

MOSES LAKE CITY COUNCIL

Todd Voth
Jason Avila
Jon Lane

Dick Deane
Mayor



Gilbert Alvarado
Interim City Manager

David Curnel
Karen Liebrecht
Bill Ecret

November 24, 2015

AGENDA

Sophia Guerrero, Executive Secretary

Civic Center - Council Chambers

7:00 p.m.

6:00 PM

Study Session - 2016 Budget

1. **ROLL CALL**
2. **PLEDGE OF ALLEGIANCE**
3. **IDENTIFICATION OF CITIZENS WANTING TO DISCUSS AGENDA ITEMS**
IDENTIFICATION OF CITIZENS WANTING TO DISCUSS NON-AGENDA ITEMS
4. **PRESENTATIONS AND AWARDS**
 - A. **WasteWater Treatment Plant Outstanding Performance Award - Larson and Sand Dunes Treatment Plants - Dept. Of Ecology**
 - B. **Employee Presentations - Community Development and Finance Department**
5. **CONSENT AGENDA**
 - A. **Approval of Minutes - November 10, 2015**
 - B. **Approval of Bills and Checks Issued**
 - C. **Pioneer Meadows Major Plat and Findings of Fact**
 - D. **Poth II Major Plat and Findings of Fact**
 - E. **Resolution - Build on Unplatted Property - Penhallurick**
6. **COMMISSION APPOINTMENTS - None**
7. **CONSIDERATION OF BIDS AND QUOTES - None**
8. **PETITIONS, COMMUNICATIONS, OR PUBLIC HEARINGS**
 - A. **Traffic Concerns - Grape & Earl Dr. - Thomason**
 - B. **Public Hearing - Ordinance - 2016 Budget - 1st Reading**
9. **ORDINANCES AND RESOLUTIONS**
 - A. **Resolution - Accept Donation - Stratford Rd Project - GTA**
10. **REQUEST TO CALL FOR BIDS - None**

Finance W. Robert Taylor	Municipal Services Gary Harer	Police Chief Dave Ruffin	Parks & Recreation Spencer Grigg	Acting Fire Chief Brett Bastian	Community Development Gilbert Alvarado	City Attorney Katherine L. Kenison
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- 11. REFERRALS FROM COMMISSIONS - None**
- 12. OTHER ITEMS FOR COUNCIL CONSIDERATION - None**
- 13. NON-AGENDA ITEMS AND PUBLIC QUESTIONS AND COMMENTS**
- 14. COUNCIL QUESTIONS AND COMMENTS**
- 15. CITY MANAGER REPORTS AND COMMENTS**
 - A. Staff Reports**
 - 1. Gambling Tax Report**
 - 2. Investment Report**
 - 3. Sales Tax / Transient Rental Income Report**

Finance W. Robert Taylor	Municipal Services Gary Harer	Police Chief Dave Ruffin	Parks & Recreation Spencer Grigg	Acting Fire Chief Brett Bastian	Community Development Gilbert Alvarado	City Attorney Katherine L. Kenison
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STATE OF WASHINGTON
DEPARTMENT OF ECOLOGY

PO Box 47600 • Olympia, WA 98504-7600 • 360-407-6000

711 for Washington Relay Service • Persons with a speech disability can call 877-833-6341

July 21, 2015

The Honorable Dick Deane
Mayor of Moses Lake
PO Box 1579
Moses Lake, WA 98837

Dear Mayor Deane:

Congratulations! The Moses Lake Larson Wastewater Treatment Plant is receiving the 2014 "Wastewater Treatment Plant Outstanding Performance" award. Of approximately 300 wastewater treatment plants statewide, yours is one of 127 that achieved full compliance with its National Pollutant Discharge Elimination System (NPDES) permit in 2014.

My staff evaluated wastewater treatment plants in Washington for compliance with the effluent limits, monitoring and reporting requirements, spill prevention planning, pretreatment, and overall operational demands of the NPDES permit.

It takes diligent operators and a strong management team, working effectively together, to achieve this high level of compliance. It is not easy to operate a wastewater treatment plant 24 hours a day, 365 days a year, without violations. The Washington State Department of Ecology (Ecology) appreciates the extraordinary level of effort your plant operators demonstrated throughout 2014. Talented and proficient operators are critical to successful plant operations and protecting the health of Washington's waters. This is the seventh consecutive year the Moses Lake Larson Wastewater Treatment Plant received this award. Your excellent record is a credit to the dedicated operators who are responsible for operating this award-winning plant.

Ecology will issue a news release recognizing the 2014 award recipients including the Moses Lake Larson Wastewater Treatment Plant.

Please call Michael Hepp at (509) 329-3536 if you have any questions or comments about your award.

Thank you for the excellent service you provide. Congratulations!

Sincerely,

Heather R. Bartlett
Water Quality Program Manager

cc: Gary Harer, Municipal Services Director
Tim Varney, Public Works Superintendent





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July 21, 2015

The Honorable Dick Deane
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PO Box 1579
Moses Lake, WA 98837

Dear Mayor Deane:

Congratulations! The Moses Lake Dunes Wastewater Treatment Plant is receiving the 2014 "Wastewater Treatment Plant Outstanding Performance" award. Of approximately 300 wastewater treatment plants statewide, yours is one of 127 that achieved full compliance with its National Pollutant Discharge Elimination System (NPDES) permit in 2014.

My staff evaluated wastewater treatment plants in Washington for compliance with the effluent limits, monitoring and reporting requirements, spill prevention planning, pretreatment, and overall operational demands of the NPDES permit.

It takes diligent operators and a strong management team, working effectively together, to achieve this high level of compliance. It is not easy to operate a wastewater treatment plant 24 hours a day, 365 days a year, without violations. The Washington State Department of Ecology (Ecology) appreciates the extraordinary level of effort your plant operators demonstrated throughout 2014. Talented and proficient operators are critical to successful plant operations and protecting the health of Washington's waters. This is the third consecutive year the Moses Lake Dunes Wastewater Treatment Plant received this award. Your excellent record is a credit to the dedicated operators who are responsible for operating this award-winning plant.

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Sincerely,

Heather R. Bartlett
Water Quality Program Manager

cc: Gary Harer, Municipal Services Director
Tim Varney, Public Works Superintendent



MOSES LAKE CITY COUNCIL
November 10, 2015

DRAFT

Council Present: Dick Deane, Bill Ecret, Karen Liebrecht, Todd Voth, David Curnel, Jon Lane, and Jason Avila

The meeting was called to order at 7 p.m. by Mayor Deane.

PLEDGE OF ALLEGIANCE: Fernando Graray, high school student, led the Council in the flag salute.

PRESENTATION AND AWARDS

Fire Department: Simon Rillera, Firefighter/Paramedic, was introduced to the Council.

Parks and Recreation Department: Philip Hanson, Jr., Parks Maintenance Technician, was introduced to the Council.

Police Department: Captain Mike Williams, Police Department, was introduced to the Council.

CONSENT AGENDA

Minutes: The minutes of the October 27 meeting were presented for approval.

Approval of Claims, Prepaid Claims, Checks, and Payroll: Vouchers audited and certified by the Finance Director as required by RCW 42.24.080, and those expense reimbursement claims, certified as required by RCW 42.24.090, have been recorded on a listing which has been made available to the Council for approval and is retained for public inspection at the Civic Center. As of November 10, 2015 the Council does approve for payment claims in the amount of \$1,195,974.76; prepaid claims in the amount of \$56,223.27; claim checks in the amount of \$593,042.18; and payroll in the amounts of \$1,577.41 and \$297,212.04.

Poth Preliminary Major Plat 1 and Findings of Fact: Mark Poth submitted an application for a preliminary plat to subdivide 4.4 acres into 10 residential lots. The site is located east of Peninsula Drive, south of the south end of Lakeside Drive, and north of Lower Peninsula Park. The site is zoned R-1, Single Family Residential, which corresponds with the underlying Comprehensive Plan Land Use Designation of Low Density Residential. A deviation was requested to end Lakeside Drive in a cul-de-sac instead of continuing it to the property line. The cul-de-sac diameter proposed requires a deviation. The Planning Commission recommended that the preliminary plat be approved with conditions.

Resolution - Accept Easement - Inspire/Washington State Migrant Council: A resolution was presented which accepts an access easement for Lot 2, Hardenburgh Short Plat No. 1.

Resolution - Accept Improvements - Grace Harvest Church Major Plat: A resolution was presented which accepts the street and utility improvements constructed as part of the Grace Harvest Church Major Plat.

Resolution - Accept Improvements - Bernhardt Major Plat: A resolution was presented which accepts the street and utility improvements constructed as part of the Bernhardt Major Plat.

Accept Work - Stratford Road Sidewalk Project -2014: Moreno & Nelson Construction Corporation has completed the Stratford Road Sidewalk Project 2015. The work should be accepted and the 60 day lien period entered into.

Action Taken: Mr. Lane moved that the Consent Agenda be approved, seconded by Mr. Avila, and passed unanimously.

COMMISSION APPOINTMENTS - None

CONSIDERATION OF BIDS AND QUOTES - None

PETITIONS, COMMUNICATIONS, OR PUBLIC HEARINGS

BUILD ON UNPLATTED PROPERTY - PENHALLURICK

Richard Penhallurick requested permission to build on his unplatted property behind WalMart.

Gilbert Alvarado, Interim City Manager, reminded the Council that Mr. Penhallurick requested permission to build on this unplatted property in July of 2015. He pointed out that the property does not have direct access onto any right-of-way and the Council requested clarification of the access and the construction that would take place on the property. An easement has been recorded with the county and the Council determined that only mini storage would be allowed to be constructed on the property.

There was some discussion by the Council.

Action Taken: Mr. Ecret moved that the request to build on unplatted property be granted, seconded by Mrs. Liebrecht, and passed unanimously.

ORDINANCES AND RESOLUTIONS

ORDINANCES - TAXATION - 2ND READINGS

Ordinances were presented which fix the estimated amount to be received by the City from property taxes and sets the tax levy rate.

The ordinance fixing the amount to be received for municipal purposes from taxations on assessed valuations on property within the City of Moses Lake, Washington for 2016 was read by title only.

Action Taken: Mr. Ecret moved that the second reading of the ordinance be adopted, seconded by Mr. Avila, and passed unanimously.

The ordinance fixing the estimated amount to be received for municipal purposes from taxations on assessed valuations on property within the City of Moses Lake, Washington for 2016 was read by title only.

Action Taken: Mr. Avila moved that the second reading of the ordinance be adopted, seconded by Mr. Lane, and passed unanimously.

ORDINANCES - AMEND 17.12 - MAJOR SUBDIVISIONS - 2ND READING

An ordinance was presented which amends Moses Lake Municipal Code Chapter 17.12, Major Subdivisions, in order to bring it into compliance with state law concerning the time limit a final subdivision is vested.

The ordinance amending Chapter 17.12 of the Moses Lake Municipal Code entitled "Major Subdivisions" was read by title only.

Action Taken: Dr. Curnel moved that the second reading of the ordinance be adopted, seconded by Mr. Ecret, and passed unanimously.

ORDINANCE - AMEND BUDGET - 2ND READING

An ordinance was presented which amends the 2015 budget.

The ordinance amending the 2015 budget for the City of Moses Lake, Washington was read by title only.

Action Taken: Mrs. Liebrecht moved that the second reading of the ordinance be adopted, seconded by Mr. Lane, and passed unanimously.

ORDINANCE - CREATE 6.07 - CHICKENS - 1ST READING

A draft ordinance was presented which would regulate the keeping of chickens in the City.

The ordinance creating Chapter 6.07 of the Moses Lake Municipal Code entitled "Chickens" was read by title only.

Gilbert Alvarado, Interim City Manager, gave some background on the regulations provided.

Katherine Kenison, City Attorney, stated that requiring a license will give the City the authority to enter the premises if a complaint is received. She suggested that if the Council is inclined to view the keeping of

chickens on a trial basis that a sunset clause be placed in the ordinance so that citizens interested in keeping chickens realize that permission could be rescinded.

Laura Lutz, 714 S. Barbara, requested that the number of chickens allowed be increased to 6, the 15' setback be reduced.

Mayor Deane stated that he has received comments about the dust, lice on chickens, smell, flies, other objectionable issues that come with keeping chickens.

Mrs. Kenison pointed out that under state law a dangerous dog includes a dog that kills a domestic animal unprovoked while off of its premises. The City prohibits the keeping of dangerous dogs. She recommended that the public be made aware that should a dog kill a chicken, it would require the removal of the dog from the City's jurisdiction.

Mr. Voth stated that he was in favor of allowing the keeping of chickens.

Ryann Leonard, 907 Sand Dune Road, felt that the 15' setback from the property line is extreme and wanted to know the reasons for keeping the coops 5' from other structures, prohibiting the slaughtering of chickens, and the yearly fee.

Mrs. Liebrecht was in favor of the ordinance but felt that it should be a one time fee and that the sunset clause should be included.

Action Taken: Mr. Ecret moved that the ordinance be amended to change the annual license fee to a one time fee of \$50, and include a sunset clause, seconded by Mr. Voth, and passed with Mr. Lane and Mayor Deane opposed as everyone he has talked to is opposed to allowing the keeping of chickens in the City's limits and Mayor Deane pointed out that only one persons has requested permission to raise chickens .

RESOLUTION - NUISANCE ABATEMENT - 2404 W. LAKESIDE

A resolution was presented which provides for the abatement of nuisances at 2404 W. Lakeside, owned by the Vona M. Gibson Estate.

Clair Harden, Code Enforcement Officer, was sworn in and provided testimony concerning the nuisance violations.

There was no other testimony. The hearing was closed.

The resolution determining that Vona M. Gibson Est is the owner of certain real property within the City; that a nuisance requiring abatement by City forces or forces contracted by the City exists on such property; and directing the use of such forces to abate the nuisance found was read by title only.

Action Taken: Dr. Curnel moved that the resolution be adopted, seconded by Mr. Avila, and passed unanimously.

RESOLUTION - ACCEPT DONATION - MOSES LAKE STEEL

A resolution was presented which accepts a connex valued at \$2,500 for the Police Department. The connex will be located at the Ephrata Police Department Range and will be used to store targets and range supplies.

The resolution accepting a donation to the Moses Lake Police Department was read by title only.

Action Taken: Mr. Lane moved that the resolution be adopted, seconded by Dr. Curnel, and passed unanimously.

REQUEST TO CALL FOR BIDS

WELL DRILLING PROJECT - 2015

Staff requested authorization to call for bids for the 2015 Well Drilling Project. This project consists of drilling three shallow groundwater wells that will potentially be used for potable water and an alternate for one well

for irrigating approximately 95 acres at the Sand Dunes Treatment Plant.

Gary Harer, Municipal Services Director, explained that the shallow wells are a pilot project because the deep water wells are not recharging. The wells will be monitored because a shallow well is susceptible to contaminants. He mentioned that the wells will be about 90' deep.

There was considerable discussion by the Council.

Action Taken: Mr. Lane moved that the request be granted seconded by Dr. Curnel, and passed unanimously.

REFERRALS FROM COMMISSIONS - None

OTHER ITEMS FOR COUNCIL CONSIDERATION

MORGAN PRELIMINARY MAJOR PLAT APPROVAL - EXTENSION

Columbia Northwest Engineering, representing the Morgan Preliminary Major Plat, requested an extension of the preliminary plat approval.

Gilbert Alvarado, Interim City Manager, gave the background on the preliminary plat and information has been provided that there is activity on the plat.

Larry Angell, Columbia Northwest Engineering, pointed out that this plat was caught in the housing recession but the owner has been attempting to proceed with the project and explained the progress.

Action Taken: Mr. Ecret moved that the request for an extension of the preliminary plat approval be granted, seconded by Mr. Voth, and passed unanimously.

