa Richardson, Position No. 2 (Elected) Remainder of Unexpired Term
- Sandra Kent, Position No. 3 (Re-Elected) 4-Year Term
- Ryan Lukson, Position No. 4 (Re-Elected) 4-Year Term
- Michael Alvarez, Position No. 7 (Re-Elected) 4-Year Term

2. Selection of Mayor for 2022-2023

Mayor Lukson reviewed the City's procedures for selecting councilmembers to serve as mayor and mayor pro tem, and then opened the floor for nominations for the office of Mayor. Mayor Lukson was nominated by Councilmember Lemley. Councilmember Alvarez was nominated by Councilmember Christensen. Mayor Pro Tem Kent nominated herself. No other nominations were made. The following votes were cast:

For Lukson: Lemley, Lukson

For Alvarez: Alvarez, Christensen, Jones, Richardson

Councilmember Alvarez won the office of Mayor by a majority vote of 4-3.

Councilmember Lemley exited the meeting.

3. Selection of Mayor Pro Tem for 2022-2023

Mayor Alvarez asked Councilmember Lukson to continue to facilitate the remainder of the election process. Councilmember Lukson opened the floor for nominations for the office of Mayor Pro Tem. Councilmember Lukson was nominated by Councilmember Jones. Councilmember Lukson declined the nomination. Councilmember Christensen was nominated by Mayor Alvarez. Councilmember Lemley was nominated by Councilmember Lukson. No other nominations were made. The following votes were cast:

For Christensen: Alvarez, Christensen, Jones, Richardson

For Lemley: No vote called due to majority of votes cast for Christensen.

Councilmember Christensen won the office of Mayor Pro Tem by a majority vote of 4.

Councilmember Lukson turned the meeting over to Mayor Alvarez.

4. New Hires & Retirements

A video featuring the new hires and retirees for December 2021 was played for the audience.

New hires included Emergency Communications Dispatcher Brittany Teeters and Plant Operator-in-Training - Level 2 Chris Schmidt.

Tammi Larche, an Administrative Assistant in the Public Works Department, was recognized for her twenty-four (24) years of service to the City of Richland.

Public Hearing

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

5. Approving the 2022-2024 Collective Bargaining Agreement with the International Union of Operating Engineers, Local No. 280, Resolution No. 2022-04

Human Resources Director Paulsen provided a brief overview of the 2022-2024 Collective Bargaining Agreement with the International Union of Operating Engineers (IUOE) Local 280.

Mayor Alvarez opened and closed the public hearing at 6:18 p.m. No testimony was offered.

Public Comments

The following individuals provided public comments remotely:

Matthew Mooers - 1450 Jones Road, Richland, WA: Mr. Mooers, owner of Mooers Family Farm, LLC., addressed concerns, activity and business practices of Vickie Tarr and tenants located at 1415 Jones Road. Mr. Mooers requested City Council to consider the severity of his concerns.

Stacie Mooers - 1450 Jones Road, Richland, WA: Ms. Mooers echoed comments made by Matthew Mooers and stated additional offenses stemming from tenants residing at 1415 Jones Road. Ms. Mooers urged City Council to examine Vickie Tarr's actions and rental practices.

Dan Sanders - 1515 Jones Road, Richland, WA: Mr. Sanders addressed concerns relating to the business practice and activities of Vickie Tarr and tenants located at 1415 Jones Road. Mr. Sanders voiced safety concerns for his family and neighbors and requested the City enforce the 2013 Cease and Desist order issued to end criminal activity at 1415 Jones Road.

Michael Sanders - 1511 Jones Road, Richland, WA: Mr. Sanders requested Council address concerns relating to the business practices and activities carried out by Vickie Tarr and tenants at 1415 Jones Road.

Lisa Shear - 1507 Jones Road, Richland, WA: Ms. Shear agreed with statements made by previous speakers. Ms. Shear stated she had delivered documents to City Hall for Council review and action regarding Vickie Tarr and her tenants at 1415 Jones Road.

