

KETTLE FALLS CITY COUNCIL MEETING
AUGUST 2, 2016

CALL TO ORDER

Mayor Dorothy Slagle called the meeting to order at 7:00 p.m. and led the audience in the Pledge of Allegiance.

ROLL CALL

Steve Hedrick, Dorothy Slagle, Jesse Garrett, Dale Drake and Debbie Gaskin. Bonnie Bradley was absent (resigned).

STAFF

Staff - Charlie Schuerman, Dave Keeley, Raena Hallam, John Ridlington and Joel Gassaway.

GUESTS

Guests - No Guests were present.

ANNOUNCEMENTS AND MAIL RECEIVED

COUNCIL MEMBER RESIGNATION

Mayor Dorothy Slagle announced Council Member Bonnie Bradley has resigned from the City Council effective immediately due to health issues.

EXECUTIVE SESSION

Mayor Dorothy Slagle announced there would be an executive session at the end of the Public Comment period for approximately five minutes. The executive session is in accordance with RCW 42.30.100(i) *To discuss with legal counsel the agency matters relating to agency enforcement actions, or to discuss with legal counsel representing the agency litigation or potential litigation to which the agency, the governing body, or a member acting in an official capacity is, or is likely to become, a party, when public knowledge regarding the discussion is likely to result in an adverse legal or financial consequence to the agency*.

PUBLIC COMMENT

NOISE VARIANCE - 375 E. 8th AVENUE

Council Member Debbie Gaskin stepped into the audience and made a formal request to the City Council for a noise variance for August 27th at 375 E. 8th until 11:30 p.m. The purpose of the noise variance is for a wedding.

Council Member Steve Hedrick moved to approve the noise variance for August 27th until 11:30 p.m. at 375 E. 8th. Council Member Dale Drake seconded the motion. Motion carried by all. Council Member Steve Hedrick - yes, Council Member Jesse Garrett - yes and Council Member Dale Drake - yes.

EXECUTIVE SESSION

Mayor Slagle stated the City Council would now go into Executive Session to discuss possible litigation. The executive Session would last approximately 5 minutes.

City Council entered into Executive Session at 7:06 p.m.

Clerk/Treasurer Raena Hallam notified the public the Executive Session would be another 5 minutes.

City Council returned to the regular meeting at 7:15 p.m.

CONSENT AGENDA

CITY COUNCIL MINUTES FOR JULY 19, 2016 AND JULY VOUCHERS AND PAYROLL

Council Member Dale Drake stated he was not present at the July 19th City Council meeting. The minutes should reflect that in the "Roll Call".

Council Member Steve Hedrick stated he abstained from voting on the Festival of Neighbors request for funding.

Council Member Debbie Gaskin moved to approve the Consent Agenda with the corrections. Council Member Steve Hedrick seconded the motion. Motion carried by all. Motion carried by all. Council Member Steve Hedrick - yes, Council Member Jesse Garrett - yes Council Member Dale Drake - yes and Council Member Debbie Gaskin - yes.

COMMITTEE REPORTS

As there were no Committee Reports, City Council moved on to Staff Reports

STAFF REPORTS

PUBLIC WORKS FALLS PUMP PROJECT

City Superintendent Joel Gassaway reported the falls pump project was completed by Dorsch and Kahl and finished under budget. Joel explained that upgrading the falls pump is part of

a long term effort to get the pumphouse installation permitted by the Park Service. Joel is following up on their recommendation that the City and the Bureau of Land Management execute a permanent easement for the pumphouse, access road, and pipeline which will do away with the need for an annual permit renewal. The ball is now in their court to draft an easement agreement.

PUBLIC WORKS COMPUTER UPGRADE

City Superintendent Joel Gassaway stated he will be purchasing a new computer for the water system. The computer will be an upgrade with Windows 10.

PUBLIC WORKS - PURCHASE OF SANDER

City Superintendent Joel Gassaway reported the 2016 budget includes \$7,000 for a sander for the back of a pickup. Joel was able to purchase a sander from Chris McIntosh for \$2,000. Joel stated the sander is just like new.