PLATTING DEEMED INSUFFICIENT - MORGAN MAJOR PLAT

Barbara Steen submitted a building permit application for Lot 22, Block 9, North Terrace #2, located at 558 Canterbury Lane, which are is a legally platted parcel, and requested a waiver of the required improvements.

Gilbert Alvarado, Interim City Manager, mentioned that property platted years ago was not required to install municipal improvements that are now required with current plats. In order to rectify the deficiencies, staff cannot issue a building permit for improvements on insufficiently platted property unless the properties are brought into conformance with the current codes or the City Council grants a waiver, deferral, or deviation from the requirements to install the deficient plat improvements. He mentioned that if the Council approves a waiver, covenant additional improvements would be required of the owner.

Action Taken: Mr. Voth moved that the request be granted with the stipulation that a covenant be required for construction of the improvements in the future, seconded by Mr. Ecret, and passed unanimously.

NON-AGENDA ITEMS AND PUBLIC QUESTIONS AND COMMENTS

GRANT COUNTY HEALTH DISTRICT

Teresa Adkinson, Grant County Health District, 1038 W. Ivy, stated that they depend on funding from the cities and counties to address health issues.

Gilbert Alvarado, Interim City manager, mentioned that the request for funding from the Health District will be discussed during budget study sessions.

COUNCIL QUESTIONS AND COMMENTS - None

CITY MANAGER REPORTS AND COMMENTS

BUILDING ACTIVITY REPORT

The October Building Activity Report was provided.

EXECUTIVE SESSION

The regular meeting was adjourned at 8:40 p.m. and the Council met in a 20 minute executive session with the City Attorney under RCW 42.30.110(1)(G) and (I) to discuss potential litigation and to evaluate qualifications of applicant for public employment. At 9:04 p.m. the Council requested an additional 5 minute executive session. The executive session was adjourned at 9:10 p.m. and the regular meeting was reconvened. The regular meeting was adjourned at 9:10 p.m.

ATTEST

Dick Deane, Mayor

W. Robert Taylor, Finance Director

DATE 11/19/15
TIME 13:48:34

PAGE 1
XAPPRVD

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR	VENDOR NO	Expenditure Account		
Department	Object Description	P.O. Number	P.O. Amount	Purpose of Purchase
=====	=====	=====	=====	=====
CONNIE CELUSTKA	00007321	0000075545	300.00	MAC PRESENTER PAY
		=====		
		TOTAL:	300.00	
UMPQUA BANK	00007077	0000075443	189.95	T & S/SUPPLIES/CTY MGR RECEPT
		0000075443	422.62	T & S/SUPPLIES/CTY MGR RECEPT
		0000075549	144.04	MISC COMPUTER SUPPLIES
		0000075549	50.69	MISC COMPUTER SUPPLIES
		0000075375	91.99	SUPPLIES & TRAVEL EXP
		0000075375	63.61	SUPPLIES & TRAVEL EXP
		0000075398	1,018.85	MISC SUPPLIES/REGISTRATION
		0000075429	252.22	SUPPLIES/TRAVEL/MEMBERSHIP
		0000075429	10.79	SUPPLIES/TRAVEL/MEMBERSHIP
		0000075429	85.62	SUPPLIES/TRAVEL/MEMBERSHIP
		0000075429	80.00	SUPPLIES/TRAVEL/MEMBERSHIP
		0000075429	118.74	SUPPLIES/TRAVEL/MEMBERSHIP
		0000075429	99.00	SUPPLIES/TRAVEL/MEMBERSHIP
		0000075429	3,986.71	SUPPLIES/TRAVEL/MEMBERSHIP
		0000075429	60.67	SUPPLIES/TRAVEL/MEMBERSHIP
		0000075429	90.47	SUPPLIES/TRAVEL/MEMBERSHIP
		0000075512	568.63	MISCELLANEOUS
		0000075512	94.09	MISCELLANEOUS
		0000075512	1,369.71	MISCELLANEOUS
		0000075512	149.00	MISCELLANEOUS
		0000075521	13.00	MISC SUPPLIES / CC

DATE 11/19/15
TIME 13:48:34

PAGE 2
XAPPRVD

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR	VENDOR NO	Expenditure Account		Purpose of Purchase
Department	Object Description	P.O. Number	P.O. Amount	
UMPQUA BANK	00007077			
		0000075526	425.74	MISC SUPPLIES / CC
		0000075521	122.00	MISC SUPPLIES / CC
		0000075530	441.73	MISC SUPPLIES / CC
		0000075521	120.88	MISC SUPPLIES / CC
		0000075437	102.12	BREAK ROOM SUPPLIES
		0000075530	239.10	MISC SUPPLIES / CC
		0000075429	332.18	SUPPLIES/TRAVEL/MEMBERSHIP
		0000075398	6.45	MISC SUPPLIES/REGISTRATION
		0000075398	334.95	MISC SUPPLIES/REGISTRATION
		0000075398	76.81	MISC SUPPLIES/REGISTRATION
		0000075398	560.78	MISC SUPPLIES/REGISTRATION
		0000075398	29.64	MISC SUPPLIES/REGISTRATION
		0000075398	105.00	MISC SUPPLIES/REGISTRATION
		0000075398	35.56	MISC SUPPLIES/REGISTRATION
		0000075375	16.02	SUPPLIES & TRAVEL EXP
		0000075530	381.73	MISC SUPPLIES / CC
		0000075530	252.47	MISC SUPPLIES / CC
		0000075530	155.31	MISC SUPPLIES / CC
		0000075549	908.88	MISC COMPUTER SUPPLIES
		0000075549	501.06	MISC COMPUTER SUPPLIES
		0000075398	65.97	MISC SUPPLIES/REGISTRATION
		0000075550	132.45	FUEL CHARGE

DATE 11/19/15
TIME 13:48:34

PAGE 3
XAPPRVD

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR Department	VENDOR NO Object Description	Expenditure Account P.O. Number	P.O. Amount	Purpose of Purchase
UMPQUA BANK	00007077			
		0000075398	222.29	MISC SUPPLIES/REGISTRATION
		0000075398	205.57	MISC SUPPLIES/REGISTRATION
		=====		
		TOTAL:	14,735.09	
		=====		
		REPORT TOTAL:	15,035.09	

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

TOTALS BY FUND

FUND NO	FUND NAME	AMOUNT
000	GENERAL FUND	10,172.87
103	GRANTS AND DONATIONS	871.28
116	STREET	6.45
410	WATER/SEWER	1,107.18
493	STORM WATER	51.58
498	AMBULANCE FUND	789.51
517	CENTRAL SERVICES	1,409.94
519	EQUIPMENT RENTAL	198.42
528	BUILD MAINTENANCE	427.86
	TOTAL	15,035.09

CHANGES TO BE MADE SHOULD BE LISTED BELOW

VEND NO.	P.O. NO.	AMT LISTED	CORRECTED AMT	ACTION TO BE TAKEN
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CORRECT AMOUNT TO BE PAID

CLAIMS APPROVAL

WE, THE UNDERSIGNED COUNCILMEN OF THE CITY OF MOSES LAKE, WASHINGTON, DO HEREBY CERTIFY THAT THE MERCHANDISE OR SERVICES SPECIFIED HAVE BEEN RECEIVED AND THAT ABOVE CLAIMS ARE APPROVED, AS NOTED, FOR PAYMENT IN THE AMOUNT OF \$15,035.09 THIS 24TH DAY OF NOVEMBER, 2015

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COUNCIL MEMBER COUNCIL MEMBER

.....

COUNCIL MEMBER FINANCE DIRECTOR

DATE 11/16/15
TIME 14:18:44

PAGE 1
XAPPRVD

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR	VENDOR NO	Expenditure Account		
Department	Object Description	P.O. Number	P.O. Amount	Purpose of Purchase
=====				
DATABAR	00007974			
		0000075423	453.93	MAIL UTILITY BILLS
		0000075423	453.92	MAIL UTILITY BILLS
		0000075423	453.93	MAIL UTILITY BILLS
		0000075423	453.93	MAIL UTILITY BILLS
		0000075423	453.93	MAIL UTILITY BILLS
		=====		
		TOTAL:	2,269.64	
HOME DEPOT CREDIT SERVICES	00007824			
		0000075502	9.71	MISC SUPPLIES
		0000075502	415.30	MISC SUPPLIES
		0000075502	51.04	MISC SUPPLIES
		0000075502	48.03	MISC SUPPLIES
		0000075502	89.22	MISC SUPPLIES
		0000075502	189.79	MISC SUPPLIES
		0000075502	150.55	MISC SUPPLIES
		0000075502	29.34	MISC SUPPLIES
		0000075502	173.23	MISC SUPPLIES
		0000075502	21.45	MISC SUPPLIES
		0000075502	47.28	MISC SUPPLIES
		=====		
		TOTAL:	1,224.94	
LOWES	00003886			
		0000075418	31.92	MISC SUPPLIES
		0000075418	257.87	MISC SUPPLIES
		0000075418	40.92	MISC SUPPLIES
		0000075418	13.72	MISC SUPPLIES
		0000075418	40.99	MISC SUPPLIES
		0000075418	2.61	MISC SUPPLIES

DATE 11/16/15
TIME 14:18:44

PAGE 2
XAPPRVD

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR	VENDOR NO	Expenditure Account		Purpose of Purchase
Department	Object Description	P.O. Number	P.O. Amount	
=====				
		=====		
		TOTAL:	388.03	
PUD OF GRANT COUNTY	00001501			
		0000075488	572.45	ELECTRIC SERVICE
		0000075488	17.11	ELECTRIC SERVICE
		0000075488	469.47	ELECTRIC SERVICE
		0000075488	424.95	ELECTRIC SERVICE
		0000075488	2,345.02	ELECTRIC SERVICE
		0000075488	29.38	ELECTRIC SERVICE
		0000075488	920.62	ELECTRIC SERVICE
		0000075488	19.47	ELECTRIC SERVICE
		0000075503	1,030.63	ELEC SERV/MONTLAKE IRRIG
		0000075488	221.31	ELECTRIC SERVICE
		0000075488	88.18	ELECTRIC SERVICE
		0000075488	24.48	ELECTRIC SERVICE
		0000075488	572.08	ELECTRIC SERVICE
		0000075488	187.37	ELECTRIC SERVICE
		0000075488	36,612.96	ELECTRIC SERVICE
		0000075488	28,780.16	ELECTRIC SERVICE
		0000075488	10,395.53	ELECTRIC SERVICE
		0000075488	84.00	ELECTRIC SERVICE
		0000075488	1,793.45	ELECTRIC SERVICE
		0000075488	494.32	ELECTRIC SERVICE
		0000075488	1,091.23	ELECTRIC SERVICE
		0000075488	770.08	ELECTRIC SERVICE

DATE 11/16/15
TIME 14:18:44

PAGE 3
XAPPRVD

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR	VENDOR NO	Expenditure Account		
Department	Object Description	P.O. Number	P.O. Amount	Purpose of Purchase
=====				
			TOTAL:	86,944.25
=====				
			REPORT TOTAL:	90,826.86

TOTALS PAGE
XAPPRVD

TOTALS BY FUND

CHANGES TO BE MADE SHOULD BE LISTED BELOW

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.....
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CORRECT AMOUNT TO BE PAID

* WE, THE UNDERSIGNED COUNCILMEN OF THE CITY OF MOSES LAKE, WASHINGTON, DO HEREBY CERTIFY THAT THE MERCHANDISE
* OR SERVICES SPECIFIED HAVE BEEN RECEIVED AND THAT ABOVE CLAIMS ARE APPROVED, AS NOTED, FOR PAYMENT
* IN THE AMOUNT OF \$90,826.86 THIS 24TH DAY OF NOVEMBER, 2015

* COUNCIL MEMBER

COUNCIL MEMBER

* COUNCIL MEMBER

FINANCE DIRECTOR

DATE 11/20/15
TIME 08:55:35

PAGE 1
XAPPRVD

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR Department	VENDOR NO Object Description	Expenditure Account P.O. Number	P.O. Amount	Purpose of Purchase
2M COMPANY INC	00004450	0000075393	16.27	MISC SUPPLIES
		0000075393	12.86	MISC SUPPLIES
		TOTAL:	29.13	
A & H PRINTERS	00000001	0000075469	80.93	C BOWEN BUS CARDS
		TOTAL:	80.93	
AAA READYMIX INC	00000027	0000075373	458.56	CONCRETE
		TOTAL:	458.56	
AG WEST DISTRIBUTING CO INC	00006842	0000075372	9.87	SPRAY SYSTEM REPAIR PARTS
		TOTAL:	9.87	
AMERISTAY INN & SUITES	00004371	0000075400	193.42	MAC PRESENTER LODGING
		TOTAL:	193.42	
ASSOC OF GRANT CO CITIES	00004953	0000075351	40.26	DINNER MEETING
		0000075351	9.49	DINNER MEETING
		0000075351	20.28	DINNER MEETING
		TOTAL:	70.03	
BACKWOODS BREWING COMPANY	00005772	0000075395	46.20	MAC RESALE/LIP BALM
		TOTAL:	46.20	
BASIN REFRIGERATION & HEAT INC	00003512	0000075374	431.60	EXCAVATE WATER SERVICE
		0000075374	344.74	EXCAVATE WATER SERVICE
		TOTAL:	776.34	
BASIN SEPTIC SERVICES	00000166	0000075366	145.66	SEPTIC SERVICE
		TOTAL:	145.66	
BATTERY SYSTEMS	00004673	0000075546	5.82	BATTERIES
		0000075546	5.83	BATTERIES

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR	VENDOR NO	Expenditure Account		
Department	Object Description	P.O. Number	P.O. Amount	Purpose of Purchase
=====				
		=====		
		TOTAL:	11.65	
BEE LINE FRAME AND AXLE INC	00000109			
		0000075324	1,766.24	REPLACE FUEL PUMP/TANK/LINES
		=====		
		TOTAL:	1,766.24	
BOUND TREE MEDICAL LLC	00006022			
		0000075465	3,092.03	MEDICAL SUPPLIES
		=====		
		TOTAL:	3,092.03	
BUD CLARY FORD	00006454			
		0000075445	1,073.29	REPLACE FUEL PUMP
		=====		
		TOTAL:	1,073.29	
CARQUEST	00001704			
		0000075448	7.08	DOOR HANDLE
		=====		
		TOTAL:	7.08	
CASCADE ANALYTICAL INC	00005014			
		0000075321	385.22	SAMPLE TESTING
		0000075321	1,485.04	SAMPLE TESTING
		=====		
		TOTAL:	1,870.26	
CASCADE NATURAL GAS CORP	00000203			
		0000075571	21.20	SNS GAS USAGE
		0000075420	223.13	NAT GAS SERVICE
		0000075420	220.61	NAT GAS SERVICE
		=====		
		TOTAL:	464.94	
CEDAR STREET CLEANERS	00004655			
		0000075501	557.84	UNIFORM MAINTENANCE
		=====		
		TOTAL:	557.84	
CENTRAL MACHINERY SALES INC	00002779			
		0000075368	971.10	COMPRESSOR RENTAL
		0000075446	134.14	FILTER/BELT SET/ENGINE OIL
		=====		
		TOTAL:	1,105.24	
CENTRAL MANUFACTURING INC	00005478			
		0000075449	2,396.25	HOT MIX ASPHALT
		0000075449	206.90	HOT MIX ASPHALT
		=====		
		TOTAL:	2,603.15	
CHASE PAYMENTECH-EFT	00004046			

