



Agenda
REGULAR CITY COUNCIL MEETING
Richland City Hall ~ 505 Swift Boulevard
Tuesday, September 02, 2014

City Council Pre-Meeting, 7:00 p.m.

(Discussion Only - Annex Building)

Executive Session:

1. Discussion of Current or Potential Litigation Per RCW 42.30.110 (1) (ii) (15 minutes)
- Heather Kintzley, City Attorney

Agenda Item:

2. City of Richland Electric Utility Participation in Northwest Energy Management Services (NEMS) (10 minutes)
- Bob Hammond, Energy Services Director
3. Discuss Meeting Agenda

City Council Regular Meeting, 7:30 p.m.

(City Hall Council Chamber)

Welcome and Roll Call

Pledge of Allegiance

Approval of Agenda:

(Approved by Motion)

Presentations:

1. Mid-Year Financial Review (20 minutes)
- Cathleen Koch, Administrative Services Director
2. New Employee Introductions
- Kathy Miller, Human Resources Operations Supervisor

Public Hearing:

(Please Limit Public Hearing Comments to 3 Minutes)

1. Public Hearing to Consider LaPierre Annexation Proposal

Public Comments:

(Please Limit Public Comments to 2 Minutes)

Consent Calendar:

(Approved in its entirety by single vote or Council may pull Consent items and transfer to Items of Business)

Minutes - Approval:

1. Minutes for the Council Meetings Held August 6, 19 and 26, 2014
- Marcia Hopkins, City Clerk

Ordinances - First Reading:

2. Ordinance No. 23-14, Extending the Cable Television Franchise Agreement with Falcon Video Communications, L.P. (Charter Communications) through December 31, 2014
- Heather Kintzley, City Attorney

Ordinances - Second Reading/Passage:

3. Ordinance No. 17-14, Amending RMC Title 2, Reestablishing Planning Commission Duties
- Rick Simon, Development Services Manager
4. Ordinance No. 19-14, RMC Amending Title 19, Establishing a Hearing Examiner
- Rick Simon, Development Services Manager
5. Ordinance No. 20-14, RMC Amending Titles 23 and 24 Text Amendments
- Rick Simon, Development Services Manager

Resolutions - Adoption:

6. Resolution No. 120-14, Approving Supplement No. 10 to Berger Abam Contract for Duportail Bridge Project
- Pete Rogalsky, Public Works Director
7. Resolution No. 121-14, Award of Bid to Watts Construction, Inc. for Logston Blvd Construction Project
- Pete Rogalsky, Public Works Director
8. Resolution No. 124-14, Fiber Optic Cable Lease Agreement with Benton Public Utility District
- Jon Amundson, Assistant City Manager

Items for Approval:

9. 2014 Budget Adjustments: Cable Communication Fund and Cable Franchise Negotiations
- Jon Amundson, Assistant City Manager

Expenditures - Approval:

10. August 10, 2014 – August 22, 2014, for \$4,014,899.24, including Check Nos. 214940-215314, Wire Nos. 5709-5715, Payroll Check Nos. 99546-99560, and Payroll Wire/ACH Nos. 8634-8654
- Cathleen Koch, Administrative Services Director

Items of Business:**Reports and Comments:**

1. City Manager

2. City Council

3. Mayor

Adjournment

THIS MEETING IS BROADCAST LIVE ON CITYVIEW CHANNEL 192 AND ON WWW.CI.RICHLAND.WA.US/CITYVIEW

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Council Agenda Coversheet

Council Date: 09/02/2014

Category: Presentation

Agenda Item: P1

Key Element: Key 1 - Financial Stability and Operational Effectiveness

Subject: MID-YEAR FINANCIAL REVIEW

Department: Administrative Services

Ordinance/Resolution:

Reference:

Document Type: Presentation

Recommended Motion:

None.

Summary:

A presentation will be made regarding the City's financial results as of the middle of the year. The information will include comparisons of revenue and expenditure figures that were budgeted versus the actual results through June of 2014.

Fiscal Impact?

☐ Yes ☒ No

Attachments:

City Manager Approved:

ECM Admin
Aug 28, 15:55:16 GMT-0700 2014



Council Agenda Coversheet

Council Date: 09/02/2014

Category: Public Hearing

Agenda Item: PH1

Key Element: Key 3 - Economic Vitality

Subject: PUBLIC HEARING TO CONSIDER THE LAPIERRE ANNEXATION

Department: Community and Development Services

Ordinance/Resolution:

Reference:

Document Type: Presentation

Recommended Motion:

None.

Summary:

Council adopted Resolution No. 112-14, setting September 2nd as the date to conduct a public hearing to consider a proposed annexation of 4.8 acres located north of Reata Road, east of Mata Court and south of the LaPierre Baseball Field (see attached vicinity map). Notice of the hearing was posted on-site and published in the newspaper. The proposed annexation area consists of one single undeveloped parcel under the ownership of LaPierre Enterprises.

State law provides that annexation can only occur when it is supported by owners representing at least 60% of the assessed valuation of the annexation area. The City has received signatures from the sole property owner representing 100% of the total assessed valuation (see the attached petition). The Benton County Boundary Review Board has completed its process of review for this annexation proposal (see attached letter). The Planning Commission has recommended a R1-10 Single Family residential zoning for the property. Council should consider any relevant information which may be presented at the hearing but is not expected to take action on this proposal tonight. An annexation ordinance will be brought to Council for consideration at a future meeting.

Fiscal Impact?

☒ Yes ☐ No

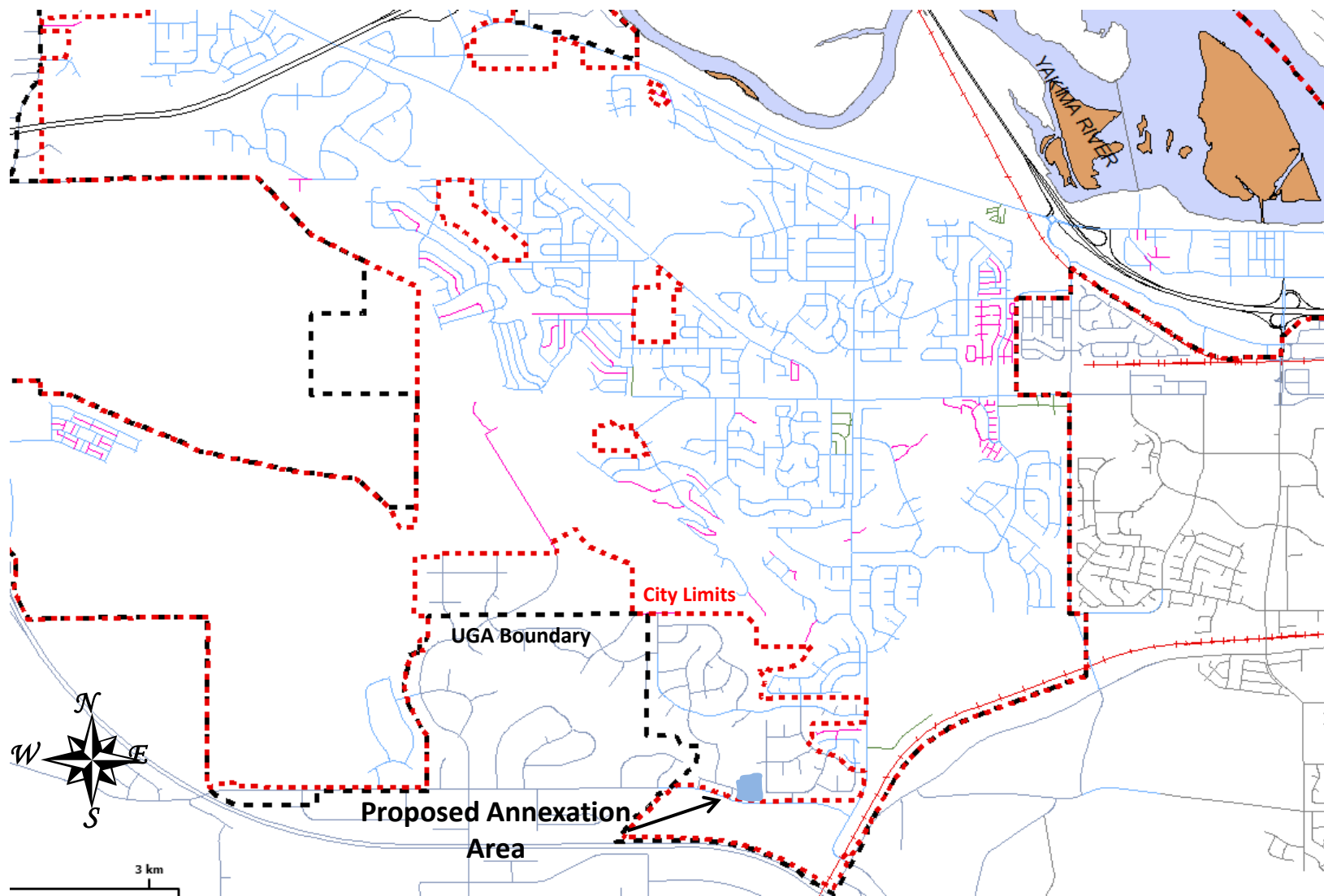
Staff has completed a fiscal analysis which indicates that the City's costs of providing service to the annexation area would be offset by the anticipated revenues that the City would receive both at the time of initial annexation and at the time that the area is fully built out.

Attachments:

- 1) LaPierre Annexation Area Map
- 2) LaPierre Petition
- 3) LaPierre BRB Letter
- 4) LaPierre Fiscal Impact Report

City Manager Approved:

ECM Admin
Aug 28, 15:56:24 GMT-0700 2014



PROPOSED LAPIERRE ANNEXATION AREA

**PETITION FOR ANNEXATION
TO CITY OF RICHLAND, WASHINGTON**

Proposed Annexation Name: **LaPierre Annexation**

The Honorable Mayor and City Council:

WE, the undersigned, who are the owners of not less than sixty percent (60%) in value, according to the assessed valuation for general taxation, of the real property geographically depicted on the map attached hereto as Attachment 1 and legally described in Attachment 2 attached hereto, lying contiguous to the City of Richland, Washington, do hereby petition that such territory be annexed to and made a part of the City of Richland under the provisions of RCW 35.13.130 et. seq. A list of all assessors' tax parcel numbers of the parcels within the proposed annexation area, the record owner of each parcel, and the assessed value of each parcel is set forth in Attachment 3.

Prior to the circulation of this petition, a meeting was held on the nineteenth day of November, 2013, between the initiating parties of this annexation and the Council of the City of Richland, at which time the Council passed Resolution No. 82-13, accepting the notice of intention to commence annexation proceedings for the real property geographically depicted on the map attached hereto as Attachment 1 and legally described in Attachment 2 attached hereto. Resolution No. 82-13 also (1) required the simultaneous adoption of the City's Comprehensive Plan to serve as the Comprehensive Plan for the proposed annexation area; (2) required the assumption of an appropriate share of all existing indebtedness of the City by the area to be annexed upon annexation authorized; (3) directed the planning commission to propose and forward a recommendation to the city council as to the most appropriate zoning designation for the area proposed to be annexed; and (4) authorized city staff to file an application with the Boundary Review Board for the proposed annexation.

A notice of intention to annex was duly filed with the Boundary Review Board Jurisdiction of the Boundary Review Board was not invoked within 45 days of filing, and thus the proposed annexation was deemed approved by the Boundary Review Board on April 16, 2014. Then, on May 6, 2014, the Council passed a resolution authorizing the circulation of an annexation petition for annexation of the real property geographically depicted on the map attached hereto as Attachment 1 and legally described in Attachment 2 attached hereto.

WHEREFORE, petitioners pray that the City Council of the City of Richland, Washington entertain this petition, fix a date for a public hearing hereon, and cause notice of the hearing to be published in one or more issues of a newspaper of general circulation in the City, and to post the notice in three public places within the area proposed for annexation specifying the time and place of the hearing and inviting all interested persons to appear and voice approval or disapproval of the annexation.

INSTRUCTIONS FOR SIGNING PETITION

The following conditions should be noted for those signing the petition as owners of property:

1. Each signature shall be executed in ink or indelible pencil and shall be followed by the name of the signer, the date of signing, and the property description of the property within the proposed annexation owned by the signor.
2. The signature of a record owner, as determined by the records of the county auditor, shall be sufficient without the signature of his or her spouse;
3. In the case of mortgaged property, the signature of the mortgagor shall be sufficient, without the signature of his or her spouse;
4. In the case of property purchased on contract, the signature of the contract purchaser, as shown by the records of the county auditor, shall be deemed sufficient, without the signature of his or her spouse;
5. Any officer of a corporation owning land within the area involved, who is duly authorized to execute deeds or encumbrances on behalf of the corporation, may sign under oath on behalf of such corporation, and shall attach to the petition a certified excerpt from the bylaws of such corporation showing such authority.
6. When property stands in the name of a deceased person or any person for whom a guardian has been appointed, the signature of the executor, administrator, or guardian, as the equivalent to the signature of the owner of the property; and
7. When a parcel of property is owned by multiple owners, the signature of an owner designated by the multiple owners is sufficient.

Assessor's Parcel Numbers: 1-02883012999001
Property Owner: LaPierre Enterprises, Inc

Signature:

By:

Date: _____

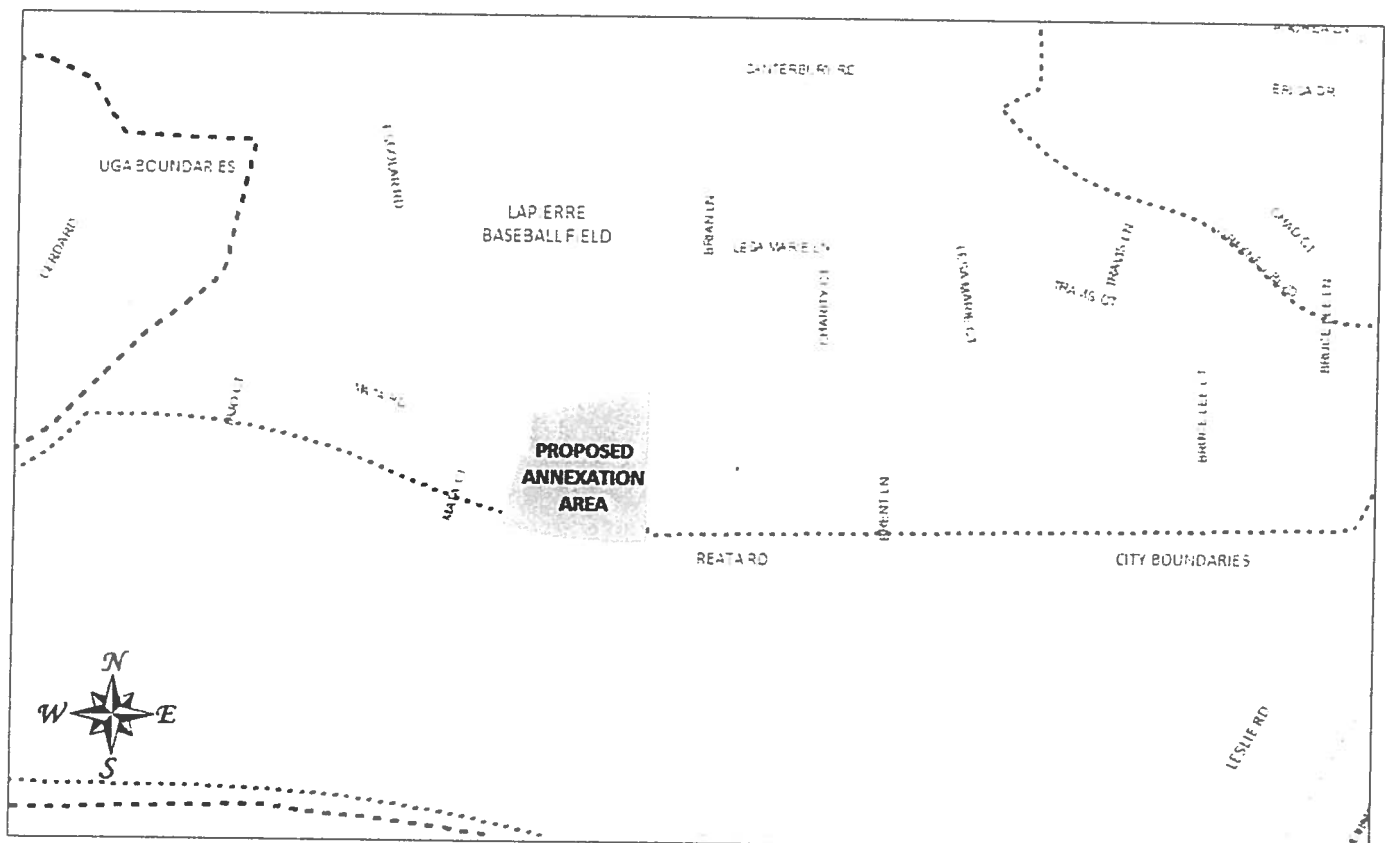
4-8-14

Name of Person Signing:

DYANE LAPIERRE

Attachment 1

Proposed Reata Road Annexation Map



Attachment 2
Legal Description for Proposed LaPierre Annexation

Lot 1 of Short Plat No. 2999, recorded 5/3/07, under Auditor's File No. 2007-013745, recorded in Volume 1 of Short Plats, Page 2999, in the Southwest Quarter of Section 2, Township 8, Range 28 E.W.M., Benton County, Washington

This description includes the following **County Parcel Identification Number:**

102883012999001

Attachment 3
Proposed Reata Road Annexation

Parcel ID #	Property Owner	Acres	Value
102883012999001	LaPierre Enterprises Inc.	4.87	145,120
Totals		4.87	145,120

**BENTON COUNTY
BOUNDARY REVIEW BOARD**

Prosser 786-5612
Fax # 786-5629

P.O. Box 910 - Planning Annex
1002 Dudley Avenue
Prosser, Washington 99350

Tri-Cities 736-3086

April 16, 2014

Rick Simon, Dev. Services Manager
City of Richland
P.O. Box 190
Richland WA 99352

RE: Annexation request by the City of Richland - BRB 2014-002

Dear Mr. Simon:

Having reviewed the proposed Intent to Annex by the City of Richland for approximately 4.8 acres located north and adjacent of Reata Road on Parcel # 1-0288-301-2999-001 with an assessed valuation of less than two million dollars it is my determination that review of this matter by the Benton County Boundary Review Board is not necessary for the protection of the interest of the various parties involved in this annexation.

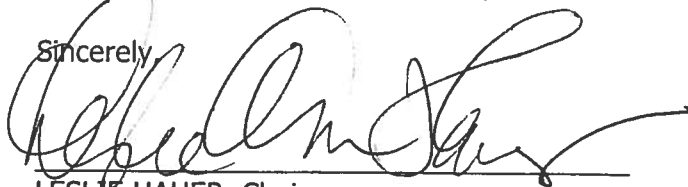
Therefore, per RCW 36.93.110, I hereby declare that review by the Board is not necessary.

You should be aware of the fact that once the minimum requirement of ten acres and/or \$2,000,000 evaluation is reached by one or a series of potentially exempt items, I can no longer grant an exemption and a full request for review must be filed with the Boundary Review Board to include the total area that is being annexed piecemeal at the present time.

Per the Boundary Review Boards Rules of Procedure this approval is valid for a period of three years. After expiration of the three year time period, an uncompleted annexation must be re-filed with the Board for approval, in light of changed conditions or circumstances.

If you have any questions with reference to this matter do not hesitate to contact the Benton County Boundary Review Board, Chief Clerk at 786-5612 (Prosser) or 736-3086 (Tri-Cities).

Sincerely,



LESLIE HAUER, Chairman
BENTON COUNTY BOUNDARY REVIEW BOARD

LAH:djh

cc: Harriet Mercer; encl. Legals and maps

FISCAL IMPACT – PROPOSED LAPIERRE ANNEXATION

INTRODUCTION

A fiscal analysis has been prepared by staff to identify the impacts of the proposed LaPierre annexation to the City. The following is a summary of the analysis that was completed and an explanation of the assumptions used in this analysis.

The analysis included in this report focuses on the potential impacts of the annexation to the City's General Fund. Enterprise funds such as electrical, water, sewer and storm drainage are, by their nature, self-sustaining and, as such, should have neither a significant positive or negative fiscal impact on the City.

REVENUES

The revenue that would be generated by the proposed annexation is largely dependent on the amount of development that occurs in the area over time. Table I provides an estimate of the revenues that would be produced from the annexation area based only on the existing level of development. Table II provides a revenue estimate at full build-out of the annexation area. This full build-out scenario is based on the anticipated level of development allowed under zoning regulations applied to the proposed annexation area.

**TABLE I – LaPierre Annexation Proposal
Projected Revenue – Year 2015**

<u>Revenue Source</u>	<u>Rate</u>	<u>Basis</u>	<u>Annual Amount</u>
Property Tax	\$2.9840259/assessed valuation	\$145,120 total assessed value	\$433
Total			\$433

**TABLE II – LaPierre Annexation Proposal
Projected Revenue – Full Build-Out**

<u>Revenue Source</u>	<u>Rate</u>	<u>Basis</u>	<u>Amount</u>
Property Tax	\$2.9840259/assessed valuation	15 lots	\$13,696
Permit Fees ¹	\$46.13/person	39 persons	\$1,799
Utility Taxes ²	\$456.17/household	15 households	\$6,842
Sales Taxes ³	\$175.55/person	39 persons	\$6,847
Total			\$29,184

Table II Notes:

- ¹ Permit fees are based on the total 2014 adopted budget figures for building permits, gun permits, animal licenses and other permits, (\$2,403,200) divided by the current population (52,090).
- ² Utility taxes based on adopted budget figures for total utility tax revenue divided by estimated number of current accounts per utility
- ³ Sales tax determined by total sales tax revenue (9,145,622) divided by current population (52,090).

Table II Assumptions:

- Annexation includes 4.8 acres of undeveloped property. Assuming that 20% of this acreage would be devoted to roads and other infrastructure and the remaining acreage would be divided into lots averaging 11,000 square feet in area, yielding a total of 15 new lots.
- Average value of new construction for a single-family residence is \$306,000, according to 2013 year building permit activity records.
- Assumes 2.6 persons/household (2014 OFM Estimate).
- Assumes all new development will be served by City utilities.

No estimate has been provided on the length of time it would take to achieve full build-out of the proposed annexation area. This would be dependent upon any number of factors, including the desires of the property owners and market conditions. Rather, the two tables are offered as a comparison of revenues that would be generated from the area based on its existing and potential levels of development.

PUBLIC ASSETS

Existing Infrastructure

There is no infrastructure in the area that the City would inherit as a result of this annexation. No public right-of-way is located within the proposed annexation area.

DEMANDS FOR NEW/EXPANDED INFRASTRUCTURE

As development would occur within the area, water, sewer and electrical services would be extended. An additional access road(s) would be constructed and additional traffic created by new development would add to existing traffic volumes on City streets. New development would also trigger requirements for installation of storm drainage facilities and street lighting. Additional demands would be placed on the City's parks and open spaces. The developer would be responsible for the extension of City utilities, access roads, storm drainage facilities, street lighting, park dedication and/or payment of park fees.

The City's present system of development regulation/permitting ensures that, to a large degree, new residents are paying for the costs associated with the extension/expansion of City infrastructure. It also ensures that new development will not occur unless appropriate infrastructure improvements are put in place.

EXISTING SERVICES

Presently, the proposed annexation area is served by the following entities:

<u>Service</u>	<u>Service Provider</u>
Fire & Emergency Service	Benton County Fire District #1
Police Services	Benton County Sheriff's Department
Electrical Service	No Service Currently Provided
Water Service	No Service Currently Provided
Irrigation Water	No Service Currently Provided/ Purveyor is Badger Mountain Irrigation District
Sewer Service	No Service Currently Provided
Solid Waste Disposal	No Service Currently Provided

FUTURE DEMAND FOR SERVICES

As development of the proposed annexation area occurs, future demands would be placed on City services. Some of these services would not be greatly impacted. Emergency fire/medical protection would be provided from the South Richland Station, located at Gage and Keene. As population increases, there would be more calls for service within the area and, eventually, staffing increases may become necessary.

City utility services, including power, water, sewer, and storm drainage would see increased usage. Present capacity of the City systems could accommodate this increased demand as the growth was anticipated and planned for in the City Comprehensive Plan. The fees charged for the connection to City utility services and the monthly user charges are designed to recover the costs associated with the provision of those services. Consequently, development within the proposed annexation area should not have fiscal impacts on those services.

Other services, including parks and recreation and library services, would likely see some increase in use. Table III demonstrates the effects of annexation, both initially and at full build-out, given the assumption that service levels and cost of service per capita will remain constant.

**TABLE III – LaPierre Annexation Proposal
Expense of Providing City Services**

Service	Annual Cost of Service	Level of Service ¹	Cost of Annexation ²	
			Initial	Full Build-Out
Fire ³	\$134.27/person ³	5 minute emergency response time	\$0	\$5,236
Police ⁴	\$246.72/person ⁴	1.24 police/1,000 population	\$0	\$9,622
Parks ⁵	\$109.11/person ⁵	2.8 acres/1,000 population	\$0	\$4,095
Street ⁶ Maintenance	\$16,320 to maintain 1 mile of street ⁶	None established	\$0	\$2,121
Library ⁷	\$53.90/person	None established	\$0	\$2,102
Total			\$0	\$23,176

Notes for Table III:

¹Level of Service reported from City of Richland Comprehensive Plan

²Cost of Annexation – Initial Impacts are based on current estimate of 0 persons residing within the proposed annexation area. Full build-out figures are based on projected population of 39 persons in 15 residences.

³Represents total current expense '14 budget for fire and emergency services (\$6,994,482) divided by current city population (52,090).

⁴Represents total current expense '14 budget for police (\$12,851,628) divided by current city population (52,090).

⁵Represents total current expense '14 budget for parks and recreation (\$5,684,014) divided by current city population (52,090).

⁶Full build-out estimate assumes 700 feet of new streets to serve the anticipated level of development. Cost of street maintenance is based on \$4,275,978 '14 budget spread over 262 miles of streets.

⁷Library costs were derived by dividing 2014 total library budget (\$2,808,120) by total number of persons in the City (52,090).

Service costs for Table III only included those services that are directly provided to residents. Other General Fund expenses, including administrative expenses, are not estimated here. Presumably, there is some efficiency that would be accrued by the City in serving a larger population that would be located in a relatively small geographical area that is immediately adjacent to the City's existing service boundaries; however, administrative costs may be somewhat understated. Costs for actually providing services listed in Table III may be somewhat overstated. The per capita listing for fire and police services assumes that all expenses associated with providing services are directly related to residential uses. Clearly, there are costs associated with providing services to commercial and industrial land uses. The estimated costs of park and library services may be slightly overstated also. Some service is provided to non-City residents, which, if accounted for, would slightly decrease the per capita costs reported here. Finally, Table IV provides some comparison of the costs and revenues associated with the proposed annexation.

**TABLE IV – LaPierre Annexation Proposal
Summary of General Fund Revenues and Expenses**

	Estimated Number of Households	Projected Revenues	Projected Expenses	Net Annual Benefit
Initial Annexation	0	\$390	0	\$433
Annexation at Full Build-Out	15	\$29,184	\$23,176	\$6,008

CONCLUSION

Staff concludes that the proposed LaPierre annexation would have positive fiscal impacts to the City both at the time of initial annexation and at the time that the area is fully developed. The projected revenues associated with the annexation would exceed the estimated service costs that would be provided to the future populations of the proposed annexation area. The City's enterprise funds would also not be negatively impacted as expenses associated with providing power, water, sewer, storm drainage and solid waste disposal would necessarily equal the revenues associated with providing such services.

A general rule of thumb holds that the costs of providing services to residential neighborhoods generally exceed the revenues derived from those residential areas. This analysis presumes that additional sales tax would be generated from future development in the area at the same proportion as the rest of the City. However, to the extent that retailers performing market studies consider community growth, additional population may have the effect of stimulating additional retail development. Ultimately this would increase the per capita sales tax revenue that the City realizes.

Further, there are other factors that should be considered that are difficult to quantify. If the area is not annexed, and some level of development occurs, City services will still be directly impacted. The street system will be forced to handle more traffic, park and library use may increase, along with police and fire service calls. However, without annexation the City will not receive any revenues from those unincorporated developments. In total, the drain on City services would likely be greater without annexation than with annexation.

Annexation also provides the City with some opportunity to control the development so that it conforms to City plans and standards. Street layout and design, the extension of street and utility corridors to adjacent parcels, the overall density of development, and the dedication of park and open spaces are all issues that the City would not control if annexation does not occur.



Council Agenda Coversheet

Council Date: 09/02/2014

Category: Consent Calendar

Agenda Item: C1

Key Element: Key 1 - Financial Stability and Operational Effectiveness

Subject: COUNCIL MEETING MINUTES

Department: City Attorney

Ordinance/Resolution:

Reference:

Document Type: General Business Item

Recommended Motion:

Approve the minutes for the Council meetings held August 6, 19 and 26, 2014.

Summary:

None.

Fiscal Impact?

☐ Yes ☒ No

Attachments:

- 1) Draft 080614 Council Meeting Minutes
- 2) Draft 081914 Council Meeting Minutes
- 3) Draft 082614 Council Meeting Minutes

City Manager Approved:

ECM Admin
Aug 28, 15:58:32 GMT-0700 2014

Draft



MINUTES

RICHLAND CITY COUNCIL REGULAR MEETING

Richland City Hall ~ 505 Swift Boulevard

Wednesday, August 6, 2014

Pre-Meeting Executive Session:

Mayor Rose called the pre-meeting executive session to order at 7:00 p.m. in the City Manager's Conference Room in the City Hall Annex building.

Attendance:

Mayor Rose, Mayor Pro Tem Lemley, Council Members Anderson, Christensen, Kent, Jones, and Thompson were present.

Also present were City Manager Johnson, City Attorney Kintzley, Parks and Public Facilities Director Schiessl.

1. Discussion of Current or Potential Litigation Per RCW 42.30.110 (1) (ii) (15 minutes)
 - Joe Schiessl, Parks and Public Facilities Director

COUNCIL MEMBER JONES MOVED AND COUNCIL MEMBER ANDERSON SECONDED A MOTION TO MOVE INTO EXECUTIVE SESSION AT 7:00 P.M. TO DISCUSS CURRENT OR POTENTIAL LITIGATION PER RCW 42.30.110 (1) (II) FOR 15 MINUTES. THE MOTION CARRIED 7-0.

COUNCIL MEMBER JONES MOVED AND COUNCIL MEMBER THOMPSON SECONDED A MOTION TO MOVE OUT OF EXECUTIVE SESSION AT 7:15 P.M. THE MOTION CARRIED 7-0.

Pre-Meeting:

Mayor Rose called the Council pre-meeting to order at 7:16 p.m. in the City Manager's Conference Room in the City Hall Annex Building.

Mayor Rose, Mayor Pro Tem Lemley, Council Members Anderson, Christensen, Jones, Kent and Thompson were present.

Also present were City Manager Johnson, Deputy City Manager King, City Attorney Kintzley, Parks and Public Facilities Director Schiessl, Redevelopment Project Supervisor Moore and City Clerk Hopkins.

2. Discussion of the Meeting Agenda

Council and staff briefly reviewed the proposed agenda scheduled for the regular meeting.

Mr. King noted the Florentyna's Inc. company members would like to speak to Council Members about their request for proposal regarding the Columbia Point restaurant site when the resolution concerning this topic is presented under the Items of Business. Council gave their approval.

Mr. King and Mr. Moore gave a presentation on &Yet, LLC and the Crown Group's design and development proposal for the 650 George Washington Way location which is on the meeting agenda for Council action.

Ms. Johnson said the Utility Advisory Committee has a member seeking reappointment to the committee who would need Council's approval for a one-time term extension as he has currently served the maximum term limit. Council agreed to the extension, if the committee selects the member for reappointment.

Regular Meeting:

Mayor Rose called the Council meeting to order at 7:30 p.m. in the Council Chamber at City Hall.

Welcome and Roll Call:

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

Mayor Rose, Mayor Pro Tem Lemley, Council Members Anderson, Christensen, Jones, Kent and Thompson were present.

Also present were City Manager Johnson, Deputy City Manager King, City Attorney Kintzley, Administrative Services Director Koch, Fire and Emergency Services Director Baynes, Police Captain Taylor, Public Works Director Rogalsky, Parks and Public Facilities Director Schiessl, and City Clerk Hopkins.

Pledge of Allegiance:

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

Approval of Agenda:

MAYOR PRO TEM LEMLEY MOVED AND COUNCIL MEMBER JONES SECONDED A MOTION TO APPROVE THE AGENDA AS PUBLISHED. THE MOTION CARRIED 7-0.

Presentations:

1. Ryan Warren, Eagle Scout Project, Constructing a Restroom at Stevens Park
- Phil Pinard, Planning and Capital Projects Manager

Mr. Pinard introduced Ryan Warren who has approached the City to provide the materials and labor to build a restroom in Stevens Park as his Eagle Scout project.

Mr. Warren gave a presentation of the restroom he wants to build using the same design as the one located in the Richland Skate Board Park. He said he has worked with Mr. Pinard to select a location for the restroom and has the Park Department's approval of the plan. He said the restroom will benefit the community members and baseball teams that use the park as well as his church, which is located across the street, who uses the park for a number of events. He said he has procured donations of material and labor to build the restroom and will use the Park matching fund grant to pay for the project. He has also distributed flyers of his project to the Stevens Park neighborhood.

Council Members expressed their appreciation and admiration to Mr. Warren for taking on this type of complex project for his Eagle Scout project.

Public Comments:

City Clerk Hopkins read the Public Comments procedures.
There were no public comments.

Consent Calendar:

City Clerk Hopkins read the Consent items.

Minutes – Approval:

1. Council Minutes for Meeting Held July 15 and 22, 2014
- Marcia Hopkins, City Clerk

Ordinances - First Reading:

2. Ordinance No. 16-14, Amending Richland Municipal Code Title 9: Crime, Relating to Park Property
- Joe Schiessl, Parks and Public Facilities Director

Ordinances - Second Reading/Passage:

3. Ordinance No. 10-14, Amending Richland Municipal Code Title 11: Traffic, Relating to Parking and Storage Container Placement
- Heather Kintzley, City Attorney
4. Ordinance No. 13-14, Amending Richland Municipal Code Title 12: Streets and Sidewalks, Relating to Cleaning Sidewalks
- Heather Kintzley, City Attorney
5. Ordinance No. 14-14, Amending Richland Municipal Code Title 1: Conduct of Council Business
- Heather Kintzley, City Attorney

Resolutions - Adoption:

6. Resolution No. 103-14, Reappointment to the Tri-Cities Regional Public Facilities District Board
- Cindy Johnson, City Manager
7. Resolution No. 104-14, Substantial Amendment to the 2013 Community Development Block Grant Annual Action Plan
- Bill King, Deputy City Manager
8. Resolution No. 106-14, Appointment to the Tri-City Regional Hotel-Motel Commission: Ian Napier
- Marcia Hopkins, City Clerk
9. Resolution No. 107-14, Approval to Enter Into Exclusive Negotiations with &Yet, LLC and the Crown Group for the Design, Development and Disposition of 650 George Washington Way
- Bill King, Deputy City Manager
10. Resolution No. 108-14, Reappointments to the Parks and Recreation Commission: James Buelt and Kit McBurney
- Marcia Hopkins, City Clerk

Expenditures - Approval:

11. July 7, 2014 - July 25, 2014, for \$6,634,177.96, including Check Nos. 213812-214535, Wire Nos. 5680-5694, Payroll Check Nos. 99510-99534, and Payroll Wire/ACH Nos. 8607-8624
- Cathleen Koch, Administrative Services Director

COUNCIL MEMBER KENT MOVED AND COUNCIL MEMBER JONES SECONDED A MOTION TO APPROVE THE CONSENT CALENDAR AS PUBLISHED. THE MOTION CARRIED 7-0.

Items of Business:

1. Resolution No. 109-14, Appointments to the Richland Public Facilities District Board
- Cindy Johnson, City Manager

COUNCIL MEMBER KENT MOVED AND COUNCIL MEMBER THOMPSON SECONDED A MOTION TO APPOINT DAN BOYD AND STAN JONES TO THE RICHLAND PUBLIC FACILITIES DISTRICT BOARD.

Council Member Anderson said he felt the interview process went well; however, he would like to see someone appointed to the Board that has more experience as a small business ownership to lend that type of expertise. He would like to keep the application process open.

THE MOTION CARRIED 6-1. COUNCIL MEMBER ANDERSON OPPOSED.

2. Resolution No. 105-14, Approval to Enter Into Exclusive Negotiations with Florentyna's, Inc. for a Restaurant Site at Columbia Point
- Bill King, Deputy City Manager

Mr. Moore, Economic Development gave the background of the Columbia Point development site. The City received one proposal from the recent request for proposals from Florentyna's, Inc. which proposed a 7,500 square foot restaurant with marina & river views as well as an additional 10,000 square feet of commercial in a separate building. The proposed development would be phased over approximately five years. The proposal was fully reviewed and scored very high according to the Proposer/Development Team Qualifications and Experience requirements.

Mr. Moore introduced Terence Thornhill of Terence L. Thornhill, Architect Inc. and the proponent, Cindy Goulet of Florentyna's, who read the mission statement and gave a presentation regarding the proposed restaurant that included information on the company, the financials, the economic impact and the design concepts.

COUNCIL MEMBER THOMPSON MOVED AND COUNCIL MEMBER ANDERSON SECONDED A MOTION TO ENTER INTO EXCLUSIVE NEGOTIATIONS WITH FLORENTYNA'S, INC. FOR A RESTAURANT SITE AT COLUMBIA POINT. THE MOTION CARRIED 7-0.

Reports and Comments:

City Manager Johnson thanked Council for their support of the consolidated dispatch system known as MATRICS, which she is a steering committee member. At the August 5 meeting, Benton County Commissioners approved the MATRICS business plan and to move forward with the consolidation plans with Franklin County. Ms. Johnson also acknowledged Fire Chief Baynes and Police Chief Skinner for their efforts as well.

Mayor Rose thanked Ms. Johnson for working on the steering committee and for the successful outcome.

Council Members:

Council Member Jones attended the National Night Out event on August 5 and thanked the City and community for their support and involvement in the event.

Council Member Christensen said he represented the City and Council Members on July 28 at the Western National Fast Pitch Championship. He also attend a tour led by Public Works Director Rogalsky of the water treatment facility along with the Utility Advisory Committee members and expressed his appreciation of the complex system.

Council Member Thompson said he attend a Nuclear Energy Conference held by the Department of Energy and gave details of current nuclear energy supply ideas, including the small modular reactors.

Council Member Lemley said he also attended the National Night Out and represented the City along with the Tri-City Research District and the Port of Benton who honored the SIGN Fracture Care International business for receiving the Innovation Partner of the Year award. He also attended the ribbon cutting for a new business in the Parkway, Cinders Formal and Custom Closet that rents formal wear.

Mayor Rose said this Council meeting was held on Wednesday, August 6 so that the Council Members could attend the National Night Out and City Fair on Tuesday, August 5. The next Council meeting will be held on Tuesday, August 19, 2014.

Adjournment:

Mayor Rose adjourned the meeting at 8:20 p.m.

Respectfully Submitted,

Marcia Hopkins, City Clerk

FORM APPROVED:

David W. Rose, Mayor

DATE APPROVED:

**MINUTES****RICHLAND CITY COUNCIL REGULAR MEETING****Richland City Hall ~ 505 Swift Boulevard****Tuesday, August 19, 2014**

Pre-Meeting Executive Session:

Mayor Rose called the pre-meeting executive session to order at 6:30 p.m. in the City Manager's Conference Room in the City Hall Annex building.

Attendance:

Mayor Rose, Mayor Pro Tem Lemley, Council Members Anderson, Christensen, Kent, Jones, and Thompson were present.

Also present were City Manager Johnson, Assistant City Manager Amundson, City Attorney Kintzley and Administrative Services Director Koch.

1. Discussion of Current or Potential Litigation Per RCW 42.30.110.(1) (ii)
(30 minutes)
- Heather Kintzley, City Attorney

COUNCIL MEMBER THOMPSON MOVED AND COUNCIL MEMBER JONES SECONDED A MOTION TO MOVE INTO EXECUTIVE SESSION AT 6:30 P.M. TO DISCUSS CURRENT OR POTENTIAL LITIGATION PER RCW 42.30.110.(1) (ii) FOR 30 MINUTES. THE MOTION CARRIED 7-0.

COUNCIL MEMBER CHRISTENSEN MOVED AND COUNCIL MEMBER THOMPSON SECONDED A MOTION TO MOVE OUT OF EXECUTIVE SESSION AT 7:00 P.M. THE MOTION CARRIED 7-0.

Pre-Meeting:

Mayor Rose called the Council pre-meeting to order at 7:01 p.m. in the City Manager's Conference Room in the City Hall Annex Building.

Mayor Rose, Mayor Pro Tem Lemley, Council Members Anderson, Christensen, Jones, Kent and Thompson were present.

Also present were City Manager Johnson, Assistant City Manager Amundson, Deputy City Manager King, City Attorney Kintzley, Administrative Services Director Koch, Fire and Emergency Services Director Baynes, Parks and Public Facilities Director Schiessl and City Clerk Hopkins.

Agenda Item:

2. Fire Station No. 74 Update (10 minutes)
 - Joe Schiessl, Parks and Public Facilities Director

Mr. Schiessl reviewed the status of Fire Station No. 74 project and said it is on schedule and within budget. He gave details of the design of the building and the intended use of each interior space. The anticipated completion date is June 1, 2015.

3. Discussion of Meeting Agenda

Council Member Thompson asked to pull Consent Item No. 6. Ordinance No. 16-14, Amending RMC Title 9: Crime, Relating to Park Property and the related item, No. 18-14, Amending RMC Title 6: Boating, Relating to Operating Regulations and place them on Items of Business. He said he will move to table those items. He is not in favor of the misdemeanor penalty of jumping off the dock in the boating area. He supports the fine on jumping off the boating dock as a civil infraction, but does not believe it is the offensive level of a misdemeanor.

Mr. King commented on some of the Planning Commission Members' opinions of the City using a Hearing Examiner and said he expects some of the members to speak during the Public Comment period of the meeting.

Council and staff briefly reviewed the remainder of the proposed agenda scheduled for the regular meeting.

Regular Meeting:

Mayor Rose called the Council meeting to order at 7:30 p.m. in the Council Chamber at City Hall.

Welcome and Roll Call:

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

Mayor Rose, Mayor Pro Tem Lemley, Council Members Anderson, Christensen, Jones, Kent and Thompson were present.

Also present were City Manager Johnson, Assistant City Manager Amundson, Deputy City Manager King, City Attorney Kintzley, Administrative Services Director Koch, Fire and Emergency Services Director Baynes, Police Services Director Skinner, Public Works Director Rogalsky, Energy Services Director Hammond, Parks and Public Facilities Director Schiessl, and City Clerk Hopkins.

Pledge of Allegiance:

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

Approval of Agenda:

MAYOR PRO TEM LEMLEY MOVED AND COUNCIL MEMBER JONES SECONDED A MOTION TO APPROVE THE AGENDA AS PUBLISHED. THE MOTION CARRIED 7-0.

Presentations:

1. CityView Video: Slurry Seal

Mr. Rogalsky introduced the video on resurfacing streets with the slurry seal method.

Public Comments:

City Clerk Hopkins read the Public Comments procedures.

