

**GRANDVIEW CITY COUNCIL
REGULAR MEETING AGENDA
TUESDAY, AUGUST 23, 2022**



PLEASE NOTE: The maximum occupancy of the Council Chambers is 49 individuals at one time. Access to exits must be kept clear to ensure everyone in the Chambers can safely exit in the event of an emergency.

This meeting will be held in person and will also be available via teleconference. For meeting information and instructions, please contact City Hall at (509) 882-9200.

REGULAR MEETING – 7:00 PM

PAGE

- 1. CALL TO ORDER & ROLL CALL**
- 2. PLEDGE OF ALLEGIANCE**
- 3. APPROVE AGENDA**
- 4. PRESENTATIONS**
- 5. PUBLIC COMMENT** – At this time, the public may address the Council on any topic whether on the agenda or not, except those scheduled for public hearing. If you would like to address the Council, please step up to the microphone and give your name and address for the record. Your comments will be limited to three minutes.
- 6. CONSENT AGENDA** – Items on the Consent Agenda will be voted on together by the Council, unless a Councilmember requests that items be removed from the Consent Agenda and discussed and voted upon separately. An item removed from the Consent Agenda will be placed under Unfinished and New Business.
 - A. Minutes of the July 26, 2022 Committee-of-the-Whole meeting 1-3
 - B. Minutes of the July 26, 2022 Council meeting 4-7
 - C. Payroll Check Nos. 12849-12910 in the amount of \$130,966.69
 - D. Payroll Electronic Fund Transfers (EFT) Nos. 60852-60858 in the amount of \$98,634.41
 - E. Payroll Electronic Fund Transfers (EFT) Nos. 60862-60866 in the amount of \$90,742.96
 - F. Payroll Direct Deposit 7/16/22-7/31/22 in the amount of \$131,628.98
 - G. Payroll Direct Deposit 8/1/22-8/15/22 in the amount of \$121,416.53
 - H. Claim Check Nos. 124692-124885 in the amount of \$579,177.12
- 7. ACTIVE AGENDA** – Notice: Items discussed at the 6:00 pm Committee-of-the-Whole meeting of an urgent or time sensitive nature may be added to the active agenda pursuant to City Council Procedures Manual Section 3.18(c).
 - A. Ordinance No. 2022-12 providing for the annexation of property known as the Statewide Development Annexation to the City of Grandview pursuant to the petition method, and incorporating the same within the corporate limits thereof, providing for the assumption of existing indebtedness, requiring said property to be assessed and taxed at the same rate and basis as other property within said city, adopting a comprehensive land use plan, and changing the official zoning map of the City 8-13
- 8. UNFINISHED AND NEW BUSINESS**
- 9. CITY ADMINISTRATOR AND/OR STAFF REPORTS**
- 10. MAYOR & COUNCILMEMBER REPORTS**
- 11. ADJOURNMENT**

The City of Grandview Committee-of-the-Whole and Regular Council Meetings scheduled for Tuesday, August 23, 2022 at 6:00 pm and 7:00 pm will be held in person and will also be available via teleconference.

Please join the meeting from your computer, tablet or smartphone.

Join Zoom Meeting

<https://us06web.zoom.us/j/88343081029?pwd=aXhmTGtKZ3NSVmRDVh9EZnZHRlVZz09>

Meeting ID: 883 4308 1029

Passcode: 858905

To join via phone: +1 253 215 8782 US

Meeting ID: 883 4308 1029

Passcode: 858905

**GRANDVIEW CITY COUNCIL
COMMITTEE-OF-THE-WHOLE MEETING MINUTES
JULY 26, 2022**

1. CALL TO ORDER

Mayor Gloria Mendoza called the Committee-of-the-Whole meeting to order at 6:00 p.m., in the Council Chambers at City Hall.

The meeting was held in person and was also available via teleconference.