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR Department	VENDOR NO Object Description	Expenditure Account		Purpose of Purchase
		P.O. Number	P.O. Amount	
		0000075598	652.42	CREDIT CARD FEES
		0000075598	652.41	CREDIT CARD FEES
		0000075598	652.42	CREDIT CARD FEES
		0000075598	652.42	CREDIT CARD FEES
		0000075598	652.42	CREDIT CARD FEES
		=====		
		TOTAL:	3,262.09	
CHS INC	00000249			
		0000075365	1,416.37	FUEL FOR VEHICLES/GEN DIESEL
		0000075365	15,213.14	FUEL FOR VEHICLES/GEN DIESEL
		=====		
		TOTAL:	16,629.51	
CINTAS CORPORATION LOC 607	00000271			
		0000075309	22.44	SHOP TOWELS/UNIFORMS
		0000075309	22.44	SHOP TOWELS/UNIFORMS
		0000075309	215.04	SHOP TOWELS/UNIFORMS
		=====		
		TOTAL:	259.92	
CITY OF MOSES LAKE	00008201			
		0000075552	320.55	WATER SERVICE
		0000075552	96.93	WATER SERVICE
		0000075552	202.07	WATER SERVICE
		=====		
		TOTAL:	619.55	
	00008107			
		0000075603	7.79	EXCISE TAX/OCT
		=====		
		TOTAL:	7.79	
	00008201			
		0000075552	557.35	WATER SERVICE
		0000075552	235.57	WATER SERVICE
		=====		
		TOTAL:	792.92	
	00008107			
		0000075603	1.21	EXCISE TAX/OCT
		=====		
		TOTAL:	1.21	
	00008102			
		0000075431	100.00	SHORELINE EXEMPTION

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR	VENDOR NO	Expenditure Account		
Department	Object Description	P.O. Number	P.O. Amount	Purpose of Purchase
=====				
		=====		
		TOTAL:	100.00	
	00008201			
		0000075552	1,301.26	WATER SERVICE
		0000075552	432.55	WATER SERVICE
		0000075552	1,567.60	WATER SERVICE
		0000075552	180.49	WATER SERVICE
		0000075552	230.86	WATER SERVICE
		0000075552	243.86	WATER SERVICE
		0000075552	1,142.55	WATER SERVICE
		0000075554	663.70	WATER SERVICE
		0000075552	96.93	WATER SERVICE
		=====		
		TOTAL:	5,859.80	
	00008107			
		0000075603	21.09	EXCISE TAX/OCT
		0000075603	22.83	EXCISE TAX/OCT
		0000075603	10.68	EXCISE TAX/OCT
		0000075603	-3.03	EXCISE TAX/OCT
		0000075603	6.10	EXCISE TAX/OCT
		0000075603	11.02	EXCISE TAX/OCT
		=====		
		TOTAL:	68.69	
	00008201			
		0000075552	91.59	WATER SERVICE
		0000075552	229.91	WATER SERVICE
		0000075554	3,463.38	WATER SERVICE
		0000075552	1,797.77	WATER SERVICE
		0000075552	65.75	WATER SERVICE
		=====		
		TOTAL:	5,648.40	

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR	VENDOR NO	Expenditure Account		
Department	Object Description	P.O. Number	P.O. Amount	Purpose of Purchase
=====				
CITY OF MOSES LAKE	00008107	0000075603	30.67	EXCISE TAX/OCT
		0000075603	.52	EXCISE TAX/OCT
		0000075603	196.96	EXCISE TAX/OCT
		=====		
		TOTAL:	228.15	
	00008201	0000075554	3,154.42	WATER SERVICE
		=====		
		TOTAL:	3,154.42	
	00008107	0000075603	25,061.99	EXCISE TAX/OCT
		0000075603	7,168.74	EXCISE TAX/OCT
		0000075603	2,732.20	EXCISE TAX/OCT
		0000075603	15,674.21	EXCISE TAX/OCT
		=====		
		TOTAL:	50,637.14	
	00008201	0000075552	2,583.51	WATER SERVICE
		=====		
		TOTAL:	2,583.51	
	00008107	0000075603	1,079.52	EXCISE TAX/OCT
		=====		
		TOTAL:	1,079.52	
	00008201	0000075552	323.58	WATER SERVICE
		=====		
		TOTAL:	323.58	
		00008107	0000075603	13.13
	0000075603		3,168.27	EXCISE TAX/OCT
	0000075238		33,332.23	INTERFUND LOAN REPAYMENT
	0000075238		669.98	INTERFUND LOAN REPAYMENT
0000075603	14.84		EXCISE TAX/OCT	
0000075603	60.33		EXCISE TAX/OCT	
0000075603	93.33		EXCISE TAX/OCT	
=====				

DATE 11/20/15
TIME 08:55:35

PAGE 6
XAPPRVD

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR Department	VENDOR NO Object Description	Expenditure Account P.O. Number P.O. Amount	Purpose of Purchase
CITY OF MOSES LAKE	00008107	0000075603 87.60	EXCISE TAX/OCT
		=====	
		TOTAL: 37,439.71	
	00008201		
		0000075552 279.72	WATER SERVICE
		0000075552 784.74	WATER SERVICE
		0000075552 459.83	WATER SERVICE
		0000075554 159.40	WATER SERVICE
		0000075552 364.85	WATER SERVICE
		0000075552 807.78	WATER SERVICE
		0000075552 154.99	WATER SERVICE
		0000075552 96.93	WATER SERVICE
		=====	
		TOTAL: 3,108.24	
CIVIL AIR PATROL MAGAZINE	00007582		
		0000075510 195.00	ADVERTISING
		=====	
		TOTAL: 195.00	
COLUMBIA BASIN AUTO REPAIR LLC	00003132		
		0000075388 185.34	DIAGNOSE/INSTALL THERMOSTAT
		=====	
		TOTAL: 185.34	
COLUMBIA BASIN DAILY HERALD	00000210		
		0000075421 1,616.25	PUBLICATIONS
		0000075371 228.10	OCT 2015 PROGRAM ADVERTISING
		0000075371 228.10	OCT 2015 PROGRAM ADVERTISING
		0000075499 48.00	ADVERTISING
		=====	
		TOTAL: 2,120.45	
COLUMBIA BASIN MACHINE	00000211		
		0000075447 2.81	BUNA O-RINGS
		=====	
		TOTAL: 2.81	
COLUMBIA BASIN WATER WORKS	00004175		
		0000075377 5,899.62	LARGE METERS - TEST & REPAIR
		=====	
		TOTAL: 5,899.62	
COLUMBIA BEARING BDI	00000274		

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR Department	VENDOR NO Object Description	Expenditure Account P.O. Number	P.O. Amount	Purpose of Purchase
		0000075378	40.69	BELTS
		TOTAL:	40.69	
COLUMBIA FORD	00007929	0000073822	48,660.27	FORD F450 TRUCK EXT CAB
		TOTAL:	48,660.27	
COLUMBIA GLASS LLC	00005867	0000075451	402.02	REPLACE DOOR LAMINATE-LIBRARY
		TOTAL:	402.02	
COMMERCIAL TIRE	00005968	0000075450	1,723.72	NEW TIRES/WHEEL BALANCE
		TOTAL:	1,723.72	
CONFLUENCE HEALTH	00005069	0000075500	474.61	SERVICES
		0000075551	228.33	DOT PHYSICALS, HEP B VACCINE
		0000075551	104.00	DOT PHYSICALS, HEP B VACCINE
		TOTAL:	806.94	
CONSOLIDATED ELECTRIC DIST	00000819	0000075452	70.65	LAMP/BALLAST/CONTACTOR
		0000075452	76.65	LAMP/BALLAST/CONTACTOR
		TOTAL:	147.30	
CROWN PAPER & JANITORIAL	00007120	0000075453	305.36	JANITORIAL SUPPLIES
		TOTAL:	305.36	
DELONE KRUEGER	00005860	0000075436	130.14	REIMB EXPENSES/CONFERENCE
		TOTAL:	130.14	
DEPT OF ECOLOGY	00003221	0000075379	760.00	LAB ACCREDITATION FEES-DUNES
		TOTAL:	760.00	
DESERT GREEN TURF	00007180	0000075401	539.50	SOD
		TOTAL:	539.50	
DR LOU SOWERS	00001856	0000075511	900.00	PSYCHOLOGICALS
		TOTAL:	900.00	

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR Department	VENDOR NO Object Description	Expenditure Account		Purpose of Purchase
		P.O. Number	P.O. Amount	
E F RECOVERY	00007244	0000075466	683.10	EPCR HOSTED / OCTOBER
		TOTAL:	683.10	
EASTERN CASCADE DIST	00006909	0000075497	55.75	WATER
		TOTAL:	55.75	
FABER INDUSTRIAL SUPPLY	00000501	0000075407	198.98	MISC SUPPLIES
		0000075454	37.12	FLOOR DRY ABSORBANT
		TOTAL:	236.10	
FASTENAL COMPANY	00007372	0000075455	597.62	MISC SUPPLIES
		0000075455	30.10	MISC SUPPLIES
		TOTAL:	627.72	
GALLS, LLC	00000133	0000075505	8,233.87	SUPPLIES
		0000075505	1,598.70	SUPPLIES
		TOTAL:	9,832.57	
GARRY OTTMAR	00004434	0000075308	263.25	MISC DUMPING
		TOTAL:	263.25	
GRAINGER PARTS OPERATIONS	00002755	0000075380	92.72	MISC SUPPLIES
		0000075380	191.20	MISC SUPPLIES
		TOTAL:	283.92	
GRANITE CONSTRUCTION COMPANY	00003701	0000075471	983.58	3/4" CSTC (GRAVEL)
		TOTAL:	983.58	
GRANT CO SOLID WASTE DEPT	00000640	0000075427	22,164.15	LANDFILL DUMPING FEES
		TOTAL:	22,164.15	
GRANT COUNTY	00007249	0000075631	12,000.00	SIP LOAN PYMT/PASS THRU MONEY
		TOTAL:	12,000.00	
GRANT COUNTY TECHNOLOGY	00005535			

DATE 11/20/15
TIME 08:55:35

PAGE 9
XAPPRVD

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR Department	VENDOR NO Object Description	Expenditure Account P.O. Number	P.O. Amount	Purpose of Purchase
		0000075498	60.00	SERVICES
		TOTAL:	60.00	
HACH COMPANY	00000712	0000075381	508.44	LAB SUPPLIES/SALT BRIDGE
		0000075381	1,115.44	LAB SUPPLIES/SALT BRIDGE
		TOTAL:	1,623.88	
HEIMAN FIRE EQUIPMENT	00006634	0000075343	538.24	EXTRICATION TOOLS / AMBULANCE
		TOTAL:	538.24	
JERRYS AUTO SUPPLY	00005835	0000075434	4.83	MISC SUPPLIES
		0000075456	72.61	STRONG ARM/CERAMIC HARNESS
		TOTAL:	77.44	
KATHERINE L KENISON	00006980	0000075430	14,576.00	PROF SERVICE/CITY ATTY
		TOTAL:	14,576.00	
KONE INC	00006438	0000075396	64.23	ELEVATOR MAINTENANCE
		0000075396	365.08	ELEVATOR MAINTENANCE
		TOTAL:	429.31	
KONICA MINOLTA BUSINESS SOL	00007194	0000075433	149.54	MAINT AGREE/CH COPIER
		TOTAL:	149.54	
LAKESIDE DISPOSAL	00004080	0000075426	187,253.92	CONTRACT PAYMENT
		TOTAL:	187,253.92	
MOBILE FLEET SERVICE	00006815	0000075385	15.81	SENSOR/CREDIT MEMO
		TOTAL:	15.81	
MOSES LAKE STEEL SUPPLY	00001268	0000075376	21.60	misc supplies
		0000075376	102.20	misc supplies
		0000075463	18.65	MISC SUPPLIES
		TOTAL:	142.45	

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR Department	VENDOR NO Object Description	Expenditure Account P.O. Number	P.O. Amount	Purpose of Purchase
MOSES LAKE TOWING	00006525	0000075389	377.65	TOW AMBULANCE
		TOTAL:	377.65	
NANCY CORTEZ/PETTY CASH FUND	00004997	0000075560	6.04	REIMB PETTY CASH
		0000075560	47.75	REIMB PETTY CASH
		TOTAL:	53.79	
NEWMAN TRAFFIC SIGNS	00005398	0000075387	534.48	SHEETED EXTRUDED BLADE
		TOTAL:	534.48	
NORCO ENTERPRISES INC	00006590	0000075467	388.44	SENSOR FOR M40
		0000075459	268.42	
		TOTAL:	656.86	
NORTH CENTRAL LABORATORIES	00005653	0000075386	810.25	LAB SUPPLIES
		TOTAL:	810.25	
OASIS AUTO SPA	00004834	0000075504	256.50	CAR WASHES - OCTOBER
		TOTAL:	256.50	
OXARC INC	00001412	0000075405	37.83	MISC SUPPLIES
		TOTAL:	37.83	
PACIFIC NORTHWEST MECHANICAL	00005536	0000075573	45.86	LABOR CHARGES-BENDING METAL
		TOTAL:	45.86	
PARKSON CORP	00006891	0000075325	2,688.54	SPIRAL BRUSH
		TOTAL:	2,688.54	
PETTY CASH REVOLVING FUND	00001540	0000075432	10.00	REIIMB PETTY CASH
		0000075432	25.00	REIIMB PETTY CASH
		0000075432	21.60	REIIMB PETTY CASH
		TOTAL:	56.60	
PLATT ELECTRIC COMPANY	00001549			

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR Department	VENDOR NO Object Description	Expenditure Account		Purpose of Purchase
		P.O. Number	P.O. Amount	
		0000075326	4.65	BATTERIES/CONNECTOR BLOCK/TAPE
		0000075326	538.69	BATTERIES/CONNECTOR BLOCK/TAPE
		0000075326	3.63	BATTERIES/CONNECTOR BLOCK/TAPE
		=====		
		TOTAL:	546.97	
QCL INC	00006542			
		0000075425	69.00	PRE-EMPLOY DRUG TEST
		=====		
		TOTAL:	69.00	
QUILL CORPORATION	00004811			
		0000075350	45.93	MISC SUPPLIES
		0000075422	71.23	MISC SUPPLIES
		0000075350	14.99	MISC SUPPLIES
		0000075422	30.18	MISC SUPPLIES
		0000075422	30.18	MISC SUPPLIES
		0000075422	30.18	MISC SUPPLIES
		=====		
		TOTAL:	222.69	
RAINBOW FLYING SERVICE	00003974			
		0000075399	400.00	LAWN CARE CONTRACT
		=====		
		TOTAL:	400.00	
REFLEX TRAFFIC SYSTEMS	00004837			
		0000075441	27,024.77	PROF SERV/RED LIGHT TICKETS
		=====		
		TOTAL:	27,024.77	
RELLS FIRE EQUIPMENT	00006109			
		0000075470	533.03	BACKFLOW ASSY CROSS CONN TESTS
		=====		
		TOTAL:	533.03	
RICHARD PEARCE	00006577			
		0000075435	96.00	REIMB MILEAGE/CONFERENCE
		=====		
		TOTAL:	96.00	
ROYAL ORGANIC PRODUCTS	00007187			
		0000075438	2,791.05	TIPPING FEE
		=====		
		TOTAL:	2,791.05	
SAUL C CASTILLO	00000810			
		0000075428	110.00	PROF SERVICES/INTERPRETING
		=====		
		TOTAL:	110.00	

