



MINUTES

RICHLAND CITY COUNCIL REGULAR MEETING

Tuesday, March 15, 2022

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

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

Also present were City Manager Amundson, Assistant City Manager Florence, Acting City Attorney Rio, Interim Chief of Police Clary, 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 and City Clerk Rogers.

Pledge of Allegiance

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

Approval of Agenda

MAYOR PRO TEM CHRISTENSEN MOVED AND COUNCILMEMBER JONES SECONDED THE MOTION TO APPROVE THE AGENDA AS PUBLISHED. MOTION CARRIED 7-0.

Presentations

1. Visit TRI-CITIES 2021 Annual Report, 2022 Work Plan and Request for Funds from the Tri-City Regional Hotel-Motel Commission Reserve

Mike Novakovich, Visit Tri-Cities President & CEO, presented the 2021 State of the Tourism Industry Report which included:

- Economic impacts of tourism
- Revenue summary
- Tourism development

- Media outreach and advertising
- Digital and social media marketing
- Digital technologies
- Conventions and sports
- Visit Tri-Cities Publications

Mr. Novakovich then presented in detail the 2022 Work Plan and outlined the Tourism Promotion Account (TPA) funding requests. Lastly, Mr. Novakovich invited Council to join Travel Bloggers Exchange (TBEX) for the opening night reception at the REACH Museum on April 19, 2022 from 7:00 p.m. - 9:00 p.m.

Mr. Novakovich engaged in a question and answer session with Council following his presentation.

2 Proposed Recovery Center and Mobile Crisis Response Teams

Matthew Rasmussen, Benton County Deputy County Administrator, provided an overview of the 0.10% Sales & Use Tax approved by the Benton County Commission on November 9, 2021. The sales tax, which takes effect July 1, 2022, will fund the operation or delivery of substance use disorder (SUD) or mental health treatment programs or services. Mr. Rasmussen expounded on the allowable uses of the sales tax.

Mr. Rasmussen provided a high-level overview of the proposed Behavioral Health / Crisis Recovery Center, Behavioral Health Advisory Committee, and Mobile Crisis Response Teams.

Kyle Sullivan, Manager of Benton County Human Services, reported on the following:

- Veterans Services Officer
- Housing Resource Center
- Rental Assistance / COVID Response Program
- Point in Time (TIP) count for homeless population
- Outreach Coordinator

At the close of Mr. Sullivan's presentation, Mr. Rasmussen provided information on the Benton-Franklin Fairgrounds Master Plan. A consulting firm has been hired to assist in developing options for ground improvements and to utilize unused property. The initial expected investment for the Plan is estimated at \$10M.

Mr. Rasmussen and Mr. Sullivan engaged in a question and answer session with Council.

3 Annual Parks & Recreation Commission Presentation

With the aid of a PowerPoint presentation, Parks & Recreation Commission (PRC) Chair Buelt presented the 2021 Annual PRC report which included:

- Activities and Programs
- Ball Wall at Badger Mountain Community Park
- Multi-Use Pathway Safety
- West Village Community Park Long-Range Planning
- Leslie Groves Park
- Pickleball Courts
- Projects selected for Park Partnership Programs
- 2022 Goals and Objectives

Councilmember Kent thanked Mr. Buelt and members of the PRC for their service. Mr. Buelt engaged in a question and answer session with Council. Mayor Alvarez thanked Mr. Buelt for his presentation.

Public Hearing

4. Proposed Rezone of 3.9 Acres Located at 1842 Jadwin Avenue from Neighborhood Commercial (C-1) to Limited Business (C-LB)(Closed Record), Ordinance No. 2022-12

Mayor Alvarez, Acting City Attorney Rio and City Clerk Rogers read the closed record hearing procedures for this hearing, including a description of the documents that comprise the record for this closed-record decision hearing.

Acting City Attorney Rio asked the councilmembers to disclose any conflicts of interest related to the closed-record decision hearing. No disclosures were made by Council.

Acting City Attorney Rio asked the audience if any interested party to the closed-record decision hearing had an objection to any councilmember's participation in the closed-record review. No objections were raised.

