

MOSES LAKE CITY COUNCIL

Bill Ecret
Dard Pearce
at Reese

Jon Lane
Mayor



Joseph K. Gavinski
City Manager

David Curnel
Karen Liebrecht
Dick Deane

June 8, 2010

AGENDA

Maxine Ivory, Executive Secretary

Council Chambers
7:00 p.m.

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 - None
5. CONSENT AGENDA
 - A. Approval of Minutes - May 25, 2010
 - B. Approval of Bills and Checks Issued
 - C. Eka Chemicals Preliminary Mayor Plat and Findings of Fact
Ministerial Action/No Comment
 - D. Crossroads Phase 4 Preliminary Major Plat and Findings of Fact
Ministerial Action/No Comment
6. COMMISSION APPOINTMENTS - None
7. CONSIDERATION OF BIDS AND QUOTES - None
8. PETITIONS, COMMUNICATION, OR PUBLIC HEARINGS
 - A. Communication - Moses Lake Vision 20/20 Public Art - Teal
 - B. Communication - HB 1070 - Stubington
9. ORDINANCES AND RESOLUTIONS
 - A. Resolution - Accept Donation - Wal Mart
 - B. Resolution - Build on Unplatted Property - M. E. Mayflower
 - C. Resolution - Request to Apply for Grant - Heron Bluff Trail
 - D. Resolution - Request to Apply for Grant - RCO Grant
10. REQUEST TO CALL FOR BIDS
 - A. Mae Valley Well Project - 2010
11. REFERRALS FROM COMMISSIONS - None
12. OTHER ITEMS FOR COUNCIL CONSIDERATION
 - A. Request Authorization to Participate in National Night Out
 - B. Request to Use City Property - GTA Bus Shelter
 - C. Water Efficiency Goal
 - D. Waiver for Handicap Ramp at Moses Lake Food Bank - Clasen

Finance
Ronald Cone

Municipal Services
Gary Harer

Police Chief
Dean Mitchell

Parks & Recreation
Spencer Grigg

Fire Chief
Tom Taylor

Community Development
Gilbert Alvarado

City Attorney
Jim Whitaker

- 13. NON-AGENDA ITEMS AND PUBLIC QUESTIONS AND COMMENTS
- 14. COUNCIL QUESTIONS AND COMMENTS
- 15. CITY MANAGER REPORTS AND COMMENTS
 - A. Staff Report
 - 1. Building Activity Report
 - 2. Investment Report
 - 3. Sales Tax/Transient Rental Income Report

Finance Ronald Cone	Municipal Services Gary Harer	Police Chief Dean Mitchell	Parks & Recreation Spencer Grigg	Fire Chief Tom Taylor	Community Development Gilbert Alvarado	City Attorney Jim Whitaker
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June 2, 2010

TO: City Manager for Council Consideration

FROM: Community Development Director

SUBJECT: Eka Chemicals Preliminary Major Plat and Findings of Fact

Eka Chemicals has submitted an application to plat 27.69 acres of their existing plant site into one lot. The site is located at 2701 Road N NE, and is zoned Heavy Industrial, which corresponds with the Comprehensive Plan Land Use Designation of Industrial. Waivers and deferrals were requested for street and utility improvements to Road N. 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
Community Development Director

GA:jt

EKA CHEMICALS MAJOR PLAT

A PORTION OF FARM UNITS 233 AND 103, IRRIGATION BLOCK 41, COLUMBIA BASIN PROJECT, SITUATED IN THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 19 NORTH, RANGE 29 EAST, W.M., CITY OF MOSES LAKE, GRANT COUNTY, WASHINGTON

WHEELER ROAD NE
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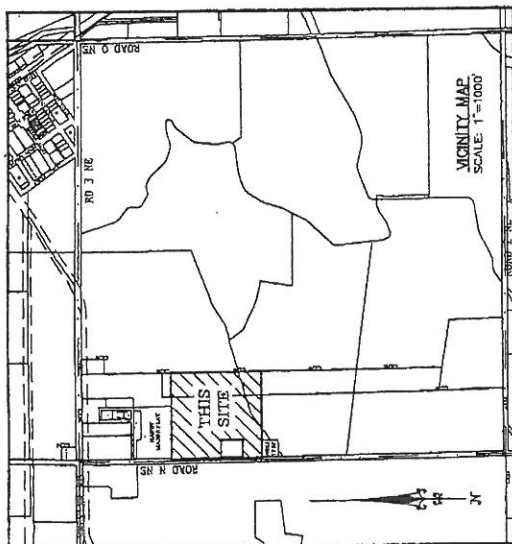
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132

A PORTION OF FARM UNITS 233 AND 103, IRRIGATION BLOCK 41, COLUMBIA BASIN PROJECT,
SITUATED IN THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 19 NORTH, RANGE 29 EAST, W.M.,
CITY OF MOSES LAKE, GRANT COUNTY, WASHINGTON



BUREAU OF RECLAMATION

RECLAMATION'S CONCURRENCE IS LIMITED TO THE EXTENT OF THE
PLAY'S COMPLIANCE WITH THE REQUIREMENTS OF RCW 50.17.310.

DRAIN CONSTRUCTION: RISING GROUNDWATER TABLES ARE COMMON IN IRRIGATION PROJECTS. FEDERAL DRAIN CONSTRUCTION FUNDS ARE NOT AVAILABLE FOR DRAINAGE OF SUBDIVISIONS AND OTHER AREAS NOT IN A COMMERCIAL AGRICULTURAL LAND USE. UNLESS SUCH DRAINAGE IS INCIDENTAL TO THE REQUIRED DRAINAGE OF ADJACENT AGRICULTURAL LAND AND MEETS FEDERAL TECHNICAL AND ECONOMIC FEASIBILITY REQUIREMENTS.

THIS LAND IS INCLUDED WITHIN THE EAST COLUMBIA BASIN IRRIGATION DISTRICT AND IS NOT SUBJECT TO THE LIMITED WARRANTY OF THE STATE OF WASHINGTON RELATIVE TO THE COLUMBIA BASIN IRRIGATION PROJECT AND IS LIABLE FOR FURTHER ASSESSMENTS, IF ANY, LEVIED BY SAID DISTRICT. IT IS ALSO UNDERSTOOD AND AGREED THAT WHEN THIS SHORT PLAT IS SERVED BY CITY STREETS, ALL IRRIGABLE LANDS WITHIN THE ROAD RIGHT OF WAY SHALL BE SUBJECT TO THE CHARGE OF THE DISTRICT TO BE CHARGED TO GRANT COUNTY AND FAVORABLE TO THE EAST COLUMBIA BASIN IRRIGATION DISTRICT FOR CONSTRUCTION OPERATION AND MAINTENANCE OF THE PROJECT.

DISTRICT SECRETARY—MANAGER
EAST COLUMBIA BASIN IRRIGATION DISTRICT

BUREAU OF RECLAMATION

IRRIGATION APPROVAL:

WATER SUPPLY: RECLAMATION'S CONCURRENCE IN THIS PLAT DOES NOT ASSURE THE AVAILABILITY OF A WATER SUPPLY, NOR DOES IT BIND THE UNITED STATES TO ISSUE A PERMANENT RIGHT FOR A FEDERAL WATER SUPPLY. A SUPPLY OF FEDERAL PROJECT WATER TO THIS LAND IS ASSURED ONLY UPON FULL COMPLIANCE WITH COROLLARY FEDERAL AND STATE LEGISLATION.

BUREAU OF RECLAMATION

USER NOTE: 118

UNDERGROUND IRRIGATION AND DRAINAGE FACILITIES: BUILDINGS AND OTHER PERMANENT STRUCTURES ARE NOT TO BE SITED ABOVE UNDERGROUND COLUMBIA BASIN PROJECT IRRIGATION AND DRAINAGE FACILITIES. ANY ENCROACHMENTS ONTO CSP RIGHTS-OF-WAY INCLUDING BUT NOT LIMITED TO, TEMPORARY IMPROVEMENTS SUCH AS PAVING, FENCING AND LANDSCAPING REQUIRE A DISTRICT PERMIT.

USBR NOTE

LANDOWNERS WITHIN THE COLUMBIA BASIN PROJECT AREA SHOULD BE AWARE OF EXISTING RECLAMATION AND IRRIGATION DISTRICTS AND THEIR RIGHTS TO CONSTRUCT, RECONSTRUCT, OPERATE AND MAINTAIN PROJECT FACILITIES AS NECESSARY, ANY WORK THAT WILL INVOLVE THESE FACILITIES OR THE EXISTING RIGHTS—OF-WAY AFFECTED DISTRICT PRIOR TO PROCEEDING. STRUCTURES INCLUDING, BUT NOT LIMITED TO, TEMPORARY IMPROVEMENTS SUCH AS EROSION CONTROL, TEMPORARY FILL, AND TEMPORARY DRAINAGE ENDOCHORING UPON EXISTING RIGHT-OF-WAY CORRIDORS WITHOUT PRIOR APPROVAL BY RECLAMATION AND THE DISTRICTS.



FOR REVIEW ONLY
PRELIMINARY PLAN

DTW	Q.A. REVIEW	PLOT SCALE	REVISION NO.
DRAWN BY	12-28-2009	1-08-052-01	SHEET 2
LFC	PLOT DATE	PROJ. NO.	OF 3
	N/A	0	

[illegible]

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

IN THE MATTER OF THE EKA CHEMICALS
MAJOR PLAT 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 Planning Commission on April 29, 2010.
- 1.2 Proponent. Eka Chemicals is the proponent of this plat.
- 1.3 Purpose. The proponent has requested a one-lot preliminary major plat of 27.69 acres in the Heavy Industrial Zone at 2701 Road N NE, described as a portion of Tax #5000 in Farm Unit 233, portions of Tax #11,374 in Farm Units 233, 103, & 105; and a portion of Tax #4998 in Farm Unit 103, all in Block 41, S21-T19N-R29E; portions of Assessor Parcel #s 11-0069-493, -494, -497, & -504; and more fully described on the face of the plat. Waivers and deferrals of improvements to Road N were requested.
- 1.4 Evidence. The Commission considered the following materials in reaching its decision:
 - A. The plat submitted January 26, 2010.
 - B. Staff report and attachments.
 - C. Testimony from Anne Henning, staff, and Larry Angell of 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 believed to be the owner of the property legally described above located within City limits; however, the plat certificate submitted raises questions about the ownership. Further information clarifying the ownership will be needed before the plat is recorded.
- 2.2 The site contains an existing developed industrial site with multiple buildings. When the plant applied for building permits for storage tanks in May 2009 and a storage structure in November 2009, the City Council required the site to be platted within one year as a condition of issuance of the building permits. The site is served by City water and sewer.
- 2.3 Surrounding land uses include industrial, agricultural, and vacant land. Eka Chemicals owns approximately 75 acres of vacant and agricultural land south of the proposed plat. The overall development pattern in the area is large parcels.
- 2.4 Road N is classified as a secondary street. Existing improvements do not meet Community Standards for curb, gutter, sidewalk, asphalt, stormwater, streetlights, and sewer. Deferral of these improvements was requested, with a covenant for constructing the improvements in the future.
- 2.5 The Development Engineer provided a list of comments and corrections that must be addressed before the final plat is submitted for review.
- 2.6 The Bureau of Reclamation commented that the pertinent survey data was shown, that any encroachments (including temporary improvements such as paving, fencing, and landscaping) on Project facilities or right-of-way requires approval, that the proponent may wish to have the agricultural water supply released from this site, and that the Irrigation District must sign the final plat before it is submitted to Reclamation for signature.
- 2.7 No comments were received from the East Columbia Basin Irrigation District; however, the

District must sign the plat before it is recorded so any issues will need to be resolved by the proponent.

- 2.8 A Mitigated Determination of Non-Significance (MDNS) was issued on April 14, 2010 under the State Environmental Policy Act Rules (WAC 197-11). There were 2 conditions, related to stormwater and street and utility improvements. The conditions of the MDNS automatically become conditions of the project approval.
- 2.9 The Comprehensive Plan sets a minimum acceptable transportation level of service (LOS) for the Wheeler intersections at LOS C and D. Existing conditions as of 1999 were B and C.
- 2.10 Comprehensive Plan General Land Use Policy 1 encourages cost effective development adjacent to urban areas where adequate public facilities and services exist or can be provided in a timely and efficient manner.
- 2.11 Comprehensive Plan Land Use Policy 4 encourages infill developments that are scaled and designed to fit their surroundings on properties suited to urban development.
- 2.12 Industrial Land Use Goal 10 encourages the development of diversified industrial and manufacturing activities to provide employment in the area, and strengthen the economy and tax base.
- 2.13 Industrial Policy 55 states that industrial lands should not attract land uses which are more appropriate in commercial areas.
- 2.14 Industrial Policy 56 requires that industrial lands be located in areas that maximize available and planned infrastructure, including major transportation corridors.

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 MLMC 20.09.020 requirements:
 - 1. **Comprehensive Plan/Municipal Code:** The development is consistent with Comprehensive Plan goals and policies on infill and industrial uses by platting an existing developed site. With deferral of street and utility improvements, the development meets the requirements and intent of the Municipal Code.
 - 2. **Adequate provisions for necessary improvements:** Adequate provisions for streets and other public ways, water supply, and sanitary wastes exist currently. A covenant will be required for improvements to Community Standards in the future.
 - 3. **Impacts:** No 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:** The development is beneficial to the public health, safety and welfare and is in the public interest by platting land consistent with the intent of the Heavy Industrial Zone.
 - 5. **Transportation Level of Service:** The development does not lower the level of service of transportation facilities below the minimum standards established in the Comprehensive Plan because platting the property does not change the traffic

generated by the site.

6. **Parks Level of Service:** Not applicable. This project will not affect parks level of service.
7. **Dedications:** The street right-of-way proposed for dedication is a direct result of the development proposal and is needed to serve the development.

3.3 The deferral of street improvements is reasonable so that improvements to Road N can be constructed in one large project rather than multiple small projects as each property is platted. One large project will be more economical and will be a better result for the public that uses the street than constructing the street piecemeal would be. A covenant will be in place to guarantee the improvements in the future.

3.4 The deferral of sewer improvements is reasonable since sewer service is adequate for now, and a covenant will be in place to guarantee improvement to the sewer system when needed in the future.

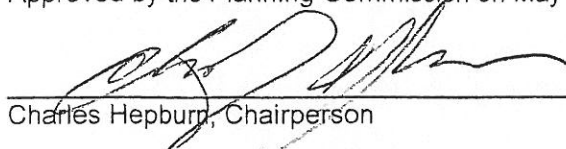
3.5 The deviation to allow block length longer than 660' is justified due to the development pattern in the area of large industrial sites.

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 comments of the East Columbia Irrigation District and USBR shall be addressed before final plat submittal.
- 4.3 A deferral shall be granted for design and construction of street improvements to the east side of Road N. Improvements shall be to Community Standards current at the time of construction, and a covenant shall be recorded with the plat to guarantee installation of required improvements, including street lighting.
- 4.4 A deferral of design and construction of gravity sewer to Community Standards current at the time of construction shall be granted, provided a covenant is recorded with the plat for the improvements in the future.
- 4.5 A deviation shall be granted to allow block length longer than 660'.
- 4.6 Before the final plat is submitted, the proponent shall provide documentation of ownership and authorization to sign on behalf of the owner(s) that is acceptable to both the title company and the City.

Approved by the Planning Commission on May 13, 2010.



Charles Hepburn, Chairperson

June 2, 2010

TO: City Manager for Council Consideration

FROM: Community Development Director

SUBJECT: Crossroads Phase 4 Preliminary Major Plat and Findings of Fact

Hayden Homes has submitted an application for a preliminary plat to subdivide 11 acres into 41 single family lots. Deviations to lot and street design standards have been requested. The site is located east of Highway 17, approximately halfway between Wheeler Road and Nelson Road. Most of the site is zoned R-1, Single Family Residential, and the remainder is zoned R-3, Multi-family Residential. 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.