2. ROLL CALL

Present in person: Mayor Mendoza and Councilmembers David Diaz, Jessie Espinoza, Mike Everett, Bill Moore (Mayor Pro Tem), Robert Ozuna, Javier Rodriguez and Joan Souders

Present via teleconference: None

Absent:

Staff present: City Administrator/Public Works Director Cus Arteaga, City Attorney Quinn Plant, City Treasurer Matt Cordray, Assistant Public Works Director Todd Dorsett and City Clerk Anita Palacios

3. PUBLIC COMMENT

Chamber of Commerce – Cody Goeppner, Chamber of Commerce Board, thanked the ARPA Group for meeting with the Chamber of Commerce on July 14th to discuss the ARPA funding allocation and process.

He announced the upcoming community events, as follows:

- Yakima Valley Fair – Wednesday, August 10th through Saturday, August 13th (free admission); evening concerts in the amphitheater on Thursday, August 11th and Saturday, August 13th
- Yakima Valley PRCA Rodeo – Friday, August 12th and Saturday, August 13th
- Community Parade – Thursday, August 11th. The Grand Marshall would be announced the week before the parade.
- Heartlinks Hospice & Palliative Care Ribbon Cutting – Thursday, August 11th
- Chamber of Commerce General Membership Meeting, 2nd Thursday of every month, 5:30 p.m., at the Yakima Valley Vinters Grandview Winery & Tasting Room
- Chamber of Commerce Board Meeting, last Monday of every month, 5:30 p.m., at the United Family Center

4. NEW BUSINESS

A. Ordinance amending Grandview Municipal Code Section 16.28.080 Street Lighting

City Administrator Arteaga explained that when a developer divides property for the purpose of constructing residences, the developer must comply with the subdivision requirements of the Grandview Municipal Code (GMC). GMC Section 16.20.048 requires the developer to install new water and sewer mains, irrigation systems, streets with curb/gutter, sidewalks and street lighting.

This year, a developer challenged the street lighting requirement. GMC 16.28.080 states that the "lights shall be installed with the initial capital cost at the City's expense." In order to clarify the requirement, staff recommends Council amend GMC Section 16.28.080 to clearly identify that the developer is responsible for the entire cost of installing all new street lights for any new residential subdivision.

Discussion took place.

On motion by Councilmember Moore, second by Councilmember Souders, the C.O.W. moved an ordinance amending Grandview Municipal Code Section 16.28.080 Street Lighting to the July 26, 2022 regular meeting for consideration.

Roll Call Vote:

- Councilmember Diaz – Yes
- Councilmember Espinoza – Yes
- Councilmember Everett – Yes
- Councilmember Moore – Yes
- Councilmember Ozuna – Yes
- Councilmember Rodriguez – Yes
- Councilmember Souders – Yes

B. Resolution waiving the requirements of the State bid law to allow a purchase involving special facilities or market conditions

City Administrator Arteaga explained that in 1998, the City purchased a 1977 used boom truck from military surplus for approximately \$500. This vehicle was used in numerous departments whenever there was a need to lift a heavy pump/motor for maintenance purposes. This year, the truck started having numerous maintenance related problems and now parts were not available. The unit was also considered unsafe, obsolete and needs to be replaced. To purchase a new boom truck, similar to this unit, would cost approximately \$250,000. Staff located a used 2009 Freightliner M2 auger/crane in Oregon with approximately 32,000 miles and 1,300 running hours on the PTO system. This truck was available for purchase earlier in the year at a price of \$59,995. Council approved a budget amendment in June which appropriated \$60,000 for the purchase of this unit. The truck was currently on sale and the price was reduced to \$34,995, which was well under what Council approved. To purchase this used vehicle, Council must approve a resolution to waive the State's bidding requirements as per RCW 39.04.280(1)(b) when the "purchases involving special facilities or market conditions." The resolution must include information regarding the used vehicle such as mileage, vehicle condition and vehicle price. He presented an email from the State Auditor supporting the purchase utilizing this RCW process.

Discussion took place.

On motion by Councilmember Everett, second by Councilmember Diaz, the C.O.W. moved a resolution waiving the requirements of the State bid law to allow a purchase involving special facilities or market conditions to the July 26, 2022 regular meeting for consideration.