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR	VENDOR NO	Expenditure Account		
Department	Object Description	P.O. Number	P.O. Amount	Purpose of Purchase
=====				
SCHAEFFER MFG COMPANY	00003823			
		0000075391	451.36	SYNTHETIC OIL
		=====		
		TOTAL:	451.36	
SEA WESTERN INC	00001879			
		0000075458	65.81	AIR PACK EQUIP.
		=====		
		TOTAL:	65.81	
SHERWIN-WILLIAMS	00006229			
		0000075404	71.17	MISC SUPPLIES
		=====		
		TOTAL:	71.17	
SHIRTBUILDERS INC	00004022			
		0000075462	832.77	UNIFORMS
		=====		
		TOTAL:	832.77	
SHRED IT	00003144			
		0000075424	6.54	RECORDS DESTRUCTION
		0000075424	6.54	RECORDS DESTRUCTION
		0000075424	12.96	RECORDS DESTRUCTION
		0000075424	12.94	RECORDS DESTRUCTION
		0000075424	12.94	RECORDS DESTRUCTION
		0000075424	4.41	RECORDS DESTRUCTION
		0000075424	4.40	RECORDS DESTRUCTION
		0000075424	4.41	RECORDS DESTRUCTION
		=====		
		TOTAL:	65.14	
SOAPWORKS STUDIO	00006049			
		0000075370	286.00	MAC RESALE/SOAP
		=====		
		TOTAL:	286.00	
SPECTRUM COMMUNICATIONS	00002691			
		0000075508	938.38	EQUIPMENT
		=====		
		TOTAL:	938.38	
SUPPLYWORKS	00003053			
		0000075390	253.57	JANITORIAL SUPPLIES
		=====		
		TOTAL:	253.57	
TRANSPORTATION REVOLVING FUND	00001922			
		0000075339	35.89	T & S / BURNS / TRNG

DATE 11/20/15
TIME 08:55:35

PAGE 13
XAPPRVD

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR Department	VENDOR NO Object Description	Expenditure Account P.O. Number	P.O. Amount	Purpose of Purchase
=====				
		TOTAL:	35.89	
UMPQUA BANK/MERCHANT-EFT	00005882	0000075600	352.21	CREDIT CARD FEES
		0000075600	144.02	CREDIT CARD FEES
		0000075600	66.36	CREDIT CARD FEES
		0000075600	65.01	CREDIT CARD FEES
		0000075600	10.00	CREDIT CARD FEES
		0000075600	23.62	CREDIT CARD FEES
		0000075600	21.95	CREDIT CARD FEES
		0000075600	6.58	CREDIT CARD FEES
		0000075600	6.58	CREDIT CARD FEES
		0000075600	6.58	CREDIT CARD FEES
		0000075600	6.58	CREDIT CARD FEES
		0000075600	6.59	CREDIT CARD FEES
=====				
		TOTAL:	716.08	
UTIL UNDRGRND LOCATION CENTER	00004598	0000075364	42.57	UNDERGROUND UTILITY LOCATES
		0000075364	42.57	UNDERGROUND UTILITY LOCATES
		0000075364	42.57	UNDERGROUND UTILITY LOCATES
=====				
		TOTAL:	127.71	
VERIZON WIRELESS	00002107	0000075473	25.47	CELL PHONE SERVICE
		0000075473	616.54	CELL PHONE SERVICE
		0000075473	40.01	CELL PHONE SERVICE
		0000075473	80.12	CELL PHONE SERVICE
		0000075473	40.01	CELL PHONE SERVICE
		0000075473	40.01	CELL PHONE SERVICE

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR Department	VENDOR NO Object Description	Expenditure Account P.O. Number P.O. Amount		Purpose of Purchase
		0000075473	40.01	CELL PHONE SERVICE
		=====		
		TOTAL:	882.17	
VISTA SERVICE & TOWING	00004604	0000075507	193.14	TOWING
		=====		
		TOTAL:	193.14	
W S C P A	00002800	0000075506	50.00	MEMBERSHIP
		=====		
		TOTAL:	50.00	
WA ST CRIMINAL JUSTICE TRNG	00003831	0000075509	95.00	TUITION
		=====		
		TOTAL:	95.00	
WASHINGTON STATE PATROL	00002249	0000075461	3,105.00	ACADEMY / RILLERA
		=====		
		TOTAL:	3,105.00	
WEINSTEIN BEVERAGE COMPANY	00005990	0000075367	467.13	MISC SUPPLIES
		=====		
		TOTAL:	467.13	
WESTERN PETERBILT INC	00006802	0000075397	1,118.99	LED BULB/DEF REPAIR
		0000075397	33.87	LED BULB/DEF REPAIR
		=====		
		TOTAL:	1,152.86	
WESTERN SYSTEMS	00006838	0000075468	2,724.48	CONTROL EPAC
		=====		
		TOTAL:	2,724.48	
WILBUR ELLIS COMPANY	00002262	0000075402	471.52	FERTILIZER
		=====		
		TOTAL:	471.52	
WM H REILLY & COMPANY	00006598	0000075472	143.80	SLEEVE CUP NUTS
		=====		
		TOTAL:	143.80	
XPRESS BILL PAY - EFT	00006421	0000075599	313.77	CREDIT CARD FEES
		0000075599	313.78	CREDIT CARD FEES
		0000075599	313.77	CREDIT CARD FEES
		0000075599	313.78	CREDIT CARD FEES

DATE 11/20/15
TIME 08:55:35

PAGE 15
XAPPRVD

CITY OF MOSES LAKE
TABULATION OF CLAIMS TO BE APPROVED
COUNCIL MEETING OF 11/24/2015

NAME OF VENDOR Department	VENDOR NO Object Description	Expenditure Account P.O. Number	P.O. Amount	Purpose of Purchase
XPRESS BILL PAY - EFT	00006421	0000075599	313.78	CREDIT CARD FEES
		TOTAL:	1,568.88	
ZIGGYS #13	00006567	0000075369	61.66	MISC SUPPLIES
		0000075369	261.47	MISC SUPPLIES
		0000075394	12.73	PREMIX CONCRETE
		TOTAL:	335.86	
		REPORT TOTAL:	513,327.49	



November 18, 2015

Honorable Mayor and
Moses Lake City Council

RE: Pioneer Meadows Major Plat

Dear Council Members

Pioneer Meadows LLC has applied for a preliminary plat to subdivide 14.75 acres into two lots for future development. Deviations were requested to street construction standards and a waiver of the requirement to extend Ninth Avenue to Pioneer Way. A waiver or deferral of water and sewer improvements in Pioneer Way is also required. The site is located west of Pioneer Way, north of Ninth Avenue, east of Division Street, and south of Three Ponds. The area is zoned R-3, Multi-Family Residential at the south end and C-2, General Commercial at the north end.

The Planning Commission recommended that the preliminary plat be approved with conditions.

Attached are the Findings, Conclusions and Decision of the Planning Commission. As no appeal was taken from this decision of the Planning Commission, the Council's approval of this decision incorporates and adopts the Findings, Conclusion and Decision of the Planning Commission.

Respectfully submitted,

Gilbert Alvarado
Interim City Manager

GA:jt

COVENANTS

COVENANTS, AS APPROVED WITH THE PLAT, ARE
RECORDED AS SEPARATE DOCUMENT UNDER
AUDITOR'S FILE NUMBER.
RECORDS OF GRANT COUNTY, WA.

PIONEER MEADOWS MAJOR PLAT

LYING IN A PORTION OF SECTION 23, TOWNSHIP 19 NORTH, RANGE 28 EAST, W.M.,
CITY OF MOSES LAKE, GRANT COUNTY, WASHINGTON

CURVE TABLE					
CH	LENGTH	RADIUS	DELTA	CH BEARING	CH DIST
C1	28.13	100.00	16°06'56"	S35°21'37"E	28.03
C2	67.02	100.00	38°24'00"	N17°33'16"E	65.78
C3	71.87	100.00	41°08'18"	N47°21'29"E	70.27
C4	59.61	99.65	34°16'21"	N67°57'05"E	58.72
C5	27.25	54.13	29°12'39"	S29°42'11"E	27.45
C6	27.54	35.63	44°17'23"	S70°10'27"E	26.86
C7	26.06	44.59	33°11'22"	N67°27'56"E	25.70

CURVE TABLE					
CH	LENGTH	RADIUS	DELTA	CH BEARING	CH DIST
C8	33.33	52.02	37°12'30"	N09°55'40"E	33.12
C9	72.38	1097.33	3°46'45"	N07°30'22"E	72.36
C10	23.87	157.74	8°38'35"	N07°25'14"W	23.77
C11	77.44	46.44	95°32'38"	N54°01'24"W	68.77
C12	29.60	47.51	35°46'28"	S31°08'41"W	29.18
C13	33.17	180.97	10°30'06"	S02°06'41"W	33.12

LINE TABLE		
LP	BEARING	DISTANCE
L1	N64°26'26"E	61.02
L2	N64°04'33"E	70.76
L3	N60°44'27"E	67.24
L4	N39°23'48"E	160.30
L5	N36°55'24"E	45.11
L6	S03°33'37"E	64.94
L7	S00°16'53"E	52.24
L8	S04°53'16"E	47.84
L9	N00°55'22"E	60.01
L10	N02°20'50"W	69.95
L11	N67°55'38"E	30.38
L12	N25°52'14"E	92.26
L13	N12°51'14"E	98.58
L14	N71°59'56"E	87.64
L15	N89°05'16"E	72.36

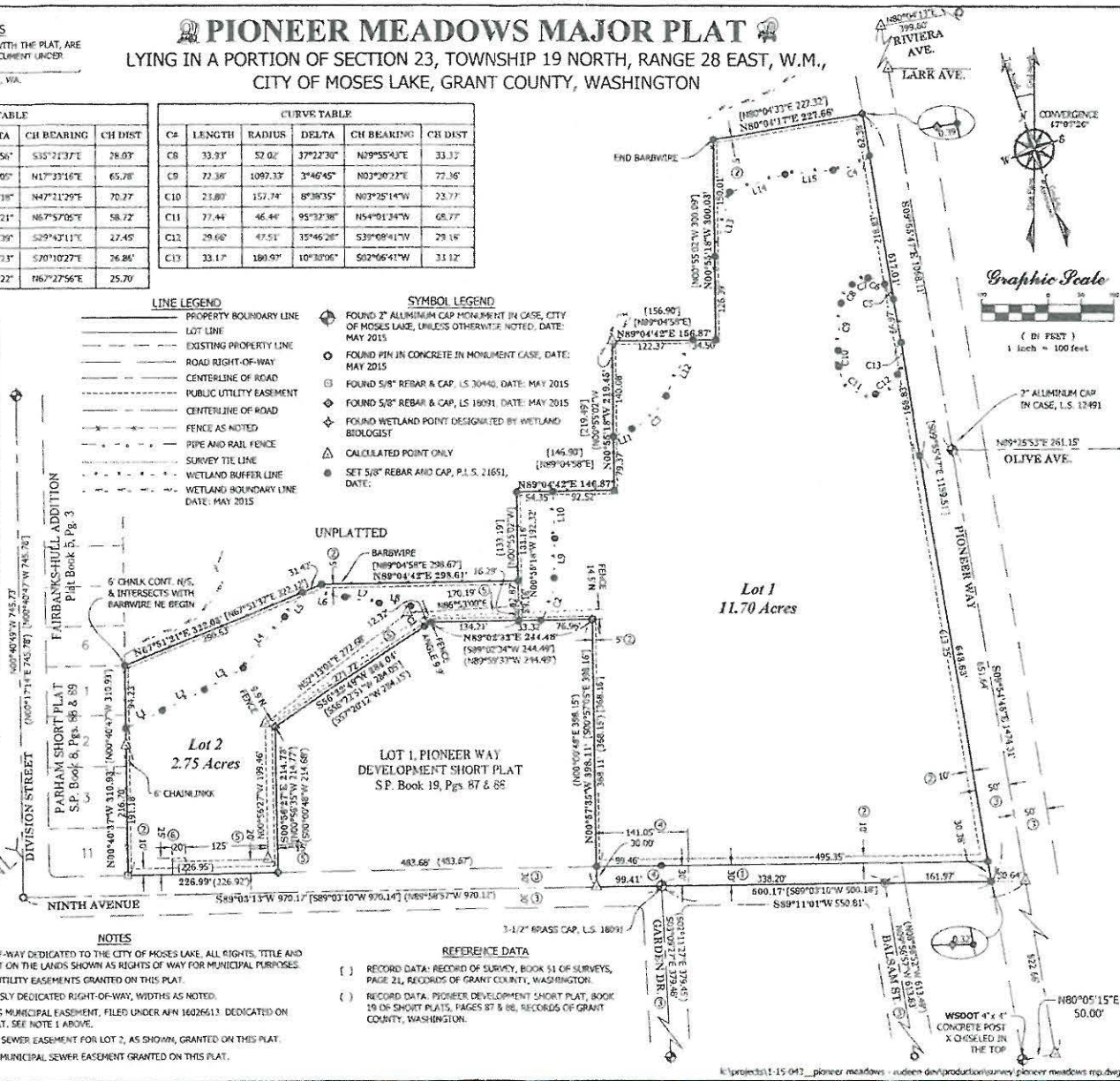
LINE LEGEND

- PROPERTY BOUNDARY LINE
- LOT LINE
- EXISTING PROPERTY LINE
- ROAD RIGHT-OF-WAY
- CENTERLINE OF ROAD
- PUBLIC UTILITY EASEMENT
- CENTERLINE OF ROAD
- FENCE AS NOTED
- PIPE AND RAIL FENCE
- SURVEY TIE LINE
- WETLAND BUFFER LINE
- WETLAND BOUNDARY LINE
- DATE: MAY 2015

SYMBOL LEGEND

- FOUND 2" ALUMINUM CAP MONUMENT IN CASE, CITY OF MOSES LAKE, UNLESS OTHERWISE NOTED, DATE: MAY 2015
- FOUND PIN IN CONCRETE IN MONUMENT CASE, DATE: MAY 2015
- FOUND 5/8" REBAR & CAP, L.S. 30440, DATE: MAY 2015
- FOUND 5/8" REBAR & CAP, L.S. 18091, DATE: MAY 2015
- FOUND WETLAND POINT DESIGNATED BY WETLAND BIOLOGIST
- CALCULATED POINT ONLY
- SET 5/8" REBAR AND CAP, P.L.S. 21651, DATE:

PRELIMINARY
FOR REVIEW ONLY



NOTES

- RIGHT-OF-WAY DEDICATED TO THE CITY OF MOSES LAKE, ALL RIGHTS, TITLE AND INTEREST ON THE LANDS SHOWN AS RIGHTS OF WAY FOR MUNICIPAL PURPOSES.
- PUBLIC UTILITY EASEMENTS GRANTED ON THIS PLAT.
- PREVIOUSLY DEDICATED RIGHT-OF-WAY, WIDTHS AS NOTED.
- EXISTING MUNICIPAL EASEMENT, FILED UNDER AFR 1602611 DEDICATED ON THIS PLAT, SEE NOTE 1 ABOVE.
- PRIVATE SEWER EASEMENT FOR LOT 2, AS SHOWN, GRANTED ON THIS PLAT.
- 20' x 25' MUNICIPAL SEWER EASEMENT GRANTED ON THIS PLAT.

REFERENCE DATA

- RECORD DATA: RECORD OF SURVEY, BOOK 51 OF SURVEYS, PAGE 21, RECORDS OF GRANT COUNTY, WASHINGTON.
- RECORD DATA: PIONEER DEVELOPMENT SHORT PLAT, BOOK 19 OF SHORT PLATS, PAGES 87 & 88, RECORDS OF GRANT COUNTY, WASHINGTON.