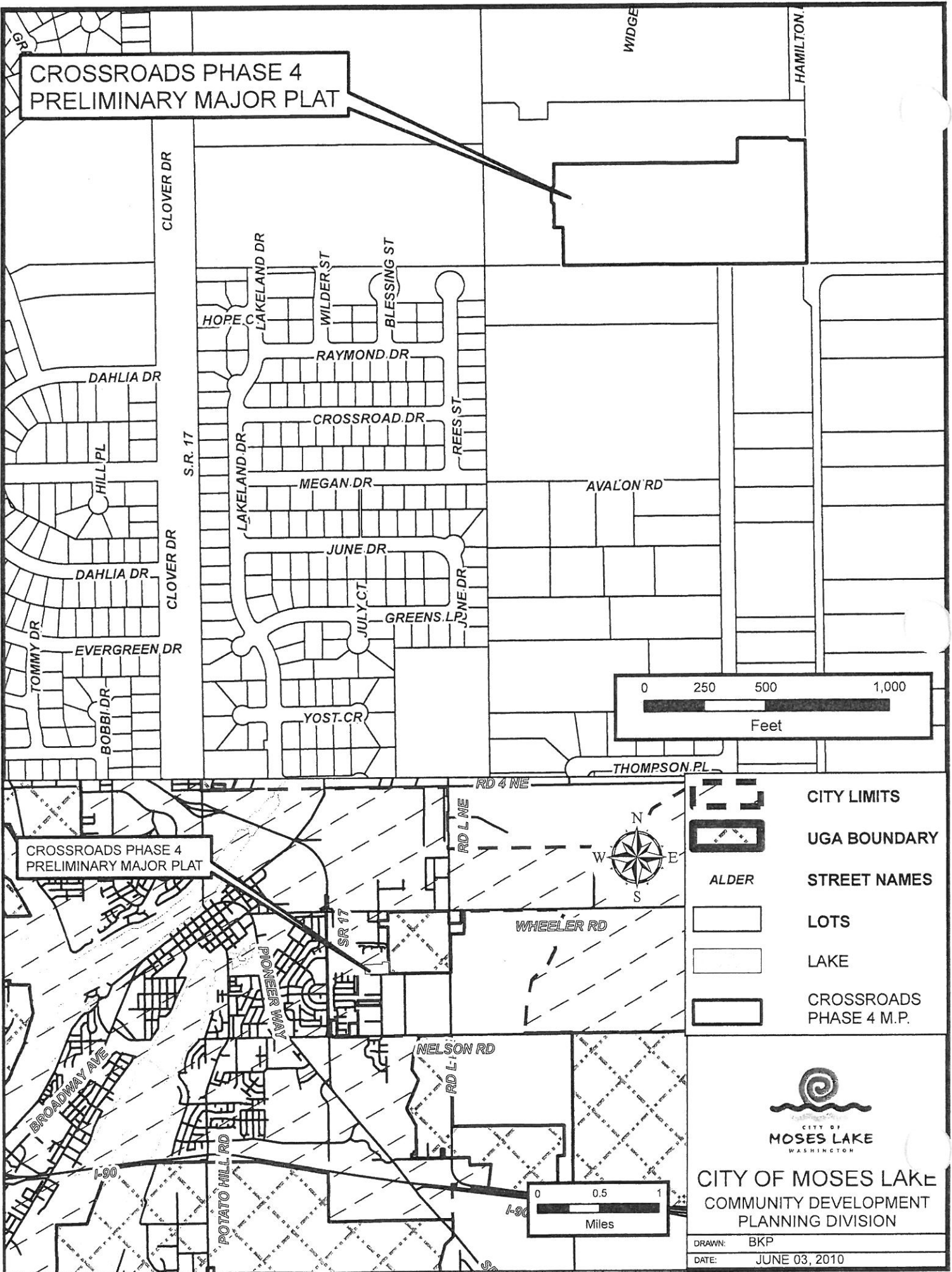
Respectfully submitted,



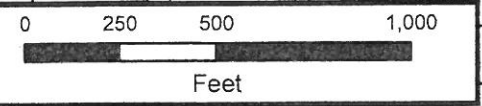
Gilbert Alvarado
Community Development Director





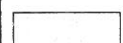

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CROSSROADS PHASE 4
PRELIMINARY MAJOR PLAT



CROSSROADS PHASE 4
PRELIMINARY MAJOR PLAT

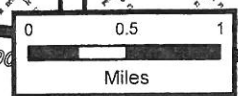


-  CITY LIMITS
-  UGA BOUNDARY
-  STREET NAMES
-  LOTS
-  LAKE
-  CROSSROADS PHASE 4 M.P.



CITY OF MOSES LAKE
COMMUNITY DEVELOPMENT
PLANNING DIVISION

DRAWN: BKP
DATE: JUNE 03, 2010



CROSSROADS PHASE 4 MAJOR PLAT

A PORTION OF FARM UNIT 96 OF
IRRIGATION BLOCK 41, COLUMBIA BASIN PROJECT
in the NW 1/4 of SECTION 24, T19N, R28E, W1M.
CITY OF MOSES LAKE, GRANT COUNTY, WA.

LOT AREAS EXCLUDING
AREA IN 40' USER EASEMENT

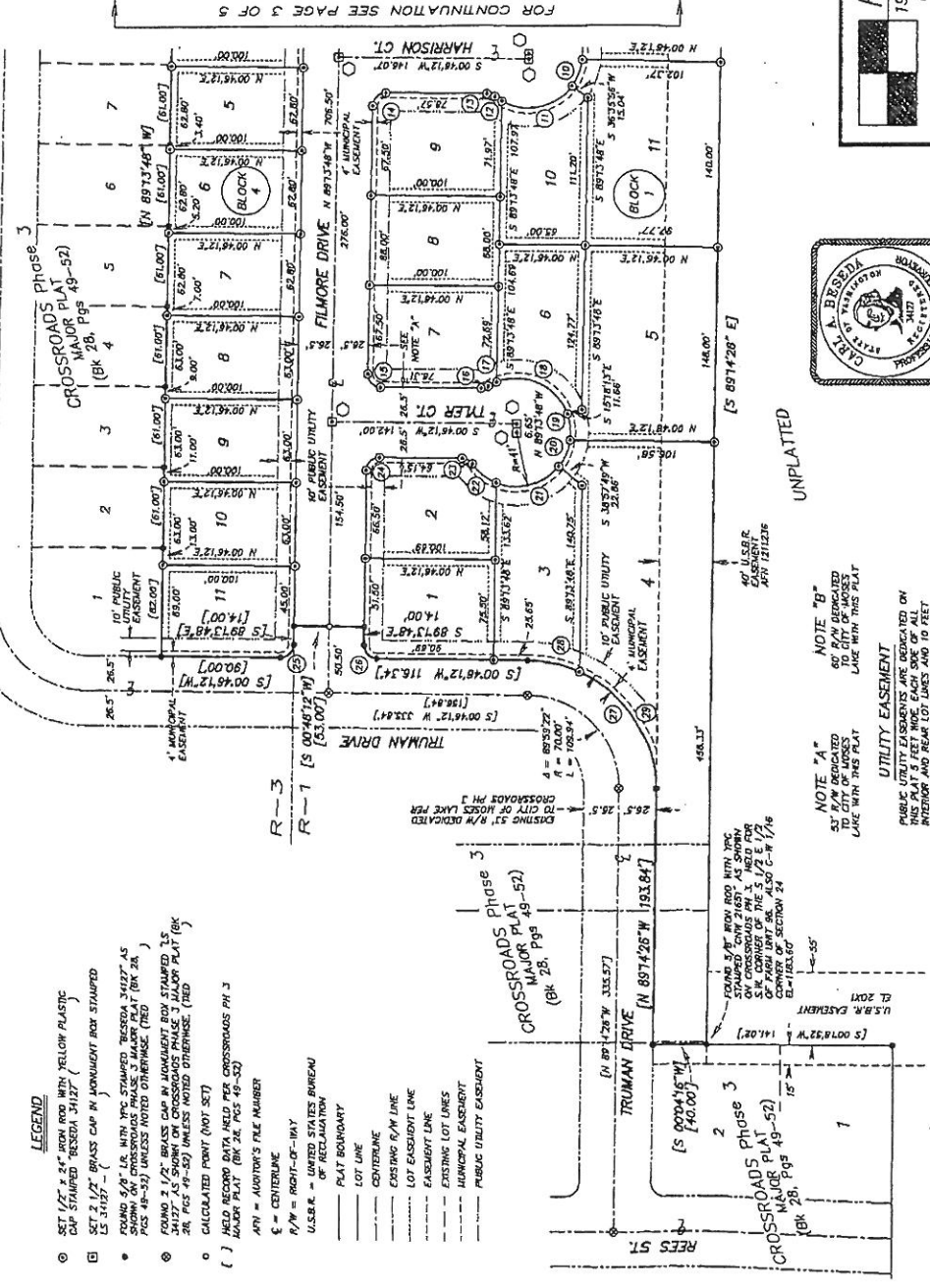
LOT NO.	LOT SQUARE FEET
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8	1,789
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17	1,789

LOT NO.	LOT SQUARE FEET	LOT SQUARE FEET	LOT SQUARE FEET
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2	7437	2	8260
3	8074	3	8260
4	14,675	4	8260
5	7176	5	8260
6	7765	6	8260
7	7765	7	8260
8	7765	8	8260
9	7765	9	8260
10	7765	10	8260
11	14,897	11	8260
12	7765	12	8260
13	7765	13	8260
14	7765	14	8260
15	7765	15	8260
16	7765	16	8260
17	14,233	17	8260

LEGEND

- ① SET 1/2" x 24" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "BESIDA 34127"
- ② SET 1/2" BRASS CAP IN MONUMENT BOX STAMPED "LS 41187"
- ③ FOUND 5/8" I.R. WITH YPC STAMPED "BESIDA 34127" AS SHOWN ON CROSSROADS PHASE 3 MAJOR PLAT (BK 28, PGS 49-52) UNLESS NOTED OTHERWISE. (RED)
- ④ FOUND 2 1/2" BRASS CAP IN MONUMENT BOX STAMPED "LS 41187" AS SHOWN ON CROSSROADS PHASE 3 MAJOR PLAT (BK 28, PGS 49-52) UNLESS NOTED OTHERWISE. (RED)
- ⑤ CALCULATED POINT (NOT SET)
- () FIELD RECORD DATA HELD PER CROSSROADS PH 3 MAJOR PLAT (BK 28, PGS 49-52)

- APN = ADVERTISER'S FILE NUMBER
- ± = CENTERLINE
- R/W = RIGHT-OF-WAY
- U.S.R. = UNITED STATES BUREAU OF RECLAMATION
- PLAT BOUNDARY
- CENTERLINE
- EXISTING R/W LINE
- LOT EASEMENT LINE
- EASEMENT LINE
- EXISTING LOT LINES
- MUNICIPAL EASEMENT
- PUBLIC UTILITY EASEMENT



NOTE "A"
32' WIDE EASEMENT TO CITY OF MOSES LAKE WITH THIS PLAT

NOTE "B"
60' WIDE EASEMENT TO CITY OF MOSES LAKE WITH THIS PLAT

UTILITY EASEMENT
PUBLIC UTILITY EASEMENTS ARE DEPICTED ON THIS PLAT. THE EASEMENTS ARE 30' WIDE AND 10' DEEP. THE EASEMENTS ARE LOCATED ALONG THE STREET RIGHTS-OF-WAY.

HAGEDORN, INC.

1924 Broadway Vancouver, Wa. 98663
Ph: (360) 696-4428 (866) 696-4428

SCALE 1"=40'
DATE 1/15/10
DRAWN BY: CC
CHECKED BY: DWF
PAGE 2 OF 5

RECEIVED
APR 10 2010
COMMUNITY DEVELOPMENT
PLANNING & BUILDING
CITY OF MOSES LAKE

CURVE	CHORD	RADIUS	LENGTH
1	62.5425'	10.00'	15.53'
2	90.0000'	10.00'	15.71'
3	90.0000'	10.00'	15.71'
4	90.0000'	10.00'	15.71'
5	90.0000'	10.00'	15.71'
6	507.4445'	10.00'	15.80'
7	21.5424'	10.00'	15.69'
8	95.3211'	10.00'	15.68'
9	30.1416'	10.00'	15.63'
10	30.1416'	10.00'	15.63'
11	84.5058'	10.00'	15.61'
12	85.5518'	10.00'	15.61'
13	37.2344'	10.00'	15.63'
14	37.2344'	10.00'	15.63'
15	32.1233'	10.00'	15.71'
16	32.1233'	10.00'	15.71'
17	10.0000'	10.00'	15.71'
18	91.7514'	10.00'	15.63'
19	32.1233'	10.00'	15.71'
20	32.1233'	10.00'	15.71'
21	32.1233'	10.00'	15.71'
22	32.1233'	10.00'	15.71'
23	32.1233'	10.00'	15.71'
24	32.1233'	10.00'	15.71'
25	32.1233'	10.00'	15.71'
26	32.1233'	10.00'	15.71'
27	32.1233'	10.00'	15.71'
28	32.1233'	10.00'	15.71'
29	32.1233'	10.00'	15.71'
30	32.1233'	10.00'	15.71'
31	32.1233'	10.00'	15.71'
32	32.1233'	10.00'	15.71'
33	32.1233'	10.00'	15.71'
34	32.1233'	10.00'	15.71'
35	32.1233'	10.00'	15.71'
36	32.1233'	10.00'	15.71'
37	32.1233'	10.00'	15.71'
38	32.1233'	10.00'	15.71'
39	32.1233'	10.00'	15.71'
40	32.1233'	10.00'	15.71'
41	32.1233'	10.00'	15.71'
42	32.1233'	10.00'	15.71'
43	32.1233'	10.00'	15.71'
44	32.1233'	10.00'	15.71'
45	32.1233'	10.00'	15.71'
46	32.1233'	10.00'	15.71'
47	32.1233'	10.00'	15.71'
48	32.1233'	10.00'	15.71'
49	32.1233'	10.00'	15.71'
50	32.1233'	10.00'	15.71'
51	32.1233'	10.00'	15.71'
52	32.1233'	10.00'	15.71'
53	32.1233'	10.00'	15.71'

FOR CONTINUATION SEE PAGE 3 OF 5

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

IN THE MATTER OF THE CROSSROADS
PHASE 4 MAJOR PLAT AND WAIVER AND
DEVIATION 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 February 12, 2009. With the proponent's agreement, the formal decision on the project was delayed so that plat design issues could be resolved.
- 1.2 Proponent. Hayden Homes is the proponent of this plat.
- 1.3 Purpose. The proponent has requested a preliminary major plat to subdivide 11 acres into 41 residential lots. Waivers and deviations needed for the plat as proposed include deviations for block, lot, and street standards, and waiver of sidewalk and planter strip on the east side of Hamilton Road. The site is located east of Highway 17, west of Hamilton Road, approximately halfway between Wheeler Road and Nelson Road. The property is legally described as Tax #14,874 in Farm Unit 96, Block 41; Assessor Parcel # 11-0069-476. 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 revised 1-26-09.
 - B. Staff reports dated February 5, 2009 and April 21, 2010, and attachments to each staff report.
 - C. A letter dated 2-3-09 from Gaylin Davies, 2476 Admiral Road.
 - D. Testimony from Anne Henning, Russ Brown, Gilbert Alvarado, and Joseph K. Gavinski, staff; Ed Greer, Nathan Machiela, and Andy Beseda, representing the proponent; and Dave Sanders, 2408 Hamilton Road.
 - E. Revised plat drawings submitted March 15, 2010 and April 19 and 20, 2010.
 - F. Deviation request letters received February 10, 2010 and April 19, 2010.
 - G. Developer site plans for individual lots, received February 10, 2010 and April 19, 2010.

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 developer of the property legally described above located within the City limits.
- 2.2 The property is currently vacant. Any new development must meet current standards and regulations. No portion of the site has been classified as an environmentally sensitive area, and no wetlands have been identified on the site. The site has been used for agriculture but has not been designated as prime farm land. Most of the site is zoned R-1, Single Family Residential, and the remainder is zoned R-3, Multi-family Residential. It is expected that the site will be developed with single-family homes; however, based on the lot size, the Municipal Code would allow duplexes on the R-3 lots, and triplexes on Lots 1 and 10 of Block 3.
- 2.3 Surrounding land uses are existing agriculture and large-lot residential outside the City limits

to the south and east, the newly-platted Crossroads Phase 3 Major Plat to the north and The Lakes Manufactured Home Park north of that, the park land dedicated in Crossroads Phase 3 to the west, and agricultural land zoned R-1 and proposed as future phases of Crossroads west of that.

