

**GRANDVIEW CITY COUNCIL
MEETING AGENDA
TUESDAY, AUGUST 11, 2015**



STUDY SESSION – 6:00 PM

PAGE

1. FruitSmart – Street Vacation Request (Bonnieview Road)

1-13

REGULAR MEETING – 7:00 PM

1. **CALL TO ORDER & ROLL CALL**

2. **PLEDGE OF ALLEGIANCE**

3. **PRESENTATIONS**

- A. New Employee Introductions – Kendra Bean, Corrections Officer; Cole Hecker, Police Officer and Robert Flores, Police Officer
- B. 25-Year Service Award – Anita Palacios, City Clerk/Human Resource

4. **PUBLIC COMMENT**

5. **CONSENT AGENDA**

- A. Minutes of the July 14, 2015 regular meeting 14-16
- B. Payroll Electronic Fund Transfers (EFT) Nos. 5409-5413 in the amount of \$69,975.65 and Nos. 5418-5423 in the amount of \$84,736.25
- C. Payroll Check Nos. 8208-8281 in the amount of \$108,007.81
- D. Payroll Direct Deposit 7/1/15–7/15/15 & 7/16/15–7/30/15 in the amount of \$91,233.06
- E. Claim Check Nos. 108549-108711 in the amount of \$299,381.37
- F. Port Point (Wallace Way Business Park) Project Acceptance 17-26

6. **ACTIVE AGENDA**

- A. Resolution No. 2015-36 accepting the bid for the Fourth Street and Birch Street CDBG Improvements and authorizing the Mayor to sign all contract documents with Advantage Dirt Contractors, Inc. 27-32
- B. Municipal Firearms Regulation

7. **UNFINISHED AND NEW BUSINESS**

8. **CITY ADMINISTRATOR AND/OR STAFF REPORTS**

9. **MAYOR & COUNCILMEMBER MEETING REPORTS**

10. **EXECUTIVE SESSION**

11. **ADJOURNMENT**



Memorandum

To: Mayor/Council

From: Cus Arteaga, City Administrator/Public Works Director

Date: August 6, 2015

Re: Bonnieview Road Closure

Fruit Smart purchased the old Safeway Plant located at the intersection of Bonnieview and Euclid and opened for business in 2010. They have been building and expanding their operations to a point where they have outgrown the area. In the last couple of years, they purchased the property to the south (old railroad property) and this year they purchased the property north across Bonnieview Road with the plans of expanding their plant, constructing a new corporate office along with truck staging and also the goal of adding additional staff.

Fruit Smart is requesting that the City vacate the Bonnieview Road-right-of-way from Euclid east to the BNSF Railroad right-of-way. This request will assist with their expansion plans and would also have the potential to reduce and/or eliminate the following:

- The closure would accommodate the construction of the proposed corporate office.
- The closure would improve the safety for hyster operations crossing the road.
- The closure would reduce the potential vehicle turning conflicts that we are seeing today.
- The closure would eliminate the need for the City to signalize the intersection due to the increase traffic movements.

Fruit Smart has obtained support from the following businesses:

- Grandview Lumber located at 710 W Wine Country Road.
- Sun Fair Marketing located at P.O. Box 1622 Yakima WA.

- Grandview School District, 913 West Second Street (Kevin Chase).
- Letter of support from the Grandview Police Chief (Kal Fuller).
- Letter of support from the Grandview Fire Chief (Pat Mason).
- Letter of support from Central Washington Railroad (Time Kelly).
- Letter of support from the Port of Grandview (Jim Sewell).

I have been monitoring this area for some time now and I have seen the increase in traffic and delays of getting across Euclid Road because of the amount of traffic (7,500 vehicles per day on Euclid Road). The most recent traffic counts for Bonnieview are approximately 2,500 vehicles per day (west and east on Bonnieview road). Euclid Road is currently striped as a two lane road with a center turn lane which is estimated to properly handle approximately 12,000 vehicles per day.

The closure provides the City with the following potential benefits:

- It reduces the need to install signalization equipment estimated at \$350,000-\$400,000 at the Euclid Road and Bonnieview intersection.
- It improves vehicle safety by eliminating the turning movements from Bonnieview onto Euclid.
- It allows FruitSmart to continue their expansion efforts which will provide additional revenue to the City.
- It supports economic development and allows FruitSmart to create additional jobs for the community.

I have also considered the potential impacts of the closure. For example; if half of the traffic that Bonnieview carries today is to flow onto West Second (1,250 vehicles per day) it would increase the current vehicle volumes to 3,600 vehicle per day. West Second is also striped as two lanes with a center turn lane which is estimated to handle 12,000 vehicles per day and the additional traffic is within the capacity it is designed to handle.

Public safety vehicles responding to a call at Country Park would not be greatly affected because it would be quicker to travel north on Wine Country Road to the Stover/Wallace Way intersection then south on Wallace Way to the Park.

RECOMMENDATION:

In reviewing the pros and cons of the request, I offer the following recommendations:

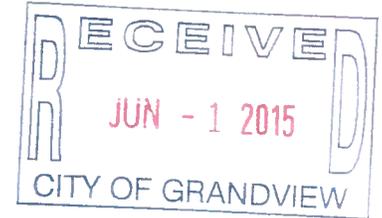
- I recommend that Council consider the request to vacate the road-right-of-way which would support the construction of a new corporate office and truck staging.
- I recommend that the City continue the 20-foot utility easement on the north side of Bonnieview where the existing water main is located.
- I recommend that the City place a restriction that the area **cannot be used for bin storage**.
- I recommend that FruitSmart be responsible for any and all cost of mitigating the closure of Bonnieview.
- I recommend that the City consider the Police Chief's recommendation of a trial period before formally vacating the right-of-way.



The Smart Choice...Naturally.

Friday, May 29, 2015

Cus Arteaga
City of Grandview
City Administrator / Public Works Director
207 W. 2nd Street
Grandview, WA 98930



RE: Consideration for vacating portion of Bonnieview Rd.

Cus,

As you are aware, FruitSmart recently purchased approximately 2.2 acres immediately north of our existing property located northeast of the intersection of Euclid and Bonnieview Roads. Please consider this letter a formal request for consideration by the City of Grandview to vacate their existing right of way of Bonnieview Road north of our processing facility. We feel strongly that this will allow FruitSmart to continue its growth and investment in Grandview, and it will provide a number of ancillary benefits to the neighborhood, the City of Grandview and its citizens. A few of those are noted below:

- Will put into use a section of land that has remained vacant for decades.
- Reduces congestion on both Euclid and Bonnieview Rds by providing off-street staging areas for truck traffic entering and leaving our facility.
- Increases public safety not only at the intersection but also Wine Country Rd which at peak delivery times has seen trucks backed up all of Bonnieview and onto Wine Country Rd waiting to enter our existing facility.
- Would eliminate the need for the railroad crossing located on Bonnieview Rd.
- Likely eliminates the need for the city to invest in additional traffic controls at the intersection.

These are just a few of the potential benefits to the City of Grandview, but no less important it will allow FruitSmart the opportunity to expand its operations, more easily accommodate the parking and office space needs of our 120+ full-time employees.

At this stage of the request, I'd ask that we put together a timeline for presenting our plans to the City Council, solicit their support of this request and have the opportunity to answer any questions they might have. To allow for ample time to prepare site drawings, and collect additional operational impact data, and to secure a petition by abutting property owners supporting the project, I'd like to initially suggest that we present to the City Council at their August 11th, 2015 meeting.

I look forward to hearing back from you and working with you on this project.

Sincerely,


Terry G. Chambers
President – GM
FruitSmart, Inc.

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Tuesday, June 23, 2015

Cus Arteaga
City Administrator
City of Grandview
207 W. 2nd Street
Grandview, WA 98930

RE: FruitSmart Expansion Plans

Dear Cus,

FruitSmart Inc. who owns the processing facility just west of our current location in Grandview, has indicated that they have acquired the property on the other side of Bonnieview Rd. immediately adjacent to their plant. They have also indicated that they will be asking the City Council of Grandview to abandon their right of way on Bonnieview between the intersection of Euclid and the railroad tracks.

After understanding what their plans are to expand their current operations and the positive impact on traffic safety this project may have, I offer this letter of support and ask that the City Council grant their request.