Gerald Sorensen, 2102 Austin Court, Richland, WA, spoke on the ordinance regarding people jumping off the dock at Howard Amon Park. He said he understands the problem the City is trying to address, but he said the signage on the dock addresses all of the safety rules needed.

Brenden Siefken, 70 McMurray, Richland, WA, said he works as a Benton County Prosecutor and believes a misdemeanor for jumping off the dock is too heavy-handed. He believes there is already a civil infraction in place for jumping off the dock that is a more appropriate fine for that action.

Cliff Clark, 183 Wildwood Court, Richland, WA, Planning Commission Member, complimented the City on the use of slurry seal to resurface the streets. He continued by saying he is not in favor of the City using a Hearing Examiner as he believes that would eliminate public participation in City business. He asked the Council Members to consider this decision carefully.

Lori Ness, 2253 Davison Avenue Richland, WA, asked if the Horn Rapids Master Plan that includes the rail loop has gone through the SEPA process for cumulative impact. She is concerned about putting the necessary utilities for that project through a wetlands area. She also asked if the plan is available to the public.

Consent Calendar:

City Clerk Hopkins read the Consent items.

Minutes - Approval:

1. Council Minutes for the Meeting Held August 6, 2014
- Marcia Hopkins, City Clerk

Ordinances - First Reading:

2. Ordinance No. 17-14, Amending RMC Title 2: Administration and Personnel, Reestablishing the Duties of the Planning Commission
- Bill King, Deputy City Manager

- PULLED:** 3. Ordinance No. 18-14, Amending RMC Title 6: Boating, Relating to Operating Regulations
- Joe Schiessl, Parks and Public Facilities Director
4. Ordinance No. 19-14, Amending RMC Title 19: Development Regulation Administration, Establishing the Use of a Hearing Examiner
- Rick Simon, Development Services Manager
5. Ordinance No. 20-14, Amending RMC Title 23: Zoning Regulations and Title 24: Plats and Subdivisions, Miscellaneous Amendments
- Rick Simon, Development Services Manager

Ordinances - Second Reading/Passage:

- PULLED:** 6. Ordinance No. 16-14, Amending RMC Title 9: Crime, Relating to Park Property
- Joe Schiessl, Parks and Public Facilities Director

Resolutions - Adoption:

7. Resolution No. 102-14, Submittal of Transportation Improvement Board Grant Application
- Pete Rogalsky, Public Works Director
8. Resolution No. 110-14, Approving the Sale of 1.18 Acres in the Horn Rapids Business Center to Farrell Clontz
- Bill King, Deputy City Manager
9. Resolution No. 111-14, Approving the First Addendum to the Infrastructure Improvement Agreement with SMI Group XV, LLC for Smartpark Street Transfer
- Pete Rogalsky, Public Works Director
10. Resolution No. 112-14, Setting Hearing Date for Proposed LaPierre Annexation
- Rick Simon, Development Services Manager
11. Resolution No. 113-14, Approving the Preliminary Plat of SMI Group XV LLC
- Rick Simon, Development Services Manager
12. Resolution No. 114-14, Restroom Donation From Ryan Warren for Stevens Park
- Phil Pinard, Planning and Capital Projects Manager
13. Resolution No. 115-14, Approving the Third Amendment to the Purchase and Sale Agreement Between City of Richland and Washington Securities and Investment
- Bill King, Deputy City Manager
14. Resolution No. 116-14, Appointments To The Housing & Community Development Advisory Committee: Jhoanna Jones and Joe Ochoa (City Clerk)
- Marcia Hopkins, City Clerk

Expenditures - Approval:

15. July 28, 2014 - August 8, 2014, for \$6,724,819.82, including Check Nos. 214536-214939, Wire Nos. 5695-5708, Payroll Check Nos. 99535-99545, and Payroll Wire/ACH Nos. 8625-8633
- Cathleen Koch, Administrative Services Director

COUNCIL MEMBER KENT MOVED AND COUNCIL MEMBER CHRISTENSEN SECONDED A MOTION TO APPROVE THE CONSENT CALENDAR AS LESS ITEMS NO. 3 AND NO. 6. THE MOTION CARRIED 7-0.

Items of Business:

1. Ordinance No. 18-14, Amending RMC Title 6: Boating, Relating to Operating Regulations
- Joe Schiessl, Parks and Public Facilities Director
2. Ordinance No. 16-14, Amending RMC Title 9: Crime, Relating to Park Property
- Joe Schiessl, Parks and Public Facilities Director

Council Member Thompson thanked the citizen for the comments on the proposed fine for the jumping off the dock.

COUNCIL MEMBER THOMPSON MOVED AND COUNCIL MEMBER KENT SECONDED THE MOTION TO TABLE ORDINANCE NO. 18-14 AND ORDINANCE NO. 16-14, UNTIL STAFF RECONSIDERS THE PENALTY PROCESS. THE MOTION CARRIED 7-0.

Reports and Comments:

1. City Manager Johnson said the Council workshop is scheduled for August 26 and read the agenda items. She noted the possibility of an executive session being scheduled at that meeting. Ms. Johnson said she was invited to attend the National Fire Academy and she was impressed with the institution and said she was most impressed with the fire service discussion on being sustainable. She said Richland's Fire department has an excellent reputation for working on sustainability.
2. Council Members:

Council Member Kent said she attended the joint meeting of the Friends of the Library, the Library Board and the Library Foundation. They discussed the role of libraries in the future and she encouraged the community to contact those groups and give their input on that topic.

Council Member Jones expressed his appreciation of the restroom donation from Ryan Warren at Stevens Park.

Council Member Thompson said he appreciated the comments from the Planning Commission Member and cautioned him not to judge the use of a Hearing Examiner to quickly.

Mayor Pro Tem Lemley attended the grand opening for the Numerica Credit Union on Duportail. He praised the Richland Parks Department staff for their participation in the Benton County parade.

Adjournment:

Mayor Rose adjourned the meeting at 7:59 p.m.

Respectfully Submitted,

Marcia Hopkins, City Clerk

FORM APPROVED:

David W. Rose, Mayor

DATE APPROVED:



MINUTES
CITY COUNCIL WORKSHOP
Richland City Hall ~ 505 Swift Boulevard
Tuesday, August 26, 2014

Call to Order:

Mayor Rose called the Council workshop to order at 6:00 p.m. in the Council Chamber.

Attendance:

Mayor Rose, Mayor Pro Tem Lemley, Council Members Anderson, Christensen, Jones, Kent and Thompson present.

Also present were City Manager Johnson, Deputy City Manager King, Assistant City Manager Amundson, City Attorney Kintzley, Administrative Services Director Koch, Public Works Director Rogalsky, Parks and Public Facilities Director Schiessl, Human Resources Director Jubb and City Clerk Hopkins.

Mayor Rose noted that due to a technical difficulty with the software, Agenda Item No. 4. eScribe Agenda Management Training has been pulled.

Workshop Agenda Items:

1. Review of CIP Projects, Priorities and Funding Strategies (15 minutes)
 - Cathleen Koch, Administrative Services Director

Ms. Koch briefly reviewed the 2013 Capital Improvement Program (CIP) process. She said several meetings were held with the Executive Leadership Team (ELT) to prioritize projects and funding sources/strategies for the 2015-2030 CIP and look at revenue sources, such as lodging taxes and business license reserve funds, to see how they could or should be re-purposed for City priorities. The ELT recommendations were forwarded to the Subcommittee who reviewed them and concurred. The strategy through 2018 is now ready for discussion with the following caveats in mind:

- Most projects in the first three (3) years (through 2016) are paired up with a funding source.
- 2017 and 2018 still need some work in terms of funding strategies.
- Project priorities and funding strategies could change in the CIP based on grant availability or other unforeseen reasons that priorities may need to be shifted in the future.

Ms. Koch said all CIP projects and any other ongoing or one-time expenditure that exceed \$25,000 through 2030 have been incorporated into the plan. If a project costs \$5,000 or more over five (5) years, it has been included in the CIP. This includes the

street resurfacing plan, streetscape plan, fleet replacement plan, IT project list, and facility improvement needs.

2. Expectations of Economic Development Partners (15 minutes)
 - Bill King, Deputy City Manager

Mr. King said a joint meeting is scheduled with the Port of Benton on September 30 and a tentative joint meeting is scheduled on Sept 23 with the Port of Kennewick to discuss partnering on economic development projects with the City. He said projects for consideration include developing the farmland west of Truman Avenue and developing Island View and Columbia Park West. Other ideas are partnering opportunities with the waterfront district, Columbia Point South and downtown development that could be compatible with the Port of Benton's focus on the research district, Willow Point and the Horn Rapids Industrial facilities.

Council supported the projects Mr. King brought forward and he encouraged Council to contact him with other ideas before the scheduled meetings.

3. Broadband Update (30 minutes)
 - Jon Amundson, Assistant City Manager

Mr. Amundson gave a Power Point presentation detailing the project status of Phases 1 and 2 to replace the Charter I-Net with broadband. He said the next project is to build out the broadband to the Port of Benton. He said the final steps are to prioritize the next phase of the LRF, Horn Rapids and north Richland areas, determine a path forward regarding ongoing maintenance and operations and to continue dark fiber lease agreements with ISP providers.

Executive Session:

1. Discussion of Current or Potential Litigation Per RCW 42.30.110 (1) (ii) (15 minutes)
 - Heather Kintzley, City Attorney

COUNCIL MEMBER THOMPSON MOVED AND COUNCIL MEMBER KENT SECONDED A MOTION TO MOVE INTO EXECUTIVE SESSION AT 7:00 P.M. TO DISCUSS CURRENT OR POTENTIAL LITIGATION PER RCW 42.30.110.(1) (ii) FOR 15 MINUTES. THE MOTION CARRIED 7-0.

COUNCIL MEMBER CHRISTENSEN MOVED AND COUNCIL MEMBER JONES SECONDED A MOTION TO MOVE OUT OF EXECUTIVE SESSION AT 7:15 P.M. THE MOTION CARRIED 7-0.

Adjournment:

Mayor Rose adjourned the workshop at 7:16 p.m.

Respectfully Submitted,

Marcia Hopkins, City Clerk

FORM APPROVED:

David W. Rose, Mayor

DATE APPROVED:



Council Agenda Coversheet

Council Date: 09/02/2014

Category: Consent Calendar

Agenda Item: C2

Key Element: Key 1 - Financial Stability and Operational Effectiveness

Subject: ORDINANCE 23-14, EXTENDING THE CABLE TELEVISION FRANCHISE AGREEMENT WITH CHARTER COM

Department: City Attorney

Ordinance/Resolution: 23-14

Reference:

Document Type: Ordinance

Recommended Motion:

Give first reading, by title only, to Ordinance No. 23-14, extending the Cable Television Franchise Agreement with Falcon Video Communications, L.P., locally known as Charter Communications, until the earlier of December 31, 2014, or when a new franchise agreement is agreed to by the parties and enacted by the City.

Summary:

On September 20, 2011, City Council approved an interlocal agreement with the City of Pasco, and a consulting services contract with The Buske Group, for negotiation of a successor cable television franchise agreement with Charter Communications.

Richland's current cable franchise agreement is set to expire on September 30, 2014. The original term of this fifteen-year franchise was through September 30, 2013, but Council previously approved two extensions of the agreement to accommodate the negotiations process.

The cities of Pasco and Richland have been diligently negotiating with Charter for a renewed cable franchise agreement for the past two years. However, based on recent communications received from Comcast Communications, it appears that a transfer is currently being negotiated that, if approved, will result in Comcast Communications taking over Charter's franchise in the Tri-Cities area. Given this anticipated transfer, the cities of Pasco and Richland must evaluate the appropriate path forward, whether that includes continued negotiation efforts with Charter, or waiting until Comcast is able to come to the negotiations table since Comcast will ultimately hold the franchise with each City. Either way, additional time is necessary to complete the renewal process.

Staff proposes to extend the current franchise through December 31, 2014. In advance of that date, the City will have more details surrounding the proposed transfer between Charter and Comcast, and how that transfer will impact the renewal process. Should the parties agree to the terms and conditions of a successor franchise prior to expiration of the extension, the new franchise will serve to cancel the remainder of the extension.

Fiscal Impact?

☒ Yes ☐ No

Extended provisions include Charter's \$12,500 quarterly capital contributions to the City supporting equipment purchases for the Cityview TV channel, and the requirement that the City repay any unspent contributions at the termination of the franchise agreement.

Attachments:

1) Draft ORD No. 23-14 Charter Franchise Extension to Dec. 31, 2014

City Manager Approved:

ECM Admin
Aug 28, 15:55:43 GMT-0700 2014

ORDINANCE NO. 23-14

AN ORDINANCE OF THE CITY OF RICHLAND
extending the Cable Television Franchise Agreement with
Falcon Video Communications L.P., locally known as
Charter Communications, hereinafter referred to as
“Grantee,” through December 31, 2014.

WHEREAS, cable providers are required to hold a franchise agreement with the City of Richland (the “City”) to use the City’s public rights-of-way to provide cable service; and

WHEREAS, the current cable franchise agreement (“Cable Franchise”) was entered into pursuant to Cable Television Franchise Ordinance No. 17-98 on September 8, 1998, and was subsequently amended by Ordinance Nos. 33-99, 59-99, 14-00, 30-00, and 24-13; and

WHEREAS, the Cable Franchise is due to expire September 30, 2014; and

WHEREAS, Grantee and the City have been engaged in informal renewal negotiations in accordance with Section 626(h) of Title VI of the Communications Act of 1934, as amended (the “Cable Act”); and

WHEREAS, the City has been conducting franchise renewal ascertainment in accordance with Section 626(a)(1) of the Cable Act; and

WHEREAS, the parties continue to reserve all rights under the formal procedures of Section 626 of the Cable Act, and do not waive any rights related thereto; and

WHEREAS, Grantee has filed timely notice of intent to renew its franchise agreement with the City pursuant to Section 626 of the Cable Act; and

WHEREAS, the City is willing to grant an extension of the current Cable Franchise until December 31, 2014 to give the parties additional time to complete the renewal process.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Richland as follows:

Section 1.01 Extension of the Term of the Cable Franchise through December 31, 2014.

The Cable Franchise, as amended, is hereby extended, subject to the terms and conditions set forth below, until the earlier of December 31, 2014, or when a new franchise agreement is agreed to by the parties and enacted by the City.

Section 1.02 Terms and Conditions of Extension of the Cable Franchise.

The City's consent to the extension, described above, is subject to, and conditioned upon, the following terms and conditions:

- A. All terms and conditions of the existing Cable Franchise shall remain in full force and effect during the extension period.
- B. The extension shall have no adverse effect on Grantee's compliance, nor shall the extension be grounds for any change or modification in the remaining terms, conditions and obligations of the Cable Franchise.
- C. The City and Grantee's agreement to extend the Cable Franchise, as set forth herein, shall not be construed, in any manner whatsoever, to constitute a waiver or release of any rights that the City or the Grantee may have under the Cable Franchise.
- D. Both parties hereby reserve all rights under applicable provisions of the Cable Act, including, without limitation, Sections 626 and 635 of the Cable Act. Nothing herein shall be deemed or construed as a waiver, release or surrender of any right that either party may have under the Cable Act or any applicable law.
- E. Within twelve (12) days after passage of this Ordinance by the City Council, Grantee shall file with the City Clerk its written acceptance of this Ordinance, substantially in the form of Exhibit A, attached hereto.

Section 1.03 This ordinance shall take effect the day following its publication in the official newspaper of the City of Richland.

PASSED by the City Council of the City of Richland, at a regular meeting on the _____ day of September, 2014.

DAVID W. ROSE
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

Date Published: _____

EXHIBIT A

Acceptance of Ordinance No. 23-14

City of Richland, Washington
ATTN: Heather Kintzley, City Attorney
P.O. Box 190, MS-7
Richland, WA 99352

This is to advise the City of Richland that Falcon Video Communications, L.P. (the "Grantee"), hereby unqualifiedly accepts Ordinance No. 23-14, passed by the City Council on September 16, 2014, regarding the extension of the Cable Television Franchise Agreement between Grantee and the City.

FALCON VIDEO COMMUNICATIONS, L.P.
("Grantee")

By: _____

Name: _____

Title: _____

Date: _____



Council Agenda Coversheet

Council Date: 09/02/2014

Category: Consent Calendar

Agenda Item: C3

Key Element: Key 1 - Financial Stability and Operational Effectiveness

Subject: ORDINANCE 17-14, AMENDING TITLE 2, REESTABLISHING PLANNING COMMISSION DUTIES

Department: Community and Development Services

Ordinance/Resolution: Ord No. 17-14

Reference: 17-14

Document Type: Ordinance

Recommended Motion:

Give second reading and pass Ordinance No. 17-14, amending Title 2 to reestablish Planning Commission duties.

Summary:

This ordinance amendment represents one of several steps necessary to implement a hearing examiner system of permit review in the City. The proposed changes to Title 2 would remove the review of preliminary plat applications as one of the duties of the Planning Commission. This change is needed to ensure that the City code remains consistent with other changes proposed to establish a hearing examiner system of land use permit review. Changes to Title 19, which would establish a hearings examiner, have been prepared under a separate ordinance (see Ordinance No. 19-14). Other code changes to the City's zoning, subdivision and shoreline regulations are under review by the Planning Commission and will be forwarded to Council for consideration in the coming weeks.

Additionally, the City will need to circulate a request for proposals to gather a list of potential hearing examiner candidates and complete a selection process, so that the selected candidate can be put under contract with the City by the time the other code amendments are ready for Council consideration. A summary of the process and a time-line are detailed in the attached supplemental information.

First reading was given at the August 19, 2014, Council meeting.

Fiscal Impact?

☒ Yes ☐ No

The use of a hearing examiner will result in increased costs to the City. Partially these cost increases can be offset by an adjustment in the land use permit application fee schedule (see attached supplemental information) which will be presented to Council as a part of the budget. The exact cost increase will depend upon the number and complexity of permit applications filed. Based on recent activity levels over the past several years, staff estimates cost increases of approximately \$12,000 if the increased fee schedule is adopted.

Attachments:

- 1) ORD 17-14, Amending Title 2, Administration & Personnel
- 2) Supplemental Information

City Manager Approved:

ECM Admin
Aug 28, 15:57:25 GMT-0700 2014

ORDINANCE NO. 17-14

AN ORDINANCE OF THE CITY OF RICHLAND Amending Title 2: Administration and Personnel of the Richland Municipal Code related to the duties of the City of Richland Planning Commission.

WHEREAS, Washington State law allows for municipalities to utilize the services of a hearing examiner to collect and evaluate public comments related to pending land use decisions; and

WHEREAS, the hearing examiner process is a proven means to establish a fair and unbiased hearing environment which encourages public participation in land use decisions; and

WHEREAS, a hearing examiner process will provide a superior record which will help the City defend its land use decisions against possible legal challenge; and

WHEREAS, City Council, after months of consideration and research into the process, has determined that a hearing examiner system will improve the City's land use review process; and

WHEREAS, to successfully implement a hearing examiner system, certain changes must be made to the current duties of the Richland Planning Commission as codified in Title 2 of the Richland Municipal Code.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Richland as follows:

Section 1.01 Section 2.16.050 of the Richland Municipal Code, as enacted by Ordinance No. 23 and last amended by Ordinance No. 38-05, shall be amended to read as follows:

2.16.050 Duties.

The commission shall perform the following duties:

A. Serve as an advisor to the city council in order to promote the orderly physical development and growth of the city;

B. Prepare a comprehensive plan for the orderly physical and social development of the city. The physical dimension of the comprehensive plan, for which the planning commission is responsible, shall include among its purposes and be designed to:

1. Encourage the most appropriate use of land throughout the municipality;
2. Lessen traffic congestion and accidents;
3. Secure safety from fire;

4. Provide adequate light and air;
5. Prevent overcrowding of land;
6. Avoid undue concentration of population;
7. Provide for the preservation of clean air, clean water and the natural, scenic, historic and aesthetic qualities of the environment;
8. Promote a coordinated development of undeveloped area;
9. Encourage the formation of neighborhood and community units;
10. Secure an appropriate allotment of land area in new developments for all requirements of community life;
11. Conserve and restore natural beauty and other natural resources;
12. Analyze flood protection;
13. Address the identification and preservation of historical buildings and places and archaeologically significant areas; and
14. Consider garbage, sewage treatment and solid waste disposal.

The comprehensive plan shall become the official plan of the city when approved by the city council and filed with the county auditor. The comprehensive plan shall be reviewed on an annual basis by the planning commission to consider updates and changes, and provide those recommendations to the city council. The commission may recommend to the city council the plan prepared as a whole, or may recommend parts of the plan by successive recommendations, the parts corresponding with geographic or political sections, divisions or subdivisions of the city, or with functional subdivisions of the subject matter of the plan.

The commission shall comply with requirements of notice and public hearing provided by law in initiating and recommending the whole or parts of the comprehensive plan;

C. Recommend, or prepare and recommend, for the adoption by the city council, regulations, amendments, extensions or additions to such regulations or plans for the physical development of the city in the interest of health, safety, morals or general welfare, including, but not limited to, the following:

1. The use of buildings and land for residence, trade, industrial and other purposes;
2. The height, number of stories, size, construction and design of buildings and other structures;
3. The size of yards, courts and other open spaces on the lot or tract;
4. The density of population;
5. The setback of buildings along highways, parks or public water frontages; and
6. The subdivision and development of land.

~~D. Review and make recommendations to the council on plats, plans or subdivisions, or dedications of land situated within the boundaries of the city or proposed for annexation to the city, subject to approval~~

~~by the council; hold public hearings on proposed plats and subdivisions; establish, subject to approval by the city council, such regulations and standards as are necessary to constitute a guide in determining whether or not the proposed plat or subdivision is in harmony with the comprehensive plan;~~

~~ED.~~ Act as a research and fact-finding agency of the city. The commission shall cause to be made such surveys, analyses, studies and reports as are generally authorized or requested by the city council;

~~FE.~~ Advance planning for public works programs and the long range capital budget therefor;

~~GF.~~ Establish such other work project priorities as the city council may direct;

~~HG.~~ Review, discuss and analyze all planning commission work products and projects, as well as the work products, projects and recommendations of the board of adjustment, when appropriate, and the parks and recreation commission, to ensure that the board of adjustment and the parks and recreation commission, as well as other boards, commissions and committees, have an opportunity to consider a given project in light of their specific knowledge and expertise.

Any project or recommendation received by the planning commission from the board of adjustment or parks and recreation commission shall be reviewed by the planning commission and, where appropriate, forwarded to such other boards, commissions or committees as may have an interest in the subject matter. Any projects or recommendations so forwarded shall contain a copy of the original recommendation or project report received by the planning commission, together with planning commission comments, and shall direct that the project report or recommendation be returned to the planning commission within 30 days, with appropriate comments by the board, commission or committee to which referral was made.

Following review by the planning commission, and the receipt of recommendations and comments from other boards, commissions or committees, if such comments were requested and supplied within the 30-day period, the planning commission shall forward the original project or recommendation, through staff, to the city council, together with any planning commission comments or recommendations, and comments or recommendations of any other boards, commissions or committees;

~~IH.~~ Review, discuss and analyze such work products and projects as may be referred to the commission by the council, or staff, and ensure that any such work products or projects are referred to the board of adjustment or parks and recreation commission, in instances wherein those boards, commissions or committees would have an interest in the subject matter, and are referred to other city boards, commissions or committees through staff, where such other boards, commissions or committees would have an interest in the subject matter;

~~J.~~ Form, subject to advance approval of the city council, ad hoc committees from within as well as outside its membership, to study specific problems or projects which may arise from time to time. The planning commission shall at all times be available for citizen input concerning any matter which the commission is considering, or may consider;

~~KJ.~~ The administrative staff of the city as assigned by the city manager shall provide staff assistance and serve as liaison between the planning commission and those boards, commissions or committees not represented on the planning commission, and shall also serve to facilitate communication by the planning commission to the city council. [Ord. 23 § 1.05; Ord. 567 § 1.01; Ord. 595 § 1.03; Ord. 715 § 1.01; Ord. 806 § 1.16; Ord. 40-98; Ord. 38-05].

Section 1.02 This ordinance shall be published in compliance with Article III, Section 3.01 of the Charter of the City of Richland, and shall take effect on October 27, 2014.

PASSED by the City Council of the City of Richland, at a regular meeting on the 2nd day of September 2014.

DAVID W. ROSE
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

Date Published: September 7, 2014

PROPOSED HEARING EXAMINER SYSTEM OF LAND USE PERMITTING

SUPPLEMENTAL INFORMATION

The proposed changes to the City code to implement a hearing examiner system require amendments to multiple portions of the code consisting of:

Chapter 2.16 Planning Commission – Defines the role of the Planning Commission. Proposed amendments would delete language providing the Commission with the responsibility of hearing preliminary plat applications.

Title 19 – Development Regulation Administration – Sets forth procedural standards for the various types of land use permits identified in code. Proposed amendments would insert language for the creation of a hearing examiner position.

Title 23 - Zoning Regulations – Sets forth regulations for the use of land within the City and establishes permit requirements for certain types of uses. The proposed amendments would transfer review authority of specific permit types from planning commission to hearing examiner.

Title 24 – Subdivision – Sets forth regulations for the division of property. The proposed amendments would establish a hearing examiner as the entity reviewing preliminary plat and binding site plan applications.

Title 26 – Shorelines – Set forth regulations for the development of property adjacent to the Columbia and Yakima Rivers within the City. The proposed amendments would establish a hearing examiner as the entity reviewing shoreline substantial development permits.

State law provides cities with a great deal of latitude in how hearings examiners can be used. The proposed amendments to the City code would establish a hearing examiner for the City who will be responsible for conducting hearings on the highest profile categories of permits. Both the Planning Commission and Board of Adjustment would continue to oversee some categories of permit review. In the case of the Planning Commission, exceptions to building height standards, alternative design standards in the Central Business District and sidewalk use licenses would still be under their review. The Board of Adjustment would continue to review zoning variances and some special use permits. Continuing to use the Commission and Board will help to reduce the costs of implementing the examiner system while still providing for examiner review of the most complicated and potentially controversial permit categories. The City Council would still retain their role of making final land use decisions for the City. A summary of the proposed permit system is provided on the following table:

SUMMARY OF PROPOSED HEARING EXAMINER PERMIT REVIEW SYSTEM

Permit Type	Hearing Body	Decision Body	Appeal
Zoning Approvals			
Planned Unit Development	Hearing Examiner	City Council	Sup Court
Major Modification to Special Use Permits	Board of Adjust/ Hearing Examiner	Board of Adjust/ Hearing Examiner	City Council
Special Use Permit	Board of Adjust / Hearing Examiner	Board of Adjust/ Hearing Examiner	City Council
Site Plan Approvals	Hearing Examiner	Hearing Examiner	City Council
Building Height Exceptions	Planning Com	Planning Com	City Council
Alternative Design Standards	Planning Com	Planning Com	City Council
Joint Use Parking Reductions	Board of Adjust.	Board of Adjust	City Council
Schools (min size waivers)	Hearing Examiner	Hearing Examiner	Sup. Court
Area Wide Rezone	Planning Com	City Council*	Sup. Court
Site Specific Rezone	Hearing Examiner	City Council*	Sup. Court
Variance	Board of Adjust	Board of Adjust	Sup. Court
Subdivision Approvals			
Large Binding Site Plan	Hearing Examiner	Hearing Examiner	Sup. Court
Preliminary Plat	Hearing Examiner	City Council	Sup. Court
Final Plat	NA	City Council	Sup. Court
Major Plat Revision	Hearing Examiner	City Council	Sup Court
Extension of Preliminary Plat	None	Administrative	Hearing Examiner
Shoreline Permits			
Substantial Development Permit	Hearing Examiner	Hearing Examiner	Shoreline Board
Other Approvals – Legislative Items			
Development Agreements	Planning Com	City Council	Sup. Court
New Development Regulations	Planning Com	City Council	Sup. Court
Amendments to Existing Regulations	Planning Com	City Council	Sup. Court
Comprehensive Plan Amendment	Planning Com	City Council	GMA Board
Other Approvals			
Sidewalk Use Licenses	Planning Com	Planning Com	City Council
Appeals			
Appeals of Administrative Decisions – Zoning or Critical Areas Regulations	Hearing Examiner	Hearing Examiner	Sup. Court
Appeals of Administrative Decisions – Subdivision Regulations	Hearing Examiner	Hearing Examiner	Sup Court

*State law requires that Council make the final decision on all zone change applications.

Proposed Time Schedule for Implementation of Hearing Examiner System

There are several steps to implementation of a hearing examiner as outlined below. Note that code amendments have been divided into two groups, those that can come directly to Council for review (Titles 2 and 19) and those amendments that by code require Planning Commission recommendation (Titles 23, 24 and 26).

- August 19:** Council reviews draft ordinances to Titles 2 and 19 that establish a hearing examiner and grants first reading
- August 24:** Staff advertises a request for proposal for a hearing examiner.
- August 27:** Planning Commission holds public hearing to consider amendments to Titles 23, 24 and 26 necessary to implement hearing examiner system.
- September 2:** Council reviews and passes second reading on ordinances amending Titles 2 and 19.
- September 2:** Council reviews and passes amended land use permit fee schedule.
- September 22:** Staff begins selection process for hearing examiner
- September 24:** Planning Commission completes review of Titles 23, 24, and 26 and forwards recommendation to Council.
- September 29:** Staff selects hearing examiner candidate and begins negotiations
- October 7:** Council reviews and grants first reading to ordinance amending Titles 23, 24 and 26.
- October 7:** Staff prepares contract with hearing examiner candidate and prepares budget adjustment for hearing examiner costs for remainder of 2014.
- October 21:** Council passes ordinance amending Titles 23, 24 and 26.
- October 21:** Council awards contract to hearing examiner candidate and approves budget adjustment.

The City will face some increased costs in adopting a hearing examiner system. The increase has been minimized through continuing to use the Planning Commission and Board of Adjustment for some minor permit categories and through an adjustment in the land use permit application fee schedule. Only permit categories that require hearing examiner review would see an increase. Staff will bring forward a revised fee schedule for Council consideration and adoption should first reading of the proposed ordinances be granted. The following draft fee schedule has been provided:

Recommended Fee Increases

Land Use Application Fees	Fees	Unit
Annexation		
Annexation Petition	\$905	Per Application
SEPA		
SEPA – Application for Threshold Determination	\$165 – No Notifications Required \$330 – With Notifications Required	Per Project
Shoreline		
Shoreline Management Permit	\$905 <u>\$1,200</u>	Per Application
Shoreline Program Amendment	\$655	Per Application
Subdivision		
Plat Exemption/Lot Line Adjustment	\$32	
Binding Site Plan	\$50 <u>\$75</u> \$330 <u>\$525</u>	Per lot Minimum No Maximum
Final Plat	\$330	Per Application
Preliminary Plat	\$30 <u>\$40</u> \$845 <u>\$1,200</u> \$1,960 <u>\$3,500</u>	Per Lot Minimum Maximum
Plat Vacation or Alteration	\$460	Per Application
Short Plat	\$385	Per Application
Zoning		
Appeal of Administrative Decision	\$140 <u>\$500</u>	Per Application
Appeal of Board of Adjustment, Planning Commission or Hearing Examiner Action	\$140	Plus Costs of Transcription Preparation
Planned Unit Development	\$20 <u>\$60</u> \$650 <u>\$900</u> \$1,320 <u>\$3,000</u>	Per Acre Minimum Maximum
Site Plan Review	\$650 <u>\$1,100</u>	Per Application
Special Use Permit	\$385	Per Application
Variance	\$330	Per Application
Zone Change	\$905 <u>\$1,100</u>	Per Application
Zoning Text Amendments	\$650	Per Application
Comprehensive Plan Change	\$905	Per Application



Council Agenda Coversheet

Council Date: 09/02/2014

Category: Consent Calendar

Agenda Item: C4

Key Element: Key 1 - Financial Stability and Operational Effectiveness

Subject: ORDINANCE 19-14, AMENDING TITLE 19, ESTABLISHING A HEARING EXAMINER

Department: Community and Development Services

Ordinance/Resolution: Ord 19-14

Reference: 19-14

Document Type: Ordinance

Recommended Motion:

Give second reading and pass Ordinance No. 19-14, amending Title 19 to establish a hearing examiner system of land use permit review.

Summary:

This code amendment represents one of many steps necessary to implement a hearing examiner system of permit review in the City. The proposed changes to Title 19 would establish the duties of a hearing examiner and the types of permits to be reviewed. Additional changes to other portions of the City code are also necessary. Changes to Title 2, which are needed to reestablish the Planning Commission's role in permit review, have been prepared under a separate ordinance (see Ordinance No. 17-14). Other code changes to the City's zoning, subdivision and shoreline regulations are under review by the Planning Commission and will be forwarded to Council for action in the coming weeks. Additionally, the City will need to circulate a request for proposals to gather a list of potential hearing examiner candidates and complete a selection process, so that the selected candidate can be put under contract with the City by the time the other code amendments are ready for Council consideration. A summary of the process and a time-line are detailed in the attached supplemental information.

The use of hearing examiners by cities is a commonly accepted practice across the state. The majority of cities the size of Richland or larger rely on hearings examiners. The advantages of a hearing examiner are generally recognized to be reduced liability for a city; reduced likelihood of land use decisions being overturned by the courts; greater predictability; and freeing time for the Planning Commission to devote to comprehensive planning and code development. Over time, hearing examiners are often able to help their clients strengthen the existing development regulations to better achieve community goals.

While there are advantages to the hearing examiner system, not everyone is supportive of this proposed change. The Planning Commission has expressed a preference to retain our present system of permit review, noting that no Commission decisions have been overturned by the courts and that the collective knowledge of a nine-member commission can result in better decisions than those made by a single individual.

On August 19, City Council gave first reading to Ordinance No. 19-14.

Fiscal Impact?

☒ Yes ☐ No

The use of a hearing examiner will result in increased costs to the City. Partially these cost increases can be offset by an adjustment in the land use permit application fee schedule (see supplemental information) which will be presented to Council as part of the budget. The exact cost increase to be borne by the City will depend upon the number and complexity of permit applications filed. Staff estimates cost increases of approximately \$12,000 if the fee schedule increased are adopted.

Attachments:

- 1) ORD 19-14, Amending Title 19 to establish a hearing examiner system
- 2) Supplemental Information
- 3) List of Cities using Hearing Examiners

City Manager Approved:

ECM Admin
Aug 28, 15:57:09 GMT-0700 2014

ORDINANCE NO. 19-14

AN ORDINANCE OF THE CITY OF RICHLAND
Amending Title 19: Development Regulation Administration
of the Richland Municipal Code, establishing a hearing
examiner system in the City of Richland and making related
amendments.

WHEREAS, Washington State law allows for municipalities to utilize the services of a hearing examiner to collect and evaluate public comments related to pending land use decisions; and

WHEREAS, the hearing examiner process is a proven means to establish a fair and unbiased hearing environment which encourages public participation in land use decisions; and

WHEREAS, a hearing examiner process will provide a superior record which will help the City defend its land use decisions against possible legal challenge; and

WHEREAS, City Council, after months of consideration and research into the process, has determined that a hearing examiner system will improve the City's land use review process; and

WHEREAS, to successfully implement a hearing examiner system, certain changes must be made to the administration of development regulations as codified in Title 19 of the Richland Municipal Code.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Richland as follows:

Section 1.01 RMC Chapter 19.20, entitled Types of Project Permit Applications, as enacted by Ordinance No. 12-96 and last amended by Ordinance No. 29-12, shall be amended to read as follows:

Chapter 19.20 TYPES OF PROJECT PERMIT APPLICATIONS

Sections:

- 19.20.010 Procedures for processing development permits.**
- 19.20.020 Determination of proper type of procedure.**
- 19.20.030 Project permit application framework.**
- 19.20.040 Joint public hearings.**
- 19.20.050 Legislative decisions.**
- 19.20.060 Legislative enactments not restricted.**
- 19.20.070 Exemptions from project permit application processing.**

19.20.010 Procedures for processing development permits.

For the purpose of project permit processing, all development permit applications shall be classified as one of the following: Type I, Type II, or Type III. Legislative decisions are Type IV actions, and are addressed in RMC 19.20.050. Exclusions from the requirements of project permit application processing are contained in RMC 19.20.070.

A. Type I permits include the following types of permit applications:

1. Minor revisions to planned unit developments;
2. Final approvals of planned unit developments;¹
3. Short plats;
4. Small binding site plans;
5. Minor revisions to preliminary plats;
6. Minor revisions to site plans;
7. Minor revisions to special use permits;
8. Minor revisions to shoreline substantial development permits;
9. Accessory dwelling units.
10. Extension of preliminary plat approvals.

B. Type II permits include the following types of permit applications:

1. Shoreline substantial development permits or major revisions thereof;
2. Large binding site plans;
3. Site plan approvals or major revisions thereof;
4. Building height exceptions;
5. Design review – acceptance of alternative design standards;
6. Schools on small sites;
- ~~7. Extension of preliminary plat approvals;~~
- ~~7.8. Joint use parking reductions;~~
- ~~8.9. Special sign permits;~~
- ~~10. Planned unit development – final approvals;²~~
- ~~9.11. Special use permits or major revisions thereof.~~

C. Type III permits include the following types of permit applications:

1. Preliminary plats or major revisions thereof;
2. Site-specific rezones;
3. Planned unit developments – preliminary approvals;
4. Development agreements.

D. Type IV permits include the following types of permit applications:

1. Zoning code text and zoning district amendments;
2. Adoption of development regulations and amendments;
3. Areawide rezones to implement new city policies;
4. Adoption of the comprehensive plan and any plan amendments; and
5. Annexations. [Ord. 12-96; Ord. 29-12 § 1.01].

19.20.020 Determination of proper type of procedure.

A. Determination by Director. The deputy city manager for community and development services or his/her designee (hereinafter the “director”) shall determine the proper procedure for all development applications. If there is a question as to the appropriate type of procedure, the director shall resolve it in favor of the higher procedure type number.

B. Optional Consolidated Permit Processing. An application that involves two or more procedures may be processed collectively under the highest numbered procedure required for any part of the application or processed individually under each of the procedures identified by this code. The applicant may determine whether the application shall be processed collectively or individually. If the application is processed under the individual procedure option, the highest numbered type procedure must be processed prior to the subsequent lower numbered procedure.

C. Decision-Maker(s). Applications processed in accordance with subsection (B) of this section which have the same highest numbered procedure but are assigned different hearing bodies shall be heard collectively by the highest decision-maker(s). The city council is the highest, followed by [the hearing examiner](#), the board of adjustment or planning commission, as applicable, and then the director. Joint public hearings with other agencies shall be processed according to RMC 19.20.040. [Ord. 12-96; Ord. 31-03; Ord. 29-12 § 1.01].

[D. Whenever an application involving a comprehensive plan amendment or other legislative action is filed with quasi-judicial actions such as applications for zoning reclassifications, special use permits, planned unit developments and/or preliminary plats, the application requiring legislative action shall first be completed as specified within this title. Following a final decision on the legislative action\(s\), the hearing examiner shall then consider the applications requiring quasi-judicial action.](#)

19.20.030 Project permit application framework.

PROJECT PERMIT APPLICATION TYPE AND PROCEDURE				
	Type I	Type II	Type III	Type IV
Recommendation Made By:	N/A	N/A	Planning Commission <u>Hearing Examiner</u>	Planning Commission
Permit Decision Made By:	Director	Board of Adjustment or Planning Commission <u>or</u> <u>Hearing Examiner</u> ¹	City Council	City Council
Notice of Application:	No	Yes	Yes	No
Notice of Decision:	Yes	Yes	Yes	No
Notice of Hearing:	No	Yes	Yes	Yes
Open Record Public Hearing:	No	Yes, before Board of Adjustment or Planning Commission or Hearing Examiner ¹	Yes, before Planning Commission <u>Hearing Examiner</u>	Yes, before both Planning Commission and City Council
Open Record Appeal Hearing:	Yes, before Board of Adjustment or Planning Commission <u>Hearing Examiner</u>	No	No	N/A
Closed Record Appeal Hearing:	Yes, before City Council <u>No</u>	Yes, before City Council	Yes, before City Council	N/A
Judicial Appeal:	Yes	Yes	Yes	Yes

¹ RMC 23.46.025 defines the specific special use permit applications for which the ~~planning commission~~ hearing examiner or board of adjustment is designated as the hearing body.

[Ord. 12-96; Ord. 29-12 § 1.01].

19.20.040 Joint public hearings.

A. Director's Decision to Hold Joint Public Hearings. The director may combine any public hearing on a project permit application with any hearing that may be held by another local, state, regional, federal, or other agency on the proposed action, as long as:

1. The hearing is held within the city limits; and
2. The requirements of subsection (C) of this section are met.

B. Applicant's Request for a Joint Hearing. The applicant may request that the public hearing on a permit application be combined as long as the joint hearing can be held within the time periods set forth in this title. In the alternative, the applicant may agree to a particular schedule if that additional time is needed in order to complete the hearing.

C. Prerequisites to Joint Public Hearing. A joint public hearing may be held with another local, state, regional, federal or other agency and the city, as long as:

1. The other agency is not expressly prohibited by statute from doing so;
2. Sufficient notice of the hearing is given to meet each of the agencies' adopted notice requirements as set forth in statute, ordinance, or rule; and
3. The agency has received the necessary information about the proposed project from the applicant in enough time to hold its hearing at the same time as the local government hearing. [Ord. 12-96; Ord. 29-12 § 1.01].

19.20.050 Legislative decisions.

A. Decisions. The following decisions are legislative, and are not subject to the procedures in this chapter, unless otherwise specified:

1. Zoning code text and zoning district amendments;
2. Adoption of development regulations and amendments;
3. Areawide rezones to implement new city policies;
4. Adoption of the comprehensive plan and any plan amendments; and
5. Annexations.

B. Planning Commission. The planning commission shall hold a public hearing and make recommendations to the city council on the decisions listed in subsection (A) of this section. The public hearing shall be held in accordance with the requirements of Chapter 19.60 RMC.

C. City Council. The city council may consider the planning commission's recommendation in a public hearing held in accordance with the requirements of Chapter 19.60 RMC.

D. Public Notice. Notice of the public hearing or public meeting shall be provided to the public as set forth in Chapter 19.40 RMC.

E. Implementation. The city council's decision shall become effective by passage of an ordinance. [Ord. 12-96; Ord. 29-12 § 1.01].

19.20.060 Legislative enactments not restricted.

Nothing in this chapter or the permit processing procedures shall limit the authority of the city council to make changes to the city's comprehensive plan, as part of an annual revision process, or to make changes to the city's development regulations. [Ord. 12-96; Ord. 29-12 § 1.01].

19.20.070 Exemptions from project permit application processing.

A. Whenever a permit or approval in the RMC has been designated as a Type I, II, III, or IV permit, the procedures in this title shall be followed in project permit processing. The following permits or approvals are, however, specifically excluded from the procedures set forth in this title:

1. Landmark designations;
2. Street vacations;
3. Street use permits;
4. Variances processed in accordance with Chapter 23.70 RMC;
5. Final plats processed in accordance with Chapter 24.12 RMC.

