

**OPENING OF COUNCIL MEETING**

Mayor Kadlec opened the remote and in person council meeting at 7:00pm. Council members present were Michelle Plumb, Scott Yaeger, Marsha Smith, Dede Boyer, Mike Schrag, and Debbie Chapman. Council Member Dennis Chamberlain was absent. Staff members in attendance were Public Works Director Dave Breazeale, Clerk-Treasurer Julie Flyckt, Deputy Clerk Treasurer II Michelle Asmussen, City Police Chief David McCormick, and City Attorney John Kragt. City Fire Chief Joel Bell was excused. Also present were Dale Schaefer, Charles Jingling, Henry Tolman, Barry Boyer, and Dale Brown from the Cheney Free Press.

**ACCEPTANCE OF THE CONSENT AGENDA**

Mayor Kadlec asked if there were any changes to the consent agenda. Council Member Mike Schrag made a motion to approve the consent agenda for October 18th, 2022, as presented. Council Member Dede Boyer seconded the motion. Motion passed 6-0.

**PUBLIC REQUESTS AND COMMENTS-** Mayor Kadlec asked if there were any questions or comments from the public. Jessica Quinn stated she lives down on the 400 blk of Birch Ave and she knows that recently the city has been working on cleaning up the city. Down where they live, they have a really big problem on their street and the street behind them on Cherry. There are a couple houses that have brought in RVs and campers that are being lived in and have been for quite a while. They have the floors falling out of them, people going in and out of them all night long and animals being kept in them. Currently behind her house where the drainage ditch is, it is being used as a dump for lawn trimmings for the man that rides around town on his lawn mower. He is stacking it next to the canal and it has now become massive overgrown piles falling into the canal. She just wanted to bring it to the attention of the council and mayor.

**ACTION AGENDA**

- A. **CDBG Public Hearing: Pete's Lift Station and Sewer Improvements Final Project Performance, Resolution 2022-11-** Mayor Kadlec opened the public hearing for the Pete's Lift Station and Sewer Improvements Final Project at 7:06pm. The purpose of the hearing was for the City Council to discuss the completed CDBG funded project for the Ritzville Sewer Systems Improvements. Everyone present was given an opportunity to be heard. The city was awarded a 2019 General Purpose Grant from CDBG for \$624,790 and the city committed \$8,500 to complete this project. The funds were used for rehabilitation of Pete's Lift Station and improvements to a sewer force main and gravity main from approximately Columbia Street to Adams Street. The project resulted in improved public health for the city residents. Mayor Kadlec asked the Clerk-Treasurer Julie Flyckt if there were any written comments received by 5:00pm today, and she stated there were no comments. Mayor Kadlec asked if there was anyone in the audience or on the council that had any questions or comments. Hearing none, the mayor closed the public hearing at 7:08pm. Council Member Scott Yaeger made a motion to approve Resolution No 2022-11 approving the Pete's Lift Station Sewer Improvement Project as complete. Council Member Mike Schrag seconded the motion. Motion passed 6-0.
- B. **Reimer Annexation Petition-Set Public Hearings-** Clerk-Treasurer Julie Flyckt stated we have received a petition for the Reimer Annexation. Just to remind everyone, the first few steps have been completed with the letter of intent to annex. Now the petition has been received and Flyckt submitted a letter of sufficiency request to the County Assessor's office. The annexation has been reviewed by the Planning Commission as

their role is to review the zoning request and pass a resolution. The next step in the process is to set two public hearings, 30 days apart, as that is a state requirement based on the RCW. Council Member Mike Schrag made a motion to set the public hearings for the Reimer Annexation Petition to November 15<sup>th</sup> and December 14<sup>th</sup>. Council Member Marsha Smith seconded the motion. Motion passed 6-0.

- C. Main Ave Slurry Seal Change Order #1-** Council Member Scott Yaeger the slurry seal required additional rock and oil to cover over the chip seal surface. At the last meeting, the whole cost for the rock and oil was in the change order document. Yaeger is trying to get to a measurable cost as there were originally only two items in the contract for mobilization and slurry seal. This would add an item #3 for additional slurry aggregate and emulsion rate at \$.82 per square yard. Yaeger sent change order #1 to Blackline and they approved it, but because this project is funded 95% by TIB, Yaeger sent it to Andrew for TIB's approval for the additional costs. TIB approved Change order #1 but will fund 65% or \$5,430 of the total anticipated cost of \$8,342.93. The City of Ritzville will be responsible for the remainder in the amount of \$2,912.93 or 35%. Yaeger's recommendation, since we already got the work done, is to consider approving Change Order #1 and having the mayor sign it. Council Member Scott Yaeger made a motion to approve Change Order #1 and have the mayor sign it. Council Member Dede Boyer seconded the motion. Motion passed 6-0.

