

City of Othello  
City Council Workshop  
July 6, 2015

**CALL TO ORDER:**

Mayor Shawn Logan called the workshop to order at 7:00 p.m. and Councilmember Johnson led an invocation and the Pledge of Allegiance.

**Present:** Mayor Shawn Logan; Councilmembers: Eugene Bain, Corey Everett, Genna Dorow, Kenneth Johnson, and John Lallas.

**Also Present:** City Administrator Wade Farris; Department Heads: Public Works Director Terry Clements, Police Chief Phil Schenck, Finance Officer Spencer Williams, Community Development Director Travis Goddard, and City Clerk Debbie Kudrna.

**Absent Was:** Councilmember Angel Garza and Mark Snyder.

Council carried a motion to approve the absence of Councilmember Angel Garza. M/S Dorow/Johnson.

Council carried a motion to approve the absence of Councilmember Mark Snyder. M/S Bain/Everett.

**CITIZEN INPUT**

There was none.

**HIGH SPEED BROADBAND – NOA-NET**

Chris Walker, Telecommunications Officer of NoaNet advised they obtained a franchise with the City several years ago and were able to build a fiber optic network within the community. NoaNet is non-profit wholesale telecommunications company that extends fiber optic service in rural communities. They use their own capital funding, obtain grants to build, and can partner with institutions that have the finances to help them construct. He provided information about their recent obstacle, which is the cost to install fiber optics underground. With a current project to provide fiber optics to cellular carriers within the city, they will provide a large area (footprint) for other connections. They performed a preliminary design and cost analysis of a project and discovered that they cannot install on existing aerial infrastructure and must go underground. The cost to construct underground is approximately three times more than the original estimate using existing poles. He presented the costs for deploying fiber optics to the Department of Agriculture in Othello with use of existing poles versus constructing underground. This cost analysis also showed that underground construction was significantly more than attaching to existing utility poles. He asked that Council consider options to alleviate the underground utility policy for this and other similar projects. Mr. Walker advised NoaNet is owned by the Public Utility Districts in Washington and the infrastructure is owned and operated by them.

Community Development Director Travis Goddard advised that he reviewed the ordinance and it provides that variances can be granted by the Council when the project meets certain conditions, such as health and safety reasons. The City could also mitigate the conditions with each project.

Councilmember Mark Snyder arrived at 7:16 p.m.

Ian Eccles, P.E., Avista District Manager, advised they have no objection to allow NoaNet to attach to their poles because they meet their criteria. Councilmember Lallas acknowledged that their proposed route to the Dept. of Agriculture is in an alleyway and does not cross any main intersections.

Public Works Director Terry Clements stated that he understands the concerns of NoaNet and other utilities. For this project, there is a utility easement in the alleyway and we have water and sewer lines in the alley and the garbage company travels in the alleyway. He showed pictures of utility poles with numerous utility lines hanging on utility poles and areas where new poles are installed and the old poles are not removed. Mr. Goddard advised that the undergrounding utilities section is in OMC 14.56.030.

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Mr. Eccles from Avista advised that some joint users of their utility poles don't remove some of their old equipment from the poles, as indicated in the pictures that Mr. Clements showed. Within 60 days of erecting a new pole, the old pole and equipment should be removed; however, there are delays. Avista also requires new connections assure that existing attachments are up to code. Mayor Logan asked if the City could create an ordinance to enforce removal of old equipment and poles. Mr. Goddard noted that the City may be able to use code enforcement to abate the old equipment from poles and there may be provisions in the franchise agreements. Mr. Walker from NoaNet stated that if he applied to connect to a pole, they wouldn't be able to attach until all users of the pole corrected their violations. He noted there is a balancing act with economic development and the aesthetics of utility poles within a community. He explained that a "dig once" policy can be adopted and used when there is an underground trench dug. All utilities will be notified that there is an opportunity to go underground while the trench is open. He noted that most state agencies are moving from a T-1 service to fiber optics and this has prompted the Dept. of Agriculture project.

Josh Solis with Noel Communication has provided fiber structure (aerial) into Othello for several years. Noel has installed fiber from Lad Irrigation and went north using existing utility poles owned by Avista. They were not aware of the underground ordinance. They had to repair a section of their line and estimated to install underground; it would greatly increase the cost of the project.