INDEX DATA

523.7 19 N. R. 28 E

Columbia NW Engineering, PS
engineering - surveying - planning
240 North Edin Street, Moses Lake, WA 98837
PH: 509-766-1226 FAX: 509-766-0754

CNW ENG

PIONEER MEADOWS
MAJOR PLAT

FOR: RUPPEN DEVELOPMENT LLC
695 N. LEGACY RIDGE DRIVE #201 LIBERTY LAKE, WA 99019

DTW
DRAWN BY

PR
O.A. REVIEW
8/19/2015
PLOT DATE
1"=100'
PLOT SCALE
1-15-043
PROJ. NO.
0
REVISION NO.
SHEET 2
OF 3

k:\projects\1-15-043_pioneer meadows - ruppen dev\production\survey\pioneer meadows mp.dwg

BEFORE THE PLANNING COMMISSION/CITY COUNCIL OF THE
CITY OF MOSES LAKE, WASHINGTON

IN THE MATTER OF THE PIONEER MEADOWS
MAJOR PLAT AND DEVIATION AND
DEFERRAL REQUESTS

FINDINGS OF FACT, CONCLUSIONS, AND
DECISION

1. HEARING BEFORE THE PLANNING COMMISSION.

- 1.1 Date. A public hearing was held upon proper notice before the Commission on October 15, 2015.
- 1.2 Proponent. Pioneer Meadows LLC is the proponent of this plat.
- 1.3 Purpose. The proponent has requested a preliminary major plat to subdivide 14.75 acres into 2 lots. A waiver of the requirement to extend Ninth Avenue to Pioneer Way was requested. A waiver of water and sewer improvements in Pioneer Way is also required. The site is located west of Pioneer Way, north of Ninth Avenue, east of Division Street, and south of Three Ponds. The property is legally described as Tax #3820, 3821, & 4496; Assessor Parcel #11-0321-000, 11-0322-000, & 11-0361-000. The property is more fully described on the face of the plat.
- 1.4 Evidence. The Commission considered the following materials in reaching its decision:
 - A. The plat application submitted 8-21-15 and modified 8-24-15, 9-4-15, & 10-7-15.
 - B. Staff report dated 10-8-15, and attachments.
 - C. Testimony from Anne Henning, staff; and Larry Angell, Columbia NW Engineering, representing the proponent.

2. FINDINGS OF FACT BY THE PLANNING COMMISSION.

Based upon the evidence presented to it, the Commission makes the following findings of fact:

- 2.1 The proponent is the owner of the property legally described above located within City limits.
- 2.2 The area is zoned R-3, Multi-Family Residential, at the south end and C-2, General Commercial, at the north end.
- 2.3 The site is currently vacant. All new development must meet current standards and regulations.
- 2.4 Two small Category IV wetlands have been identified on the site and are proposed to be protected with 10' buffers. A large Category II wetland system has previously been delineated on the property to the north. The 100' buffer extends onto portions of the Pioneer Meadows site.
- 2.5 The site has a substantial elevation change, from a high point of 1130' at the southeast corner closest to Pioneer Way, to 1060' at several points closest to the Three Ponds wetland. In addition, Pioneer Way is significantly higher than the site, especially the northern portion. The developer plans to import 80,000 to 114,000 cubic yards of fill for site development.
- 2.6 The site elevations make it difficult to serve the northern portion of the site with sewer. The proposal is to route sewer through Lot 2 from Ninth Avenue near Division, back around the Pioneer Way Development Short Plat/Heron Creek Apartments, through the wetland buffer,

- and to Lot 1. All disturbance to the wetland buffer will be mitigated per the Mitigation Plan and restored to a better condition than currently exists by planting a more diverse selection of suitable shrubs and grasses.
- 2.7 Public utility easements in some of the side and rear yards are proposed not to be dedicated. No objections from public utility providers were received.
- 2.8 The purpose of platting at this time is for future development of multi-family housing. Because a portion of the site is zoned C-2, which does not outright allow multi-family, a conditional use permit will be required in the future.
- 2.9 A public trail is proposed from Ninth Avenue near Division, past the Japanese Garden, and over to Pioneer Way. This trail would have portions on the development site and portions on the City-owned property to the north. The trail would need to be pervious, because it will be mostly within wetland buffers. The land dedicated by the developer for the trail and the costs to build any portion of the trail that the developer builds would be subtracted from the developer's Parks/Open Space obligation. This trail would provide a needed connection between Division Street and Pioneer Way, as well as access to the south side of the Japanese Peace Garden, which would provide additional pedestrian connectivity during the times when the Garden is open (daylight hours, spring through fall). In addition, the trail would provide access to a significant historical site: The location of an early homestead and the first water source for the town of Neppel, located near the south side of the Japanese Garden. A trail through a natural area would be an important recreational amenity as well.
- 2.10 Surrounding uses are the Three Ponds wetlands and Japanese Peace Garden to the north, 4-plexes along Division to the west, the Heron Creek apartment complex essentially separating Lots 1 and 2 of the plat, The Greens Planned Unit Development and a standard single-family neighborhood to the south, and Pioneer Way to the east. Most of Pioneer Way is substantially higher than the site. Across Pioneer are a few homes that back up to Pioneer with a retaining wall separating them from Pioneer, the Hearthstone assisted living facility, and Kayser's Chapel of Memories funeral home.
- 2.11 Pioneer Way is classified as a primary street. It is developed with four travel lanes, center left turn lane, curb and gutter on both sides, sidewalk on the east side and 10'-wide activity trail on the west side.
- 2.12 Water and sewer mains do not extend the full length of the plat in Pioneer Way. However, all properties are served with water and sewer, and the subject property likely would not be able to access these mains even if installed, so a waiver is appropriate.
- 2.13 Ninth Avenue is classified as a residential street. It is developed with pavement, curb, gutter, and sidewalk on both sides of the street to the intersection with Garden Drive. MLMC 17.21.020.B requires that existing streets be continued through or adjacent to a subdivision. This would require Ninth Avenue to be continued to intersect with Pioneer Way. However, due to the slope, sight distance, and the nature of Pioneer Way at this location, the Municipal Services Director recommends against a vehicle connection at Ninth Avenue. He does recommend a pedestrian connection, due to the large amount of pedestrian traffic in this area and the need to provide connectivity for people walking and on bicycles. The proponent will continue street improvements for Ninth Avenue to Balsam Street, and then a pedestrian connection from Balsam to Pioneer. A waiver to not extend Ninth Avenue to Pioneer was requested.
- 2.14 The project is required by the Fire Code to have a second access. The proposal is to have

a fire gate where Balsam intersects the property. This, in addition to the proposed narrowed street width from Garden to Balsam, is expected to greatly reduce potential traffic from the new development onto Balsam Street, where the distance from the intersection of Balsam and Hill is only one lot depth from the intersection of Pioneer and Hill. A traffic study will be required before any multi-family development is approved, and traffic mitigation may be required.

- 2.15 To offset the impacts on the park system created by this new development, MLMC 17.27 requires dedication of land for open space and parks, or a fee in lieu of dedication, or a combination of both.
- 2.16 The Development Engineer provided a list of comments and corrections that must be addressed and reimbursements that must be paid before the final plat is submitted for review.
- 2.17 The Fire Prevention Specialist commented that apparatus access roadways are required within 150' of residential structures, including temporary roadways during construction. Projects with more than 100 multi-family units must have two separate apparatus access roads. Hydrants are required and will need to be in service before the arrival of combustible construction material on site. These requirements were included in the MDNS.
- 2.18 The Stormwater Program Manager commented that the site has shallow groundwater, the stormwater design must accommodate a 25 year/24 hour storm, excess stormwater may be allowed to flow to surface waters and wetlands if proper dispersion and erosion control measures are in place, the Building Official will review the on-site stormwater, drywells must be registered with Ecology and approved before installation, and that a Stormwater Pollution Prevention Plan and coverage under Ecology's Stormwater Construction Permit will be required.
- 2.19 The Army Corps of Engineers commented that a Corps permit may be required for an disturbance within a wetland.
- 2.20 The History/Archaeology Program Manager for the Confederated Tribes of the Colville Reservation sent a very brief email that a cultural resource survey was needed; however this comment was never followed up with a letter or a more formal email. Staff consulted with the Washington State Department of Archaeology and Historic Preservation, who said they reviewed the project and were not going to request an archaeological survey. Therefore, no survey was required in the MDNS. However, this project, like all others, is obligated to comply with state laws protecting archaeological resources, and all work must stop if any resources are inadvertently discovered during construction.
- 2.21 United States Bureau of Reclamation (USBR) commented that the proposal is within the Moses Lake Irrigation District and does not involve any Columbia Basin Project facilities. Therefore, they have no comment.
- 2.22 The East Columbia Basin Irrigation District (ECBID) commented that the plat is outside ECBID boundaries and does not have any facilities running through it. Therefore, they have no comment.
- 2.23 Grant County Health District did not have any comments.
- 2.24 Larry Angell, Columbia Northwest Engineering, representing the project, stated that a geo-technical analysis is being done on the site. He pointed out that the majority of the ash that was deposited in this area is in the wetland buffer and no construction will take place in those

- areas. An activity trail will be constructed to access the Japanese Garden and Pioneer Way. He stated that they have no objections to the recommendations of staff.
- 2.25 A Mitigated Determination of Non-Significance (MDNS) was issued September 30, 2015, under the State Environmental Policy Act Rules (WAC 197-11). There were 22 conditions related to cleanup of accidental spills, stormwater, protecting wetlands and buffers, site stabilization and dust control, grading permit, fill, street and utility improvements, second access for emergency services providers, fire hydrants and apparatus access, parks, water rights, track out, pedestrian connections, buffer mitigation and monitoring, and traffic. The conditions of the MDNS automatically become conditions of the project approval.
- 2.26 The Comprehensive Plan transportation level of service (LOS) for streets in the area has been set at D for Pioneer/Wheeler/Fifth and Pioneer/Nelson, and at C for Pioneer/Hill. Existing conditions as of 2010 were C, B, and B. A traffic analysis will be required before approvals for building permits are granted.
- 2.27 Comprehensive Plan Land Use Policy 1.4 encourages infill developments that are scaled and designed to fit their surroundings on properties suited to urban development.
- 2.28 General Land Use Policy 1.6 requires all development to consider the natural setting of the City and to preserve its natural assets, including viewsheds, sensitive and critical areas.
- 2.29 Residential Land Use Goal 4 is for the City to encourage a range of housing opportunities through its residential land use designations for all citizens throughout the Urban Growth Area. Residential Policy 4.3 is that residential neighborhoods should provide for appropriately-scaled schools, churches, home occupations, small-scale neighborhood commercial uses, parks, open spaces, day care facilities, and other appropriate uses. Residential Policy 4.4 is that the City shall assure that each neighborhood has safe and reasonable access to schools, shopping facilities, and recreational areas without mandatory dependence on the use of the automobile by providing pedestrian and bike paths and by allowing corner stores in suitable locations to serve everyday needs of the neighborhood. Residential Policy 4.6 is to decrease inefficient use of land by increasing residential density in ways that will not negatively affect existing neighborhoods.
- 2.30 Parks/Open Space Goal 11 is to preserve open spaces which contribute to community character, protect resources and environmentally sensitive areas, and enhance recreational, educational, and aesthetic opportunities. Parks/Open Space Policy 11.4 is that lands which border on and would buffer resource lands or which may contribute to the continuity of an overall trail or open space system should be preserved.
- 2.31 Parks/Open Space Policy 11.6 is for the City to consider acquisition of open space when any of the following conditions apply: 1) The open space is especially important; 2) The area is needed to link together key parts of the open space system; 3) Public access or recreational use is desirable; 4) The value is aesthetic; or 5) Other methods do not promise permanent protection.
- 2.32 Environmentally Sensitive Areas Goal 12 is to protect and preserve environmentally sensitive areas by reducing the negative impacts of development. Policy 12.1 is for environmentally sensitive areas to be conserved and protected from loss or degradation. Policy 12.3 is for significant areas of wetlands and undeveloped shorelines to be kept as open space. Policy 12.6 is that environmentally sensitive areas must be managed and maintained if they are to continue to provide benefits to the public. The City shall serve as a stewardship model for publicly owned wetlands, critical areas, or conservation areas, and shall encourage private land donations to ensure the viability of sites. Policy 12.7 encourages public and private

partnerships to maintain systems, enhance features, and ensure the long-term viability of critical areas, wetlands, or conservation areas.

- 2.33 Wetlands Policy 12.15 is to preserve wetlands because of the water quality, flood prevention, and habitat functions they provide. The amount of development allowed is determined by the size and environmental or habitat value of the wetlands. Wetlands Policy 12.16 is that per State law, on a city-wide, long-term basis, Moses Lake shall achieve no net loss of wetland environmental and/or habitat functions and values. Moses Lake should maintain wetland acreage over the long term. Wetlands Policy 12.17 is to first seek to avoid wetland impacts. Where impacts cannot be avoided, the impacts shall be minimized and any adverse impacts mitigated. On-site, in-kind mitigation generally is preferred. Wetland Policy 12.18 is that degraded wetlands should be enhanced and restored where possible.
- 2.34 Community Image and Design Goal 16 encourages a high quality of design for private developments and buildings. Policy 16.1 is to promote excellence in site planning, architecture, and the design of landscaping, lighting, and signage in all commercial and residential developments. Community Image and Design Policy 16.3 is for new developments to be designed to incorporate features to encourage alternative travel modes, such as transit, biking, and walking.
- 2.35 Housing Goal 1 and Policies 1.1 and 1.4 provide for diversity in the type, density, and location of housing within the city in order to provide an adequate supply of safe and sanitary housing at price and rent levels appropriate to the varied financial capabilities of City residents.
- 2.36 Housing Choice and Neighborhood Stability Goal 5 is to support public and private actions that increase housing choices for City residents with emphasis on housing and public improvement programs that increase the number of housing alternatives for both renters and owners, maintain neighborhood stability, and improve the physical and environmental conditions of all neighborhoods.
- 2.37 Transportation Framework Goal 1 is for the City's transportation system to promote mobility for Moses Lake's citizens and workers by providing a range of transportation alternatives. The transportation system should emphasize facilities and services which support and encourage transit, ride sharing, bicycling, and walking as alternatives to the use of the automobile.
- 2.38 Transportation Framework Goal 2 is that the City's transportation system will provide opportunity for individual choices and preferences regarding personal transportation while at the same time striving to reflect the true cost of transportation alternatives in plans, policies, and regulations.
- 2.39 Transportation Framework Goal 3 is for the City to maintain a transportation planning, funding, and implementation framework which assures adequate provision of needed infrastructure.
- 2.40 Transportation and Land Use Policy 4.1 is that new development and redevelopment shall encourage transit and be required to incorporate pedestrian supportive measures where appropriate, such as providing pedestrian spaces, providing adequate sidewalks, bikeways, pathways, and crosswalks; and preserving the connectivity of the pedestrian, bicycle, and street system.
- 2.41 Bicycle and Pedestrian Transportation Goal 9A is that the City shall promote the use of bicycle and pedestrian transportation as viable alternatives to motorized transportation. Bicycle and Pedestrian Transportation Goal 9B is to allow people to bicycle safely,

conveniently, and pleasurably to easily complete trips within five miles of their homes. Policy 9.2 is to recognize the importance of walking, jogging, bicycling, and equestrian activities as recreational pursuits, and provide adequate opportunities for such activities. Policy 9.3 is to provide for adequate roadway, pedestrian, and bicycling connections in newly developing and redeveloping areas of the city, promoting both internal access and linkages with the rest of the city.

