



MINUTES

City Council Regular Meeting

6:30 PM – Monday, June 4, 2018

Council Chambers, City Hall – 500 E Main St

CALL TO ORDER AND PLEDGE OF ALLEGIANCE

Mayor Logan called the meeting of the Othello City Council to order at 6:31 and led a silent invocation and the Pledge of Allegiance.

ROLL CALL

Councilmembers Present:

Eugene Bain

Genna Dorow

Corey Everett

Angel Garza

Larry McCourtie

John Lallas

Mark Snyder

Councilmembers Absent:

ADMINISTRATIVE STAFF PRESENT

Shawn Logan, Mayor

Wade Farris, City Administrator

Rebecca P. Ozuna, City Clerk

Spencer Williams, Finance Officer

Terry Clements, Public Works Director

Anne Henning, Community Development Director

CITIZEN INPUT

Jenn Goulet, 4525 Moline Lane, Pasco WA, stated that she was just here to announce that she is running for the state representative in the 9th legislative district and stated that if she won she would be representing the City of Othello and wanted to introduce herself. Ms. Goulet asks Council if there were any issues that they would like to be addresses with legislature, gave a brief introduction about herself and mentioned the

top concerns the citizens of Othello have been voicing about, which are the access to water, shortage of water in the aquifers, quality of the water and healthcare.

APPROVAL OF AGENDA

Council carried a motion to approve the agenda. M/S Lallas/Bain

CONSENT AGENDA

- A. Set Public Hearing for 6 Year STIP Plan for Monday June 11th, 2018
- B. Call for Bids for Official Newspaper

Council carried a motion to approve the Consent Agenda, as presented. M/S Dorow/Garza

CURRENT BUSINESS

ORDINANCE AMENDING OMC SECTION 17.41.010 OF CHAPTER 17.41 TITLED "I-1 INDUSTRIAL DISTRICT"

Community Development Director Anne Henning mentioned that the zoning section of the Othello Municipal Code defines Public Facilities in OMC 17.09.740. The definition includes power systems. However, "Public Facilities" are not listed as a permitted, conditional, or prohibited use in any zone. In addition, there are no zones where a facility such as a substation is a listed use. Therefore, to remove uncertainty, Avista has requested that Public Facilities be added as a permitted use in the I-1 Industrial District. I-1 Industrial is the most compatible zone for a use like a substation.

Mayor Logan rephrased that this item is basically a cleanup and easy fix to the ordinance which will also be not just for Avista but for other public utilities as well. Ms. Henning commented the Planning Commission is in the process of updating all the zoning districts, which would address this issue, but that process will likely take many more months and to address the immediate problem, adding this use is a simple fix with few downsides.

Council made a motion to ADOPT ORDINANCE NO. 1510 AMENDING THE OMC 17.41.010 BY ADDING PUBLIC FACILITIES AS A PERMITTED USE IN THE INDUSTRIAL 1 DISTRICTS. M/S Lallas/Snyder

ORDINANCE AMENDING OMC CHAPTER 14.58 TITLED "SIGNS"

Community Development Director Anne Henning mentioned that the Planning Commission is in the process of reviewing and updating all the land use provisions and since all the needed changes will likely take several years to address, portions of the

update will be brought to Council as they are finished. The Sign chapter of the OMC (Othello Municipal Code) 14.58, came up when some enforcement actions revealed some problems in the existing code. Signage can be a complicated and contentious issue, since people can hold strong feelings about the appearance, as well as raising constitutional issues.

Ms. Henning stated the chapter has been revised to comply with Reed v. Town of Gilbert, a 2015 US Supreme Court case about the regulation of signage, to address current issues such as signs on the sidewalk and electronic message boards, as well as removing inappropriate references such as Interstate 90. In addition, attempts were made to simplify the regulations. Ms. Henning commented the Planning Commission reviewed drafts of the amendments at their April 16 and May 21 meetings and attached is the draft which contains all the changes they recommended.