- 2.4 The Planning Commission held a combined public hearing for Crossroads Phase 3 Major Plat and Crossroad Phase 4 Major Plat on February 12, 2009. In the verbal decision, one of the conditions of approval for both plats was that a street be moved to the south boundary of the property, to avoid splitting the proposed park property by a street. Moving the street to the south boundary made it overlap a 40'-wide United States Bureau of Reclamation (USBR) easement. After the Planning Commission meeting, it was determined that USBR would not allow a street within the easement, so, with the agreement of the developer, no written decision was adopted for Crossroads 4, and it was never formally approved and could be redesigned and reviewed again as a preliminary plat. The street location issue was addressed in Crossroads 3 Major Plat by locating the street immediately north of the easement. Crossroads 3 has been completed and recorded, and the street (Truman Drive) built.
- 2.5 Crossroads Phase 3 built a street connection from the earlier phases of Crossroads (north of Lakeland) to Hamilton Road to the north, providing a second access to this area. This second access was required before any additional lots could be created.
- 2.6 This development extends Hamilton Road from the north, and aligns it with Hamilton to the south to provide for an eventual connection. To the immediate south of the development, outside City limits, there is a gap in the Hamilton Road right-of-way, so the street cannot be connected to Hamilton to the south at this time. The developer will build a cul-de-sac at the end of Hamilton within Crossroads 4. The developer has obtained a permit from ECBID to locate the cul-de-sac within the USBR easement.
- 2.7 The street layout proposed requires a number of Municipal Code deviations. During review of the January 26, 2009 submittal, the developer requested a deviation to allow 57' of right-of-way (ROW) where Hamilton abuts undeveloped property, since the additional 3' could be dedicated when the adjacent property is developed. The developer agreed to provide 60' of ROW for Hamilton where it has Crossroads lots on both sides. The developer also requested a waiver of the requirement to construct sidewalk and planter strip on the east side of Hamilton where it abuts undeveloped property, since these improvements should be built after the additional ROW is dedicated. The developer also asked for deviations for the street curves on Hamilton instead of the required 200' radius. These items were discussed in the previous review of Crossroads 3 and 4, and a verbal decision to approve them was announced, but the decision was not formally adopted due to the changes needed for Crossroads 4.
- 2.8 The developer has been working with City staff, USBR, and East Columbia Irrigation District (ECBID) to develop a plat layout that works for all parties. USBR and ECBID current policy is that nothing is allowed within their easements, not even turf grass for a yard; therefore the area within the easement cannot be counted as part of the lot since it is completely unusable. In addition, the easement contains a gravel road that is used daily during irrigation season by ECBID trucks as part of the operation of the irrigation project. As a result, the developer designed the plat to increase the size of the lots encumbered with the easement, to attempt to meet minimum lot standards outside of the easement. Some of the lots fall short of the minimum lot width of 65' (Block 1, Lots 4, 5, 11, & 12) at 57.7' wide to the easement line, and others fall short of the 100' lot depth (Block 2, Lots 1, 2 & 3) at 90' to 97' depth to the easement line. The developer has agreed to install a fence along the easement line, to make it clear to potential purchasers that although the lots are quite large, a substantial portion is not usable.
- 2.9 Other deviations needed for the plat as proposed are 100' lot depth and 65' lot width for Block 1, Lot 17; 3 to 1 ratio of depth to width for Block 1, Lot 4; the first 25' of side lot line perpendicular to front lot line for Block 1, Lots 3-6 and 10-13 and Block 2, Lots 2-3; 70' corner lot width for Block 1, Lot 2 and Block 3, Lot 5; 7700 square foot corner lot area for

- Block 1, Lots 1, 2, and 14, and Block 3, Lot 5; and 7000 square foot lot area for Block 1, Lot 8. The developer provided site plans of all of the lots for which deviations were requested, showing how a house can be placed on each lot. The house plans are all ones the developer has built in Moses Lake previously. The lots that include the USBR easement all show space between the house and the easement, to allow access and maintenance on that side of the house.
- 2.10 Block 1, Lots 3 and 4 are through lots with frontage on Truman Drive, although the houses will probably face toward Tyler Court. Lot 4 has a very long frontage on Truman, mostly within the USBR easement. The owners of these lots will be responsible for maintaining the planter strip along Truman. Within the first 25' from the property line abutting either street, a fence is limited to 4' in height.
- 2.11 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. 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.
- 2.12 To offset the impacts on the park system created by this new development, MLMC 17.34 requires dedication of land for open space and parks or a fee in lieu of dedication, or a combination of both. When previous phases of Crossroads were proposed, the City Council approved an agreement for future dedication of park land in Crossroads Phase 3. Crossroads Phase 3 dedicated 3.08 acres for a park. This is sufficient for the property platted so far, including Crossroads Phase 4.
- 2.13 The Development Engineer provided a list of corrections to the March 15, 2010 drawing that must be addressed prior to the submittal of the major plat for final review.
- 2.14 The Assistant Fire Chief commented on the requirements for hydrants.
- 2.15 At the time of the initial proposal of Crossroads 3 through 6, the Municipal Services Director reviewed the traffic impact analysis and concluded that these projects would not lower the transportation level of service below the standards set in the Comprehensive Plan. He also recommended mitigation that was included in the MDNS. Some of the mitigation has already been completed. Construction of Hamilton Road north was completed with Crossroads Phase 3, fulfilling the last sentence of condition #1 of the memo. Construction of Hamilton to the north created the second access required in condition #3 of the memo.
- 2.16 The Bureau of Reclamation (USBR) noted that the required survey data is included on the plat, that any improvements in the easement, including paving, fencing, and landscaping, require prior approval from USBR and the East Columbia Basin Irrigation District; and the process for use of groundwater. USBR also recommended that the agricultural water supply be released from this property.
- 2.17 In an early stage of the project, staff met with the East Columbia Basin Irrigation District Board, who were opposed to allowing a City street within the 40' easement at the south edge of the property, opposed to allowing fencing or landscaping within the easement, and in favor of requiring the existing gravel road to remain, as it is used daily by their workers for access to the irrigation facilities.
- 2.18 The Washington State Department of Transportation (WSDOT) had no comment on the revised submittal. Previous comments on the overall project were related to property closer to SR-17 that may be developed as additional phases of Crossroads in the future.
- 2.19 Gaylin Davies, 2476 Admiral Road, submitted a letter opposed to the development, based

on access, stormwater, and proximity to a canal.

- 2.20 Dave Sanders, 2408 Hamilton, testified that in the previous Crossroads phases, construction debris blew onto the neighboring property. He suggested that a permanent fence be required on the east side of the property to protect the farm ground from the debris. He was also concerned that the development would have only two accesses.
- 2.21 Andy Beseda, representing the proponent, stated that Hayden Homes is willing to install a fence along the easement line to make it clear to the homeowner that a portion of the lot is unusable. He stated that ECBID has said they will maintain easement area. He also stated that the plat layout can be modified so that Lots 4 and 7 in Block 3 meet the required minimum lot width of 65'.
- 2.22 A Mitigated Determination of Non-Significance (MDNS) was issued on January 28, 2009 under the State Environmental Policy Act Rules (WAC 197-11). The conditions were related to cleanup of accidental spills, stormwater, fill, grading, sewer stubs, street and utility improvements, parks, and water rights. The conditions of the MDNS automatically become conditions of the project approval.
- 2.23 The Comprehensive Plan sets minimum acceptable transportation level of service standards for the Pioneer Way corridor, SR-17 corridor, and Wheeler Road corridor. The standards range from B to D. The existing level of service as of 1999 when this portion of the Comprehensive Plan was last updated range from A to C.
- 2.24 Comprehensive Plan Land Use Policy 4 encourages infill developments that are scaled and designed to fit their surroundings on properties suited to urban development.
- 2.25 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.
- 2.26 Transportation 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. Transportation Policy 1.25 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. Transportation Policy 1.28 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.
- 2.27 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.

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 developing vacant land that can be served by public services and by providing more housing. The development is consistent with the Comprehensive Plan goals and policies on transportation by providing adequate vehicle and pedestrian circulation. As conditioned, and with deviations and waivers for lot, block, and street standards, the development complies with the requirements and intent of the Municipal Code.
 2. **Adequate provisions for necessary improvements:** 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. Street improvements on the east side of Hamilton abutting the development should be built by the developer of that land. With the previous dedication of park land, the development makes adequate provision for parks and recreation facilities.
 3. **Impacts:** No 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:** 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 residential development consistent with the intent of the R-1 and R-3 Zones.
 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. A new connection to existing streets was constructed as part of the previous phase.
 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 the developer has previously dedicated adequate land for a park to serve the area.
 7. **Dedications:** The street rights-of-way proposed for dedication are a direct result of the development proposal, are needed to serve the development, and are the standard width required for all streets of their classification. The additional right-of-way needed on the east side of Hamilton Road should be dedicated from the property to the east when it is developed.
- 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 three feet additional right-of-way needed for Hamilton Road can be dedicated if and when the property east of Hamilton is developed, by the developer of that property.
 - 3.5 A waiver of the sidewalk and planter strip on the east side of Hamilton Road where the project abuts undeveloped land is reasonable. The location of Hamilton is set by previous development. It would be a hardship for the developer to pay for the construction of sidewalk that will not benefit this development. The sidewalk will be constructed if and when the property east of Hamilton is developed, by the developer of that property.
 - 3.6 Sharper curves (smaller radius) slow traffic more than curves with a larger radius, so this is

appropriate in a residential area where lots front on the tertiary street.

- 3.7 The property abutting Block 4 to the north has already been platted into one long block. A deviation was granted. Therefore, a deviation to maximum block length is justified for Block 4, due to existing conditions of the adjoining property. The property to the north has already been platted into one large lot for a manufactured home park with no allowance for a street between the west edge and Hamilton Road. Therefore, a street could not go through and a deviation to maximum block length is justified for Block 4, due to existing conditions of the adjoining property.
- 3.8 Lots that contain a 40' easement that cannot be fenced and used as a yard and that would retain the existing gravel access road which is used daily need sufficient usable lot area outside of the easement.
- 3.9 Excluding the 40' wide USBR easement along the south boundary of the plat could not be justified; however potential purchasers should be protected by a disclosure on the face of the plat that the easement area has significant restrictions.
- 3.10 The developer has shown that they have house plans that fit on each lot for which they requested deviations. No variances should be needed to build on these lots.
- 3.11 All stormwater discharges are required to meet the state's non-endangerment standards for groundwater.
- 3.12 Any hazard due to open canals already exists for the current residents of the area. The developer has already installed pipes to replace some of the open canals that used to exist.
- 3.13 Blowing debris will have to be addressed as a code enforcement issue. The developer would not be permitted to install a fence within right-of-way.
- 3.14 Providing an access out to Wheeler Road by constructing Hamilton to the north provided better access for the existing neighborhood and emergency services providers than they had to the area previously. Two accesses are sufficient for the area for now. Crossroads Phase 4 provides a street in alignment with Hamilton to the south, so that another access to Nelson Road can be provided some time in the future.

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, including any issues identified during the detailed review of the plat as conditioned or modified.
- 4.2 The comments of the Assistant Fire Chief shall be addressed.
- 4.3 The plat shall meet the requirements of the East Columbia Irrigation District and the United States Bureau of Reclamation.
- 4.4 A deviation for block length of Block 4 shall be granted, since the abutting property to the north has already been platted without provisions for a street.
- 4.5 A deviation to allow 57' of right-of-way width for Hamilton Road where it abuts undeveloped property shall be granted. The additional 3' can be required from the abutting property when it is developed. Hamilton right-of-way shall be 60' wide where it has Crossroads lots on both

sides.

- 4.6 A waiver of the requirement to construct planter strip and sidewalk on the east side of Hamilton Road where the road abuts undeveloped property shall be granted.
- 4.7 Deviations to the curve radius requirement for Hamilton Road shall be granted to allow 100' and 140' curves as shown on the plat.
- 4.8 Before the plat is recorded, the developer shall install a fence along the north boundary of the USBR easement, except where the easement abuts a street.
- 4.9 Structures shall be set back from the USBR easement at least 5', to allow access and maintenance.
- 4.10 The face of the plat shall contain clear language that encroachments within the USBR easement require a permit from ECBID and USBR.
- 4.11 A deviation for 100' lot depth shall be granted for Block 1, Lot 17 and Block 2, Lots 1-3.
- 4.12 A deviation for 65' lot width shall be granted for Block 1, Lots 4, 5, 11, 12, and 17.
- 4.13 A deviation for the ratio of depth to width of not more than 3 to 1 shall be granted for Block 1, Lot 4.
- 4.14 A deviation for the first 25' of side lot line perpendicular to front lot line shall be granted for Block 1, Lots 3-6 and 10-13; Block 2, Lots 2 and 3.
- 4.15 A deviation for 70' corner lot width shall be granted for Block 1, Lot 2; and Block 3, Lot 5.
- 4.16 A deviation for 7700 square foot corner lot area shall be granted for Block 1, Lots 1, 2, and 14 and Block 3, Lot 5.
- 4.17 A deviation for 7000 square foot lot area shall be granted for Block 1, Lot 8.
- 4.18 The developer shall modify Block 4 to increase the width of Lots 4 and 7 to 65'.
- 4.19 The developer has requested a number of lot design deviations, but provided site plans of typical houses that will fit these lots. No variances to setback standards will be granted to the developer or future purchasers.

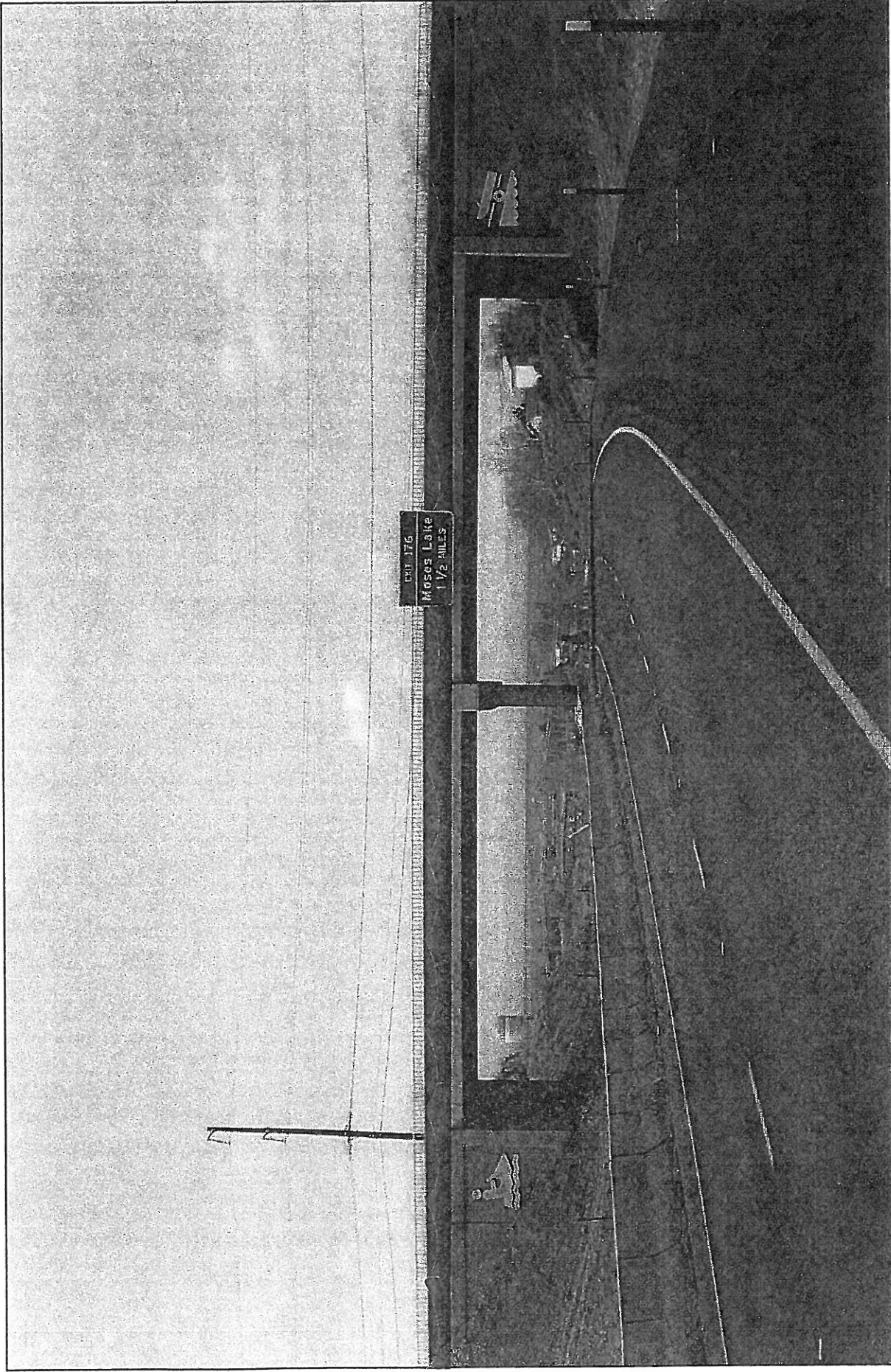
Approved by the Planning Commission on May 13, 2010.