Roll Call Vote:

- Councilmember Diaz – Yes
- Councilmember Espinoza – Yes
- Councilmember Everett – Yes
- Councilmember Moore – Yes
- Councilmember Ozuna – Yes
- Councilmember Rodriguez – Yes
- Councilmember Souders – Yes

C. Grandview Chamber of Commerce Project/Staffing Report

City Administrator Arteaga explained that the initial ARPA funds allocated to the Chamber of Commerce in the amount of \$20,000 were recommended for hiring a staff person. He advised that the Chamber has requested that they be allowed to utilize the funds to support community activities and events.

Cody Goeppner with the Chamber of Commerce Board provided a list of 2022 community events and a budget associated with said events.

Discussion took place.

Council concurred with allowing the Chamber to utilize the ARPA funds to support community activities and events in compliance with the ARPA process.

5. **OTHER BUSINESS** – None

6. **ADJOURNMENT**

On motion by Councilmember Moore, second by Councilmember Souders, the C.O.W. meeting adjourned 7:00 p.m.

Mayor Gloria Mendoza

Anita Palacios, City Clerk

**GRANDVIEW CITY COUNCIL
REGULAR MEETING MINUTES
JULY 26, 2022**

1. CALL TO ORDER

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

The meeting was held in person and was also available via teleconference.

Present in person: Mayor Mendoza and Councilmembers David Diaz, Jessie Espinoza, Mike Everett, Bill Moore (Mayor Pro Tem), Robert Ozuna, Javier Rodriguez and Joan Souders

Present via teleconference: None

Absent: None

Staff present: City Administrator/Public Works Director Cus Arteaga, City Attorney Quinn Plant, City Treasurer Matt Cordray, Police Chief Kal Fuller, Assistant Public Works Director Todd Dorsett and City Clerk Anita Palacios

2. PLEDGE OF ALLEGIANCE

Mayor Mendoza led the pledge of allegiance.

3. APPROVE AGENDA

On motion by Councilmember Moore, second by Councilmember Souders, Council approved the July 26, 2022 regular meeting agenda as amended to include the following:

- **Ordinance amending Grandview Municipal Code Section 16.28.080 Street Lighting**
- **Resolution waiving the requirements of the State bid law to allow a purchase involving special facilities or market conditions**

Roll Call Vote:

- Councilmember Diaz – Yes
- Councilmember Espinoza – Yes
- Councilmember Everett – Yes
- Councilmember Moore – Yes
- Councilmember Ozuna – Yes
- Councilmember Rodriguez – Yes
- Councilmember Souders – Yes

4. PRESENTATIONS – None

5. PUBLIC COMMENT

Mainstreet Grandview – Ray Vining, Mainstreet Grandview Board, advised that Alicia Fajardo was hired as MainStreet Grandview's Executive Director. In addition, the Summer Night community event scheduled for Friday, July 29th was cancelled due to the excessive heat warnings.

6. CONSENT AGENDA

On motion by Councilmember Moore, second by Councilmember Ozuna, Council approved the Consent Agenda consisting of the following:

- A. Minutes of the July 12, 2022 Committee-of-the-Whole meeting**
- B. Minutes of the July 12, 2022 Council meeting**
- C. Payroll Check Nos. 12823-12848 in the amount of \$104,393.48**
- D. Payroll Electronic Fund Transfers (EFT) Nos. 60842-60846 in the amount of \$125,196.45**
- E. Payroll Direct Deposit 7/1/22-7/15/22 in the amount of \$159,439.33**
- F. Claim Check Nos. 124588-124691 in the amount of \$622,178.83**

Roll Call Vote:

- Councilmember Diaz – Yes
- Councilmember Espinoza – Yes
- Councilmember Everett – Yes
- Councilmember Moore – Yes
- Councilmember Ozuna – Yes
- Councilmember Rodriguez – Yes
- Councilmember Souders – Yes

7. ACTIVE AGENDA

- A. Resolution No. 2022-35 accepting the bid for marketing services and authorizing the Mayor to sign all contract documents with Field Group**

This item was previously discussed at the July 12, 2022 C.O.W. meeting.