B. Pursuant to RCW 36.70B.140(2), building permits, boundary line adjustments, other construction permits, or similar administrative approvals which are categorically exempt from environmental review under SEPA (Chapter 43.21C RCW) and RMC Title 22 (Environment), or permits/approvals for which environmental review has been completed in connection with other project permits, are excluded from the following procedures:

1. Determination of completeness (RMC 19.30.030(A));
2. Notice of application (RMC 19.30.040);
3. Except as provided in RCW 36.70B.140, optional consolidated project permit review processing (RMC 19.20.020(B));
4. Joint public hearings (RMC 19.20.040);
5. Single report stating all the decisions and recommendations made as of the date of the report that do not require an open record hearing (RMC 19.60.020(C)); and
6. Notice of decision (RMC 19.60.080). [Ord. 12-96; Ord. 28-05 § 1.07; Ord. 29-12 § 1.01].

1 Review of final planned unit development is undertaken by either the administrative official or the planning commission, depending upon the conditions of approval attached to the preliminary approval of a PUD application per RMC 23.50.040(D).

Section 1.02 A new section, entitled Hearing Examiner, is hereby created and codified as RMC Chapter 19.25, and shall read as follows:

Title 19 DEVELOPMENT REGULATION ADMINISTRATION

Chapters:

- 19.10 General Provisions**
- 19.20 Types of Project Permit Applications**
- 19.25 Hearing Examiner**
- 19.30 Type I – III Project Permit Applications**
- 19.40 Public Notice**
- 19.50 Consistency with Development Regulations and SEPA**
- 19.60 Open Record Public Hearings**
- 19.70 Closed Record Decisions and Appeals**
- 19.80 Application and Appeals Fees**
- 19.90 Comprehensive Plan and Development Regulation Amendments**

Chapter 19.25 HEARING EXAMINER

Sections:

- 19.25.010 Purpose.
- 19.25.020 Hearing examiner – Office created – Duties.
- 19.25.030 Hearing examiner – Appointment.
- 19.25.040 Hearing examiner – Qualifications.
- 19.25.050 Hearing examiner – Removal.
- 19.25.060 Hearing examiner – Freedom from improper influence.
- 19.25.070 Hearing examiner – Conflict of interest.
- 19.25.080 Hearing examiner – Prescription of rules for hearings.
- 19.25.090 Public hearings
- 19.25.100 Land use issues – Report of developments services division.
- 19.25.110 General criteria for examiner decisions.
- 19.25.120 Examiner actions.
- 19.25.130 Report to and meeting with planning commission and city council.
- 19.25.140 Severability.

19.25.010 Purpose.

The purpose of this chapter is to establish a hearing examiner system to hear and decide applications for land use permits, including but not limited to applications for planned unit developments, special use permits, site specific rezones, large binding site plans, preliminary plats, substantial development permits, appeals of administrative decisions and other matters as specifically assigned by the appropriate ordinances.

19.25.020 Hearing examiner – Office created – Duties.

Pursuant to Chapters 35A.63 and 58.17 RCW, the office of hearing examiner is created. The hearing examiner is to act on behalf of the City Council by considering and applying zoning and regulatory ordinances to the land as provided herein. The hearing examiner shall also exercise administrative powers and such other quasi-judicial powers as may be granted by ordinance and code adoption.

19.25.030 Hearing examiner – Appointment.

The hearing examiner shall be appointed by the City Manager, subject to confirmation by a majority vote of the City Council, to serve for a term of two (2) years. In the event of the absence or the inability of the hearing examiner to act on an application, a hearing examiner pro tem may be appointed by the City Manager.

19.25.040 Hearing examiner – Qualifications.

The hearing examiner shall be appointed solely on the basis of qualifications for the duties of the office with special reference to training, actual experience in, and knowledge of administrative or quasi-judicial hearings on zoning, subdivision and other land use regulatory enactments as may be granted by ordinance or code adoption. Additionally, experience in the fields of urban planning, architecture, transportation, civil engineering, economic development, geology or law would be desirable.

19.25.050 Hearing examiner – Removal.

The hearing examiner may be removed from office at any time for just cause by a majority vote of the whole membership of the City Council.

19.25.060 Hearing examiner – Freedom from improper influence.

No person shall attempt to influence a hearing examiner in any matter pending before him, except publicly at a public hearing duly called for such purpose, nor shall any person attempt to interfere with a hearing examiner in the performance of his duties in any other way.

19.25.070 Hearing examiner – Conflict of interest.

No hearing examiner shall conduct or participate in any hearing, decision or recommendation in which the hearing examiner has a direct or indirect substantial financial or familial interest, or concerning which the hearing examiner has had substantial prehearing contacts with proponents or opponents wherein the issues were discussed; nor, on appeal from or review of an examiner decision, shall any member of the legislative body who has such an interest or has had such contacts participate in the consideration thereof.

19.25.080 Hearing examiner – Prescription of rules for hearings.

The hearing examiner shall prescribe rules for the scheduling and conduct of hearings and other procedural matters related to the duties of his office. Such rules may provide for cross-examination of witnesses.

19.25.090 Public Hearings.

1. All official action of the hearing examiner shall be subject to applicable notices and shall be conducted at a public hearing at an open public meeting, pursuant to the rules and procedures established by the hearing examiner. Any interested person may appear and be heard subject to the rules and procedures adopted by the hearing examiner. The applicant, opponents, and proponents may submit written materials for consideration by the hearing examiner.
2. The hearing examiner may continue a hearing in the event the hearing examiner deems that a continuance is necessary.
3. Public hearings shall be scheduled to occur in the evening, following normal working hours, in order to make the hearings available to the public to attend.

19.25.100 General Criteria for Examiner Decisions.

1. Each decision of the hearing examiner shall be in writing and shall include findings and conclusions, based on the record, to support the decision.
2. The hearing examiner's findings and conclusions shall indicate the manner in which the decision is intended to carry out and implement applicable state laws and regulations, as well as the regulations, policies, objectives and goals of the City's comprehensive plan, zoning code, subdivision code, and other laws, policies and objectives of the City.

19.25.110 Examiner Actions.

Within ten (10) working days of the conclusion of a hearing or rehearing, the hearing examiner shall render a written recommendation or decision. A copy thereof shall be transmitted to all persons of record pursuant to RMC 19.20.080. The hearing examiner's decision may be to grant or deny the application or appeal, or the hearing examiner may grant the application or appeal with such conditions, modifications and restrictions as he finds necessary to make the application or appeal compatible with the environment, and carry out applicable state laws and regulations, and the regulations, policies, objectives and goals of the City's comprehensive plan, zoning code, subdivision code, and other ordinances, policies and objectives of the City.

19.25.120 Report to and meeting with planning commission and city council.

The hearing examiner shall report in writing to and meet with the planning commission and city council at least annually for the purpose of reviewing the administration of the City's land use policies and regulatory ordinances, and any amendments to city ordinances or other policies or procedures which would improve the performance of the hearing examiner process. Such report shall include a summary of the hearing examiner's decisions since the last report. Such report shall also include a summary of the expenses incurred by the hearing examiner in the conduct of hearing quasi-judicial applications during the reporting period.

19.25.140 Severability.

The standards, criteria and process of this chapter shall be fully governed by the adopted ordinances that provide the authority to the Hearing Examiner. Any conflict of provisions shall require the stricter provision prevailing.

Section 1.03 Sections 19.70.040 and 19.70.050 of the Richland Municipal Code, as enacted by Ordinance No. 12-96 and last amended by Ordinance No. 29-12, shall be amended to read as follows:

19.70.040 Closed record decisions and appeals – Type II project permit decisions.

Appeals of the hearing body's decision on a Type II project permit application shall be governed by the following:

A. Time to File. An appeal of the Type I or Type II permit decision must be filed within 10 business days following issuance of the written decision. Appeals may be delivered to the development services division by mail, personal delivery, e-mail or by fax before 5:00 p.m. on the last business day of the appeal period.

B. Computation of Time. For the purposes of computing the time for filing an appeal, the day the notice of decision is mailed shall not be included. The last day of the appeal period shall be included unless it is a Saturday, Sunday, or a day designated by RCW 1.16.050 or by the city's ordinances as a legal holiday; then it also is excluded and the filing must be completed on the next business day.

C. Content of Appeal. Appeals shall be in writing, be accompanied by an appeal fee, and contain the following information:

1. Appellant's name, address and phone number;
2. Appellant's statement describing his or her standing to appeal;
3. Identification of the application which is the subject of the appeal;
4. Appellant's statement of grounds for appeal and the facts upon which the appeal is based;

5. The relief sought, including the specific nature and extent;

6. A statement that the appellant has read the appeal and believes the contents to be true, followed by the appellant's signature.

D. Effect. The timely filing of an appeal shall stay the effective date of the hearing body's decision until such time as the appeal is adjudicated by the council or withdrawn. In the case of an appeal of a Type I permit decision, the timely filing of an appeal shall stay the effective date of the administrative decision until such time as the appeal is adjudicated by ~~the planning commission or board of adjustment~~ [hearing examiner](#) or withdrawn.

E. Notice of Appeal. The director shall provide public notice of the appeal to any party required to receive notice of hearing on the underlying permit as set forth elsewhere in the city's adopted development regulations and to those persons entitled to notice of decision as set forth in RMC 19.60.080(D). [Ord. 12-96; Ord. 29-12 § 1.01].

19.70.050 Procedure for closed record decisions and appeals.

A. The following sections of this title shall apply to a closed record decisions and appeals meeting: RMC 19.60.030; 19.60.040; 19.60.050; 19.60.060; 19.60.070(A), (B), (C), (D), and (F) and 19.60.080.

B. The closed record decisions and appeals meeting shall be on the record before the hearing body. No new evidence shall be presented before the city council in a closed record appeal. Only those persons who participated in the open record hearing before the [hearing examiner](#), planning commission or board of adjustment may address the council in a closed record appeal meeting. Comments made at a closed record appeal meeting must be in the nature of summary argument only, based on and limited to facts in the written and oral record developed during the open record hearing. If any speaker at a closed record appeal meeting presents comments that are not based on facts in the record, anyone present at the meeting may make an objection. If an objection is made, the speaker will stop until the issue of the objection is resolved. [Ord. 12-96; Ord. 7-99; Ord. 29-12 § 1.01].

Section 1.04 This ordinance shall be published in compliance with Article III, Section 3.01 of the Charter of the City of Richland, and shall take effect on October 27, 2014.

PASSED by the City Council of the City of Richland, at a regular meeting on the 2nd day of September 2014.

DAVID W. ROSE
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

Date Published: September 7, 2014

PROPOSED HEARING EXAMINER SYSTEM OF LAND USE PERMITTING

SUPPLEMENTAL INFORMATION

The proposed changes to the City code to implement a hearing examiner system require amendments to multiple portions of the code consisting of:

Chapter 2.16 Planning Commission – Defines the role of the Planning Commission. Proposed amendments would delete language providing the Commission with the responsibility of hearing preliminary plat applications.

Title 19 – Development Regulation Administration – Sets forth procedural standards for the various types of land use permits identified in code. Proposed amendments would insert language for the creation of a hearing examiner position.

Title 23 - Zoning Regulations – Sets forth regulations for the use of land within the City and establishes permit requirements for certain types of uses. The proposed amendments would transfer review authority of specific permit types from planning commission to hearing examiner.

Title 24 – Subdivision – Sets forth regulations for the division of property. The proposed amendments would establish a hearing examiner as the entity reviewing preliminary plat and binding site plan applications.

Title 26 – Shorelines – Set forth regulations for the development of property adjacent to the Columbia and Yakima Rivers within the City. The proposed amendments would establish a hearing examiner as the entity reviewing shoreline substantial development permits.

State law provides cities with a great deal of latitude in how hearings examiners can be used. The proposed amendments to the City code would establish a hearing examiner for the City who will be responsible for conducting hearings on the highest profile categories of permits. Both the Planning Commission and Board of Adjustment would continue to oversee some categories of permit review. In the case of the Planning Commission, exceptions to building height standards, alternative design standards in the Central Business District and sidewalk use licenses would still be under their review. The Board of Adjustment would continue to review zoning variances and some special use permits. Continuing to use the Commission and Board will help to reduce the costs of implementing the examiner system while still providing for examiner review of the most complicated and potentially controversial permit categories. The City Council would still retain their role of making final land use decisions for the City. A summary of the proposed permit system is provided on the following table:

SUMMARY OF PROPOSED HEARING EXAMINER PERMIT REVIEW SYSTEM

Permit Type	Hearing Body	Decision Body	Appeal
Zoning Approvals			
Planned Unit Development	Hearing Examiner	City Council	Sup Court
Major Modification to Special Use Permits	Board of Adjust/ Hearing Examiner	Board of Adjust/ Hearing Examiner	City Council
Special Use Permit	Board of Adjust / Hearing Examiner	Board of Adjust/ Hearing Examiner	City Council
Site Plan Approvals	Hearing Examiner	Hearing Examiner	City Council
Building Height Exceptions	Planning Com	Planning Com	City Council
Alternative Design Standards	Planning Com	Planning Com	City Council
Joint Use Parking Reductions	Board of Adjust.	Board of Adjust	City Council
Schools (min size waivers)	Hearing Examiner	Hearing Examiner	Sup. Court
Area Wide Rezone	Planning Com	City Council*	Sup. Court
Site Specific Rezone	Hearing Examiner	City Council*	Sup. Court
Variance	Board of Adjust	Board of Adjust	Sup. Court
Subdivision Approvals			
Large Binding Site Plan	Hearing Examiner	Hearing Examiner	Sup. Court
Preliminary Plat	Hearing Examiner	City Council	Sup. Court
Final Plat	NA	City Council	Sup. Court
Major Plat Revision	Hearing Examiner	City Council	Sup Court
Extension of Preliminary Plat	None	Administrative	Hearing Examiner
Shoreline Permits			
Substantial Development Permit	Hearing Examiner	Hearing Examiner	Shoreline Board
Other Approvals – Legislative Items			
Development Agreements	Planning Com	City Council	Sup. Court
New Development Regulations	Planning Com	City Council	Sup. Court
Amendments to Existing Regulations	Planning Com	City Council	Sup. Court
Comprehensive Plan Amendment	Planning Com	City Council	GMA Board
Other Approvals			
Sidewalk Use Licenses	Planning Com	Planning Com	City Council
Appeals			
Appeals of Administrative Decisions – Zoning or Critical Areas Regulations	Hearing Examiner	Hearing Examiner	Sup. Court
Appeals of Administrative Decisions – Subdivision Regulations	Hearing Examiner	Hearing Examiner	Sup Court

*State law requires that Council make the final decision on all zone change applications.

Proposed Time Schedule for Implementation of Hearing Examiner System

There are several steps to implementation of a hearing examiner as outlined below. Note that code amendments have been divided into two groups, those that can come directly to Council for review (Titles 2 and 19) and those amendments that by code require Planning Commission recommendation (Titles 23, 24 and 26).

- August 19:** Council reviews draft ordinances to Titles 2 and 19 that establish a hearing examiner and grants first reading
- August 24:** Staff advertises a request for proposal for a hearing examiner.
- August 27:** Planning Commission holds public hearing to consider amendments to Titles 23, 24 and 26 necessary to implement hearing examiner system.
- September 2:** Council reviews and passes second reading on ordinances amending Titles 2 and 19.
- September 2:** Council reviews and passes amended land use permit fee schedule.
- September 22:** Staff begins selection process for hearing examiner
- September 24:** Planning Commission completes review of Titles 23, 24, and 26 and forwards recommendation to Council.
- September 29:** Staff selects hearing examiner candidate and begins negotiations
- October 7:** Council reviews and grants first reading to ordinance amending Titles 23, 24 and 26.
- October 7:** Staff prepares contract with hearing examiner candidate and prepares budget adjustment for hearing examiner costs for remainder of 2014.
- October 21:** Council passes ordinance amending Titles 23, 24 and 26.
- October 21:** Council awards contract to hearing examiner candidate and approves budget adjustment.

The City will face some increased costs in adopting a hearing examiner system. The increase has been minimized through continuing to use the Planning Commission and Board of Adjustment for some minor permit categories and through an adjustment in the land use permit application fee schedule. Only permit categories that require hearing examiner review would see an increase. Staff will bring forward a revised fee schedule for Council consideration and adoption should first reading of the proposed ordinances be granted. The following draft fee schedule has been provided:

Recommended Fee Increases

Land Use Application Fees	Fees	Unit
Annexation		
Annexation Petition	\$905	Per Application
SEPA		
SEPA – Application for Threshold Determination	\$165 – No Notifications Required \$330 – With Notifications Required	Per Project
Shoreline		
Shoreline Management Permit	\$905 <u>\$1,200</u>	Per Application
Shoreline Program Amendment	\$655	Per Application
Subdivision		
Plat Exemption/Lot Line Adjustment	\$32	
Binding Site Plan	\$50 <u>\$75</u> \$330 <u>\$525</u>	Per lot Minimum No Maximum
Final Plat	\$330	Per Application
Preliminary Plat	\$30 <u>\$40</u> \$845 <u>\$1,200</u> \$1,960 <u>\$3,500</u>	Per Lot Minimum Maximum
Plat Vacation or Alteration	\$460	Per Application
Short Plat	\$385	Per Application
Zoning		
Appeal of Administrative Decision	\$140 <u>\$500</u>	Per Application
Appeal of Board of Adjustment, Planning Commission or Hearing Examiner Action	\$140	Plus Costs of Transcription Preparation
Planned Unit Development	\$20 <u>\$60</u> \$650 <u>\$900</u> \$1,320 <u>\$3,000</u>	Per Acre Minimum Maximum
Site Plan Review	\$650 <u>\$1,100</u>	Per Application
Special Use Permit	\$385	Per Application
Variance	\$330	Per Application
Zone Change	\$905 <u>\$1,100</u>	Per Application
Zoning Text Amendments	\$650	Per Application
Comprehensive Plan Change	\$905	Per Application

Washington's Largest Cities – Use of Hearing Examiners

Washington State Cities	Hearing Examiner Used	2013 Population Estimates
Seattle	X	626,600
Spokane	X	211,300
Tacoma	X	200,400
Vancouver	X	164,500
Bellevue	X	132,100
Kent		120,500
Everett	X	104,200
Renton	X	95,540
Yakima	X	92,620
Spokane Valley	X	91,490
Federal Way	X	89,720
Bellingham	X	82,310
Kirkland	X	81,730
Kennewick	X	76,410
Auburn	X	73,235
Pasco		65,600
Marysville	X	62,100
Lakewood	X	58,310
Redmond	X	55,840
Shoreline	X	53,670
Richland		51,150
Olympia	X	48,480
Sammamish	X	48,060
Burien	X	48,030
Lacey	X	44,350
Edmonds	X	39,950
Puyallup		37,980
Bremerton	X	37,850
Longview		36,940
Lynnwood	X	35,960
Bothell	X	34,460
Mount Vernon	X	32,710
Wenatchee		32,520
Issaquah	X	32,130
Walla Walla	X	31,930
University Place	X	31,340
Pullman	X	30,990
Des Moines	X	29,730
Lake Stevens	X	28,960
SeaTac	X	27,310
Maple Valley	X	23,910
Bainbridge Island	X	23,190
Mercer Island	X	22,720
Oak Harbor	X	22,080
Moses Lake	X	21,250
Kenmore		21,170



Council Agenda Coversheet

Council Date: 09/02/2014

Category: Consent Calendar

Agenda Item: C5

Key Element: Key 7 - Housing and Neighborhoods

Subject: ORDINANCE NO. 20-14, APPROVING TEXT AMENDMENTS TO RMC TITLES 23 & 24

Department: Community and Development Services

Ordinance/Resolution: Ord. 20-14

Reference: 20-14

Document Type: Ordinance

Recommended Motion:

Give second reading and pass Ordinance No. 20-14, approving text amendments to RMC Titles 23 & 24, Zoning & Subdivision.

Summary:

Planning staff has identified issue with current regulations related to setbacks for fences and homes on corner lots, setbacks from alley/private access easements, as well as, setbacks for accessory buildings to the principal dwelling. After researching best practices plus several months of review and refinement with the Planning Commission, staff is proposing a series of minor code amendment to address these issues and update other aspects of our zoning and subdivision codes. The proposed amendments will:

- Revise corner lot setbacks to allow more flexibility in the siting of homes and fencing of yards;
- Revise the requirements for detached sheds allow more flexibility to the residents when siting their structures while still meeting the International Fire and Building Codes;
- Establish a minimum 6 foot setback for structures from private access drives;
- Add diagrams to clarify and better explain development requirements;
- Update submittal requirements for subdivision applications reducing the number of printed maps and instead requiring digital submittals for ease of distribution to City departments and external agencies;
- Allow for the reestablishment of previously platted lots to encourage the potential for infill development; and
- Establish a minimum caliper size requirement for landscaping trees required for commercial parking lots.

The Planning Commission on July 23, 2014 forwarded a recommendation of approval to the City Council of the proposed code amendments, City File No. Z2014-101 as found attached. On August 19, City Council gave first reading to the proposed ordinance.

Fiscal Impact?

☐ Yes ☒ No

The adoption of the code amendments will not have a fiscal impact to the City. It is anticipated that Planning Staff will spend less time explaining code requirements as diagrams have been developed and will be included in the zoning code which depict required setbacks for homes, fencing and detached structures.

Attachments:

- 1) Ordinance No. 20-14, Titles 23 & 24 Text Amendments
- 2) Planning Commission Staff Report-Titles 23 & 24 Text Amendments

City Manager Approved:

ECM Admin
Aug 28, 15:57:43 GMT-0700 2014

ORDINANCE NO. 20-14

AN ORDINANCE of the City of Richland amending Richland Municipal Code Sections 23.38.070, 23.18.040, 23.38.020, 23.54.140, 23.04.030 and 24.12.010 concerning requirements associated with fencing, accessory buildings and house setbacks, subdivision application requirements, reestablishing previously platted lots and size requirements for landscaping trees for commercial development.

BE IT ORDAINED by the City Council of the City of Richland as follows:

Section 1.01 Section 23.38.0700 of the Richland Municipal Code is hereby amended to read as follows:

23.38.070 Fences.

Fences are permitted as follows:

A. Open Fences (fences constructed of panels/sections with at least 50 percent open spaces such as non-slatted chain link, wrought iron, picket or rail fencing).

1. Six feet high, anywhere on the lot; provided, that they shall be no closer to a street right-of-way than the building setback line in the same zone, except as provided for in subsections (E and F) of this section.
2. Four feet high, anywhere on the lot and within adjoining street right-of-way to within one foot behind sidewalk or five feet behind back of curb; provided, that they do not form sight obstructions at intersections or at curves.
3. Open fences constructed in conjunction with public playgrounds, public utilities and other public installations shall be no closer than 10 feet to the curb line, but such fences may be any height necessary for safety and security.

B. Other Fences.

1. Six feet high, anywhere on the lot; provided, that they shall be no closer to the street right-of-way than the building setback line in the zone, except as provided in subsections (E and F) of this section.

2. Three feet high, anywhere on the lot and within adjoining street right-of-way to within one foot behind sidewalk or five feet behind back of curb; provided, that they do not form sight obstructions at intersections, or at curves.

C. Fence height shall be measured above the highest grade within two feet of the fence line.

D. Fences and hedges shall be constructed and maintained in accordance with the requirements of Chapter [12.11](#) RMC, Intersection Sight Distance.

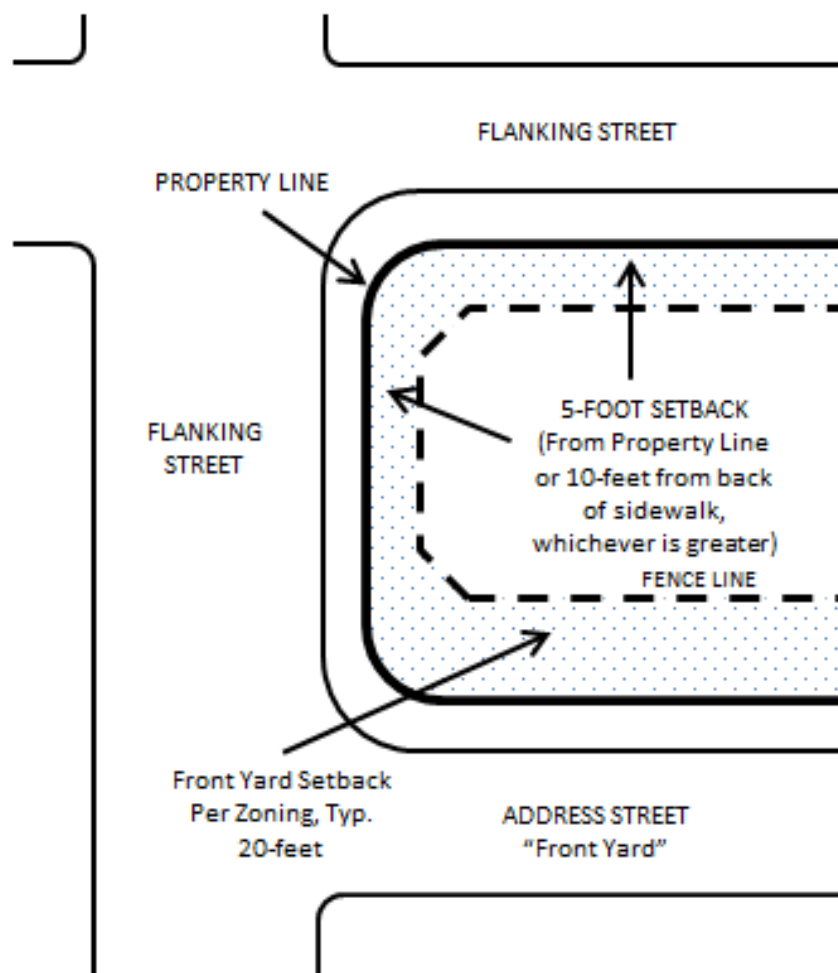
E. Fences up to six feet high may be built inside the property line and adjacent to arterial streets on lots having access to other streets when provisions for other such fencing are included in approved subdivision plats in accordance with RMC [24.08.140](#) and [24.16.260](#) or when special approval is granted by the administrative official. When fences are constructed under this provision, the following requirements shall apply:

1. The adjacent strip of land between the fence and the back of the adjacent sidewalk shall be improved by the property owner concurrent with installation of fencing;
2. The property owner shall provide a treatment plan for the strip of land as part of the building permit application process;
3. The treatment plan shall provide for minimum treatment with grass, decorative rock, wood, bark, or any combination of such materials or similar materials in a manner that will minimize disturbance by natural elements or pedestrians. Xeriscaping with native plants and other low maintenance landscaping materials is encouraged;
4. Fence installation and treatment of the strip of land shall be completed within six months after a permit is obtained;
5. Trees or shrubs may be planted on or behind the centerline (fence side) of the strip of land and shall be continuously maintained in a manner that will not interfere with normal pedestrian and vehicular uses on the adjacent sidewalk and street;

6. No vehicular access is allowed through any such fences except for occasional maintenance purposes;

7. Where no sidewalk or curb is required on an arterial street or highway, any required landscape treatment need not extend further than seven and one-half feet toward the street from the fence; provided, however, that the administrative official may waive, wholly or in part, the requirement of landscape treatment after finding that special circumstances exist which justify such a waiver.

F. For corner lots and lots with triple-street frontages, solid fencing on the flanking street over 3-feet in height and open fencing over four feet in height must be setback 5 feet from the property line or 10-feet from the back of the sidewalk if existing, whichever is greater. This is not applicable to the primary front yard, (see diagram below).



G. Barbed Wire and Electric Fences. The use of barbed wire and electrically charged fences is prohibited except as follows:

1. Such fences may be used in areas zoned for agricultural uses for the purpose of confining livestock.
2. Barbed wire fences may be used in general business C-3 district, business and industrial, zones around outdoor storage areas, and in any zone for security around public facilities.

Section 1.02 Section 23.18.040 of the Richland Municipal Code is hereby amended to read as follows:

23.18.040 Site requirements for residential use districts.

In the following chart, development standards are listed on the vertical axis. Zoning districts are listed on the horizontal axis. If a number appears in the box at the intersection of the column and row, that number represents the dimensional standard that applies to that zoning district.

Standard	R-1-12	R-1-10	R-2	R-2S	R-3
Minimum Lot Area Requirement – One-Family Detached Dwelling	10,000 feet ¹	8,000 feet	6,000 feet	4,000 feet	4,000 feet
Minimum Lot Area Requirement – Two-Family Detached Dwelling	N/A	N/A	10,000 feet	7,000 feet	7,000 feet
Minimum Lot Area Requirement – One-Family Attached Dwellings	N/A	N/A	N/A	3,000 feet	3,000 feet
Maximum Density – Multifamily Dwellings (Units/Square Foot)	N/A	N/A	N/A	N/A	1:3,000
Minimum Lot Width – One-Family Detached Dwelling	90 feet	70 feet	50 feet	42 feet	42 feet
Minimum Lot Width – Two-Family Detached Dwelling	N/A	N/A	70 feet	64 feet	64 feet
Minimum Lot Width – One-Family Attached Dwellings	N/A	N/A	N/A	30 feet	30 feet
Average Lot Size Requirement ²	12,000	10,000	None	None	None

Minimum Front Yard Setback ³	20 feet	20 feet	20 feet	15 feet/18 feet ⁴	20 feet ^{6,10}
Minimum Side Yard Setback	10 feet	10 feet	6 feet	6 feet ⁵	6,10
Minimum Rear Yard Setback	25 feet	25 feet	25 feet	20 feet/3 feet ⁷	25 feet ^{6,10}
Minimum Alley/Private Access Easement Setback	6 feet	6 feet	6 feet	6 feet	6 feet
Maximum Lot Coverage ⁸	40%	40%	40%	50%	33%/45% ^{9,10}
Maximum Building Height – Main Building	30 feet	30 feet	30 feet	30 feet	40 feet ¹⁰
Maximum Building Height – Detached Accessory Buildings ¹¹	16 feet	16 feet	16 feet	16 feet	16 feet
Land Use	R-1-12	R-1-10	R-2	R-2S	R-3
Residential Uses					
Minimum Front Yard Setback ³	20 feet	20 feet	20 feet	15 feet/18 feet ⁴	20 feet ^{6,10}
Minimum Side Yard Setback	10 feet	10 feet	6 feet	6 feet ⁵	^{6,10}
Minimum Rear Yard Setback	25 feet	25 feet	25 feet	20 feet/3 feet ⁷	25 feet ^{6,10}

3. Front yard setbacks are required from all street rights-of-way adjoining a lot as shown in the table above, except as follows:

a. In single-family residence districts and in R-2 and R-3 districts where more than 50 percent of the normal or average-size lots in a block fronting on one side of the street are developed with existing buildings, other than accessory buildings, with front-yard setbacks less than that required for the district, a new single-family or duplex dwelling shall adopt a minimum front yard setback dimension which is the average of the setbacks of the buildings on the two adjoining lots, existing prior to July 22, 1960, but in no case shall this dimension be less than 15 feet nor need it exceed 30 feet.

b. Residential Districts. In any R district, or any combination therewith, on any corner lot where there is provided a side yard along the interior side lot line at least equal in width to the minimum depth of the rear yard required for the district, the main building may encroach upon the required rear yard up to a line where the remaining rear yard is no less in depth than the minimum width of the side yard required for the district. No accessory buildings may be located in said side yard, except a patio shelter enclosed on no more than two sides by walls or other enclosures and in conformity with the other provisions of this title.

c. The flanking frontage or non-address front yard of a corner lot may reduce the front yard setback of said frontage to 15 feet, see diagram below.

4. Front yards shall not be less than 15 feet in front of living areas, up to a maximum of 55 percent of the front lot line, and not less than 18 feet in front of all other areas.

5. Detached one-family or detached two-family dwellings shall have two side yards with each side yard having a width of not less than six feet. A nonattached side of an attached one-family dwelling shall have a side yard having a width of not less than six feet.

6. For multiple-family dwellings and other allowable uses other than one-family attached and one-family and two-family detached dwellings, front yards shall be 20 feet, side yards shall be equal to one foot of side yard for each three feet or portion thereof of building height, and rear yards shall be 25 feet, except as required by RMC [23.18.020\(B\)](#) when multifamily development is located adjacent to a single-family residential zoning district or development.

7. Rear yards shall be not less than 20 feet in back of living areas and three feet in back of garages or carports up to a maximum of 60 percent of the rear lot line for the garage or carport portion of the rear yard.

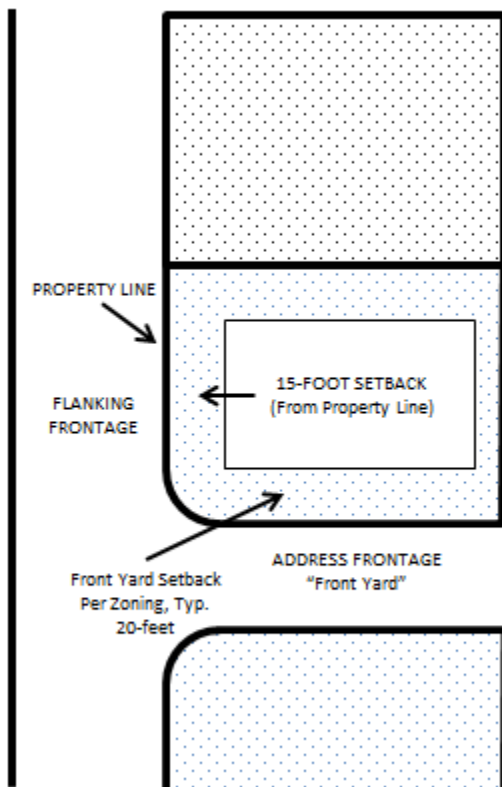
8. Lot coverage includes all buildings, including accessory buildings or structures on any lot in a residential district, exclusive of patios without roof coverings or patios with only open lattice or similar type roof construction.

9. Buildings in an R-3 district shall cover not more than 33 percent of the area of the lot except one-family attached dwellings, which may cover up to 45 percent of the area of the lot.

10. Setbacks, building heights, and lot coverage requirements for one-family attached, one-family detached and two-family detached dwellings in the R-3 zoning district shall be the same as those set forth for development in the R-2S zoning district.

11. Detached accessory structures built pursuant to the setback provisions of RMC [23.38.020](#) are limited to one story.

[Ord. 28-05 § 1.02; Ord. 04-09; Ord. 20-10 § 1.01; amended during 2011 recodification; Ord. 14-11 § 1.01; Ord. 32-11 § 3].



Section 1.03 Section 23.38.020 of the Richland Municipal Code is hereby amended to read as follows:

23.38.020 Accessory buildings in residential zoning districts.

A. Attached accessory buildings and detached accessory buildings meeting the main building setbacks shall comply with all the site requirements for the main building including maximum building height, minimum setbacks and maximum lot coverage as set forth in RMC [23.18.040](#).

B. Detached accessory buildings not meeting the main building setbacks are subject to the following requirements:

1. Detached accessory buildings shall be erected or altered so as not to be nearer to any street lot line than the minimum depth required for a front yard in the district.
2. Detached accessory buildings built adjacent to the front half of an adjoining lot shall comply with applicable side yard requirements of the underlying zoning district.
3. Detached accessory buildings under 200 SF may be located adjacent to the primary structure provided all building and fire codes are met. Those sheds less than 200 SF located in the side yard shall maintain a minimum 5 foot clearance to the property line or primary structure from the leading edge of the shed, see diagram below. .

4. When a detached accessory building is built adjacent to the back half of the adjoining lot or is 75 feet or more from any right-of-way line bounding the lot, the following setbacks shall apply:

- a. If the accessory building is 120 square feet or less in floor area and 10 feet or less in height a 1.5' (18") setback is required from the side and rear property lines.
- b. Accessory buildings over 10 feet in height and those between 120 square feet and 600 square feet in floor area shall be set back a minimum of three feet from the rear and side property lines.
- c. Any accessory building exceeding 600 square feet in floor area shall be set back a minimum of five feet from the rear and side property lines.

C. In addition to maintaining compliance with the maximum overall lot coverage set forth in RMC [23.18.040](#), total area of detached accessory buildings located in a rear yard shall not exceed 25 percent of the area of said rear yard.

D. In no case shall a detached accessory building exceed 900 square feet in floor area or 50 percent of the gross floor area of the main building (including the floor area of attached garages but excluding any floor area of a basement), whichever is greater, to a maximum of 1,200 square feet.

E. To help ensure larger detached accessory buildings are similar in design and appearance to the main building, detached accessory buildings over 900 square feet in floor area or which exceed the height of the main building on the lot shall be subject to the following minimum design standards:

1. In no case shall a detached accessory structure exceed a height of 16 feet.

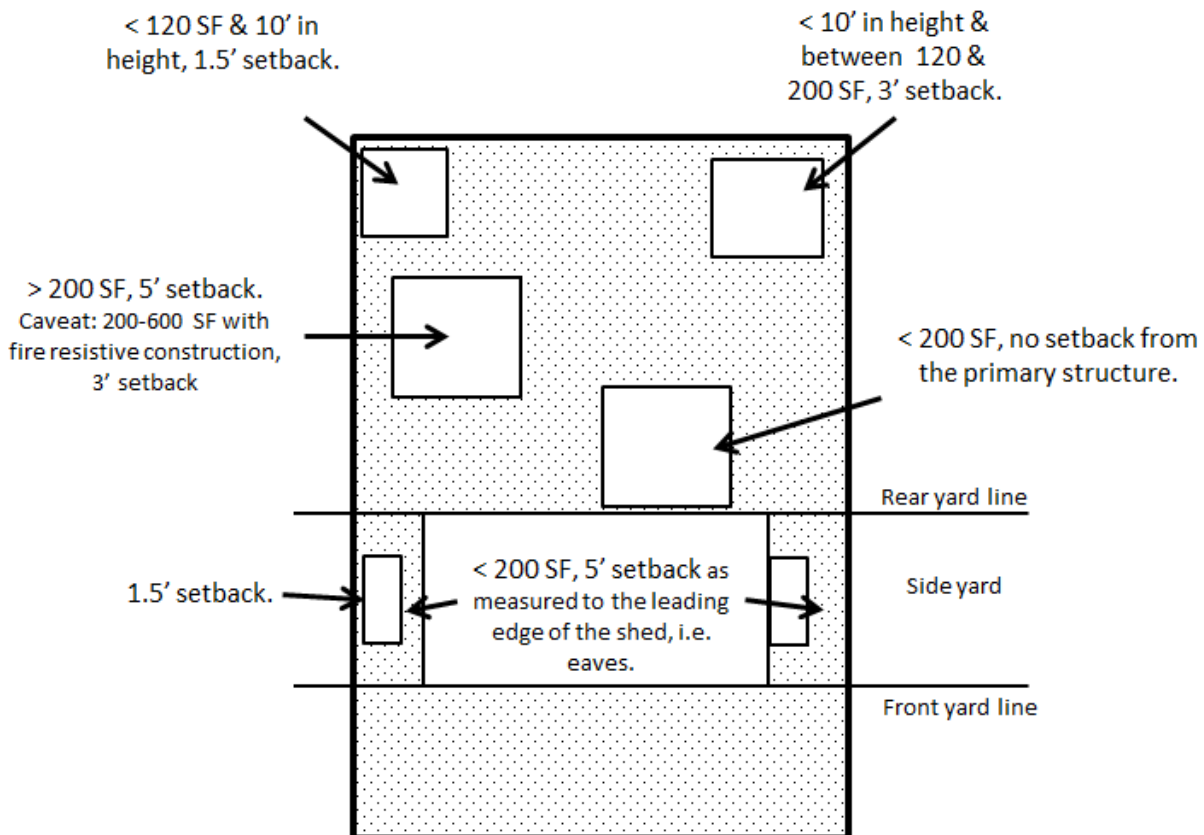
2. The detached accessory structure shall have a minimum roof pitch of 4:12 or a roof pitch equal to or greater than the roof pitch of the main building on the lot if the roof pitch of the main building is less than 4:12.

3. Exterior siding shall consist of wood, hardboard, stucco, aluminum, vinyl or steel siding commonly used in standard residential construction. Corrugated metal siding or similar industrial type siding is not permitted.

The final administrative decision as to a proposed accessory building's conformance with the design standards set forth in this subsection shall be appealable to the board of adjustment in accordance with the procedures set forth in RMC [23.70.070](#), Administrative review – Procedures.

F. Detached residential accessory buildings built pursuant to this section shall not be more than one story.

[Ord. 28-05 § 1.02; Ord. 04-09; Ord. 20-10 § 1.02].



Section 1.04 Section 24.04.030 of the Richland Municipal Code is hereby amended to read as follows:

24.04.030 Application of regulations.

The regulations contained in this title shall apply to the subdivision of any lot, parcel, or tract of land into two or more lots or tracts, or other division of land for the purpose of sale or building development, whether immediate or future, including the resubdivision or replatting of land or lots. The regulations shall apply in every situation where there is a dedication of streets, alleys, easements, or land for public use. The provisions of this chapter shall not apply to:

- A. Cemeteries and other burial plots while used for that purpose;
- B. Divisions of land into lots or tracts each of which is one one hundred twenty-eighth of a section of land or larger, or five acres or larger if the land is not capable of description as a fraction of a section of land; provided, that for purposes of computing the size of any lot under this title which borders on a street or road, the lot size shall be expanded to include that area which would be bounded by the centerline of the road or street and the side lot lines of the lot running perpendicular to such centerline;
- C. Divisions made by testamentary provisions, or the laws of descent; and
- D. A division made for the purpose of alteration by adjusting boundary lines, between platted or unplatted lots or both, which does not create any additional lot, tract, parcel, site, or division nor create any lot, tract, parcel, site, or division which contains insufficient area and dimension to meet minimum requirements for width and area for a building site.
- E. The reestablishment of a previously platted legal lot of record to its original dimensions that does not violate any current setback, lot coverage or other development standard excluding minimum lot size requirements.

Section 1.05 Section 24.12.010 of the Richland Municipal Code is hereby amended to read as follows:

24.12.010 Preliminary plat – Application for approval.

For the purpose of expediting the preliminary approval of any subdivision, every subdivider shall file with the subdivision administrator a preliminary plat application on such forms as may be provided by the city. Each application shall include electronic and hard copies of the map(s) as specified on the preliminary plat application form, a report from a title insurance company showing ownership of the property involved, an accurate legal description of the property involved, and a list of names and addresses of all owners of property within 300 feet of the exterior boundaries of the proposed subdivision. In addition, the report shall include an accurate key map showing the property involved and delineating the property within 300 feet of the proposed subdivision. Each parcel falling wholly or partly within the 300-foot distance shall be numbered to correspond with the ownership report. The preliminary plat application shall be accompanied by an application for threshold determination (environmental assessment checklist) in accordance with the State Environmental Policy Act (SEPA) and RMC Title [22](#) (Environment). Every subdivider at the time of filing a preliminary plat shall pay to the city such fees as are prescribed in RMC [19.80.020](#).

The time of filing a preliminary plat shall be fixed as the date when all maps and information required by this chapter and RMC Title [19](#) have been filed, checked and accepted as completed by the subdivision administrator and the required fees paid. [Ord. 73 § 3.01; Ord. 486 § 1.01; Ord. 677 § 1.02; Ord. 34-76 § 1.03; Ord. 32-79 § 1.01; Ord. 87-79 § 1.12; Ord. 13-96; Ord. 23-03].

Section 1.06 Section 23.54.140 of the Richland Municipal Code is hereby amended to read as follows:

23.54.140 Landscaping of parking facilities.

The purpose of landscaping requirements for parking facilities is to protect and promote the public health, safety, and general welfare by reducing wind and air turbulence, heat and noise, and the glare of automobile lights; to act as a natural drainage system and ameliorate stormwater drainage problems; to reduce the level of carbon dioxide and return pure oxygen to the atmosphere; to prevent soil erosion; to provide shade; to conserve and stabilize property values and to otherwise facilitate the creation of a convenient, attractive and harmonious community; to relieve the blighted appearance of parking facilities; and to generally preserve and promote a healthful and pleasant environment.