Charles Hepburn, Chairperson

Richard Teals
311 Northshore
768 9505
765 - 9505

June 8 Council Meeting

I wish to update the council
regarding 20/20's discussion with
WSDOT ~~men~~ concerning the
decorations on overpasses
176 - 179.



michelle boetger

graphic designs

509.766.9001 • info@michaelleboetger.com

I-90/Division Overpass Proposal 4/2010

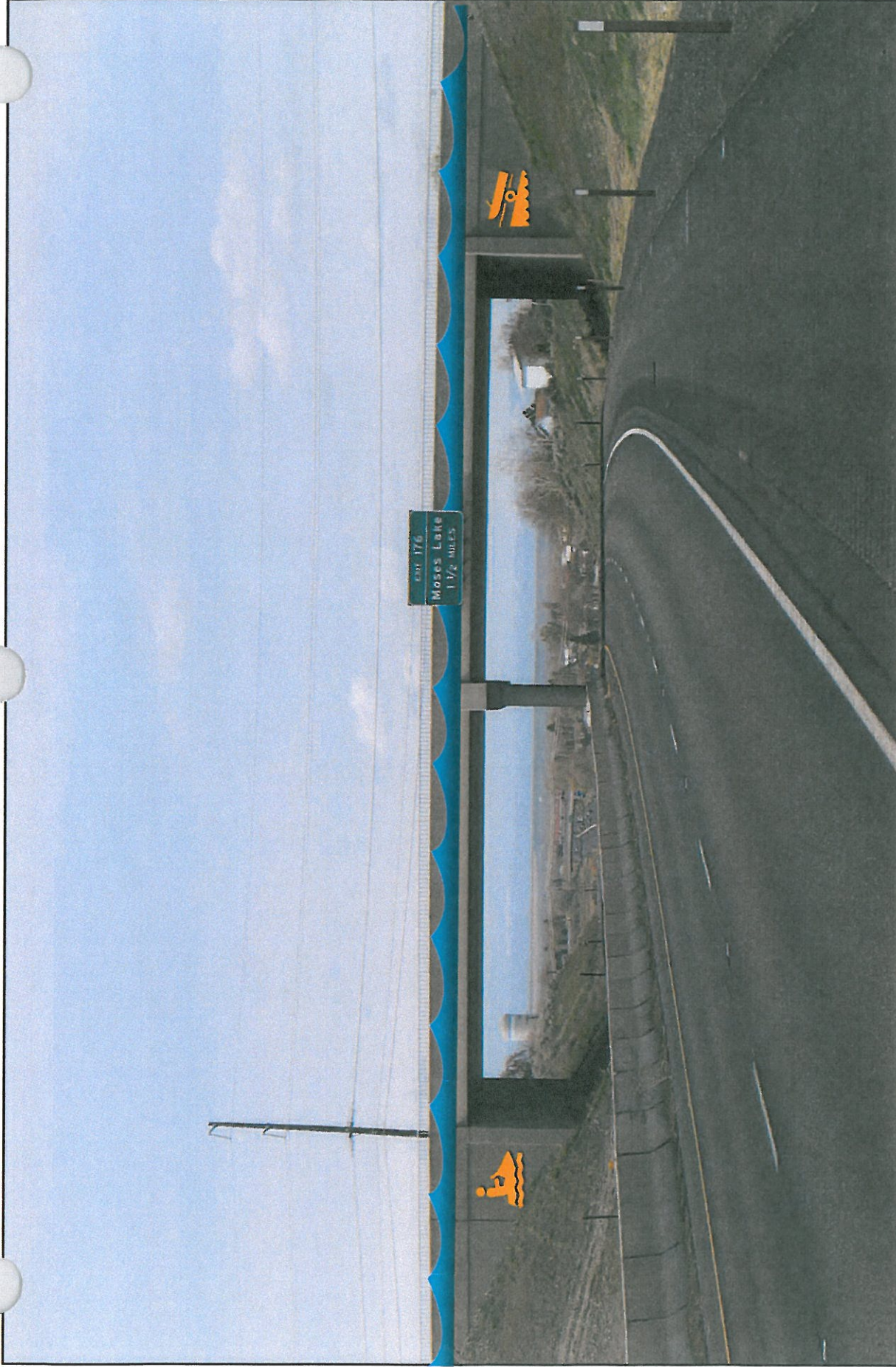


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graphic designs

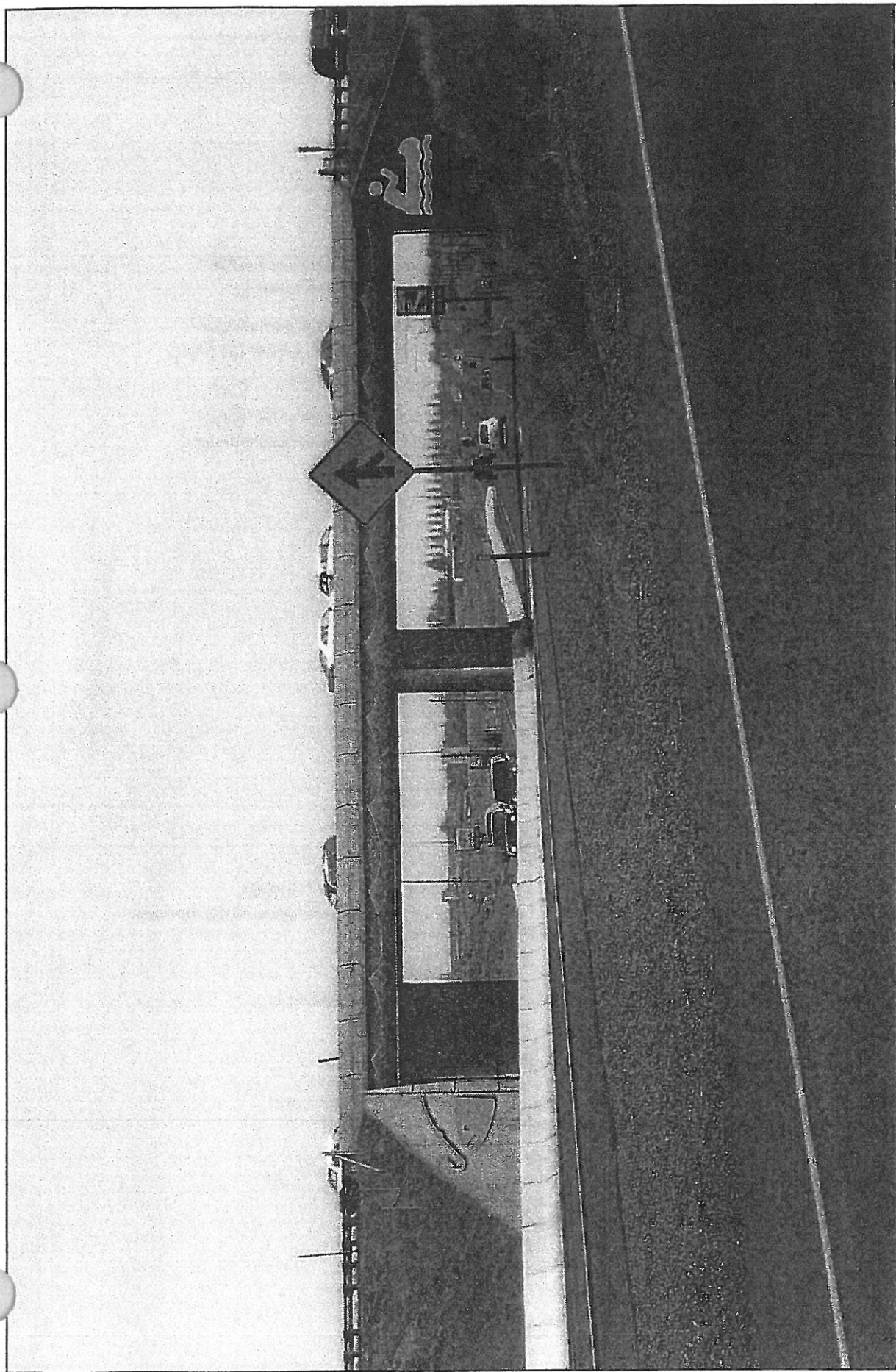
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I-90/Hwy 17 Overpass Proposal 4/2010



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I-90/Division Overpass Proposal 4/2010



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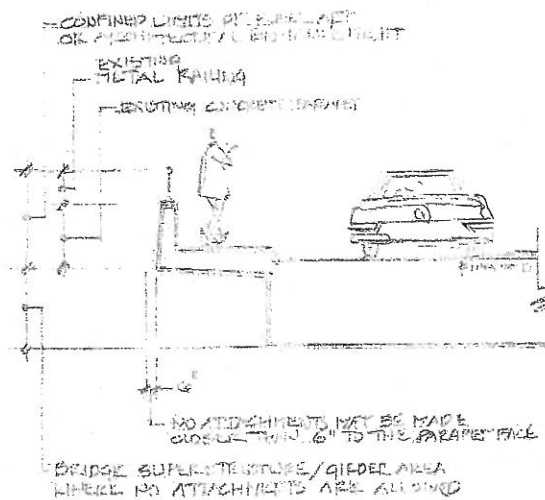
I-90/Hwy 17 Overpass Proposal 4/2010

Moses Lake 20/20 Vision Public Art

Criteria

The criteria for the public art plan is developed in coordination with the Public Art Specialty Services Team. The following criteria are to be addressed and documented in the public art plan:

- When placed on the bridge superstructure, the art shall be contained within the elevation view of the concrete parapet and aluminum railing. Where elements are attached to the outside of the parapet, they must be held out a distance of approximately 6 inches for inspection.
- The art shall not be constructed in such a way that it obscures inspection access to the outside bridge superstructure girder webs. Elements such as metal plates creating a wave pattern may not be attached to the girders.



Typical Section View of Bridge:
showing acceptable locations for enhancements

- The art shall demonstrate responsible use of tax dollars and enhanced public trust in WSDOT judgment.
- The public art proponent, the funding source, and those responsible for the installation and maintenance of the proposed art must be identified. The lead agency shall enter into an agreement with WSDOT North Central Region that will identify responsibilities for funding, installation, safe access to the site, and maintenance, including vandalism and graffiti.
- Identify who recommended the public art.
- Subject of the art must not be controversial.

Moses Lake 20/20 Vision Public Art

- **Visibility:** Art visible from the main line must contribute to corridor continuity and the view from the road. Art visible to the community or adjacent to the neighborhood side of a structure may have more flexibility in design than that visible from the main line.
- **Safety and security:** Public art shall not negatively impact safety nor create an attractive nuisance.
- **Potential for traffic distraction:** Proposed art shall not distract motorists. It shall be appropriate for the speed and angle at which it will be viewed.
- **Public art shall be of a proper scale and contextually compatible with the surrounding landscape and land use.**
- **The art shall contribute to the community character.**
- **The art shall have a positive impact on social, cultural, and environmental feature**
In general, WSDOT would not approve the addition of art on a historic structure or within an ecologically sensitive area.
- **The art shall be in compliance with applicable laws, such as the Scenic Vistas Act and 23 CFR 752, Landscape and Roadside Development.**
-

Acceptable Public Art Features

The following are examples of types and locations of acceptable public art features for this project:

- Small scale attachments to railings, abutment faces, light poles, or fences. Attachments shall not pose a safety hazard such as snagging in the case of pedestrian or bicycle traffic.
- Colored pigmented sealer superstructure elements. For instance the bridge girders could be painted a deep neutral blue to symbolize water.
- Concrete surface treatments (beyond WSDOT standard).
- Colored paving/colored pavers/scoring patterns (beyond WSDOT standard).
- Specially designed benches, trash cans, planters, or other street furnishings.
- Soft lighting and lighting fixtures.
- Small-scale sculptures or art pieces (when not viewed from the main line).

Unacceptable Public Art Features

The following are examples of unacceptable public art features:

- Art with the name of the city or other text.
- Kinetic sculptures.
- Brightly lit or flashing art.
- Art that poses a safety risk or liability.
- Large sculptures (the size of a sculpture is relative to its context and location in the landscape).
- Art with highly reflective qualities or adverse colors.
- Art that is a distraction to drivers or out of context with the surroundings.
- Art with a topic/theme that could cause negative public reaction.
- Art that resembles a traffic control device.

City of More Wk.
7. when

TO DISCUSS AP public announcement
By the Mayor and Council that
they don't agree with the San City
Council on their views of ARIZONA'S
HB 1070, and the San City Council
ask to Boycot the state of Arizona
in protest to the ~~deputation~~ and
deport to I.C.E. for action

G. B. Staffe

Ed
Stubington

509-762-2809

P.S

Let me know where and ~~times~~

60200

Turnkey

Memo

To: Joe Gavinski, City Manager, for Council Consideration

From: Dean Mitchell, Chief of Police *Dean A. Mitchell*

Subject: Request authorization to accept Wal Mart donation

Date: May 27, 2010

Copy: Captain Sands

I'm requesting Council authorization to accept a \$1,000 donation, on behalf of the Central Basin Traffic Safety Task Force. The donation is from Wal Mart. It will be used for purchasing bike helmets and provide various safety programs during the Spring and Summer. The Police Department is the host agency for the Task Force.

We thank Wal Mart for their generous donation,

RESOLUTION NO. 3152

A RESOLUTION ACCEPTING A CASH DONATION OF \$1,000 FROM WAL-MART

RECITALS:

1. Wal-Mart has donated one thousand dollars (\$1,000) to the Central Basin Traffic Safety Task Force.
2. The City of Moses Lake, the host agency for the Central Basin Traffic Safety Task Force, accepts the one thousand dollar (\$1,000) donation.
3. The funds will be used for purchasing bike helmets and to provide various safety programs during the spring and summer of 2010.

RESOLVED:

1. The City of Moses Lake, on behalf of the Central Basin Traffic Safety Task Force, accepts the \$1,000 donation.
2. The City of Moses Lake wishes to express its sincere appreciation to Wal-Mart.

Adopted by the City Council on June 8, 2010.

Jon Lane, Mayor

ATTEST:

Ronald R. Cone, Finance Director

June 2, 2010

TO: City Manager for Council Consideration

FROM: Community Development Director

SUBJECT: Resolution - Build on Unplatted Property - M. E. Mayflower

Bob Bernd, M. E. Mayflower, has requested permission to construct a covered unloading area for recyclable materials on unplatted property located at 2000 West Broadway. The structure is proposed to be 1,40 square feet and will be located at the back of the existing building. The purpose is to protect the recyclables from wind and precipitation from the time they are unloaded until they can be conveyed inside the building for sorting. The building is currently connected to City water and sewer and a record of survey has been recorded within the last few weeks.

The Fire Department has indicated that one fire hydrant must be located within 250' of the proposed structured.

Attached for Council consideration is a resolution granting permission for M. E. Mayflower to build on unplatted property with the stipulation that the property be platted within one year.