Acting City Attorney Rio asked if any interested party to the closed-record decision hearing had an objection to proceeding on jurisdictional grounds. No objections were raised.

Mayor Alvarez opened and closed the hearing at 7:20 p.m. No public testimony was offered.

5. Proposed Rezone of 9.4 Acres Located at 2500 Chester Road from Agriculture (AG) to General Business (C-3)(Closed Record), Ordinance No. 2022-13

Mayor Alvarez, Acting City Attorney Rio and City Clerk Rogers read the closed record hearing procedures for this hearing, including a description of the documents that comprise the record for this closed-record decision hearing.

Acting City Attorney Rio asked the councilmembers to disclose any conflicts of interest related to the closed-record decision hearing. No disclosures were made by Council.

Acting City Attorney Rio asked the audience if any interested party to the closed-record decision hearing had an objection to any councilmember's participation in the closed-record review. No objections were raised.

Acting City Attorney Rio asked if any interested party to the closed-record decision hearing had an objection to proceeding on jurisdictional grounds. No objections were raised.

Mayor Alvarez opened and closed the hearing at 7:25 p.m. No public testimony was offered.

Public Comments

City Clerk Rogers read the Public Comments procedures.

The following individual provided remote comments:

Lisa Shear - 1507 Jones Road, Richland, WA: Ms. Shear spoke of concerns relating to unresolved violations in her neighborhood and similar violations throughout the City of Richland. Ms. Shear advocated for a robust Code Enforcement Board with members who will develop and bring forward Richland Municipal Code amendments to Council.

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. MOTION CARRIED 7-0.

Minutes

6. Approval of the March 1, 2022 City Council Regular Meeting Minutes

Ordinances - First Reading

7. Ordinance No. 2022-04, Amending Chapter 9.16 of the Richland Municipal Code related to Noise
8. Ordinance No. 2022-10, Amending Chapter 17.56 of the Richland Municipal Code related to Sewer Rates and Charges
9. Ordinance No. 2022-11, Amending Title 18 of the Richland Municipal Code related to Water Rates

Ordinances - Second Reading & Passage

None.

Resolutions – Adoption

10. Resolution No. 2022-36, Authorizing \$428,800 from the Tourism Promotion Area Reserve Account for Supplemental Tourism-Related Projects in 2022
11. Resolution No. 2022-37, Restating City of Richland 401(a) Plan No. 107162 and Closing City Manager 401(a) Plan No. 107151

Items – Approval

12. Appointment to the Americans with Disabilities Act (ADA) Citizens Review Committee: Douglas Nolan
13. Appointments to the Arts Commission: Colette Miller and Harry Staven
14. Appointment to the Board of Adjustment: Bradley Bricker
15. Appointments to the Code Enforcement Board: Jeff Huber and Skye White
16. Appointment to the Economic Development Committee: Wendi Warner
17. Appointments to the Parks & Recreation Commission: Darin Ladd, Jana Kay Lunstad and Srithan Thallapally

Expenditures - Approval

18. Expenditures from February 1, 2022 to February 28, 2022 for \$27,012,464.27 including Travel Check Nos. 20075-20084, Accounts Payable Check Nos.297753-298392, Accounts Payable Wire Nos. 8924-8960, Payroll Wires & ACH Nos. 12554-12607, Payroll Direct Deposit & Check Nos. 189271-190372 and Pension Check Nos. 6081-6109.

Items of Business

19. Ordinance No. 2022-12, Approving the Rezone of 3.9 Acres Located at 1842 Jadwin Avenue from Retail Business (C-1) to Commercial Limited Business (C-LB)(Closed Record-First Reading)

Planning Manager Stevens provided a summary of the proposed rezone request. An open-record public hearing was held on February 14, 2022 and the Richland Hearing Examiner issued a recommendation of approval.

Mayor Alvarez provided statements in support of the proposed rezone.