- 2.42 Circulation System Management Goal 10 says that the City should develop and maintain a functional circulation system that serves the existing and future population, considers vehicle and pedestrian safety, traffic movement, and impacts to neighborhoods and adjacent property. Policy 10.1 is to develop and maintain a cost effective street system that serves the existing and future population, minimizes traffic delays and impacts to neighborhoods, and minimizes the disruption of the natural environment. Policy 10.3 is to assure the provision of street and walkways as land is developed by requiring property owners to install street improvements based on a minimum standard for the street classification. Policy 10.4 is to assure safe and convenient access by all travel modes to residential neighborhoods, employment and retail centers, and major community and government facilities from arterial streets. Policy 10.5 is to maximize the functionality and safety of the local circulation system while minimizing environmental impacts, including by expanding and improving the pedestrian and bicycle network, especially on lower-volume streets and off-street trails.
- 2.43 Capital Facilities—Parks and Recreation Goal 2 states that the City will provide an integrated system of parks, recreation facilities, trails, greenbelts, and open space as community assets, both in form and function.
- 2.44 Capital Facilities—Parks and Recreation Goal 3 is to base the City's strategy for investing in new or enhanced park and recreation facilities on diversifying recreation opportunities for residents and visitors, better utilizing waterfront and natural open space assets, integrating the park and trail system to support City beautification efforts, and responding to community needs according to established standards and available resources. Policy 3.2 is to work with other government jurisdictions, private organizations, developers, and individuals to create, operate, and maintain new or enhanced park and recreation facilities.
- 2.45 Capital Facilities—Parks and Recreation Policy 5.4 is to provide public access to environmentally sensitive areas and sites that are especially unique to the Moses Lake area, such as Three Ponds.
- 2.46 Capital Facilities—Parks and Recreation Goal 6 is to develop a high quality, diversified park system that preserves and enhances significant environmental resources and features. Policy 6.1 is to define and conserve a system of open space corridors or separators to provide definition between natural areas and urban land uses within the Moses Lake developing area. Policy 6.2 is to increase natural area and open space linkages within the developed area. Policy 6.3 is to preserve environmentally sensitive areas as natural area linkages and urban separators. Policy 6.4 is to preserve unique environmental features or areas in future land developments, and increase public use and access. Cooperate with other public and private agencies, and with private landowners to set aside unique features or areas as publicly-accessible resources.
- 2.47 Capital Facilities—Parks and Recreation Goal 7 is to develop a high quality, diversified park system that preserves significant historical opportunity areas and features. Policy 7.1 is to identify, preserve, and enhance Moses Lake's multi-cultural heritage, traditions, and cultural features, including historical sites, buildings, artworks, views, and monuments within the downtown and historical districts and park sites. Policy 7.2 is to identify and incorporate significant historical and cultural lands, sites, artifacts, and facilities into the park system to

preserve these interests and provide a balanced social experience. Policy 7.4 is to incorporate interesting manmade environments, structures, activities, and areas into the park system to preserve these features and provide a balanced park, recreation, and open space experience. Policy 7.5 is to work with property and facility owners to increase public access and utilization of these special features.

- 2.48 Capital Facilities–Parks and Recreation Goal 8 is to develop a high quality system of multi-purpose park trails and corridors that access significant environmental features, public facilities, and developed local neighborhoods and business districts. Policy 8.1 is to create a comprehensive system of multi-purpose off-road trails using alignments through WDFW, BLM, DNR, and WSDOT land holdings as well as cooperating private property owners where appropriate. Policy 8.2 is to create a comprehensive system of on-road bicycle routes for commuter, recreational, and touring enthusiasts using scenic, collector, and local road rights-of-way and alignments through and around Moses Lake. Policy 8.3 is to link residential neighborhoods to community facilities like McCosh Park and Paul Lauzier Athletic Fields, among others. Policy 8.5 is to link trails with elementary and middle schools, downtown business districts, as well as other commercial and retail activity centers. Policy 8.6 is to extend trails through natural area corridors like Crab Creek that will provide high quality, diverse sampling of area environmental resources.

- 2.49 Capital Facilities–Parks and Recreation Goal 9 is to develop a high quality, diversified recreation system that provides for all age and interest groups.

3. CONCLUSIONS BY THE PLANNING COMMISSION.

From the foregoing findings of fact, the Planning Commission makes the following conclusions:

- 3.1 The decision of the Planning Commission must be supported by the evidence presented and must be consistent with the standards and criteria for review specified in state statutes and city ordinances. The standards and criteria for review of preliminary plat applications are found in Chapter 58.17 of the Revised Code of Washington (RCW), Title 17 of the Moses Lake Municipal Code (MLMC), and Title 20 MLMC.

- 3.2 The requirements of MLMC 20.09.020 are met:

1. **Comprehensive Plan:** The development is consistent with Comprehensive Plan goals and policies on infill and housing by developing vacant land that can be served by public services and by providing more housing at an appropriate density. Through buffers and restoration, the project will be consistent with Land Use Policy 1.6, Parks/Open Space Goal 11, and Environmentally Sensitive Areas Goal 12 and its supporting policies, by preserving natural assets and open spaces which contribute to community character and by protecting environmentally sensitive areas. The proposed mitigation for unavoidable impacts will be on-site and in-kind, as directed by Wetlands Policy 12.17. The mitigation will restore the buffer area to a higher function than it has now, which is supported by Wetlands Policy 12.18. Trail access to the Japanese Peace Garden, Three Ponds Wetland, and the historic site of the first water source for the town of Neppel is consistent with Parks/Open Space Goal 11 to enhance recreational, educational, and aesthetic opportunities, and Capital Facilities–Parks and Recreation Goals 2, 3, 6, 7, 8, and 9, and their supporting policies, to have a high quality, diversified park and trail system, including access to environmentally sensitive areas and historical sites and the importance of linkages throughout the area. With conditions for pedestrian and bicycle access to Pioneer Way and across the north side of the property, the development is consistent with the Comprehensive Plan goals and policies on transportation, access, and

community design by providing adequate vehicle circulation and improving pedestrian and bicycle connectivity to encourage alternative travel modes and provide transportation options. Requiring the trail is consistent with Bicycle and Pedestrian Transportation Policy 9.3 to provide for adequate roadway, pedestrian, and bicycling connections in newly developing and redeveloping areas of the city, promoting both internal access and linkages with the rest of the city. The new trail would increase recreational opportunities as directed by Bicycle and Pedestrian Transportation Policy 9.2 and would expand and improve the pedestrian and bicycle network on an off-street trail as directed by Circulation System Management Policy 10.5. Trails and public access are supported by Capital Facilities–Parks and Recreation Goals 2, 3, 6, and 8, and Policy 5.4, 6.1, 6.2, 6.3, 6.4, 8.1, 8.2, 8.3, 8.5, and 8.6. Policy 5.4 is specifically to provide public access to Three Ponds area. Access to and development and preservation of historical resources is consistent with Capital Facilities–Parks and Recreation Goal 7 and Policies 7.1, 7.2, 7.4, and 7.5.

2. **Municipal Code:** With the conditions placed, and with the waivers for extending Ninth Avenue and installing water and sewer mains in Pioneer Way, the development as proposed meets the requirements and intent of the Municipal Code.
3. **Adequate provisions for necessary improvements:** With conditions for pedestrian/bicycle access to Pioneer Way and along the north and west side of the site, the development makes adequate provisions for streets and other public ways, water supply, and sanitary wastes through the dedication and improvement of rights-of-way. With the combination of trail dedication, trail construction, and fee in lieu of dedication, the development makes adequate provision for parks and recreation facilities.
4. **Impacts:** Traffic impacts will be reviewed and mitigated when a development is proposed. Non-motorized transportation impacts will be mitigated by the required trail connections. Through the conditions of the MDNS, the wetlands and buffers will be protected from impacts and an archaeological survey will be required before site disturbance. No other impacts have been identified under Chapters 14 through 19 that will not be mitigated through existing regulations and conditions.
5. **Public health, safety, welfare, and interest:** As conditioned, the development is beneficial to the public health, safety and welfare and is in the public interest because it promotes orderly and efficient division of undeveloped land in compliance with state law and make it suitable for development consistent with the intent of the R-3 and C-2 Zones. Improvements to the pedestrian and bicycle system improve public health, welfare, and interest by encouraging non-motorized transportation.
6. **Transportation Level of Service:** Traffic impacts will be reviewed at the time a project is proposed. Mitigation will be required if the development would lower the level of service of transportation facilities below the minimum standards established in the Comprehensive Plan. Non-motorized transportation will be improved by the addition of an Activity Trail connection to Pioneer Way and an off-road trail connecting Ninth Avenue near Division to the Japanese Peace Garden and to Pioneer Way north of the development.
7. **Parks Level of Service:** The development will not lower the level of service of neighborhood park facilities below the minimum standards established in the

Comprehensive Plan because the developer will contribute some combination of dedication of land for a trail, improvements to the trail, and paying a fee in lieu of dedication that can be used for acquiring or improving parks and open spaces.

8. **Dedications:** The street and activity trail rights-of-way proposed for dedication are a direct result of the development proposal, and are needed to serve the development.
 - 3.3 The required street frontage landscaping softens the impact of the paved surfaces, provides shade for pedestrians and structures, and enhances the right-of-way for pedestrian use. As the trees mature, the canopies will narrow the driver's perception of the road width, slowing traffic and improving safety.
 - 3.4 The waiver of street connection to Pioneer Way is justified because circumstances at the intersection would cause unsafe conditions. Circulation for pedestrians and bicyclists will be improved.
 - 3.5 The waiver of extending water and sewer mains in Pioneer Way is justified due to the financial hardship on the developer and the lack of benefit to the public or the developer of extending these mains. The topography of the site would make these mains unable to serve the site. All other sites in the area are already served by existing mains.
4. DECISION OF THE PLANNING COMMISSION.

On the basis of the foregoing findings of fact and conclusions, it is the decision of the Planning Commission of the City of Moses Lake that the request for a preliminary major plat as submitted on the property designated above be approved with the following conditions:

- 4.1 The comments of the Development Engineer shall be addressed before final plat submittal.
- 4.2 A waiver shall be granted to the requirement to extend Ninth Avenue to Pioneer Way, with the condition that a 14'-wide Activity Trail be provided instead, to maintain connectivity for pedestrians and bicycles.
- 4.3 A waiver shall be granted to the requirement for sewer and water mains in Pioneer Way, since all property in the area is already served without extending these mains.
- 4.4 Based on no objections from public utility providers, public utility easements are not required along the northerly and westerly boundaries of Lot 1 nor the north and west boundaries of Lot 2, as shown in the proponent's request dated 8-24-15.
- 4.5 The sewer main to serve Lot 1 may be routed through the wetland buffer as proposed, provided the Mitigation/Restoration Plan dated 9-4-15 is followed.

Approved by the Planning Commission on October 29, 2015.


Vicki Heimark, Chairperson



November 18, 2015

Honorable Mayor and
Moses Lake City Council

RE: Poth II Major Plat and Findings of Fact

Dear Council Members

Mark Poth has submitted an application for a preliminary plat to subdivide 4.1 acres into 17 residential lots. The site is located north of Lower Peninsula Park and east of Peninsula Drive, between Pacific Street and Harborview Street. The site is zoned R-1, Single Family Residential, which corresponds to the Comprehensive Plan Land Use Designation of Low Density Residential. Deviations were requested for a dead-end street, non-rectangular lots, and connection to water and sewer for the lots that front Peninsula.

The Planning Commission recommended that the preliminary plat be approved with conditions.

Attached are the Findings, Conclusions and Decision of the Planning Commission. As no appeal was taken from this decision of the Planning Commission, the Council's approval of this decision incorporates and adopts the Findings, Conclusion and Decision of the Planning Commission.

Respectfully submitted,

Gilbert Alvarado
Interim City Manager

GA:jt

POTH MAJOR PLAT II

A PORTION OF TRACT 34, BATTERY ORCHARD TRACTS
A PORTION OF THE EAST 1/2 OF SECTION 33, TOWNSHIP 19 N., RANGE 28 E., W.M.
CITY OF MOSES LAKE, GRANT COUNTY, WA.

LEGEND (continued)

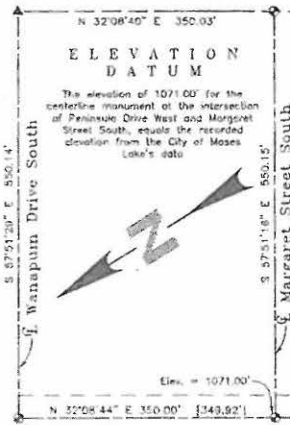
- Plot Boundary
- Center Line
- Parcel Boundary
- Easement Line
- Dimensional Line
- Right of Way

COVENANTS

Covenants, as approved with the plat, are recorded as a separate document under Auditor's File Number
Records of Grant County, Washington.

BASIS OF BEARING

The bearing of North 32°08'44" East for the centerline of Peninsula Drive West, as shown, equals the same bearing as shown on the Battery Orchard Tracts as recorded on March 5, 1913, records of Grant County, Washington, for the same line.



AUDITOR'S CERTIFICATE

Filed for record this day of 2015.
at O'clock M., in Book of
Major Plats at Pages through records of
Grant County, at the request of the City of Moses Lake.

Grant County Auditor

by Deputy Auditor

CURVE TABLE

CURVE	DELTA	RADIUS	ARC	CHORD BEARING	CHORD	TANGENT
C1	22°02'02"	513.88	197.82	S 43°11'12" W	156.40	100.00
	22°01'27"	513.88	197.53	S 43°09'28" W	156.30	100.00
C2	22°01'22"	513.88	197.52	S 43°11'32" W	156.31	99.99
	22°01'22"	513.88	197.52	S 43°11'32" W	156.31	99.99

MUNICIPAL NOTE

A perpetual Municipal Access Easement is granted to the City of Moses Lake for access for testing, inspecting, reading, and maintaining city owned water meter(s) and its electronic reading device(s), and city owned sanitary sewer meter(s) and its electronic reading device(s), together with all rights reasonably necessary or incident thereto, including the right of ingress and egress over existing access and travel ways to and from said meters consistent with said purposes of the Municipal Access Easement.

LEGEND

- 5/8" - 1/4" inch iron pin with surveyor's cap marked "12491" set 7/7/77/777, 2015.
- Iron pin with surveyor's cap found June, 2014
- 2" - 1/4" inch brass cap monument found June, 2014
- 2" - 1/4" inch aluminum cap found June, 2014
- Iron pin in concrete found June, 2014
- Calculated point only - no monument found or set
- () Previously recorded information from Plat of Battery Orchard Tracts as Recorded on January 7, 1914, Records of Grant County, Washington.
- [] Previously recorded information from Plat of Updegraves Lakeside Tracts as Recorded under Auditor's file number 840242, Records of Grant County, Washington.
- [] Previously recorded information from Peninsula Drive Record of Survey as Recorded under Auditor's file number 231688, Records of Grant County, Washington.

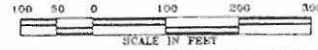
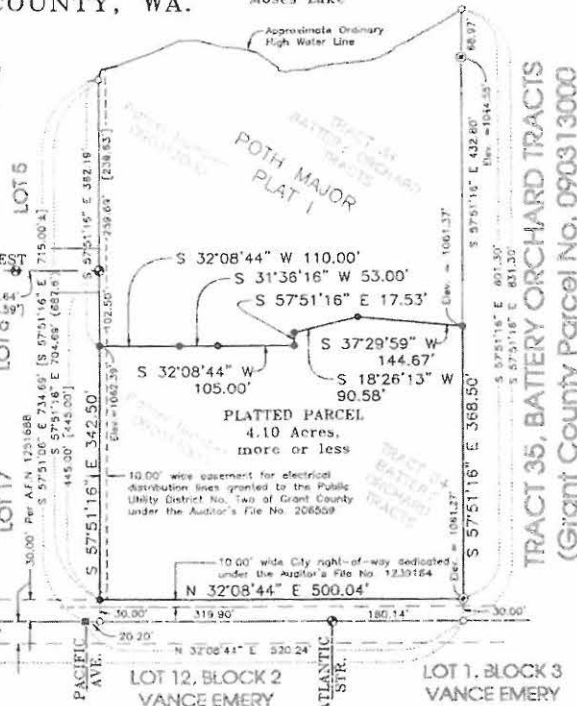
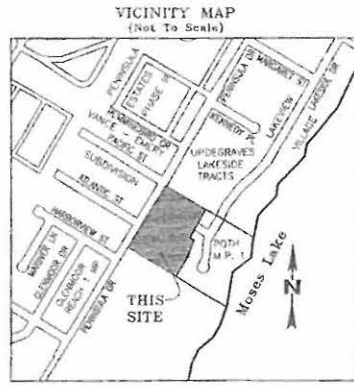
SURVEYOR'S DECLARATION

I hereby certify that this plat is a true and correct representation of the lands actually surveyed.

