GRANDVIEW CITY COUNCIL
SPECIAL COMMITTEE-OF-THE-WHOLE MEETING MINUTES
AUGUST 26, 2025

1. CALL TO ORDER

Mayor Pro Tem Bill Moore called the Special Committee-of-the-Whole (C.O.W.) meeting to order at 6:30 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: Councilmembers David Diaz, Laura Flores, Bill Moore (Mayor Pro Tem) and Robert Ozuna

Present via teleconference: Councilmember Steve Barrientes

Absent: Mayor Ashley Lara and Councilmembers Javier Rodriguez and Joan Souders

Staff present: City Attorney Quinn Plant and City Clerk Anita Palacios

Also present were City Engineers Stephen Hazzard with HLA Engineering and Land Surveying Inc.

3. NEW BUSINESS

A. Resolution authorizing the Mayor to sign Change Order No. 2 with Culbert Construction, Inc., for the Wine Country Road Sidewalk, Pathway, and Parks and Ride Improvements (Re-Bid)

City Engineer Hazzard explained that on January 28, 2025, City Council accepted the bid for Schedule A from Culbert Construction, Inc., and authorized the Mayor to sign all contract documents with Culbert Construction, Inc., to construct the Wine Country Road Sidewalk, Pathway, and Parks and Ride Improvements. Change Order No. 2 with Culbert Construction, Inc., is necessary to establish the infrastructure required for the City to supply power to its new electrical service and EV chargers at the Wine Country Road Park and Ride. HLA was initially under the impression that Pacific Power would perform this work, as the contract and contract plans between the City and Pacific Power lacks clarity. The change order includes: procurement and installation of a pad mount vault that complies with Pacific Power's specifications for a 75-750 kVA three-phase pad- mounted transformer {SI# 7992600) and supplying and installing 255 feet of 4-inch conduit from the pad vault to the new pole location proposed by Pacific Power. Work shall begin once the change order' has been fully executed by all parties. The change order is required to cover additional electrical work for the EV chargers, which was not included in the original contract scope based on the understanding that Pacific Power would complete the installation. Due to the information provided by Pacific Power, it was reasonably assumed their scope included the electrical installation. Subsequent clarification revealed this was not the case, necessitating additional work by the contractor. Upon discovering the discrepancy, we immediately contacted Pacific Power to confirm their scope, which clarified that the installation was not included in their services.

The proposed costs were verified using historical data for costs of materials and labor. 4" PVC conduit material costs approximately $25/LF and labor for installation of conduit at $10/LF for a total of $35/LF. Vault material costs have a wide range depending on the size. Vaults in the required size have ranged substantially from $15,000 to $20,000 for material only and labor for installation of a vault ranges from $10,000 to $15,000. The cost for Change Order No. 2 is in the amount of $43,950.00.

Discussion took place.

On motion by Councilmember Ozuna, second by Councilmember Flores, the C.O.W. moved a resolution authorizing the Mayor to sign Change Order No. 2 with Culbert Construction, Inc., for the Wine Country Road Sidewalk, Pathway, and Parks and Ride Improvements (Re-Bid) to the August 26, 2025 regular Council meeting for consideration.

Vote:

- Councilmember Barrientes – Yes
- Councilmember Diaz – No
- Councilmember Flores – Yes
- Councilmember Moore – Yes
- Councilmember Ozuna – Yes
- Councilmember Rodriguez – Absent
- Councilmember Souders – Absent

B. <u>Resolution accepting the Bonnieview Water Main Looping as complete</u>

City Engineer Hazzard explained that Ascent Foundation & More, LLC completed the Bonnieview Water Main Looping. Staff recommended Council accept the project as complete once the requirements in the August 19, 2025 letter from HLA Engineering and Land Surveying, Inc., were satisfied.

Discussion took place.

On motion by Councilmember Flores, second by Councilmember Ozuna, the C.O.W. moved a resolution accepting the Bonnieview Water Main Looping as complete to the August 26, 2025 regular Council meeting for consideration.

Vote:

- Councilmember Barrientes – Yes
- Councilmember Diaz – Yes
- Councilmember Flores – Yes
- Councilmember Moore – Yes
- Councilmember Ozuna – Yes
- Councilmember Rodriguez – Absent
- Councilmember Souders – Absent

4. <u>CITY ADMINISTRATOR AND/OR STAFF REPORTS</u> – None

5. MAYOR & COUNCILMEMBER REPORTS

Public Safety Committee – Councilmember Ozuna reported that the Public Safety Committee would be holding a committee meeting on August 29, 2025 from 8:00 to 10:00 am. The committee would also be meeting with Mr. Evans from U.S. Senator Maria Cantwell's office on August 29, 2025 from 10:00 a.m. to 12:00 Noon, at City Hall to discuss police station funding.

3-on-3 Summer Heat Basketball Tournament – Councilmember Flores reported that the 3-on-3 Summer Heat Basketball Tournament sponsored by Mainstreet Grandview was held on August 16-18, 2025 in the downtown business core. It was well attended.

6. ADJOURNMENT

On motion by Councilmember Ozuna, second by Councilmember Flores, the C.O.W. meeting adjourned at 6:50 p.m.

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Mayor Pro Tem Moore Anita Palacios, City Clerk