Respectfully submitted



Gilbert Alvarado
Community Development Director

GA:jt

RESOLUTION NO. 3153

A RESOLUTION ALLOWING M. E. MAYFLOWER TO BUILD ON UNPLATTED
PROPERTY

RECITALS:

1. Moses Lake Municipal Code 16.12.030 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.
2. M. E. Mayflower has requested the City Council to allow it to build on unplatted property described as follows:

Tax #6561 in Section 28, Township 19 North, Range 28 East, W.M.

RESOLVED:

1. That M. E. Mayflower be allowed to build on unplatted property to construct a covered unloading area for recyclable materials with the stipulation that the property is platted within one year.

Adopted by the City Council on June 8, 2010.

ATTEST:

Jon Lane, Mayor

Ronald R. Cone, Finance Director

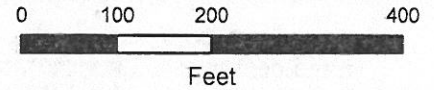
M. E. MAYFLOWER
BUILD ON UNPLATTED
2000 WEST BROADWAY AVENUE

BROADWAY AVE (S.R. 171)

BARBARA AVE

BASIN ST

SYCAMOR



M. E. MAYFLOWER
BUILD ON UNPLATTED

VALLEY RD



ALDER

CITY LIMITS

UGA BOUNDARY

STREET NAMES

LOTS

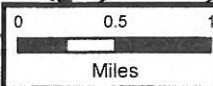
LAKE

2000 WEST
BROADWAY



CITY OF MOSES LAKE
COMMUNITY DEVELOPMENT
PLANNING DIVISION

DRAWN: BKP
DATE: JUNE 03, 2010



BASELINE RD


MEMORANDUM RECEIVED

CITY OF MOSES LAKE
DEVELOPMENT ENGINEERING DIVISION
June 2, 2010

JUN 3 2010

COMMUNITY DEVELOPMENT
PLANNING & BUILDING
CITY OF MOSES LAKE

TO: Senior Planner, Anne Henning

FROM: Development Engineer, Russell Brown 

RE: **REQUEST TO BUILD ON UNPLATTED PROPERTY**
2000 WEST BROADWAY AVENUE
COVERED LOADING AREA
LAKESIDE DISPOSAL - BERND

The property should be held to the platting standards as defined in the MLMC. As the operational and office site of the primary solid waste contractor for the City of Moses Lake, the property owner and business should be setting the standard by meeting or exceeding the minimum platting requirements rather than requesting waivers to the platting requirements.

Platting will provide an opportunity to identify and address items that are not consistent with the platting requirements - the multiple curbcuts along Broadway being one example of a deficiency that would be scrutinized as a result of platting.

Also, platting now will negate the need for additional requests to build on unplatted property in the future when there is a need for additional expansion or improvements to the existing facility.

I question the owners choice to invest in a Record of Survey (ROS) when those resources could have been used to supplement the costs of platting of the property. I do not recognize any undue hardships that are not self imposed.

If you have any questions or require any additional information please contact me at your earliest convenience.

cc: Municipal Services Director

Attachment A

AFN 1113251

IT AFN 930701082
ORTHWESTERLY 20'
ENT AFN 786664
ORTHWESTERLY 5'

N43°32'36"E 219.00'

(219')

8.5'

S46°27'39"E 219.27'

EXISTING BUILDING

AFN 750859

EXISTING BUILDING

S46°27'56"E 219.22'

(219.04')

(219')

N43°31'49"E 219.02'

N44°26'31"E 585.68' *N44°29'53"E 585.69'

BROADWAY AVE

RECEIVED

MAY 21 2010

COMMUNITY DEVELOPMENT
PLANNING & BUILDING
CITY OF MOSES LAKE

THAT PORTION OF
OF SECTION 28
WASHINGTON, LE

BEGINNING
NORTH
E

AFN 1206420

Graphic Scale

1" = 60 feet

RECORD OF SURVEY

A PORTION OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 19 NORTH, RANGE 28 EAST, W.M., CITY OF MOSES LAKE, GRANT COUNTY, WASHINGTON

- SYMBOL LEGEND**
- SECTION CORNER/QUARTER MARKER
 - FOUND 2 1/2" BRASS CAP MONUMENT IN CASE, EXCEPT AS NOTED
 - FOUND 5/8" REBAR NO CAP, EXCEPT AS NOTED
 - SET 5/8" REBAR & CAP, P.L.S. 48321
 - CALCULATED POINT ONLY

- LINE LEGEND**
- PROPERTY LINE
 - SECTION LINE
 - SECTION SUBDIVISION LINE
 - EXISTING PARCEL LINE
 - CENTERLINE
 - RIGHT-OF-WAY
 - EASEMENT, AS NOTED

PN IN CONCRETE IN MON. CASE

REFERENCE DATA

- [] U.S.B.R. SECTION SUBDIVISION MAP
- [] SHOREWOOD SHORT PLAT, BOOK 19 OF PLATS, PAGES 37-39
- [] WARRANTY FULFILLMENT DEED, RECORDED UNDER AFN 750859
- <> BERND FIRST SHORT PLAT, BOOK 2 OF PLATS, PAGES 38 & 39
- * BELL GROUP NO. 2 PLAT, BOOK 16 OF PLATS, PAGES 88 & 89

BEARING DATUM

BASIS OF BEARINGS: NAD 83/91, WSPC SOUTH ZONE, US FEET.
PROJECT COMBINED SCALE FACTOR CALCULATED FROM:
LATITUDE: 47°08'01.43398"N
LONGITUDE: 119°16'14.23881"W
ELLIPSOID HEIGHT: 897.017
ORTHOMETRIC HEIGHT: 1184.932
CONVERGENCE: 0.33734.85427
PROJECT COMBINED SCALE FACTOR: 0.999912762
ALL DISTANCES SHOWN ARE GROUND DISTANCE.

SURVEY EQUIPMENT

TOPCON HIPER PLUS GPS/GLOPASS
TOPCON GTS-9000A ROBOTIC TOTAL STATION
TOPCON GTS 3030 TOTAL STATION
TOPCON FC2000 & FC2500 DATA COLLECTORS
TDS RANGER DATA COLLECTORS

SURVEY PROCEDURES

INITIAL CONTROL ESTABLISHED USING STATIC GPS OBSERVATIONS PROCESSED WITH ONLINE POSITIONING USER SERVICE (OPUS) SOLUTIONS. OPUS SOLUTIONS COMPARED WITH REAL TIME KINEMATIC (RTK) THREE (3) TO FIVE (5) MINUTE TIME OBSERVATIONS AVERAGED FOR COORDINATE VALUES. PROJECT GRID TO GROUND SCALE FACTOR CALCULATION CHECKED AND ADJUSTED WITH ELECTRONIC DISTANCE METER (EDM) GROUND DISTANCE MEASURED BETWEEN TWO OR MORE FOUND AND/OR SET CONTROL MONUMENTS. CONVENTIONAL TRAVERSE AND RADIAL TIE METHODS WERE USED FOR THE LOCATION OF SITE SPECIFIC FEATURES AND GPS RTK QUALITY ASSURANCE AND QUALITY CONTROL.

SURVEYOR'S NOTE

THIS SURVEY WAS PERFORMED TO ESTABLISH SOME OR ALL OF THE BOUNDARIES OF THIS SITE AS DEPICTED IN THE LEGAL DESCRIPTION, RIGHTS, EASEMENTS, RESTRICTIONS, OR RESERVATIONS WHICH WOULD BE REVEALED BY A TITLE REPORT AND MAY EXIST ARE NOT SHOWN ON THIS SURVEY. ON-SITE IMPROVEMENTS ARE NOT SHOWN, EXCEPT AS NOTED ON THE MAP.

SURVEYOR'S CERTIFICATE

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE SURVEY RECORDING ACT AT THE REQUEST OF BOB BERND.

DATE OF SURVEY: MARCH 2010

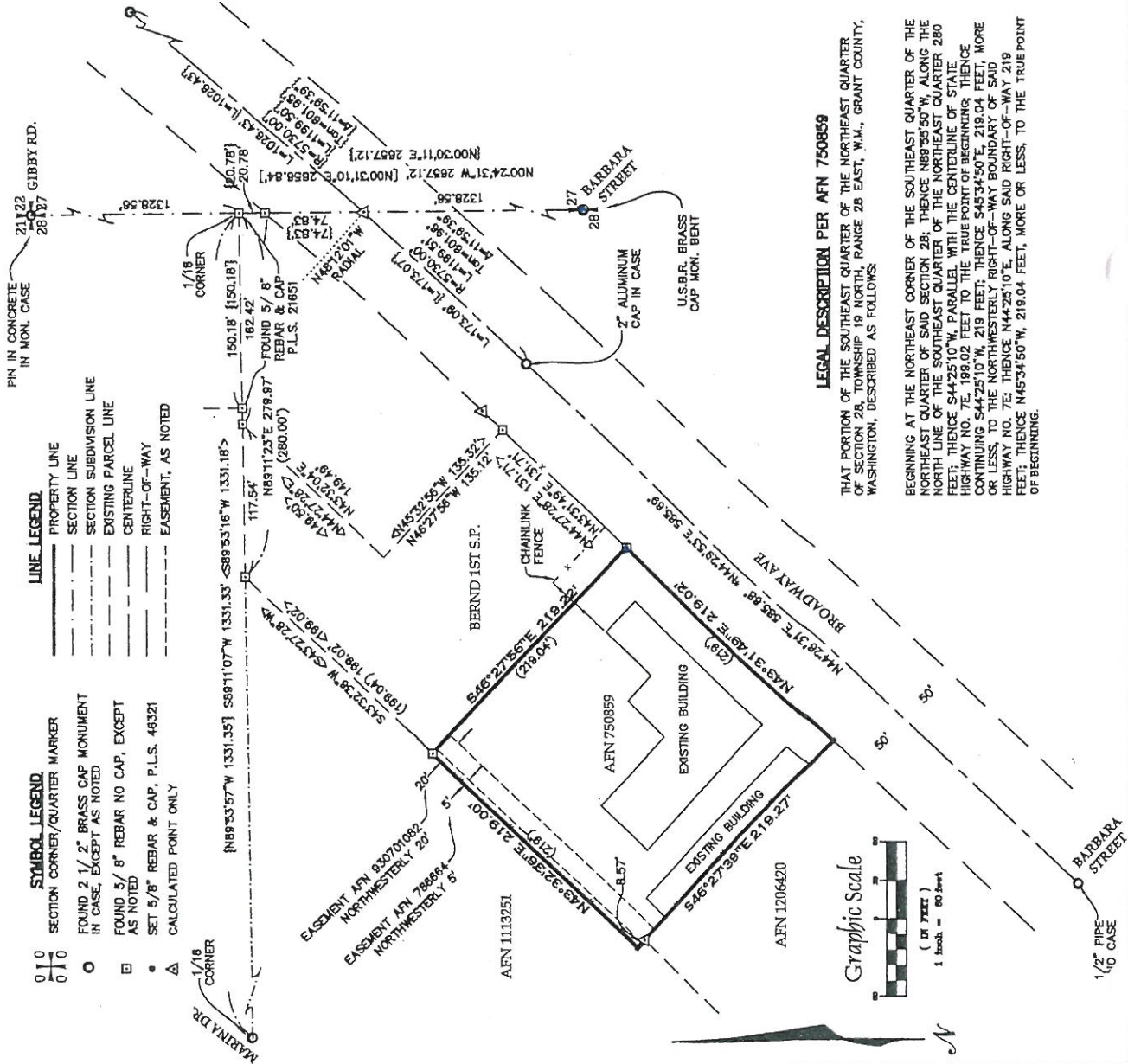
Wayne Carl Ogden, P.L.S.
Registration No. 48321
249 North Elder Street
Moses Lake, WA 98837



AUDITOR'S CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF COLUMBIA NORTHWEST ENGINEERING, P.S. THIS DAY OF _____, AT _____ O'CLOCK _____ M., AND RECORDED IN VOLUME _____ OF SURVEYS, ON PAGE(S) _____ RECORDS OF GRANT COUNTY, WASHINGTON.

GRANT COUNTY AUDITOR _____ DEPUTY COUNTY AUDITOR _____



LEGAL DESCRIPTION PER AFN 750859

THAT PORTION OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 19 NORTH, RANGE 28 EAST, W.M., GRANT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 19 NORTH, RANGE 28 EAST, W.M., ALONG THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER 280 FEET, THENCE S42°51'00\"

June 3, 2010

TO: City Manager
For City Council Consideration

FROM: Municipal Services Director

SUBJECT: **Resolution - Request to Apply For Grant
Heron Bluff Trail**

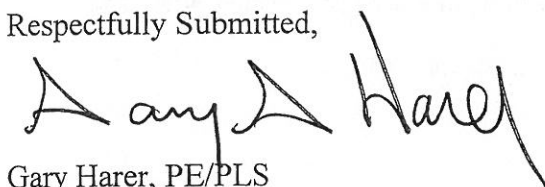
The attached resolution authorizes the City Manager to apply for a grant from the Recreational and Conservation Office (RCO) to construct the Heron Bluff Trail.

The Heron Bluff trail will be an extension of the existing activity trail that connects to the downtown area, Neppel Trail, Cascade Park, Lauzier Field, and the Big Bend Community College. The developer of the Bluff West Major Plat was required to construct a path between Bluff West Drive and the City owned property to the south in anticipation for this connection. The City Council has approved bike lanes fronting the proposed Westshore Walk Plat, and Grant County has established bike lanes on Westshore Drive from Mae Valley Road to Moses Pointe. The number one priority from the survey that the Trails and Planning Team sent out to all the residences residing in the 98837 zip code was constructing trails along the lake.

The estimated total cost of the path is \$400,000. The grant would pay 50% of this cost.

This resolution is presented for Council consideration.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read "Gary Harer". The signature is stylized with a large initial "G" and a long, sweeping underline.

Gary Harer, PE/PLS
Municipal Services Director

RESOLUTION NO. 3154

**A RESOLUTION AUTHORIZING APPLICATION(S) FOR FUNDING ASSISTANCE
FOR A WASHINGTON WILDLIFE AND RECREATION PROGRAM (WWRP)
PROJECT TO THE RECREATION AND CONSERVATION OFFICE AS PROVIDED
IN CHAPTER 79A.15 RCW, ACQUISITION OF HABITAT CONSERVATION AND
OUTDOOR RECREATION LANDS TO CONSTRUCT THE HERON BLUFF TRAIL**

WHEREAS, the City of Moses Lake has approved a comprehensive plan that includes this project area; and

WHEREAS, under the provisions of WWRP, state funding assistance is requested to aid in financing the cost of land acquisition and/or facility development; and

WHEREAS, the City of Moses Lake considers it in the best public interest to complete the land acquisition and/or facility development project described in the application;

NOW, THEREFORE, BE IT RESOLVED, that:

1. The City Manager be authorized to make formal application to the Recreation and Conservation Office for funding assistance;
2. Any fund assistance received be used for implementation of the project referenced above;
3. Our organization hereby certifies that its share of the project funding is committed and will be derived from the City of Moses Lake's Path & Trails fund, and general fund.
4. We acknowledge that we are responsible for supporting all non-cash commitments to this project should they not materialize;
5. We are aware that the grant, if approved will be paid on a reimbursement basis. This means we may only request payment after eligible and allowable costs have already been paid and remitted to our vendors.
6. We acknowledge that any property acquired or facility developed with financial aid from the Recreation and Conservation Funding Board (RCFB) must be placed in use for the funded purpose and be retained in such use in perpetuity unless otherwise provided and agreed to by our organization and RCFB.
7. This resolution becomes part of a formal application to the Recreation and Conservation Office; and
8. We provided appropriate opportunity for public comment on this application.

ACCEPTED by the City Council on June 8th, 2010.

Jon Lane, Mayor

ATTEST:

Ronald R. Cone, Finance Director

Bike lanes on
Westshore Drive

Proposed
Westshore
Walk
Plat

HERON BLUFF TRAIL
PROJECT No. 10-1045D

Undeveloped
City Property

Blue Heron Park

Existing Trail



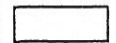
CITY LIMITS



UGA BOUNDARY

ALDER

STREET NAMES



LOTS



LAKE



HERON BLUFF
TRAIL



EXISTING



CITY OF MOSES LAKE
COMMUNITY DEVELOPMENT
PLANNING DIVISION

DRAWN: BKP

DATE: MAY 12, 2010




0 400 800 1,600 2,400

Feet



MEMO

TO: City Manager for City Council Consideration
FROM: Parks & Recreation Director 
SUBJECT: RCO Grant Authorizing Resolution
DATE: June 3, 2010

As discussed at the last City Council meeting, I've attached a draft copy of the Authorizing Resolution which is required to apply for RCO grant funding support.

