

Mayor Pro-Tem Everett Cole called the workshop to order at 7:00 p.m. Council members present were Leonard Lyon, Eleanor Brodahl, Les Clemons, Donald Derifield, Jeannie Ochoa and Kenneth Johnson. Absent was Mayor E R Kelley. Also present were Debbie Kudrna, Curt Andrews, Reuel Klempel and Rhonda Miller, City Department Heads; Bill Shaw, City Administrator; Debbie Sanchez and Ryan Graves from the Columbia Basin Boys & Girls Club.

FIRE DEPARTMENT VEHICLE BUILDING

Building Official, Curt Andrews reported that the BNSF property between the County Fire Station and Les Schwab on South Broadway has been discussed as potential location for the City Fire Department Building. It was appraised at \$70,000.00 for the land, and a BN official had offered it to the city for \$65,000.00. There are some complications regarding the right-of-way on Railroad Avenue. This is also located adjacent to the old roundhouse contamination site and testing and releases will need to be obtained. Mr. Shaw stated that it is estimated to be at least \$40,000.00 to demolish the existing old Pubic Works building located on Larch Street. He also stated that there is a market value for selling that building. Adams County Fire District #5 Chief Fought agreed with the location of the South Broadway site.

WELL #8

Planner Curt Andrews reported that there was only one bid received for drilling Well #8, and it was estimated at \$350,000.00, which is over the small works roster bid process threshold. This bid was rejected, and he suggested waiting until spring to call for bids.

LAND SWAP WITH MCCAINS:

Planner Curt Andrews proposed a land swap for rights-of-way between McCain Foods and the City for two pieces of land at the vicinity of North Broadway and Lee Road. McCains are building a load facility on "Parcel A", a city right-of-way. The City has infrastructure located on "Parcel B", McCains' right-of-way. Staff is pursuing the legalities for swapping these properties. He noted that McCain Foods is progressing through the platting process. Both parties will equally share in the costs for swapping the two parcels.

Mr. Andrews noted that Avista owns a piece of right-of-way, known as "Parcel C", in which there are two city manholes. The city will need to obtain this property too.

2002 DRAFT BUDGET

Mr. Shaw noted that the Council received the draft preliminary budget. He stated that the Mayor would meet with the Department Heads soon to discuss their requests. Mr. Shaw reviewed the various funds, projecting revenues and expenditures out to 2005.

Ryan Graves of the Columbia Basin Boys and Girls Club made a presentation to the Council. This included a brief summary of their programs; the past year's highlights; Kid's Night Out; the building purchase; Campaign for Kids; he reviewed other grant funding received; and discussed their sustainability goals.

City Clerk, Debbie Kudrna, presented her request for the position of a Deputy Clerk. She explained the needs in her department and the changes that are occurring that necessitate the need for this position. She noted the draft preliminary budget includes the wages and benefits for this position.

Mr. Shaw presented information regarding the Library District budget and several scenarios for library repayment for operating expenses funded by the city in 2001. Mr. Shaw recommended that the \$50,000.00 debt owed to the City be forgiven, noting the lack of their tax funding to cover this debt. He explained that their projected tax revenues would cover their annual expenses for 2002 on.

Mr. Shaw reviewed the General Funds revenue sources and reviewed the Utility Tax. He showed several projections if the sunset clause (reducing the 6% to 3% automatically on January 1, 2002) was to go into effect, and reviewed if the sunset clause was eliminated. He explained if the 6% were kept, the city could continue to budget for additional fire vehicle upgrades and accumulate some funding towards a city pool.

Council member Les Clemons presented a request for tourism funding for a Welcome Center facility. He estimated \$20,000.00 from the tourism funding would be necessary to build the facilities.

Curt Andrews discussed the impact to the Building and Planning Department from Mr. Shaw's resignation. He noted that Mr. Shaw helped tremendously towards SEPA, plat administration, contract management, planning projects and engineering services for the city. He stated that the Council and the existing and new Mayor will need to decide if the new city administrator will have to have these planning and engineering abilities or if they will want more of a visioning, community-type persons. If they want the new city administrator to be more of a visioning, community, public relations-type employee, the city will need to budget for engineering and technical services.

Finance Officer Rhonda Miller stated that there will be substantial impacts to the budget dealing with the resignation of Mr. Shaw in planning, engineering and attorney fees. She briefly reviewed the Capital Facility Plan. Ms. Miller stated that the Preliminary Budget would be presented October 22nd.

ADJOURNMENT

With no further business to discuss, Mayor Pro-Tem Everett Cole adjourned the meeting at approximately 8:15 p.m.

Debbie Kudrna, CMC
City Clerk