Sincerely,



Cliff Lewis
Owner
Grandview Lumber
710 W Wine Country Rd.
Grandview, WA 98930
509-882-2298

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Wednesday, June 24, 2015

Cus Arteaga
City Administrator
City of Grandview
207 W. 2nd Street
Grandview, WA 98930

RE: FruitSmart Expansion Plans

Dear Cus,

Sunfair Marketing has been a major supplier of fruit to FruitSmart at its Grandview plant since its opening in 2010. Over the course of the last four and a half years, we have arranged for fruit deliveries on a daily basis to support their growing business.

Along with that growth has come increased truck traffic and congestion at the main intersection of Bonnieview and Euclid Roads. At times even seeing trucks parked and waiting for access to the facility along Bonnieview and back as far as Wine Country Road.

Understanding the plans they have for expanding onto the recently acquired property north of their existing facility and its positive impact on traffic safety, Sunfair Marketing supports and encourages the Grandview City Council to vacate their right away to Bonnieview Rd located directly in front of the access to the plant.

Sincerely,

Daniel Day
Owner
Sunfair Marketing

P.O. BOX 1622
YAKIMA, WA
98907-1622

PHONE 509.575.3773
FAX 509.575.8879

1



Focused on instruction

Grandview School District # 200

913 West 2nd Street
Grandview, WA 98930
(509) 882-8500 Fax: (509) 882-2029

June 30, 2015

Mr. Cus Arteaga
City Administrator
City of Grandview
207 W. 2nd Street
Grandview, WA 98930

RE: FruitSmart Expansion Plans

Dear Mr. Arteaga,

It has come to our attention that FruitSmart, Inc., has purchased the parcel of property on the North side of Bonnieview Road immediately adjacent to their plant. FruitSmart has indicated to us that they will be asking the Grandview City Council to abandon their right of way on Bonnieview Road between the intersection of Euclid Road and the railroad tracks.

FruitSmart plans to expand their facility and after understanding the potential improvements to traffic flow and most importantly pedestrian safety, we would like to offer our support to this request.

Sincerely,

Kevin Chase
Superintendent
Grandview School District
913 W. 2nd Street
Grandview, WA 98930
509-882-8500



GRANDVIEW POLICE DEPARTMENT

207 W. 2ND STREET, GRANDVIEW, WA 98930 TELEPHONE (509) 882-2000
FAX (509) 882-1232



KAL FULLER
Chief of Police

Date: 07/01/15
To: Cus Arteaga, City Administrator
From: Kal Fuller, Chief of Police
Re: Bonnieview road closure

In response to the question about closing Bonnieview road between Wine Country Road and Euclid, I would make the following observations.

I do not believe that this closure would negatively affect law enforcement emergency response to any areas of the city. In some scenarios it might add a need to travel an extra block to go around the closure, but even in those few situations, it would have no measurable impact. If the closure helps to keep current truck traffic flowing better in the area of Euclid and Bonnieview, then it may even help response times on occasion.

I would suggest that a trial, where the road was blocked off for a period of time, would give us a chance to check for any unintended consequences of the decision. I would think that at least a 6 week trial should help to highlight any flaws or bring up issues to consider.

Let me know if I can do anything further to assist.

Respectfully,

A handwritten signature in black ink that reads "Kal Fuller".

Kal Fuller
Chief of Police

**GRANDVIEW FIRE DEPARTMENT
MEMORANDUM**

TO: Cus Arteaga, City Administrator
FROM: Pat Mason, Fire Chief
DATE: July 8, 2015
SUBJECT: Proposed W. Bonnieview Rd. Closure

Cus,

I present the following items in regards to your request to evaluate FruitSmart's proposal to close W. Bonnieview Rd. between W. Wine Country Rd. and N. Euclid Rd.

W. Bonnieview Rd. has always been a direct response route for us when responding to that part of the community or surrounding county area where we would normally access Forsell Rd. With that said, the increased truck traffic and congestion in that area created by FruitSmart's growth over these last few years can be a problem. The extra time needed to respond around that area is worth the effort to avoid these congestion issues.

If the City was to approve the request to close W. Bonnieview Rd. off to through traffic, the following are some items I would like to see addressed:

- W. Bonnieview Rd. would still be accessible as a dead end road from W. Wine Country Rd. to the railroad tracks. This would allow us to utilize this section of road to access the fire hydrant located on W. Bonnieview Rd. as well as all the surrounding properties (Les Schwab, Karen's Floral, Grandview Lumber and FruitSmart).
- The W. Bonnieview Rd. dead end would need to have some type of approved area on the west end for our apparatus to turn around so we didn't have to back all the way out to W. Wine Country Rd.
- Some type of fire lane/ access road would be maintained from the dead end of W. Bonnieview Rd. into the FruitSmart property so that our apparatus could utilize the hydrant on W. Bonnieview Rd. for the FruitSmart property as well.

If you have any questions or need further information please let me know.

Thanks,
Pat *PM*.



Central Washington Railroad

7-21-2015

Jim Early
FruitSmart, Inc.
201 N Euclid Ave.
Grandview, WA 98930

Dear Mr. Early;

It is my understanding that FruitSmart will be petitioning to close and abandon the public grade crossing with the railroad tracks at MP. 47.24 DOT #098610F; Bonneview Road.

The Central Washington Railroad is in full support in closing this crossing. Visibility, for trains when Westbound, is restricted when approaching this crossing due to the surrounding topography, and closing this crossing would improve public safety.

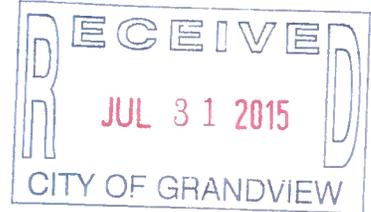
If we can be of any further assistance in this process, please let us know.

Tim Kelly
Chief Operating Officer
Central Washington Railroad



July 30th, 2015

Terry G. Chambers
President and General Manager
FruitSmart Inc.
P.O. Box 519,
Grandview, WA 98930



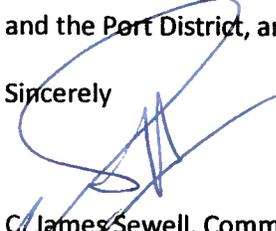
Dear Terry,

The Port of Grandview Board of Commissioners has given careful consideration to your request for the Port's support of your petition to the City of Grandview to vacate a portion of Bonnieview Road. The vacating of the portion of Bonnieview Road between Euclid and the Central Washington Railroad right-of-way will enable FruitSmart to expand and add new corporate offices, improved employee areas and parking, and allow for the relocation of the truck scale and construction of a tanker wash station. These improvements will result in better controlled access points and a reduction in traffic congestion due to truck traffic at the Euclid/Forsell intersection, thus improving public safety.

Recognizing the potential positive economic impact of this proposal and the potential of improved public safety we are pleased to advise that the Port of Grandview Board of Commissioners unanimously supports FruitSmart's petition to vacate that portion of Bonnieview Road between Euclid and the Central Washington Railroad right-of-way.

FruitSmart, as a result of your amazing success, has brought significant economic growth to Grandview and the Port District, and we look forward to your continued success.

Sincerely


C. James Sewell, Commissioner
President
Port of Grandview

cc Cus Arteaga
City Administrator
City of Grandview

Commissioners

Jessica Hansen, Executive Director

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Memorandum

To: Cus Arteaga, City Administrator/Public Works Director

From: Santos Trevino, Assistant Public Works Director:

Date: 5/14/2015

Re: Traffic Counts

The Traffic counts for the intersection of Euclid Road, Bonnieview Road, and Forsell Road are as follows:

1. Bonnieview Road = 2,735 Average Daily Traffic
2. Forsell Road = 2,919 Average Daily Traffic
3. Euclid Road Southside of Intersection = 7,367 Average Daily Traffic
4. Euclid Road Northside of Intersection = 6,784 Average Daily Traffic

Below is map where the traffic counters were located:



Thank you,

Santos Trevino, Assistant Public Woks Director

**GRANDVIEW CITY COUNCIL
REGULAR MEETING MINUTES
JULY 14, 2015**

1. CALL TO ORDER

Mayor Norm Childress called the regular meeting to order at 7:00 p.m. in the Council Chambers at City Hall.

