



## MINUTES

### City Council Regular Meeting

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6:30 PM – Monday, September 24, 2018

Council Chambers, City Hall – 500 E Main St

#### CALL TO ORDER AND PLEDGE OF ALLEGIANCE

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Mayor Logan called the meeting of the Othello City Council to order at 6:34 p.m. and led a silent invocation and the Pledge of Allegiance.

#### ROLL CALL

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Councilmembers Present:

Eugene Bain  
Genna Dorow  
Corey Everett  
Angel Garza  
Larry McCourtie  
John Lallas  
Mark Snyder

Councilmembers Absent:

#### ADMINISTRATIVE STAFF PRESENT

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Shawn Logan, Mayor  
Tania Morelos, City Clerk  
Jackie Sackmann, Interim City Clerk  
Spencer Williams, Finance Officer  
Terry Clements, Public Works Director  
Kurt Holland, Principal Engineer at Varela & Associates  
Anne Henning, Community Development Director  
Abner Garza, IT Director  
Amy Hurlbut, Parks and Recreation Coordinator

#### CITIZEN INPUT

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Dave Sperl, 862 S. Crestline Rd., mentioned he has three items to go over. Item 1 in regard to the end of the Flower and Watering season, noted that Public Works has been very good at watering the flowers on Main Street. Item 2 in regard to the Adams County Fair, now the Othello Fair, Mr. Sperl thanked Public Works for bringing out 21 tables to the fair which was very beneficial. He noted that the fair was successful, and the numbers and receipts were up. Item 3, Sperl passed around a before and after photo

of the "Welcome to Othello" sign located at Napa Auto Parts on 1<sup>st</sup> Avenue. Mayor Logan mentioned the City has a new logo and brand and asked if Sperl would be opposed to the City using something along those lines. Sperl was not opposed and said the current logo has about everything that Othello has, "from corn to potatoes to an old jet and the whole works". Mayor Logan asked if the Port District had put the "Welcome to Othello" sign up and Sperl said "and the Beautification actually paid for it believe it or not". Mayor Logan said he would contact the Port District this week to see if they would want to do a joint project.

There was no additional Citizen Input.

## **APPROVAL OF AGENDA**

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**Council Action: Council carried a motion to approve the Agenda. M/S Garza/Everett**

## **CONSENT AGENDA**

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- A. Approval of City Council Minutes of September 10, 2018
- B. Approval of City Council Minutes of September 14, 2018
- C. Approval of Accounts Payable Checks

Accounts Payable was audited and certified by the Auditing Officer, as required by RCW 42.24.080; and those expense reimbursement claims certified and as required by RCW 42.24.090, have been recorded on a listing that has been reviewed by the Council audit committee and is available to the Council.

Accounts Payable Check No. 50194 through No. 50261 in the amount of \$241,867.52.

Accounts Payable Check No. 5424 through No. 5424 in the amount of \$480,013.40.

**Council Action: Council carried a motion to approve the Consent Agenda, as presented. M/S Bain/Dorow**

## **CURRENT BUSINESS**

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### **SANDHILL DEVELOPMENT CHANGE ORDERS**

#### **COP#1- Grinding Disposal**

Mayor Logan announced that Council Member, Angel Garza, has an announcement to make. Angel Garza recused himself from Item 4.1 Sandhill Development Change Orders due to conflict of interest. Mayor Logan mentioned that Council was going to discuss the Change Orders submitted to the City and Kurt Holland, Principal Engineer at Varela & Associates, has some information regarding this topic.

Mr. Holland approached and began with reminding the Council that the City currently has a contract with Sandhill Estates LLC, which the scope of that work was for the reconstruction of the South half of Olympia Street and the necessary installation of the irrigation system. He mentioned as of the last Council Meeting there was an approval of costs up to \$480,013.40 and the revised agreement amount

was \$491,937.46 because there were some small ramps that had not been placed yet. Prior to this, there was a Public Works Committee Meeting where six change order requests were reviewed. A couple had been previously approved at City Council but three had not been approved, therefore, were forwarded to City Council for consideration. Mr. Holland said he would now let Mr. Garza discuss the Change Orders for consideration from the Council.

Angel Garza approached and immediately began with Item 1- Scope of Work: Mr. Garza started with explaining that when he got a bid to grind Olympia Street, he did not get a bid for hauling away the asphalt. He said they were thinking that they would use the asphalt, but it did not turn out that way. At that time, Mr. Garza had told the City he would not be using it and that the City could take it and place it wherever they wanted to. The City did not have a place for it, so Sandhill Estate took it to Bruce Street where he has a warehouse and spread it out. The cost to haul the asphalt was paid by Mr. Garza, however, he is trying to recoup the cost since it was part of the City's grinding material.