I hereby declare that the Poth Major Plat II is based on an actual survey and subdivision of a portion of Section 33, Township 19 North, Range 28 East, W.M., that the survey was completed by me or under my direction, and that the distances, courses and angles are shown thereon correctly to the best of my knowledge, information, and belief, and that proper monuments have been set and lot corners are staked on the ground.



Frederick C. Skinner
Frederick C. Skinner, P.E., J.P.L.S.
Washington Land Surveyor No. 12491
WESTERN PACIFIC ENGINEERING AND SURVEY, INC.
Pioneer Way Professional Center
1320 Hunter Place Moses Lake, Washington, 98837



INSTRUMENT USED		INDEXING DATA	
Trimble 5700 GPS Receivers			
Traverse Closure Meets Standards Per WAC 232-130-090		S33 T19N R28E	
WESTERN PACIFIC ENGINEERING AND SURVEY, INC. A TERRA DEVELOPMENT SERVICES COMPANY Pioneer Way Professional Center 1320 Hunter Place (509)785-1023 Moses Lake, Wash.			
MARK POTH A Ptn. of Tract 34, Battery Orchard Tracts A Portion of the E 1/2 of Section 33, Township 19 North, Range 28 East, W.M. POTH MAJOR PLAT II			
Grant County	Washington		
Surveyed by	LMH	Date	06-14
Drawn by	Tml/TCS	Date	12-14
Checked by	PCS	Date	10-14
Scale	1" = 100'	Sheet	1 of 3
Project No.	14148		

RECEIVED
COMMUNITY DEVELOPMENT

AUG 17 2015

PLANNING AND BUILDING
CITY OF MOSES LAKE

Attachment 2

281933

BEFORE THE PLANNING COMMISSION/CITY COUNCIL OF THE
CITY OF MOSES LAKE, WASHINGTON

IN THE MATTER OF THE POTH 2 MAJOR PLAT
AND DEVIATION AND DEFERRAL REQUESTS

FINDINGS OF FACT, CONCLUSIONS, AND
DECISION

1. HEARING BEFORE THE PLANNING COMMISSION.

- 1.1 Date. A public hearing was held upon proper notice before the Commission on October 15, 2015.
- 1.2 Proponent. Mark Poth is the proponent of this plat.
- 1.3 Purpose. The proponent has requested a preliminary major plat to subdivide 4.1 acres into 17 single family lots. Deviations to allow a dead-end street and non-rectangular lots were requested, as was a deferral for connection to water and sewer for the lots that abut Peninsula Drive. The site is located north of Lower Peninsula Park and east of Peninsula Drive, between Pacific Street and Harborview Street. The property is legally described as a portion of Battery Orchard Tract 34, less road; Assessor Parcel #09-0313-000. The property is more fully described on the face of the plat.
- 1.4 Evidence. The Commission considered the following materials in reaching its decision:
 - A. The plat application submitted 8-17-15 and modified 9-11-15, 9-18-15, and 10-8-15.
 - B. Staff report dated 10-8-15, and attachments.
 - C. Testimony from Anne Henning, staff; Mark Poth, proponent; and Kevin Richards, Western Pacific Engineering, representing the proponent.

2. FINDINGS OF FACT BY THE PLANNING COMMISSION.

Based upon the evidence presented to it, the Commission makes the following findings of fact:

- 2.1 The proponent is the owner of the property legally described above located within City limits.
- 2.2 The site currently contains a former apple orchard but is otherwise vacant. It has not been designated as prime farm land. The site is relatively flat. There is a lake fringe wetland on the adjacent Poth I Major Plat, but no portion of the Poth II site has been classified as an environmentally sensitive area. All new development must meet current standards and regulations.
- 2.3 The names for the new streets shown on the plat will not be approved. Atlantic Street does not line up with the existing Atlantic right-of-way. Lakeside Drive Court is too similar to Lakeside Drive. The proponent has been asked to submit replacement names for review and approval.
- 2.4 MLMC 17.21.020.C states that dead-end streets may be allowed where the proposed dead-end street will not adversely affect the traffic flow and circulation within the area. Lakeside Drive Court is proposed to be a dead-end street. This street serves only 6 houses and does not impact traffic circulation since there will be a new street to connect Peninsula and Lakeside. The dead-end street is not long enough to increase a pedestrian's travel more than 1/4 mile, which is a justification for requiring a pedestrian path in MLMC 17.21.040.
- 2.5 The lots at the cul-de-sac of Lakeside Drive Court (Block 2, Lots 3-7) do not meet standards

for lot depth, lot width and/or lots fronting on a curved street. The minimum standards are 100' lot depth, 65' lot width, and for lots fronting on a curved street (cul-de-sac), 40' lot width at the street and 65' at the front building line. The proponent provided exhibits showing that a 42' x 54' house fits on these lots.

- 2.6 This area is zoned R-1, Single Family Residential. Surrounding land uses are existing single family and vacant residential land to the southeast and across Peninsula to the northwest, a large lot to the southwest that is currently vacant but for which a building permit has been submitted, and vacant land to the southeast that is being platted as the Poth I Major Plat. Peninsula Drive is classified as a tertiary street. All utilities are available to serve the site.
- 2.7 Side and rear public utility easements are proposed to not be dedicated. No comments either for or against were received from public utility providers.
- 2.8 MLMC 18.57 establishes landscaping provisions to provide a smooth transition between adjacent properties, buffer different intensities of land uses, enhance the character and appearance of the city, soften the visual impact of paved surfaces, reduce the effects of light, noise, glare, exhaust fumes, heat, wind, erosion, and other adverse effects; and provide shade. MLMC 18.57.040 requires street frontage landscaping for one and two-family subdivisions, consisting of a 5'-wide buffer of groundcover and a mix of trees, on all internal streets. The landscaping for each lot must be installed before a Certificate of Occupancy can be issued for that lot.
- 2.9 To offset the impacts on the park system created by this new development, MLMC 17.27 requires dedication of land for open space and parks, or a fee in lieu of dedication, or a combination of both.
- 2.10 The Development Engineer provided a list of comments and corrections that must be addressed before the final plat is submitted for review, reimbursements that must be paid, and documents that must be submitted for review.
- 2.11 The Municipal Services Director reviewed the projected traffic impacts for this project and concluded that the existing street infrastructure is adequate for the additional traffic, and the applicable level of service standard set in the Comprehensive Plan will not be lowered as a result of this development.
- 2.12 The Department of Archaeology & Historic Preservation (DAHP) commented on the first phase of this plat (Poth I) that the area has a high potential for archaeological resources and that there are two recorded archaeological sites within 1,200 of the project area. Due to state laws protecting archaeological sites and the difficulties caused by inadvertent discovery during construction, an archaeological survey is required prior to ground disturbance. Staff clarified with DAHP that the Poth II site should be included, even though it does not have shorelines. DAHP stated that archaeological sites can be upland as well as shoreline, so the survey requirement applies to both phases. This requirement was included in the MDNS.
- 2.13 The Fire Prevention Specialist commented that fire apparatus access roadways and fire hydrants will be required. All structures must be within 400' of a hydrant. Hydrants must be installed and in service prior to arrival of combustible construction material on site. Temporary roadways capable of supporting a 40,000 pound truck in inclement weather must be provided within 150' of any structure under construction. These conditions were included in the MDNS.
- 2.14 The City Stormwater Program Manager commented that soil conditions onsite are unknown

and potentially challenging and may require non-standard stormwater control measures. This issue will be addressed during the review of the street and utility construction plans.

- 2.15 The Bureau of Reclamation commented that they have a flowage easement to elevation 1048', which is above ordinary high water. Construction should be done in a manner that minimizes adverse effects to the operation, facilities, waters, lands, and resources of the Columbia Basin Project.
- 2.16 The East Columbia Basin Irrigation District commented that the plat is outside ECBID boundaries and does not have any Project facilities running through it. Therefore, they have no comment.
- 2.17 A Mitigated Determination of Non-Significance (MDNS) was issued on September 30, 2015, under the State Environmental Policy Act Rules (WAC 197-11). There were 12 conditions, related to deleterious materials spills, stormwater, sediment control, site stabilization, fill, street improvements, park mitigation, water rights, archaeological survey, track out, fire hydrants and apparatus access, and informing contractors of conditions. The conditions of the MDNS automatically become conditions of the project approval.
- 2.18 The Comprehensive Plan does not set a transportation level of service (LOS) for any specific streets in this area. When no LOS is set for specific streets, the LOS is set at D.
- 2.19 Comprehensive Plan Land Use Policy 1.4 encourages infill developments that are scaled and designed to fit their surroundings on properties suited to urban development.
- 2.20 Residential Policy 4.3 is that residential neighborhoods should provide for appropriately-scaled schools, churches, home occupations, small-scale neighborhood commercial uses, parks, opens spaces, day care facilities, and other appropriate uses.
- 2.21 Residential Policy 4.4 is that the City shall assure that each neighborhood has safe and reasonable access to schools, shopping facilities, and recreational areas without mandatory dependence on the use of the automobile by providing pedestrian and bike paths and by allowing corner stores in suitable locations to serve everyday needs of the neighborhood.
- 2.22 Community Image and Design Policy 16.3 is for new developments to be designed to incorporate features to encourage alternative travel modes, such as transit, biking, and walking.
- 2.23 Housing Goal 1 and Policies 1.1 and 1.4 provide for diversity in the type, density, and location of housing within the city in order to provide an adequate supply of safe and sanitary housing at price and rent levels appropriate to the varied financial capabilities of City residents.
- 2.24 Transportation Framework Goal 1 is for the City's transportation system to promote mobility for Moses Lake's citizens and workers by providing a range of transportation alternatives. The transportation system should emphasize facilities and services which support and encourage transit, ride sharing, bicycling, and walking as alternatives to the use of the automobile.
- 2.25 Transportation and Land Use Policy 4.1 is that new development and redevelopment shall encourage transit and be required to incorporate pedestrian supportive measures where appropriate, such as:
 - A. Providing pedestrian spaces
 - B. Providing adequate sidewalks, bikeways, pathways, and crosswalks
 - C. Preserving the connectivity of the pedestrian, bicycle, and street system

- 2.26 Bicycle and Pedestrian Transportation Policy 9.3 is to provide for adequate roadway, pedestrian, and bicycling connections in newly developing and redeveloping areas of the city, promoting both internal access and linkages with the rest of the city.
- 2.27 Circulation System Management Goal 10 says that the City should develop and maintain a functional circulation system that serves the existing and future population, considers vehicle and pedestrian safety, traffic movement, and impacts to neighborhoods and adjacent property. Policy 10.1 is to develop and maintain a cost effective street system that serves the existing and future population, minimizes traffic delays and impacts to neighborhoods, and minimizes the disruption of the natural environment. Policy 10.3 is to assure the provision of street and walkways as land is developed by requiring property owners to install street improvements based on a minimum standard for the street classification.
- 2.28 Capital Facilities–Parks and Recreation Goal 2 states that the City will provide an integrated system of parks, recreation facilities, trails, greenbelts, and open space as community assets, both in form and function.
- 2.29 Capital Facilities–Parks and Recreation Goal 8 is to develop a high quality system of multi-purpose park trails and corridors that access significant environmental features, public facilities, and developed local neighborhoods and business districts.
- 2.30 Capital Facilities–Parks and Recreation Policy 8.3 is to link residential neighborhoods to community facilities like McCosh Park and Paul Lauzier Athletic Fields, among others.

3. CONCLUSIONS BY THE PLANNING COMMISSION.

From the foregoing findings of fact, the Planning Commission makes the following conclusions:

- 3.1 The decision of the Planning Commission must be supported by the evidence presented and must be consistent with the standards and criteria for review specified in state statutes and city ordinances. The standards and criteria for review of preliminary plat applications are found in Chapter 58.17 of the Revised Code of Washington (RCW), Title 17 of the Moses Lake Municipal Code (MLMC), and Title 20 MLMC.
- 3.2 The requirements of MLMC 20.09.020 are met:
 - 1. **Comprehensive Plan/Municipal Code:** The development is consistent with Comprehensive Plan goals and policies on infill and housing by redeveloping land that can be served by public services and by providing more housing. This project includes a connection to Peninsula Drive, which improves circulation in the area so it is consistent with the goals and policies on transportation. With conditions for parks mitigation, it is consistent with Comprehensive Plan goals and policies on parks. With deviations for lot design standards and a dead-end street, the development meets the requirements and intent of Titles 17 and 18 of the Municipal Code.
 - 2. **Adequate provisions for necessary improvements:** With a condition for a connection to Lakeside Drive, the development makes adequate provisions for streets and other public ways, water supply, and sanitary wastes through the dedication and improvement of right-of-way. With conditions for park development, it makes adequate provision for parks and recreation facilities.
 - 3. **Impacts:** With a condition for a connection to Lakeside Drive, transportation and

emergency access impacts will be addressed. Through the conditions of the MDNS, an archaeological survey will be required before site disturbance. No other impacts have been identified under Chapters 14 through 19 that will not be mitigated through existing regulations and conditions.

4. **Public health, safety, welfare, and interest:** As conditioned, the development is beneficial to the public health, safety and welfare and is in the public interest because it promotes orderly and efficient division of undeveloped land in compliance with state law and makes it suitable for residential development consistent with the intent of the R-1 Zone.
 5. **Transportation Level of Service:** The development does not add enough traffic to lower the level of service of transportation facilities below the minimum standards established in the Comprehensive Plan. With the condition guaranteeing the future street connection, transportation level of service will be improved by providing better connectivity.
 6. **Parks Level of Service:** The development does not lower the level of service of neighborhood park facilities below the minimum standards established in the Comprehensive Plan because it will contribute its fair share to the cost of development of a neighborhood or mini park to serve the area.
 7. **Dedications:** The street rights-of-way proposed for dedication, including the future connection from Lakeside to Peninsula, are a direct result of the development proposal, are needed to serve the development, and are the standard width required for all residential streets.
- 3.3 The required street frontage landscaping softens the impact of the paved surfaces, provides shade for pedestrians and structures, and enhances the right-of-way for pedestrian use. As the trees mature, the canopies will narrow the driver's perception of the road width, slowing traffic and improving safety.
 - 3.4 The deviation to allow Lakeside Drive Court as a dead-end street is justified since the next property to the south is currently being developed with a single-family house, and the owner does not want a street through his property. Lakeside Drive Court serves only 6 homes, so requiring a through street would not significantly improve circulation.
 - 3.5 The deviation for lot standards is justified because the lots will be able to be developed with standard houses without any variances.
 - 3.6 The requested deferral of connection to water and sewer for Block 1, Lot 4 and Block 3, Lot 5 should not be granted. These lots should be connected to utilities on the non-Peninsula Drive side, before the construction of the new street.
 - 3.7 The requested deferral of connection to water and sewer for Block 1, Lots 1-3 could be approved, with a covenant for the improvements at the time of a building permit. The covenant is necessary to give notice to a potential purchaser that these lots do not have all the improvements normally required of a platted lot, since the developer is passing along the cost to the future owners.
4. **DECISION OF THE PLANNING COMMISSION.** On the basis of the foregoing findings of fact and conclusions, it is the decision of the Planning Commission of the City of Moses Lake that the request for a preliminary major plat as submitted on the property designated above be approved with the

following conditions:

- 4.1 The comments of the Development Engineer shall be addressed before final plat submittal.
- 4.2 The developer shall propose a name for the new street connecting Lakeside Drive to Peninsula Drive and the intersecting dead-end street. Before street construction plans are submitted, the names must be approved by the Municipal Services Department, Fire Department, the Multi Agency Communication Center, and the City Council.
- 4.3 The deviation to allow Lakeside Drive Court to be a dead-end street shall be granted.
- 4.4 Deviations to lot standards for Lots 3-7, Block 2, shall be granted.
- 4.5 Deferral of water and sewer connections for Block 1, Lots 1-3 shall be granted, with the condition that a covenant run with the land for connection at the time of building permit.
- 4.6 The requested deferral of water and sewer connections for Block 1, Lots 4 and Block 3, Lot 5 shall not be granted. These lots should be connected to utilities before the new street is constructed, the same as the rest of the lots that do not abut Peninsula Drive.
- 4.7 Based on no objections from public utility providers, public utility easements are not required along side and rear lot lines.
- 4.8 If the Poth I Major Plat is not finished first, this project shall complete a street connection to Lakeside Drive.
- 4.9 As described in the project submittal, this project shall abandon the existing water line along the northerly boundary of the property and replace it with a municipal main within the street connecting Lakeside Drive to Peninsula Drive.