Present were: Mayor Childress and Councilmembers Mike Everett, Dennis McDonald, Gloria Mendoza, Bill Moore, Jesse Palacios and Joan Souders. Excused from the meeting was Councilmember Javier Rodriguez.

Staff present were: City Administrator/Public Works Director Cus Arteaga, City Attorney Quinn Plant, City Treasurer Matt Cordray, Police Chief Kal Fuller, Parks & Recreation Director Mike Carpenter, Assistant Public Works Director Santos Trevino and City Clerk Anita Palacios.

2. PLEDGE OF ALLEGIANCE

City Treasurer Cordray led the pledge of allegiance.

3. OATH OF OFFICE – Mike Everett appointment (Position 4)

City Attorney Plant administered the Oath of Office to newly appointed Councilmember Mike Everett (Position 4).

4. PRESENTATIONS

Parks & Recreation Director Carpenter introduced Nathan Meyer, who attends Eastern Washington University and was interning at the Parks & Recreation Department throughout the summer.

5. PUBLIC COMMENT – None

6. CONSENT AGENDA

On motion by Councilmember Souders, second by Councilmember Palacios, Council unanimously approved the Consent Agenda consisting of the following:

- A. Minutes of the June 23, 2015 regular meeting**
- B. Payroll Electronic Fund Transfers (EFT) Nos. 5401-5406 in the amount of \$76,747.09**
- C. Payroll Check Nos. 8156-8207 in the amount of \$28,471.82**
- D. Payroll Direct Deposit 06/16/15 – 06/30/15 in the amount of \$91,233.06**
- E. Claim Check Nos. 108422-108548 in the amount of \$416,720.00**

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7. ACTIVE AGENDA

A. Resolution No. 2015-35 authorizing the Mayor to sign an amendment to the Interlocal HOME Consortium Agreement with Yakima County

Andrea Reyes, Yakima County HOME Administrator, presented an amendment to the HOME Consortium Interlocal Agreement. She explained that on September 1, 2009, the City of Grandview along with the Cities of Mabton, Sunnyside, Toppenish, Wapato and Union Gap entered into an intergovernmental agreement with Yakima County to participate in a consortium for the purpose of implementing a regional HOME Program to enhance cooperation between jurisdictions and to maximize the use of resources available to local governments to affect the housing related problems of lower-income people. The amendment presented was for the purpose of adding the Cities of Harrah and Zillah; adding the provision that the Lead Entity has the authority to amend the agreement to add additional jurisdictions once approved by the HOME Board; and adding the provision that the Lead Entity has the authority to auto renew the agreement every three years after notice was given that jurisdictions could opt out every three years.

On motion by Councilmember Palacios, second by Councilmember Mendoza, Council unanimously approved Resolution No. 2015-35 authorizing the Mayor to sign an amendment to the Interlocal HOME Consortium Agreement with Yakima County.

B. Ordinance No. 2015-10 amending Section 12.20.070 of the Grandview Municipal Code to eliminate the prohibition on carrying firearms in public parks as required by Ch. 9.41 RCW and Ordinance No. 2015-11 amending Section 2.48.160 of the Grandview Municipal Code to eliminate the prohibition on firearms in the City Cemetery as required by Ch. 9.41 RCW

Police Chief Fuller explained that the City's current ordinances involving firearms do not reflect state law. Grandview Municipal Code Sections 12.20.070 and 2.48.160 need to be amended to mirror state law. The second amendment to the US Constitution limits government's authority to regulate the citizens right to keep and bear arms. The State of Washington in Ch. 9.41 RCW preempted the entire field of firearms regulation within the boundaries of the State of Washington. In RCW 9.41.290, the state authorized municipalities to prohibit the general public from discharging firearms in any portion of a municipality where there was a reasonable likelihood that humans, domestic animals or property would be jeopardized. Current municipal codes prohibited the possession of firearms within city parks and cemetery. State law only allows cities to prohibit discharging firearms in these areas. These two changes in the Grandview Municipal Code would bring them in line with state law.

Councilmember Moore moved to approve Ordinance No. 2015-10 amending Section 12.20.070 of the Grandview Municipal Code to eliminate the prohibition on carrying firearms in public parks as required by Ch. 9.41 RCW and Ordinance No. 2015-11 amending Section 2.48.160 of the Grandview Municipal Code to eliminate the prohibition on firearms in the City Cemetery as required by Ch. 9.41 RCW.

Councilmember McDonald seconded the motion.

Councilmember Everett expressed concerns with allowing firearms at the Country Park Events Center and requested that staff review RCW 9.41.300(2)(b) for exceptions.

On motion by Councilmember Everett, second by Councilmember Souders, Council unanimously tabled Ordinance Nos. 2015-10 and 2015-11 for 30 days.

8. **UNFINISHED AND NEW BUSINESS** – None

9. **CITY ADMINISTRATOR AND/OR STAFF REPORTS**

East Wine Country Plaza – Construction continues on the East Wine Country Plaza. Sidewalks and paving have been completed.

Forsell Sidewalk Extension Project – The Forsell Sidewalk Extension project has begun with the installation of the storm drainage system.

Council Retreat – The Council Retreat was scheduled for July 28th from 1:00 – 5:30 p.m., at the Library Program Room.

Employee Appreciation Picnic – The Employee Appreciation Picnic was scheduled for July 31st, 12:00 Noon at the Fire Department. The food would be catered by Garcia's Restaurant.

10. **MAYOR & COUNCILMEMBER MEETING REPORTS**

Swim Pool Bathhouse Renovations Phase 1 – Councilmember Souders reported that she had received positive feedback regarding the Phase 1 improvements of the swim pool bathhouse.

2015 Safest Cities Award – Councilmember Everett commended the City for receiving the 2015 Safest Cities Award. SafeWise presented the City with the 2015 Safest Cities Award for the City's efforts in community safety and crime prevention. Grandview was ranked the 36th safest City in Washington due to its commitment to the safety and security of its residents.

11. **EXECUTIVE SESSION** – None

12. **ADJOURNMENT**

The regular meeting adjourned at 7:35 p.m.

Mayor Norm Childress

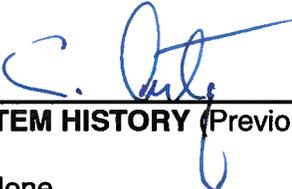
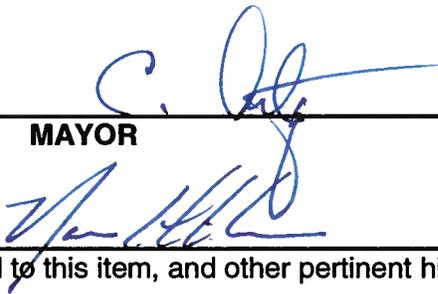
Anita Palacios, City Clerk

**CITY OF GRANDVIEW
AGENDA ITEM HISTORY/COMMENTARY
CITY COUNCIL MEETING**

ITEM TITLE Port Point (Wallace Way Business Park) Project Acceptance	AGENDA NO.: Consent 5 (F) AGENDA DATE: August 11, 2015
ORIGINATING SOURCE Public Works Department	FUNDING CERTIFICATION (City Treasurer) (If applicable) N/A

DEPARTMENT HEAD REVIEW

Cus Arteaga, City Administrator/Public Works Director

CITY ADMINISTRATOR 	MAYOR 
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ITEM HISTORY (Previous council reviews, action related to this item, and other pertinent history)

None

ITEM COMMENTARY (Background, discussion, key points, recommendations, etc.) Please identify any or all impacts this proposed action would have on the City budget, personnel resources, and/or residents.

The Port of Grandview has completed the construction of the Port Point in the Wallace Way Business Park. The Port requests the City incorporate Port Point into the City's infrastructure system and take over all ownership and maintenance as such. Staff recommends Council accept the project as complete and incorporate Port Point into the City's infrastructure system.

ACTION PROPOSED

Move that Council accept Port Point as complete and incorporate Port Point into the City's infrastructure system.



J-U-B ENGINEERS, INC.

J-U-B COMPANIES



THE LANGDON GROUP



GATEWAY MAPPING INC.