Our application is for development funding for a new park at Lower Peninsula Boat Launch. We are requesting approximately \$500,000 in grant funding support.

Thank you for your consideration.

RESOLUTION NO. 3155

A RESOLUTION AUTHORIZING APPLICATION FOR FUNDING ASSISTANCE FOR A WASHINGTON WILDLIFE AND RECREATION PROGRAM (WWRP) PROJECT TO THE RECREATION AND CONSERVATION OFFICE (RCW) AS PROVIDED IN CHAPTER 79A.15 RCW, ACQUISITION OF HABITAT CONSERVATION AND OUTDOOR RECREATION LANDS

WHEREAS, our organization has approved a comprehensive plan that includes this project area; and

WHEREAS, under the provisions of WWRP, state funding assistance is requested to aid in financing the cost of land acquisition and/or facility development; and

WHEREAS, our organization considers it in the best public interest to complete the land acquisition and/or facility development project described in the application.

NOW, THEREFORE, BE IT RESOLVED, that

1. The Parks and Recreation Department be authorized to make formal application to the Recreation and Conservation Office for funding assistance;
2. Any fund assistance received be used for implementation of the project referenced above;
3. Our organization hereby certifies that its share of project funding is committed and will be derived from the General Fund and/or the Fee-in-Lieu Fund of the City of Moses Lake;
4. We acknowledge that we are responsible for supporting all non-cash commitments to this project should they not materialize;
5. We are aware that the grant, if approved, will be paid on a reimbursement basis. This means we may only request payment after eligible and allowable costs have already been paid and remitted to our vendors.
6. We acknowledge that any property acquired or facility developed with financial aid from the Recreation and Conservation Funding Board (RCFB) must be placed in use for the funded purpose and be retained in such use in perpetuity unless otherwise provided and agreed to by our organization and RCFB.
7. This resolution becomes part of a formal application to the Recreation and Conservation Office; and
8. We provided appropriate opportunity for public comment on this application.

This resolution was adopted by our organization during the meeting held in the City Council Chambers in Moses Lake, Washington on June 8, 2010.

ATTEST:

Jon Lane, Mayor

Ronald R. Cone, Finance Director

June 3, 2010

TO: City Manager
For Council Consideration

FROM: Municipal Services Director

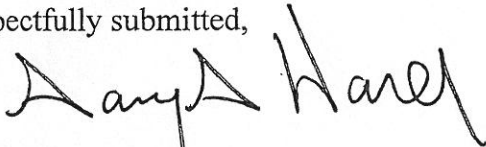
SUBJECT: **Request To Call For Bids**
Mae Valley Well Project - 2010

Staff is nearing completion on plans and specifications for the 2010 Mae Valley Well Project. This project includes the construction of a pump house and a main structure with electrical, control, and telemetry systems at the Well 31 site, and a pump house at Well 19. Both sites will have new pump assemblies installed.

The estimated total cost for this project is \$575000. The project is included in the 2010 budget.

Staff is requesting authorization to advertise this contract for bids

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Gary Harer". The signature is stylized with a large "G" and "H".

Gary Harer, PE/PLS
Municipal Services Director

c: File

ROAD 5 N.E.

Moses Pointe

Well 19

Road 4

R N.E.

ROAD 3 N.E.

Westshore Drive

RDF N.E.

MAE VALLEY RD

Well 31

1-90

Memo



Date: June 3, 2010

To: City Manager, for Council consideration

From: Dean Mitchell, Chief of Police

Subject: National Night Out

I'm requesting the City Council to participate in National Night Out, on August 3rd. National Night Out was initiated in 1981, as America's official night out against crime. It's designed to:

1. Heighten crime and drug prevention awareness
2. Strengthen neighborhood spirit and police-community partnerships
3. Send a message to criminals that neighborhoods are organized and fighting back.

The police department will be asking the community to keep their outdoor lights on all night. In addition, we'll encourage block parties and neighborhood barbeques. Members of the police department will be available to meet with the 12 Block Watch areas in our neighborhoods, and partner with the Moses Lake Business Association for a special event in the downtown area.

Police Specialist, Bob Carpenter, has been planning activities to make this a special event. We may be requesting street closures as we finalize plans for this event. We ask for an official proclamation by the city to recognize August 3rd as National Night Out.

Sincerely,

A handwritten signature in cursive script that reads "Dean G. Mitchell".

Dean G. Mitchell
Police Chief

June 3, 2010

TO: City Manager
For City Council Consideration

FROM: Municipal Services Director

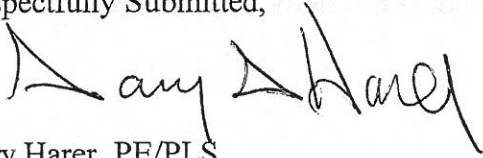
SUBJECT: **Request to Use City Property - GTA Bus Shelter**

Greg Wright, Transit Manager, is requesting to use city property to install a GTA bus shelter similar to the one installed on Fifth Avenue in front of Skill Source. It would be located behind the sidewalk along Fourth Avenue as shown on the attached maps.

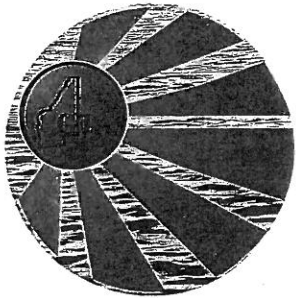
Greg has agreed to install no smoking signs and a trash receptacle that will be maintained by GTA.

This request is presented for Council consideration.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read "Gary Harer", written over the printed name.

Gary Harer, PE/PLS
Municipal Services Director



Grant Transit Authority

PO Box 10, Ephrata, WA 98823
(888) 482-2877 or (509) 754-1075
Fax: (509) 754-1170
www.gta-ride.com



5-26-10

Mike Moro
City of Moses Lake
P.O. Drawer 1579
Moses Lake, WA. 98837-0244

RE: Bus Shelter Installation Request

Mike,

GTA is requesting permission to install a concrete pad and bus shelter at 4th & Alder Street by the Community Garden. I have enclosed a drawing of the location and dimensions of the pad and shelter.

In addition, it would be beneficial to GTA if this location could be identified and painted as a bus zone.

Thank you for considering this request.

Greg Wright
Transit Manager
(509) 754-1075

cc: Bus Stop File/Moses Lake/Moro

RECEIVED

MAY 26 2010

**MUNICIPAL SERVICES DEPT.
ENGINEERING
CITY OF MOSES LAKE**

THIRD AVE ST

MUNICIPAL TRACT 11

CITY HALL

Community
Gardens

CIVIC
CENTER
POLICE
NO. 1

Proposed GTA
Bus Shelter

FOURTH AVE

FIFTH AVE

CENTRA'

BURRESS

BALSAM ST

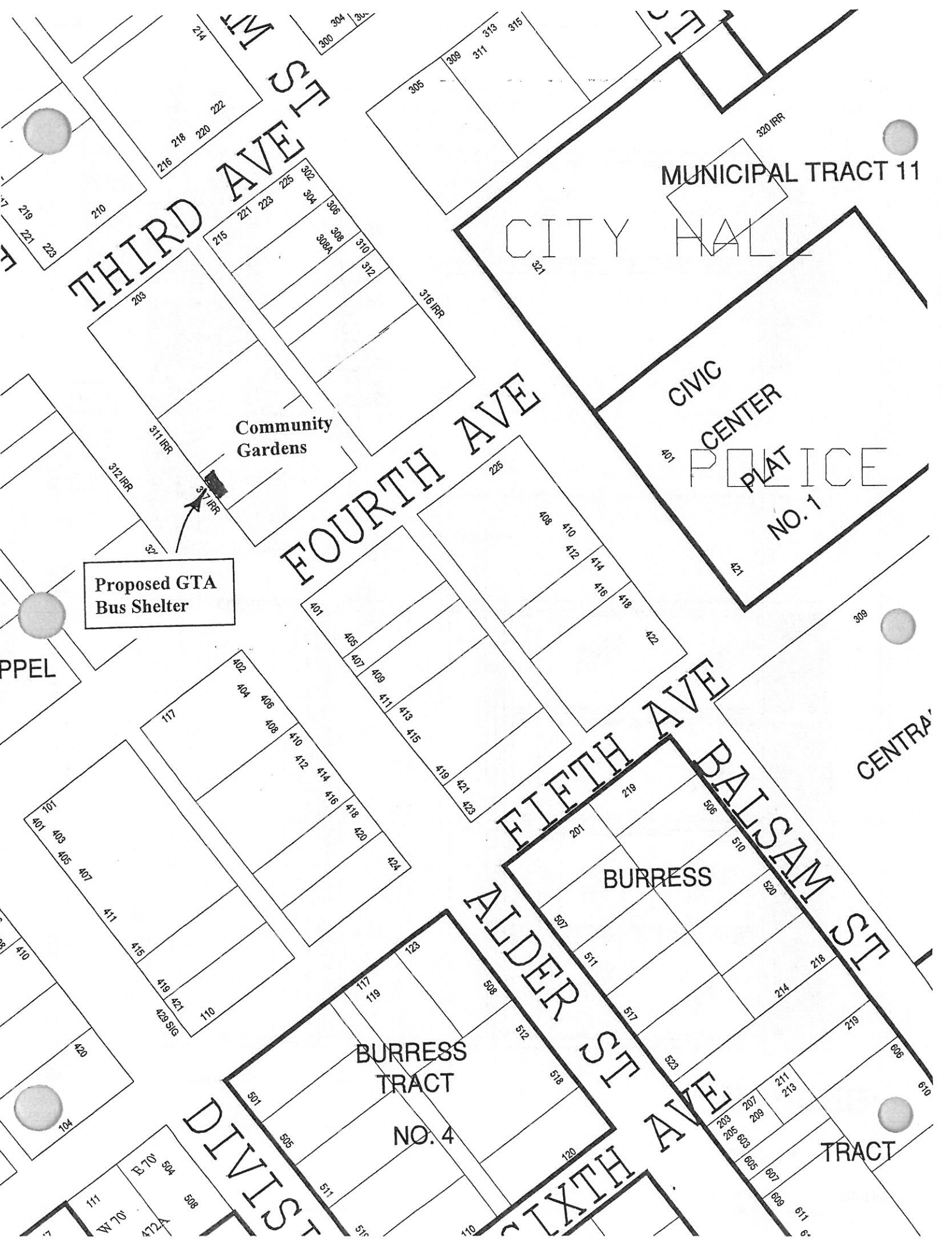
BURRESS
TRACT

NO. 4

DIVIST

TRACT

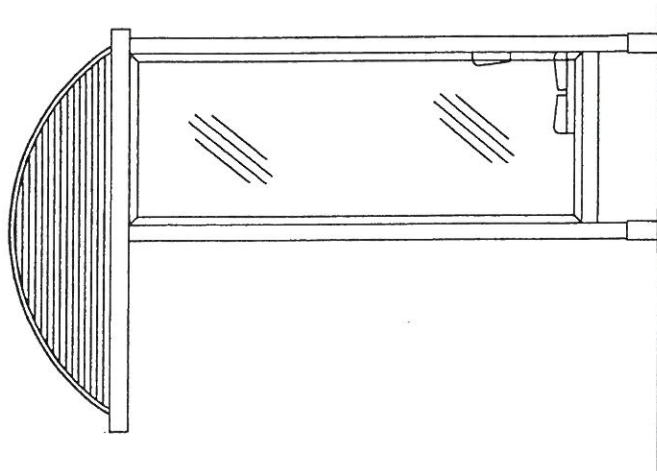
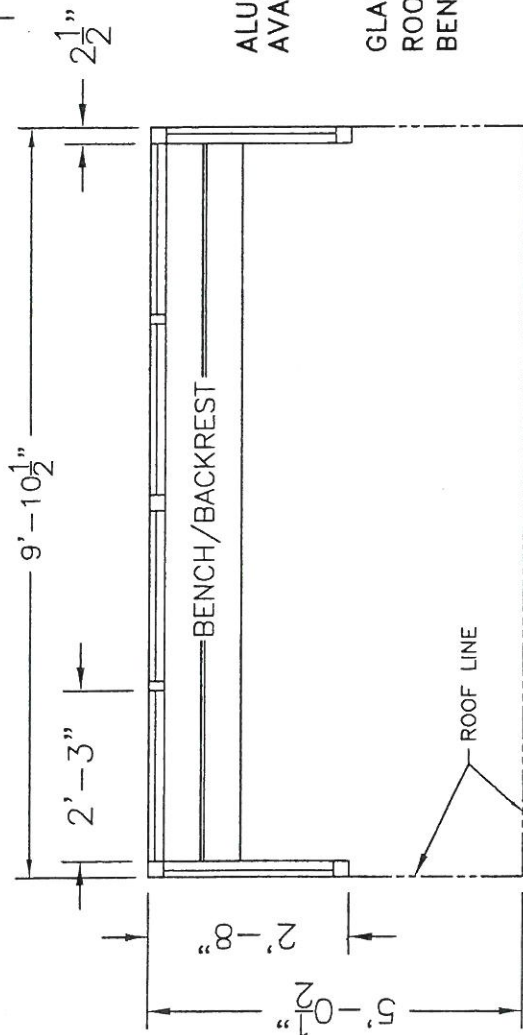
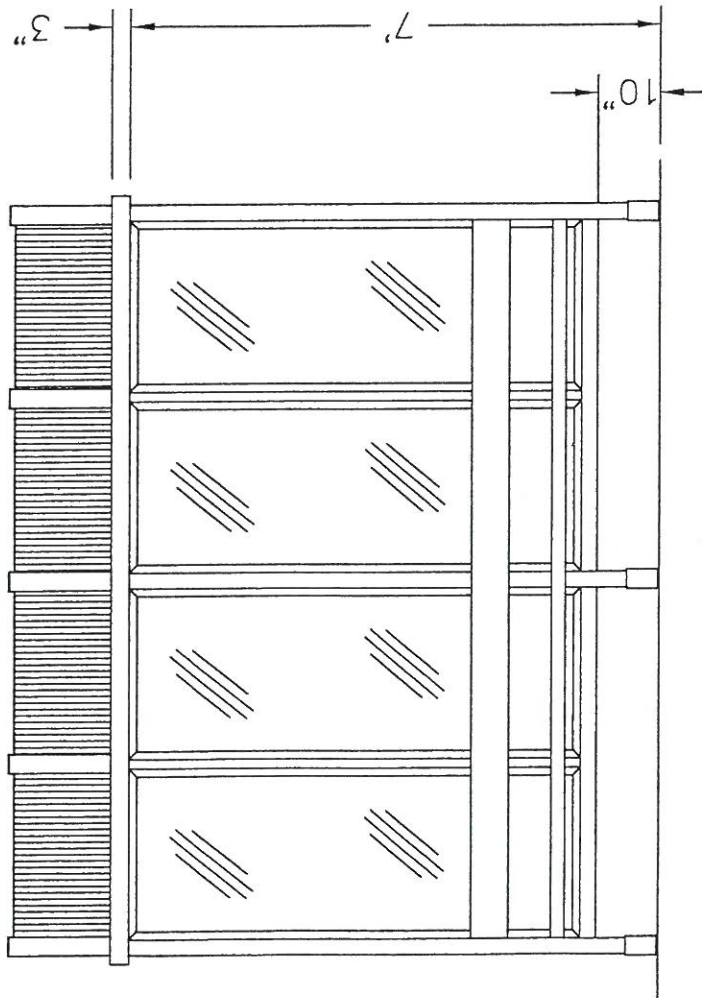
SIXTH AVE



RECEIVED

MAY 26 2010

MUNICIPAL SERVICES DEPT.
ENGINEERING
CITY OF MOSES LAKE



MODEL #4-1B
ACCOMODATES 5-6

ALUMINUM: 6063-T52

AVAILABLE FINISHES: DARK BRONZE ANODIZE

CLEAR ANODIZE

CUSTOM COLOR POWDER-COAT

GLAZING: 1/4" CLEAR TEMPERED GLASS

ROOF PANELS: 1/4" BRONZE TWIN WALL POLYCARBONATE

BENCH/BACKREST: EXTRUDED ALUMINUM

BARREL ROOF
PASSENGER SHELTER



handi-hut inc. PH: 800-603-6635

RECOMMENDED PAD SIZE-12'-0" X 7'-0" X 6" THICK

4UM

June 3, 2010

TO: City Manager
For City Council Consideration

FROM: Municipal Services Director

SUBJECT: **Water Efficiency Goal**

Staff recommends setting a goal of reducing the average single family water usage by 2% before 2015. The purpose of this goal is to conserve water, and to maintain compliance with the Water Use Efficiency requirements. The Department of Health requires City Council's approval of this goal before it can be added to the City's 2009 Annual Water Use Efficiency Performance Report.


