



**YAKIMA CITY COUNCIL**  
**September 18, 2018**  
**City Hall -- Council Chambers**  
**5 p.m. Executive Session; 6 p.m. Business Meeting -- MINUTES**

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**EXECUTIVE SESSION**

1. Executive Session to review the performance of a public employee

Council: Mayor Kathy Coffey, presiding, Assistant Mayor Dulce Gutierrez, Council Members Holly Cousens, Kay Funk, Brad Hill, Carmen Mendez and Jason White

**MOTION: Gutierrez moved and Cousens seconded to adjourn to an Executive Session to review the performance of a public employee for up to one hour.** The motion carried by unanimous vote. Executive Session was held and adjourned at 5:59 p.m.

**BUSINESS MEETING**

1. **Roll Call**

Council: Mayor Kathy Coffey, presiding, Assistant Mayor Dulce Gutierrez, Council Members Holly Cousens, Kay Funk, Brad Hill, Carmen Mendez and Jason White

Staff: City Manager Moore, City Attorney Cutter and City Clerk Claar Tee

2. **Pledge of Allegiance**

Mayor Coffey led the Pledge of Allegiance.

3. **Interpreter Services**

Mayor Coffey introduced Jorge Villasenor who announced interpreter services are available.

4. **Open Discussion for the Good of the Order**

A. Proclamations

i. Hispanic Heritage Month

Assistant Mayor Gutierrez proclaimed September 15 through October 15, 2018, as Hispanic Heritage Month and Laura Armstrong and others from La Casa Hogar accepted it.

B. Presentations / Recognitions / Introductions

i. Larson Gallery presentation

Larson Gallery Director David Lynx briefed Council on the Larson Gallery's capital campaign to fund the Larson Gallery West Campus and requested a letter of support on this issue.

## 5. Council Reports

- A. Council Partnership Committee recommendation regarding Larson Gallery letter of support

Council Member Mendez reported the Partnership Committee recommends a letter of support for the Larson Gallery -- West Campus Capital Campaign.

**MOTION: Mendez moved and Cousens seconded to support the Larson Gallery West Campus capital campaign and provide a letter of support.** The motion carried by unanimous vote.

Council Member Mendez reported on the Brownsfield Conference held today in Yakima, which brought attendees from other nearby states and was very informative, especially regarding Model Toxic Control Act (MTCA) grant funding. City Manager Moore reported he recently spoke with the Director of the Department of Ecology regarding MTCA grant funding, which was previously swept by the legislature and understands this funding may be available in the near future. Since the City previously scored highly for this funding, the City may be able to obtain some funding and he asked Council if there were any objections to him meeting with the City's Olympia lobbyists on this issue. There were no objections.

- B. Council Economic Development Committee report regarding main street revitalization

Council Member White reported on the September 4, 2018, Economic Development Committee meeting regarding defining the strategic priorities of development in main corridors/streets in the City and the different options he suggested, including intangible.

Council Member Mendez stated he attended the meeting as the alternate and believed the Committee was moving in a different direction than what the full Council had determined. Council Member Cousens and Assistant Mayor Gutierrez shared the concern. After further discussion, it was Council consensus to have a study session on this issue.

## 6. Consent Agenda

Mayor Coffey referred to the items placed on the Consent Agenda, questioning whether there were any additions or deletions from Council members present. There were no changes. The City Clerk read the Consent Agenda items, including resolutions and ordinances, by title. (Items on the Consent Agenda are handled under one motion without further discussion—see motion directly below.)

