

CITY OF MCCLEARY
Regular City Council Meeting
Wednesday, March 09, 2011

NOTICE OF CANCELED MEETING	The February 23, 2011 City Council meeting was canceled due to inclement weather.
REGULAR MEETING	Called to order by Mayor Dent.
FLAG SALUTE	The meeting was called to order at 7:00 PM with the Flag Salute.
ROLL CALL	Councilmember's Boling, Geer, Lant, Schiller, and Ator. All present.
ABSENT	None.
STAFF PRESENT	Present at the meeting were Dan Glenn, Wendy Collins, Nick Bird, Todd Baun, George Crumb, Mick Schlenker, Jennie Reed, Paul Nott, John Graham and Jon Hinton.
MINUTES APPROVED	It was moved by Councilmember Boling, seconded by Councilmember Geer to approve the minutes as written. Motion Carried.
PUBLIC COMMENT	None.
MAYOR'S REPORT	<p>Mayor Dent reported there has been no word yet from the Department of Corrections but the City believes we still have a good chance at being one of the top three selected sites.</p> <p>The State Auditor is still working on finishing the 2009 audit and we are waiting to hear back from them when they plan to finalize it and schedule the exit conference.</p>
CITY ATTORNEY REPORT	Dan Glenn reported the new Bill that was introduced in the Legislature, which mandated all municipal court judges be chosen by election, did not pass the Senate. He believes it will be brought up again next year.
FLOAT SHED	<p>At the last meeting, the Council asked if the float shed building were to be demolished, would the property be buildable. Nick Bird stated we would not have a problem rebuilding. Fencing has been installed to keep the public from entering the premises. Councilman Schiller asked why last fall Nick Bird recommended it would be more of an asset to maintain the building and reroof it but now he is suggesting demolition. Mayor Dent responded by saying it is an issue of money and it would cost more to replace the roof than to demolish the building.</p> <p>Councilman Schiller disagreed and stated it will cost about the same. He also stated in September 2010 the Council asked Nick to solicit a bid for a reroof and it was never done. Councilmember Schiller said the Council is very confused by the contradictory information they have been told and he is frustrated because they have not received any comparative cost figures. Attorney Glenn suggested Nick clarify what options there are, including specific costs, and bring it back to the council.</p>
BPA LONG-TERM FIRM AGREEMENT	It was moved by Councilmember Lant, seconded by Councilmember Ator to authorize the Mayor to sign the long term firm agreement with BPA. Motion Carried.
TSS VIOLATION-WWTP	At the wastewater treatment plant we have a National Pollutant Discharge Elimination System Permit that regulates our maximum influent and effluent flows and loadings. We are above the permitted 85% and we needed to address the issue immediately, as the fines for being over the limit can be as much as \$10,000 per day. Staff believes the problem is caused by an influent sampling hose that had a large mass attached, which very well could have caused the random spike in loading. The hose was replaced and will be checked regularly to ensure it remains free of debris. Mr. Bird will keep the Council informed if any further issues develop.
BUILDING DEPARTMENT SCHEDULE CHANGE	The Building Official has finalized his hours for his reduced schedule. He will be available 8am-Noon on Mondays and 8am to 4:30pm on Wednesdays and Thursdays. Building permit applications will be accepted during regular business hours.
RESOLUTION NO. 625 CLARIFICATION	More clarification has been requested in regards to the fees for the City's facilities. Resolution 625 did not address funerals and non profit usages and also did not separate large and small gathering pricing. Council will review the previous Resolution 473, along with Resolution 625, and discuss it at the next meeting.
ABERDEEN INTERLOCAL AGREEMENT	It was moved by Councilmember Ator, seconded by Councilmember Lant to authorize the Mayor to sign the interlocal agreement with the City of Aberdeen to perform certain projects relating to public works for which we do not have the equipment to perform. Motion Carried.
GA SURPLUS AGREEMENT	Washington State General Administration sent a letter offering their services to surplus equipment. In the event the City does have surplus equipment, staff would like to utilize their offer. It was moved by Councilmember Lant, seconded by Councilmember Schiller to authorize the Mayor to sign the surplus agreement with General Administration. Motion Carried.

SUBSTATION MAINTENANCE
AND AWARD

As previously reported, the substations have not been regularly maintained. The City distributed a small works package to all six electrical contractors on our small works roster. KVA Electric was the only proposal submitted. The maintenance work is critical and we need to move forward as quickly as possible. Paul Nott gave a brief summary regarding the substation and stated that for many years the crew has requested maintenance to be budgeted but it never was. Fortunately, Mayor Dent approved the inspection and that is how we discovered the serious condition the substation is currently in.