Mayor Logan advised that staff will work on this project and Council will need to understand the provisions of the ordinance and decide how to consider each request. Councilmember Lallas noted we need to review our current franchise agreements and enforce the terms in those agreements. Councilmember Dorow, Lallas, and Everett offered to review the City code and gather information from staff and from the utilities and bring information back to the Council.

#### ADA DISCUSSION

Public Works Director Terry Clements gave an overview of the progress the City has made with ADA improvements and projects including improvements at City Hall; improvements to Scooteny Street; Kiwanis Park sidewalks and the new ADA restroom; Lions Park restroom that had met ADA compliance when constructed; ADA compliant porta potties used for park festivals, and the inventory of existing curb/ramp performed by Gray & Osborne. This inventory will be used by our new engineers and for budgeting purposes. Mr. Goddard noted that ADA can be addressed in our transportation and the comprehensive plan.

#### WELL #9 ENGINEERING COSTS REVIEW

City Administrator Wade Farris asked Varela Engineers to look at the estimation costs for completing the Well #9 project. City Engineer Jessie Cowger from Varela Engineers noted that the 2011 water system plan identified the need for two shallow new wells to produce approximately 1500 gpm, estimated at \$5 M. However, as the facts developed with Well #9, (larger producing well) the projects changed. He explained the initial costs for two wells were developed before Well #9 was drilled. He presented Well #9 updated project costs, which is now \$1.1 M. Some of the increases are because Well #9 was drilled deeper than anticipated; the well will pump approximately 1500 gpm; the City has asked for a VFD drive; we will need larger piping and they are providing for a 20% contingency. He then explained why the City's costs (to meet State requirements) to drill a well are different from McCain Foods well costs. Mr. Cowger showed costs from other entities for pump stations, including the estimated costs for Well #9. City Engineer Kurt Holland advised they increased the contingency to 20%. It was noted that the City declared the drilling and completion of Well #9 as an emergency project and we're not required to go out for bids for certain aspects of the project. It was suggested that we obtain another quote for completion of the well for a comparison. Mr. Cowger advised that they submitted plans for the critical equipment package and the inside building work for Well #9 to the City and they will meet with staff later this week. They will then finalize a bid packet.

Mayor Logan noted that critical events have happened since the 2013 Gray & Osborne estimates, including drilling a deeper well and we now have a new water consultant and new engineers hired.

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**CODE LANGUAGE FOR CREATING A STREAMLINED BOUNDARY LINE ADJUSTMENT PROCESS**

Community Development Director Travis Goddard explained that the Council is responsible for referring assignments to the Planning Commission (PC) and our code authorizes the PC to review and make recommendations on policy and code changes to the City Council. He advised that he has been keeping a running list of code sections and issues that could be addressed. Staff calls this list their "Retooling Our Code" (ROC) effort.

Mr. Goddard advised that he is seeking authorization to review some code changes with the PC for discussion and recommendation, which include the following:

- Review a streamlined process for boundary line adjustments.
- Lot size requirements for major plats.

Council's consensus was for the PC to review these two issues.

**COMMITTEE REPORTS**

There were none.

**UNFINISHED BUSINESS**

Councilmember Snyder noted that the well bid document will specify that the contractor will have to present submittals to the engineers for review and approval.

**NEW BUSINESS**

Public Works Director Terry Clements gave a report on Well #6 and advised that they were setting the motor and they should be able to turn it on soon. Councilmember Lallas suggested that a reason why we are twisting couplers may be because we don't have a soft start on the well. He suggested the council committee and staff review options for Well #6. It was agreed to get the well on line and allow staff to keep researching alternatives and discuss recommendations with the committee and council.

Chief Schenck reported the police officers gave out a lot of warnings during the 4<sup>th</sup> of July weekend for discharging personal fireworks and no citations were issued.

**ADJOURNMENT**

With no further items to discuss, Mayor Logan adjourned the workshop at 9:12 p.m.

By: \_\_\_\_\_  
SHAWN LOGAN, Mayor

ATTEST:

By: \_\_\_\_\_  
DEBBIE L. KUDRNA, City Clerk