Mr. Garza explains he received a bid from Central Washington that was just for removing the asphalt which did not include hauling it away. When he received this bid, it was \$21,553 with taxes included. Mr. Garza thought this was a great deal. Since they did not end up using the asphalt, Garza hired a contractor to do the work who charged him \$5,000 to haul it away. Putting the numbers together, \$9,000 for grinding and \$5,000 for hauling it puts it at \$14,000 when it was scheduled at \$21,000, which saved and benefits the City at about \$7,000.

Council Member, John Lallas, asked Mr. Garza if someone from the City gave him authorization to take the unused material away. Mr. Garza said he offered it to the City because he did not want it and the City didn't have any place for it, so he took it to his warehouse on Bruce. Council Member, Corey Everett jumped in and said that he understood from Terry Clements, Public Works Director, the City did offer Mr. Garza a place to dump the material.

Terry Clements approached the Council and said he, Mr. Garza, Kurt, and Gordon discussed that if they grinded one side of the road they had to fill the large drop off on the North Side of the road. Mr. Holland who consults with the City on construction projects said "We look at the grinding material as an asset. Since the north side has no based, that material would be used on the north". Council Man Lallas asked Holland what his explanation for not using the material on the site was. Holland said he did not know. Mr. Garza explained the material was not used because of contamination and reminded the Council that he was not making any money here and that he had already spent the five grand.

**Council Action: The Council voted to pay for half of the hauling costs because of lack of communication in the amount of \$2,835.62 and instructed Mr. Garza and the other City officials to communicate better in the future.**

**COP#3-Additional Irrigation on 9<sup>th</sup> Avenue**

Kurt Holland brought a map to the Council's attention which showcased irrigation lines. He explained there had been a legitimate change per the drawings and assumes the developer surveyed it correctly. The design length of the stub south was short and had to be lengthened, however the original agreement included feet of pipe which appeared to be adequate for the final amount installed. Holland then said, "Before I go any further, I do want to support Angel in one thing he said. I have noticed, unlike, almost any other developer that I've had, when he does come across less expensive unit rates, contrary to the agreement, he brings those forward and gives the City the benefit of the doubt. I have not experienced that before".

**Council Action: Council decided to not approve Change Order #3 because these quantities were already included in the original project.**

#### **COP#5-Irrigation Services**

Kurt Holland continued before the Council on discussing Irrigation Services. These service connections were to be designed and installed per the agreement between the City and the development. The costs of installing these services were to be reimbursed by the City, however, these costs did not appear to be included in the "Estimated City Costs".

**Council Action: Council carried a motion to approve Change Order #5 in the amount of \$30,601.47.  
M/S Lallas/McCourtie**

#### **FUTURE UPDATE ON SANDHILL ESTATES**

Mayor Logan asked Angel Garza to update the Council on his plans for the rest of his development and possible timelines. Mr. Garza said he had timelines contingent on what the City is going to do with the sewer on 7<sup>th</sup> to Broadway and there are 259 lots that Sandhill Estates will be developing in Othello.

Angel Garza expresses he enjoys what he does for the City and when he does anything he looks for the best interest of the City. Garza has lived in Othello all his life and is excited about his development continuing. Sandhill Estates has been averaging about 25 houses per year. Garza mentions to the Council he will be doing "something a little different" from 7<sup>th</sup> to 11<sup>th</sup>, Sandhill Estates will build homes that are less expensive than the ones that have been built to accommodate to people in the community who cannot afford a \$250,000 or more home.

Garza finishes with thanking the Council and respected their decisions. As a Council Member, the decisions made were expected by him and believes they were fair. Garza also thanked Mayor Logan for everything he does for the City.

#### **UNFINISHED BUSINESS**

Council Lallas asked Terry Clements if the water tower was going to be painted this year. Terry explained some additional inspection is going to be done on it and they will start on the project.

## NEW BUSINESS

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Mayor Logan mentions the City has discovered the County Health Department is no longer allowing vaults, so he will be meeting with them this week.

Mayor Logan announced the Adams County Fire District #5 is having a second semiannual meeting on Tuesday, October 9, 2018 at 7:00pm at the regular meeting place at 220 S. Broadway. Mark Snyder, John Lallas, Eugene Bain are all part of this committee.

Council received Department Head Reports and Planning Commission Minutes of August 20, 2018.

## ADJOURNMENT

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With no further items to discuss, Mayor Logan adjourned the Council meeting at 7:39 p.m.

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

ATTEST:

By: \_\_\_\_\_  
TANIA MORELOS, City Clerk