July 6, 2015

Mr. Cus Arteaga
City Administrator/Public Works Director
City of Grandview
207 W. Second Street
Grandview, WA 98930



RE: Certification of Construction Standards for Port Point – Wallace Way Business Park

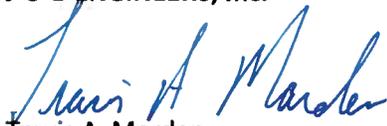
Dear Cus,

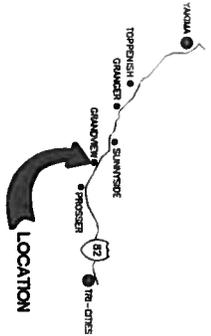
As you are aware the Port of Grandview recently constructed Port Point within their Wallace Way Business Park, providing access and utilities for three Commercial/Light Industrial lots. Currently, two of these lots are being developed by The Pallet Place. On behalf of the Port of Grandview I would like to request that the City of Grandview incorporate Port Point into its infrastructure system and take over all ownership and maintenance as such. The required documentation requested by the City is found on the included CD. Information provided includes:

- Record Drawings for Port Point
- Copy of Construction Warranty (included in Culbert Construction’s Performance and Payment Bond)
- Completed Punch List
- Trench and Road Compaction Reports
- Inspector’s Daily Reports

J-U-B ENGINEERS, Inc. certifies that the construction was completed consistent with the *Construction Standards for the Private Construction of Public Facilities* dated July 12, 2004. If you have any questions please feel to call me any time.

Sincerely,
J-U-B ENGINEERS, Inc.


Travis A. Marden
Project Manager



VICINITY MAP
N.T.S.

RECORD DRAWINGS

**PORT OF GRANDVIEW
WALLACE WAY BUSINESS PARK
INTERIOR ROADWAY AND UTILITY IMPROVEMENTS
GRANDVIEW, WASHINGTON
AUGUST 2014**

UTILITY CONTACTS

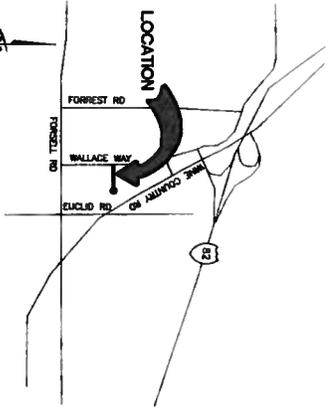
- POWERS**
FREDERICK
500 N. 1st St.
Spokane, WA 99201
(509) 573-3150
- SEWER/STORMWATER**
CITY OF GRANDVIEW
207 N. 2nd Street, Public Works
Grandview, WA 98030
(509) 882-4211
- CABLE TELEVISION**
Cable Communications
1000 N. 1st Street
Spokane, WA 99202
(509) 882-7173
- TELEPHONE**
CenturyLink
408 E. 2nd Street
Spokane, WA 99204
(509) 639-1631
- QAB**
701 E. 4th Street
Spokane, WA 99202
(509) 322-1130
- SALES OF SURVEY**
RECORD SURVEY RECORDED
IN THE OFFICE OF THE CLERK OF
COUNTY, WASHINGTON
(509) 882-7173



CALL 811 BUSINESS DAYS IN ADVANCE BEFORE
THE START OF ANY EXCAVATION FROM THE
BEGINNING OF THE WORKING HOURS

CONSTRUCTION NOTES:

1. ALL UTILITIES SHALL BE DEPTH MARKED AND LOCATIONS ARE TO BE VERIFIED BY THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES.
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3. ALL EXCAVATIONS SHALL BE PROTECTED BY SHIELDING AND BRACING. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES.
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6. ALL EXCAVATIONS SHALL BE PROTECTED BY SHIELDING AND BRACING. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE AGENCIES.



SITE MAP
N.T.S.



J-U-B ENGINEERS, INC.

2810 West Clearwater Avenue, Suite 201, Kennewick, WA 99335
P 509.783.2144 F 509.783.0790 W www.jub.com

OTHER J-U-B COMPANIES



APPROVED FOR CONSTRUCTION BY:

CITY OF GRANDVIEW
PUBLIC WORKS DIRECTOR

CITY OF GRANDVIEW
FIRE CHIEF

SPANNING WALKWAY RESIGNATION DISTRICT

COUNTY COMMUNICATIONS

CONTRACTOR

DATE

INDEX OF SHEETS

GENERAL	COVER SHEET	DATE
C-001	GENERAL SHEETS	
C-002	GENERAL SHEETS	
C-003	SHEET INDEX AND SCHEDULE	
C-004	PLAN AND PROFILE STA. 10+00 TO STA. 13+50	
C-005	PLAN AND PROFILE STA. 13+50 TO 15+34.80	
C-006	DETAILS	
C-007	DETAILS	

RECORD DRAWINGS:

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Kennewick, WA 99336
Phone: 509.783.2144
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www.jub.com



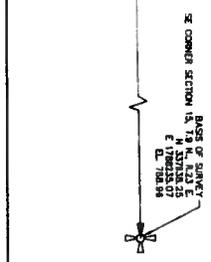
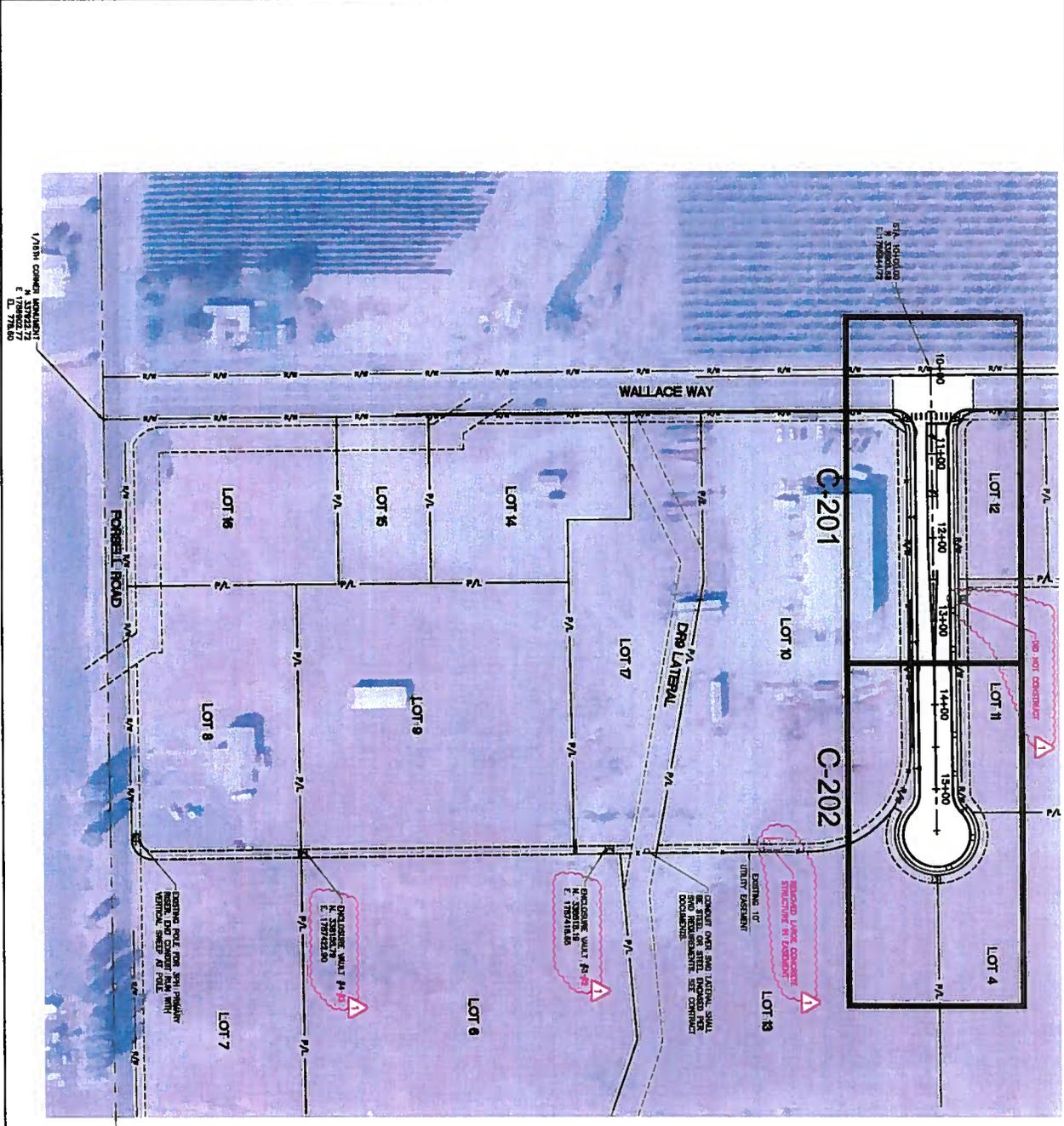
DRAWINGS