Councilmember Everett inquired as why is an engineer being used to do inspections according to 14.58.030(M) if the City has an inspector and there is also public works and was responded by Ms. Henning that the reason is because the engineer is looking at the site distance which is a safety hazard of not being able to see from the corner, so it must be completed by an engineer. Councilmember Lallas inquired if this inspection is only done on installations or existing as well and it was responded that it is only done on installations. Councilmember Everett inquired about the timing issues listed in the ordinance with the minimum of 2 seconds and the max of 10 seconds and was responded that its so that the whole message is provided with in the 10 second window and does not keep scrolling which can become a safety and hazard issue. There was also discussion between staff and Council as to why some variances go to the hearing examiner and some go the council and the differences between the variances.

Council made a motion to ADOPT ORDINANCE NO. 1511 TO AMEND THE OTHELLO MUNICIPAL CODE CHAPTER 14.58 TITLED "SIGNS". M/S Dorow/McCourtie

ORDINANCE FOR INTERIM INTERFUND LOAN FOR WELL 3

Finance Officer Spencer Williams reminded Council that during the last few months we have discussed our new Well #3 project which is estimated to cost \$1,720,000 and the City has been approved for a USDA/Rural Development low interest (3.125%) loan, to pay for this project. We estimate we will receive this RD loan funding later this year.

Mr. Williams mentioned that due to water needs, this project has already started which means we will need an interim financing option to bridge the gap between paying for

the project and receiving the RD loan (funding). The attached Ordinance will establish an interfund loan from the Sewer Reserve Fund to the Water Fund in the amount of \$1,720,000 for a 1-year term with interest rate (1.4%) which is based on the external rate available to the lending fund. Mr. Williams stated that although we will likely receive this loan later this year, the purpose of establishing this interfund loan with a 1-year term is that it will allow us wiggle room for receiving the RD loan and repaying the interfund loan. The terms of this interfund loan are in line with the City's Interfund Loan Policy number 2017-04. We will only borrow the funds needed to pay for the project and repay them as soon as the RD loan comes through.

Council made a motion to ADOPT ORDINANCE NO. 1512 FOR INTERIM INTERFUND LOAN FOR WELL #3. M/S McCourtie/Snyder

City Administrator Wade Farris gave the Council a brief update on the progress of Well #3.

COPIER CONTRACT WITH TOTAL OFFICE CONCEPT

IT Director Abner Garza gave the Council a general review of what his perception currently is at the City with technology with regards to Public Work with regards to wiring and other little things that need to get done to keep them up to speed. Mr. Garza also stated that if the City creates a plan for getting new computers and we stay on a schedule for maintenance then we should be good. Mr. Garza also mentioned that the previous copier contract was up for review and commented that various options were tested, and it was decided that the Kyocera was the best choice and presented Council with a 48-month contract for the copier.

City Attorney Roger Reed clarified that what was being presented was a quote and wanted to see a contract complete with warranties and all the other information. Mayor Logan requested advise from City Attorney on how to proceed and was recommended to pass a resolution stating the engagement with Total Office Concept subject to review and approval by Council. Councilmember Bain inquired if the City needed to go out for bids and was responded by City Administrator Wade Farris that that process was basically done when quotes and testing was done with all other machines.

Council made a motion APPROVE A RESOLUTION APPROVING ENGAGEMENT WITH TOTAL OFFICE CONCEPT SUBJECT TO RECOMMENATION AND APPROVAL OF CONTRACT BY CITY COUNCIL. M/S Dorow/Garza.

UNFINISHED BUSINESS

There was none.

NEW BUSINESS

Mayor made the following announcement:

1. The Lions Club Annual Auction will be held on Tuesday June 12th, 2018 that benefits the community and City Administrator mentioned that ½ of the proceeds will be donated to meet the match for the splash pad grant.

ADJOURNMENT

With no further items to discuss, Mayor Logan adjourned the Council meeting at 7:00 p.m.

By: _____
SHAWN LOGAN, Mayor

ATTEST:

By: _____
REBECCA P. OZUNA, City Clerk