On motion by Councilmember Diaz, second by Councilmember Ozuna, Council approved Resolution No. 2022-35 accepting the bid for marketing services and authorizing the Mayor to sign all contract documents with Field Group.

Roll Call Vote:

- Councilmember Diaz – Yes
- Councilmember Espinoza – Yes
- Councilmember Everett – Yes
- Councilmember Moore – Yes
- Councilmember Ozuna – Yes
- Councilmember Rodriguez – Yes
- Councilmember Souders – Yes

B. ARPA Proposed Activities

This item was previously discussed at the July 12, 2022 C.O.W. meeting.

On motion by Councilmember Souders, second by Councilmember Ozuna, Council approved the following ARPA eligible activities and directed staff to prepare a budget amendment for consideration at the next regular meeting:

- **Skateboard Park for Youth – \$10,000**
- **Senior Citizens' Recognition Event – \$8,000**
- **Police Department Fitness Facility Remodel – \$70,000**
- **School Resource Officer (partnership with school district) – \$120,000**
- **Retention Incentives for hiring Police Officers and Dispatchers – \$30,000**

Roll Call Vote:

- Councilmember Diaz – Yes
- Councilmember Espinoza – Yes
- Councilmember Everett – Yes
- Councilmember Moore – Yes
- Councilmember Ozuna – Yes
- Councilmember Rodriguez – Yes
- Councilmember Souders – Yes

C. Ordinance No. 2022-11 amending Grandview Municipal Code Section 16.28.080 Street Lighting

This item was previously discussed at the July 26, 2022 C.O.W. meeting.

On motion by Councilmember Moore, second by Councilmember Espinoza, Council approved Ordinance No. 2022-11 amending Grandview Municipal Code Section 16.28.080 Street Lighting.

Roll Call Vote:

- Councilmember Diaz – Yes
- Councilmember Espinoza – Yes
- Councilmember Everett – Yes
- Councilmember Moore – Yes
- Councilmember Ozuna – Yes
- Councilmember Rodriguez – Yes
- Councilmember Souders – Yes

D. Resolution No. 2022-36 waiving the requirements of the State bid law to allow a purchase involving special facilities or market conditions

This item was previously discussed at the July 26, 2022 C.O.W. meeting.

On motion by Councilmember Everett, second by Councilmember Rodriguez, Council approved Resolution No. 2022-36 waiving the requirements of the State bid law to allow a purchase involving special facilities or market conditions.

Roll Call Vote:

- Councilmember Diaz – Yes
- Councilmember Espinoza – Yes
- Councilmember Everett – Yes
- Councilmember Moore – Yes
- Councilmember Ozuna – Yes
- Councilmember Rodriguez – Yes
- Councilmember Souders – Yes

8. UNFINISHED AND NEW BUSINESS

A. “Together Grandview Can” Community Event – Tuesday, August 9th

City Administrator Arteaga explained that the “Together Grandview Can” community event was scheduled for Tuesday, August 9th from 6:00 p.m. to 7:30 p.m. and recommended Council cancel the August 9th C.O.W. and regular meetings in order to attend.

On motion by Councilmember Everett, second by Councilmember Souders, Council cancelled the C.O.W. and Council Meetings on August 9, 2022 for the City Council to attend the “Together We Can” Community Event, 6-7:30 p.m., at Westside Park.

9. CITY ADMINISTRATOR AND/OR STAFF REPORTS

Council Retreat – City Administrator Arteaga reported that the Council Retreat was scheduled for Wednesday, August 3rd at the Grandview Library Program Room.

10. MAYOR & COUNCILMEMBER REPORTS

Benton County Mosquito Control – Councilmember Moore, the City’s representative on the Benton County Mosquito Control Board, reported that mosquito testing for the West Nile Virus in the area have all been negative and aerial spraying continues.

11. ADJOURNMENT

On motion by Councilmember Moore, second by Councilmember Rodriguez, the Council meeting adjourned at 7:25 p.m.