NO.	RECORD DRAWING	DATE
1	RECORD DRAWINGS	

**WALLACE WAY BUSINESS PARK
INTERIOR ROADWAY AND UTILITY IMPROVEMENTS**

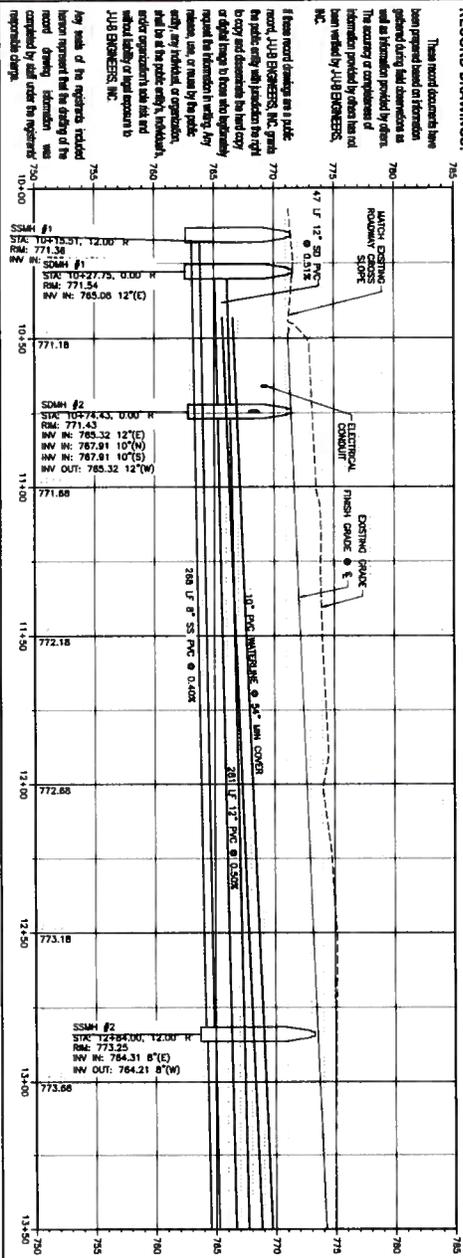
COVER SHEET

C-001



<p>WALLACE WAY BUSINESS PARK INTERIOR ROADWAY AND UTILITY IMPROVEMENTS</p> <p>SHEET INDEX AND SURVEY CONTROL</p>	<p>THIS DOCUMENT, AND THE INFORMATION INCORPORATED HEREIN, AS AN INSTRUMENT OF PROFESSIONAL SERVICE, IS THE PROPERTY OF JUB ENGINEERS, INC. AND IS NOT TO BE USED, REPRODUCED, COPIED, OR OTHERWISE TRANSMITTED IN ANY FORM OR BY ANY MEANS, WITHOUT THE WRITTEN PERMISSION OF JUB ENGINEERS, INC.</p>	<p>J-U-B ENGINEERS, INC. 2810 W. Clearwater Ave. Suite 201 Kennewick, WA 99336 Phone: 509.783.2144 Fax: 509.738.0790 www.jub.com</p>
	<p>RECORD DRAWINGS</p>	

21



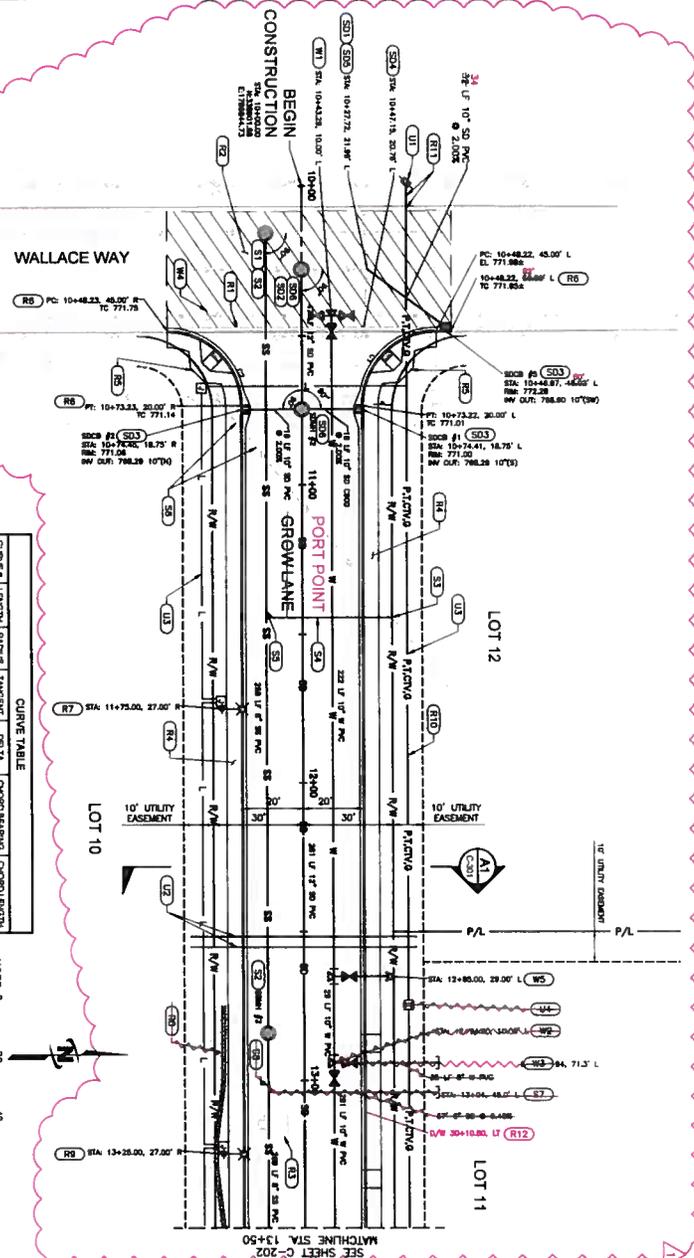
RECORD DRAWINGS:

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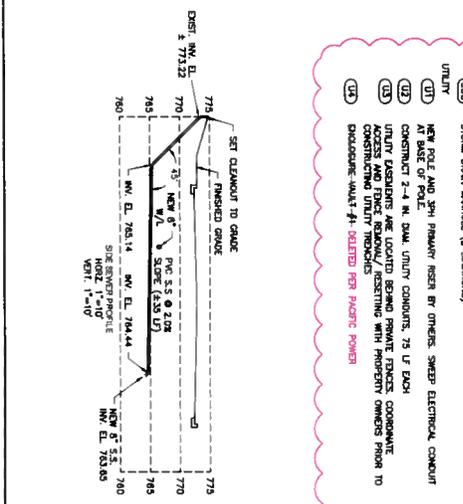
Any work of the engineer's included herein represents that the existing conditions shown on the drawings were ascertained by field observation and as otherwise provided by others. The accuracy or completeness of information provided by others has not been verified by J-U-B ENGINEERS, INC.