This recommendation is presented for Council consideration.

Respectfully Submitted,

Gary Harer, PE/PLS
Municipal Services Director

June 3, 2010

To: Municipal Services Director
For City Council Consideration

From: Public Works Superintendent 

Subject: Water Use Efficiency Rule Requirements

In order to maintain compliance with the Water Use Efficiency requirements, a goal must be set that is measurable and has a time frame. The goal should be expressed in terms of water produced from the source, customer usage, or other measurable basis. The established measurable goal must maintain or reduce water use.

Goals must be established by the governing body of the water system (city council). The Water Division is proposing the following goal for council's consideration:

- The average annual residential consumption for single family homes in 2009 was 470 gallons per day. Our goal is to reduce the average annual residential consumption for single family homes by 2% (9.5 gallons per day) by 2015.

Staff respectfully requests council's approval to establish and submit the above-mentioned goal in the 2009 Annual Water Use Efficiency Performance Report submitted to Washington State Department of Health. The performance report is due June 30, 2010.

MEMO

May 26, 2010

To: Public Works Superintendent
From: Water Quality Specialists, Ellis & Strevy
Subject: Water Use Efficiency

To meet the Water Use Efficiency Rule, the council needs to set an acceptable goal. Staff recommends the attached goal to meet this requirement. Measures to meet the goal are listed in the document.

CITY OF MOSES LAKE

Water Use Efficiency

May, 2010

In 2003, the Washington State Legislature passed HB1338, commonly known as the Municipal Water Law. The law established that all municipal water suppliers must use water more efficiently in exchange for water right certainty and flexibility to help them meet future demand. The Legislature directed the Department of Health (DOH) to adopt an enforceable Water Use Efficiency (WUE) program, which became effective on January 22, 2008.

The Office of Drinking Water considers using water efficiently an important part of the planning program. Since 1994, DOH has used Conservation Planning Requirements document (DOH Pub.# 331-008) to describe how water systems should incorporate water use efficiency into their planning process.

The City of Moses Lake is recognized as a Municipal Water Supplier and must comply with WAC 246-290-800, the Water Use Efficiency (WUE) Rule.

The WUE requirements support a common goal of ensuring safe and reliable drinking water. Using water efficiently can help meet future needs, operate successfully within financial, managerial and technical constraints, and continue to deliver safe and reliable drinking water. All efforts taken to conserve water and use it efficiently are encouraged.

The new requirements emphasize the importance of measuring water usage and evaluating the effectiveness of our WUE program. There are three fundamental elements to the WUE Program:

A. REQUIREMENTS of WATER USE EFFICIENCY

As part of a water system plan or a small water system management program, municipal water suppliers are required to:

- Collect Data
- Forecast demand
- Evaluate demand
- Evaluate WUE measures
- Calculate distribution system leakage
- Implement a WUE program to meet their goals.

B. CURRENT PRACTICES

1. We have installed source meters at all well sites and service meters on all services. Monthly meter readings are taken from all source meters through the telemetry system for each well. Service meters are installed on all services. Service meters are changed out when broken and/or leaks are discovered. The meters are read monthly.

2. Calculate distribution system leakage.
Main lines throughout the system are maintained to ensure leaks are repaired when discovered. The City is on track to complete leakage tests on the whole system every 6 years.
3. The City's water rate schedule promotes water conservation by charging extra for all water consumed over 500 cubic feet per month. The rates are increased annually by the City Council.
4. The City's billing software package identifies large fluctuations in a consumer's month to month water usage. If a large variation is detected, the City will read the meter again. If the reading is correct, the City will notify the customer that they may have a leak in their piping. Customers are required to repair leaks on their property. Compliance documents are in place to ensure repairs are made in a timely manner.
5. Includes conservation tips in the Annual Water Report sent to customers and nearby neighborhoods. The City includes short messages that encourage water conservation on customer water bills.
6. Forecasts future water needs, a 3.0 percent annual increase to demand was used, which is consistent with population growth projections for the Moses Lake area.
7. Evaluates WUE measures related to the cost-effectiveness of the measures. The City of Moses Lake must evaluate and/or implement 6 measures, based on the size of our water system.
8. Calculates to find out differences in water pumped, water billed, and water used for fire flows, flushing, etc. to find the amount of leakage.
9. Implements WUE Program to meet goals.
10. Evaluates set goals and measures to make sure goals are being achieved or if changes need to be recommended.

C. DISTRIBUTION LEAKAGE STANDARD

Municipal water suppliers are required to meet a distribution system leakage standard to minimize water loss from their distribution system. In order to calculate leakage, production (source) and consumption (service) meters are now required.

Leaking water systems are costly. Significant revenue is lost through leaks

1. Service meters must be installed on all existing direct service connections [WAC 246-290-820(2)(a)]
2. Authorized consumption - is defined as the volume of water authorized for use by the water system. All unauthorized uses and any water that cannot be tracked is considered distribution system leakage (D.S.L).
3. Distribution System Leakage - the water lost from the distribution system and includes both apparent losses and real losses.

Apparent losses include; theft, meter inaccuracies, and data collection errors.

Real losses are physical losses from the distribution system and include such things as reservoir overflows and leaky water mains.

4. Transmission Line Leakage - leaks in main lines.
5. Calculating Distribution System Leakage - Report D.S.L. in both percentage and volume.

D. GOAL SETTING AND PERFORMANCE REPORTING

Municipal water suppliers are required to set WUE goals through a public process and report annually on their performance to their customers and DOH. They also must make the information available to the public. Goals should be designed to use water more efficiently.

The process for establishing a goal:

1. Define objective for proposing the goal.
2. Propose measurable water saving goals that will support the objective.
3. Establish a time frame for achieving the proposed goal.
4. Determine the cost-effective WUE measures to support the goal.
5. Determine funding source for the WUE measures to achieve the goal.
6. Make information available to the public at least two weeks prior to the meeting.
7. Provide public notice two weeks prior to the goal setting public forum.
8. Hold a public forum and consider public comments.
9. Establish goals. Goals must be established by the elected governing board or the governing body of the water system. [WAC 246-290-830(1)].

See page 4 for a sample of goal.

Water Use Efficiency Goal:

The following goal is a suggested goal to be presented to Moses Lake City Council on June 9, 2010. The City Council is required to set a new goal that meets the State Water Use Efficiency Rule.

Define Objective: We recognize the need to conserve water and save costs of water delivery to ensure water supply sustainability.

Goal: In 2009 the average annual residential consumption was 470 gallons per day (gpd). Our goal is to reduce the average annual consumption per residential connection by 2% by 2015.

Measures to meet this goal:

- ◆ Educate customers through Fair Booth and billing notices about changing water usage habits
- ◆ Expand the education area of the consumer confidence report annually.
- ◆ Coordinate with schools to teach children the importance of using water efficiently.
- ◆ Water bills show consumption history.
- ◆ Conservation billing practices.
- ◆ Enforcement ordinance prohibiting the wasting of water such as; leaky pipes and using water for other than normal uses to service property.

Gerald Clasen
Moses Lake, Washington

June 2, 2010

Mayor of the City of Moses Lake
Moses Lake council members
Moses Lake, Washington

Dear Mayor;


I would like to be placed on the agenda to speak at the council meeting on June 8, 2010 regarding a waiver to the covenants required for improvements. A handicap ramp has been offered at no expense to me to be placed on the front of the building used by the Food Bank. I would like to see this happen, but the donors, Mick and Chris Hansen, will not do so without this waiver.

Thank you,

A handwritten signature in cursive script that reads "Gene Clasen". The signature is fluid and extends to the right with a long horizontal stroke.

Gene Clasen

June 1, 2010

TO: City Manager for Council Consideration
FROM: Community Development Director 
SUBJECT: May 2010 Building Activity Report

Please see the attached building activity report for the month of May 2010. Also included is the building activity for the 2010 year to date. The following are highlights of the attached report:

- | | | |
|----|--|--------------|
| 1. | Building permits revenue generated for the month of May: | \$52,970 |
| 2. | Building permits revenue generated for the year to date: | \$153,692 |
| 3. | Building permits estimated valuation for the month of May: | \$6,383,376 |
| 4. | Building permits estimated valuation for the year to date: | \$13,689,755 |

For the purpose of comparing May 2010 building activity numbers to May2009 and May2008 and building activity numbers, the following 2009 and 2008 highlights are provided:

2009

- | | | |
|----|--|--------------|
| 5. | Building permits revenue generated for the month of May: | \$19,821 |
| 6. | Building permits revenue generated for the year to date: | \$182,963 |
| 7. | Building permits estimated valuation for the month of May: | \$1,491,914 |
| 8. | Building permits estimated valuation for the year to date: | \$15,648,012 |

2008

- | | | |
|-----|--|--------------|
| 9. | Building permits revenue generated for the month of May: | \$82,144 |
| 10. | Building permits revenue generated for the year to date: | \$558,274 |
| 11. | Building permits estimated valuation for the month of May: | \$10,879,849 |
| 12. | Building permits estimated valuation for the year to date: | \$67,121,693 |

Building Permit Fees

	2010												Over (Under)		
	YTD	January	February	March	April	May	June	July	August	September	October	November	December	Budget	Over (Under)
Build., Struct. & Equip.	118,603.97	12,352.95	11,049.25	28,405.72	21,463.65	45,332.40								400,000.00	(281,396.03)
Plan Checking Fees	35,088.97	2,548.66	13,336.67	7,382.80	4,183.06	7,637.78								150,000.00	(114,911.03)
Total	153,692.94	14,901.61	24,385.92	35,788.52	25,646.71	52,970.18								550,000.00	(396,307.06)

	2009												Over (Under)		
	YTD	January	February	March	April	May	June	July	August	September	October	November	December	Budget	Over (Under)
Build., Struct. & Equip.	288,247.58	23,795.55	29,096.60	38,106.10	27,896.54	14,755.60	58,811.55	14,376.25	25,532.60	26,724.60	17,062.24	8,609.60	3,480.35	700,000.00	(411,752.42)
Plan Checking Fees	114,301.53	2,601.11	18,809.27	11,620.18	11,218.63	5,065.58	28,816.44	11,454.41	7,290.59	6,257.83	6,141.09	4,210.68	815.72	220,000.00	(105,698.47)
Total	402,549.11	26,396.66	47,905.87	49,726.28	39,115.17	19,821.18	87,627.99	25,830.66	32,823.19	32,982.43	23,203.33	12,820.28	4,296.07	920,000.00	(517,450.89)

	2008												Over (Under)		
	YTD	January	February	March	April	May	June	July	August	September	October	November	December	Budget	Over (Under)
Build., Struct. & Equip.	713,763.65	11,742.92	39,804.34	256,987.24	51,547.40	73,757.97	19,213.38	34,023.40	34,068.30	116,170.85	48,659.90	18,459.63	9,328.32	560,000.00	153,763.65
Plan Checking Fees	235,609.71	22,262.72	7,090.85	61,172.99	25,522.68	8,386.35	46,532.79	7,281.52	18,055.17	20,936.58	6,454.16	6,039.09	5,874.81	160,000.00	75,609.71
Total	949,373.36	34,005.64	46,895.19	318,160.23	77,070.08	82,144.32	65,746.17	41,304.92	52,123.47	137,107.43	55,114.06	24,498.72	15,203.13	720,000.00	229,373.36

	2007												Over		
	YTD	January	February	March	April	May	June	July	August	September	October	November	December	Budget	(Under)
Build., Struct. & Equip.	491,093.02	25,376.80	41,484.35	58,620.45	44,336.73	30,914.40	49,756.40	47,361.52	39,417.65	28,903.70	39,888.22	32,070.43	52,962.37	400,000.00	91,093.02
Plan Checking Fees	149,891.35	6,643.50	11,641.31	10,278.56	14,693.18	5,061.28	16,293.04	10,918.88	13,943.30	17,134.46	14,412.28	19,933.18	8,938.38	150,000.00	(108.65)
Total	640,984.37	32,020.30	53,125.66	68,899.01	59,029.91	35,975.68	66,049.44	58,280.40	53,360.95	46,038.16	54,300.50	52,003.61	61,900.75	550,000.00	90,984.37

June 1, 2010

TO: Community Development Director

FROM: Planning and Building Technician

RW

SUBJECT: May Building Activity Report

Attached is the May 2010 building permit statistics report for your information.
May 2009 and 2008 is attached for comparison.

Please call me at Extension #235 with any questions.

cc: City Manager
Building Official
Municipal Services Director
Finance Director
County Assessor
File

RUN BY: kwoodworth

ISSUED BUILDING PERMIT STATISTICS
FROM: 05/01/2010 TO: 05/31/2010

DATE: TUE, JUN 1, 2010, 9:05 AM

DESCRIPTION	# OF PERMITS ISSUED 05/2010	# OF PERMITS ISSUED YTD 05/31/2010	ESTIMATED VALUATION 05/2010	ESTIMATED VALUATION YTD 05/31/2010
A434 RESIDENTIAL ADD AND ALT	3	13	129,050	188,228
A437 NONRESIDENTIAL ADD AND	1	18	2,750	241,490
c320 INDUSTRIAL	0	1		
C320 INDUSTRIAL	0	1		
C321 PARKING GARAGES(BLDGS &	1	1		
C322 SERVICE STATIONS & REPA	1	1	3,800,000	3,800,000
C325 PUBLIC WORKS & UTILITIE	1	1		
C327 STORES & CUSTOMER SERVI	0	3		1,224,505
C328 OTHER NONRESIDENTIAL BU	1	2		150,000
M329 STRUCTURES OTHER THAN B	8	23	14,385	75,494
M801 MECHANICAL COMMERCIAL	0	7		
M802 MECHANICAL RESIDENTIAL	0	6		
M901 PLUMBING COMMERICAL	0	3		
M902 PLUMBING RESIDENTIAL	4	13		
R101 SINGLE FAMILY-DETACHED	2	4		
R102 SINGLE-FAMILY ATTACHED	11	44	2,007,542	6,776,770
R104 THREE & FOUR FAMILY BUI	1	1	405,982	405,982
R105 FIVE-OR-MORE FAMILY BUI	0	2		801,219
R438 GARAGES & CARPORTS RESI	3	6	23,667	26,067
PERMIT TOTALS:	37	150	6,383,376	13,689,755

RUN BY: kwoodworth

ISSUED BUILDING PERMIT STATISTICS
FROM: 05/01/2009 TO: 05/31/2009

DATE: MON, JUN 1, 2009, 8:51 AM

DESCRIPTION	# OF PERMITS ISSUED 05/2009	# OF PERMITS ISSUED YTD 05/31/2009	ESTIMATED VALUATION 05/2009	ESTIMATED VALUATION YTD 05/31/2009
A434 RESIDENTIAL ADD AND ALT	13	25	39,066	304,409
A437 NONRESIDENTIAL ADD AND	3	10	96,000	271,424
C320 INDUSTRIAL	3	10	270,340	8,738,832
C324 OFFICE, BANKS & PROFESS	1	3	400,428	400,428
C327 STORES & CUSTOMER SERVI	0	3		697,859
C328 OTHER NONRESIDENTIAL BU	0	2		2,100
C438 GARAGES & CARPORTS COMM	1	1	272,250	272,250
M329 STRUCTURES OTHER THAN B	4	22	53,500	128,669
M801 MECHANICAL COMMERCIAL	2	7		
M802 MECHANICAL RESIDENTIAL	0	3		
M901 PLUMBING COMMERICAL	0	1		
M902 PLUMBING RESIDENTIAL	2	6		
R101 SINGLE FAMILY-DETACHED	5	17		
R102 SINGLE-FAMILY ATTACHED	3	32	360,330	4,264,561
R103 TWO FAMILY BUILDINGS	0	3		499,967
R438 GARAGES & CARPORTS RESI	1	9		67,513
PERMIT TOTALS:	38	154	1,491,914	15,648,012