Mayor Gloria Mendoza

Anita Palacios, City Clerk



WASHINGTON STATE BOUNDARY REVIEW BOARD FOR YAKIMA COUNTY

128 North Second Street
Fourth Floor Courthouse
Yakima, Washington 98901

(509) 574-2300 • FAX (509) 574-2301

August 12, 2022

RECEIVED

AUG 15 2022

CITY OF GRANDVIEW

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

RE: File No.: BRB2022-00003, City of Grandview – Statewide Development Annexation.

Dear Ms. Palacios:

This is to notify that the 45-day filing period that followed your filing the “ Notice of Intention” for the subject annexation ended on August 9, 2022. No one invoked the Boundary Review Board’s jurisdiction; therefore, the annexation is deemed approved by the BRB pursuant to RCW 36.93.100(4).

In order to complete the final filing process, **Please let me know:**

1. **The date on which the City records with the County Auditor the ordinance annexing this property.** I will then be able to retrieve the Auditor’s imaged PDF of the recorded ordinance for notifying affected agencies.
2. **The date on which the ordinance becomes effective,** so that I can inform affected agencies.

Please contact me with any questions.

Sincerely,

Aman Walia
Chief Clerk
Washington State Boundary Review Board for Yakima County
Fourth Floor County Courthouse | 128 N. 2nd Street | Yakima, WA 98901
aman.walia@co.yakima.wa.us
<https://www.yakimacounty.us/801/Boundary-Review-Board>

Yakima County ensures full compliance with Title VI of the Civil Rights Act of 1964 by prohibiting discrimination against any person on the basis of race, color, national origin, or sex in the provision of benefits and services resulting from its federally assisted programs and activities. For questions regarding Yakima County’s Title VI Program, you may contact the Title VI Coordinator at 509-574-2300.

If this letter pertains to a meeting and you need special accommodations, please call us at 509-574-2300 by 10:00 a.m. three days prior to the meeting. For TDD users, please use the State’s toll free relay service 1-800-833-6388 and ask the operator to dial 509-574-2300.

ORDINANCE NO. 2022-12

AN ORDINANCE OF THE CITY OF GRANDVIEW, WASHINGTON, PROVIDING FOR THE ANNEXATION OF PROPERTY KNOWN AS THE STATEWIDE DEVELOPMENT ANNEXATION TO THE CITY OF GRANDVIEW PURSUANT TO THE PETITION METHOD, AND INCORPORATING THE SAME WITHIN THE CORPORATE LIMITS THEREOF, PROVIDING FOR THE ASSUMPTION OF EXISTING INDEBTEDNESS, REQUIRING SAID PROPERTY TO BE ASSESSED AND TAXED AT THE SAME RATE AND BASIS AS OTHER PROPERTY WITHIN SAID CITY, ADOPTING A COMPREHENSIVE LAND USE PLAN, AND CHANGING THE OFFICIAL ZONING MAP OF THE CITY

WHEREAS, the City of Grandview, Washington received a petition for annexation, known as the Statewide Development Annexation, of certain real property pursuant to RCW 35A.14.120, a legal description of which is attached hereto on Exhibit "A"; and

WHEREAS, that said petition set forth the fact that the City Council of the City of Grandview required the assumption of City indebtedness by the area requesting to be annexed; and

WHEREAS, prior to filing of said petition, the City Council had indicated a tentative approval of said annexation; and

WHEREAS, petitioners further understood the proposed zoning of said area proposed for annexation would be C-2 General Business for Parcel Nos. 230924-12004 and 230924-12008; and

WHEREAS, notices of hearing before the Hearing Examiner and the City Council were published in the manner as provided by law; and

WHEREAS, all property within the territory so annexed shall be subject to and is a part of the Comprehensive Plan of the City of Grandview as presently adopted or as is hereafter amended; and

WHEREAS, the Council of the City of Grandview has determined that the best interests and general welfare of the City would be served by the annexation; and

WHEREAS, prior to the City Council taking final action, the City Clerk submitted a "Notice of Intention" to the Yakima County Boundary Review Board pursuant to RCW 36.93.090; and

WHEREAS, on August 12, 2022, the Yakima Boundary Review Board notified the City that the 45-day review period lapsed on the "Notice of Intention" and the annexation was deemed approved by the Boundary Review Board,

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF GRANDVIEW DO ORDAIN, as follows:

SECTION 1. There has been filed with the City Council of the City of Grandview, a petition in writing signed by property owners owning a majority of the assessed value of the property proposed for annexation hereinafter described on Exhibit "A"; that said petition set forth the fact that the City Council of the City of Grandview required the assumption of City indebtedness by the area requesting to be annexed; that prior to filing of said petition, the City Council had on March 8, 2022 agreed to consider the annexation as proposed in the Letter of Intent; and that petitioners further understood the proposed zoning of said area proposed for annexation would be C-2 General Business for Parcel Nos. 230924-12004 and 230924-12008.