Rebecca Clapperton - 3802 N Levi Street, Kennewick, WA: Ms. Clapperton asked that the Siena Hills Comprehensive Plan Amendment be pulled from the agenda and that a final vote not be held until City Council has an opportunity to review all portions of the written record in detail. Ms. Clapperton noted that her written comments, which were provided to the Planning Commission, were not included in the Council packet due to a clerical error.

City Attorney Kintzley stated that although a clerical error was made related to the Council packet, the error was harmless since Council was well-aware of the basis behind the

Planning Commission's recommendation against adoption of the Siena Hills Comprehensive Plan amendment. Planning Manager Stevens was thorough in his representation to Council on first reading of Ordinance Nos. 2022-01 and 2022-02, and provided Council with the substance of Ms. Clapperton's objections to the Planning Commission. Ms. Kintzley also added that Council has the ability to pull the agenda item for additional deliberation or to review any documents available in the record before a final vote on passage is made. However, because the record is closed, Council cannot consider new evidence.

Consent Calendar

City Clerk Rogers read the Consent Calendar.

MAYOR PRO TEM CHRISTENSEN MOVED AND COUNCILMEMBER RICHARDSON SECONDED THE MOTION TO APPROVE THE CONSENT AGENDA AS PUBLISHED. THOSE IN FAVOR: MAYOR ALVAREZ, MAYOR PRO TEM CHRISTENSEN, AND COUNCILMEMBERS KENT, LUKSON AND RICHARDSON. THOSE OPPOSED: JONES. MOTION CARRIED 5-1.

Minutes

6. Approval of the December 21, 2021 City Council Regular Meeting Minutes

Ordinances - First Reading

7. Ordinance No. 2022-01, Amending Richland Municipal Code Section 23.28.030 related to Business Use Districts Permitted Land Uses
8. Ordinance No. 2022-02, Amending Chapter 2.04 of the Richland Municipal Code related to the City of Richland's Administrative Code

Ordinances - Second Reading & Passage

9. Ordinance No. 41-21, Approving the 2021 Comprehensive Plan Amendments
10. Ordinance No. 42-21, Approving Amendments to RMC Title 23 and the Official Zoning Map of the City of Richland
11. Ordinance No. 43-21, Amending Chapter 12.03 of the Richland Municipal Code related to Road Impact Fees
12. Ordinance No. 45-21, Revising the Corporate Boundary of the City of Richland to include a Portion of Reata Road

Resolutions - Adoption

13. Resolution No. 2022-01, Authorizing a 2022-2026 Interlocal Agreement for the Hanford Communities
14. Resolution No. 2022-02, Authorizing a Consultant Agreement with Berry, Dunn, McNeil & Parker, LLC for Utility Billing Analysis and Enterprise Asset Management Services
15. Resolution No. 2022-03, Authorizing Award of Bid to Magnum Power for the Reata Road - Leslie Substation Feeder 141 Extension
16. Resolution No. 2022-04, Approving the 2022-2024 Collective Bargaining Agreement with the International Union of Operating Engineers, Local No. 280
17. Resolution No. 2022-05, Authorizing a Purchase Order Contract with Boyd's Tree Service, LLC for Tree Pruning and Vegetation Management
18. Resolution No. 2022-06, Authorizing an Interlocal Agreement with the Port of Benton related to the 2022 Rail Repair Project
19. Resolution No. 2022-07, Authorizing an Interlocal Agreement with Benton County and the cities of Benton City, Kennewick, Richland, Prosser and West Richland regarding Solid Waste Management

Items - Approval

None.

Items of Business

20. Selection Process for City Council Liaison Assignments to Various Boards, Commissions and Committees (Discussion Only)

City Manager Amundson provided an overview of the process for council assignments to various internal and external boards, commissions and committees, and inquired if Council had any amendments to offer. Mayor Pro Tem Christensen provided possible amendments and suggested that certain alternate liaisons be reinstated for certain council assignments. Mayor Alvarez concurred that there are benefits to having alternate liaisons to certain boards, commissions and committees. Councilmember Kent requested City Manager Amundson provide distinctions between discretionary appointments and those that are *ex officio*. Councilmember Kent agreed that while there are benefits to appointing alternate liaisons, many outside agencies and organizations do not require an alternate representative from Council.