As required, residents need to be notified as soon as possible of the outage. Paul Nott believes a 24-hour power outage should allow enough time to complete the necessary work. They will start on one-half of the City now and will complete the other half in a few weeks. **It was moved by Councilmember Geer, seconded by Councilmember Lant to award the substation inspection and repair project to KVA Electric in the amount of \$82,689.69 and authorize the Mayor to execute the contract documents. Motion Carried.**

PROGRESS ESTIMATE #4 -
RESERVOIR PROJECT
CLOSEOUT

It was moved by Councilmember Boling, seconded by Councilmember Ator to authorize the Mayor to execute Change Order 1, and to authorize the payment of Progress Estimate #4 with the amount to be paid to the Contractor for \$4,394.49 and the amount to be deposited in the retainage account is \$212.50 and to accept the project as complete. Motion Carried.

REPAYMENT PLAN -
CUSTOMER DEBTS

More inaccurate utility billing accounts have been discovered. The City became aware of a customer that connected to City sewer in 2005 and never paid the connection fee and also has never been billed for monthly sewer fees. Staff is requesting Attorney Glenn to prepare a contract with a repayment plan, including interest, to assist residents to pay the outstanding debt owed to the City.

PUBLIC COMMENT

Councilmember Lant wanted to clarify the Council's request in regards to the float shed by stating they would like to have Nick Bird prepare pricing for the building to be reroofed and also for demolition and removal. This way they have all options, including pricing, to review at the next meeting.

Everett Chalstedt commented on the float shed and stated he found it to be a very valuable building and suggested speaking to the Bear Festival Committee to see if they could assist in the possibility of salvaging the building.

Joy Iverson asked about the charges for the community center. Wendy Collins explained that the original resolution was not considered while preparing the cost changes for the rental of the City facilities. We need to have more user-friendly and simplified fee schedule than what was previously presented to the Council. Staff will briefly implement Resolution 625 until the Council decides on updated fees at the next meeting.

Angie Thompson asked if there will be a shelter available during the power outage since it is winter time. Paul Nott responded by stating the City tries to give advance notice to help people prepare; however, he will contact the Methodist Church because they work closely with the Red Cross and can open up their doors if there are people that need assistance.

Craig Ackley asked if the electrical cut-over will begin in the near future. Paul Nott stated they have to see how the budget looks after the work is completed on the substation. They will do the work as time and budget permits.

Four women representing Lindsey Baum asked how to go about getting a billboard sign placed in the City limits in a continued effort of publicizing her disappearance.

APPROVAL OF VOUCHERS

It was moved by Councilmember Lant, seconded by Councilmember Boling to approve the vouchers. Motion carried.

EXECUTIVE SESSION

None

ADJOURNMENT

It was moved by Councilmember Ator seconded by Councilmember Geer to adjourn the

Mayor Gary Dent:

Clerk-Treasurer Wendy Collins:

PROCLAMATION OF EMERGENCY

I, D. Gary Dent, as Mayor of the City of McCleary, pursuant to my authority as Mayor, under the provisions of RCW 39.04.020 and other applicable provisions of law, do hereby declare an emergency in relation to the current situation arising from and related to certain elements of the City electrical distribution system, specifically the condition of the substations of that system located at 7th and Maple and 7th & Simpson, as disclosed in a report submitted by KVA Electric.

Based thereon, I direct the undertaking of the commencement of such steps as I may determine necessary and appropriate in relation to such public works projects as may be necessary for the repair or replacement of utility facilities imperiled by conditions set forth in that report.

This declaration is based upon the following factual information, provided to me by the Director of Public Works:

1. The City maintains an electrical distribution system to serve its residents.

2. Primary elements of that system are the substations. Based upon the information contained in the referenced report, the viability of the two referenced substations is at risk.

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3. As a result of the defined conditions, there is a risk of disruption of service and other resulting damage.

4. Failure to take immediate corrective action imposes an unreasonable risk that further disruption will occur.

The necessary public works shall be undertaken in the following manner:

1. The Director of Public Works or his designee shall contact one or more qualified contractors, including any which may be upon the City's Small Works Roster, informing them of the identified problems, the necessary scope of activity, and the immediacy of the project.

2. The purpose of the contact shall be to request written proposals for performing the work determined to be necessary, which may be on such bases as may be determined appropriate.

3. The proposals received shall be reported to myself. After consultation, the matter shall be submitted to the City Council at the next meeting of that Council for consideration and authorization. If, in my opinion, based upon the recommendation of the Director and the involved staff, such work can not wait until the next meeting of the Council, I shall then direct the work to go forward.

4. If the work is commenced prior to the Council Meeting, a full report shall be made to the Council at that meeting. Further, such written documentation and publication as


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may be required by law shall be developed and undertaken within the time limits set forth in that law.

ISSUED THIS 4th DAY OF MARCH, 2011.

CITY OF McCLEARY:


D. GARY DENT, Mayor

ATTEST:


WENDY COLLINS, Clerk-Treasurer

APPROVED AS TO FORM:

DANIEL O. GLENN, City Attorney 1. *

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