Approved by the Planning Commission on October 29, 2015.



Vicki Heimark, Planning Commission Chairperson



November 18, 2015

Honorable Mayor and
Moses Lake City Council

Dear Council Members

At the last regular City Council meeting Richard Penhallurick, Crab Creek Homestead LLC, requested permission to construct a mini-storage facility on unplatted property located behind Walmart.

At its November 10 meeting the Council approved the request with no requirement that the property be platted at this time. The attached resolution formalizes that approval.

Respectfully submitted

Gilbert Alvarado
Community Development Director

GA:jt

RESOLUTION NO.

A RESOLUTION ALLOWING CRAB CREEK HOMESTEAD, LLC TO BUILD ON
UNPLATTED PROPERTY

RECITALS:

1. Moses Lake Municipal Code 16.02.040 allows for the issuance of a building permit to a proponent who wishes to build on unplatted property after a resolution from the City Council.
3. The Crab Creek Homestead, LLC requested the City Council to allow it to build on unplatted property described as follows:

E1/2NW S OF HWY LS TX#S; RW LS PLAT in Section 14, Township 19N, Range 28, E.W.M.

RESOLVED:

1. That Crab Creek Homestead, LLC be allowed to construct a mini storage facility on unplatted property located off of Stratford Road and adjacent to the lake and Highway 17 with the stipulation that documentation of legal access be provided. The permission granted is personal to Crab Creek Homestead, LLC and does not run with the land.

Adopted by the City Council on November 24, 2015.

ATTEST:

Dick Deane, Mayor

W. Robert Taylor, Finance Director



Parcels

Parcel 110007001
Owner Crab Creek Homestead LLC
Address

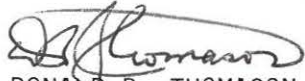
City of Moses Lake
City Hall

November 12, 2015

Please place my name on the Agenda for the next City Council Meeting that I understand is scheduled for November 24th, 2015.

The subject of discussion will be "Speeders on Earl Road between ^{GRAPE}~~Grape~~ Drive and the Roman Catholic Church." Please advise the time of that meeting.

Sincerely,



DONALD R. THOMASON
251 N. Earl Road
Moses Lake
509-989-9783

November 18, 2015

TO: City Manager for Council Consideration

FROM: Finance Director

SUBJECT: Ordinance - 2016 Budget - 1st Reading/Public Hearing

Attached is an ordinance which adopts the budget for the 2016 fiscal year.

A public hearing has been schedule. The Council should open the public hearing and take testimony on the proposed 2016 budget.

The ordinance is presented for Council consideration. This is the first reading of the ordinance.

Respectfully submitted

A handwritten signature in black ink, appearing to read "W. Robert Taylor", is written over the printed name.

W. Robert Taylor, CGFM
Finance Director

ORDINANCE NO. _____

AN ORDINANCE ADOPTING THE BUDGET FOR THE CITY OF MOSES LAKE,
WASHINGTON FOR THE YEAR OF **2016**

THE CITY COUNCIL OF THE CITY OF MOSES LAKE, WASHINGTON DO ORDAIN AS FOLLOWS:

Section 1. The total amounts of said budget for the year **2016** are as follows:

000	GENERAL FUND	\$ 19,957,000
102	TOURISM ACTIVITIES	450,000
103	GRANTS AND DONATIONS	195,700
114	PATHS & TRAILS	2,000
116	STREET FUND	1,604,200
119	STREET REPAIR AND RECONSTRUCTION FUND	58,800
314	PARK AND RECREATION IMPROVEMENT FUND	0
315	PARK MITIGATION CAPITAL PROJ FUND	0
410	WATER/SEWER FUND (M & O)	11,603,200
471	WATER RIGHTS	0
477	WATER/SEWER CONSTRUCTION FUND	4,980,000
490	SANITATION FUND	2,934,600
493	STORMWATER	750,000
495	AIRPORT	27,000
498	AMBULANCE FUND	1,991,000
501	UNEMPLOYMENT COMPENSATION INSURANCE FUND	0
503	SELF INSURANCE FUND	505,000
517	CENTRAL SERVICES FUND	467,000
519	EQUIPMENT RENTAL FUND	2,950 400
528	BUILDING FUND, (M & O)	1,815,700
611	FIREMEN'S PENSION FUND	28,000
	TOTAL	<u>\$ 50,319,600</u>

Section 2. The **2016** Budget includes **\$ 8,712,300** of operating "transfers-out" which are also budgeted at their point of expenditure or are transferred to non-budgeted debt service accounts. The **2016** Budget provides for internal service fund service expenditures of **\$ 5,738,100** . These funds provide services for the other funds and are supported by rates included in other budgets, as well as being budgeted as internal service funds. Ending fund balances in operating funds excluding internal service, debt service, and fiduciary funds total a **deficit of \$ 5,472,340** and require further appropriation by the City Council before they can be expended.

Section 3. The **2016** Comprehensive Budget for the city as a whole is **\$ 52,990,140** which includes an estimated **\$ 3,656,400** for debt service expense, continuing capital projects, assessment funds and other non-budgeted items. These items are an estimation only and can be changed as necessary without further budget appropriation, unless the total expenditures of a carryover project exceeds the original appropriation.

The **2016** Operating Budget including all carry over projects, estimations for debt service and debt service fund balances is **\$ 53,873,300** .

Section 4. The above as an expenditure budget represents estimated expenditures and projected ending fund balances. As a revenue budget they include estimated receipts and estimated beginning fund balances. Expenditure and Revenue Budgets are equal or are in balance in all funds.

Section 5. Internal service fund rates have been computed for **2016** as directed by the City Manager. The rates by fund and department are spread in the various budgets in the preliminary budget document. The internal service fund rates are hereby confirmed and approved by this ordinance.

Section 6. The budget for the **2016** fiscal year is adopted by reference.

Section 7. This ordinance shall take effect and be in force five (5) days after its passage and publication of its summary as provided by law.

Adopted by the City Council and signed by its Mayor on _____.

ATTEST:

Dick Deane, Mayor

W. Robert Taylor, Finance Director

APPROVED AS TO FORM:

Katherine L. Kenison, City Attorney

November 17th, 2015

TO: City Manager
For City Council Consideration

FROM: Municipal Services Director

**SUBJECT: ACCEPT DONATION
GRANT TRANSIT AUTHORITY**

The attached resolution is to accept a donation from Grant Transit Authority for participation in the construction costs for the bus turnout, as part of the Stratford Road Sidewalk Project - 2015.

The City of Moses Lake thanks Grant Transit Authority for their donation.

Respectfully submitted,

A handwritten signature in blue ink that reads "Gary G. Harer". The signature is written in a cursive, flowing style.

Gary G. Harer, PE/PLS
Municipal Services Director

encl.

RESOLUTION NO.

A RESOLUTION ACCEPTING A DONATION FROM GRANT TRANSIT AUTHORITY

Recitals:

1. Grant Transit Authority has donated fifteen thousand dollars (\$15,000.00) to the City of Moses Lake to participate in the construction costs for the bus turnout that was constructed as part of the Stratford Road Sidewalk Project - 2015.

Resolved:

1. The \$15,000.00 donation is accepted.
2. The City of Moses Lake expresses its sincere appreciation to Grant Transit Authority.

ADOPTED by the City Council on November 24th, 2015.

Dick Deane, Mayor


ATTEST:

W. Robert Taylor, Finance Director

MEMORANDUM

November 16, 2015

To: Municipal Services Director

From: Project Engineer—Moro 

**RE: STRATFORD ROAD SIDEWALK PROJECT—2015 (A-768)
ACCEPT DONATION FROM GRANT TRANSIT AUTHORITY**

Stratford Road Sidewalk Project has been completed and accepted. The project included sidewalks on the west side of Stratford Road, between SR 17 and Maple Street; and sidewalk and a bus turnout on the east side of Stratford Road, south of Kinder Road. Washington Transportation Improvement Board, Grant County, and the City of Moses Lake funded the project.

Grant Transit Authority (GTA) has contributed Fifteen Thousand Dollars to the City of Moses Lake to participate in the construction costs for the bus turnout, within the City's portion of the project. The bus turnout would not have been included on the Stratford Road Sidewalk Project without the additional participation that was pledged by GTA.

GTA's contribution should be presented to City Council for acceptance.

cc: City Engineer



Grant Transit Authority

8392 Westover Blvd NE, Moses Lake, WA 98837

(800) 406-9177 or (509) 765-0898

Fax: (509) 398-9510

www.gta-ride.com



November 12, 2015

Michael G. Moro, P.E.
Project Engineer
401 Balsam St.
Moses Lake, WA 98837-0244

Mr. Moro,

Please find enclosed a Fifteen Thousand dollar payment for our portion of the Stratford Road Sidewalk project which provided us with a bus turnout for our transit service.

We started using this stop immediately upon completion and have found it to be much safer for our drivers and a clear stopping point for our passengers to wait. We will likely be working with the Grocery Outlet to also provide a shelter there for passengers to wait in.

Thank you for including Grant Transit Authority in this project. We appreciate the support and cooperation shown in this construction endeavor and look forward to working further with you to facilitate safe and reliable transit service to the City of Moses Lake.

Please let us know of other construction projects that we may benefit from and provide operational funding for in the future, and thank you for the working relationship we have with you and your staff.

Highest Regards,

Michael Wagner
General Manager
Grant Transit Authority

RECEIVED

NOV 16 2015

MUNICIPAL SERVICES DEPT.
ENGINEERING
CITY OF MOSES LAKE

November 17, 2015

TO: Interim City Manager
FROM: Utility Service Supervisor
SUBJECT: Gambling Tax Income Report

A handwritten signature in blue ink, appearing to be the initials 'JC' or similar, is written next to the 'FROM' line.

Attached is the Gambling Tax Report for the revenue received through the 3rd quarter of 2015.

Cc: Finance Director

Gambling Tax Revenue - Quarterly

Quarter Received	2011	2012	2013	2014	2015	YTD Change
Jan-Mar 1st Quarter	87,819.69	83,206.45	85,515.54	76,678.66	64,121.49	-16.38%
Apr-June 2nd Quarter	77,954.99	89,736.08	84,058.73	79,386.02	69,049.10	-14.67%
July-Sept 3rd Quarter	70,340.10	76,980.54	81,874.87	69,370.69	64,534.29	-12.30%
Oct-Dec 4th Quarter	69,284.37	74,322.48	76,384.64	65,446.90	0.00	
Totals	305,399.15	324,245.55	327,833.78	290,882.27	197,704.88	

November 17, 2015

TO: Interim City Manager

FROM: Utility Service Supervisor 

SUBJECT: Investment Report

Attached is the Investment Report for the month of October, 2015.

Cc: Finance Director

Investment Report
October 2015

Investment With	Investment Type	Amount	Interest Rate	Purchase Date	Maturity Date	Interest Earned
Investments Outstanding						
Total Outstanding:						
Investment Maturities						
Grant County Invest Pool	Invest Acct	11,384,510.91	1.9228	10/01/2015	10/31/2015	18,454.73
Wa. State Invest Pool	Invest Acct	3,556,657.83	0.1830	10/01/2015	10/31/2015	548.91
Total Maturities:		14,941,168.74				
Investment Purchases						
Grant County Invest Pool	Invest Acct	11,403,056.64				
Wa. State Invest Pool	Invest Acct	3,485,432.62				
Total Purchases:		14,888,489.26				
Investment Totals						
Beginning Balance *		14,941,168.74				
Total Maturities		14,941,168.74				
Total Purchases		14,888,489.26				
Ending Balance *		14,888,489.26	Monthly Interest Earned		19,003.64	

* Beginning Balance = Total Outstanding +Total Maturities

*Ending Balance = Beginning Balance - Total Maturities +Total Purchases



November 19, 2015

Honorable Mayor and
Moses Lake City Council

Dear Council Members

Attached is sales tax information for August 2015 sales which the City received on October 30, 2015. This report indicates the City received \$475,368.14. The \$475,368.14 in receipts for August compares with August 2014 receipts of \$475,742.68

For the year, the 2015 receipts are approximately 1.89% lower than the 2014 receipts for the same period.

Also provided is the transient rental income report for income the City received on October 30, 2015. This report indicates October 30, 2015 income (for August sales) of \$58,738.90. This compares with \$63,268.00 for the same period in 2014.

For the year, transient rental income receipts are approximately 2% lower than the 2014 receipts for the same period.

Respectfully submitted

Gilbert Alvarado
Interim City Manager

GA:jt

Sales Tax Receipts - Monthly

Month Received	Sales Period	2011	2012	2013	2014	2015	YTD Change
Jan	Nov	367,830.83	403,504.15	401,499.05	430,110.34	437,747.56	1.78%
Feb	Dec	488,453.72	459,218.16	491,341.62	537,941.54	499,833.67	-3.15%
Mar	Jan	324,247.20	331,644.01	373,707.66	443,309.81	397,122.95	-5.43%
Apr	Feb	368,305.65	350,818.56	364,137.97	402,265.84	368,481.78	-6.09%
May	Mar	456,738.86	405,657.25	475,345.89	476,064.44	471,251.00	-5.03%
June	Apr	439,396.45	399,414.06	437,909.92	475,371.67	467,450.30	-4.45%
July	May	431,750.56	419,629.64	478,822.77	454,949.89	466,942.21	-3.45%
Aug	June	453,961.67	432,420.11	460,309.61	512,038.78	536,287.09	-2.33%
Sept	July	411,796.14	407,813.31	457,908.37	510,845.79	508,954.66	-2.09%
Oct	Aug	446,905.90	455,185.85	511,513.84	475,742.68	475,368.14	-1.89%
Nov	Sept	411,689.43	422,198.39	465,603.85	493,879.14		
Dec	Oct	406,648.97	424,167.87	441,278.01	437,266.10		
Totals		5,007,725.38	4,911,671.36	5,359,378.56	5,649,786.02	4,629,439.36	

TRANSIENT RENTAL INCOME - MONTHLY TOTAL RECEIVED						
MONTH RECEIVED	SALES PERIOD	2012	2013	2014	2015	YTD Change
JAN	NOV	25,073.90	37,239.62	33,221.58	45,363.54	37%
FEB	DEC	26,277.18	19,145.26	28,737.22	22,720.18	10%
MAR	JAN	28,091.94	32,692.16	26,058.10	29,287.72	11%
APRIL	FEB	22,286.68	22,967.86	31,468.50	32,320.66	9%
MAY	MAR	25,787.06	36,755.64	34,621.22	37,172.22	8%
JUNE	APRIL	35,334.86	38,830.04	41,151.98	41,878.80	7%
JULY	MAY	45,674.12	64,910.04	53,058.98	53,628.12	6%
AUGUST	JUNE	55,497.56	49,135.32	70,246.58	59,177.66	1%
SEPT	JULY	53,987.68	62,363.32	67,348.68	61,340.66	-1%
OCT	AUGUST	57,117.62	68,846.76	63,268.00	58,738.90	-2%
NOV	SEPT	46,866.78	57,668.74	56,268.68		
DEC	OCT	34,675.70	41,957.82	39,460.80		
TOTALS		456,671.08	532,512.58	544,910.32	441,628.46	