

MEETING OF THE CITY OF CONNELL, WASHINGTON

CONNELL, FRANKLIN COUNTY, WASHINGTON

November 13, 2006

The regular semi-monthly meeting, of the City Council of the City of Connell was called to order by the Mayor at 7:30 pm in the City Hall and was opened with the Pledge of Allegiance.

ROLL CALL

PRESENT: Mayor Gary Walton, Mayor Pro Tem Ron Boyer, Councilmembers Kent Mosbrucker, Rhonda Quinton and Monica Pruet.

EXCUSED: Councilmember Jim Klindworth, excused by consensus of the Council.

STAFF: City Administrator Art Tackett, Police Chief Rick Rochleau, Public Works Supervisor Larry Turner, Public Works Maintenance Sterling Joyner, Officer Brad Quinton, Engineer Larry Seibel, Planning/Building Clerk Jed Crowther and Deputy City Clerk Treasurer Maria ChavezPeña.

VISITORS: Bill Hoppe; Jeff Arlington; Larry Hueter, DOC; Bob Payne, Hunt/Lydig; and Kathy Bingham, Franklin County Graphic.

CORRESPONDENCE

- 1) WA State Office of Public Defense - Public Defense City Grant application.
- 2) Benton Franklin Community Action Committee – Appointed Roger Bailie to the CAC Board.
- 3) Home Builders Association – Annual Reception December 5<sup>th</sup> at 4:30 pm.
- 4) Williams Pipeline – Report on legislation previously passed on construction around pipelines.

CONSENT CALENDAR

*Motion:* Councilmember Pruet moved to approve the Consent Calendar as listed:

- a) Minutes of the October 23, 2006 Regular Council Meeting
- b) Warrant Register of November 1, 2006 for \$149.04
- c) Warrant Register of November 9, 2006 for 1540.44
- d) Warrants for November 13, 2006 for \$113,127.94
- e) Payroll for November 13, 2006 for \$11,316.38

Councilmember Quinton seconded motion. Motion carried unanimously.

APPROVAL OF AGENDA

Mayor Walton made the following addition to the agenda:

Agenda Item No. 17 a) Authorization to apply for the Public Defense City Grant.

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*Motion:* Councilmember Mosbrucker moved to approve the agenda as changed. Councilmember Quinton seconded motion. Motion carried unanimously.

ORDER OF BUSINESS

CRCC PERMITTING ISSUES

City Administrator Tackett expressed that a request had been submitted by DOC in regards to permit fees.

Building/Planning Clerk Crowther provided that the City had passed Resolution No. 2006-01 adopting a standard building, plumbing and mechanical fee schedule. In applying the fees strictly as written, commercial plumbing and mechanical fees were to be billed twice.

Building/Planning Clerk Crowther presented Resolution No. 2006-15 which corrected the issue of billing commercial plumbing and mechanical fees twice. The table would serve as a guide in determining the project valuation range.

Council had several questions in regards to permit fees. After further discussion it was decided that more work needed to be done on the resolution.

Councilmember Boyer suggested that staff look into permit fees used by the City of Pasco or by Franklin County.

City Administrator Tackett suggested getting help from the County and the Real Estate Committee to work with Building/Planning Clerk Crowther to establish permit fees.

Larry Hueter, DOC, expressed a concern with the need to continue working, plumbing was in the ground and had been tested and inspected but were nervous in covering it up as they were working without a plumbing permit. Mr. Hueter requested that they would like the liberty to continue on with the inspections, testing, and covering for the buildings in which they had obtained building permits so that the project would not be slowed down.

Bob Payne, Project Manager for Hunt/Lydig Prison Expansion, explained how other cities handled processing permits. Mr. Payne offered his help in helping to establish a fee schedule.

FACILITATOR CONTRACT FOR COUNCIL RETREAT

City Administrator Tackett requested approval for the Mayor to sign the agreement for JD White to facilitate the Council Retreat in the amount of approximately \$5,000.

*Motion:* Councilmember Mosbrucker moved to approve the contract with JD White and for the Mayor to sign. Councilmember Pruett seconded. Motion carried unanimously.

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ANDERSON PERRY UPDATE

City Administrator Tackett reported that he had been in contact with Bureau of Reclamation and that the appraisal had been completed for the property for the wastewater treatment plant. It was expected that there would be a firm dollar amount for that land by the following week.

WATER RATE STRUCTURE

City Administrator Tackett provided that the city had obtained services to go through water rates. Larry Seibel had dug into the operation of the wells to try and figure out how to save the City money.

Larry Seibel discussed well operation cost and alternatives for cutting down cost of running the wells. One way to cut down cost would be to run the well as long as possible once it had been turned on to cut down on the starts and stops. Each time a well was started there was a large demand charge. This would also save on wear and tear on the motor.

Councilmember Boyer expressed that he would feel more comfortable with not being involved in the negotiations for water rates for ConAgra since ConAgra was his employer.