SECTION 2. April 27, 2022 was set as the date for the open record public hearing before the Hearing Examiner and June 14, 2022 was set as the date for the closed record public hearing on said petition before the Grandview City Council; notice of such hearings were published in the Grandview Herald, a newspaper of general circulation in the City of Grandview; notice of such hearings was also posted in three public places within the territory proposed for annexation; notice of such hearings was also mailed to owners of property within three hundred feet of the territory proposed for annexation; and said notice specified the time and place of such hearings and invited interested persons to appear and voice approval or disapproval of the annexation.

SECTION 3. The territory proposed by said petition to be annexed to the City of Grandview is situated in the County of Yakima in the State of Washington, is contiguous, approximate and adjacent to the present corporate limits of said City, and is more particularly described in Exhibit "A," which is attached hereto and incorporated in full by this reference.

SECTION 4. The territory set forth in this ordinance and for which said petition for annexation as filed should be and is hereby made a part of the City of Grandview.

SECTION 5. Pursuant to the terms of the annexation petition, all property within this territory annexed hereby shall be assessed and taxed at the same rate and on the same basis as property within the City, including assessment or taxes in payment of any bonds issued or debts contracted prior to or existing at the date of annexation.

SECTION 6. All property within the territory so annexed shall be subject to and a part of the Comprehensive Plan of the City of Grandview as presently adopted or as is hereafter amended.

SECTION 7. All property within the territory so annexed shall be and hereby is zoned C-2 General Business for Parcel Nos. 230924-12004 and 230924-12008.

SECTION 8. This ordinance shall take effect and be in full force five (5) days after its passage and publication as provided by law.

PASSED by the **CITY COUNCIL** and **APPROVED** by the **MAYOR** at its regular meeting on August 23, 2022.

MAYOR

ATTEST:

CITY CLERK

APPROVED AS TO FORM:

CITY ATTORNEY

PUBLICATION: 08/24/22

EFFECTIVE: 08/29/22

March 9, 2022

HLA Project No. 22007

Legal Description for Statewide Development Annexation

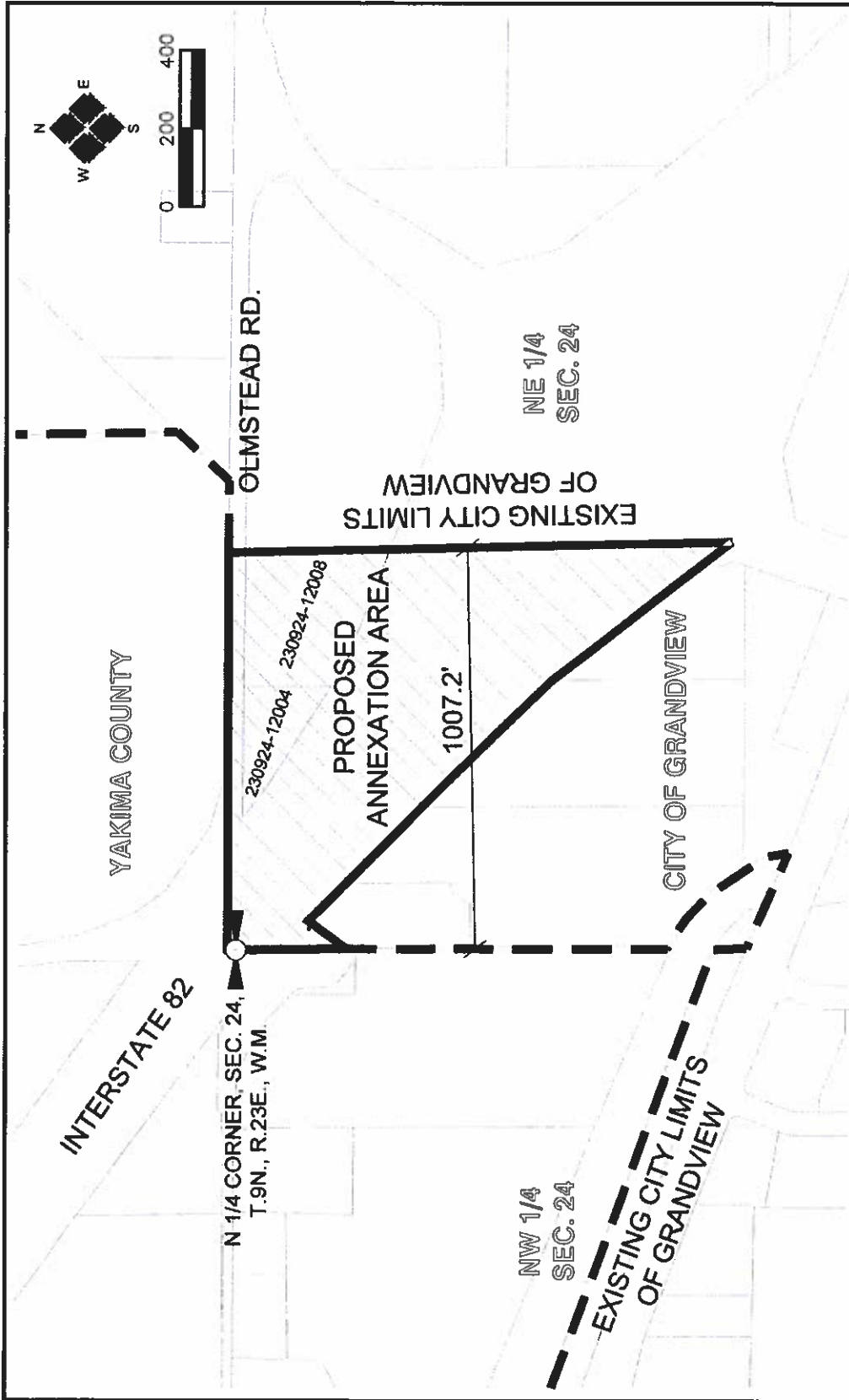
LEGAL DESCRIPTION

That portion of the Northwest Quarter of the Northeast Quarter of Section 24 and the Southwest Quarter of the Southeast Quarter of Section 13, all in Township 9 North, Range 23 East, W.M. described as follows:

Beginning at the Northwest Corner of said Northeast Quarter of Section 24;
Thence Southerly along the West line of said subdivision to the existing Northerly line of the City Limits established by City of Grandview Ordinance 2008-11, and recorded under Auditor's file number 7612985, records of Yakima County, Washington;
Thence Northeasterly along said existing northerly line of the City limits 139 feet, more or less. to the Southerly right of way line of State Route I-82;
Thence Southeasterly along said right of way line to the intersection with of the East line of the West 1007.2 feet of said Northwest Quarter of the Northeast Quarter,
Thence Northerly along said line and its Northerly extension to the North right of way line of Olmstead Road;
Thence Westerly along said North right of way line, parallel with the North line of said Section 24 to the Northerly extension of the West line of said Northeast Quarter of Section 24;
Thence South to the Point of Beginning.

Situate in Yakima County, Washington.





ANNEXATION EXHIBIT
for, CITY OF GRANDVIEW
 YAKIMA COUNTY, WASHINGTON
 STATEWIDE DEVELOPMENT ANNEXATION

JOB NO: 22007G
 Statewide_Annex.dwg
 DATE: 3-1-22
 DRAWN BY: TDF
 CHECKED BY: ETH

2803 River Road
 Yakima, WA 98902
 509.966.7000
 Fax 509.965.3800
 www.hla civil.com

HLA
 Engineering and Land Surveying, Inc.