

MOSES LAKE CITY COUNCIL
December 27, 2012

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

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

PLEDGE OF ALLEGIANCE: Lori Moholt-Phillips, Recreation Superintendent, led the Council in the pledge of allegiance.

PRESENTATIONS AND AWARDS - None

CONSENT AGENDA

Minutes: The minutes of the December 11 meeting were presented for approval.

Approval of Claims, Prepaid Claims, Checks, and Payroll: Vouchers audited and certified by the Finance Director as required by RCW 42.24.080, and those expense reimbursement claims, certified as required by RCW 42.24.090, have been recorded on a listing which has been made available to the Council for approval and is retained for public inspection at the Civic Center. As of December 27, 2012 the Council does approve for payment claims in the amount of \$474,632.08; prepaid claims in the amounts of \$44,752.17 and \$69,799.35; claim checks in the amount of \$1,566,072.03; and payroll in the amounts of \$4,016.16 and \$320,814.85.

Action Taken: Dr. Curnel moved that the Consent Agenda be approved, seconded by Mr. Reese, and passed unanimously.

COMMISSION APPOINTMENTS - None

CONSIDERATION OF BIDS AND QUOTES - None

PETITIONS, COMMUNICATIONS, OR PUBLIC HEARINGS - None

BLACKSTONE OTR - TEMPORARY CERTIFICATE OF OCCUPANCY

Blackstone OTR requested a temporary Certificate of Occupancy for the new building at 8037 Randolph Road NE. The construction is nearing completion and the owner wishes to occupy the building.

Gilbert Alvarado, Community Development Director, stated that a Certificate of Occupancy cannot be issued for buildings on property that is not platted. The Blackstone OTR preliminary plat was approved by the City Council on November 13, 2012 and the final plat was recently received and is in the review process. He pointed out that Blackstone OTR was granted permission to build on unplatted property and at that time it was mentioned that should platting be delayed, a Certificate of Occupancy could not be issued for any buildings that were completed prior to the final plat being approved. He provided the Moses Lake Municipal Code that lists the requirements for the issuance of a Certificate of Occupancy.

There was some discussion by the Council concerning the request.

Action Taken: Dr. Curnel moved that the request for a temporary Certificate of Occupancy be denied, seconded by Mrs. Liebrecht, and passed unanimously.

ORDINANCES AND RESOLUTIONSORDINANCE - AMEND 2012 BUDGET - 2ND READING

An ordinance was presented which amends the 2012 budget.

The ordinance amending the 2012 budget for the City of Moses Lake, Washington was read by title only.

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

ORDINANCE - AMEND 2012 BUDGET - SINGLE READING

An ordinance was presented which amends the 2012 budget.

The ordinance amending the 2012 budget for the City of Moses Lake, Washington was read by title only.

Action Taken: Mr. Deane moved that an emergency be declared and the ordinance be adopted on a single reading, seconded by Dr. Curnel, and passed unanimously.

RESOLUTION - ACCEPT DONATION - MOSES LAKE CLINIC

A resolution was presented which accepts a donation of \$500 from the Moses Lake Clinic. The funds are to be used to purchase a bicycle rack to be placed in a City park.

The resolution accepting a donation totaling \$500.00 from the Moses Lake Clinic for the purchase of a bicycle rack from the Moses Lake Parks Gifts and Memorials Catalog was read by title only.

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

RESOLUTION - ADOPT 2012 COMPREHENSIVE PLAN AMENDMENTS

A resolution was presented which adopts the Planning Commission's recommendation for the 2012 Comprehensive Plan amendments s requested by individual property owners and staff. There were four individual amendments, multiple urban growth area amendments, and updates to the Transportation and Capital Facilities Elements

The resolution ratifying the City Council's decisions on 2012 Comprehensive Plan amendments was read by title only.

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

REQUEST TO CALL FOR BIDS - NoneREFERRALS FROM COMMISSIONS - NoneOTHER ITEMS FOR COUNCIL CONSIDERATION - NoneNON-AGENDA ITEMS AND PUBLIC QUESTIONS AND COMMENTS - None

COUNCIL QUESTIONS AND COMMENTS - NoneCITY MANAGER REPORTS AND COMMENTS - NoneINSURANCE - AWC RETRO PLAN

Joseph K. Gavinski, City Manager, provided information showing that the City will receive a refund from the AWC Retro Pool due to the small number of claims submitted

BUILDING ACTIVITY REPORT

The November 2012 Building Activity Report was presented.

INVESTMENT REPORT

The City received \$16,987.49 in investment income for November 2012.

SALES TAX/TRANSIENT RENTAL INCOME

The City received \$422,198.39 in sales tax and \$46,866.78 in transient rental income in November 2012.

DOWNTOWN TREE REPLACEMENT

Joseph K. Gavinski, City Manager, provided letters sent to the City in support of the trees in the downtown area.

LONGVIEW TRACTS - SEWER MAIN

Gilbert Alvarado, Community Development Director, stated that there are still about 30 parcels in the Longview Tracts area that have not been connected and to the sewer main recently installed by the City.

Richard Copeland, 9989 Highland Drive, stated that he has not yet connected because his home was originally an insurance office and faces Stratford Road. His septic system is connected to the house on the south side in the garage. Due to the location of his home and the layout of the lot, he would have to run a line the entire width of his property and dig up the concrete floor in his house in order to connect to the sewer system.

Gary Harer, Municipal Services Director, stated that staff would look at the situation and see if there are any options available.

Ken Hash stated that six months before the sewer main construction began he contacted the City about the time line for installing the sewer as his septic system was failing. He was informed by the City that the sewer main may not be constructed for a year and recommended that he install a new septic system. He spent \$6,500 for a new septic tank and six months later was told to connect to the City's system for an additional \$4,000.

Gary Harer, Municipal Services Director, mentioned that at a previous meeting the Council had heard from Mr. Hash and determined that he should connect to the City sewer because his recently installed septic system did not meet City code. It is only about 60% of the required size and was approved by the Grant County Health District in the short term because the small lot size did not allow for the required size of the drain field.

John Gomez, 4347 Miller Drive, stated that he applied for a loan but did not qualify and he cannot afford to connect.

Joaquin Oronia, 7644 Dick Road NE, representing his father, Herculano Oronia, stated that there are about 11 lots that have not yet been connected and that the main problem is time and money.

Council discussed the situation and staff pointed out that if the property owners can provide a time line for when they can hook up, enforcement action would be delayed.

The regular meeting was adjourned at 8 p.m.

ATTEST

Bill J. Ecret, Mayor

W. Robert Taylor, Finance Director