CITY OF MOSES LAKE
BUILDING DEPARTMENT

RUN BY: kwoodworth

ISSUED BUILDING PERMIT STATISTICS
FROM: 05/01/2008 TO: 05/31/2008

DATE: MON, JUN 2, 2008, 8:30 AM

DESCRIPTION	# OF PERMITS ISSUED 05/2008	# OF PERMITS ISSUED YTD 05/31/2008	ESTIMATED VALUATION 05/2008	ESTIMATED VALUATION YTD 05/31/2008
A434 RESIDENTIAL ADD AND ALT	1	18		154,593
A437 NONRESIDENTIAL ADD AND	4	18	87,000	307,133
C320 INDUSTRIAL	2	9	50,000	40,063,830
C324 OFFICE, BANKS & PROFESS	0	1		288,335
C326 SCHOOLS & OTHER EDUCATI	1	1	3,259,885	3,259,885
C327 STORES & CUSTOMER SERVI	1	3	305,662	7,637,542
C328 OTHER NONRESIDENTIAL BU	1	2		79,200
C438 GARAGES & CARPORTS COMM	0	4		154,337
D102 DEMOLISH SFD ATTACHED	1	1		
M329 STRUCTURES OTHER THAN B	11	24	16,700	49,800
M801 MECHANICAL COMMERCIAL	0	4		
M802 MECHANICAL RESIDENTIAL	0	6		
M901 PLUMBING COMMERCIAL	3	16		
M902 PLUMBING RESIDENTIAL	3	35		
R101 SINGLE FAMILY-DETACHED	1	12		
R102 SINGLE-FAMILY ATTACHED	14	58	2,060,841	8,682,774
R103 TWO FAMILY BUILDINGS	0	7		1,281,233
R104 THREE & FOUR FAMILY BUI	1	1	304,680	304,680
R105 FIVE-OR-MORE FAMILY BUI	4	4	4,787,113	4,787,113
R438 GARAGES & CARPORTS RESI	1	6	7,968	71,238
PERMIT TOTALS:	49	230	10,879,849	67,121,693

RUN BY: kwoodworth

MONTHLY BUILDING PERMIT APPLICATIONS
FROM: 05/01/2010 TO: 05/31/2010

DATE: 06/01/2010

PERMIT NUMBER	PERMIT TYPE	ESTIMATED VALUATION	REVIEW-FEES CHARGED	STATE-FEES CHARGED	PERMIT FEES CHARGED	APPLICATION DATE
20100136	M902		.00	.00	27.00	05/03/2010
20100137	M329		.00	4.50	30.50	05/03/2010
20100138	M329		.00	.00	.00	05/04/2010
20100139	M329		.00	.00	.00	05/04/2010
20100140	M329		.00	.00	.00	05/04/2010
20100141	R102	210,886	150.00	4.50	1,813.35	05/04/2010
20100142	M329	1,669	.00	4.50	66.60	05/05/2010
20100143	M902		.00	.00	27.00	05/04/2010
20100144	A437	2,750	54.11	4.50	83.25	05/06/2010
20100145	A434	2,200	.00	4.50	83.25	05/06/2010
20100146	R438	7,844	99.61	4.50	153.25	05/06/2010
20100147	R102	217,879	1,075.45	4.50	1,869.55	05/06/2010
20100148	M329	2,100	54.11	4.50	83.25	05/06/2010
20100149	M329	3,781	63.21	4.50	97.25	05/06/2010
20100150	M329	12,000	145.11	4.50	223.25	05/07/2010
20100151	M329	30,000	293.70	4.50	451.85	05/07/2010
20100152	M329	600	17.25	4.50	26.55	05/10/2010
20100153	M902		.00	.00	27.00	05/10/2010
20100154	R104	405,982	150.00	4.50	3,307.85	05/10/2010
20100155	M329	1,400	.00	4.50	57.45	05/11/2010
20100156	M902		.00	.00	27.00	05/12/2010
20100157	A434	7,200	99.61	4.50	153.25	05/12/2010
20100158	R102	155,978	150.00	4.50	1,486.35	05/12/2010
20100159	R102	155,978	150.00	4.50	1,486.35	05/12/2010
20100160	A437	64,000	482.13	4.50	789.75	05/13/2010
20100161	R101		.00	.00	350.00	05/13/2010
20100162	R102	197,181	150.00	4.50	1,713.05	05/14/2010
20100163	R102	126,169	150.00	4.50	1,331.45	05/14/2010
20100164	R438		.00	4.50	30.50	05/17/2010
20100165	R102	234,779	150.00	4.50	1,957.25	05/18/2010
20100166	A437	102,642	656.85	4.50	1,010.55	05/19/2010
20100167	R102	126,723	744.21	4.50	1,284.95	05/19/2010
20100168	M329	1,200	.00	4.50	51.35	05/19/2010
20100169	A437	1,500	39.32	4.50	101.50	05/19/2010
20100170	C328		.00	.00	55.00	05/21/2010
20100171	A434	3,000	.00	4.50	83.25	05/25/2010
20100172	R102	216,055	150.00	4.50	984.95	05/25/2010
20100173	M329		.00	.00	.00	05/26/2010
20100174	R101		.00	.00	350.00	05/26/2010
20100175	M329	1,500	.00	4.50	63.55	05/26/2010
20100176	C326		.00	.00	350.00	05/28/2010
20100177	C326		.00	.00	350.00	05/28/2010
20100178	C326		.00	.00	350.00	05/28/2010
20100179	C326		.00	.00	350.00	05/28/2010
20100180	C326		.00	.00	350.00	05/28/2010
20100181	M902		.00	.00	27.00	05/28/2010
20100182	A437		.00	.00	282.00	05/28/2010
20100183	A437	2,500	58.33	4.50	89.75	05/28/2010
20100184	M801		.00	.00	44.50	05/28/2010

RUN BY: kwoodworth

MONTHLY BUILDING PERMIT APPLICATIONS
FROM: 05/01/2010 TO: 05/31/2010

DATE: 06/01/2010

PERMIT NUMBER	PERMIT TYPE	ESTIMATED VALUATION	REVIEW-FEES CHARGED	STATE-FEES CHARGED	PERMIT FEES CHARGED	APPLICATION DATE
20100185	M802		.00	.00	44.50	05/28/2010
REPORT TOTALS:		2,295,496	5,083.00	135.00	23,976.00	
TOTAL FEES CHARGED:			29,194.00			

RUN BY: kwoodworth

APPLICATION STATUS
FROM: 05/01/2010 TO: 05/31/2010

DATE: 06/01/2010

PERMIT NUMBER	PERMIT TYPE	SERVICE ADDRESS	APPLICATION DATE	ISSUE DATE
20100136	M902	713 LOOP DR	05/03/2010	05/03/2010
20100137	M329	1640 TRUMAN DR	05/03/2010	05/03/2010
20100138	M329	2022 BROADWAY	05/04/2010	05/05/2010
20100139	M329	101 MIZZOU CT	05/04/2010	05/05/2010
20100140	M329	1203 ASHLEY WAY	05/04/2010	05/04/2010
20100141	R102	105 SHRIKE ST	05/04/2010	05/07/2010
20100142	M329	2709 BROADWAY AVE	05/05/2010	/ /
20100143	M902	324 GUMWOOD ST	05/04/2010	05/05/2010
20100144	A437	309 FIFTH AVE	05/06/2010	05/07/2010
20100145	A434	1505 WHEELER RD	05/06/2010	05/06/2010
20100146	R438	4217 LAKESHORE DR	05/06/2010	05/18/2010
20100147	R102	604 BAYSIDE ST	05/06/2010	05/14/2010
20100148	M329	312 DIVISION ST	05/06/2010	/ /
20100149	M329	537 BROADWAY AVE	05/06/2010	/ /
20100150	M329	933 CENTRAL DR	05/07/2010	/ /
20100151	M329	5271 PATTON BLVD N	05/07/2010	/ /
20100152	M329	1403 WHEELER RD	05/10/2010	/ /
20100153	M902	2208 CRESTMONT DR	05/10/2010	05/10/2010
20100154	R104	103 MIZZOU CT	05/10/2010	05/19/2010
20100155	M329	239 ELDER ST	05/11/2010	05/19/2010
20100156	M902	1019 CASCADE AVE	05/12/2010	05/12/2010
20100157	A434	909 SAND DUNES RD	05/12/2010	/ /
20100158	R102	1636 TRUMAN DR	05/12/2010	05/17/2010
20100159	R102	1632 TRUMAN DR	05/12/2010	05/17/2010
20100160	A437	1228 WHEELER RD	05/13/2010	/ /
20100161	R101	3057 RD H NE	05/13/2010	05/13/2010
20100162	R102	1605 DYNASTY DR	05/14/2010	05/19/2010
20100163	R102	551 BAYSIDE ST	05/14/2010	05/19/2010
20100164	R438	1908 STIRLING AVE	05/17/2010	05/18/2010
20100165	R102	1612 TRUMAN DR	05/18/2010	05/25/2010
20100166	A437	416 WESTERN AVE	05/19/2010	/ /
20100167	R102	9904 KINDER RD	05/19/2010	/ /
20100168	M329	601 PIONEER WAY	05/19/2010	/ /
20100169	A437	1800 BROADWAY AVE	05/19/2010	/ /
20100170	C328	1228 WHEELER RD	05/21/2010	05/21/2010
20100171	A434	1139 HILL PL	05/25/2010	/ /
20100172	R102	4736 BADGER ST	05/25/2010	05/28/2010
20100173	M329	1035 STRATFORD RD	05/26/2010	/ /
20100174	R101	900 GRAPE DR	05/26/2010	/ /
20100175	M329	1503 LAKESIDE DR	05/26/2010	/ /
20100176	C326	1111 NELSON RD	05/28/2010	/ /
20100177	C326	1111 NELSON RD	05/28/2010	/ /
20100178	C326	803 SHARON AVE	05/28/2010	/ /
20100179	C326	803 SHARON AVE	05/28/2010	/ /
20100180	C326	803 SHARON AVE	05/28/2010	/ /
20100181	M902	305 KNOLLS VISTA DR	05/28/2010	/ /
20100182	A437	416 WESTERN AVE	05/28/2010	/ /
20100183	A437	1075 MARINA DR	05/28/2010	/ /
20100184	M801	605 COOLIDGE ST	05/28/2010	/ /

RUN BY: kwoodworth

APPLICATION STATUS
FROM: 05/01/2010 TO: 05/31/2010

DATE: 06/01/2010

PERMIT NUMBER	PERMIT TYPE	SERVICE ADDRESS	APPLICATION DATE	ISSUE DATE
20100185	M802	1652 TURNAGIN CT	05/28/2010	/ /

June 3, 2010

TO: City Manager

FROM: Assistant Finance Director



SUBJECT: Investment Report

Attached is the Investment Report for the month of May, 2010.

cc: Finance Director
Accounting Division Manager

Investment Report
May, 2010

Investment With	Investment Type	Amount	Interest Rate	Purchase Date	Maturity Date	Interest Earned
Investments Outstanding						
Total Outstanding:		0.00				
		Investment Maturities				
Grant County Invest Pool	Invest Acct	6,272,465.50	2.39	04/01/10	04/30/10	12,207.05
Wa. State Invest Pool	Invest Acct	7,178,120.27	0.24	04/01/10	04/30/10	1,893.00
Total Maturities:		13,450,585.77				
		Investment Purchases				
Grant County Invest Pool	Invest Acct	6,284,672.55	2.35	05/01/10	05/31/10	
Wa. State Invest Pool	Invest Acct	9,184,927.86	0.27	05/01/10	05/31/10	
Total Purchases:		15,469,600.41				
		Investment Totals				
Beginning Balance *		13,450,585.77				
Total Maturities		13,450,585.77				
Total Purchases		15,469,600.41				
Ending Balance *		15,469,600.41		Monthly Interest Earned		14,100.05

* Beginning Balance = Total Outstanding + Total Maturities

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



May 28, 2010

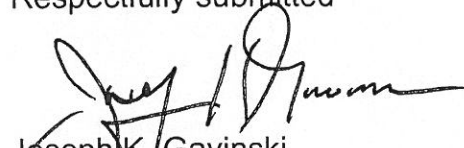
Honorable Mayor and
Moses Lake City Council

Dear Council Members

Attached is sales tax information for March 2010 sales which the City received on May 31, 2010. This report indicates the City received \$402,951.97. The \$402,951.97 in receipts for March compares with March 2009 receipts of \$426,086.28. For the year, the 2010 receipts are approximately 9% below the 2009 receipts for the same period.

Also provided is the transient rental income report for income the City received on May 31, 2010. This report indicates May 2010 income (for March sales) of \$40,994.90. This compares with \$35,279.84 for the same period in 2009. For the year, transient rental income receipts are approximately 18% lower than the 2009 receipts for the same period.

Respectfully submitted



Joseph K. Gavinski
City Manager

JKG:jt

May 27, 2010

TO: City Manager

FROM: Assistant Finance Director



SUBJECT: Sales Tax Receipts

Attached is the Sales Tax Receipts - Monthly Report for May, 2010.

cc: Finance Director
Parks & Recreation Director

Sales Tax Receipts - Monthly

Month Received	Sales Period	2006	2007	2008	2009	2010	YTD Change
Jan	Nov	302,283.92	366,649.98	408,717.83	423,485.93	373,688.80	-12%
Feb	Dec	376,532.56	453,335.99	469,332.60	575,401.82	560,731.77	-6%
Mar	Jan	272,244.51	311,510.31	367,342.57	363,518.70	276,352.86	-11%
Apr	Feb	289,544.53	337,783.87	385,196.04	346,570.37	330,932.86	-10%
May	Mar	375,652.50	441,481.89	495,704.60	425,086.28	402,951.97	-9%
June	Apr	328,203.10	440,364.61	432,257.32	428,915.48		
July	May	370,575.76	485,247.33	522,411.98	421,462.37		
Aug	June	424,038.97	544,934.95	564,229.35	470,623.43		
Sept	July	390,523.44	526,071.84	527,800.54	409,860.53		
Oct	Aug	386,619.70	462,833.37	506,697.78	406,419.10		
Nov	Sept	411,353.97	528,050.31	509,888.34	447,607.52		
Dec	Oct	358,954.02	411,922.14	475,693.08	378,139.72		
Totals		4,286,526.98	5,310,186.59	5,665,272.03	5,097,091.25	1,944,658.26	

May 26, 2010

TO: City Manager
FROM: Assistant Finance Director *DEF*
SUBJECT: Transient Rental Income Report

Attached are the Transient Rental Income reports for May, 2010.

cc: Finance Director
Parks & Recreation Director

TRANSIENT RENTAL INCOME - MONTHLY TOTAL RECEIVED

MONTH RECEIVED	SALES PERIOD	2007	2008	2009	2010	YTD Change
JAN	NOV	19,685.22	25,439.96	48,677.30	24,816.04	-49%
FEB	DEC	17,539.14	22,307.84	26,992.76	20,136.24	-41%
MAR	JAN	18,724.02	23,765.62	31,765.70	27,491.94	-33%
APRIL	FEB	19,536.44	29,127.16	29,104.60	27,550.16	-27%
MAY	MAR	26,929.80	35,841.14	35,279.84	40,994.90	-18%
JUNE	APRIL	28,835.14	36,360.40	57,063.10		
JULY	MAY	38,537.66	64,873.16	45,202.58		
AUGUST	JUNE	49,332.90	70,594.58	62,361.10		
SEPT	JULY	52,515.10	73,416.92	62,393.64		
OCT	AUGUST	53,761.76	72,705.52	58,102.10		
NOV	SEPT	41,168.74	58,096.10	48,046.92		
DEC	OCT	33,981.70	47,362.30	31,418.10		
TOTALS		400,547.62	559,890.70	536,407.74	140,989.28	