The Finance Committee would review the information and make a recommendation in regards to any water rate increases.

RESOLUTION NO. 2006-12 CDBG CERTIFICATIONS OF COMPLIANCE

City Administrator Tackett expressed that Resolution No. 2006-12 was a requirement in order to apply for funding through the Block Grant. The request was for a total of \$1,080,000. This project was broken down into two phases.

*Motion:* Councilmember Quinton moved to approve Resolution No. 2006-12 for CDBG Certifications of Compliance. Councilmember Pruett seconded motion. Motion carried unanimously.

RESOLUTION NO. 2006-14 SMALL WORKS ROSTER

City Administrator Tackett presented Resolution No. 2006-14 Small Works Roster. This was a normal activity which allowed the City to award contracts for public works projects with an estimated value of \$200,000 or less by use of a small works roster in lieu of the formal bidding requirement and to hopefully get local contractors on the roster.

*Motion:* Councilmember Mosbrucker moved to adopt Resolution No. 2006-14 Small Works Roster. Councilmember Quinton seconded motion. Motion carried unanimously.

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PLAN SUBMITTAL REQUEST BY INTEGRUS

Building/Planning Clerk Crowther reported that a request had been received by Integrus to allow for a deferred submittal of plant cast wall panels at the CRCC expansion to allow for the issuance of a building permit based on the contract drawing with the drawings to be provided at a later date. Both Franklin County and ICC had okayed this request. The intent of this authorization would be to still require and verify compliance and inspection. It would also allow design and construction to proceed on schedule as requested.

*Motion:* Councilmember Mosbrucker moved to approve the deferred plan submittal request from Integrus. Councilmembers Pruett and Boyer seconded motion. Motion carried unanimously.

APPRAISER – CONTRACT APPROVAL

City Administrator Tackett presented a quote from Pacific Appraisal Associates for appraisal of the pharmacy building to establish a fair market value. The City had used this company in the past.

*Motion:* Councilmember Mosbrucker moved to approve the appraisal contract with Pacific Appraisal Associates in the amount of \$3,800. Councilmember Pruett seconded motion. Motion carried unanimously.

2007 – COST OF LIVING ADJUSTMENT – POLICE DEPARTMENT

City Administrator Tackett expressed that Council had previously approved a 3.8% COLA for the Police department and requested approval for the Mayor to sign the MOU.

*Motion:* Councilmember Mosbrucker moved to authorize the Mayor sign the Memorandum of Understanding for the 3.8% COLA. Councilmember Pruett seconded motion. Motion carried unanimously.

HOMELAND SECURITY GRANT

Police Chief Rochleau reported that the committee that determined what equipment purchases would be made for emergency services in Franklin County with Homeland Security had approved a request to purchase six in-car digital video cameras for the Connell Police Department. The City would purchase the cameras and then submit the bill for reimbursement to Franklin County Emergency Management.

*Motion:* Councilmember Boyer moved to proceed with the grant for Homeland Security. Councilmember Mosbrucker seconded motion. Motion carried unanimously.

AUTHORIZATION TO APPLY FOR A PUBLIC DEFENSE GRANT

Mayor Walton reported that information had been received in regards to a grant to help with expenses for public defenders and requested that staff apply for a \$10,000 grant.

*Motion:* Councilmember Pruett moved to authorize staff apply for the Public Defense City Grant.  
Councilmembers Quinton and Mosbrucker seconded, motion carried unanimously.

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COMMITTEE / DEPARTMENT REPORTS

PUBLIC WORKS DEPARTMENT – Public Works Supervisor Larry Turner

- 1) Had two sewer breaks.
- 2) Had problems due to the power outage.
- 3) The crew had cleaned up the shop.

POLICE DEPARTMENT – Police Chief Rick Rochleau

- 1) Got through Halloween, the School and a patrol car had been egged.
- 2) Had been dealing with quite a few calls from the School in regards to fights, thefts etc.
- 3) Would be attending the Chief and Sheriff's Conference.
- 4) Promoted Officer Brad Quinton to Sergeant

CITY ADMINISTRATOR'S REPORT – City Administrator Art Tackett

- 1) Community Center Meeting November 16<sup>th</sup>.
- 2) Set a Benefits Workshop for Council on November 20<sup>th</sup> at 6:30.
- 3) Real Estate meeting November 16<sup>th</sup> at 4:30.
- 4) Would be meeting with Attorney Tanner in regards to Apollo.
- 5) Would be advertising the Public Works Director position.
- 6) Council Workshop set for December 1<sup>st</sup> at 4:00 pm to meet with Department Heads.

*Council gave its consensus to approve City Hall be closed at 3:00 pm on November 22 for Thanksgiving.*

MEETING RECONVENED AND ADJOURNED

There being no further business to be heard before the City Mayor Walton adjourned the meeting at 9:24 pm.

ATTEST: \_\_\_\_\_  
Maria T. ChavezPeña, Deputy Clerk-Treasurer

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Garland D. Walton, Mayor