**MOTION: Gutierrez moved and Hill seconded to approve the consent agenda.** The motion carried by unanimous vote.

- A. Approve payment of disbursements for the period August 1 – 31, 2018
- B. Set Date of Public Hearing for October 2, 2018, to review the Upper Yakima River Comprehensive Flood Hazard Management Plan, 2018 Cowiche Addendum

**RESOLUTION NO. R-2018-105, A RESOLUTION** setting the time and place for hearing on October 2, 2018 at 6:30 PM in the City of Yakima Council Chambers to hear from the public on the draft Upper Yakima River Comprehensive Flood Hazard Management Plan – 2018 Cowiche Addendum

- C. Project Completion and Contract Acceptance for DW Excavating Inc. - Project 2448 N. 49th Ave Drainage
- D. Project Completion and Contract Acceptance for Reclaim Company - Project 2384 Rebid Pond Maintenance Randall Park
- E. Project Completion and Contract Acceptance for TTC Construction, Inc. - Project SW2468 DID #38 Emergency Repair
- F. Resolution authorizing Rent-A-Car agreement between The Yakima Air Terminal-McAllister Field and ARLS LLC dba Avis Car Rental

**RESOLUTION NO. R-2018-106, A RESOLUTION** authorizing the City Manager to execute a Car Rental Agreement with ARLS, LLC dba AVIS Car Rental

- G. Resolution authorizing Rent-A-Car agreement between The Yakima Air Terminal-McAllister Field and The Carey Company dba Budget Car and Truck Rental

**RESOLUTION NO. R-2018-107, A RESOLUTION** authorizing the City Manager to execute a Car Rental Agreement with The Carey Company, dba Budget Car and Truck Rental.

- H. Resolution authorizing Rent-A-Car agreement between the Yakima Air Terminal-McAllister Field and The Hertz Corporation dba Hertz Rent-A-Car

**RESOLUTION NO. R-2018-108, A RESOLUTION** authorizing the City Manager to execute a Car Rental Agreement with The Hertz Corporation dba Hertz Rent-A-Car.

- I. Resolution accepting a grant from Washington State Department of Transportation Aviation Division in the amount of \$100,000 for capital improvements at the Yakima Air Terminal-McAllister Field.

**RESOLUTION NO. R-2018-109, A RESOLUTION** accepting a grant from Washington State Department of Transportation Aviation Division in the amount of \$100,000.00 for capital improvements to construct the West General Aviation Apron and update the Airport's Layout Plan with Narrative Report at the Yakima Air Terminal-McAllister Field.

- J. Resolution authorizing a supplement to the Professional Services Agreement with Landau Associates, in an amount not to exceed \$176,000, to provide technical support for the interim action work plan and landfill gas mitigation for the roadway crossing the former Boise Cascade Mill and closed City Landfill sites

**RESOLUTION NO. R-2018-110, A RESOLUTION** authorizing a supplement to the Professional Services Agreement with Landau Associates, in an amount not to exceed \$176,000, to provide technical support for the interim action work plan and landfill gas mitigation for the roadway crossing the former Boise Cascade Mill and closed City Landfill sites.

- K. Resolution authorizing a Scope of Work with Landau Associates, in an amount not to exceed \$200,500, to provide technical support for the Agreed Order, prepare an updated conceptual site model, prepare a feasibility study and prepare a draft cleanup action plan related to the clean -up of the closed City Landfill on the Mill Site

**RESOLUTION NO. R-2018-111, A RESOLUTION** authorizing a Scope of Work with Landau Associates, in an amount not to exceed \$200,500, to provide technical support for the Agreed

Order, prepare an updated conceptual site model, prepare a feasibility study and prepare a draft cleanup action plan related to the clean -up of the closed City Landfill on the Mill Site.

- L. Resolution authorizing an agreement with the Yakima Valley Conference of Governments (YVCOG) for sharing Transit planning information for Yakima Transit so that the City continues to be eligible for State and Federal funding opportunities through YVCOG

**RESOLUTION NO. R-2018-112, A RESOLUTION** authorizing an agreement with the Yakima Valley Conference of Governments for sharing Transit planning information to maintain a “good-standing” status with the State and Federal government for potential funding opportunities through YVCOG.

- M. Ordinance updating Classification and Compensation Plan for City Employees  
Section 2.20.100

**ORDINANCE NO. 2018-031, AN ORDINANCE** relating to City personnel; adopting a classification and compensation plan for City employees to be effective October 21, 2018; and repealing all preceding pay ordinances in the City of Yakima Municipal Code.