COUNCILMEMBER KENT MOVED AND COUNCILMEMBER LUKSON SECONDED THE MOTION TO APPROVE ORDINANCE NO. 2022-12, APPROVING THE REZONE OF 3.9 ACRES LOCATED AT 1842 JADWIN AVENUE FROM RETAIL BUSINESS (C-1) TO COMMERCIAL LIMITED BUSINESS (C-LB) FOR FIRST READING, BY TITLE ONLY. THOSE IN FAVOR: MAYOR ALVAREZ, MAYOR PRO TEM CHRISTENSEN, AND COUNCILMEMBERS JONES, KENT, LEMLEY, LUKSON AND RICHARSON. THOSE OPPOSED: NONE. MOTION CARRIED 7-0.

20. Ordinance No. 2022-13, Approving the Rezone of 9.4 Acres Located at 2500 Chester Road from Agriculture (AG) to General Business (C-3)(Closed Record-First Reading)

Planning Manager Stevens provided a summary of the proposed rezone request. An open-record public hearing was held on February 14, 2022 and the Richland Hearing Examiner issued a recommendation of approval.

MAYOR PRO TEM CHRISTENSEN MOVED AND COUNCILMEMBER RICHARDSON SECONDED THE MOTION TO APPROVE ORDINANCE NO. 2022-13, APPROVING THE REZONE OF 9.4 ACRES LOCATED AT 2500 CHESTER ROAD FROM AGRICULTURE (AG) TO GENERAL BUSINESS (C-3) FOR FIRST READING, BY TITLE ONLY. THOSE IN FAVOR: MAYOR ALVAREZ, MAYOR PRO TEM CHRISTENSEN, AND COUNCILMEMBERS JONES, KENT, LEMLEY, LUKSON AND RICHARSON. THOSE OPPOSED: NONE. MOTION CARRIED 7-0.

Reports and Comments

City Manager

City Manager Amundson announced the Finance Department was recently awarded the Certificate of Achievement for Excellence in Financial Reporting for the Annual Comprehensive Financial Report. City Manager Amundson congratulated Finance Director Allen and staff for ensuring financial due diligence occurs each year.

City Manager Amundson then presented Council with an updated approach to the National Night Out event, which typically falls on the same night as the first regularly scheduled council meeting in August. National Night Out will be held concurrently with City Fair at Howard Amon Park. City Manager Amundson presented alternate meeting options, then sought Council's viewpoint and direction on the proposed event.

Lastly, City Manager Amundson provided an overview of the agenda topics scheduled for the March 22, 2022 City Council workshop meeting.

Councilmember Lukson proposed an alternate meeting option for the August 2, 2022 council meeting to allow for additional public participation.

City Council

Councilmember Lemley had no comments.

Councilmember Kent thanked those who applied to serve on a board, commission and committee and congratulated the candidates who were appointed.

Councilmember Lukson welcomed Councilmembers Jones and Richardson to their first in-person council meeting.

Councilmember Jones congratulated Councilmember Lukson on his announcement to run for Benton County Prosecuting Attorney.

Councilmember Richardson reported that she attended the Energy Communities Alliance (ECA) conference in Phoenix, Arizona on March 8 and 9, 2022 and shared information regarding nuclear waste clean-up. Next, Councilmember Richardson announced that she participated in a ride-along with Richland Police Sergeant Swanson. During the ride-along, the focus remained on code enforcement issues. Councilmember Richardson stated that code enforcement officers are diligent in addressing code enforcement violations, and added the Code Enforcement has a high compliance rate on reported violations. Lastly, Councilmember Richardson thanked Richland's code enforcement officers for protecting quality of life and ensuring public safety.

Mayor Pro Tem Christensen spoke positively of resuming in-person meetings and praised Finance Director Allen and his staff for receiving the Certificate of Achievement for Excellence in Financial Reporting.

Mayor

Mayor Alvarez announced that he also attended the Energy Communities Alliance (ECA) conference in Phoenix, Arizona and shared information learned.

Adjournment

Mayor Alvarez adjourned the meeting at 7:51 p.m.

APPROVED:


Michael Alvarez, Mayor

ATTEST:


Jennifer Rogers, City Clerk

DATE APPROVED: April 5, 2022

DATE PUBLISHED: April 6, 2022