**D. Show Cause Hearing:**

**\*206 E. Elm Avenue, Resolution 2022-12-** Mayor Kadlec opened the show cause hearing at 7:17pm. The purpose of the hearing was for the City Council to hear and consider the pertinent facts relating to show cause why a resolution should not be adopted. Ordering the nuisance to be abated by the city or its designee with the costs of said abatement being charged against said landowner. Everyone present was given an opportunity to be heard. The show cause was for 206 E. Elm Ave and the property owner is Tamarra Bass. Clerk-Treasurer Julie Flyckt stated there have been no changes on this property except the change of the seasons as the overgrown green grass is now brown grass. The whole property has tall grass and weeds with no structures on the property. The mayor asked if there was anyone present on behalf of the property. The mayor asked if the council had any questions for the staff. With no questions, the council decided whether to (1) authorize the city clerk to proceed with the administrative abatement procedures to abate the public nuisance violation, which shall include the passing of a resolution or (2) the city council shall direct the city clerk to not proceed if they find that there is no public nuisance violation, or the city has not proceeded according to the nuisance chapter. Council Member Mike Schrag made a motion to pass Resolution 2022-12. Council Member Marsha Smith seconded the motion. Motion passed 6-0. The public hearing for the show cause hearing was closed at 7:25pm.

**DISCUSSION AGENDA**

- A. Golf Course Restaurant and RDDA Contract Renewal-** Clerk-Treasurer Julie Flyckt stated Dan Duff informed her and the mayor last Tuesday at the department head meeting the current restaurant contract is up at the end of October. Dan took this to the restaurant owner, and they provided suggested edits. Flyckt incorporated the suggested edits into the draft provided to council except for the request to not pay rent for January and February. The first thing Dan told us is that they just want to do the restaurant directly with the city not through the RGA like they did last time. There are a few other

comments not in the contract as they noted the salad bar needs to be fixed, windows are broken and need to be fixed, the dishwasher may need some servicing, and the carpet needs to be cleaned. The Park and Rec committee agreed to review the changes will meet and go over the contract on October 25<sup>th</sup> at 5:30pm.

#### **CORRESPONDENCE**

- A. RDDA board meeting minutes for August and September 2022 were provided in the council packets.

#### **MAYOR UPDATES**

There were no Mayor updates.

#### **DEPARTMENT UPDATES**

- A. **City Attorney-** John Kragt stated he has a couple things going with the mayor and Julie he can look over the updated golf restaurant contract.
- B. **Public Works-**Public Works Director Dave Breazeale stated they have the stripes painted on the street downtown and painting the hydrants and Railroad Ave too. The crew installed two of the three water services for the Galbreaths' new homes.
- C. **Police Department-** Chief Dave McCormick stated he had an inquiry from the mayor and one of the city council members about what is going on down at the Ole World Oils plant. He went and spoke to Curt, and he was very informative. He is doing some more remodeling out in front of the building, where there is a pit dug for footings for a metal structure that is being built in Cheney right now. That will be bolted to a pad and placed from the building out to the sidewalk. That pad will hold an overhead bin that will hold the biproduct. The semi will pull under that bin and fill out of the overhead bin. That will eliminate all the bags of biproducts that are now stored next to the fence at Avista. Chief McCormick brought up the concern about rodents and Curt said he has a company that comes down every month, which he has used for the past two years, and he has only found one dead mouse carcass which he doesn't believe was from his plant. Chief McCormick brought up the concern of the portable pit he has sitting on the sidewalk and Curt said as soon as that project is complete that pit will be 7 to 8 feet off the sidewalk on his property. Flyckt stated there is a question about him using the building addition before it has been inspected. Also, the pit is within the 10' set back and a lot of what Chief McCormick is describing would require a permit. With it being built in the 10' set back that would require a variance request. Flyckt stated she would give Curt a call to discuss. Chief McCormick and Dave Breazeale also spoke to Curt about the trucks driving on the sidewalk to get underneath the bin to load. Breazeale explained to him that if there was damage to the sidewalk Curt was responsible for it. Curt understood that he would be responsible if any damage happened to the sidewalk as a result of the trucks driving up on them.
- D. **Clerk/Treasurer-** Clerk-Treasurer Julie Flyckt stated the audit is going to start this week but they haven't officially contacted her yet. Between this week and next she will be working on the preliminary budget. The 1<sup>st</sup> Ave Cottage motel nuisance property, which the council passed a resolution, has been purchased.

**ADJOURNMENT-**With no further comments or business to come before the council, Mayor Kadlec adjourned the remote and in person meeting at 7:54pm.



Michelle Asmussen, Deputy Clerk-Treasurer II