## 7. Public Comment

James Turner, City resident, thanked City staff for assisting with his speed hump project on Cornell.

Christine Dimeo, City resident, asked about a person who is supposed to oversee public servant complaints.

Bob Gerst, Chairman of the Greater Yakima Chamber of Commerce, along with other Chamber members, requested additional time to speak as a group, which was approved by Council consensus. Mr. Gerst reintroduced the missions of both the City of Yakima and the Chamber of Commerce and how they align. He stated the Chamber desires nothing but success for the City of Yakima and the City Council and stated it is imperative to share the Chamber's concerns, in what they believe is a steady decline in productivity of the City Council, which include: lack of professionalism; the need to represent the majority, not just a few vocal constituents; a lack of cohesiveness; and, inconsistent problem solving and managing solutions. He stated how both the City and the Chamber operate and act has a huge impact on businesses and the perception of our City in the region. He asked the Council to take steps in fulfilling the City's mission and vision for the greater good.

Tony Courcy, City resident, agreed with the Chamber's comments and spoke about several issues.

Kris Fork, City resident, stated she agreed with the Chamber's comments and spoke against the plaza.

Thomas McCormick, City resident, reported he is still working on a memorial for Mrs. Deccio, and asked for assistance in talking to the Yakima Herald Republic about his stories.

## DEPARTMENT ITEMS

8. Resolution adopting Yakima Transit's Transit Development Plan for 2018-2023 and annual report for 2017

Alvie Maxey, Yakima Transit Manager, briefed Council on the item.

The City Clerk read the resolution by title only.

**MOTION: Cousens moved and Mendez seconded to adopt the resolution.** The motion carried by unanimous vote.

**RESOLUTION NO. R-2018-113, A RESOLUTION** adopting Yakima Transit's Transit Development Plan for 2018-2023 and annual report for 2017.

#### **CITY MANAGER UPDATE**

9. Resolution acknowledging prior declaration that City-owned property located at 2312 W. Nob Hill Boulevard is surplus to the uses and needs of the City of Yakima, authorizing disposition and approving Agreement of Purchase and Sale for said property to JAG Retail Properties, Inc.

City Attorney Cutter briefed Council on the resolution.

Joe Mann, City resident, applauded the City for taking on these properties; however, he encouraged Council to sell the property to someone who plans to develop the property rather than having it stay vacant. City Attorney Cutter stated it is his understanding that this company does plan to develop the property.

The City Clerk read the resolution by title only.

**MOTION: Cousens moved and Mendez seconded to adopt the resolution.** The motion carried by unanimous vote.

**RESOLUTION NO. R-2018-114, A RESOLUTION** acknowledging the prior City Council determination declaring the property located at 2312 West Nob Hill Boulevard, Yakima Washington, to be surplus to the uses and needs of the City of Yakima and subject to disposition; and approving Agreement of Purchase and Sale.

#### **10. Other Business**

City Manager Moore reported on an exit interview with the State Auditor's Office last week that determined no findings; however, there is a management letter they recommended be approved. He noted Mayor Coffey and Council Member Funk attended the meeting and that Council Member Funk made great observations in terms of the management letter. He also noted a request for downtown parking information was made at the previous Council meeting and that the information is in this packet under general information.

A. Agenda process question/Council Member Funk

Council Member Funk stated she raised a procedural concern with an action plan; however, action has been taken and she no longer thinks a motion is necessary.

#### **11. Adjournment**

**MOTION: Gutierrez moved and Cousens seconded to adjourn to a City Council Special Meeting on September 20, 2018, at 5 p.m. at City Hall in the Council Chambers.** The motion carried by unanimous vote. The meeting adjourned at 7:29 p.m.

#### **CERTIFICATION**

READ AND CERTIFIED ACCURATE BY

COUNCIL MEMBER

DATE \_\_\_\_\_

COUNCIL MEMBER

DATE \_\_\_\_\_

ATTEST:

CITY CLERK

MAYOR

# DRAFT