GRADE #	LENGTH	GRADE	TANGENT	DATA	CHORD BEARING	CHORD LENGTH
C1	30.20'	25.00'	25.00'	90°02'15"	S42°27'00"E	38.37'
C2	30.20'	25.00'	25.00'	90°02'15"	S44°30'00"W	35.37'



KEYED NOTES

- (R1) 10' UTILITY CUT N/W TEL. (3) 10' BRITTERLY WALLS AND THURST BLOCK
- (R2) 10' UTILITY CUT N/W TEL. (3) 10' BRITTERLY WALLS AND THURST BLOCK
- (R3) 10' UTILITY CUT N/W TEL. (3) 10' BRITTERLY WALLS AND THURST BLOCK
- (R4) 10' UTILITY CUT N/W TEL. (3) 10' BRITTERLY WALLS AND THURST BLOCK
- (R5) 10' UTILITY CUT N/W TEL. (3) 10' BRITTERLY WALLS AND THURST BLOCK
- (R6) 10' UTILITY CUT N/W TEL. (3) 10' BRITTERLY WALLS AND THURST BLOCK
- (R7) 10' UTILITY CUT N/W TEL. (3) 10' BRITTERLY WALLS AND THURST BLOCK
- (R8) 10' UTILITY CUT N/W TEL. (3) 10' BRITTERLY WALLS AND THURST BLOCK
- (R9) 10' UTILITY CUT N/W TEL. (3) 10' BRITTERLY WALLS AND THURST BLOCK
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- (R11) 10' UTILITY CUT N/W TEL. (3) 10' BRITTERLY WALLS AND THURST BLOCK
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- (R100) 10' UTILITY CUT N/W TEL. (3) 10' BRITTERLY WALLS AND THURST BLOCK



**WALLACE WAY BUSINESS PARK
 INTERIOR ROADWAY AND UTILITY IMPROVEMENTS**

STA. 10+00 TO STA. 13+50

J-U-B ENGINEERS, INC.
 2810 W. Clearwater Ave.
 Suite 201
 Kennewick, WA 99336
 Phone: 509.783.2144
 Fax: 509.736.0790
 www.jub.com

RECORD DRAWINGS

DRAWINGS

KEYED NOTES

REVISIONS

DATE

BY

DESCRIPTION

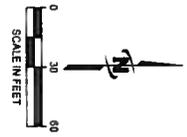
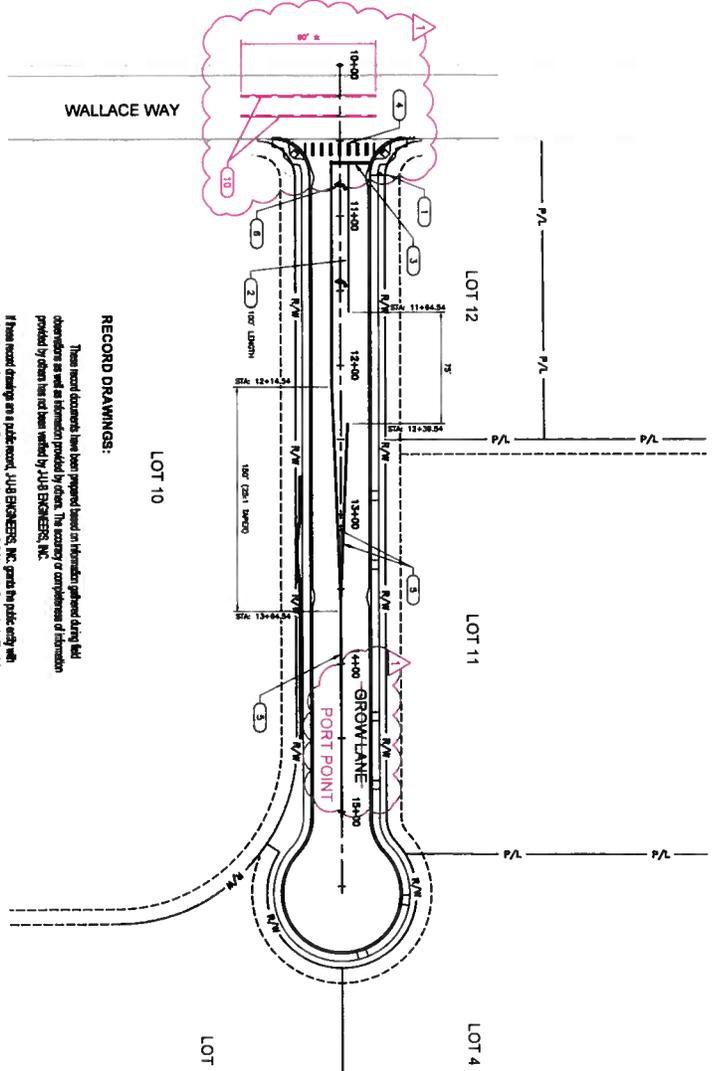
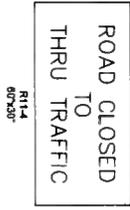
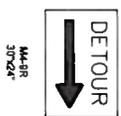
APPROVED

DATE

BY

DESCRIPTION

22



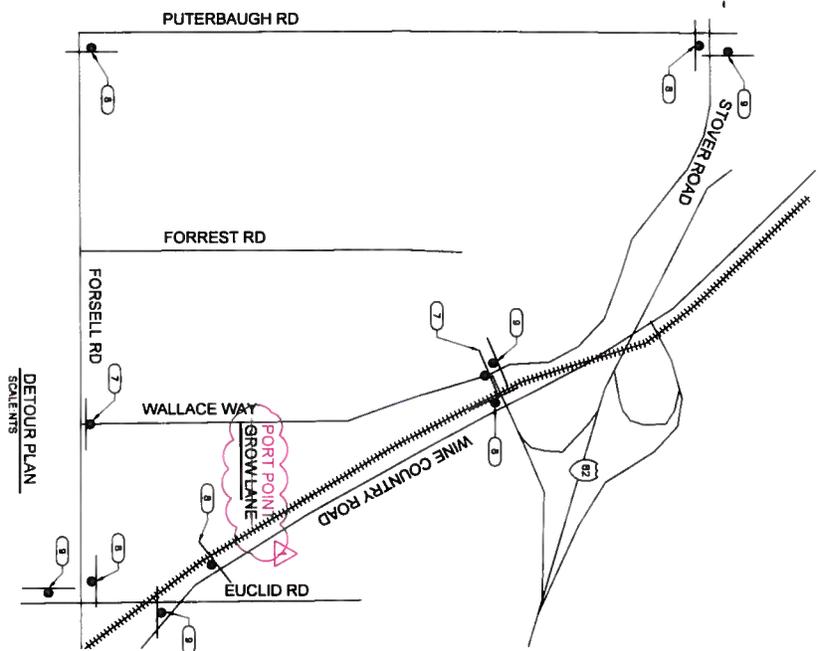
- KEYED NOTES**
- (1) INSTALL R1-1 AND D3 (WALLACE WAY) AND D3 (GROW-LANE) PORT POINT
 - (2) WHITE WIDE LANE LINE
 - (3) WHITE STRIP LINE
 - (4) CROSSWALK LINES PER WSDOT STD. PLAN M-18.10-01
 - (5) DOUBLE CENTERLINE (YELLOW) MARRON PATTERN
 - (6) WHITE TRAFFIC ARROWS (TYPICAL) (3 LOCATIONS)
 - (7) ROAD CLOSED TO THRU TRAFFIC SIGN R11-4 ON TYPE II BARRICADE
 - (8) DETOUR SIGN M4-1R
 - (9) DETOUR SIGN M4-1L
 - (10) TWO WAY LEFT-TURN CENTERLINE

RECORD DRAWINGS:

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Any state of the engineer's included herein represents that the content of the record drawings information was completed by and under the engineer's reasonable charge.



DETOUR PLAN
SCALE: NTS

DATE: 8/27/2014 1:36 PM	PROJECT: 272818-02
DRAWN BY: MARY M. WILLIAMS	CHECKED BY: MARY M. WILLIAMS
DESIGNED BY: MARY M. WILLIAMS	APPROVED BY: MARY M. WILLIAMS
SHEET NUMBER: C-301	TOTAL SHEETS: 301

**WALLACE WAY BUSINESS PARK
 INTERIOR ROADWAY AND UTILITY IMPROVEMENTS**

DETOUR PLAN AND STRIPING-SIGNING PLAN

REVISIONS

NO.	DESCRIPTION	DATE
1	RECORDED DRAWING	8/27/2014

DRAWINGS

RECORD

J-U-B ENGINEERS, INC.
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JUB

M2

**CITY OF GRANDVIEW
AGENDA ITEM HISTORY/COMMENTARY
CITY COUNCIL MEETING**

ITEM TITLE

Resolution No. 2015-36 accepting the bid for the Fourth Street and Birch Street CDBG Improvements and authorizing the Mayor to sign all contract documents with Advantage Dirt Contractors, Inc.