A. Design Criteria. Landscape areas shall be located in such a manner as to divide and break up the large expanses of pavement; divide and define driveways, parking stalls and corridors; limit cross-taxiing; delineate and separate pedestrian and vehicular traffic and screen parking facilities from abutting properties. Planting areas and landscaping shall be reasonably dispersed throughout the parking lot with the interior dimensions of such areas being sufficient to protect the landscaping materials planted therein and to ensure proper growth. The primary landscaping materials used shall be trees, which provide shade or are capable of providing shade at maturity. Shrubbery, hedges and other planting materials shall be used to complement the tree landscaping, but shall not be the sole contribution to the landscaping. Effective use of earth berms and existing topography is encouraged as a component of the landscape plan.

B. Interior Coverage. A minimum of five percent of the interior of a parking facility shall be landscaped. Landscaping which is required for screening along the perimeter of any lot and border plantings adjacent to buildings upon which a parking lot abuts shall not be considered as part of the interior coverage requirements. Parking spaces abutting a perimeter for which landscaping is required by other requirements of this section shall not be considered as a part of the interior of the parking facility.

1. For off-street parking facilities providing 10 or fewer parking stalls as required by RMC [23.54.020](#), and in areas zoned for industrial use, the interior coverage requirements stated herein shall not apply.
2. Any interior landscape area shall contain a minimum of 50 square feet, shall have a minimum dimension of at least five feet, and shall include at least one tree with the remaining area adequately landscaped with shrubs, ground cover or other approved landscaping materials not to exceed three feet in height.
3. Trees shall number not less than one for each 100 square feet of required interior coverage.

C. Perimeter Coverage Adjacent to Abutting Properties. A minimum landscape strip of five feet in width shall be required along any side of a parking facility that abuts adjoining property that is not a public right-of-way when such facilities will not be entirely screened visually by an intervening building or structure; provided, that when such parking facility abuts and is designed in coordination with a parking facility on the adjoining property such landscape strip shall not be required abutting such adjoining parking facility; and provided further, that in areas zoned for industrial use, the perimeter coverage requirements stated herein shall not apply.

1. Perimeter landscape strip shall be planted or installed with a wall, hedge, or other durable landscape barrier to form a continuous screen between the parking facility and abutting property. The height of any such barrier shall be not less than three feet and no more than six feet.

2. Trees shall also be planted for each 40 linear feet and shall have at least 25 square feet of planting area.

3. Where a proposed parking facility abuts an existing hedge, wall or other durable landscape barrier on an abutting property, said existing barrier may be used to satisfy the landscape barrier requirements of this subsection; provided, that said existing barrier meets all applicable standards of this section.

D. Perimeter Coverage Adjacent to Public Right-of-Way. A minimum landscape strip of 10 feet in width shall be required along any side of a parking facility that abuts a public right-of-way, excluding dedicated alleys; provided, that in areas zoned for industrial use, the perimeter coverage requirements stated herein shall not apply.

1. Perimeter landscape strip shall be planted or installed with a wall, hedge, or other durable landscape barrier of at least three feet in height which shall be placed along the parking facility side of such landscape strip.

2. If such a durable barrier is of nonliving material, one shrub for each 10 linear feet shall be planted along the street side of such barrier; provided, that if the shrubs are of sufficient height at the time of planting to be readily visible over the top of such barrier, they may be planted along the parking facility side of such barrier. The remainder of the landscape strip shall be landscaped with ground cover or other approved landscape treatment excluding pavement.

3. At least one shrub for each 50 square feet shall be provided.

4. Trees shall also be planted for each 30 linear feet or portion thereof and shall have at least 50 square feet of planting area.

5. No tree, as measured from its center, shall be located within 10 feet of a street light standard, or within five feet of a fire hydrant, a vehicular driveway, or a public sidewalk.

E. Landscaping Material. Landscaping materials used to achieve the design criteria in conformance with provisions of this section shall conform to the following standards:

1. Trees shall be species having an average mature spread of crown of greater than 15 feet and shall be a minimum of six to eight feet in height and have a diameter at breast height (dbh) caliper of at least 1.5 inches at planting. DBH is measured at 4.5 feet from average grade within 6 feet of the tree trunk so as not to include mounding at the tree base. Trees having an average

mature spread of crown less than 15 feet may be substituted by grouping the same so as to create the equivalent of a 15-foot crown spread. Tree species whose roots are known to cause damage to public roadways or other public works shall not be planted closer than 12 feet to such public works, unless the tree root system is completely contained within a barrier being a minimum of five feet deep and five feet wide.

2. Shrubs shall be a minimum of two feet in height when measured immediately after planting.

3. Hedges shall be planted and maintained so as to form a continuous, unbroken, solid, and visual screen within a maximum of two years after time of planting.

4. Vines shall be a minimum of 30 inches in height immediately after planting and may be used in conjunction with fences, screens or walls to meet physical barrier requirements as specified in this section.

5. Lawn grass shall be planted in species normally grown as permanent lawn in Benton County. Grass areas may be sodded, plugged, sprigged or seeded, except that solid sod shall be used in swales or other areas subject to erosion; and provided, that in areas where other than solid sod or grass seed is used, nurse grass seed shall be sown for immediate effect and protection until coverage is otherwise achieved.

6. Ground covers used in lieu of grass shall be planted or installed in such a manner as to present a finished appearance, and if of living material, shall complete coverage within 12 months after planting.

F. Coverage Transfer to Public Right-of-Way. For sites where landscaping coverage of a public right-of-way would comply with the general intent and standards of this section, the transfer of the area requirements, or a portion thereof, from within the property line to the public right-of-way may be approved by the city; provided, that the area measurement shall not be less than that required by, and shall comply with all other design standards and requirements of this section; and further provided, that a revokable permit for use of the right-of-way shall be secured from the city by the owner of the site by stipulating full financial responsibility for costs of movement, replacement and relocation should such permit be revoked by the city.

G. Driveway and Street Intersections. To ensure that landscape materials do not constitute a safety hazard, a vision clearance triangle (VCT) shall be provided at all intersections of public rights-of-way and driveways. Within this VCT area unobstructed cross-visibility at a level between three feet and 10 feet shall be provided. However, trees having limbs or foliage trimmed, except during early growth stages, so as to not extend into the

VCT area shall be allowed. Landscaping material shall not be located closer than four feet from the edge or top of the curb line or driveway apron, except for required ground cover. The VCT for said intersections shall be as follows:

1. At intersections of public rights-of-way the VCT shall be formed by measuring 20 feet along each property line from the intersection and connecting the end point of such lines formed by such measurement.

2. At intersections of driveways with public rights-of-way the VCT shall be formed by measuring 10 feet along the property line and the driveway apron or top of the curb lines and connecting the end point of such lines formed by such measurement.

H. Curbing. In order to protect the landscaping materials planted and to ensure proper growth, all planter areas shall be separated from contiguous property, including parking stalls, by curb stops. Such curb stops shall be of Portland cement or shall otherwise conform to Standard Specifications for Municipal Public Works Construction (APWA Standards), or shall be approved by the city engineer.

I. Installation. All landscaping shall be installed in a workmanlike manner and according to accepted good planting procedures. All elements of landscaping, exclusive of plant material other than hedges, shall be installed so as to meet all other applicable ordinances and code requirements.

J. Maintenance. The owner, tenant or duly authorized agent, if any, shall be responsible for the maintenance of all landscaping required pursuant to this section. Such landscaping shall be maintained in good condition so as to present a neat and orderly appearance; shall be kept free from refuse and debris; and living landscape material shall be kept alive and in a healthy condition. If an underground irrigation system is not provided, all landscaped areas shall be provided with a readily available water supply with at least one outlet located within 150 feet of all plant material to be maintained.

1. The administrative official shall inspect all landscaping and no certificates of occupancy or similar authorization will be issued unless the landscaping meets the requirements herein provided.

2. In those cases where landscaping cannot be safely installed due to the time of year without jeopardizing living landscape material, or for other good cause, a temporary certificate of occupancy may be issued for a period of six months; provided, that the property owner, lessee, or duly authorized agent shall furnish satisfactory assurances guaranteeing installation of the approved landscaping.

K. Landscaping of Existing Lots. Any reconstruction of a building or structure or lot area, including off-street parking facility, consisting of increases of 50 percent or greater of the existing building lot area or parking facility shall be subject to the standards specified herein. In such cases, the existing parking facility, as well as any new facility, shall be improved in accordance with the standards stated herein; provided, that:

1. A sufficient period of time, but no longer than three years, shall be allowed to bring existing development into compliance with the standards stated herein.
2. In instances where existing parking spaces are used to achieve compliance, the parking facility shall be considered to comply with the parking standards and requirements of RMC [23.54.020](#); provided, however, that no more than 10 percent of the total number of required spaces may be removed for purposes of providing landscape areas.
3. No alteration of existing building nor acquisition of additional land to increase the lot area shall be required in order to bring the property into compliance with the landscaping requirements herein. [Ord. 28-05 § 1.02].

STAFF REPORT

TO: PLANNING COMMISSION
FILE NO.: Z2014-101

PREPARED BY: AARON LAMBERT
MEETING DATE: JULY 23, 2014

GENERAL INFORMATION:

APPLICANT: CITY OF RICHLAND (Z2014-101)

REQUEST: ZONING AND SUBDIVISION CODE TEXT AMENDMENTS – REVISIONS TO SECTIONS 23.38.070, 23.18.040, 23.38.020, 23.54.140, 24.04.030 AND 24.12.010 OF THE RICHLAND MUNICIPAL CODE CONCERNING REQUIREMENTS ASSOCIATED WITH FENCING, ACCESSORY BUILDINGS AND HOUSE SETBACKS, SUBDIVISION APPLICATION REQUIREMENTS, REESTABLISHING PREVIOUSLY PLATTED LOTS AND SIZE REQUIREMENTS FOR LANDSCAPING TREES FOR COMMERCIAL DEVELOPMENT.

LOCATION: CITY-WIDE

REASON FOR REQUEST

City staff has developed amendments to setbacks for fences and homes on corner lots, setbacks from alley/private access easements as well as setbacks for accessory buildings to the principal dwelling.

The purpose of revising corner lot setbacks is to allow more flexibility in the siting of the homes and the option to have a larger portion of their yard screened behind fences up to 6 feet in height. Currently the house and fence setbacks are the same for both street frontages and are generally 20 feet from the property line. The amendments include diagrams to visually describe the setback allowances. Currently the zoning code provides no guidance on setbacks from private alleys and access easements. The general development pattern has been that homes have been built to within 5 to 6 feet from the edge of the pavement on private alleys. As the property includes the alley they could potentially build right to the edge of the alleyway/drive. Establishing a minimum 6 foot setback allows for a more open vehicle corridor, a better pedestrian environment and would be in keeping with the established development pattern. The fencing requirements are found in RMC 23.38.070 while the setbacks required for homes is found in RMC 23.18.040.

The 6 foot separation (setback) from accessory buildings to the home is a requirement that stemmed from the Uniform Building Code which is no longer in use at the City. Staff is proposing to eliminate this requirement and follow the International Building Code adopted in 2003, (*and subsequent amendments*) which allows accessory

structures to be immediately adjacent to the home depending on the size, type of construction, openings in the buildings and materials stored in the structure. The amendment would allow sheds up to 200 square feet to be located adjacent to the primary structure (home) in the rear yard. Sheds under 200 SF in the side yard must be sited so a minimum 5 foot clearance is provided between either the shed and property line or the shed and primary structure. This would allow more flexibility to the residents when siting there structures while still meeting the International Fire and Building Codes. A diagram was added to RMC section 23.38.020 to aid in clarifying the requirements.

Staff is proposing to amend the submittal requirements for subdivision application maps by referencing the application form for the submittal requirements. This allows flexibility to reduce the number of hard copies from 32 to a lesser number and also request digital formats for ease of distribution to City departments and external agencies, see RMC 24.12.010.

Also related to subdivision is the proposal to allow development on previously consolidated lots if they are returned to the size to which they were originally platted. Current code requires all new lots to be of the minimum lot size. In Central Richland for example some lots were consolidated but as developed could be divided back to two lots to the same dimensions of the original plat. The lots could only be reestablished if the current setbacks requirements were met for existing structures. New development on the lot would be required to meet current development standards.

Allowing for the reestablishment of previously platted lots would allow the potential for infill development where possible and still maintain the character of the neighborhood. This is not an uncommon practice with other jurisdictions, even those with narrow lots at times only 20 feet wide platted at the turn of the 20th century when homes were much smaller and areas of towns and cities platted by speculative developers. Note that current setbacks would still be applied to any new construction.

Finally, a caliper size requirement is proposed for required landscaping trees to ensure trees of adequate size are installed with new commercial development. Recently trees have been planted that while meeting the letter of the code, had small caliper trunks and the trees are unlikely to mature to a desirable size as well as match the adjacent development. RMC 23.54.140 outlines the requirements for trees in commercial parking facilities.

FINDINGS AND CONCLUSIONS

Staff has completed its review of the proposed zoning code amendments to clarify the use and storage of recreational vehicles (Z2014-101) and submits that:

1. The City's existing setback requirements for fences and homes on corner lots provides little flexibility and results in much of the yard being dedicated to yard area along the street frontages.

2. Strict setback requirements for both frontages typically results in flat building elevations along the flanking (non-address) street frontage so that the most square footage can be gained from the reduced building footprint.
3. Residents and Developers have expressed a desire for setbacks that allow flexibility in the siting of homes which can lead to variety in the design of housing. There is also a desire to utilize more of the flanking street frontage side yards and have that area screened with fencing.
4. Establishing a requirement for setbacks from private alleys and access easements will provide needed guidance for siting homes. The proposed dimension will not unduly restrict development and it will insure that a minimum corridor is preserved for pedestrians, vehicles and EMS services.
5. The need for a separation of accessory buildings from the primary home has been superseded by the adoption of the International Building Code in 2003.
6. The proposed setback amendments allow for greater flexibility while still respecting the character and appearance of the community as well as safe visibility at intersections.
7. The requirements for subdivision application materials currently found in RMC 24.12.020 "Preliminary Plat – Application for approval" is more appropriately found on the application form. The proposed amendment allows Staff to update the requirements when necessary without requiring an amendment to the municipal code.
8. The reestablishment of previously platted lots that were consolidated with a developed lot, generally a single family home would allow for additional infill and density while still respecting the character of the neighborhood and previously planned subdivision of land. Development standards for setbacks, lot coverage, building heights and all City requirements would be required for future development on a reestablished lot.
9. The existing requirements for required street frontage and parking lot trees provides no assurance that the trees will have the desired effect of providing a visually appealing streetscape and cooling of the parking area.
10. The proposed amendment will insure trees are of a caliper that will result in desirable trees but not so large that the trees will have difficulty establishing themselves.
11. The City has evaluated the environmental impacts of the proposed code amendments, has determined those impacts will not be significant and has

issued a Determination of Non-Significance in keeping with the requirements of SEPA, see exhibit C.

12. Based on the above findings and conclusions, adoption of the proposed amendments to the City code would be in the best interest of the community of Richland.

RECOMMENDATION

Staff recommends the Planning Commission concur with the findings and conclusions set forth in Staff Report (Z2014-101) and recommend to the City Council approval of the proposed zoning and subdivision code revisions as found in Exhibit 1.

EXHIBITS

1. Proposed Code Amendments

EXHIBIT (1)

23.38.070 Fences.

Fences are permitted as follows:

A. Open Fences (fences constructed of panels/sections with at least 50 percent open spaces such as non-slatted chain link, wrought iron, picket or rail fencing).

1. Six feet high, anywhere on the lot; provided, that they shall be no closer to a street right-of-way than the building setback line in the same zone, except as provided for in subsections s (E and F) of this section.

2. Four feet high, anywhere on the lot and within adjoining street right-of-way to within one foot behind sidewalk or five feet behind back of curb; provided, that they do not form sight obstructions at intersections or at curves.

3. Open fences constructed in conjunction with public playgrounds, public utilities and other public installations shall be no closer than 10 feet to the curb line, but such fences may be any height necessary for safety and security.

B. Other Fences.

1. Six feet high, anywhere on the lot; provided, that they shall be no closer to the street right-of-way than the building setback line in the zone, except as provided in subsections s (E and F) of this section.

2. Three feet high, anywhere on the lot and within adjoining street right-of-way to within one foot behind sidewalk or five feet behind back of curb; provided, that they do not form sight obstructions at intersections, or at curves.

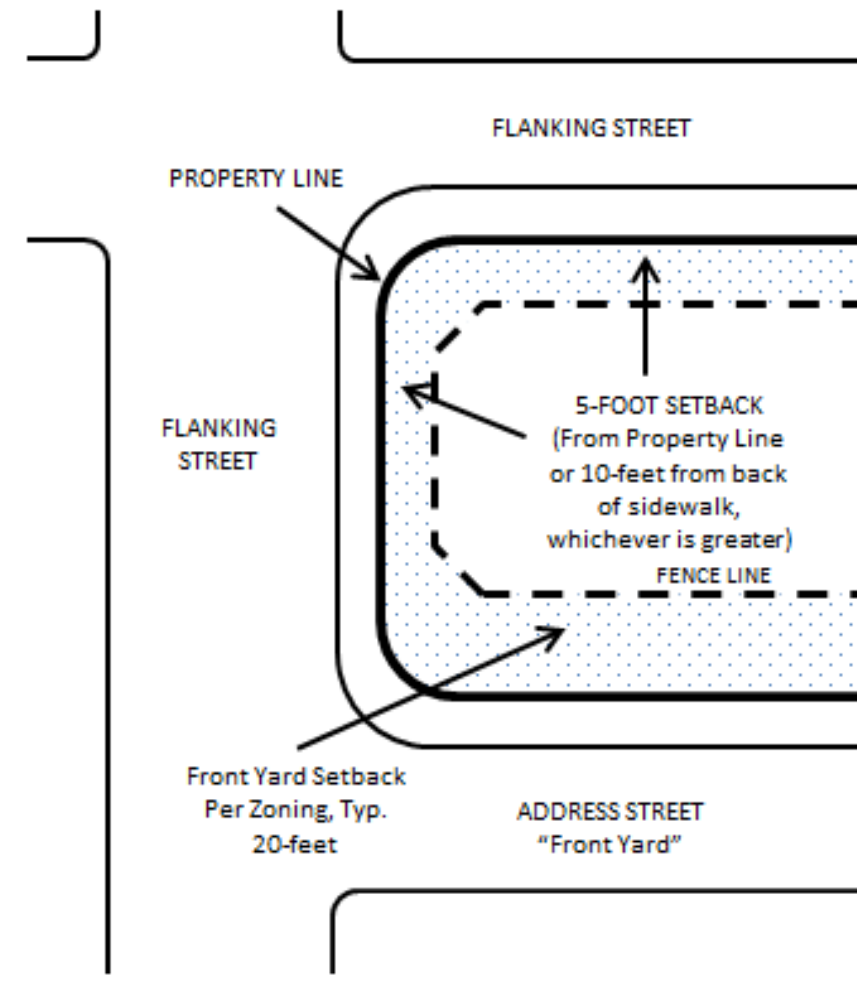
C. Fence height shall be measured above the highest grade within two feet of the fence line.

D. Fences and hedges shall be constructed and maintained in accordance with the requirements of Chapter [12.11](#) RMC, Intersection Sight Distance.

E. Fences up to six feet high may be built inside the property line and adjacent to arterial streets on lots having access to other streets when provisions for other such fencing are included in approved subdivision plats in accordance with RMC [24.08.140](#) and [24.16.260](#) or when special approval is granted by the administrative official. When fences are constructed under this provision, the following requirements shall apply:

1. The adjacent strip of land between the fence and the back of the adjacent sidewalk shall be improved by the property owner concurrent with installation of fencing;
2. The property owner shall provide a treatment plan for the strip of land as part of the building permit application process;
3. The treatment plan shall provide for minimum treatment with grass, decorative rock, wood, bark, or any combination of such materials or similar materials in a manner that will minimize disturbance by natural elements or pedestrians. Xeriscaping with native plants and other low maintenance landscaping materials is encouraged;
4. Fence installation and treatment of the strip of land shall be completed within six months after a permit is obtained;
5. Trees or shrubs may be planted on or behind the centerline (fence side) of the strip of land and shall be continuously maintained in a manner that will not interfere with normal pedestrian and vehicular uses on the adjacent sidewalk and street;
6. No vehicular access is allowed through any such fences except for occasional maintenance purposes;
7. Where no sidewalk or curb is required on an arterial street or highway, any required landscape treatment need not extend further than seven and one-half feet toward the street from the fence; provided, however, that the administrative official may waive, wholly or in part, the requirement of landscape treatment after finding that special circumstances exist which justify such a waiver.

F. For corner lots and lots with triple-street frontages, solid fencing on the flanking street over 3-feet in height and open fencing over four feet in height must be setback 5 feet from the property line or 10-feet from the back of the sidewalk if existing, whichever is greater. This is not applicable to the primary front yard, (see diagram below).



FG. Barbed Wire and Electric Fences. The use of barbed wire and electrically charged fences is prohibited except as follows:

23.18.040 Site requirements for residential use districts.

In the following chart, development standards are listed on the vertical axis. Zoning districts are listed on the horizontal axis. If a number appears in the box at the intersection of the column and row, that number represents the dimensional standard that applies to that zoning district.

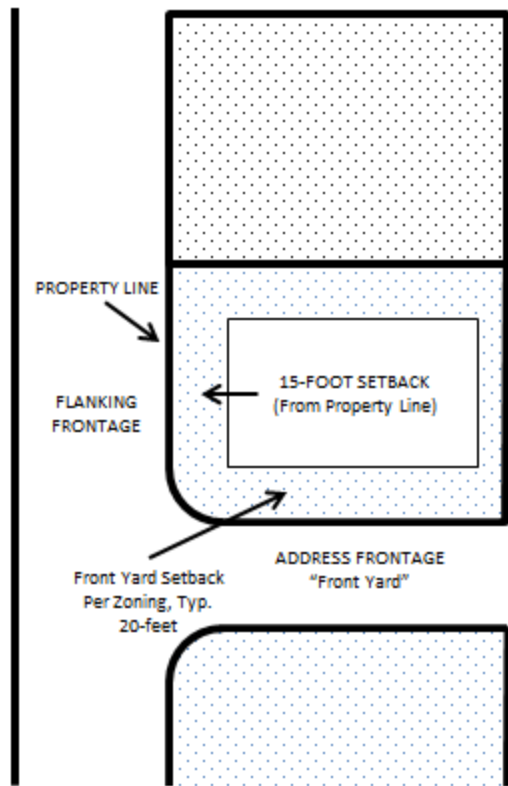
Land Use	R-1-12	R-1-10	R-2	R-2S	R-3
Residential Uses					
Minimum Front Yard Setback ³	20 feet	20 feet	20 feet	15 feet/18 feet ⁴	20 feet ^{6,10}
Minimum Side Yard Setback	10 feet	10 feet	6 feet	6 feet ⁵	6,10
Minimum Rear Yard Setback	25 feet	25 feet	25 feet	20 feet/3 feet ⁷	25 feet ^{6,10}
<u>Minimum Alley/Private Access Easement Setback</u>	<u>6 feet</u>	<u>6 feet</u>	<u>6 feet</u>	<u>6 feet</u>	<u>6 feet</u>

3. Front yard setbacks are required from all street rights-of-way adjoining a lot as shown in the table above, except as follows:

a. In single-family residence districts and in R-2 and R-3 districts where more than 50 percent of the normal or average-size lots in a block fronting on one side of the street are developed with existing buildings, other than accessory buildings, with front-yard setbacks less than that required for the district, a new single-family or duplex dwelling shall adopt a minimum front yard setback dimension which is the average of the setbacks of the buildings on the two adjoining lots, existing prior to July 22, 1960, but in no case shall this dimension be less than 15 feet nor need it exceed 30 feet.

b. Residential Districts. In any R district, or any combination therewith, on any corner lot where there is provided a side yard along the interior side lot line at least equal in width to the minimum depth of the rear yard required for the district, the main building may encroach upon the required rear yard up to a line where the remaining rear yard is no less in depth than the minimum width of the side yard required for the district. No accessory buildings may be located in said side yard, except a patio shelter enclosed on no more than two sides by walls or other enclosures and in conformity with the other provisions of this title.

c. The flanking frontage or non-address front yard of a corner lot may reduce the front yard setback of said frontage to 15 feet, see diagram below.



23.38.020 Accessory buildings in residential zoning districts.

A. Attached accessory buildings and detached accessory buildings meeting the main building setbacks shall comply with all the site requirements for the main building including maximum building height, minimum setbacks and maximum lot coverage as set forth in RMC [23.18.040](#).

B. Detached accessory buildings not meeting the main building setbacks are subject to the following requirements:

1. Detached accessory buildings shall be erected or altered so as not to be nearer to any street lot line than the minimum depth required for a front yard in the district.
2. Detached accessory buildings built adjacent to the front half of an adjoining lot shall comply with applicable side yard requirements of the underlying zoning district.

3. Detached accessory buildings under 200 SF may be located adjacent to the primary structure provided all building and fire codes are met. Those sheds less than 200 SF shall be located no closer than six feet to the main building or any roofed attached accessory structure to the main building such as a carport, porch or patio located in the side yard shall maintain a minimum 5 foot clearance to the property line or primary structure from the leading edge of the shed, see diagram below.

4. When a detached accessory building is built adjacent to the back half of the adjoining lot or is 75 feet or more from any right-of-way line bounding the lot, the following setbacks shall apply:

- a. If the accessory building is 120 square feet or less in floor area and 10 feet or less in height ~~no a 1.5'~~ (18") setback is required from the side and rear property lines.
- b. Accessory buildings over 10 feet in height and those between 120 square feet and 600 square feet in floor area shall be set back a minimum of three feet from the rear and side property lines.
- c. Any accessory building exceeding 600 square feet in floor area shall be set back a minimum of five feet from the rear and side property lines.

C. In addition to maintaining compliance with the maximum overall lot coverage set forth in RMC [23.18.040](#), total area of detached accessory buildings located in a rear yard shall not exceed 25 percent of the area of said rear yard.

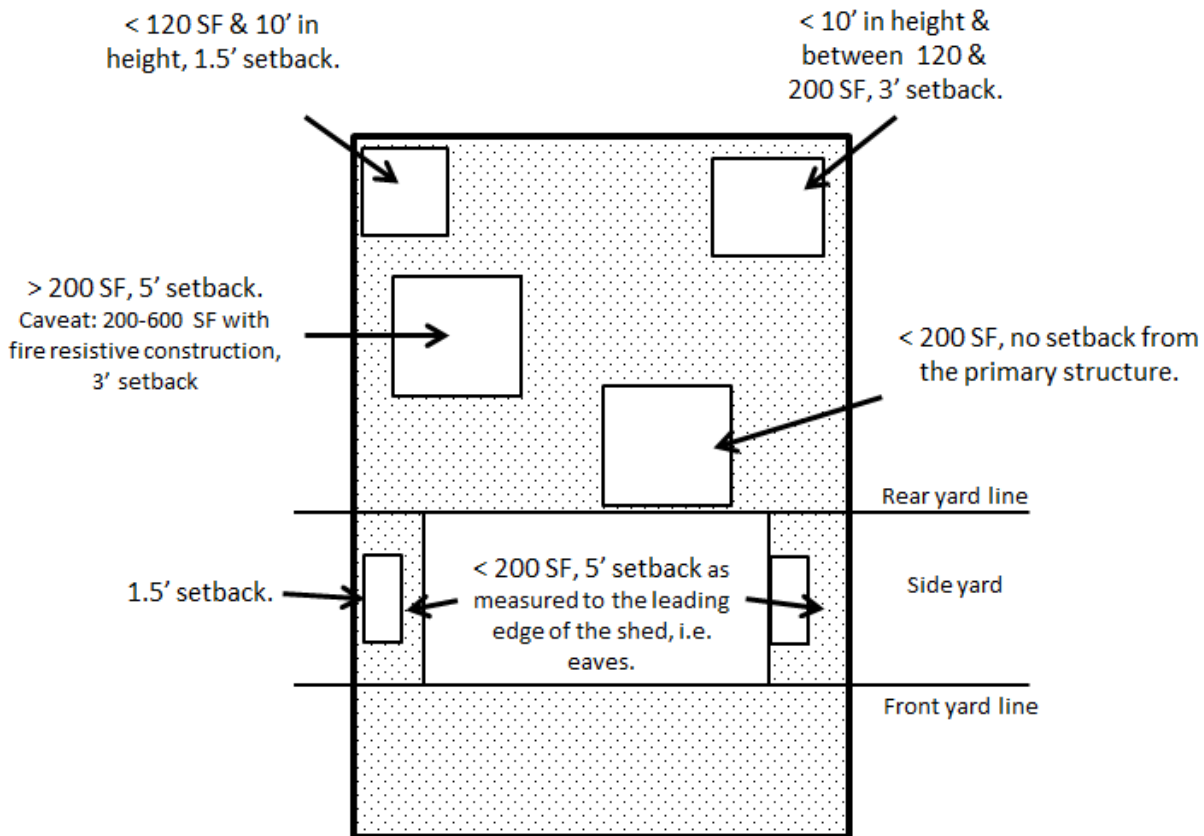
D. In no case shall a detached accessory building exceed 900 square feet in floor area or 50 percent of the gross floor area of the main building (including the floor area of attached garages but excluding any floor area of a basement), whichever is greater, to a maximum of 1,200 square feet.

E. To help ensure larger detached accessory buildings are similar in design and appearance to the main building, detached accessory buildings over 900 square feet in floor area or which exceed the height of the main building on the lot shall be subject to the following minimum design standards:

1. In no case shall a detached accessory structure exceed a height of 16 feet.
2. The detached accessory structure shall have a minimum roof pitch of 4:12 or a roof pitch equal to or greater than the roof pitch of the main building on the lot if the roof pitch of the main building is less than 4:12.
3. Exterior siding shall consist of wood, hardboard, stucco, aluminum, vinyl or steel siding commonly used in standard residential construction. Corrugated metal siding or similar industrial type siding is not permitted.

The final administrative decision as to a proposed accessory building's conformance with the design standards set forth in this subsection shall be appealable to the board of adjustment in accordance with the procedures set forth in RMC [23.70.070](#), Administrative review – Procedures.

F. Detached residential accessory buildings built pursuant to this section shall not be more than one story. [Ord. 28-05 § 1.02; Ord. 04-09; Ord. 20-10 § 1.02].



SUBDIVISION

24.04.030 Application of regulations.

The regulations contained in this title shall apply to the subdivision of any lot, parcel, or tract of land into two or more lots or tracts, or other division of land for the purpose of sale or building development, whether immediate or future, including the resubdivision or replatting of land or lots. The regulations shall apply in every situation where there is a dedication of streets, alleys, easements, or land for public use. The provisions of this chapter shall not apply to:

A. Cemeteries and other burial plots while used for that purpose;

B. Divisions of land into lots or tracts each of which is one one hundred twenty-eighth of a section of land or larger, or five acres or larger if the land is not capable of description as a fraction of a section of land; provided, that for purposes of computing the size of any lot under this title which borders on a street or road, the lot size shall be expanded to include that area which would be bounded by the centerline of the road or street and the side lot lines of the lot running perpendicular to such centerline;

C. Divisions made by testamentary provisions, or the laws of descent; and

D. A division made for the purpose of alteration by adjusting boundary lines, between platted or unplatted lots or both, which does not create any additional lot, tract, parcel, site, or division nor create any lot, tract, parcel, site, or division which contains insufficient area and dimension to meet minimum requirements for width and area for a building site.

E. The reestablishment of a previously platted legal lot of record to its original dimensions that does not violate any current setback, lot coverage or other development standard excluding minimum lot size requirements.

24.12.010 Preliminary plat – Application for approval.

For the purpose of expediting the preliminary approval of any subdivision, every subdivider shall file with the subdivision administrator a preliminary plat application on such forms as may be provided by the city. Each application shall include a sufficient number of copies of the preliminary plat map, electronic and hard copies of the map(s) (but in any case, at least 32 copies) as specified on the preliminary plat application, a report from form.

23.54.140 Landscaping of parking facilities.

E. Landscaping Material. Landscaping materials used to achieve the design criteria in conformance with provisions of this section shall conform to the following standards:

1. Trees shall be species having an average mature spread of crown of greater than 15 feet and shall be a minimum of five feet to eight feet overall height six to eight feet in height and have a diameter at breast height (dbh) caliper of at least 1.5 inches immediately after at planting. DBH is measured at 4.5 feet from average grade within 6 feet of the tree trunk so as not to include mounding at the tree base. Trees

having an average mature spread of crown less than 15 feet may be substituted by grouping the same so as to create the equivalent of a 15-foot crown spread. Tree species whose roots are known to cause damage to public roadways or other public works shall not be planted closer than 12 feet to such public works, unless the tree root system is completely contained within a barrier being a minimum of five feet deep and five feet wide.



Council Agenda Coversheet

Council Date: 09/02/2014

Category: Consent Calendar

Agenda Item: C6

Key Element: Key 2 - Infrastructure & Facilities

Subject: RES NO. 120-14, APPROVING SUPPLEMENT NO. 10 TO BERGER ABAM CONTRACT

Department: Public Works

Ordinance/Resolution: 120-14

Reference:

Document Type: Resolution

Recommended Motion:

Approve Resolution No. 120-14, authorizing the City Manager to sign and execute Supplement No. 10 to Berger Abam contract for Duportail Bridge project in the amount of \$236,238.

Summary:

The Duportail Bridge project is the highest priority transportation system improvement currently being developed by the City. The project is the largest, most complex and costly transportation system improvement ever implemented by the City. Securing funding for the project has been the single most challenging issue in the project development. Since full funding is currently not available, staff and Council have prudently assembled partial funding of the planning and engineering phase of the work. Staff has planned and executed consultant services contracts to incrementally advance the project by identifying the work necessary to advance the environmental review, right of way acquisition, and to resolve the highest risk items as it relates to constructability and construction cost. Staff has recently identified some available financial capacity in previously secured funding and a scope of engineering services to address some constructability and construction cost uncertainty.

The identified issues that can be addressed now will remove potential schedule delays and solidify the design. These tasks include: Securing a Memorandum of Understanding with the Columbia Irrigation District on how the bridge will cross the existing canal and the implications that will have on the south bridge abutment; addressing some foundation issues and trying to finalize bridge pier locations; addressing constructability of the temporary work bridge that will be needed to install the drilled shaft foundations, including impacts to the work bridge from winter ice flows; filing a petition with the Washington Utilities and Transportation Commission to modify the existing Duportail Street at-grade railroad crossing; and modifying the existing Right of Way plans resulting from discussions with affected property owners.

The identified scope will consume \$236,238 out of \$407,250 in available financial capacity after the estimated cost of right of way acquisition is accounted for.

Fiscal Impact?

☒ Yes ☐ No

Council has approved funding for this project with the 2014 Capital Improvement Plan, page 68. This work will utilize remaining unspent funds. There is currently \$1,310,303.36 available in the project budget, which will be used to acquire right of way valued at \$750,000 and pay for consulting engineering services.

Attachments:

- 1) RES 120-14 Supplement No. 10 - Duportail Bridge - Berger Abam
- 2) Duportail Bridge Supplement No. 10

City Manager Approved:

ECM Admin
Aug 28, 15:57:36 GMT-0700 2014

RESOLUTION NO. 120-14

A RESOLUTION of the City of Richland authorizing the execution of Supplemental Agreement No. 10 with Berger Abam to provide additional design services for the Duportail Bridge project.

WHEREAS, on June 18, 2013 Richland City Council adopted Resolution No. 43-13 adopting the 2014-2019 Transportation Improvement Program (TIP) which included \$1,056,000 in federal Surface Transportation Program (STP-UL) funds and \$194,000 in City matching funds totaling \$1,250,000 in the Right of Way phase for the Duportail Bridge Project; and

WHEREAS, the City later determined that the True Cost Estimate for the Right of Way phase would be \$750,000; and

WHEREAS, on May 12, 2014 the City received Federal Highway Administration (FHWA) authorization to proceed with funding the Right of Way phase in the amount of \$750,000, of which \$648,750 is STP-UL funds and \$101,250 is City matching funds; and

WHEREAS, that leaves a balance of \$407,250 in STP-UL funds requiring a City match of \$63,559; and

WHEREAS, staff has identified additional Preliminary Engineering tasks that need to be completed to advance the project; and

WHEREAS, the City is authorized by the Federal Highway Administration to spend the remaining \$407,250 of STP-UL funds in the Preliminary Engineering phase if needed; and

WHEREAS, a supplement to the original contract with Berger Abam is necessary to perform the additional Preliminary Engineering tasks identified.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richland, that the City Manager is authorized to sign and execute Supplemental Agreement No. 10 with Berger Abam for the Duportail Bridge project.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately.

ADOPTED by the City Council of the City of Richland at a regular meeting on the 2nd day of September, 2014.

DAVID W. ROSE
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney



Supplemental Agreement Number <u>10</u>		Organization and Address BergerABAM Inc. 33301 Ninth Avenue S., Suite 300 Federal Way, WA 98003	
Original Agreement Number N/A		Phone: 206-431-2300	
Project Number STPUS-3440(001)	Execution Date 2/6/2008	Completion Date 12/31/2015	
Project Title Duportail Bridge Phase 2 - PS&E	New Maximum Amount Payable \$ 2,195,481.00		
Description of Work Supplement No. 10 addresses a revision to the alignment of Tanglewood Drive; advances the railroad design in order to file a crossing petition; presents the work bridge feasibility to the ADSC and AGC teams; and finalizes the geometry of the bridge.			

The Local Agency of City of Richland
desires to supplement the agreement entered into with BergerABAM Inc.
and executed on 2/6/2008 and identified as Agreement No. STPUS-3440(001)

All provisions in the basic agreement remain in effect except as expressly modified by this supplement.

The changes to the agreement are described as follows:

I

Section 1, SCOPE OF WORK, is hereby changed to read:

See Exhibit A-1.

II

Section IV, TIME FOR BEGINNING AND COMPLETION, is amended to change the number of calendar days for completion of the work to read: Extend the contract end date to 12/31/15.

III

Section V, PAYMENT, shall be amended as follows:

See Exhibits E-1 and G-1.

as set forth in the attached Exhibit A, and by this reference made a part of this supplement.

If you concur with this supplement and agree to the changes as stated above, please sign in the appropriate spaces below and return to this office for final action.

By: BergerABAM Inc.

By: City of Richland

Consultant Signature

Approving Authority Signature

Date

EXHIBIT A-1
DUPORTAIL BRIDGE PROJECT
SCOPE OF WORK FOR SUPPLEMENT NO. 10

INTRODUCTION

Engineering services for the Duportail Bridge project is being accomplished in three phases.

- Phase 1: Preparation of a design report; bridge type, size, and location (TS&L) study; and the environmental documentation, including an environmental assessment (EA).
- Phase 2: Preliminary and final design; plans, specifications, and construction cost estimate (PS&E); right-of-way plans; and construction permits.
- Phase 3: Construction support and construction administration services.

STATUS OF PROJECT PHASES

The current status of each phase and its relationship to this supplement is as follows.

- Phase 1 scope is complete.
- Phase 2 has been advanced in stages, as funding has become available. The design was advanced to a pre-30 percent design level in order to prepare the right-of-way plans and legal descriptions. Work has not yet started on the final design phase, pending additional funding becoming available.
- Phase 3 has not been authorized.

PURPOSE FOR THIS SUPPLEMENT

The purpose of Supplement No. 10 is to advance some of the crucial design elements necessary before the final design can begin. The elements are:

1. Evaluate constructability of the work bridge and the effects on drilled shaft construction and girder erection. Present findings at the Associated Drilled Shaft Contractors (ADSC) and Associated General Contractors (AGC) structures team meetings through the Washington State Department of Transportation (WSDOT).
2. Finalize the bridge geometry, based on the results from Item No. 1 above, and from the Columbia Irrigation District (CID) canal impacts, including the location of the south bridge abutment, location of the first southern most intermediate pier, and a re-evaluation of the span arrangements of the bridge, to try and eliminate the southernmost pier in the water, near the downstream right bank.

3. Advance the railway design and coordination with Tri-City Railroad (TCRY) in order to file a crossing petition with the Washington Utilities and Transportation Commission (WUTC).
4. Revise Tanglewood Drive alignment, right-of-way plans, and legal descriptions as requested by the CITY.
5. Update the base map to current Civil 3D version 2015.
6. Develop Memorandum of Understanding (MOU) between CITY and CID.

Once these elements are complete, the future remaining Phase 2 effort will involve the final PS&E design and developing the construction permits, including evaluation of the remaining geotechnical investigation, the CID canal study and modifications, and waterline on the bridge.

TASK 1: PROJECT ADMINISTRATION (SUPPLEMENTED)

CONSULTANT and subconsultant(s), as applicable, shall continue to perform the basic project administration services described in the original Phase 2A scope of work for an additional six months, and perform the additional scope items listed below:

- Project management related to the additional tasks in this supplement
- Respond to project related requests from the City, as issues arise to advance the project
- Maintaining the project while additional project funding is sought by the City
- Management of subconsultant(s) for the above effort

TASK 2: DATA COLLECTION, TOPOGRAPHIC SURVEY, EXISTING RIGHT-OF-WAY, AND UTILITY MAPPING (J-U-B ENGINEERS, INC.) (SUPPLEMENTED)

J-U-B, under a subconsultant agreement with the CONSULTANT, shall provide the following additional engineering services:

Subtask 2.1: Topographic Survey

J-U-B will supplement previous surveys to provide digital terrain model (DTM) updates to reflect the new River Trails apartments. An estimated 50-foot-wide by 450-foot-length of topo survey will be used to update the base to new conditions and supplement portions not previously surveyed. The CITY shall be responsible for obtaining right-of-entry.

Subtask 2.2: Right-of-Way Staking (future final design supplement)

Subtask 2.3: Right-of-Way Plans (revisions)

J-U-B will revise the approved ROW plans to reflect the alignment revisions requested by the CITY for Tanglewood Drive. J-U-B met with the CITY and property owner resulting in the development of two alternative alignments of Tanglewood Drive. As a result, the CITY agreed to revise the alignment of Tanglewood Drive. As a result of ongoing CITY coordination with the adjacent property owners, the access road to the Laborer's Union parcel as currently designed and shown in the approved ROW plans will be modified. It is further anticipated that one

additional parcel may require plan modifications resulting from CITY coordination with property owners.

J-U-B will revise the various plan sheets to reflect the revised Tanglewood Drive alignment and new ROW limits based on the agreed alignment and street section. The Spencer Family Trust and the U.S. Army Corps of Engineers parcels will be impacted for Tanglewood Drive revisions and the Laborer's Union No. 348 and Foggy and River Trails Club parcels will be impacted for the access road revisions.

The current base map is outdated due to multiple variations of software updates since the base map was originally developed. J-U-B will update the project base map to the current Civil 3D 2015 version and incorporate updated design elements identified in this supplement. J-U-B will update referenced drawings associated with the base map.

J-U-B will perform an internal quality assurance/quality control review. Final ROW plans shall then be submitted to the CITY and WSDOT for reapproval. Any further revisions would be supplemental work. It is anticipated that all ROW plan revisions will be done concurrent to minimize the number of stamped plan revisions.

Subtask 2.4: Legal Descriptions

J-U-B will revise previously submitted legal descriptions to reflect the Tanglewood Drive and access road revisions for the ROW acquisition areas, permanent and temporary easements, and the five impacted parcels. Included in the estimate fee is one additional parcel requiring up to three legal descriptions representing permanent, temporary, and ROW acquisition. Any further revisions to the legal descriptions due to ROW would be supplemental work.