To expedite the selection of council assignments, Mayor Pro Tem Christensen suggested scheduling a workshop to begin deliberations.

Reports and Comments

City Manager

City Manager Amundson congratulated Mayor Alvarez and Mayor Pro Tem Christensen and thanked Councilmembers Lukson and Kent for their services as former Mayor and Mayor Pro Tem. City Manager Amundson stated that he is looking forward to continuing to work with the Council, and welcomed newly elected Councilmembers Jones and Richardson.

City Manager Amundson announced delivery of the body-worn cameras and updated tasers for the Richland Police Department. A body-cam policy has been drafted and agreed upon by the Richland Police Guild and RPD Administration. Training will take place over the next couple of weeks. Body-worn cameras and tasers will be deployed on January 21, 2022. Cameras and dash cameras are on back-order due to supply chain issues. Staff will continue to provide Council with updates on the overall utilization of the body-worn cameras.

City Manager Amundson shared that approximately ten thousand (10,000) individuals visited the Winter Wonderland display at John Dam Plaza in December. City Manager Amundson thanked HAPO Community Credit Union for being a long-term sponsor of the event, and shared that new ideas will be incorporated into next year's event.

The Tri-City Regional Chamber of Commerce and the Home Builders Association (HBA) will sponsor an Elected Leaders Reception for all elected local, state and regional leaders at the REACH Museum on January 5, 2022 from 4:30 - 6:00 p.m. Lastly, City Manager Amundson announced that Council's professional photography session is scheduled for Friday, January 7, 2022 at 11:00 a.m. in Council Chambers.

City Council

Councilmember Lukson wished everyone a great new year and a happy 2022.

Councilmember Kent thanked Councilmember Lukson for his incredible service as Mayor, congratulated Mayor Alvarez and Mayor Pro Tem Christensen, and thanked staff who work outdoors during inclement weather.

Councilmember Jones requested clarification on the purchase of the body-worn cameras and dash cameras for RPD, and inquired if the City is exploring other equipment and tools necessary to maintain safety for RPD staff. City Manager Amundson replied that the City purchased body-worn cameras and dash cameras, and added that the City is continually seeking technology and tools that would ensure the safety of all staff. A review of potential technology and tool purchases are evaluated during the annual budget process.

Councilmember Richardson thanked staff and City Manager Amundson for the warm welcome and smooth Council on-boarding process. Councilmember Richardson stated

that she looks forward to the experience of working with diverse perspectives and backgrounds on the Richland City Council.

Mayor Pro Tem Christensen welcomed Councilmembers Jones and Richardson to the City Council, congratulated Mayor Alvarez on his election as Mayor, and thanked Councilmember Lukson for his leadership during the pandemic. Mayor Pro Tem Christensen also expressed an interest reviewing RPD's body-worn camera/dash camera policy. Mayor Pro Tem Christensen then requested review of the documents delivered to City Hall by Lisa Shear regarding the 1415 Jones Road property, and asked staff to follow-up on the concerns raised during the public comment period and provide Council with an update. Lastly, Mayor Pro Tem Christensen wished everyone a happy new year.

Mayor

Mayor Alvarez thanked staff at Kadlec Hospital for the exceptional medical care he recently received. Mayor Alvarez then thanked Councilmember Lukson and Councilmember Kent for their outstanding work as Mayor and Mayor Pro Tem during the pandemic, and congratulated Mayor Pro Tem Christensen and newly elected Councilmembers Jones and Richardson.

Mayor Alvarez thanked the public safety officers for their service during the holidays and inclement weather. Lastly, Mayor Alvarez stated that it is an honor and privilege to serve as Mayor for the City of Richland, and committed to serving to the best of his abilities.

Adjournment

Mayor Alvarez adjourned the meeting at 7:00 p.m.

APPROVED:



Michael Alvarez, Mayor

ATTEST:



Jennifer Rogers, City Clerk

DATE APPROVED: January 18, 2022

DATE PUBLISHED: January 19, 2022