AGENDA NO.: Active 6 (A)

AGENDA DATE: August 11, 2015

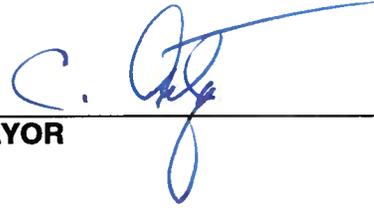
DEPARTMENT

Public Works Department

FUNDING CERTIFICATION (City Treasurer)
(If applicable)

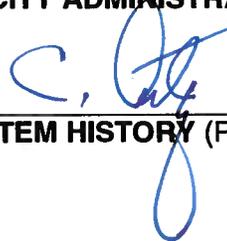
DEPARTMENT DIRECTOR REVIEW

Cus Arteaga, City Administrator/Public Works Director



CITY ADMINISTRATOR

MAYOR



ITEM HISTORY (Previous council reviews, action related to this item, and other pertinent history)

ITEM COMMENTARY (Background, discussion, key points, recommendations, etc.) Please identify any or all impacts this proposed action would have on the City budget, personnel resources, and/or residents.

Bids for the Fourth Street and Birch Street CDBG Improvements were opened on July 29, 2015. A total of four (4) bids were received with Advantage Dirt Contractors, Inc., of Ellensburg, Washington, submitting the low bid in the amount of \$1,123,563.42. The low bid was approximately 15% above the City Engineer's estimate of \$973,232.54.

The low bid is over the budgeted amount by approximately \$160,000. The City has the following options for completing this project:

- Reject all bids and rebid the project in the spring (2016); or
- Amend the scope of work to eliminate the City-owned steel street light poles with PP&L-owned wood poles saving approximately \$100,000 and increase the City's local match an additional \$60,000 from the general fund. Staff has received tentative approval from CDBG to amend the scope of work with respect to the street light poles.

ACTION PROPOSED

Amend the scope of work to eliminate the City-owned steel street light poles with PP&L-owned wood poles saving approximately \$100,000 and increase the City's local match an additional \$60,000 from the general fund.

Approve Resolution No. 2015-36 accepting the bid for the Fourth Street and Birch Street CDBG Improvements and authorizing the Mayor to sign all contract documents with Advantage Dirt Contractors, Inc.



Jeffrey T. Louman, PE
Theodore W. Pooler, PE
Michael T. Battle, PE
Eric T. Herzog, PLS

ry D. Alapeteri, PE
Gene W. Soules, PE
Timothy D. Fries, PLS
Justin L. Bellamy, PE

Stephanie J. Ray, PE
Dustin L. Posten, PE
Stephen S. Hazzard, PE
Michael R. Heit, PE

Civil Engineering ♦ Land Surveying ♦ Planning

August 5, 2015

City of Grandview
207 W. Second Street
Grandview, WA 98930

Attn: Mr. Cus Arteaga

Re: City of Grandview
FOURTH STREET AND BIRCH STREET CDBG IMPROVEMENTS
CDBG Project No.: 14-65400-021
HLA Project No.: 15020 and 15021
Recommendation of Award

Dear Mr. Arteaga:

The bid opening for the above referenced project was held at Grandview City Hall at 11:00 a.m. on Wednesday, July 29, 2015. A total of four (4) bids were received with the low bid of \$1,123,563.42, being offered by Advantage Dirt Contractors, Inc. of Ellensburg, Washington. This low bid is approximately fifteen (15) percent above the Engineer's Estimate of \$973,232.54.

We have reviewed and checked the bid proposals of all bidders and recommend the City of Grandview award a construction contract to Advantage Dirt Contractors, Inc. in the amount of \$1,123,563.42, contingent on funding agency approval.

Per our conversations with you and Department of Commerce staff, we recommend that the proposed illumination system not be installed to make the project affordable to the City. The current street lights will remain on existing power poles throughout the project.

Enclosed are copies of the project Bid Summary for your review. Please send us a copy of the City of Grandview Council minutes authorizing award of this project.

Please advise if we may answer any questions or provide additional information.

Very truly yours,

Terry D. Alapeteri, PE

TDA/crf

Enclosures

Copy: Arlene Escobar, Department of Commerce (Email)
Steve Sziebert, HLA
Caroline Fitzsimmons, HLA
Brent Schilperoot, HLA, Correspondence File

G:\PROJECTS\2015\15020C, 15021C GV FOURTH ST & BIRCH ST CDBG IMPVMTS\2015-08-05 RECAWARD.DOC

BID SUMMARY											
Owner:		CITY OF GRANDVIEW		BIDDER #1		BIDDER #2		BIDDER #3			
Project:		FOURTH STREET AND BIRCH STREET CDBG IMPROVEMENTS		Advantage Dirt Contractors, Inc.		P.O.W. Contracting, Inc.		Mountain States Const. Co.			
HLA Project No.:		15020 & 15021		1208 North Dolarway Suite 208		P.O. Box 9772		P.O. Box 918			
Bid Opening Date:		July 29, 2015		Ellensburg, WA 98926		Pasco, WA 99302		Sunnyside, WA 98944			
CDBG PROJECT NO.:		14-65400-021		Amount		Amount		Amount			
Item No.	Item Description	Unit	Quantity	ENGINEER'S ESTIMATE		Unit Price	Amount	Unit Price	Amount	Unit Price	Amount
				Unit Price	Amount						
SCHEDULE A - FOURTH STREET ROADWAY IMPROVEMENTS											
1	Mobilization	LS	1	\$50,000.00	\$50,000.00	\$72,659.00	\$72,659.00	\$48,000.00	\$48,000.00	\$12,700.00	\$12,700.00
2	Project Temporary Traffic Control	LS	1	\$15,000.00	\$15,000.00	\$11,623.50	\$11,623.50	\$10,000.00	\$10,000.00	\$6,000.00	\$6,000.00
3	SPCC Plan	LS	1	\$1,000.00	\$1,000.00	\$500.00	\$500.00	\$1,000.00	\$1,000.00	\$250.00	\$250.00
4	Removal of Structure and Obstruction	LS	1	\$12,500.00	\$12,500.00	\$13,406.14	\$13,406.14	\$34,000.00	\$34,000.00	\$31,500.00	\$31,500.00
5	Cleaning and Grubbing	LS	1	\$6,000.00	\$6,000.00	\$5,186.66	\$5,186.66	\$18,000.00	\$18,000.00	\$18,000.00	\$18,000.00
6	Unclassified Excavation Including Haul	CY	3.960	\$12.00	\$47,520.00	\$12.24	\$48,470.40	\$13.00	\$51,480.00	\$20.25	\$80,190.00
7	Crushed Surfacing Base Course	TON	2,770	\$18.00	\$49,860.00	\$20.52	\$56,840.40	\$21.00	\$58,170.00	\$36.85	\$102,074.50
8	Crushed Surfacing Top Course	TON	1,360	\$20.00	\$27,200.00	\$24.25	\$32,980.00	\$25.00	\$34,000.00	\$40.55	\$55,148.00
9	HMA Cl. 1/2-Inch PG 64-28	TON	1,400	\$85.00	\$119,000.00	\$109.62	\$153,468.00	\$86.50	\$121,100.00	\$94.38	\$132,132.00
10	Cement Conc. Traffic Curb and Gutter	LF	3,180	\$11.00	\$34,980.00	\$16.57	\$52,692.60	\$12.50	\$39,750.00	\$12.05	\$38,319.00
11	Cement Conc. Sidewalk 6-Inch Thick	SY	660	\$44.00	\$29,040.00	\$55.19	\$36,425.40	\$63.00	\$41,580.00	\$44.41	\$29,310.60
12	Cement Conc. Sidewalk 4-Inch Thick	SY	1,150	\$38.00	\$43,700.00	\$42.49	\$48,863.50	\$49.00	\$56,950.00	\$33.20	\$38,180.00
13	Cement Conc. Curb Ramp	EA	15	\$1,600.00	\$24,000.00	\$2,298.05	\$34,470.75	\$1,500.00	\$22,500.00	\$1,110.00	\$16,650.00
14	Shoring or Extra Excavation	LF	565	\$1.00	\$565.00	\$1.00	\$565.00	\$2.00	\$1,130.00	\$1.00	\$565.00
15	Storm Sewer Pipe 12 Inch Diam.	LF	382	\$30.00	\$11,460.00	\$31.93	\$12,197.26	\$45.00	\$17,190.00	\$40.57	\$15,497.74
16	Underdrain Pipe Infiltration Trench System 12 In. Diam.	LF	565	\$60.00	\$33,900.00	\$63.37	\$35,804.05	\$61.00	\$34,465.00	\$81.03	\$45,781.95
17	Catch Basin Type 1	EA	17	\$1,000.00	\$17,000.00	\$1,089.11	\$18,514.87	\$1,850.00	\$31,450.00	\$1,533.73	\$26,073.41
18	Pretreatment Manhole 48 In. Diam.	EA	7	\$7,600.00	\$53,200.00	\$8,021.82	\$56,152.74	\$9,500.00	\$66,500.00	\$8,658.51	\$60,609.57
19	Adjust Manhole	EA	4	\$600.00	\$2,400.00	\$356.09	\$1,424.36	\$1,050.00	\$4,200.00	\$1,272.89	\$5,091.56
20	Adjust Valve Box	EA	3	\$400.00	\$1,200.00	\$343.79	\$1,031.37	\$550.00	\$1,650.00	\$821.10	\$2,463.30
21	Sodded Lawn	SY	100	\$12.00	\$1,200.00	\$9.84	\$984.00	\$16.00	\$1,600.00	\$13.30	\$1,330.00
22	Monument Case and Cover	EA	4	\$500.00	\$2,000.00	\$878.84	\$3,515.36	\$950.00	\$3,800.00	\$952.49	\$3,809.96
23	Illumination System, Complete	LS	1	\$55,000.00	\$55,000.00	\$90,405.00	\$90,405.00	\$58,000.00	\$58,000.00	\$76,263.50	\$76,263.50
24	Permanent Signing	LS	1	\$4,000.00	\$4,000.00	\$4,175.85	\$4,175.85	\$4,100.00	\$4,100.00	\$3,879.61	\$3,879.61
25	Pavement Markings	LS	1	\$2,000.00	\$2,000.00	\$1,408.35	\$1,408.35	\$5,400.00	\$5,400.00	\$1,381.36	\$1,381.36
26	Minor Change	FA	EST.	\$15,000.00	\$15,000.00	\$15,000.00	\$15,000.00	\$15,000.00	\$15,000.00	\$15,000.00	\$15,000.00
				SCHEDULE A TOTAL		\$658,725.00		\$780,415.00		\$618,201.06	
SCHEDULE B - FOURTH STREET WATER SYSTEM IMPROVEMENTS											
27	Service Connection 1 In. Diam.	EA	21	\$1,400.00	\$29,400.00	\$1,272.05	\$26,713.05	\$2,000.00	\$42,000.00	\$930.82	\$19,547.22
28	PVC Pipe for Water Main 6 In. Diam.	LF	30	\$50.00	\$1,500.00	\$43.64	\$1,309.20	\$81.00	\$2,430.00	\$253.60	\$7,608.00
29	Tapping Sleeve and Valve Assembly 6 In.	EA	3	\$3,500.00	\$10,500.00	\$3,661.98	\$10,985.94	\$3,550.00	\$10,650.00	\$5,550.28	\$16,650.84