Subtask 2.5: True Cost Estimates Update (not included)

Deliverable(s)

- Revised base map
- Revised preliminary ROW plans for review
- Final ROW plans for approval
- Revised legal descriptions
- Final legal descriptions

TASK 3: GEOTECHNICAL ENGINEERING (SHANNON & WILSON, INC.) (SUPPLEMENTED)

Shannon & Wilson, under a subconsultant agreement with the CONSULTANT, will provide project administration for proposed geotechnical services. Project manager will provide a monthly update of progress, including work completed over the reporting period, problems and resolutions, scheduling, and budget information.

The CITY proposes to construct a new bridge over the Yakima River along the Duportail Street alignment. The bridge will connect the Queensgate area (southwest of the river) with the Highway 240 area (northeast of the river). Shannon & Wilson completed Phase IA explorations

and provided preliminary recommendations in the DRAFT Preliminary (Phase IA) Geotechnical Report dated 7 November 2008.

The design team's TS&L report was reviewed by a value engineering team. The preferred alternative consists of a five-span, precast WF83G girder bridge.

Shannon & Wilson completed two borings (B-22 and B-23) within the Yakima River in January 2010. The encountered subsurface conditions illuminated potentially difficult pile-driving conditions, most notably relatively deep bedrock on the east-northeast side (at approximate Pier 3) overlain by coarse sand, gravel, cobbles, and potential boulders. On the west-southwest side (at approximate Pier 2), Shannon & Wilson encountered relatively shallow bedrock, which may limit driving depths and require the contractor to insert additional piles that are not easily quantifiable. The bedrock surface between the two Yakima River borings is unknown. Therefore, estimating total pile footage, individual pile depths, assessing lateral capacity, and estimating construction scheduling will be difficult for the temporary work bridge.

During a December 2013 cold period, ice dammed the Yakima River mouth at the Columbia River. Subsequent ice pieces accumulated upriver more than 8 miles upstream from the mouth at the Columbia River, beyond the State Route 224 (SR 224)/Van Giesen Bridge in West Richland. As the ice accumulated, the Yakima River began to rise each day as the ice continued to block the mouth and water backed up. Flooding was observed in common areas along SR 224, particularly near West Richland. Observations along the Yakima River indicated the ice averaged approximately 4 to 6 feet thick with some areas approaching approximately 8 feet thick.

CONSULTANT requests Shannon & Wilson services to address potential structure revisions due to potential temporary bridge construction difficulties and ice accumulation.

Shannon & Wilson's fee for the services described in this scope of services will be on a Cost Plus Fixed Fee (CPFF) basis per the existing contract.

Subtask 3.4: Engineering Analysis and Report Preparation

Activity 3.4.1: Revised Plan Review

Shannon & Wilson will review revised plans provided by the CONSULTANT. Shannon & Wilson will review the plans for

- Foundation locations
- Access for foundation construction
- Anticipated construction constraints based on our knowledge to date
- Preliminary constructability issues

Shannon & Wilson is available to begin conceptual revised plan review within one week of notice to proceed (NTP). They will complete their review and present the DRAFT summary letter within two weeks of NTP.

Deliverable(s)

- Summarize revised plan review in a short letter and provide three hard copies and one electronic copy for your use.

Activity 3.4.2: ADSC and AGC Committee Meetings

Shannon & Wilson assumes the CONSULTANT will schedule the committee meeting presentations and coordinate with the CITY and committee meeting representatives.

Shannon & Wilson will present at the ADSC and AGC committee meetings, as scheduled by the CONSULTANT. Shannon & Wilson requests a minimum four-week notification of meeting date and time.

Shannon & Wilson will assist the CONSULTANT and/or prepare a presentation for ADSC/WSDOT and AGC. The presentation will include

- Project description with plan and profile
- Generalized geologic profile, as understood to date
- Subsurface description
- Foundation locations
- Anticipated construction requirements, including temporary work bridge
- Potential construction constraints based on our knowledge to date
- Potential structure layout revisions being considered

Deliverable(s)

- PowerPoint presentation to the CONSULTANT a minimum two weeks prior to the meeting dates, provided a minimum four-week notification of meeting date and time.
- Following the meetings, accept technical questions/responses and provide response, as necessary. Review technical responses submitted by meeting attendees.
- Assist the CONSULTANT and/or prepare the presentation after review letter comment resolution.

TASK 5: CIVIL ENGINEERING (J-U-B ENGINEERS, INC.) (SUPPLEMENTED)

J-U-B, under a subconsultant agreement with the CONSULTANT, shall provide limited preliminary engineering as requested in the evaluation of alternatives to the current bridge type and layout. Current structure design assumes the construction of a temporary work bridge within the Yakima River. The CONSULTANT will evaluate alternatives, including span lengths and types, and J-U-B will provide engineering support as requested.

Subtask 5.1: Columbia Irrigation District Hydraulic Analysis (limited evaluation)

J-U-B conducted a preliminary hydraulic analysis and provided cost estimates and alternatives to the CITY prior to suspension of the design phase work.

The anticipated activities required to complete the CID hydraulic analysis are as follows. (Most of these tasks were previously started, including coordination with CID and CITY. Due to design time suspension and staff changes at both agencies, these tasks require additional effort.)

1. Use CID records and topographic surveys to determine the design capacity of the canal and the existing capacity. This shall include calculations for the head loss, velocity, and flow rate.
2. Development of alternatives (maximum of two) that will convey the calculated existing rate of flow of the open channel CID canal based on the current design. Head loss and velocity calculations shall be compared to the existing conditions.
3. Meet with the CITY and CID representatives to present the hydraulic analysis and alternatives.
4. Based on comments received from CID, make revisions to the analysis and evaluate one additional alternative or a variation to the previously presented alternatives.
5. If requested, attend a second meeting with CID and CITY representatives to discuss the recommendation to carry forward to final design.
6. Support the CITY in the development of a Memorandum of Understanding (MOU) for the selected alternative. This task assumes CID would only approve the crossing agreement in conjunction with final plans and specifications, but may agree in concept.

Deliverable(s)

- Revised report of the hydraulic analysis of existing conditions and evaluation of possible alternatives meeting the existing capacity.

Subtask 5.3: Roadway Design (Tanglewood Drive revisions)

J-U-B will revise the preliminary design to incorporate the Tanglewood Drive realignment. It is assumed that only portions of the plan and profile sheets depicting the revised Tanglewood Drive will be revised at this time.

No storm drainage revisions are included.

TASK 6: STRUCTURAL ENGINEERING (BergerABAM) (SUPPLEMENTED)

This task is for the bridge engineering required for the following subtasks.

Subtask 6.1: Bridge and Structures

This subtask performs structural evaluation of foundation construction, work access techniques, superstructure erection, and construction schedules. Work access techniques include, but are not limited to, rock excavation and anchoring, work bridge construction, supersacks, alterations to CID canal, soil benches, crane placement, and girder erection. Construction staff will be used to validate contractor means and methods, schedule impacts, and techniques.

Construction concepts will be developed sufficiently to present options to the ADSC and AGC structures teams. These teams provide this service through the WSDOT Construction Office. Findings from these teams will be incorporated into the bridge design and contract plans and specifications.

The pier locations, span configurations, and bridge components, including the superstructure type, will be evaluate with the findings of the WSDOT ADSC and AGC structures teams. Constructions costs for alternate bridge options will be compared with the preferred option from the bridge study.

Deliverable(s)

- Structural drawings to define the alternate geometry of the bridge and construction access.
- Memorandum outlining ADSC and/or AGC recommendations for construction of bridge, corresponding to the final geometry of the bridge.
- Cost and schedules for preferred alternative from bridge study, with work bridge(s), and alternate bridge type with access from ADSC and/or AGC recommendations.

TASK 7: RIVER HYDRAULICS AND SCOUR EVALUATION (WEST CONSULTANTS, INC.) (SUPPLEMENTED)

WEST, under a subconsultant agreement with the CONSULTANT, shall provide hydraulic and scour evaluation services in support of work bridge construction, bridge construction techniques, and construction access.

TASK 8: ENVIRONMENTAL DOCUMENTATION (WIDENER & ASSOCIATES) (SUPPLEMENTED)

Widener, under a subconsultant agreement with the CONSULTANT, will assist the ADSC and AGC committees by providing the following services.

Subtask 8.1: Design Assistance and Early Coordination

Input into the formation of project alternatives for the work bridge will be provided to ensure each alternative includes provisions to minimize impacts to the surrounding environment. This coordination within the various construction design elements of the project will identify and incorporate minimization measures early in the alternative development phase of the project and will ensure that an appropriate range of alternatives are developed and presented to the ADSC and AGC committees. This will include review of the bridge structure and foundation locations, as well as access and construction constraints.

Deliverable(s)

- Widener will provide assistance and recommendations.

TASK 10: TRI-CITY AND OLYMPIA RAILROAD CROSSING DESIGN (Hanson Professional Services) (SUPPLEMENTED)

Hanson, under a subconsultant agreement with the CONSULTANT, shall provide the following engineering services.

Subtask 10.1: Railroad Track Design

Hanson shall evaluate the changes to the revised configuration of Duportail and SR 240 at the railroad tracks made during the environmental process, review the existing track raise plans, update the plans from the new survey provided by the CONSULTANT, and complete the track raise design.

Subtask 10.2: 30 Percent Railroad Crossing Design

Hanson shall provide design services for new crossing signals and gates at Duportail Street. The design drawings will include roadway plan, profile, typical section, and signage, as well as railroad plan, profile, typical sections, and conceptual warning device details. Hanson will coordinate with TCRY regarding equipment standards and design preferences. The design will meet Manual on Uniform Traffic Control Devices (MUTCD) standards.

Subtask 10.3: Crossing Diagnostic Meeting

Hanson will contact staff from the CITY, WUTC, TCRY, BNSF Railway, Union Pacific Railroad (UPRR), and Port of Benton and schedule a crossing diagnostic site visit at the crossing site where the safety and operations issues of the crossing modifications and the 30 percent design will be discussed. Detailed notes will be taken at the site visit and a draft report will be prepared. The draft report will be circulated by Hanson to all those invited to the site visit for comment. After an agreed upon comment period, the comments will be incorporated and/or noted in the final report and the final report will then be provided to the CITY and all invited to the site visit.

Deliverable(s)

- Draft and final crossing diagnostic report.

Subtask 10.4: WUTC Petition Preparation and Filing

Hanson will prepare a crossing modification petition document for the WUTC. It will include the 30 percent design, diagnostic report, photographs of the site, and summary of negotiations to support the petition. Hanson will work in conjunction with Xorail, CONSULTANT, and the CITY to complete the petition. The petition will be reviewed by the CITY and revised at their direction by Hanson. The WUTC petition preparation shall include outreach to TCRY regarding equipment standards and design preferences. In addition, Hanson must convene a diagnostic meeting or coordination with TCRY, UPRR, and BNSF as an early step in petition preparation.

EXHIBIT E-1, PROJECT FEE DETERMINATION
BergerABAM

8/26/2014
PHASE 2A

DIRECT SALARY COSTS (DSC) for BergerABAM

<u>Personnel</u>	<u>Hours</u>		<u>Rate (see note)</u>		<u>Cost</u>
1 Project Manager	168	X	\$71.60	= \$	12,029
2 Senior Bridge Engineer	164	X	\$59.40	= \$	9,742
3 Bridge Engineers	116	X	\$49.04	= \$	5,689
4 Civil Engineer	132	X	\$42.02	= \$	5,547
5 CAD Operator/Designers	88	X	\$34.47	= \$	3,033
6 Admin/Coord.	<u>78</u>	X	\$29.44	= \$	<u>2,296</u>
BERGER/ABAM Hours, Total	746		Subtotal Direct Salary Costs (DSC) = \$		38,335
			Salary Escalation = \$		-
			Subtotal (DSC + SE) = \$		38,335
	Overhead (OH)	164.31%	of (DSC + SE) = \$		62,989
	Fixed Fee (FF)	32.00%	of (DSC + SE) = \$		12,267
TOTAL SALARY COSTS (DSC + SE + OH + FF) = \$					113,592

DIRECT NONSALARY COSTS (DNSC)

Mileage	1,200	miles @ \$	0.560	\$	672
Misc				\$	-
Courier & Postage	2	packages @	25	\$	50
TOTAL REIMBURSABLE EXPENSES (DNSC) = \$					722

TOTAL BERGER/ABAM FEE (DSC + SE + OH + FF + DNSC) = \$ 114,314

SUBCONSULTANTS (see Exhibit G) - PHASE 2A

Shannon & Wilson	\$	19,659
J-U-B	\$	74,372
West Consultants	\$	4,214
Widener & Associates	\$	4,928
Hanson Professional Services	\$	18,752

Subtotal

TOTAL SUBCONSULTANT FEES = \$ 121,925
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TOTAL AUTHORIZED AMOUNT = \$ 236,238

**EXHIBIT E-1, PROJECT FEE DETERMINATION
STAFF HOUR ESTIMATE FOR BergerABAM**

8/26/2014
BergerABAM HOURS
PHASE 2A

TASK ACTIVITY DESCRIPTION	Task/Activity No.	Project Manager	Sr. Bridge Engineer	Bridge Engineer	Civil Engineer	CAD Operator/Designer	Admin/Coord.	Totals
TASK 1 - PROJECT ADMINISTRATION (Phase 2A)	1	120	52	24	92	8	36	332
Contract Administration	1.1	60	-	-	40	-	12	112
Monthly Invoicing w/ Progress Report		12	-	-	-	-	8	20
Subconsultant Agreements		8	-	-	-	-	4	12
Respond to Misc. Project Related Requests from the City		40	-	-	40	-	-	80
		-	-	-	-	-	-	-
Meetings	1.2	28	20	12	16	-	-	76
Project Site Meeting for UTC Petition		8	-	-	8	-	-	16
Other Meetings w/ City Staff		8	8	-	8	-	-	24
WSDOT/ADSC Meeting		6	6	6	-	-	-	18
WSDOT/AGS Structures Meeting		6	6	6	-	-	-	18
Quality Assurance	1.3	8	16	-	16	-	8	48
Quality Management, QA/QC		8	16	-	16	-	8	48
Submittals	1.4	24	16	12	20	8	16	96
UTC Petition		4	-	-	4	-	2	10
CID Canal Submittal		4	4	-	-	-	2	10
Revisions to Tanglewood & R/W Documents		4	-	-	16	-	2	22
WSDOT/ ADSC & AGC Memorandum		6	6	8	-	-	8	28
Bridge Plans, Cost & Schedule		6	6	4	-	8	2	26
TASK 2 - DATA COLLECTION, TOPOGRAPHIC SURVEY, EXISTING RIGHT-OF-WAY, AND UTILITY MAPPING (J-U-B)	2	2	-	-	16	-	-	18
TASK 3 - GEOTECHNICAL ENGINEERING (SHANNON & WILSON)	3	2	16	-	-	-	-	18
TASK 4 - TRAFFIC ENGINEERING (TRANSP0)	4	-	-	-	-	-	-	-
TASK 5 - CIVIL ENGINEERING (J-U-B)	5	2	-	-	16	-	-	18

**EXHIBIT E-1, PROJECT FEE DETERMINATION
STAFF HOUR ESTIMATE FOR BergerABAM**

8/26/2014
BergerABAM HOURS
PHASE 2A

TASK ACTIVITY DESCRIPTION	Task/Activity No.	Project Manager	Sr. Bridge Engineer	Bridge Engineer	Civil Engineer	CAD Operator/Designer	Admin/Coord.	Totals
TASK 6 - STRUCTURAL ENGINEERING	6	36	80	92	-	80	42	330
Bridge Construction & Access	6.1	8	40	48	-	40	-	136
Construction Access		2	12	12	-	16	-	42
Bridge Structure Geometry - Pier Locations & Structure Type		2	8	16	-	12	-	38
Girder Erection		2	8	8	-	12	-	30
Construction Staff Evaluation		2	12	12	-	-	-	26
ADSC & AGC Presentations	6.2	24	24	24	-	24	40	136
WSDOT/ADSC Presentation		10	10	8	-	8	16	52
WSDOT/AGS Structures Presentation		10	10	8	-	8	16	52
Documentation		4	4	8	-	8	8	32
Bridge TS&L Recommendations	6.3	4	16	20	-	16	2	58
Bridge Plans		2	8	8	-	16	-	34
Schedule and Costs		2	8	12	-	-	2	24
TASK 7 - RIVER HYDRAULICS AND SCOUR EVALUATION (WEST)	7	2	8	-	-	-	-	10
TASK 8 - ENVIRONMENTAL DOCUMENTATION	8	2	8	-	-	-	-	10
TASK 9 - PUBLIC INVOLVEMENT	9	-	-	-	-	-	-	-
TASK 10 - Railroad Crossing Design (Hanson)	10	2	-	-	8	-	-	10
TOTAL HOURS		168	164	116	132	88	78	746

EXHIBIT G-1 for J-U-B ENGINEERS, INC.
SUBCONSULTANT FEE DETERMINATION AND STAFF HOUR ESTIMATE

8/26/2014

Duportail Bridge - Supplement No. 10 - Work Bridge, CID, ROW Revisions

J-U-B ENGINEERS, INC.

DIRECT SALARY COSTS (DSC)

<u>Personnel</u>	<u>Hours</u>		<u>Rate 2014</u>		<u>Cost</u>
1 Transportation Project Manager	76	X	\$61.43	= \$	4,669
2 Transportation Project Engineer	66	X	\$42.51	= \$	2,806
3 Waterline PM	28	X	\$47.60	= \$	1,333
4 Waterline TE	52	X	\$55.29	= \$	2,875
5 Waterline Project Engineer	72	X	\$34.58	= \$	2,490
6 Design Engineer	40	X	\$34.78	= \$	1,391
7 Professional Land Surveyor	32	X	\$48.51	= \$	1,552
8 Surveyor	60	X	\$32.46	= \$	1,948
9 Two-person Survey Crew	8	X	\$46.60	= \$	373
10 QC Technical Expert	8	X	\$62.48	= \$	500
11 Const. Administrator	0	X	\$47.35	= \$	-
12 CAD Technician	118	X	\$29.19	= \$	3,444
13 Clerical	22	X	\$24.99	= \$	550

Total Hours **582** Subtotal Direct Salary Costs (DSC) = \$ **23,930**

Overhead (OH) 177.10% of (DSC + SE) = \$ **42,380**

Fixed Fee (FF) 32.00% of (DSC + SE) = \$ **7,657.58**

TOTAL SALARY COSTS (DSC + SE + OH + FF) = \$ 73,967

DIRECT NONSALARY COSTS (DNSC)

Mileage for Site Visits	300	miles @ \$ 0.560	\$ 168
GPS Equipment	8	hours @ \$ 29.51	\$ 236
			\$ -

TOTAL REIMBURSABLE EXPENSES (DNSC) = \$ 404

TOTAL SUBCONSULTANTS FEE (DSC + SE + OH + FF + DNSC) = \$ 74,372

SUBS

none	\$	-
	TOTAL SUBS COSTS = \$	-

TOTAL AUTHORIZED AMOUNT = \$ 74,372

RHD 8/14/2014

File: Supp/10-CID-WB-RR-&Bridges-Fee-8-21-14.xlsx JUB Hours

EXHIBIT G-1 - PROJECT FEE DETERMINATION
Hanson

8/26/2014
PHASE 2A

DIRECT SALARY COSTS (DSC) for Hanson

<u>Personnel</u>	<u>Hours</u>	<u>Rate (see note)</u>	<u>Cost</u>
1 Project Manager	24	X \$81.73	= \$ 1,962
2 Senior Bridge Engineer	0	X	= \$ -
3 Bridge Engineers	0	X	= \$ -
4 Civil Engineer	24	X \$56.00	= \$ 1,344
5 CAD Operator/Designer	0	X	= \$ -
6 Admin/Coord.	0	X	= \$ -
BERGER/ABAM Hours, Total	48	Subtotal Direct Salary Costs (DSC) =	\$ 3,306
		Salary Escalation =	\$ -
		Subtotal (DSC + SE) =	\$ 3,306
	Overhead (OH) 173.12%	of (DSC + SE) =	\$ 5,723
	Fixed Fee (FF) 32.00%	of (DSC + SE) =	\$ 1,058
TOTAL SALARY COSTS (DSC + SE + OH + FF) =			\$ 10,086

DIRECT NONSALARY COSTS (DNSC)

Mileage (IRS rate)	400 miles @	\$ 0.565	\$ 226
Per Diem	2 days @	\$ 160.00	\$ 320
Misc	1	\$ 120.00	\$ 120
Courier & Postage	packages @	1	\$ -
TOTAL REIMBURSABLE EXPENSES (DNSC) =			\$ 666

TOTAL HANSON FEE (DSC + SE + OH + FF + DNSC) =	\$ 10,752
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SUBCONSULTANTS (see Exhibit G) - PHASE 2A

XORAIL	\$ 8,000
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Subtotal	
TOTAL SUBCONSULTANT FEES =	\$ 8,000

TOTAL AUTHORIZED AMOUNT =	\$ 18,752
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CONTINGENCY FUND

MANAGEMENT RESERVE FOR OTHER UNANTICIPATED PROJECT ISSUES =

TOTAL CONTRACT AMOUNT =	\$ 18,752
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EXHIBIT G-1, PROJECT FEE DETERMINATION
Shannon and Wilson

8/26/2014
PHASE 2A

DIRECT SALARY COSTS (DSC) FOR SHANNON & WILSON

Task: Phase 2A

<u>Personnel</u>	<u>Hours</u>		<u>Rate (see note)</u>		<u>Cost</u>
1 Principal	24	X	\$ 76.74	= \$	1,842
2 Officer	0	X	\$ 66.21	= \$	-
3 Senior Associate	12	X	\$ 53.71	= \$	645
4 Senior Principal Engineer	60	X	\$ 43.16	= \$	2,589
5 Principal Engineer	0	X	\$ 41.12	= \$	-
6 Sr. Engineer	12	X	\$ 33.52	= \$	402
7 Engr./Geol./Hydro. III	0	X	\$ 28.91	= \$	-
8 Sr. Tech/Drafter	0	X	\$ 27.27	= \$	-
9 Admin/Clerical	8	X	\$ 20.19	= \$	162

Total Hours **116** Subtotal Direct Salary Costs (DSC) = \$ **5,639**

Salary Escalation = \$ -

Subtotal (DSC + SE) = \$ **5,639**

Overhead (OH) **193.40%** of (DSC + SE) = \$ **10,906**

Fixed Fee (FF) **32.00%** of (DSC + SE) = \$ **1,805**

TOTAL SALARY COSTS (DSC + SE + OH + FF) = \$ 18,350

DIRECT NONSALARY COSTS (DNSC)

Per Diem	2.5	days @	\$ 150.00	\$	375
Mileage - Meetings	560	miles @	\$ 0.560	\$	314
Rental Vehicle	2	days @	\$ 85.00	\$	170
Flight (r/t Pasco - SeaTac)	1	each	\$ 450.000	\$	450

TOTAL REIMBURSABLE EXPENSES (DNSC) = \$ 1,309

TOTAL SUBCONSULTANTS FEE (DSC + SE + OH + FF + DNSC) = \$ 19,659

SUBS

\$ -

TOTAL SUBS COSTS = \$ -

TOTAL AUTHORIZED AMOUNT = \$ 19,659

EXHIBIT G-1 PROJECT FEE DETERMINATION
West Consultants

8/26/2014
PHASE 2A

DIRECT SALARY COSTS (DSC) for West Consultants

Task: Phase 2A

<u>Personnel</u>	<u>Hours</u>		<u>Rate</u>		<u>Cost</u>
1 Vice President	2	X	\$71.05	= \$	142
2 Senior Engineer	12	X	\$43.94	= \$	527
3 Junior Engineer	12	X	\$32.36	= \$	388
4 GIS Technician	12	X	\$24.80	= \$	298
5 Project Admin/Clerical	1	X	\$19.97	= \$	20
<hr/>					
Total Hours	39		Subtotal Direct Salary Costs (DSC) =	\$	1,375
			Salary Escalation (SE) =	of DSC =	\$ -
			Subtotal (DSC + SE) =	\$	1,375
Overhead (OH)	174.43%		of (DSC + SE) =	\$	2,399
Fixed Fee (FF)	32%		of (DSC + SE) =	\$	440
<hr/>					
TOTAL SALARY COSTS (DSC + SE + OH + FF) = \$ 4,214					

DIRECT NONSALARY COSTS (DNSC)

Mileage	0	miles @ \$ 0.560	\$	-
Miscellaneous Expendables (photographs, equip rental, etc)			\$	-
<hr/>				
TOTAL REIMBURSABLE EXPENSES (DNSC) = \$ -				

TOTAL AUTHORIZED AMOUNT = \$ 4,214

EXHIBIT G-1, PROJECT FEE DETERMINATION
Widener and Associates

8/26/2014
PHASE 2A

Widener & Associates	Project Manager	Project Biologist		Task: Phase 2A
	Hours	Hours		
Design Assistance and Construction Coordination	32			
Total hours	32	0		
Summary	Hours	Rate	Cost	
Project Manager	32	\$154.00	\$4,928.00	
Project Biologist	0	\$86.80	\$0.00	
Total Labor				\$4,928.00
TOTAL ESTIMATED COST				\$4,928.00

Duportail Bridge - Contract History										
Date	Suppl. No.	Description	Add'l Time	Contract Completion Date	Add'l Funds	Additional Authorized Amount \$	Total Amount \$ Authorized	Management Reserve Funds (Used)	Management Reserve Fund \$	Maximum Amount Payable \$
2/6/08	-	Original Contract, Phase 1	-	2/28/09	-	\$ -	\$ 749,972	\$ -	\$ 30,028	\$ 780,000
6/6/08	-	Management Reserve Fund MRF1, Geotech Rock Borings	no	2/28/09	no	\$ 28,808	\$ 778,780	\$ (28,808)	\$ 1,220	\$ 780,000
2/2/09	#1	Time Extension	yes	6/30/09	no	\$ -	\$ 778,780		\$ 1,220	\$ 780,000
6/15/09	#2	Time Extension	yes	8/31/09	no	\$ -	\$ 778,780		\$ 1,220	\$ 780,000
8/5/09	#3	Add Phase 2A, PS&E	yes	6/30/10	yes	\$ 688,492	\$ 1,467,272		\$ 1,220	\$ 1,468,492
6/8/10	#4	Time Extension	yes	12/31/10	no	\$ -	\$ 1,467,272		\$ 1,220	\$ 1,468,492
12/1/10	#5	Time Extension	yes	12/31/11	no	\$ -	\$ 1,467,272		\$ 1,220	\$ 1,468,492
5/4/11	#6	Add the Environmental Assessment	yes	12/31/12	yes	\$ 165,866	\$ 1,633,138		\$ 1,220	\$ 1,634,358
7/9/12	#7	Extended EA & Right-of-Way Support	yes	6/30/13	yes	\$ 63,536	\$ 1,696,674	\$ 11,464	\$ 12,684	\$ 1,709,358
11/27/12		Management Reserve Fund MRF2, Environmental Work	no	6/30/13	no	\$ 12,684	\$ 1,709,358	\$ (12,684)	\$ -	\$ 1,709,358
2/22/13	#8	Finish the EA and Finalize the R/W Plans	yes	12/31/13	yes	\$ 228,523	\$ 1,937,881	\$ -	\$ -	\$ 1,937,881
3/24/13	-	Memorialize lower contract amount due to clerical error in Suppl #6 Max. Amount Payable	no	12/31/13	yes	\$ (1,220)	\$ 1,936,661	\$ -	\$ -	\$ 1,936,661
8/13/13	#9	JARPA Permits	yes	12/31/14	yes	\$ 22,582	\$ 1,959,243	\$ -	\$ -	\$ 1,959,243
8/26/14	#10	Constructibility of work bridge, finalize bridge geometry, CID Canal MOU, RR crossing petition	yes	12/31/15	yes	\$ 236,238	\$ 2,195,481	\$ -	\$ -	\$ 2,195,481



Council Agenda Coversheet

Council Date: 09/02/2014

Category: Consent Calendar

Agenda Item: C7

Key Element: Key 2 - Infrastructure & Facilities

Subject: RESOLUTION NO. 121-14, AWARD OF BID FOR THE LOGSTON BLVD CONSTRUCTION PROJECT

Department: Public Works

Ordinance/Resolution: 121-04

Reference:

Document Type: Contract/Agreement/Lease

Recommended Motion:

Approve Resolution No. 121-14, authorizing the City Manager to sign and execute a contract with Watts Construction, Inc. for the amount of \$428,598.86 for the Logston Blvd. Construction project, and authorizing staff to make the necessary budget adjustments to transfer available LRF funding from the Industrial Development fund to the Street and Utility Funds.

Summary:

This project is a component of the Revitalization Area for Industry, Science & Education (RAISE) program. Washington State approved the City's application to create the RAISE effective January 1, 2011, and allowed the City to use Local Revitalization Financing (LRF) to fund public infrastructure projects within the area.

The project will construct Logston Blvd. south from Battelle Blvd. a distance of 2,000 feet ending in a cul-de-sac just north of the existing City of Richland Horn Rapids Industrial Rail Spur. The scope of this project was developed to support development of the industrial rail loop track and properties adjacent to the Logston Blvd. corridor. The Public Works Department Engineering staff prepared the project design and contract documents.

Five bids were opened on August 25, 2014 with a low bid from Watts Construction, Inc. of \$428,597.86, and a high bid of \$565,678.85. The Engineer's Estimate for the project was \$400,597.11.

The Logston Blvd. project should be under construction in mid-September 2014 and be completed by the end of October 2014.

Fiscal Impact?

☒ Yes ☐ No

The project is fully funded and previously approved by Council with the 2014 Capital Improvement Plan, page 64. Total project costs including construction, 10% contingency, engineering by Public Works, striping and signage by Streets, is estimated to be \$500,000. Total available funding in the RAISE program is \$5,099,853.

Attachments:

- 1) RES 121-14 Awarding Bid - Logston Blvd Construction
- 2) Logston Blvd Construction - Bid Tab
- 3) Logston Blvd Construction - Vicinity Map

City Manager Approved:

ECM Admin
Aug 28, 15:58:03 GMT-0700 2014

RESOLUTION NO. 121-14

A RESOLUTION of the City of Richland authorizing the award of bid and execution of a construction contract to Watts Construction, Inc. for the Logston Boulevard Construction Project.

WHEREAS, the 2014–2030 Capital Improvement Plan includes a fully-funded project titled the Revitalization Area for Industry, Science and Education (RAISE); and

WHEREAS, the RAISE project includes several distinct component projects, among them the construction of Logston Blvd; and

WHEREAS, City staff has completed all project development and design work required to advance the project to construction; and

WHEREAS, City staff solicited bids in accordance with the City's purchasing policies, receiving and opening five bids on August 25, 2014; and

WHEREAS, Watts Construction, Inc. submitted the lowest responsible bid of the five received; and

WHEREAS, the project budget is adequate to complete the project using the lowest responsible bid; and

WHEREAS, it is in the City's best interest to proceed to complete the project in accordance with the Capital Improvement Plan, project design and the lowest responsible bid; and

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Richland authorizes the City Manager to:

1. Sign and execute the Logston Blvd construction contract with Watts Construction, Inc. in accordance with their bid received on August 25, 2014; and
2. Direct Public Works Department staff to administer the construction contract and execute change orders as required fulfilling the design intent of the contract within the constraints of the approved budget.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately.

ADOPTED by the City Council of the City of Richland at a regular meeting on the 2nd day of September, 2014.

DAVID W. ROSE
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

City of Richland

DATE BIDS OPENED: August 25, 2014	SB # 14-30
LOGSTON BLVD CONSTRUCTION	

				ENGINEER'S ESTIMATE		WATTS CNST INC KENNEWICK, WA		C & E TRENCHING PASCO, WA	
Item	Description	Qty	Unit	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
	SCHEDULE A - ROADWAY								
A1	Mobilization.	1	LS	\$17,016.00	17,016.00	18,175.00	18,175.00	9,561.38	9,561.38
A2	SPCC plan.	1	LS	500.00	500.00	175.00	175.00	426.81	426.81
	Roadway excavation including haul.	2,960	CY	4.50	13,320.00	3.65	10,804.00	5.57	16,487.20
A4	Common borrow including haul.	2,830	CY	6.00	16,980.00	5.00	14,150.00	8.30	23,489.00
A5	Embankment compaction.	4,800	CY	2.00	9,600.00	1.90	9,120.00	2.05	9,840.00
A6	HMA Cl. 1/2 in. Pg 64-28.	1,941	TON	72.00	139,752.00	83.90	162,849.90	85.54	166,033.14
A7	Soil residual herbicide.	8,405	SY	0.10	840.50	0.20	1,681.00	0.10	840.50
A8	Crushed surfacing top course.	626	CY	25.00	15,650.00	21.50	13,459.00	32.15	20,125.90
A9	Crushed surfacing base course.	2,253	CY	23.00	51,819.00	21.50	48,439.50	25.07	56,482.71
A10	Check dam.	159	LF	30.00	4,770.00	61.00	9,699.00	27.59	4,386.81
A11	Illumination system.	1	LS	67,200.00	67,200.00	66,720.00	66,720.00	74,649.72	74,649.72
A12	Adjust valve.	1	EA	300.00	300.00	125.00	125.00	518.86	518.86
A13	Adjust manhole.	3	EA	1,000.00	3,000.00	250.00	750.00	518.86	1,556.58
A14	Manhole precast section.	1	LS	500.00	500.00	2,335.00	2,335.00	655.06	655.06
A15	Site restoration.	1	LS	5,000.00	5,000.00	3,505.00	3,505.00	4,844.30	4,844.30
A16	Mulching.	1.4	AC	1,300.00	1,820.00	880.00	1,232.00	4,232.15	5,925.01
A17	Seeding, fertilizing and mulching.	1.4	AC	2,700.00	3,780.00	1,485.00	2,079.00	2,238.95	3,134.53
A18	Roadway surveying.	1	LS	3,000.00	3,000.00	11,832.00	11,832.00	8,778.31	8,778.31
A19	Project temporary traffic control.	1	LS	2,500.00	2,500.00	2,550.00	2,550.00	2,019.88	2,019.88

SCHEDULE A - ROADWAY SUBTOTAL

\$357,347.50

\$379,680.40

\$409,755.70

0% SALES TAX

-

-

-

SCHEDULE A - ROADWAY TOTAL

\$357,347.50

\$379,680.40

\$409,755.70

SCHEDULE B - WATER									
B1	Mobilization.	1	LS	\$1,902.00	1,902.00	3,840.00	3,840.00	751.31	751.31
B2	Ductile iron pipe for water main 6" diameter w/restrained joint.	51	LF	30.00	1,530.00	32.40	1,652.40	23.40	1,193.40
B3	Ductile iron pipe for water main 8" diameter.	30	LF	40.00	1,200.00	49.30	1,479.00	33.47	1,004.10
B4	Imported pipe zone bedding.	81	LF	1.00	81.00	5.15	417.15	1.36	110.16
B5	Imported pipe zone backfill.	81	LF	1.00	81.00	6.85	554.85	1.36	110.16
B6	Trench safety.	81	LF	1.00	81.00	1.00	81.00	3.56	288.36
B7	Connect to existing water main.	6	EA	500.00	3,000.00	755.00	4,530.00	178.48	1,070.88

				ENGINEER'S ESTIMATE		WATTS CNST INC KENNEWICK, WA		C & E TRENCHING PASCO, WA	
Item	Description	Qty	Unit	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
B8	Pipe coupling 8" SS.	1	EA	220.00	220.00	160.00	160.00	351.74	351.74
B9	Tapping sleeve 12" x 6", MJ x FL.	5	EA	1,500.00	7,500.00	810.00	4,050.00	954.67	4,773.35
B10	Plug MJ 6".	1	EA	160.00	160.00	95.00	95.00	259.34	259.34
B11	Plug MJ 8".	1	EA	180.00	180.00	190.00	190.00	284.75	284.75
B12	Gate valve 6", FL x MJ.	5	EA	800.00	4,000.00	795.00	3,975.00	864.46	4,322.30
B13	Hydrant assembly.	5	EA	2,800.00	14,000.00	2,975.00	14,875.00	3,140.94	15,704.70
B14	Move existing hydrant.	1	EA	1,200.00	1,200.00	1,650.00	1,650.00	496.27	496.27
B15	Adjust hydrant with new vertical pipe.	0	EA	-----	-----	-----	-----	-----	-----
B16	Bollard - fire hydrant.	12	EA	275.00	3,300.00	410.00	4,920.00	292.90	3,514.80
B17	Fire hydrant concrete pad.	6	EA	250.00	1,500.00	450.00	2,700.00	501.94	3,011.64
SCHEDULE B - WATER SUBTOTAL					\$39,935.00		\$45,169.40		\$37,247.26
8.3% SALES TAX					3,314.61		3,749.06		3,091.52
SCHEDULE B - WATER TOTAL					<u>\$43,249.61</u>		<u>\$48,918.46</u>		<u>\$40,338.78</u>
SCHEDULE A - ROADWAY					\$357,347.50		\$379,680.40		\$409,755.70
SCHEDULE B - WATER					43,249.61		48,918.46		40,338.78
GRAND TOTAL					<u><u>\$400,597.11</u></u>		<u><u>\$428,598.86</u></u>		<u><u>\$450,094.48</u></u>

City of Richland

DATE BIDS OPENED: August 25, 2014	SB # 14-30
LOGSTON BLVD CONSTRUCTION	

				CULBERT CNST INC PASCO, WA		GRANITE CNST CO PASCO, WA		STONECREEK LAND DESIGN & DEV LLC SPOKANE, WA	
Item	Description	Qty	Unit	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
	SCHEDULE A - ROADWAY								
A1	Mobilization.	1	LS	25,239.41	25,239.41	45,500.00	45,500.00	18,250.00	18,250.00
A2	SPCC plan.	1	LS	3,015.39	3,015.39	500.00	500.00	380.00	380.00
	Roadway excavation including haul.	2,960	CY	4.45	13,172.00	5.67	16,783.20	5.90	17,464.00
A4	Common borrow including haul.	2,830	CY	9.12	25,809.60	8.20	23,206.00	12.40	35,092.00
A5	Embankment compaction.	4,800	CY	0.81	3,888.00	2.22	10,656.00	3.50	16,800.00
A6	HMA Cl. 1/2 in. Pg 64-28.	1,941	TON	79.34	153,998.94	75.00	145,575.00	84.30	163,626.30
A7	Soil residual herbicide.	8,405	SY	0.16	1,344.80	0.10	840.50	0.14	1,176.70
A8	Crushed surfacing top course.	626	CY	33.84	21,183.84	45.45	28,451.70	44.00	27,544.00
A9	Crushed surfacing base course.	2,253	CY	29.79	67,116.87	27.90	62,858.70	35.15	79,192.95
A10	Check dam.	159	LF	32.15	5,111.85	30.82	4,900.38	19.80	3,148.20
A11	Illumination system.	1	LS	68,455.46	68,455.46	101,650.00	101,650.00	121,997.00	121,997.00
A12	Adjust valve.	1	EA	198.42	198.42	587.68	587.68	253.50	253.50
A13	Adjust manhole.	3	EA	339.99	1,019.97	587.68	1,763.04	285.70	857.10
A14	Manhole precast section.	1	LS	4,266.29	4,266.29	1,505.65	1,505.65	1,816.00	1,816.00
A15	Site restoration.	1	LS	9,185.15	9,185.15	3,675.00	3,675.00	6,340.00	6,340.00
A16	Mulching.	1.4	AC	1,305.43	1,827.60	1,935.00	2,709.00	1,375.80	1,926.12
A17	Seeding, fertilizing and mulching.	1.4	AC	2,145.10	3,003.14	1,105.00	1,547.00	2,409.30	3,373.02
A18	Roadway surveying.	1	LS	7,501.59	7,501.59	7,350.00	7,350.00	10,000.00	10,000.00
A19	Project temporary traffic control.	1	LS	1,529.78	1,529.78	3,345.00	3,345.00	1,014.00	1,014.00
SCHEDULE A - ROADWAY SUBTOTAL					\$416,868.10	\$463,403.85		\$510,250.89	
0% SALES TAX					-	-		-	
SCHEDULE A - ROADWAY TOTAL					\$416,868.10	\$463,403.85		\$510,250.89	
SCHEDULE B - WATER									
B1	Mobilization.	1	LS	1,146.11	1,146.11	769.14	769.14	3,924.00	3,924.00
B2	Ductile iron pipe for water main 6" diameter w/restrained joint.	51	LF	78.66	4,011.66	25.37	1,293.87	190.00	9,690.00
B3	Ductile iron pipe for water main 8" diameter.	30	LF	46.48	1,394.40	36.29	1,088.70	110.00	3,300.00
B4	Imported pipe zone bedding.	81	LF	-	-	1.48	119.88	3.76	304.56
B5	Imported pipe zone backfill.	81	LF	-	-	1.48	119.88	3.76	304.56
B6	Trench safety.	81	LF	-	-	3.87	313.47	0.01	0.81
B7	Connect to existing water main.	6	EA	684.63	4,107.78	193.54	1,161.24	287.45	1,724.70

				CULBERT CNST INC PASCO, WA		GRANITE CNST CO PASCO, WA		STONECREEK LAND DESIGN & DEV LLC SPOKANE, WA	
Item	Description	Qty	Unit	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
B8	Pipe coupling 8" SS.	1	EA	616.49	616.49	381.42	381.42	406.34	406.34
B9	Tapping sleeve 12" x 6", MJ x FL.	5	EA	1,038.24	5,191.20	1,035.21	5,176.05	960.35	4,801.75
B10	Plug MJ 6".	1	EA	556.02	556.02	281.22	281.22	238.00	238.00
B11	Plug MJ 8".	1	EA	174.99	174.99	308.06	308.06	290.00	290.00
B12	Gate valve 6", FL x MJ.	5	EA	1,017.37	5,086.85	937.39	4,686.95	1,032.50	5,162.50
B13	Hydrant assembly.	5	EA	2,595.89	12,979.45	3,468.54	17,342.70	2,930.00	14,650.00
B14	Move existing hydrant.	1	EA	1,049.37	1,049.37	763.13	763.13	1,125.00	1,125.00
B15	Adjust hydrant with new vertical pipe.	0	EA	—	—	—	—	—	—
B16	Bollard - fire hydrant.	12	EA	240.45	2,885.40	317.61	3,811.32	305.50	3,666.00
B17	Fire hydrant concrete pad.	6	EA	521.28	3,127.68	544.29	3,265.74	265.30	1,591.80
SCHEDULE B - WATER SUBTOTAL					\$42,327.40		\$40,882.77		\$51,180.02
8.3% SALES TAX					3,513.17		3,393.27		4,247.94
SCHEDULE B - WATER TOTAL					\$45,840.57		\$44,276.04		\$55,427.96
SCHEDULE A - ROADWAY					\$416,868.10		\$463,403.85		\$510,250.89
SCHEDULE B - WATER					45,840.57		44,276.04		55,427.96
GRAND TOTAL					\$462,708.68		\$507,679.89		\$565,678.85

City of Richland

2014 LOGSTON BLVD ROADWAY CONSTRUCTION

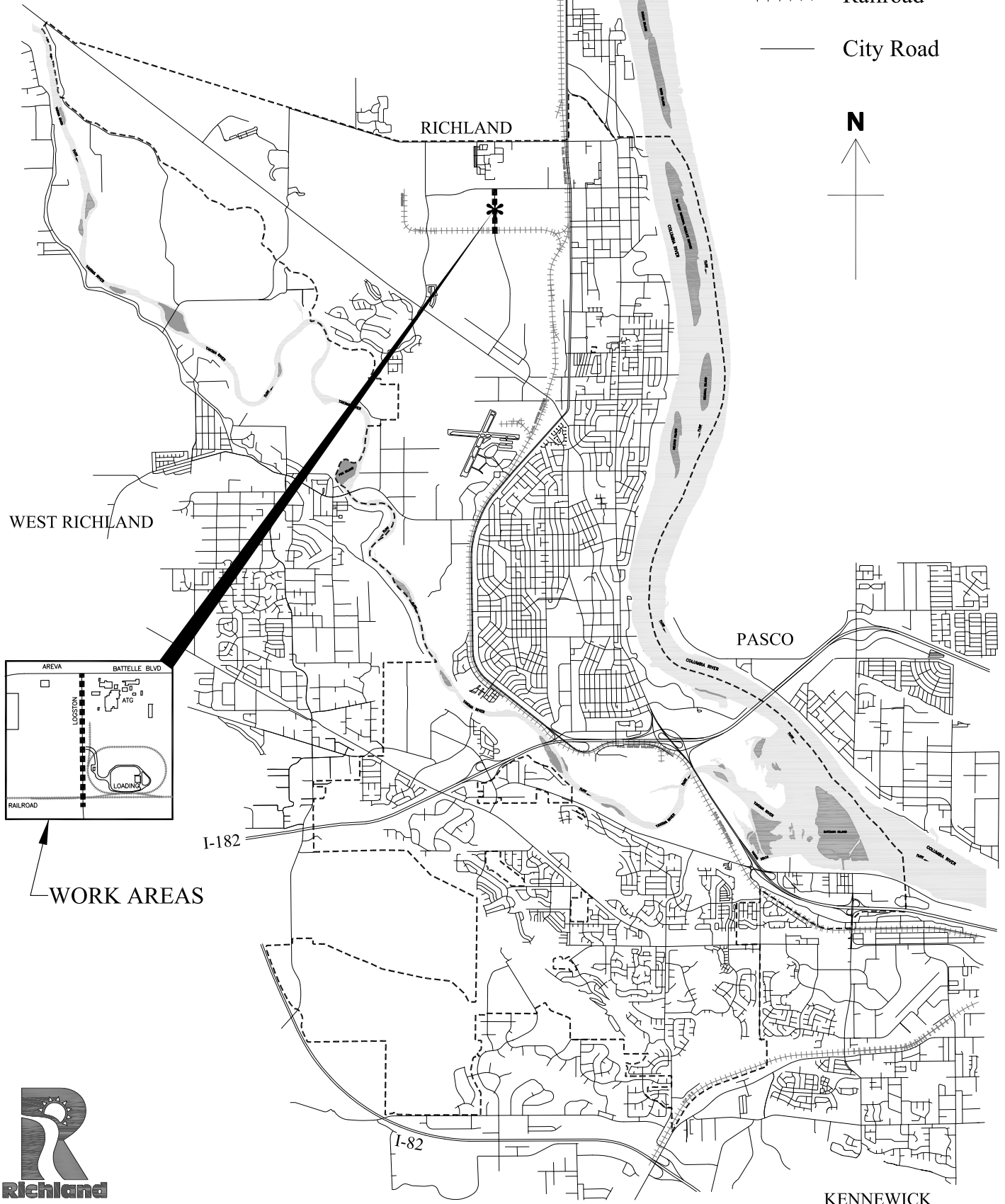
Legend

----- City Limits

+++++ Railroad

—— City Road

N



WORK AREAS



CAD DWG: 2014_LOGSTON_STREET_8x11.DWG
DATE: 06.02.2014
DRAWN BY: SC NYBY
SCALE: NONE

KENNEWICK



Council Agenda Coversheet

Council Date: 09/02/2014

Category: Consent Calendar

Agenda Item: C8

Key Element: Key 2 - Infrastructure & Facilities

Subject: RESOLUTION NO. 124-14, FIBER OPTIC LEASE AGREEMENT WITH BENTON PUBLIC UTILITY DISTRICT

Department: Assistant City Manager

Ordinance/Resolution: 124-14

Reference:

Document Type: Contract/Agreement/Lease

Recommended Motion:

Adopt Resolution No. 124-14, authorizing the City Manager to sign and take other actions as necessary to execute a Fiber Optic Cable Lease Agreement with Benton Public Utility District, and to make the necessary budget adjustments.

Summary:

The proposed Fiber Optic Cable Lease Agreement will allow Benton PUD to lease dark fibers from the City to serve the following locations:

- 1) Community First Bank located at 1060 Jadwin Avenue
- 2) T-Mobile located at 1921 Horn Rapids Road
- 3) Hampton Inn located at 486 Bradley Boulevard
- 4) Hotel Investors located at 1060 George Washington Way.

Fiscal Impact?

☒ Yes ☐ No

The expenses and revenues will occur in the Broadband Fund. The estimated cost of the build, based on a recent price quote, is \$74,460. Benton PUD will make a one-time up-front payment equal the actual cost of installation plus a \$1,000 connection fee, per location. In addition, the City will collect annual lease payments of \$1,200, per location. Over the five-year term of this agreement, the lease is expected to generate \$23,200 in net revenue after capital cost recovery and projected maintenance.

Attachments:

- 1) Proposed Resolution
- 2) Proposed Fiber Optic Cable Lease Agreement

City Manager Approved:

ECM Admin
Aug 28, 15:58:09 GMT-0700 2014

RESOLUTION NO. 124-14

A RESOLUTION of the City of Richland authorizing the execution of a Fiber Optic Cable Lease with Benton Public Utility District (Benton PUD).

WHEREAS, Benton PUD requests that the City of Richland construct fiber optic telecommunications cable to connect the following locations in the City of Richland:

- 1) Community First Bank located at 1060 Jadwin Avenue
- 2) T-Mobile located at 1921 Horn Rapids Road
- 3) Hampton Inn located at 486 Bradley Boulevard
- 4) Hotel Investors located at 1060 George Washington Way; and

WHEREAS, the City seeks to construct and subsequently lease these fiber optic telecommunication cables to NoaNet; and

WHEREAS, both parties receive mutual benefit by entering into a fiber lease agreement, and therefore wish to memorialize the terms of their relationship.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Richland authorizes the City Manager to sign and execute a Fiber Optic Cable Lease Agreement between the City and Benton PUD.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately.

ADOPTED by the City Council of the City of Richland at a regular meeting on the 2nd day of September, 2014.

DAVID W. ROSE
Mayor

ATTEST:

APPROVED AS TO FORM:

MARCIA HOPKINS
City Clerk

HEATHER KINTZLEY
City Attorney

LEASE AGREEMENT FOR FIBER OPTIC CABLE

This AGREEMENT is made and entered into this _____ day of _____, 2014, between the CITY OF RICHLAND, a Washington municipal corporation (the "City") and Benton Public Utility District, a Washington public utility district ("Benton PUD").

I. Recitals

WHEREAS, Benton PUD requests that the City construct fiber optic telecommunications cable to connect the following locations in the City of Richland:

1. Community First Bank located at 1060 Jadwin Avenue
2. T-Mobile located at 1921 Horn Rapids Road
3. Hampton Inn located at 486 Bradley Boulevard
4. Hotel Investors located at 1060 George Washington Way; and

WHEREAS, the City seeks to construct and subsequently lease these fiber optic telecommunication cables to Benton PUD; and

WHEREAS, both parties receive mutual benefit by entering into a fiber lease agreement, and therefore wish to memorialize the terms of their relationship.

NOW THEREFORE, it is mutually agreed as follows:

II. Agreement

1. FIBER LEASE

1.1 City will provide Benton PUD with fiber optic cable to the locations identified in Section 1.2 of this Agreement. The fiber will be spliced and terminated and allocated within the City's fiber optic backbone as provided in the schematic attached and incorporated herein as Exhibit A.

1.2 Locations include the following:

1. Community First Bank located at 1060 Jadwin Avenue
2. T-Mobile located at 1921 Horn Rapids Road
3. Hampton Inn located at 486 Bradley Boulevard
4. Hotel Investors located at 1060 George Washington Way; and

2. MAINTENANCE AND REPAIRS

2.1 City shall maintain the fibers leased by Benton PUD to a best level of effort service standard.

- 2.2 In order to facilitate timely restoration of service, City shall supply Benton PUD with an after-hours emergency contact number that Benton PUD can contact in case of an outage on the leased fibers.
- 2.3 During normal operating conditions, City shall acknowledge outage reports by Benton PUD on the leased fiber within two (2) hours.
- 2.4 During normal operating conditions, City will mobilize crews with qualifications required to complete restoration or repairs within four (4) hours after receiving notification from Benton PUD of a confirmed fiber cable-related disruption in service on the leased fibers.
- 2.5 Damage to any of the leased fiber optic cables shall be repaired as soon as possible.
- 2.6 Neither City nor Benton PUD shall be liable to the other for consequential damages suffered by the other party, or by any third party, as a result of damages or repairs to the leased cables, no matter what the cause of the interruption or damage.

3. PRINCIPAL CONTACTS

The following individuals have been identified by City and Benton PUD as Principal Contacts for this Agreement:

For Benton PUD

Rich Nall
Benton PUD
P.O. Box 6270
Kennewick, WA 99336
(509) 582-2175

For City of Richland

Jon Amundson
City of Richland
P.O. Box 190
Richland, WA 99352
(509) 942-7380

4. TERM / CANCELLATION

- 4.1 This Agreement shall commence on the date listed above and shall continue, based on location, terminating at midnight on the third or fifth anniversary of the date the fiber was made available to Benton PUD for use (see Appendix A).
- 4.2 Either party may cancel this Agreement prior to its scheduled termination date by providing the other party with one (1) year's written notice of termination.
- 4.3 This Agreement may be renewed upon expiration. Price shall be re-negotiated at the time of renewal. Any extension of this Agreement shall not extend beyond August 28, 2020.

5. INSTALLATION AND LEASE PAYMENT

- 5.1 As a non-recurring cost, Benton PUD shall pay the City the actual cost of initial installation and set-up incurred by the City, in addition to a connection fee of one thousand dollars (\$1,000) per location. The current estimated cost that Benton PUD can expect to pay for the initial installation is seventy-eight thousand four hundred sixty

dollars (\$78,460). The City will notify Benton PUD if this amount will be exceeded by ten percent (10%) or more (see Appendix A).

- 5.2 In addition to the non-recurring costs identified in Section 5.1 above, Benton PUD shall also pay the City one hundred dollars (\$100) per month, per location, for a total of four hundred (\$100 x 4 locations = \$400) for the term of this Agreement. The monthly payments required under this section shall commence once the fiber optic cable is made available to Benton PUD.
- 5.3 If Benton PUD utilizes this fiber optic cable to provide wholesale internet service to a client other than the locations in Appendix A during the term of this Agreement, Benton PUD shall then pay the City an additional length fee per month for the remainder of this Agreement. The length fee shall be determined by multiplying the length of fiber pair between connection points by \$0.04.
- 5.4 Payment by Benton PUD shall be due within 30 days of invoice by the City.

6. MODIFICATION

- 6.1 No modification of this Agreement, including any extensions, shall be valid unless evidenced in writing and signed by both parties. No verbal agreement may supersede, replace or amend this section or any other provision of this Agreement.

7. INTEGRATION

- 7.1 This Agreement constitutes the final and complete integrated agreement between the parties concerning its subject matter. All other agreements or understandings, whether verbal or in writing, outside of this Agreement are hereby terminated.

8. ASSIGNMENT

- 8.1 Neither party to this Agreement shall transfer or assign any right or obligation hereunder without prior written consent of the other party. Any such transfer or assignment made without the required consent shall be null and void.

9. SEVERABILITY

- 9.1 Should any part, term or provision of this Agreement be determined to be invalid, the remainder of this Agreement shall not be affected, and it shall continue in full force and effect.

10. INDEMNIFICATION

- 10.1 Each of the parties to this Agreement shall protect, indemnify, and save harmless the other party, its officers, officials, employees, and agents, while acting within the scope of their employment as such, from any and all costs, claims, judgment, and/or awards of damages, arising out of, or in any way resulting from the other party's negligent acts or omissions. Neither party will be required to indemnify, defend, or save harmless the other party if the claim, suit, or action for injuries, death, or damages is caused by the sole negligence of the other party. Where such claims, suits, or actions result from

concurrent negligence of the parties, the indemnity provisions provided herein shall be valid and enforceable only to the extent of the party's own negligence. Each of the parties agree that its obligations under this subparagraph extend to any claim, demand, and/or cause of action brought by, or on behalf of, any of its employees or agents. For this purpose, each of the parties, by mutual negotiation, hereby waives, with respect to each of the other party only, any immunity that would otherwise be available against such claims under the Industrial Insurance provisions of Title 51 RCW. In the event that any of the parties or combination of the parties incurs any judgment, award, and/or cost arising therefrom, including attorneys' fees, to enforce the provisions of this Section, all such fees, expenses, and costs shall be recoverable from the responsible party or combination of the parties to the extent of that party's/those parties' culpability. This indemnification shall survive the termination of this Agreement.

11. CONTROLLING LAW AND VENUE

- 11.1 This Agreement is entered into under, and shall be controlled by, the laws of the State of Washington.
- 11.2 In the event that either party deems it necessary to institute legal action or proceeding to enforce any right or obligation under this Agreement, that action or proceeding shall be brought in the Superior Court for Benton County, Washington. All parties consent to personal jurisdiction in Benton County Superior Court.

12. NO PARTNERSHIP OR THIRD PARTY RIGHTS

- 12.1 This Agreement shall not be interpreted or construed to create an association, joint venture or partnership between the parties, or to impose any partnership obligations or liability upon either party.
- 12.2 This Agreement shall not be construed to create rights in or grant remedies to any third party as a beneficiary of this Agreement.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of the day and year first above written.

CITY OF RICHLAND

BENTON PUBLIC UTILITY DISTRICT

By: Cindy Johnson, ICMA-CM
Title: City Manager

By: Rick Dunn
Title: Senior Director Engineering & Power
Management

Approved as to Form:

Heather Kintzley, City Attorney

APPENDIX A

Customer	Address	Build Costs	Build Costs + NRC*	MRC**	Term
Community First Bank	1060 Jadwin Ave	\$26,988	\$27,988	\$100	5 year
T-Mobile	1921 Horn Rapids Rd	\$4,820	\$5,820	\$100	5 year
Hotel Investors	1060 GW Way	\$12,652	\$13,652	\$100	3 year
Hampton Inn	486 Bradley Blvd	\$30,000	\$31,000	\$100	3 year
Totals		\$74,460.00	\$78,460.00	\$400	

*NRC = Non-Recurring Cost

**MRC = Monthly Recurring Cost



Council Agenda Coversheet

Council Date: 09/02/2014

Category: Consent Calendar

Agenda Item: C9

Key Element: Key 1 - Financial Stability and Operational Effectiveness

Subject: 2014 BUDGET ADJUSTMENTS: CABLE COMMUNICATION FUND AND CABLE FRANCHISE NEGOTIATIONS

Department: Assistant City Manager

Ordinance/Resolution:

Reference:

Document Type: General Business Item

Recommended Motion:

Authorize staff to transfer Cable Communication Equipment Reserves of \$16,000 to the Cable Communications budget within the General Fund. Furthermore, authorize staff to transfer General Fund Reserves - Stabilization Fund of \$25,000 to be allocated for cable franchise negotiations and to further authorize staff to make necessary budget adjustments.

Summary:

Cable Communications proposes the purchase of a new Ross Video Character Generator and a DJI Phantom Elevated Camera System for the amount of \$16,000 from the existing cable capital equipment fund. There is currently \$36,986 in the 2014 dedicated capital equipment budget. Per cable franchise requirements, monies in this fund can only be used for purchase of cable related equipment.

The Ross Character Generator is a replacement for a failed graphics system. The current graphic system's motherboard has failed and it is unable to be repaired or replaced. This equipment is used to overlay graphics during meetings and other productions. This equipment was not part of the 2012 HD upgrade.

The Elevated Camera System is an HD aerial camera that will be used for production by cable staff as well as shared with Economic Development and others for high angle video and stills of sites. Examples would include high angle views of parking lot at Trailhead Park in relationship to on-street parking use. Video and stills of city owned land for Economic Development use. Or a high angle overview of street construction for CityView program, without getting in the way of construction equipment.

Furthermore, staff proposes a transfer of \$25,000 from General Fund Stabilization Reserves for the ongoing cable franchise renewal process. With the introduction of the formal renewal process and the likely prospect of negotiating with Comcast versus Charter, it is necessary to continue utilizing The Buske Group, LLC, for professional services.

Fiscal Impact?

☒ Yes ☐ No

As of August 15, 2014, the balance within the Cable Communication Equipment reserves is approximately \$36,986. These funds may only be used for capital cable communication improvements as established by our cable franchise. In the General Fund Reserves - Stabilization Fund there is a current balance of \$456,645.

Attachments:

City Manager Approved:

ECM Admin
Aug 28, 15:56:08 GMT-0700 2014



Council Agenda Coversheet

Council Date: 09/02/2014

Category: Consent Calendar

Agenda Item: C10

Key Element: Key 1 - Financial Stability and Operational Effectiveness

Subject: EXPENDITURES FROM AUGUST 11, 2014, TO AUGUST 22, 2014 IN THE AMOUNT OF \$4,014,899.24

Department: Administrative Services

Ordinance/Resolution:

Reference:

Document Type: General Business Item

Recommended Motion:

Approve the expenditures from August 11, 2014, to August 22, 2014, in the amount of \$4,014,899.24.

Summary:

Breakdown of Expenditures:

Check Nos.	214940 - 215314	1,449,607.83
Wire Nos.	5709 - 5715	395,789.70
Payroll Check Nos.	99546 - 99560	26,554.14
Payroll Wires/ACH	8634 - 8654	2,142,947.57
TOTAL		\$4,014,899.24

Fiscal Impact?

☒ Yes ☐ No

Total Disbursements: \$4,014,899.24.

Attachments:

- 1) Wire Transfers
- 2) Voucher Listing Report

City Manager Approved:

ECM Admin
Aug 28, 15:56:50 GMT-0700 2014

VOUCHER LISTING REPORT
SUMMARY OF WIRE TRANSFERS
AUGUST 11, 2014 - AUGUST 22, 2014

Payee	Wire Description	Amount
Claim Wires - Wire No. 5709 to 5715		
Conover	Section 125	2,627.31
Foster Pepper, PLLC	Bond Counsel - Fire Station #74	14,700.00
Public Financial Management, Inc.	Financial Advisor Services - Fire Station #74	15,749.08
Richland Golf Management Corporation	Col. Pt. Operating Reimb 07/14	148,610.99
Zenith Administrators/Matrix/Sedgwick	Insurance Claims	214,102.32
		<hr/>
	Total Claim Wire Transfers	\$ 395,789.70
Payroll Wires & Direct Deposits (ACH) - Wire No. 8634 to 8654		
Payroll Wires *see description below	Total Payroll Wire Transfers & Deposits	<hr/> \$ 2,142,947.57
Total Claim & Payroll Wires/ACH		<hr/> \$ 2,538,737.27 <hr/>

*Payroll Wires - transactions represent; employee payroll, payment of benefits, payroll taxes and other related payroll benefits.



City Of Richland

VL-1 Voucher Listing

From: 8/11/2014 To: 8/22/2014

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
FUND 001		GENERAL FUND			
Division:	000				
BEN FRANKLIN TRANSIT		20140281	214945	DIAL A RIDE TICKETS-JULY 2014	\$48.00
BENTON COUNTY TREASURER		JULY 2014-BCT	214946	CRIME VICTIMS COMP BCDC-JUL'14	\$1,169.49
JOHN L SCOTT REAL ESTATE		107078-002	215113	RETURN UNKNOWN PAYMENT	\$94.55
LOS GATOS GROUP LLC		BL REFUND	214996	REFUND BUSINESS LICENSE FEE	\$40.00
PERMIT REFUND		BR-14-01070	214990	504 STANLEY-REFUND PERMIT FEE	\$34.60
		CC-14-01480	215036	2013 SAINT-REFUND PERMIT FEE	\$612.00
		MI-14-01510	214984	518 DOUGLASS-REFUND PERMIT FEE	\$5.00
RECWARE REFUND		081114	215273	REFUND-UNABLE TO ATTEND	\$85.00
		081214	215214	REFUND-LOW ENROLLMENT	\$98.75
				REFUND DAMAGE DEPOSIT	\$425.00
				REFUND DAMAGE DEPOSIT	\$200.00
				REFUND-CANCELLED	\$5.00
				REFUND-LOW ENROLLMENT	\$79.00
			215246	REFUND-LOW ENROLLMENT	\$98.75
				REFUND-CANCELLED	\$5.00
				REFUND-LOW ENROLLMENT	\$79.00
				REFUND DAMAGE DEPOSIT	\$200.00
				REFUND DAMAGE DEPOSIT	\$425.00
			215268	REFUND-CANCELLED	\$5.00
				REFUND DAMAGE DEPOSIT	\$425.00
				REFUND DAMAGE DEPOSIT	\$200.00
				REFUND-LOW ENROLLMENT	\$79.00
				REFUND-LOW ENROLLMENT	\$98.75
			215269	REFUND-CANCELLED	\$5.00
				REFUND DAMAGE DEPOSIT	\$200.00
				REFUND-LOW ENROLLMENT	\$98.75
				REFUND DAMAGE DEPOSIT	\$425.00
				REFUND-LOW ENROLLMENT	\$79.00
			215280	REFUND-LOW ENROLLMENT	\$79.00
				REFUND-LOW ENROLLMENT	\$98.75
				REFUND DAMAGE DEPOSIT	\$200.00
				REFUND DAMAGE DEPOSIT	\$425.00
				REFUND-CANCELLED	\$5.00
			215307	REFUND DAMAGE DEPOSIT	\$200.00
				REFUND DAMAGE DEPOSIT	\$425.00
				REFUND-LOW ENROLLMENT	\$98.75
				REFUND-LOW ENROLLMENT	\$79.00
				REFUND-CANCELLED	\$5.00



City Of Richland

VL-1 Voucher Listing

From: 8/11/2014 To: 8/22/2014

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
RECWARE REFUND		081414	215224	REFUND DAMAGE DEPOSIT	\$455.00
WA STATE DEPARTMENT OF REVENUE		0304-2014-QTR2	215305	BL CREDIT CARD PROCESSING FEES	\$888.82
WASHINGTON STATE TREASURER		0714WS	215044	FINES&FOREFEITURES BC-JUL'14	\$52,557.63
				FINES&FOREFEITURES BC-JUL'14	\$1,642.50
WEBCHECK INC		4957	215185	WEBCHECK SRVCS JULY 2014	\$974.70
TOTAL ****					\$63,453.79
Division:	001	CITY COUNCIL			
PARADISE BOTTLED WATER CO		7/14-ATTORNEY	215007	BOTTLED WATER	\$8.70
CITY COUNCIL TOTAL ****					\$8.70
Division:	100	CITY MANAGER			
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$45.17
CITY MANAGER TOTAL ****					\$45.17
Division:	101	CITY CLERK			
CODE PUBLISHING INC		47177	214961	RMC SUPPLEMENT UPDATE #10-JULY	\$511.07
PARADISE BOTTLED WATER CO		7/14-ATTORNEY	215007	BOTTLED WATER	\$2.17
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$29.47
CITY CLERK TOTAL ****					\$542.71
Division:	102	CITY ATTORNEY			
BENTON COUNTY TREASURER		JULY 2014	215209	DISTRICT COURT/OPD COSTS-JULY	\$54,069.40
KENYON DISEND PLLC		181969	215254	NEW CINGULAR WIRELESS-JULY	\$121.10
		181970		FRONTIER COMM V COR-JULY	\$2,860.00
MENKE JACKSON LAW FIRM		7/14-065	215261	BARKER RANCH-JULY SRVCS	\$1,434.43
PARADISE BOTTLED WATER CO		7/14-ATTORNEY	215007	BOTTLED WATER	\$2.17
WEST PUBLISHING CORPORATION DBA		830046457	215308	INFORMATION CHARGES-JULY	\$2,158.27
XEROX CORPORATION		075327145	215313	W7855 BASE CHR/COPIES-JULY	\$22.58
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$46.88
CITY ATTORNEY TOTAL ****					\$60,714.83
Division:	110	ASSISTANT CITY MANAGER			
PARADISE BOTTLED WATER CO		7/14-ATTORNEY	215007	BOTTLED WATER	\$2.17
XEROX CORPORATION		075327145	215313	W7855 BASE CHR/COPIES-JULY	\$236.02
				W7855 BASE CHR/COPIES-JULY	\$22.58
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$30.84
ASSISTANT CITY MANAGER TOTAL ****					\$291.61
Division:	111	COMMUNICATIONS & MARKETING			
PARADISE BOTTLED WATER CO		COMMUNICATION MKT	215007	BOTTLED WATER FOR CITY FAIR	\$184.50
STONEWAY ELECTRIC SUPPLY		S100948621.001	215286	CIRCUIT BREAKER/CONNECTOR	\$85.03
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$0.26
				TELEPHONE CHRGS 7/23-8/22/14	\$11.41
				TELEPHONE CHRGS 7/23-8/22/14	\$22.58



City Of Richland

VL-1 Voucher Listing

From: 8/11/2014 To: 8/22/2014

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
COMMUNICATIONS & MARKETING TOTAL****					\$303.78
Division: 112 CABLE COMMUNICATIONS					
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$12.59
CABLE COMMUNICATIONS TOTAL****					\$12.59
Division: 113 HANFORD COMMUNITIES					
LUNDGREN, REGINA E		RCH-SB-355	215258	SPEAKERS BUREAU-JULY	\$320.00
PARADISE BOTTLED WATER CO		7/14-ATTORNEY	215007	BOTTLED WATER	\$1.09
XEROX CORPORATION		075327145	215313	W7855 BASE CHRG/COPIES-JULY	\$22.58
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$8.29
HANFORD COMMUNITIES TOTAL****					\$351.96
Division: 120 FIRE					
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$2,630.84
MUNICIPAL EMERGENCY SERVICES INC		00036099-SCN	215266	HYDRANT VALVE RETURNED	(\$636.77)
		00040237_SCN		RTRN 6 FLSHPNT FORRESTY HOSES	(\$558.56)
		00480896_SNV		6 FLASHPOINT FORRESTY HOSES	\$634.36
		00514969_SNV		FRONT RUBBER BUMPER	\$32.89
	P054194	00547308-SNV		ADJUST FOR TAX	(\$0.01)
	P054194			FREIGHT CHARGES	\$173.28
	P054194			BOOSTER HOSE, 1" X 1", 100'	\$794.22
	P054194			BOOSTER HOSE, 1" X 1", 50'	\$675.08
PARADISE BOTTLED WATER CO		7/14-FIRE ST 71	215271	BOTTLED WATER	\$107.92
		7/14-FIRE ST 72		BOTTLED WATER	\$65.54
		7/14-FIRE ST 73		BOTTLED WATER	\$60.97
RICHLAND ACE HARDWARE		42498	215019	DRIL BIT SET/POWER STRIP	\$49.79
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$166.12
FIRE TOTAL****					\$4,195.67
Division: 130 POLICE					
101 CLEANERS		7/14-9427360	215193	UNIFORM LAUNDRY SERVICES	\$649.19
ALPHA PARTS & SUPPLY INC DBA	P054005	12371	215198	PRTPANREFLB POLICE 4X14.4 SILV	\$77.98
	P054005			P-ZSCM2LT STRETCH WOVEN SUMMER	\$641.14
	P054005			SHT-P1SPILT SPLIT COLOR POLO S	\$277.25
	P054005			EMBNTAG NAME TAG	\$34.66
	P054005			SHIPPING	\$20.04
	P054005			ADJUST FOR TAX	(\$0.02)
AMERICAN MESSAGING SERVICES LLC		W4100724OH	215056	PAGER RENTAL-AUGUST 2014	\$52.00
ANOVAWORKS		33396	215061	HEPATITIS A/B COMBO	\$157.00
BENTON COUNTY SHERIFF'S OFFICE		5/14-MED SUPPLIES	215208	MEDICAL SUPPLIES-MAY 2014	\$550.31
BLUMENTHAL UNIFORM CO	S015849	76197	214949	SHIRT POLO S/S BI/COMP NAVY	\$77.87
	S015849			SHIPPING	\$13.00
	S015849			ADJUST FOR TAX	(\$0.01)



City Of Richland

VL-1 Voucher Listing

From: 8/11/2014 To: 8/22/2014

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
CANON SOLUTIONS AMERICA INC		741447	215069	W3512 COPIES	\$21.49
		741450		W3512 COPIES	\$12.02
		741451		W3512 COPIES	\$7.07
		741555		W5520 BLK/COLOR COPIES	\$536.73
CHARTER COMMUNICATIONS		7/14-0309703POL	215071	RPD INTERNET SRVC 7/29-8/28	\$60.35
CITY OF RICHLAND		14-332 BICKFORD	215075	ICAC TRNG/SEATTLE/BICKFORD	\$446.24
		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$3,718.18
COMPUCOM SYSTEMS INC	P054222	62368074	214967	Visio Pro 2013 SNGL MVL Part	\$337.56
FRONTIER	S015892	8/14-253-003-5792	215238	TELEPHONE CHARGES 8/7/14-9/6/1	\$640.02
GRAINGER	S015875	9506041566	215240	QUICK RELEASE KEY HOLDER ITEM	\$49.82
NORTH AMERICAN RESCUE LLC	P054208	IN158959	215004	#30-0057 TOURNIQUET HOLDER-BLK	\$326.50
	P054208			FREIGHT ESTIMATE	\$15.00
OXARC INC		R286235	215270	OXYGEN CYLINDER	\$7.59
RIVER CITY TOWING INC		13458	215279	TOW SERVICE	\$48.74
SAGE CONTROL ORDNANCE INC	P053798	11563	215281	BML37 37MM SAGE BOX MAGAZINE	\$1,695.00
	P053798			FREIGHT	\$29.00
TIM BUSH MOTOR COMPANY DBA		1084	215291	RPD VEHICLE WASHES-JULY	\$525.00
TLO LLC		7/14-204527	215292	RPD RECORDS SEARCH-JULY	\$110.00
VER STEEG, CARMEN K		080514	215178	NATL NIGHT OUT-ICE CREAM	\$411.68
VERIZON WIRELESS		9728929051	215179	DATA CHARGES 7/20-8/19/14	\$1,280.57
XEROX CORPORATION		074327156	215313	W7855 BASE CHRG/COPIES-JULY	\$530.34
		075327153		W7225 BASE CHRG/COPIES-JULY	\$173.26
		075327154		W7225 BASE CHRG/COPIES-JULY	\$194.20
		075327155		W7225 BASE CHRG/COPIES-JULY	\$189.80
		075327157		W7845 BASE CHRG/COPIES-JULY	\$209.38
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$6.25
				TELEPHONE CHRGS 7/23-8/22/14	\$280.67
POLICE TOTAL ****					\$14,412.87
Division:	210	ADMINISTRATIVE SERVICES			
PARADISE BOTTLED WATER CO		7/14-ADMIN SRVCS	215142	BOTTLED WATER	\$8.98
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$18.29
ADMINISTRATIVE SERVICES TOTAL ****					\$27.27
Division:	211	FINANCE			
COLLECTORSOLUTIONS INC		2014013	215076	MERCHANT SRVC CHRGS JULY 2014	\$23,749.12
COLUMBIA INDUSTRIES SUPPORT LLC		156120	215225	SHREDDING SRVCS- WO#175762	\$31.32
		156277		SHREDDING SRVCS- WO #175771	\$10.44
PARADISE BOTTLED WATER CO		7/14-ADMIN SRVCS	215142	BOTTLED WATER	\$17.97
				BOTTLED WATER	\$42.15
POSTMASTER		PERMIT 153-8/15	215272	POSTAGE 7/25-8/15/14	\$8,227.77
REDSSON LTD		188107	215149	PORTAL SERVICE LOACTES-JULY	\$258.00



City Of Richland

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From: 8/11/2014 To: 8/22/2014

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
RETAIL LOCKBOX INC		1407 4812	215150	UB PYMT PROCESSING-JULY 2014	\$2,318.65
XEROX CORPORATION		075327158	215313	W7855 BASE CHRG/COPIES-JULY	\$299.59
		075327159		W7225 BASE CHRG/COPIES-JULY	\$160.24
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$58.31
				TELEPHONE CHRGS 7/23-8/22/14	\$121.32
				TELEPHONE CHRGS 7/23-8/22/14	\$0.21
FINANCE TOTAL ****					\$35,295.09
Division:	212	PURCHASING			
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$842.10
XEROX CORPORATION	S015763	075327160	215313	COLOR COPY CHARGE	\$19.70
	S015763			BLACK PRINT COPY CHARGE	\$22.36
	S015763			XEROX 7845 COPIER MONTHLY LEAS	\$205.12
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$54.69
				TELEPHONE CHRGS 7/23-8/22/14	\$39.57
PURCHASING TOTAL ****					\$1,183.54
Division:	213	INFORMATION TECHNOLOGY			
AVTECH SOFTWARE INC	P054198	M014062859	214943	AVTECH MAINTENANCE SUPPORT &	\$125.00
CASELLE INC	P053512	59313	214954	CONTRACT SUPPORT & MNTNC FOR 2	\$169.33
CERIUM NETWORKS INC	P054124	040919	215216	SHIPPING	\$20.04
	P054124			Cisco 1262 WAP Project #CERQ55	\$915.97
COLUMBIA INDUSTRIES SUPPORT LLC	P054274	156820	215225	110 Hard Drives To Destroy	\$545.00
GARRETT ELECTRIC	P054262	14-087	214981	3 HOURS LABOR FOR GENERATOR	\$227.43
HEWLETT PACKARD COMPANY	P054206	54609507	215243	HP 300GB 6G SAS 15K rpm SFF SC	\$1,230.95
	P054206	54664975		HP 8GB Single Rank x4 PC3-1490	\$695.72
MID COLUMBIA ENGINEERING INC	P053520	ST006673	215000	RICH AUSTILL, AS400 MNTNC SERV	\$286.00
PARADISE BOTTLED WATER CO		7/14-SHOPS	215142	BOTTLED WATER	\$28.45
XEROX CORPORATION		075327150	215313	W7855 BASE CHRG/COPIES-JULY	\$72.05
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$228.36
ZAYO GROUP HOLDINGS INC DBA	P053571	8/2014-008113	215052	INTERNET ACCESS CHARGES, ANNUA	\$757.49
INFORMATION TECHNOLOGY TOTAL ****					\$5,301.79
Division:	220	HUMAN RESOURCES			
ANOVAWORKS		32446	215061	DS-NIDA COMPLETE	\$57.00
		32450		DS-NIDA COMPLETE	\$57.00
		32575		DS-BREATH ALCOHOL/NIDA COMPLET	\$79.00
		33133		PRE EMPLOYMENT MEDICALS	\$518.00
		33298		DS-BREATH ALCOHOL	\$70.50
				PRE EMPLOYMENT MEDICAL	\$208.00
		33371		DS-NIDA COMLETE	\$557.00
		33413		DS-NIDA/BREATH COMPLETE	\$193.00
		33518		PRE EMPLOYMENT MEDICALS	\$1,694.00



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
ANOVAWORKS		33654	215061	PRE EMPLOYMENT MEDICAL	\$124.00
		33814		PRE EMPLOYMENT MEDICAL	\$1,111.00
CANON SOLUTIONS AMERICA INC		781642	215069	N3245 BASE CHRGS/COPIES	\$224.10
DEPARTMENT OF LABOR & INDUSTRIES		70025900-2014	215228	RIGHT TO KNOW 2014 ASSESS FEE	\$1,150.00
MOON, TAE-IM PHD		SC15343-7/24	215265	PSYCH EVALUATION DOS 7/24/14	\$700.00
		SC15343-7/26		PSYCH EVALUATION DOS 7/26/14	\$700.00
		SC15343-7/28		PSYCH EVALUATION DOS 7/28/14	\$700.00
		SC15343-7/31		PSYCH EVALUATION DOS 7/31/14	\$700.00
PARADISE BOTTLED WATER CO		7/14-SHOPS	215142	BOTTLED WATER	\$28.45
TALENT WISE INC		91727334	215289	BACKGROUND CHECKS-JULY	\$447.66
WASHINGTON STATE PATROL		I14009692	215183	BACKGROUND CHECKS-JUNE 2014	\$10.00
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$65.93
HUMAN RESOURCES TOTAL ****					\$9,394.64
Division:	300	COMMUNITY &DEVELOPMENT SERVICE			
PARADISE BOTTLED WATER CO		7/14-ATTORNEY	215007	BOTTLED WATER	\$2.17
XEROX CORPORATION		075327145	215313	W7855 BASE CHR/COPIES-JULY	\$22.58
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$18.53
COMMUNITY &DEVELOPMENT SERVICE TOTAL ****					\$43.28
Division:	301	DEVELOPMENT SERVICES			
ABADAN INC		CNIN087764	214940	XEROX 6605 MAINT 7/23-8/22/14	\$80.91
MID COLUMBIA ENGINEERING INC	P054016	ST006674	215000	MCE CONTRACT: SHAUN SCHLUTER	\$1,624.00
	P054016	ST006687	215262	MCE CONTRACT: SHAUN SCHLUTER	\$1,624.00
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$102.29
				TELEPHONE CHRGS 7/23-8/22/14	\$18.58
DEVELOPMENT SERVICES TOTAL ****					\$3,449.78
Division:	302	REDEVELOPMENT			
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$18.23
				TELEPHONE CHRGS 7/23-8/22/14	\$5.65
REDEVELOPMENT TOTAL ****					\$23.88
Division:	331	PARKS & REC - RECREATION			
MEHLENBCHER, JENNA		072714	214999	MEHLENBACHER-1ST AID GLOVES	\$15.15
MID COLUMBIA ENGINEERING INC	P053647	ST006686	215262	RP2 FITNESS INSTRUCTOR	\$1,024.72
OXARC INC		R285969	215270	HELIUM CYLINDER	\$7.59
RICHLAND ACE HARDWARE		42671	215019	FASTENERS	\$0.76
SCOTT, TAIFEI		SC13-054/JUL 2014	215024	ZUMBA INSTRUCTOR-JULY 2014	\$47.25
TREASURE VALLEY COFFEE CO		100839	215294	RCC COFFEE DELIVERY	\$102.67
URM STORES INC		C30831259	215302	BLEACH	\$14.07
				COFFEE CREAMER/SUGAR/STIRRERS	\$68.28
WASTE MANAGEMENT		0090361-1819-9	215306	POL SRVCS-HORN RAPIDS PARK	\$161.93



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
XEROX CORPORATION		075327144	215313	W7855 BASE CHRG/COPIES-JULY	\$231.35
				W7855 BASE CHRG/COPIES-JULY	\$130.79
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$5.65
				TELEPHONE CHRGS 7/23-8/22/14	\$33.88
				TELEPHONE CHRGS 7/23-8/22/14	\$87.77
PARKS & REC - RECREATION TOTAL****					\$1,931.86
Division:	335	PARKS & REC - PARKS&FACILITIES			
AIREFCO INC		3288127	214942	FAN MOTOR/CAPACITOR	\$764.65
		3290115		FAN MOTOR	\$675.75
		3290884		COGGED BELTS	\$15.38
		3295846	215197	HOSE SET/VC VALVE/METER	\$219.21
		3296576		CONTACTOR/FAN & BLOWER PULLER	\$46.36
AMSAN		315620070	215057	DISH WASHING SOAP	\$114.82
APOLLO SHEET METAL INC		134073	215203	CHECK FAN MOTOR BEARINGS	\$185.19
BEAVER BARK & ROCK		631175	215205	CONCRETE	\$136.44
		631343	214944	SAND	\$30.30
		633571	215064	SHREDDED BARK	\$80.10
		634510		SAND	\$60.60
		634516		SAND	\$60.60
		634521		SAND	\$60.60
CASCADE FIRE PROTECTION		5852	215070	REPAIR UG WTR SUPPLY CP DOCK	\$853.41
CENTRAL HOSE & FITTINGS INC		392114	214956	BRASS GARDEN HOSE UNIONS	\$41.96
		392309		VINYL TUBING	\$1.44
CITY OF RICHLAND		7/14-24	215220	#24 LANDFILL FEES 6/1-7/31/14	\$3,847.08
		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$770.00
				CITY UTILITY BILLS/JUL 2014	\$854.95
				CITY UTILITY BILLS/JUL 2014	\$836.30
				CITY UTILITY BILLS/JUL 2014	\$857.98
				CITY UTILITY BILLS/JUL 2014	\$565.15
				CITY UTILITY BILLS/JUL 2014	\$446.64
				CITY UTILITY BILLS/JUL 2014	\$465.00
				CITY UTILITY BILLS/JUL 2014	\$466.90
				CITY UTILITY BILLS/JUL 2014	\$471.75
				CITY UTILITY BILLS/JUL 2014	\$483.34
				CITY UTILITY BILLS/JUL 2014	\$485.10
				CITY UTILITY BILLS/JUL 2014	\$488.35
				CITY UTILITY BILLS/JUL 2014	\$764.33
				CITY UTILITY BILLS/JUL 2014	\$539.85
				CITY UTILITY BILLS/JUL 2014	\$16,830.15
				CITY UTILITY BILLS/JUL 2014	\$639.61
				CITY UTILITY BILLS/JUL 2014	\$676.67



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$719.00
				CITY UTILITY BILLS/JUL 2014	\$728.35
				CITY UTILITY BILLS/JUL 2014	\$738.11
				CITY UTILITY BILLS/JUL 2014	\$745.35
				CITY UTILITY BILLS/JUL 2014	\$978.25
				CITY UTILITY BILLS/JUL 2014	\$748.93
				CITY UTILITY BILLS/JUL 2014	\$503.71
				CITY UTILITY BILLS/JUL 2014	\$1,336.30
				CITY UTILITY BILLS/JUL 2014	\$2,068.20
				CITY UTILITY BILLS/JUL 2014	\$1,973.25
				CITY UTILITY BILLS/JUL 2014	\$1,208.44
				CITY UTILITY BILLS/JUL 2014	\$1,226.45
				CITY UTILITY BILLS/JUL 2014	\$1,254.39
				CITY UTILITY BILLS/JUL 2014	\$1,836.40
				CITY UTILITY BILLS/JUL 2014	\$860.10
				CITY UTILITY BILLS/JUL 2014	\$1,309.98
				CITY UTILITY BILLS/JUL 2014	\$1,125.51
				CITY UTILITY BILLS/JUL 2014	\$1,507.20
				CITY UTILITY BILLS/JUL 2014	\$1,521.98
				CITY UTILITY BILLS/JUL 2014	\$1,542.00
				CITY UTILITY BILLS/JUL 2014	\$1,643.15
				CITY UTILITY BILLS/JUL 2014	\$1,717.20
				CITY UTILITY BILLS/JUL 2014	\$1,801.80
				CITY UTILITY BILLS/JUL 2014	\$1,759.29
				CITY UTILITY BILLS/JUL 2014	\$1,282.75
				CITY UTILITY BILLS/JUL 2014	\$1,058.06
				CITY UTILITY BILLS/JUL 2014	\$5,286.30
				CITY UTILITY BILLS/JUL 2014	\$945.17
				CITY UTILITY BILLS/JUL 2014	\$1,765.60
				CITY UTILITY BILLS/JUL 2014	\$1,014.80
				CITY UTILITY BILLS/JUL 2014	\$4,746.75
				CITY UTILITY BILLS/JUL 2014	\$444.43
				CITY UTILITY BILLS/JUL 2014	\$4,294.34
				CITY UTILITY BILLS/JUL 2014	\$2,294.47
				CITY UTILITY BILLS/JUL 2014	\$1,050.99
				CITY UTILITY BILLS/JUL 2014	\$1,182.50
				CITY UTILITY BILLS/JUL 2014	\$1,073.52
				CITY UTILITY BILLS/JUL 2014	\$1,079.87
				CITY UTILITY BILLS/JUL 2014	\$1,085.40
				CITY UTILITY BILLS/JUL 2014	\$1,089.60
				CITY UTILITY BILLS/JUL 2014	\$2,737.07