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BID SUMMARY										
Owner: CITY OF GRANDVIEW Project: FOURTH STREET AND BIRCH STREET CDBG IMPROVEMENTS HLA Project No.: 15020 & 15021 CDBG PROJECT NO.: 14-65400-021 Bid Opening Date: July 29, 2015					BIDDER #1 Advantage Dirt Contractors, Inc. 1206 North Dolarway Suite 208 Ellensburg, WA 98926		BIDDER #2 P.O.W. Contracting, Inc. P.O. Box 9772 Pasco, WA 99302		BIDDER #3 Mountain States Const. Co. P.O. Box 918 Sunnyside, WA 98944	
Item No.	Item Description	Unit	Quantity	ENGINEER'S ESTIMATE		Unit Price	Amount	Unit Price	Amount	
				Unit Price	Amount					
54	Pretreatment Manhole 48 In. Diam.	EA	1	\$8,000.00	\$8,000.00	\$8,021.82	\$8,021.82	\$9,500.00	\$9,500.00	
55	Sodded Lawn	SY	560	\$12.00	\$6,720.00	\$6.15	\$3,444.00	\$16.00	\$8,960.00	
56	Minor Change	FA	EST.	\$15,000.00	\$15,000.00	\$15,000.00	\$15,000.00	\$15,000.00	\$15,000.00	
SCHEDULE D TOTAL					\$128,120.00		\$150,238.64		\$152,375.00	
SCHEDULE E - BIRCH STREET WATER SYSTEM IMPROVEMENTS										
57	Shoring or Extra Excavation	LF	546	\$1.00	\$546.00	\$1.00	\$546.00	\$0.25	\$136.50	
58	PVC Pipe for Water Main 8 In. Diam.	LF	510	\$50.00	\$25,500.00	\$49.68	\$25,336.80	\$48.25	\$24,607.50	
59	D.I. Pipe for Water Main 6 In. Diam.	LF	36	\$45.00	\$1,620.00	\$43.64	\$1,571.04	\$65.00	\$2,340.00	
60	Gate Valve 8 In.	EA	5	\$1,200.00	\$6,000.00	\$1,368.25	\$6,841.25	\$1,150.00	\$5,750.00	
61	Hydrant Assembly	EA	2	\$4,500.00	\$9,000.00	\$2,915.31	\$5,830.62	\$4,550.00	\$9,100.00	
62	Service Connection 1 In. Diam.	EA	12	\$1,500.00	\$18,000.00	\$1,272.05	\$15,264.60	\$2,000.00	\$24,000.00	
63	Select Backfill, as Directed	CY	200	\$30.00	\$6,000.00	\$17.25	\$3,450.00	\$35.00	\$7,000.00	
64	Minor Change	FA	EST.	\$5,000.00	\$5,000.00	\$5,000.00	\$5,000.00	\$5,000.00	\$5,000.00	
SCHEDULE E SUBTOTAL					\$71,666.00		\$63,840.31		\$77,934.00	
7.9 % STATE SALES TAX					\$5,661.61		\$5,043.38		\$6,156.79	
SCHEDULE E TOTAL					\$77,327.61		\$68,883.69		\$84,090.79	
SCHEDULE A, B, C, D & E TOTAL							\$975,232.54		\$1,148,866.99	
ENGINEER'S REPORT										
Competitive bids were opened on July 29, 2015. All bids have been reviewed by this office.										
I recommend the contract be awarded to: Advantage Dirt Contractors, Inc.										
 Project Engineer				Date <u>8/05/15</u>						
 HILTA Hillbridge, Lozman, Associates, Inc. Civil Engineering • Land Surveying • Planning										
* Bid results can be found at: www.hilacivil.com										

ADDITIONAL BID TOTALS

BIDDER	BID TOTAL
Granite Construction Company	\$1,280,033.73

* Highlighted amounts have been corrected.

RESOLUTION NO. 2015-36

**A RESOLUTION OF THE CITY OF GRANDVIEW, WASHINGTON,
ACCEPTING THE BID FOR THE FOURTH STREET AND BIRCH STREET CDBG
IMPROVEMENTS AND AUTHORIZING THE MAYOR TO SIGN ALL CONTRACT
DOCUMENTS WITH ADVANTAGE DIRT CONTRACTORS, INC.**

WHEREAS, the City of Grandview has advertised for bids for the Fourth Street and Birch Street CDBG Improvements; and,

WHEREAS, Advantage Dirt Contractors, Inc., of Ellensburg, Washington has submitted the lowest responsible bid for said improvements, which bid has been accepted;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GRANDVIEW, AS FOLLOWS:

The Mayor is hereby authorized to sign all contract documents with Advantage Dirt Contractors, Inc., for the Fourth Street and Birch Street CDBG Improvements in the amount of \$1,123,563.42.

PASSED by the **CITY COUNCIL** and **APPROVED** by the **MAYOR** at its regular meeting on August 11, 2015.

MAYOR

ATTEST:

CITY CLERK

APPROVED AS TO FORM:

CITY ATTORNEY