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$1,123.60
				CITY UTILITY BILLS/JUL 2014	\$6,194.10
				CITY UTILITY BILLS/JUL 2014	\$3,297.87
				CITY UTILITY BILLS/JUL 2014	\$74.65
				CITY UTILITY BILLS/JUL 2014	\$110.24
				CITY UTILITY BILLS/JUL 2014	\$35.26
				CITY UTILITY BILLS/JUL 2014	\$35.88
				CITY UTILITY BILLS/JUL 2014	\$36.04
				CITY UTILITY BILLS/JUL 2014	\$39.95
				CITY UTILITY BILLS/JUL 2014	\$40.83
				CITY UTILITY BILLS/JUL 2014	\$44.55
				CITY UTILITY BILLS/JUL 2014	\$46.25
				CITY UTILITY BILLS/JUL 2014	\$48.80
				CITY UTILITY BILLS/JUL 2014	\$54.73
				CITY UTILITY BILLS/JUL 2014	\$62.40
				CITY UTILITY BILLS/JUL 2014	\$31.04
				CITY UTILITY BILLS/JUL 2014	\$73.16
				CITY UTILITY BILLS/JUL 2014	\$29.82
				CITY UTILITY BILLS/JUL 2014	\$77.78
				CITY UTILITY BILLS/JUL 2014	\$79.40
				CITY UTILITY BILLS/JUL 2014	\$82.44
				CITY UTILITY BILLS/JUL 2014	\$82.80
				CITY UTILITY BILLS/JUL 2014	\$82.99
				CITY UTILITY BILLS/JUL 2014	\$85.90
				CITY UTILITY BILLS/JUL 2014	\$86.10
				CITY UTILITY BILLS/JUL 2014	\$86.72
				CITY UTILITY BILLS/JUL 2014	\$95.00
				CITY UTILITY BILLS/JUL 2014	\$102.35
				CITY UTILITY BILLS/JUL 2014	\$104.05
				CITY UTILITY BILLS/JUL 2014	\$66.90
				CITY UTILITY BILLS/JUL 2014	\$18.75
				CITY UTILITY BILLS/JUL 2014	\$430.98
				CITY UTILITY BILLS/JUL 2014	\$926.79
				CITY UTILITY BILLS/JUL 2014	(\$269.15)
				CITY UTILITY BILLS/JUL 2014	\$0.25
				CITY UTILITY BILLS/JUL 2014	\$6.29
				CITY UTILITY BILLS/JUL 2014	\$9.60
				CITY UTILITY BILLS/JUL 2014	\$10.29
				CITY UTILITY BILLS/JUL 2014	\$11.28
				CITY UTILITY BILLS/JUL 2014	\$13.44
				CITY UTILITY BILLS/JUL 2014	\$15.61



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$16.28
				CITY UTILITY BILLS/JUL 2014	\$33.85
				CITY UTILITY BILLS/JUL 2014	\$18.43
				CITY UTILITY BILLS/JUL 2014	\$48.03
				CITY UTILITY BILLS/JUL 2014	\$19.44
				CITY UTILITY BILLS/JUL 2014	\$20.13
				CITY UTILITY BILLS/JUL 2014	\$22.60
				CITY UTILITY BILLS/JUL 2014	\$22.82
				CITY UTILITY BILLS/JUL 2014	\$23.13
				CITY UTILITY BILLS/JUL 2014	\$24.24
				CITY UTILITY BILLS/JUL 2014	\$25.00
				CITY UTILITY BILLS/JUL 2014	\$26.70
				CITY UTILITY BILLS/JUL 2014	\$27.16
				CITY UTILITY BILLS/JUL 2014	\$27.55
				CITY UTILITY BILLS/JUL 2014	\$28.93
				CITY UTILITY BILLS/JUL 2014	\$16.70
				CITY UTILITY BILLS/JUL 2014	\$318.65
				CITY UTILITY BILLS/JUL 2014	\$330.55
				CITY UTILITY BILLS/JUL 2014	\$203.32
				CITY UTILITY BILLS/JUL 2014	\$250.00
				CITY UTILITY BILLS/JUL 2014	\$204.48
				CITY UTILITY BILLS/JUL 2014	\$243.18
				CITY UTILITY BILLS/JUL 2014	\$205.60
				CITY UTILITY BILLS/JUL 2014	\$206.79
				CITY UTILITY BILLS/JUL 2014	\$324.68
				CITY UTILITY BILLS/JUL 2014	\$319.37
				CITY UTILITY BILLS/JUL 2014	\$368.75
				CITY UTILITY BILLS/JUL 2014	\$221.90
				CITY UTILITY BILLS/JUL 2014	\$324.94
				CITY UTILITY BILLS/JUL 2014	\$294.98
				CITY UTILITY BILLS/JUL 2014	\$293.15
				CITY UTILITY BILLS/JUL 2014	\$280.55
				CITY UTILITY BILLS/JUL 2014	\$265.10
				CITY UTILITY BILLS/JUL 2014	\$226.00
				CITY UTILITY BILLS/JUL 2014	\$253.59
				CITY UTILITY BILLS/JUL 2014	\$45.02
				CITY UTILITY BILLS/JUL 2014	\$242.30
				CITY UTILITY BILLS/JUL 2014	\$110.93
				CITY UTILITY BILLS/JUL 2014	\$219.10
				CITY UTILITY BILLS/JUL 2014	\$175.45
				CITY UTILITY BILLS/JUL 2014	\$112.25



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$115.23
				CITY UTILITY BILLS/JUL 2014	\$121.38
				CITY UTILITY BILLS/JUL 2014	\$416.65
				CITY UTILITY BILLS/JUL 2014	\$408.05
				CITY UTILITY BILLS/JUL 2014	\$129.87
				CITY UTILITY BILLS/JUL 2014	\$133.35
				CITY UTILITY BILLS/JUL 2014	\$137.80
				CITY UTILITY BILLS/JUL 2014	\$148.65
				CITY UTILITY BILLS/JUL 2014	\$162.17
				CITY UTILITY BILLS/JUL 2014	\$200.02
				CITY UTILITY BILLS/JUL 2014	\$183.10
				CITY UTILITY BILLS/JUL 2014	\$176.77
COLUMBIA RIGGING CORP		24542	214965	CABLE PULLER	\$263.68
EFC EQUIPMENT LLC		3286	215231	BRAKE ASSEMBLY	\$47.10
EWING IRRIGATION PRODUCTS INC		8422126	215098	VALVES/STAKING FLAGS	\$103.26
		8422127		STREET ELLS	\$22.69
FARMERS EXCHANGE		129278	214975	FEED HEAD	\$142.91
FASTENAL COMPANY		WARIC44861	214977	SOCKET BITS/CARRIAGE BOLTS	\$25.03
		WARIC44890		SAFETY EYEWEAR	\$34.89
		WARIC44891		CARRIAGE BOLTS/NUTS	\$25.81
FERGUSON ENTERPRISES INC		3032052	215237	WATER VENTS	\$193.48
	S015864	3036604	215100	HYDRAULIC URINAL VALVE, SLOAN	\$218.56
	S015864			FREIGHT	\$30.50
GENSCO INC		843416965	214982	CAPACITORS	\$9.55
		843420644		CAPACITORS	\$19.10
GRAINGER	S015875	9499766427	215240	TOILET PAPER ITEM #1PHJ1	\$383.40
HD FOWLER COMPANY INC	S015850	I3701109	215103	ADJUST SALES TAX	(\$0.01)
	S015850			FREIGHT	\$27.08
	S015850			2" IRRIGATION FILTER, EPOXY CO	\$3,267.63
	S015850			2" SCHEDULE 80 PVC UNION	\$36.24
	S015850			2" THREADED BRASS GATE VALVE	\$65.60
	S015850			2" PVC SWING CHECK VALVE	\$12.81
INTL SOCIETY OF ARBORICULTURE		9245/2014 DUES	215106	ISA RECERTIFICATION-ROJAS	\$100.00
IRRIGATION SPECIALISTS INC		1121875-0001-01	215248	PVC FITTINGS/FLANGES	\$698.28
		1121922-0001-01		GASKETS	\$23.26
		1122253-0001-01		PVC ELLS/NIPPLES	\$58.22
		1518003-0001-01		RETURN PVC PIPE	(\$92.30)
KENNEWICK INDUSTRIAL & ELECTRICAL SUPPLY		839585R	215253	RETURN RAINBIRD ROTORS	(\$149.02)
		844959	214995	GARBAGE DIPOSAL	\$92.73
		845221	215253	SOLENOID	\$50.77
		845558	214995	D WASHER ADAPTER/DRAIN CLEANER	\$62.00



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
KENNEWICK INDUSTRIAL & ELECTRICAL SUPPLY		846128	215253	RAINBIRD SOLENOID/PVC BUSHINGS	\$32.71
		846216	214995	FILTERS/PVC UNIONS	\$224.14
		846720	215253	RAINBIRD CONTROL VALVE	\$129.73
		846842		RAINBIRD SOLENOID	\$25.02
		850103		RAINBIRD DIAPHRAM ASSY'S	\$133.70
MCDONALD'S & ASSOCIATES INC		072914	215260	TOPSOIL DELIVERY	\$151.62
MITY-LITE INC		IN-553517	215263	3" CASTERS	\$23.80
MOON SECURITY SERVICES INC		721785	215264	BASIC FIRE MONITORING-AUGUST	\$297.00
OXARC INC		PSN0244	215005	CO2 BULK	\$271.34
		PSN5994	215270	CARBON DIOXIDE	\$74.73
		R286201		NITROGEN/OXYGEN CYLINDERS	\$186.90
		R286204		CO2 LIQUID	\$111.03
PLATT ELECTRIC SUPPLY INC		E553984	215146	SUPPORT CLIPS	\$115.17
		E583117		TEMP POWER OUTLET	\$46.57
POOL CARE PRODUCTS INC		113983	215013	SODA ASH	\$51.98
		114677		UMBRELLA HOLDERS/ACID	\$427.24
RICHLAND ACE HARDWARE		208009	215019	SPA FLEX HOSE	\$8.64
		208010		SCREWDRIVER/BIT SET	\$40.05
		208013		RAKE HANDLE/SQUEEGEE	\$27.23
		208014		AIR BLOW GUN/CONNECTOR SET	\$31.89
		208046		SPRAY PAINT	\$6.50
		208085	215152	SILICONE GREASE/FASTENERS	\$15.63
		208112		ROCKER SWITCH	\$8.65
		208116		SEAT CUSHION/TIE DOWN RATCHET	\$123.40
		41960	215278	RAKE	\$27.06
		42117		PLASTIC PAIL	\$6.49
		42281		PVC CAPS/LOCK EASE	\$19.57
		42327	215019	BASKETBALL NETS	\$14.06
		42357	215278	PVC COUPLES/BUSHINGS	\$79.31
		42427	215019	PVC ELBOWS	\$6.45
		42429		HOSE BIBS	\$23.80
		42447		BUG FOGGERS/DRAIN ACID	\$100.55
		42473		SPRAY PAINT	\$25.99
		42489		QWIK FIX COUPLING/PVC PIPE	\$24.30
		42494		RAKE	\$27.06
		42516		WASP SPRAY	\$21.09
		42544		BATTERIES	\$19.47
		42545		AIR TOLL OIL/WRENCH/RATCHET	\$121.81
		42550		ELBOWS/CONNECTORS	\$33.82
		42551		SPRAY PAINT	\$9.75
		42571		SIMPLE GREEN/MASKING TAPE	\$37.32



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From: 8/11/2014 To: 8/22/2014

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
RICHLAND ACE HARDWARE		42575	215019	TARP/RATCHET DRILL	\$47.62
		42584		DRYWALL SCREWS	\$7.57
		42597		BUG FOGGER	\$16.23
		42620	215152	PIPE/ELBOWS/POLY FILM	\$66.24
		42628		PVC CAPS/NIPPLES/COUPLES	\$29.20
		42638		PIPE TEES/HEX PLUG	\$37.85
		42713		WINDSHIELD WASH	\$3.24
		42729		DRAIN CLEANER	\$37.32
		42744		DRAIN CLEANER/CAULK	\$23.79
		42750		WINDSHIELD WASH	\$6.48
STONEWAY ELECTRIC SUPPLY		S100932938.001	215286	BALLAST	\$78.71
		S100933441.001		PANDUIT	\$36.54
		S100934803.001		POST BASE	\$31.45
		S100937009.001		LAMP HOLDERS	\$35.74
		S100945021.001		CONDUIT STRAPS	\$3.63
		S100946512.001		LIGHTBULBS	\$36.98
		S100953402.001		HEAVY DUTY SWITCH	\$16.02
TACOMA SCREW PRODUCTS INC		22099680	215030	HAMMER/SEAL PIPE/BRASS RODS	\$132.12
THE DRAIN SURGEON		31122	215172	JEFFERSON PARK-SNAKE MAIN	\$162.45
THE PERSONAL TOUCH CLEANING INC		46781	215290	JANITORIAL SRVCS-BLDG 100	\$2,334.54
		46782		JANITORIAL SRVCS-BLDG 200	\$692.83
		46783		JANITORIAL SRVCS-BLDG 300	\$559.83
		46819		JANITORIAL SRVCS-RCC	\$3,184.25
		46820		JANITORIAL SRVCS-LIBRARY	\$7,833.46
THE SHERWIN WILLIAMS CO		1733-9	215032	GLOSSY BLACK SPRAY PAINT	\$9.29
		1887-3		PAINT/TRAY LINERS/GLIDES	\$199.47
		3372-3		SEMI GLOSS PAINT/BRUSH	\$68.36
THERMAL SUPPLY INC		5702873	215173	HEAT COMPOUND	\$16.92
VEMCO INC	S015845	230135	215038	PRESSURE CONTROL #048445202	\$318.08
	S015845			WATER TEMP SENSOR #330419602	\$83.63
	S015845			FREIGHT	\$14.10
WA STATE DEPARTMENT OF ECOLOGY		2015-WAG994208	215042	WASTEWATER PERMIT ANNUAL FEE	\$496.00
WALLA WATER INC DBA		13044	215182	FS 71 INSTALL HOSES-LUBE DOORS	\$1,089.39
WASTE MANAGEMENT		0090358-1819-5	215306	POL SRVCS 301 GOETHALS	\$94.46
WILBUR ELLIS COMPANY		8276393	215310	HERBICIDES	\$1,617.02
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$89.08
PARKS & REC - PARKS&FACILITIES TOTAL ****					\$147,927.02
Division:	338	PARKS & REC - PROJECT ADMIN			
CITY OF RICHLAND		14-365 BRYANT	215221	RCO EVALUATIONS/OLYMPIA/BRYANT	\$163.00
WASHINGTON STATE TREASURER		0024120/2014	214972	PROF ENGINEER LICENSE-PINARD	\$116.00
XEROX CORPORATION		075327150	215313	W7855 BASE CHRG/COPIES-JULY	\$55.43



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
PARKS & REC - PROJECT ADMIN TOTAL****					\$334.43
Division:	900	NON-DEPARTMENTAL			
CASTLE HOSPITALITY INC		CIP 118-13	214955	CIP REIMBURSEMENT	\$9,753.23
CITY OF PASCO		M080114	215218	ANIMAL SHELTERING SRVCS-AUGUST	\$19,515.64
PURPLE STARFISH LLC		CIP 59-13	215014	CIP REIMBURSEMENT	\$10,000.00
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$39.50
NON-DEPARTMENTAL TOTAL ****					\$39,308.37
GENERAL FUND Total ***					\$388,554.63
FUND 101	CITY STREETS				
Division:	401	STREETS MAINTENANCE			
ALPINE PRODUCTS INC	S015853	TM-142199	215199	STREET MARKING PAINT, ENNIS	\$2,301.37
	S015853			STREET MARKING PAINT, ENNIS	\$4,602.75
	S015853			FREIGHT	\$105.59
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$78.84
				CITY UTILITY BILLS/JUL 2014	\$1,135.55
HERTZ EQUIPMENT RENTAL CORP		27549309-001	214991	PROPANE	\$90.74
		27552945-001		PROPANE	\$69.14
		27553105-001		PROPANE	\$116.67
		27554349-001		PROPANE	\$98.52
		27554917-001		PROPANE	\$56.18
RICHLAND ACE HARDWARE		42712	215019	MURIATIC ACID/POST LEVEL	\$16.76
STONEWAY ELECTRIC SUPPLY		S100941939.001	215286	PHOTO CONTROL	\$50.13
XEROX CORPORATION		075327150	215313	W7855 BASE CHRGS/COPIES-JULY	\$53.82
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$22.58
STREETS MAINTENANCE TOTAL****					\$8,798.64
Division:	402	ARTERIAL STREETS			
ALPINE PRODUCTS INC	S015853	TM-142199	215199	FREIGHT	\$35.20
	S015853			STREET MARKING PAINT, ENNIS	\$2,301.38
CASCADE TITLE COMPANY OF BENTON	P054304	00200241-010-PW	215213	STEVENS DRIVE EXTENSION - R-O-	\$6,622.31
	P054300	00200242-010-PW		STEVENS DRIVE EXTENSION - R-O-	\$12,204.31
	P054303	00200243-010-PW		STEVENS DRIVE EXTENSION - R-O-	\$8,703.31
	P054305	00200244-010-PW		STEVENS DRIVE EXTENSION - R-O-	\$1,403.31
GOODMAN & MEHLENBACHER ENTERPRISES INC	P052896	C83-13 RETAINAGE	214985	C/O 3B REMAINING OVERAGE OF	\$1,425.00
	P052896			STEVENS DR ELECTRICAL	\$5,284.62
	P052896			C/O #3 OVERAGE OF CONTRACT	\$69.75
HERTZ EQUIPMENT RENTAL CORP		27558323-001	214991	PROPANE	\$56.18
JUB ENGINEERS INC	P054108	88817	215252	QUEENSGATE DRIVE CORRIDOR	\$7,672.50
RAY POLAND & SONS INC	P054112	C95-14/PYMT 1	215016	RESEARCH DISTRICT SIDEWALK -#9	\$50,810.39
	P054112	C95-14/PYMT 2	215274	RESEARCH DISTRICT SIDEWALK -#9	\$59,121.10



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
REESE CONCRETE PRODUCTS MFG		53237	215275	MONUMENT MARKERS	\$400.71
TRAFFIC SAFETY SUPPLY CO INC	S015846	986230	215035	30' PREMARK THERMAL TAPE, WHIT	\$8,964.64
	S015846			FREIGHT	\$363.53
ARTERIAL STREETS TOTAL ****					\$165,438.24
CITY STREETS Total ***					\$174,236.88
FUND 110	LIBRARY				
Division:	303	LIBRARY			
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$4,502.26
FRONTIER	S015892	8/14-509-943-3152	215238	TELEPHONE CHARGES 8/4/14-9/3/1	\$353.03
SECRETARY OF STATE		00004184	215284	K20 NETWORK ISP 2ND QTR 2014	\$225.76
UNIQUE MANAGEMENT SERVICES INC		260252	215299	LIBRARY COLLECTIONS-JULY 2014	\$152.15
XEROX CORPORATION		701775473	215313	W5225 BASE CHRGS/PRINTS-JUNE	\$606.30
		701775474		W5225 BASE CHRGS/PRINTS-JUNE	\$382.31
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$137.54
LIBRARY TOTAL ****					\$6,359.35
LIBRARY Total ***					\$6,359.35
FUND 111	PARK RESERVE FUND				
Division:	304	PARK RESERVE			
SUNDANCE RIDGE HOMEOWNERS ASSOCIATION	P054215	C103-14	215029	PARK PARTNERSHIP PROGRAM FUNDI	\$4,040.00
PARK RESERVE TOTAL ****					\$4,040.00
PARK RESERVE FUND Total ***					\$4,040.00
FUND 112	INDUSTRIAL DEVELOPMENT FUND				
Division:	305	ECONOMIC DEVELOPMENT			
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$407.07
INTERNATIONAL ECONOMIC DEVELOPMENT COUNCIL		272479	215247	IEDC DUES-MOORE 10/2014-9/2015	\$165.00
PARADISE BOTTLED WATER CO		7/14-ATTORNEY	215007	BOTTLED WATER	\$3.26
TRIDEC		1130	215297	C69-14-RECRUITMENT FEE-AUGUST	\$3,000.00
XEROX CORPORATION		075327145	215313	W7855 BASE CHRGS/COPIES-JULY	\$22.58
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$25.14
ECONOMIC DEVELOPMENT TOTAL ****					\$3,623.05
Division:	306	ECONOMIC DEVELOPMENT PROJECTS			
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$37.30
HDR ENGINEERING INC		00416729 H	215104	C14-009 HR TRACK E/C SUPPORT	\$1,091.24
ECONOMIC DEVELOPMENT PROJECTS TOTAL ****					\$1,128.54
INDUSTRIAL DEVELOPMENT FUND Total ***					\$4,751.59



Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
FUND 113		I-NET			
Division:	202	CABLE COMMUNICATIONS/I-NET			
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$202.24
CABLE COMMUNICATIONS/I-NET TOTAL ****					\$202.24
I-NET Total ***					\$202.24
FUND 150		HOTEL/MOTEL FUND			
Division:	307	HOTEL/MOTEL TAX			
COLUMBIA BASIN BMX		140	214963	C13-13 SS DISPENSERS	\$422.37
		141		C13-13 GREASE HOOD COVER	\$6,064.80
		142		C13-13 FIRE SYSTEM	\$1,749.05
		143		C13-13 INSULATION	\$981.20
HOTEL/MOTEL TAX TOTAL ****					\$9,217.42
HOTEL/MOTEL FUND Total ***					\$9,217.42
FUND 153		COMMUNITY DEV BLOCK GRANT			
Division:	308	CDBG PROGRAM			
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$5.92
				TELEPHONE CHRGS 7/23-8/22/14	\$5.65
CDBG PROGRAM TOTAL ****					\$11.57
COMMUNITY DEV BLOCK GRANT Total ***					\$11.57
FUND 154		HOME FUND			
Division:	309	HOME PROGRAM			
CITY OF KENNEWICK		081314	215217	HOME DPA 4/1-7/31/14	\$111,395.38
				HOME ADMIN FEE 4/1-7/31/14	\$162.17
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$5.92
HOME PROGRAM TOTAL ****					\$111,563.47
HOME FUND Total ***					\$111,563.47
FUND 217		FIRE STATION 74 BONDS			
Division:	976	FIRE STATION 74 DEBT SERVICE			
THE BANK OF NEW YORK MELLON		111-1612647	215170	RICLTGO14 ADMIN FEE	\$102.50
FIRE STATION 74 DEBT SERVICE TOTAL ****					\$102.50
FIRE STATION 74 BONDS Total ***					\$102.50
FUND 317		FIRE STATION 74 CONSTRUCTION			
Division:	900	NON-DEPARTMENTAL			
FEDERAL EXPRESS CORP		2-734-97551	215236	LTGO BONDS-SHIPPING	\$6.28



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
STANDARD & POOR'S FINANCIAL SERVICES LLC		10349802	215162	LTGO BONDS ANALYTICAL SRVCS	\$7,275.00
NON-DEPARTMENTAL TOTAL ****					\$7,281.28
FIRE STATION 74 CONSTRUCTION Total ***					\$7,281.28
FUND 380	PARK PROJECT CONSTRUCTION				
Division:	337	PARKS & REC PROJECTS			
FAST SIGNS		139-49411	215233	4 LAMINATED PANEL SIGNS	\$2,818.60
PARKS & REC PROJECTS TOTAL ****					\$2,818.60
PARK PROJECT CONSTRUCTION Total ***					\$2,818.60
FUND 401	ELECTRIC UTILITY FUND				
Division:	000				
GRAYBAR ELECTRIC CO INC	P053981	973797074	214986	TERMINAL, XFMR 6 COND 500-2,	\$656.56
HD SUPPLY POWER SOLUTIONS LTD	P053997	2558920-00	214988	SWITCH,900A, S & C OMNI-RUPTER	\$11,750.55
WESCO DISTRIBUTION INC	P053996	546077	215046	CUTOUT/ARRESTER BRACKET 48"L	\$1,571.76
TOTAL ****					\$13,978.87
Division:	501	BUSINESS SERVICES			
CITY OF RICHLAND		14-277 LARKIN	214959	NRU-RMC MTGS/PORTLAND/LARKIN	\$400.09
		14-278 HAMMOND	215075	NRU/PPC MTGS-PORTLAND/HAMMOND	\$539.14
		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$542.69
EDGEMON, SANDI		14-335 EDGEMON	214973	PPC MTG/PORTLAND/EDGEMON	\$185.36
FEDERAL EXPRESS CORP		2-734-97551	215236	FORM 8038CP-SHIPPING	\$7.65
VERIZON WIRELESS	P053490	9728880882	215039	WIRELESS DATACARD- R. HAMMOND	\$40.01
XEROX CORPORATION		075327150	215313	W7855 BASE CHRGS/COPIES-JULY	\$67.00
	P054187	075327151		XEROX LEASES FOR 2014:	\$271.00
	P054187	075327152		XEROX LEASES FOR 2014:	\$353.37
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$50.20
BUSINESS SERVICES TOTAL ****					\$2,456.51
Division:	502	ELECTRICAL ENGINEERING			
ABADAN INC		CNIN087764	214940	XEROX 6605 MAINT 7/23-8/22/14	\$20.23
CITY OF RICHLAND		14-356 SCHENNUM	215221	TRANSFORMER SEMINAR/SCHENNUM	\$300.60
SCHENNUM, RHONDA		14-356	215283	TRANSFORMER SEM/FUEL/SCHENNUM	\$37.87
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$94.30
ELECTRICAL ENGINEERING TOTAL ****					\$453.00
Division:	503	POWER OPERATIONS			
ABADAN INC		ARIN049799	215195	PLOTTER PAPER	\$19.34
AMERICAN ROCK PRODUCTS INC	P054220	209691	215200	PER CONTRACT#14-041:2014 PURCH	\$555.58
	P054220	209692		PER CONTRACT#14-041:2014 PURCH	\$510.74
	P054220	209693		PER CONTRACT#14-041:2014 PURCH	\$255.37
	P054220	209694		PER CONTRACT#14-041:2014 PURCH	\$766.11



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
AMERICAN ROCK PRODUCTS INC	P054220	210038	215200	PER CONTRACT#14-041:2014 PURCH	\$25.01
ARTHUR C CARPENTER CO		266492	215204	FLORAL SHOVELS	\$38.66
		268086		FLORAL SHOVEL	\$19.33
BENTON PUD	P053493	8/14-4419818251	215210	SAFETY TRAINING - 2014	\$2,708.42
BOYD'S TREE SERVICE LLC	P053496	3462	214951	TREE PRUNING SVC-JAN 1 THRU AP	\$7,189.60
CITY OF RICHLAND		6/14-1901	215220	#1901-DROP BOX DISPOSAL	\$650.98
		7/14-1901		#1901 DROP BOX DISPOSAL	\$1,391.73
		7/14-28		#28-RHLD COMM LANDFILL FEES	\$53.14
		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$3,114.69
				CITY UTILITY BILLS/JUL 2014	\$279.24
CONSTRUCTION AHEAD INC DBA		24017-02	214969	I-82 SLOW DOWN-6/22/14	\$1,788.00
		24042-04	215226	STEVENS DR TRAFFIC CONTROL	\$1,269.00
FASTENAL COMPANY		WARIC44835	214977	SUN SCREEN SPRAY	\$115.70
GOODMAN & MEHLENBACHER ENTERPRISES INC	P052896	C83-13 RETAINAGE	214985	STEVENS DR ELECTRICAL	\$21,744.80
GRAINGER	S015875	9504151300	215240	BOLT CUTTER ITEM #25D141	\$194.68
	S015875	9504531121		HANG/STACK BIN ITEM #4TJ76	\$99.29
HIGHLINE EQUIPMENT DIVISION	S015836	1/F36540	214992	VENTILATOR AXIAL STEEL ITEM #1	\$438.57
	S015836			SHIPPING	\$30.86
	S015836			WIRE MIKE ITEM #WIREMIKE	\$182.46
HI-LINE HOLDING COMPANY LLC DBA	S015863	1/F48130	215244	DELIVERY	\$40.69
	S015863			CURVED JAW EHS CABLE GRIP	\$1,071.45
HJ ARNETT INDUSTRIES LLC	S015831	INV34720	215245	FREIGHT	\$12.39
	S015831			REPAIR OF TESTER SERIAL #77920	\$244.20
JIM'S PACIFIC GARAGES INC		1128665	215251	TARP TIES/MESH FLAG	\$97.04
L&M TRUCK SALES INC		50758	215255	BUCKET TRUCK RENTAL	\$3,005.64
		50865		BUCKET TRUCK RENTAL	\$863.73
PARADISE BOTTLED WATER CO		7/14-POWER OPS	215271	BOTTLED WATER	\$26.40
REXEL INC DBA	S015844	E766404	215018	LOCKBACK KNIFE 2-3/8" SHEEPFOO	\$199.60
RICHLAND ACE HARDWARE		42538	215019	PVC ELBOW	\$1.40
		42563		SUNSHADES	\$41.13
		42570		FENCE TIE	\$5.40
		42588		SUN SHADES	\$61.70
SAGEBRUSH CONCRETE SAWING & DRILLING INC		T014-A8-016	215282	ASPHALT/CONCRETE SLAB SAW	\$762.45
STONEWAY ELECTRIC SUPPLY		S100948212.001	215286	CONDUIT	\$31.59
		S100955017.001		LIQUID CONDUIT/CONNECTORS	\$34.02
THE SHERWIN WILLIAMS CO		3125-5	215032	PUMP ARMOR	\$14.07
UNITED PARCEL SERVICE	S015890	000986641334	215300	GROUND PKG TO HJ ARNETT FOR PO	\$4.70
UNITED RENTALS INC		121253389-001	215301	MINI EXCAVATOR RENTAL	\$2,058.07
WOOD'S NURSERY INC		4027 KEENE	215312	TREE VOUCHERS-4027 KEENE	\$120.00
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$114.13
POWER OPERATIONS TOTAL ****					\$52,251.10



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
Division: 504 SYSTEMS DIVISION					
ACCURATE CALIBRATION SERVICES LLC		72131	214941	YRLY CALIBRATION/CERT 5800	\$1,600.00
ANIXTER INC	P054048	605-436706	215060	MEDIA CONVERTER, STAND-ALONE	\$411.54
	P054048			MEDIA CONVERTER, STAND-ALONE	\$205.77
	P054048			MEDIA CONVERTER, STAND-ALONE	\$411.54
	P054048			MEDIA CONVERTER, STAND-ALONE	\$205.77
	P054048			MEDIA CONVERTER, STAND-ALONE	\$205.77
	P054048			MEDIA CONVERTER, STAND-ALONE	\$205.77
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$1,854.26
HERTZ EQUIPMENT RENTAL CORP		27551511-001	214991	TRAILER RENTAL 7/22-7/24/14	\$173.28
OXARC INC		R286203	215270	GASES CYLINDERS	\$121.13
RICHLAND ACE HARDWARE		42522	215019	MOUNTING TAPE	\$5.40
STONeway ELECTRIC SUPPLY		S100937843.001	215286	POWER BITS/SCREWS	\$18.27
		S100939640.001		MINI CIRCUIT/BRUSH	\$63.36
		S100945583.001		FLUSH RECEPTACLE	\$11.21
		S100946135.001		FUESES/WIRE	\$18.12
WASTE MANAGEMENT		0090359-1819-3	215306	POL SRVCS-1032 UNIVERSITY	\$107.49
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$109.16
SYSTEMS DIVISION TOTAL ****					\$5,727.84
Division: 505 ENERGY POLICY MGMT					
AIR TIGHT REMODELING		170-47	215196	2408 SWIFT-REBATE-WINDOWS	\$240.00
BENTON COUNTY AUDITOR/WEATHERWISE	P054278	232540	215207	A WILLIS-RECORD LIEN; AC# 2325	\$72.00
	P054278	362920		K MCKINNEY-RECORD LIEN; AC# 36	\$72.00
	P054278	371370		K WELSCH-RECORD LIEN; AC# 3713	\$72.00
	P054278	423900 RELEASE		J MARKILLIE-LIEN RELEASE; AC#	\$72.00
	P054278	651800		G WEAGANT-RECORD LIEN; AC# 651	\$72.00
	P054278	790140 RELEASE		D UNDERWOOD-LIEN RELEASE; AC#	\$72.00
	P054278	851800		T CARROLL-RECORD LIEN; AC# 851	\$72.00
	P054278	852010		E EDWARDS-RECORD LIEN; AC# 852	\$72.00
BOOTH, BRIAN		14-276	214950	RMC-BPA MTGS/HOTEL FEE/BOOTH	\$121.05
CABLE HUSTON BENEDICT HAAGENSEN & LLOYD LLP	P054073	357036	214953	NLDL POLICY & ELECTRIC RATE	\$2,843.75
CITY OF RICHLAND		14-250 PURYEAR	215075	NWPPA TRNG/SEATTLE/PURYEAR	\$1,102.68
		14-276 BOOTH	214959	RMCBPA MTGS/PORTLAND/BOOTH	\$400.09
		31200	215222	801 BENHAM-REBATE-HP/PTCS	\$1,400.00
		362920		1806 HUNT-REBATE-HP	\$1,000.00
		651800	214960	1862 BIRCH-REBATE-HEAT PUMP	\$1,000.00
		653140	215222	1757 BOSTON-REBATE-HP	\$1,000.00
		653720	214960	1705 APRIL-REBATE-HEAT PUMP	\$1,400.00
		71080		236 COTTONWOOD-REBATE-WINDOWS	\$1,004.94
		852010	215222	956 TOMICH-REBATE-HP	\$1,000.00



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
DELTA HEATING & COOLING INC		22474	214970	2652 MAIDSTONE-REBATE-HP	\$1,000.00
	P054043	22529	215085	EE LOAN: CW BROWN, 1218 WILLAR	\$6,351.80
	P054062	22533	214970	EE LOAN: B PRUSSING, 1705 APRI	\$11,154.90
		22553	215227	1770 BOSTON-REBATE-HEAT PUMP	\$1,000.00
	P054280	22663		EE LOAN: C MCKINNEY, 1806 HUNT	\$9,275.90
	P054232	22665		EE LOAN: YVONNE EDWARDS, 956	\$7,364.40
	P054186	22673		EE LOAN: R PRAZNIK, 801 BENHAM	\$9,059.30
		22674		2465 PERSHING-REBATE-HEATPUMP	\$1,000.00
	P054230	22675		EE LOAN: THOMAS CARROLL, 955	\$8,501.55
ENERGY INCENTIVES INC	P053489	CORJUNE2014	214974	PROF SERVICES FOR 2014 RESIDEN	\$2,135.00
FINANCIAL CONSULTING SOLUTION GROUP	P053562	2221-21407024	214979	PROF SERVICES 1/1/14 - 12/31/1	\$5,344.95
GLASS NOOK INC	P054031	62942	214983	EE LOAN: A DJANG, 236 COTTONWO	\$5,699.97
		63589	215239	1626 DAVISON-REBATE-WINDOWS	\$1,449.04
		63915		458 BLALOCK-REBATE-WINDOWS	\$1,058.72
IWI INC		65669	215249	626 SNAFORD-REBATE-INSULATION	\$2,266.24
	P054228	66590		EE LOAN: ANDREW WILLIS, 2109	\$1,582.46
JACOBS & RHODES INC		111044	215250	508 FULLER-REBATE-HP/PTCS	\$1,400.00
M CAMPBELL & COMPANY INC	P054064	651692	215259	EE LOAN: J ZIMMERSCHIED, 1757	\$9,888.87
	P054205	660866	214997	EE LOAN: CALVIN WEAGANT 1862 B	\$9,098.28
		662971	215259	300 COL PT#G127-REBATE-HP/PTCS	\$1,400.00
		663417	214997	2302 BENTON-REBATE-HP	\$1,000.00
PERFECTION GLASS		9936412537	215010	218 RIVERWOOD-REBATE-WINDOWS	\$1,075.38
PURYEAR, AMY		14-250	215147	NWPPA TRNG/MILEAGE/PURYEAR	\$122.59
SHEIDE, DYANE J		772640/2014	215285	605 PATRICIA REBATE SOLAR-ICR	\$1,350.00
TOTAL ENERGY MANAGEMENT INC		50887WWR	215034	560 SPENGLER #H-REBATE-PTCS	\$700.00
TRANS UNION LLC		07402974	215293	CREDIT REPORTS-JULY 2014	\$12.22
TRI CITY GLASS INC		525813	215296	2016 NEWCOMER-REBATE-WINDOWS	\$296.88
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$49.63
ENERGY POLICY MGMT TOTAL ****					\$113,726.59
Division:	506	TECHNICAL SERVICES			
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$1,564.26
REXEL INC DBA		E798873	215277	LABEL PRINTER/CARRYING CASE	\$147.02
STONeway ELECTRIC SUPPLY		S100959469.001	215286	MACHINE SCREWS/POWER BITS	\$24.78
		S100963172.001		LENOX VARI-BIT	\$72.11
TECHNICAL SERVICES TOTAL ****					\$1,808.17
ELECTRIC UTILITY FUND Total ***					\$190,402.08
FUND	402	WATER UTILITY FUND			
Division:	410	WATER CAPITAL PROJECTS			
COLUMBIA ELECTRIC SUPPLY	S015834	5858-722378	215078	FREIGHT	\$210.29



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
COLUMBIA ELECTRIC SUPPLY	S015834	5858-722378	215078	RADIO, PROSOFT #RLX2-IFH9E	\$14,571.77
	S015834			ADJUST TAX	(\$0.01)
LINDSAY SALES HOLDING COMPANY DBA	P052094	4238	215257	HORN RAPIDS IRRIGATION PUMP	\$2,520.00
STONEWAY ELECTRIC SUPPLY		S100941416.001	215286	FUSES	\$3.50
WATER CAPITAL PROJECTS TOTAL ****					\$17,305.55
Division:	412	WATER OPERATIONS			
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$129,853.11
				CITY UTILITY BILLS/JUL 2014	\$132.95
CORRECT EQUIPMENT INC	S015852	29970	215080	CHLORINATION TABLETS, 55LB PAI	\$4,316.40
	S015852			FREIGHT	\$250.00
EDGE ANALYTICAL INC		14-10122	215230	WELL TESTING SERVICES	\$3,722.63
MOORE INDUSTRIES-INTERNATIONAL INC	S015826	606926	215137	FREIGHT	\$138.84
	S015826			535 CONTROLLER, MOORE INDUSTRI	\$1,938.57
	S015826			LITHIUM BATTERY KIT FOR 500 SE	\$162.45
STONEWAY ELECTRIC SUPPLY		S100939376.001	215286	SECURITY LIGHT	\$192.37
		S100955500.001		NAIL DRIVE ANCHORS/CONDUIT	\$99.24
		S100955741.001		STEEL CONDUIT/STRAP CLAMP	\$220.68
WA STATE DEPARTMENT OF ECOLOGY		2015-WAG645000	215041	WTRPLANT WW PERMIT 1ST FY 2015	\$1,596.50
WATER OPERATIONS TOTAL ****					\$142,623.74
Division:	413	WATER MAINTENANCE			
ANOVAWORKS		33472	215061	PHYSICAL-DOT EXAM	\$110.00
		33514		PHYSICAL-DOT EXAM	\$110.00
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$342.64
				CITY UTILITY BILLS/JUL 2014	\$504.33
				CITY UTILITY BILLS/JUL 2014	\$84.55
				CITY UTILITY BILLS/JUL 2014	\$599.92
				CITY UTILITY BILLS/JUL 2014	\$4.21
				CITY UTILITY BILLS/JUL 2014	\$412.17
				CITY UTILITY BILLS/JUL 2014	\$1,646.96
				CITY UTILITY BILLS/JUL 2014	\$1,099.21
				CITY UTILITY BILLS/JUL 2014	\$20,638.08
FASTENAL COMPANY		WARIC44881	214977	CAP SCREWS/CUTTING WHEELS	\$54.17
		WARIC44922		HEX WASHERS	\$8.59
GRAINGER	S015875	9492562070	215240	CORDSET, AXIAL FAN ITEM #4YD79	\$3.74
	S015875	9496615171		REPLACEMENT WHEEL ITEM #21EC48	\$179.33
	S015875	9497116229		CORDLESS SCREWDRIVER KIT ITEM	\$184.50
	S015875	9499828037		AXIAL FAN ITEM #40N384	\$153.07
	S015875	9502995021		CHARGER SLEEVE ITEM #3YZT6	\$48.71
HD FOWLER COMPANY INC	S015851	I3696967	215103	CONCRETE METER BOX TOP SECTION	\$88.32
RICHLAND ACE HARDWARE		208004	215019	BRASS BIB HOSE	\$8.65



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
RICHLAND ACE HARDWARE		208011	215019	SPRAY PAINT	\$16.21
		208043		PIPE TEES/BUSHINGS	\$79.24
		208107		CAULK GUN/CAULKING	\$17.85
		42438		WALL THERMOMETER	\$7.57
		42532		BUG FOGGERS	\$10.28
		42552		CORED PLUGS	\$15.12
		42599		CLAMPS	\$8.62
UNITED PARCEL SERVICE	S015876	000986641324	215037	NDA PKG TO MICROBIOLOGY LAB FO	\$18.13
	S015890	000986641334	215300	ADDITIONAL HANDLING FOR PKG TO	\$11.06
	S015890			NDA PKG TO SOUND MICROBIOLOGY	\$18.26
XEROX CORPORATION		075327150	215313	W7855 BASE CHRGS/COPIES-JULY	\$48.24
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$18.01
				TELEPHONE CHRGS 7/23-8/22/14	\$57.10
WATER MAINTENANCE TOTAL ****					\$26,606.84
WATER UTILITY FUND Total ***					\$186,536.13
FUND 403	WASTEWATER UTILITY FUND				
Division:	421	SEWER CAPITAL PROJECTS			
REXEL INC DBA		E240371	215151	CONDUIT BODIES/WASHERS	\$167.22
		E343370		HAND THREADER	\$143.01
STONEWAY ELECTRIC SUPPLY		S100937832.001	215286	CU WIRE	\$343.00
SEWER CAPITAL PROJECTS TOTAL ****					\$653.23
Division:	422	SEWER OPERATIONS			
CENTRAL HOSE & FITTINGS INC		392615	214956	STEEL SHANKS/CLAMPS	\$44.21
CITY OF RICHLAND		7/14-25	215220	#25 BIOSOLIDS LANDFILL FEES	\$2,524.26
		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$19,808.16
COLUMBIA ANALYTICAL SERVICES INC DBA	P054083	51-266487-0	215077	WATER- OIL & GREASE TOTAL HEM	\$200.00
	P054083			WATER- 1631E TOTAL MERCURY	\$60.00
	P054083			WATER- 624 VOLATILE ORGANIC CO	\$400.00
	P054083			WATER- 608 ORGANOCHLOR PEST/PC	\$160.00
	P054083			WATER- 200.8 TRACE ELEMENTS	\$130.00
	P054083			WATER- 625 SEMIVOL ORGANIC COM	\$215.00
	P054083			AREVA SAMPLING 6/17/14- WATER-	\$60.00
	P054083			WATER- 420.1 PHENOLICS	\$45.00
	P054083			WATER- 300.0 FLUORIDE	\$18.00
	P054083			WATER- 335.4 TOTAL CYANIDE	\$40.00
FEDERAL EXPRESS CORP		2-735-84913	215236	RETURN COOLER-SHIPPING	\$16.39
GRAINGER	S015875	9497533837	215240	AIR REGULATOR ITEM #4ZM14	\$36.75
	S015875	9503095615		MOTOR 1/4HP ITEM #3ZP92	\$250.18
MP CONSTRUCTION INC	P054120	1406-112-01	215138	REPLACE CHLORINE BLDG EXIT DEV	\$3,023.74



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
OXARC INC		R286199	215270	ACETYLENE CYLINDER	\$15.17
PARADISE BOTTLED WATER CO		7/14-WASTEWATER	215142	BOTTLED WATER	\$332.90
POLYDYNE INC	P054216	899390	215012	EMULSION POLYMER, CLARIFLOC C6	\$5,428.00
RICHLAND ACE HARDWARE		42677	215152	SPRAYPAINT PRIMER	\$6.50
STONEWAY ELECTRIC SUPPLY		S100954811.001	215286	COMPRESSION LUGS	\$44.16
		S100954936.001		COMPRESSION LUGS	\$23.37
		S100956573.001		SQUARE D DISTRIBUTOR	\$27.78
		S100959106.001		CONNECTORS	\$38.02
		S100962576.001		CONNECTORS	\$26.18
		S100966264.001		PORTABLE CORD/TOGGLE SWITCH	\$7.26
THE SHERWIN WILLIAMS CO		1638-0	215032	PAINT	\$63.89
UNITED PARCEL SERVICE	S015876	000986641314	215037	2 GROUND PKGS TO ALS FOR WWTP	\$61.83
	S015890	000986641334	215300	ADDITIONAL HANDLING FOR 2 PKGS	\$17.50
	S015890			3 GROUND PKGS TO ALS FOR WWTP	\$55.71
WA STATE DEPARTMENT OF ECOLOGY		2015-WA0020419	215040	WASTE WTR PERMIT-1ST FY 2015	\$30,678.48
		NR15047001	215043	2014 WWTF LAB ACCREDIDATION	\$760.00
XEROX CORPORATION		075327112	215313	W5135 BASE CHRQ-JULY	\$120.51
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$92.43

SEWER OPERATIONS TOTAL****

\$64,831.38

Division: 423 SEWER MAINTENANCE

BLASDEL, NICK		032614	214948	BLASDEL-CDL ENDORSEMENT FEE	\$85.00
CH2O INC		224567	214957	BOILER TESTING-JUL'14 BW LABOR	\$60.03
FASTENERS INC		S3929614.001	215099	POWER INVERTER	\$81.21
		S4013426.001	215235	TOOL HOLDER/SOCKET HOLDERS	\$68.91
		S4013426.002		TOOL RACK/TOOL BAG	\$72.51
		S4014836.001		SHELF BINS/DIVIDERS	\$98.09
		S4014836.002		RETURN DIVIDERS	(\$26.71)
		S4016823.001		HAND RIVETER	\$32.44
JT AUTOMOTIVE PARTS INC DBA		313737	215117	TRAILER WIRE ADAPTER	\$18.38
		313788		GREASE GUN COUPLER	\$4.32
		313813		THERMOSTAT	\$123.30
		313815		DUST PAN-BROOM	\$4.86
		314018		ARMOR ALL/SIMPLE GREEN	\$24.67
RICHLAND ACE HARDWARE		208015	215019	2 GALLON JUG	\$18.40
		42612		BLACK MARKERS	\$5.39
		42725	215152	SS QUICK LINKS	\$16.21
TACOMA SCREW PRODUCTS INC		22100918	215288	DRILL BITS/SOCKET HOLDERS	\$21.74
		22101025		RIVETER/ALUMINUM RIVETS	\$194.55
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$1.33

SEWER MAINTENANCE TOTAL****

\$904.63



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
WASTEWATER UTILITY FUND Total ***					\$66,389.24
FUND 404	SOLID WASTE UTILITY FUND				
Division:	432	SOLID WASTE COLLECTION			
ANOVAWORKS		33814	215061	PHYSICAL-DOT EXAM	\$110.00
CHIDESTER, MARK		14-314	215072	ROUTEWARE CONF/MEALS/CHIDESTER	\$33.00
CITY OF RICHLAND		14-312 KIRSCH	215075	ROUTEWARE/LAKE OSWEGO/KIRSCH	\$200.00
		14-313 SUAREZ		ROUTEWARE/LAKE OSWEGO/SUAREZ	\$200.00
		14-314 CHIDESTER		ROUTEWARE/LAKE OSWEGO/CHIDESTE	\$200.00
		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$253.66
CLAYTON WARD COMPANY		8803002	215223	CURBSIDE RECYCLING-JULY	\$2,270.00
RULE STEEL TANKS INC	S015711	0017012-IN	215023	FREIGHT	\$1,600.00
	S015711			FRONT LOADER REFUSE CONTAINER,	\$3,720.00
	S015711			FRONT LOADER REFUSE CANTAINER,	\$5,680.00
	S015711			30 CUBIC YARD CASCADE STYLE RO	\$10,348.00
SUAREZ, VALERIE		14-313	215165	ROUTEWARE CONF/MEALS/SUAREZ	\$33.00
VERIZON WIRELESS		9728927800	215039	ROUTEWARE DATA 7/20-8/19/14	\$640.18
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$19.53
SOLID WASTE COLLECTION TOTAL ****					\$25,307.37
Division:	433	SOLID WASTE DISPOSAL			
ANOVAWORKS		33569	215061	PHYSICAL-DOT EXAM	\$110.00
		33726		PHYSICAL-DOT EXAM	\$110.00
CITY OF RICHLAND		14-315 TROUTMAN	215221	ROUTEWARE/LAKE OSWEGO/TROUTMAN	\$200.00
		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$1,195.92
FOLLETT, LYNNE		JULY 2014	214980	FOLLETT-MILEAGE JULY 2014	\$23.52
JMH PROMOTIONS		14003	214994	LAMINATED SHOP BAGS	\$784.53
MITCHELL, FRANK		JULY 2014	215001	MITCHELL-MILEAGE JULY 2014	\$39.20
PARADISE BOTTLED WATER CO		7/14-LANDFILL	215007	BOTTLED WATER	\$116.32
RICHLAND ACE HARDWARE		42658	215019	GREASE GUN/GREASE/COUPLERS	\$39.02
				FLY SWATTERS/LAUNDRY DETERGENT	\$17.23
TESTAMERICA LABORATORIES INC	P053688	58080961	215031	2014 LANDFILL ENVIRONMENTAL	\$10,671.00
TROUTMAN-CURTISS, TRACY		14-315	215298	ROUTEWARE/MILEAGE/TROUTMAN	\$258.84
WASTE MANAGEMENT		0090357-1819-7	215306	POL SRVCS-LANDFILL	\$125.14
XEROX CORPORATION		075327117	215313	W7120P BASE CHRG/COPIES-JULY	\$252.26
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$39.94
SOLID WASTE DISPOSAL TOTAL ****					\$13,982.92
SOLID WASTE UTILITY FUND Total ***					\$39,290.29
FUND 405	STORMWATER UTILITY FUND				
Division:	440	STORMWATER CAPITAL PROJECTS			



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
HDR ENGINEERING INC	P054264	00417936-H	215242	STORMWATER MANAGEMENT PLAN-123	\$3,951.86
STORMWATER CAPITAL PROJECTS TOTAL ****					\$3,951.86
Division: 441	STORMWATER				
CENTRAL HOSE & FITTINGS INC		392833	214956	SS CLAMPS/SUCTION HOSE	\$111.50
		392933		HYD PLUG/HEX NIPPLE/PIPE	\$78.89
		393027		PLUG/ELBOW	\$58.12
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$195.00
RICHLAND ACE HARDWARE		42574	215019	VELCRO TAPE/WEATHERSTRIP	\$25.97
STORMWATER TOTAL ****					\$469.48
STORMWATER UTILITY FUND Total ***					\$4,421.34
FUND 407	MEDICAL SERVICES FUND				
Division: 121	AMBULANCE				
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$464.27
PARADISE BOTTLED WATER CO		7/14-FIRE ST 71	215271	BOTTLED WATER	\$35.97
		7/14-FIRE ST 72		BOTTLED WATER	\$21.85
		7/14-FIRE ST 73		BOTTLED WATER	\$20.32
AMBULANCE TOTAL ****					\$542.41
MEDICAL SERVICES FUND Total ***					\$542.41
FUND 408	BROADBAND FUND				
Division: 460	BROADBAND ADMINISTRATION				
STONEWAY ELECTRIC SUPPLY		S100963100.001	215286	LKG PLUG	\$5.70
BROADBAND ADMINISTRATION TOTAL ****					\$5.70
BROADBAND FUND Total ***					\$5.70
FUND 501	CENTRAL STORES FUND				
Division: 000					
AMSAN	P054236	316099514	215202	SOAP, CARTRIDGE LOTION W/PCMX,	\$1,052.68
	P054237	316099522		CLEANER NEUTRAL FLOOR NO RINSE	\$209.32
FASTENAL COMPANY	P054226	WARIC45052	215234	DARK SAFETY GLASSES, NEMESIS	\$461.62
	P054226			CLEAR SAFETY GLASSES, NEMESIS	\$153.46
	P054226			I/O SAFETY GLASSES, NEMESIS	\$145.35
	P054226			FREIGHT	\$11.24
GRAINGER	P054225	9497994609	215102	GLASSES, SAFETY READER +2.0	\$185.73
	P054225	9498185785		GOGGLES CLEAR, UVEX STEALTH,	\$167.54
HD FOWLER COMPANY INC	P054201	I3695850	215103	NOZZLE, 304CV 1/2 CIRCLE,	\$62.38
	P054201			NOZZLE, 304CV 1/4 CIRCLE,	\$62.38
	P054201			PVC CAP SLIP, 3/4IN	\$1.52
	P054201			PIPE, PVC CL 200, 1IN	\$36.82



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Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
HD FOWLER COMPANY INC	P054201	I3695850	215103	ADJUST TAX	(\$0.02)
	P054201			SPRINKLER,POPOP 4IN W/O NOZZLE	\$262.09
	P054201			PVC THREADED NIPPLE 1 X 6	\$5.96
	P054201			FREIGHT	\$11.91
	P054201			PVC THREADED NIPPLE 1 X 4	\$8.45
	P054201			PVC ELBOW SLIP, 45 DEG, 3 IN	\$7.99
	P054201			PVC ELBOW SLIP, 90 DEG, 1 IN	\$2.82
	P054201			STREET ELBOW 90DEG 1/2" MARLEX	\$5.96
	P054201			PVC CAP SLIP, 3IN	\$15.16
	P054201			PVC COUPLING SLIP, 2-1/2IN	\$5.58
	P054201			PVC COUPLING SLIP-FIX, 4IN	\$25.13
	P054201			PVC THREADED NIPPLE 1 X CLOSE	\$5.20
	P054201			PVC ELBOW SLIP, 45 DEG, 1 IN	\$2.17
	P054201			PVC THREADED NIPPLE 1/2 X 12	\$3.68
NORCO INC	P054233	14046350	215139	SQWINCHER, FASTPACK,FRUITPUNCH	\$94.44
	P054233			SQWINCHER, FASTPACK, GRAPE	\$94.44
OXARC INC	P054246	PSO0402	215270	VISOR, RATCHET HEADGEAR, MODEL	\$55.23
	P054246			HARD HAT, CAP STYLE, ORANGE,	\$78.76
	P054246			HARD HAT, WIDE BRIM, ORANGE,	\$79.54
	P054246			HARD HAT, WIDE BRIM, WHITE,	\$79.54
	P054246			ADJUST SALES TAX	(\$0.01)
WEST COAST PAPER COMPANY	P054227	8628710/8632547	215187	TISSUE, TOILET ROLL, 2PLY,	\$2,494.15
	P054227			TOWEL, MULTI-FOLD,WHITE, 2-PLY	\$1,238.84
	P054227	8642368		DISCOUNT	(\$2.17)
	P054227			TISSUE, TOILET LARGE ROLL 2PLY	\$235.12
TOTAL ****					\$7,360.00
Division:	903	CENTRAL STORES			
CANON SOLUTIONS AMERICA INC		795225	215212	W9220 BLK COPIER 7/14 PRNTSHOP	\$525.56
CENTRAL STORES TOTAL ****					\$525.56
CENTRAL STORES FUND Total ***					\$7,885.56
FUND	502	EQUIPMENT MAINTENANCE FUND			
Division:	214	EQUIPMENT MAINTENANCE			
A & E TOWING LLC		4348	215194	TOWING VEH 2371 WO 36280	\$92.05
BRAUN NORTHWEST INC		16759	215211	LATCH VEH 5040 WO 36491	\$56.44
		16760		FANS VEH 5037 WO 36384	\$257.05
		16780		LATCHES VEH 5040 WO 36491	\$169.36
CENTRAL HOSE & FITTINGS INC		392944	214956	ORINGS VEH 7090 WO 36448	\$32.38
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$4,039.84
COEUR D'ALENE SERVICE STATION EQUIPMENT INC		0059902	214962	REPAIR FUEL PUMPS	\$284.46



City Of Richland

VL-1 Voucher Listing

From: 8/11/2014 To: 8/22/2014

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
COLUMBIA GRAIN & FEED INC		126590	214964	REPAIR VEH 0030 WO 36418	\$101.08
COMMERCIAL TIRE INC		197178	214966	FLAT REPAIR VEH 6566 WO 36550	\$5.77
		197202		FLAT REPAIR VEH 3292 WO 36548	\$37.36
		197207		FLAT REPAIR VEH 7120 WO 36546	\$27.08
		197209		TIRE VEH 7120 WO 36546	\$40.38
		197830		TIRES VEH 3315 WO 36538	\$362.84
CONNELL OIL INC	0092736-IN		214968	LUBE PRODUCTS	\$395.56
EFC EQUIPMENT LLC	3607		215088	RECOIL ASSY VEH 4000 WO 36064	\$55.22
	3612			THROTTLE SWITCH VEH 7200 36065	\$119.10
FAST SIGNS	139-49506		214976	VEH NUMBERS VEH 4157 36545	\$18.71
FASTENAL COMPANY	WARIC44616		214977	FIRST AID KIT VEH 3327 36217	\$58.74
	WARIC44884			FIRST AID KIT VEH 3304 36332	\$42.02
FASTENERS INC	S4002054.001		215235	DRILL BITS/TIEWRAPPS	\$109.76
	S4014861.001			DRILL BITS/HAND CLEANER	\$255.54
	S4014861.002			UTILITY CLOTHS	\$35.44
FINAL TOUCH UPHOLSTERY	25232		214978	STEPS VEH 2420 WO 36131	\$227.43
	25354			SEAT REPAIR VEH 5029 WO 36385	\$311.90
	25364			STEPS VEH 3322 WO 36146	\$227.43
GROVER DYKES AUTO GROUP INC DBA	346382		214987	MOULDING VEH 3295 WO 36561	\$50.31
	347094			REGULATOR VEH 0308 WO 36429	\$205.50
	347157		215241	RETAINERS VEH 0308 WO 36429	\$19.04
	347601		214987	ELEMENTS VEH 3295 WO 36537	\$162.97
	561793			TRAILER BRAKE VEH 3327 36524	\$224.00
	561915			A/C CHECK VEH 5040 WO 36491	\$172.87
JIM'S PACIFIC GARAGES INC	1119116		214993	RETURN MPG KITS VEH 3252 35166	(\$78.53)
	1131470			SCOTSEAL VEH 3310 WO 36519	\$45.76
	1131471			SCOTSEAL VEH 3310 WO 36519	\$137.29
	1132102			PUMP-HARNESS VEH 5031 36520	\$50.50
	1134706			PUMP REPAIR VEH 7146 WO 35955	\$458.26
	1135700-A		215251	TURN SWITCH VEH 3279 WO 36622	\$325.20
JT AUTOMOTIVE PARTS INC DBA	312798		215117	SIGNAL VEH 4148 WO 36319	\$6.97
	312805			SWING ARM VEH 3309 WO 36350	\$49.95
	313228			MAXI FUSES VEH 1107 WO 36382	\$9.83
	313264			FILTERS VEH 3289 WO 36408	\$11.97
	313287			TRANS FLUID VEH 3289 WO 36407	\$101.89
	313313			FILTERS VEH 3226 WO 36417	\$32.00
	313337			FREIGHT VEH 3320 WO 36523	\$9.19
	313358			WINDOW REGULATOR VEH 0308	\$100.59
	313390			BULB VEH 5031 WO 36516	\$22.15
	313462			LOOMS VEH 3309 WO 36350	\$34.66
	313468			WINDSHIELD WASH VEH 9500 36191	\$33.40



City Of Richland

VL-1 Voucher Listing

From: 8/11/2014 To: 8/22/2014

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
JT AUTOMOTIVE PARTS INC DBA		313495	215117	RETURN WINDOW REGULATOR	(\$100.59)
		313505		FILTER VEH 5042 WO 36419	\$23.89
		313512		A/C COMPRESSOR VEH 3226 36416	\$532.16
		313513		RETURN A/C COMPRESSOR VEH 3226	(\$235.55)
		313516		OIL FILTER VEH 3226 WO 36417	\$5.22
		313529		TRANS JELL VEH 3296 WO 36450	\$10.82
		313533		WIPER BLADES VEH 3226 WO 36416	\$19.47
		313552		TRANS FLUID VEH 3289 WO 36407	\$50.94
		313588		A/C SWITCH VEH 3226 WO 36416	\$16.23
		313591		BATTERY VEH 3226 WO 36416	\$93.60
		313593		LUBE VEH 3284 WO 35665	\$20.56
		313601		A/C SWITCH VEH 3226 WO 36417	\$21.65
		313624		FUEL FILTER VEH 3218 WO 36468	\$9.30
		313652		BRK CLEANER VEH 3281 WO 36333	\$62.79
		313656		RETURN CONNECTORS/FILTERS	(\$47.22)
		313691		FILTERS VEH 3298 WO 36478	\$16.19
		313696		DOOR-PULL STRAP VEH 3296 36449	\$48.71
		313722		FILTER WRENCHES VEH 3284 35665	\$101.87
		313726		AIR FILTER VEH 1382 WO 36486	\$9.51
		313752		SPOT LAMPS VEH 1107 WO 36485	\$144.09
		313756		LIFT SUPPORTS VEH 2375 36539	\$454.69
		313760		HEADLIGHT VEH 3298 WO 36477	\$7.80
		313787		OIL FILTER VEH 2272 WO 36488	\$3.80
		313796		AIR FILTER VEH 1381 WO 36493	\$10.51
		313798		FILTERS VEH 1381 WO 36489	\$13.69
		313799		AIR FILTER VEH 5038 WO 36497	\$271.89
		313827		AS COMPOUND VEH 3284 WO 35665	\$9.19
		313833		BATTERY VEH 7107 WO 36492	\$95.31
		313919		OIL VEH 2272 WO 36460	\$19.01
		313922		CARB CLEANER VEH 2272 36460	\$9.71
		313987		FILTERS VEH 2362 WO 36515	\$19.07
		313989		FILTERS VEH 3276 WO 36387	\$16.78
		314054		SPOT LAMPS VEH 1105 WO 36490	\$144.09
		314055		75W BULBS	\$43.67
		314070		FILTER KIT	\$99.63
		314075		FILTERS VEH 2364 WO 36525	\$15.81
		314143		FUSE HOLDER VEH 3234 36465	\$3.73
		314175		WIPER BLADES VEH 2382 36378	\$46.10
		314196		BRAKES VEH 2362 WO 36549	\$210.58
		314211		BEARING PACKER VEH 4126 36526	\$26.00
		314218		ABSORBENT/FUSES/CONNECTORS	\$162.54



City Of Richland

VL-1 Voucher Listing

From: 8/11/2014 To: 8/22/2014

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
JT AUTOMOTIVE PARTS INC DBA		314233	215117	RETURN LIFT SUPPORTS	(\$240.89)
		314306		FILTERS VEH 2394 WO 36564	\$16.29
		314394		WIPER BLADES VEH 2408 WO 36173	\$30.74
		314413		BRK CLEANER VEH 3308 WO 36252	\$34.43
		314426		BRAKE PADS VEH 1108 WO 36581	\$77.74
MONARCH MACHINE & TOOL CO INC		A172228	215002	AR PLATE VEH 3281 WO 36333	\$2,048.52
		A172392		10' FLAT BARS	\$190.01
OXARC INC		R286202	215270	GASES	\$106.29
PARAMOUNT SUPPLY COMPANY		988242	215008	BALL VALVES VEH 6585 WO 36210	\$89.74
PARTSMaster		20806361	215009	THERMAPOD	\$326.16
RDO EQUIPMENT CO		P26082	215017	CUSHION KITS VEH 6566 WO 36277	\$339.90
		P27668		CUSHIONS VEH 6566 WO 36547	\$11.36
ROWAND MACHINERY CO		155452 BALANCE	215022	FUEL TANK CAP VEH 7124 WO 3591	\$557.73
SIX STATES DISTRIBUTORS INC		06 213740	215025	PRESSURE SWITCH VEH 3231 36482	\$24.46
		06 213916		BRAKES VEH 4126 WO 36526	\$384.29
SONSHINE COLLISION SERVICES INC		27808	215026	TOOL BOXES VEH 3322 WO 36146	\$764.38
STAR RENTALS & SALES		11-150347-03	215027	DRILL VEH 3284 WO 35665	\$65.16
STEEBER'S LOCK SERVICE		3064	215028	TRANSPONDERS VEH 3289 WO 36407	\$108.30
		3078		TRANSPONDER VEH 3301 WO 36560	\$54.15
		3079		CHIP KEYS VEH 2382 WO 36542	\$108.30
TACOMA SCREW PRODUCTS INC		22100703	215030	WIRE WHEEL VEH 3284 WO 35665	\$24.68
		22101251	215288	BEARINGS VEH 4084 WO 36566	\$11.34
TIRE FACTORY INC DBA		03-101735	215033	FLAT REPAIR VEH 2284 WO 36556	\$17.06
		03-101846		ALIGNMENT VEH 3226 WO 36416	\$56.26
TRI CITIES BATTERY & AUTO REPAIR		016600	215295	ALTERNATOR VEH 4084 36566	\$176.41
UNITED PARCEL SERVICE	S015890	000986641334	215300	GROUND PKG TO WIRETRONICS FOR	\$12.18
WESTERN PETERBILT INC		H224784	215047	CLUTCH VEH 3285 WO 36274	\$1,125.09
		H224785		CORE VEH 3285 WO 36274	\$651.60
		H224786		SWITCH VEH 3285 WO 36274	\$128.79
		H225260		CORE RETURN VEH 3285 WO 36274	(\$651.60)
		H225286		CORE RETURN VEH 3203	(\$543.54)
		H225395		MODULE VEH 3312 WO 36226	\$1,845.10
		H225449		FRT CHRGS VEH 3203 WO 36513	\$202.00
		H225585		PLUG VEH 5042 WO 36419	\$8.34
		H225587		SOCKET VEH 5042 WO 36419	\$8.03
		H226176		CONDENSER VEH 3308 WO 36527	\$538.58
WESTERN STATES EQUIPMENT COMPANY		PC110281990	215048	SWITCHES VEH 7090 WO 36331	\$274.64
		PC110282879		ELEMENTS VEH 7090 WO 36496	\$212.69
		PC110282880		ELEMENTS VEH 7138 WO 36494	\$234.51
		PC110283002		COUPLINGS VEH 3296 WO 36450	\$90.29
WESTERN SYSTEMS & FABRICATION INC		8370	215049	PACKER PINS VEH 3281 WO 36333	\$121.91



City Of Richland

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From: 8/11/2014 To: 8/22/2014

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
WESTERN SYSTEMS & FABRICATION INC		8401	215049	SV CABLES VEH 3309 WO 36244	\$110.12
		8412		PACKER PINS VEH 3281 WO 36333	\$123.00
		8424		ACTUATOR VEH 3282 WO 36401	\$357.53
		8466	215309	SWITCHES VEH 3309 WO 36350	\$263.97
		8508	215049	PROX SWITCHES VEH 3309 36533	\$238.38
		8562		SWITCHES VEH 3310 WO 36522	\$263.94
WONDRACK DISTRIBUTING INC		0444234	215191	ON ROAD CLEAR DIESEL/LANDFILL	\$788.00
		0455045	215050	OFF ROAD DYED DIESEL/LANDFILL	\$2,070.02
		0737922		CARDLOCK FUEL 7/23-7/31/14	\$29,398.93
		0738030	215311	CARDLOCK FUEL 8/1-8/8/14	\$24,502.78
XEROX CORPORATION		075327110	215313	W5135 BASE CHRGR-JULY	\$115.23
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$64.20

EQUIPMENT MAINTENANCE TOTAL ****

\$79,973.47

EQUIPMENT MAINTENANCE FUND Total ***

\$79,973.47

FUND 505

PUBLIC WORKS ADMIN & ENGINEER

Division:

450

PW ADMIN & ENGINEERING

ABADAN INC		ARIN049593	214940	ASBUILTS	\$11.37
CITY OF RICHLAND		7/2014 JULY	214958	CITY UTILITY BILLS/JUL 2014	\$755.89
COMPUCOM SYSTEMS INC	P054256	62381821	215079	SOFTWARE LICENSE, ADOBE PRO 11	\$274.30
XO HOLDINGS LLC DBA		0268834454	215051	TELEPHONE CHRGS 7/23-8/22/14	\$173.74

PW ADMIN & ENGINEERING TOTAL ****

\$1,215.30

PUBLIC WORKS ADMIN & ENGINEER Total ***

\$1,215.30

FUND 506

WORKERS COMPENSATION FUND

Division:

221

WORKERS COMP INSURANCE
RESERVE

DEPARTMENT OF LABOR & INDUSTRIES		2ND QTR 2014	214971	2ND QTR 2014 SELF INSURANCE	\$84,918.41
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WORKERS COMP INSURANCE RESERVE TOTAL ****

\$84,918.41

WORKERS COMPENSATION FUND Total ***

\$84,918.41

FUND 520

HEALTH CARE/BENEFITS PLAN

Division:

222

EMPLOYEE BENEFIT PROGRAM

MAGELLAN BEHAVIORAL HEALTH		AUGUST 2014	214998	EAP PREMIUMS-AUGUST	\$670.50
REHN & ASSOCIATES INC		JULY 2014	215276	JULY HRA PREMIUMS	\$262.50

EMPLOYEE BENEFIT PROGRAM TOTAL ****

\$933.00

HEALTH CARE/BENEFITS PLAN Total ***

\$933.00

FUND 521

UNEMPLOYMENT FUND

Division:

223

UNEMPLOYMENT COMPENSATION



City Of Richland

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From: 8/11/2014 To: 8/22/2014

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
STATE OF WASHINGTON		2ND QTR 2014	215232	2ND QTR 2014 UNEMPLOYMENT	\$12,636.62
UNEMPLOYMENT COMPENSATION TOTAL ****					\$12,636.62
UNEMPLOYMENT FUND Total ***					\$12,636.62
FUND 611		FIREMAN'S PENSION			
Division:	216	FIRE PENSION			
COLUMBIA INDUSTRIES SUPPORT LLC		156277	215225	SHREDDING SRVCS- WO #175771	\$10.44
FIRE PENSION TOTAL ****					\$10.44
FIREMAN'S PENSION Total ***					\$10.44
FUND 612		POLICEMEN'S RELIEF & PENSION F			
Division:	217	POLICE PENSION			
COLUMBIA INDUSTRIES SUPPORT LLC		156277	215225	SHREDDING SRVCS- WO #175771	\$10.44
POLICE PENSION TOTAL ****					\$10.44
POLICEMEN'S RELIEF & PENSION F Total ***					\$10.44
FUND 641		SOUTHEAST COMMUNICATIONS CTR			
Division:	600	SECOMM OPERATIONS GENERAL			
AMERIGAS		3031448341	215201	1 YEAR PROPANE TANK RENTAL FEE	\$51.44
CENTURYLINK		8/14-5097862112	215215	GENERAL PHONE 8/6-9/5/14	\$101.49
CITY OF RICHLAND		3226482	215219	BCES UTILITIES 7/1-8/4/14	\$2,545.19
DLT SOLUTIONS LLC	P054177	SI261755	215229	ARCHIVE MANAGER PER MANAGED	\$333.06
FRONTIER		8/14-206-188-2381	215238	E911-GENERAL 8/10-9/9/14	\$231.67
		8/14-509-628-1472		GENERAL 8/7-9/6/14	\$63.38
		8/14-509-628-2600		LONG DISTANCE 8/10-9/9/14	\$803.56
		8/14-509-628-2608		GENERAL 8/7-9/6/14	\$80.30
HEWLETT PACKARD COMPANY	P054258	54660946	215243	PART# UM402PE HP 1 YEAR POST	\$2,114.02
LANGUAGE LINE SERVICES LLC		3422220	215256	TRANSLATION SRVCS-JULY	\$297.18
POCKETINET COMMUNICATIONS INC		56915	215011	WIRELESS INTERNET 9/1-9/30/14	\$268.01
VANGUARD CLEANING SYSTEM OF INLAND NW		44404	215303	JANITORIAL SRVCS-BCES-AUGUST	\$375.00
VERIZON WIRELESS		9729859178	215304	CELLPHONES 8/7-9/6/14	\$275.76
WATER SOLUTIONS INC		9206	215045	WATER FILTRATION 8/7-9/6/14	\$33.58
XEROX CORPORATION		075327142	215313	W7855 BASE CHR/COPIES-JULY	\$84.89
SECOMM OPERATIONS GENERAL TOTAL ****					\$7,658.53
Division:	601	E911 OPERATIONS			
BUSINESS TELECOM PRODUCTS INC	P054257	229116	214952	ITEM PL-APC-82 CISCO EHS CABL	\$60.65
	P054257			ITEM PL-APU-71 CISCO EHS FOR	\$60.65
	P054257			ITEM PL-H171N DUO CONVERTABLE	\$95.30
	P054257			SHIPPING TBD	\$9.75
	P054257			ITEM PL-CS540 CONVERTIBLE	\$450.53



City Of Richland

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From: 8/11/2014 To: 8/22/2014

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
ENTERPRISE RENT A CAR		8/14-45WA423	215094	14-310 RENTAL CAR-BARBER	\$123.41
FRONTIER		8/14-206-188-2381	215238	E911-GENERAL 8/10-9/9/14	\$231.66
		8/14-509-735-2383		E911 LINE 8/7-9/6/14	\$133.20
HEWLETT PACKARD COMPANY	P054258	54660946	215243	PART# UM402PE HP 1 YEAR POST	\$2,114.01
NETCASTERS INC		46840	215267	ONLINE TRNG MGMT-AUGUST 2014	\$220.00
POCKETINET COMMUNICATIONS INC		56915	215011	WIRELESS INTERNET 9/1-9/30/14	\$268.01
QUALITY LOGO PRODUCTS INC	S015821	161807	215015	ASSORTED VENUS POCKET FLASHLIG	\$355.00
	S015821			RUBBERIZED SUNGLASSES ITEM #40	\$1,116.00
	S015821			TRANSLUCENT BLUE COLLAPSIBLE WA	\$456.00
	S015821			ASSORTED RASE-A-ROUND ERASER	\$250.00
	S015821			ASSORTED LUMINEQUE PEN ITEM #Q	\$343.00
	S015821			SHIPPING	\$213.00
	S015821			SET UP CHARGE	\$50.00
	S015821			ASSORTED MOOD COLOR CHANGING	\$176.00
	S015821			WHITE BASEBALL STRESS RELIEVER	\$255.00
	S015821			WHITE ARTSONLIP BALM ITEM #Q15	\$206.00
	S015821			ASSORTED LIGH UP YO-YO	\$560.00
E911 OPERATIONS TOTAL ****					\$7,747.17
Division: 602	SECOMM AGENCY				
FEDERAL EXPRESS CORP		2-742-66500	215236	RETURN BID CHECK-SHIPPING	\$9.70
SECOMM AGENCY TOTAL ****					\$9.70
SOUTHEAST COMMUNICATIONS CTR Total ***					\$15,415.40
FUND 642	800 MHZ PROJECT				
Division: 610	800 MHZ				
BENTON PUD	P054270	7/14-3423907365	214947	RATTLESNAKE MTN RACK LEASE	\$4,782.00
		8/14-4843174575	215065	UTILITIES SRVC 6/18-7/27/14	\$681.05
DLT SOLUTIONS LLC	P054177	SI261755	215229	ARCHIVE MANAGER PER MANAGED	\$333.06
KLICKITAT COUNTY PUD		8/14-69552623	215127	GOLGATHA UTILITIES 7/1-7/31/14	\$254.55
MOTOROLA SOLUTIONS INC	P054238	78270952	215003	800MHZ MAINTENANCE CONTRACT- A	\$18,742.45
UNITED PARCEL SERVICE	S015890	000986641334	215300	GROUND PKG TO MOTOROLA FOR BCE	\$4.87
800 MHZ TOTAL ****					\$24,797.98
800 MHZ PROJECT Total ***					\$24,797.98
FUND 643	EMERGENCY MANAGEMENT				
Division: 620	STATE / LOCAL ASSISTANCE				
BECK, JEREMY		071114	215206	BECK-WATER/ICE/GATORADE	\$56.97
CITY OF RICHLAND		3226482	215219	BCES UTILITIES 7/1-8/4/14	\$215.76
FRONTIER		8/14-509-628-2600	215238	LONG DISTANCE 8/10-9/9/14	\$803.55
PACIFIC OFFICE AUTOMATION		199710	215006	FSS1N FAX MAINT 8/25-11/25/14	\$106.78



City Of Richland

VL-1 Voucher Listing

From: 8/11/2014 To: 8/22/2014

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
POCKETINET COMMUNICATIONS INC		56915	215011	WIRELESS INTERNET 9/1-9/30/14	\$229.73
VERIZON WIRELESS		9729859178	215304	CELLPHONES 8/7-9/6/14	\$57.74
STATE / LOCAL ASSISTANCE TOTAL ****					\$1,470.53
Division:	621	RADIOLOGICAL EMGCY PREPAREDNES			
UNITED PARCEL SERVICE	S015890	000986641334	215300	3 GROUND PKGS W/INSURANCE TO	\$214.76
VERIZON WIRELESS		9729859178	215304	CELLPHONES 8/7-9/6/14	\$40.03
XEROX CORPORATION		075327142	215313	W7855 BASE CHRG/COPIES-JULY	\$91.53
RADIOLOGICAL EMGCY PREPAREDNES TOTAL ****					\$346.32
Division:	622	DOE EMERGENCY PREPAREDNESS			
AMERIGAS		3031448341	215201	1 YEAR PROPANE TANK RENTAL FEE	\$51.45
BECK, JEREMY		14-361 BECK	215206	SCPT MTG/ELLENSBURG/BECK	\$46.00
CITY OF RICHLAND		3226482	215219	BCES UTILITIES 7/1-8/4/14	\$1,000.00
VANGUARD CLEANING SYSTEM OF INLAND NW		44404	215303	JANITORIAL SRVCS-BCES-AUGUST	\$250.00
VERIZON WIRELESS		9729859178	215304	CELLPHONES 8/7-9/6/14	\$57.74
XEROX CORPORATION		075327142	215313	W7855 BASE CHRG/COPIES-JULY	\$13.70
DOE EMERGENCY PREPAREDNESS TOTAL ****					\$1,418.89
Division:	623	JURISIDICITION			
CITY OF RICHLAND		3226482	215219	BCES UTILITIES 7/1-8/4/14	\$481.04
DLT SOLUTIONS LLC	P054177	SI261755	215229	ARCHIVE MANAGER PER MANAGED	\$333.06
WATER SOLUTIONS INC		9206	215045	WATER FILTRATION 8/7-9/6/14	\$33.57
XEROX CORPORATION		075327142	215313	W7855 BASE CHRG/COPIES-JULY	\$91.54
JURISIDICITION TOTAL ****					\$939.21
EMERGENCY MANAGEMENT Total ***					\$4,174.95
FUND	803	UTILITY BILL CLEARING FUND			
Division:	000				
ADVANCED UTILITY ACCOUNTS PAYABLE INVOICES		CISPAY8678	215143	Customer Refund	\$12.34
		CISPAY8679	215171	Customer Refund	\$12,835.50
		CISPAY8680	215184	Customer Refund	\$15.22
		CISPAY8681	215148	Customer Refund	\$134.79
		CISPAY8682	215180	Customer Refund	\$124.17
		CISPAY8683	215123	Customer Refund	\$107.73
		CISPAY8684	215122	Customer Refund	\$423.24
		CISPAY8685	215132	Customer Refund	\$295.52
		CISPAY8686	215058	Customer Refund	\$15.60
		CISPAY8687	215189	Customer Refund	\$16.50
		CISPAY8688	215091	Customer Refund	\$89.46
		CISPAY8689	215153	Customer Refund	\$750.00



City Of Richland

VL-1 Voucher Listing

From: 8/11/2014 To: 8/22/2014

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
ADVANCED UTILITY ACCOUNTS PAYABLE INVOICES		CISPAY8690	215062	Customer Refund	\$45.00
		CISPAY8691	215154	Customer Refund	\$49.04
		CISPAY8692	215087	Customer Refund	\$240.26
		CISPAY8693	215107	Customer Refund	\$68.61
		CISPAY8695	215177	Customer Refund	\$44.34
		CISPAY8696	215188	Customer Refund	\$160.54
		CISPAY8697	215140	Customer Refund	\$271.00
		CISPAY8698	215158	Customer Refund	\$64.71
		CISPAY8699	215125	Customer Refund	\$95.77
		CISPAY8700	215082	Customer Refund	\$20.00
		CISPAY8701	215164	Customer Refund	\$254.47
		CISPAY8702	215155	Customer Refund	\$14.43
		CISPAY8703	215096	Customer Refund	\$22.36
		CISPAY8704	215054	Customer Refund	\$5.42
		CISPAY8705	215181	Customer Refund	\$129.37
		CISPAY8706	215159	Customer Refund	\$134.44
		CISPAY8707	215175	Customer Refund	\$132.64
		CISPAY8708	215156	Customer Refund	\$109.73
		CISPAY8709	215166	Customer Refund	\$69.21
		CISPAY8710	215160	Customer Refund	\$22.89
		CISPAY8711	215190	Customer Refund	\$39.01
		CISPAY8712	215112	Customer Refund	\$64.06
		CISPAY8713	215090	Customer Refund	\$53.56
		CISPAY8714	215129	Customer Refund	\$81.57
		CISPAY8715	215124	Customer Refund	\$74.33
		CISPAY8716	215163	Customer Refund	\$5.45
		CISPAY8717	215055	Customer Refund	\$138.91
		CISPAY8718	215097	Customer Refund	\$125.91
		CISPAY8719	215141	Customer Refund	\$83.16
		CISPAY8720	215135	Customer Refund	\$94.45
		CISPAY8721	215114	Customer Refund	\$9.28
		CISPAY8722	215144	Customer Refund	\$58.24
		CISPAY8723	215169	Customer Refund	\$55.56
		CISPAY8724	215174	Customer Refund	\$57.36
		CISPAY8725	215081	Customer Refund	\$72.33
		CISPAY8726	215093	Customer Refund	\$71.90
		CISPAY8727	215101	Customer Refund	\$111.12
		CISPAY8728	215109	Customer Refund	\$11.02
		CISPAY8729	215110	Customer Refund	\$76.18
		CISPAY8730	215066	Customer Refund	\$46.40



City Of Richland

VL-1 Voucher Listing

From: 8/11/2014 To: 8/22/2014

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
ADVANCED UTILITY ACCOUNTS PAYABLE INVOICES		CISPAY8731	215115	Customer Refund	\$57.09
		CISPAY8732	215074	Customer Refund	\$119.54
		CISPAY8733	215092	Customer Refund	\$126.80
		CISPAY8734	215116	Customer Refund	\$41.58
		CISPAY8735	215128	Customer Refund	\$81.29
		CISPAY8736	215145	Customer Refund	\$35.64
		CISPAY8737	215083	Customer Refund	\$98.31
		CISPAY8738	215053	Customer Refund	\$106.27
		CISPAY8739	215089	Customer Refund	\$94.21
		CISPAY8740	215086	Customer Refund	\$132.31
		CISPAY8741	215157	Customer Refund	\$36.40
		CISPAY8742	215161	Customer Refund	\$94.99
		CISPAY8743	215134	Customer Refund	\$114.14
		CISPAY8744	215108	Customer Refund	\$13.07
		CISPAY8745	215192	Customer Refund	\$111.14
		CISPAY8746	215063	Customer Refund	\$88.51
		CISPAY8747	215136	Customer Refund	\$150.00
		CISPAY8748	215176	Customer Refund	\$67.45
		CISPAY8749	215105	Customer Refund	\$114.11
		CISPAY8750	215131	Customer Refund	\$132.18
		CISPAY8751	215186	Customer Refund	\$20.24
		CISPAY8752	215111	Customer Refund	\$86.98
		CISPAY8753	215167	Customer Refund	\$19.96
		CISPAY8754	215095	Customer Refund	\$57.02
		CISPAY8755	215068	Customer Refund	\$112.38
		CISPAY8756	215130	Customer Refund	\$132.00
		CISPAY8757	215073	Customer Refund	\$114.37
		CISPAY8758	215059	Customer Refund	\$98.36
		CISPAY8759	215168	Customer Refund	\$53.40
		CISPAY8760	215067	Customer Refund	\$61.24
		CISPAY8761	215084	Customer Refund	\$153.63
		UTILITY REFUND	215133	CUSTOMER REFUND	\$80.83
TOTAL ****					\$20,909.54
UTILITY BILL CLEARING FUND Total ***					\$20,909.54



City Of Richland

VL-1 Voucher Listing

From: 8/11/2014 To: 8/22/2014

Vendor	P.O. Number	Invoice Number	Check #	Purpose of Purchase	Invoice Amount
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Invoice Total: ****

\$1,449,607.83

Number of Invoices

Amount

Vouchers In Richland	186	\$112,191.59
Vouchers In Tri Cities	112	\$286,841.41
Vouchers In WA	234	\$503,378.08
Vouchers Outside WA	628	\$547,196.75
Vouchers Final Total.....	1160	\$1,449,607.83

Ob ject Category	Title	Total	Percentage
2	BENEFITS	\$98,696.94	6.81%
3	SUPPLIES	\$139,484.06	9.62%
4	OTHER SERVICES & CHARGES	\$818,086.73	56.44%
5	INTERGOVERNMENTAL SERVICES	\$54,781.88	3.78%
6	CAPITAL PROJECTS	\$193,427.15	13.34%
	MACHINERY & EQUIPMENT	\$31,667.39	2.18%
8	INTEREST	\$7,391.43	0.51%
	REFUNDS	\$20,909.54	1.44%
9	INTERFUND SERVICES	\$370.05	0.03%
	INVENTORY PURCHASES	\$84,792.66	5.85%
	Total	\$1,449,607.83	