City Superintendent Joel Gassaway distributed a handout showing comparable sanders and the cost. (copy on file)

Council Member Dale Drake asked City Superintendent Joel Gassaway if he had inquired about purchasing the loader from Mike Matney. Joel stated he has been very busy and when he did inquire, it was already sold.

PUBLIC WORKS CITY SUPERINTENDENT POSITION

Mayor Slagle stated three applications have been received for the City Superintendent position. Dorothy stated she would be checking references.

HWY 395 SIDEWALK PROJECT

City Planner Dave Keeley reported the contractor will be back next week to start making repairs on the Hwy 395 Sidewalk project.

GRANT FUNDING FOR STREET IMPROVEMENTS

City Planner Dave Keeley stated he is currently looking for and writing grants to resurface 10th Avenue, Kettle Crest and Meyers Street.

City Council asked if there was any grant funds to upgrade the police department. City Planner Dave Keeley stated there are no grants out there to upgrade the police department at this time.

FIRE DEPARTMENT

Fire Chief John Ridlington reported there have been several fires in the area, including someone burning in the back yard. John stated it is very dry out.

NEW BUSINESS

CITY SUPERINTENDENT JOB DESCRIPTION

City Council determined they needed more time to review the job description and tabled this item until the next City Council meeting.

RESOLUTION NO. 16-04 - A RESOLUTION REQUESTING NAMING OF U.S. HIGHWAY 395 AFTER THOMAS STEPHEN FOLEY

Council Member Dale Drake asked what would happen if the City did not pass the proposed resolution. City Planner Dave Keeley stated resolutions of support from other cities would be given to the Washington State Transportation Commission. The City of Kettle Falls passing the resolution or not, does not affect the fact that resolutions of support will go to the Washington State Transportation Commission.

City Council took no action. Resolution No. 16-04 failed.

POSSIBLE PURCHASE OF A TRAILER MOUNTED GENERATOR

City Superintendent Joel Gassaway stated the falls pump project was finished about \$9,000 under budget. Joel stated he would like to use that money and an additional \$500 to purchase a trailer mounted generator.

Council Member Dale Drake moved to approve the purchase of a trailer mounted generator. Council Member Debbie Gaskin seconded the motion. Motion carried by all. Council Member Steve Hedrick - yes, Council Member Jesse Garrett - yes Council Member Dale Drake - yes and Council Member Debbie Gaskin - yes.

CITY CONTRACTED UNION NEGOTIATOR

Mayor Dorothy Slagle reported to City Council the Public Works Department has started the process of joining the Carpenters Union. Mayor Slagle stated she will meet with their union representative on August 10th.

Mayor Slagle stated she met with Mr. Kevin Wesley who assists cities (Colville, Chewelah, etc.) with union negotiations. Dorothy stated Mr. Wesley was a wealth of information and she would like to contract with Mr. Wesley to review our current

Teamsters contract, proposed language that will be received from the Carpenters Union and the current personnel policy. Dorothy stated she does not know how much he would charge, but the Carpenter Union issues and the current personnel policy can come from the utility budgets. Review of the Teamsters contract would need to come from current expense.

Council Members Dale Drake and Jesse Garrett both supported the idea, but would like to know more about costs before approving review of the Teamsters contract. Council Member Steve Hedrick stated hiring Mr. Wesley would be like an insurance policy.

Council Member Jesse Garrett moved to authorize the Mayor to hire Mr. Kevin Wesley to review union proposals, and current personnel policies where expenditures for such review would come from the utility funds. Council Member Dale Drake seconded the motion. Motion carried by all. Council Member Steve Hedrick - yes, Council Member Jesse Garrett - yes Council Member Dale Drake - yes and Council Member Debbie Gaskin - yes.

Mayor Dorothy Slagle stated she will obtain a statement of fees from Mr. Wesley.

OLD BUSINESS

ORDINANCE NO. 1755 - AN ORDINANCE AMENDING KETTLE FALLS MUNICIPAL CODE SECTION 13.04 WATER SYSTEMS (travel trailers or recreational vehicles)

Council Member Debbie Gaskin moved to adopt Ordinance No. 1755 by title only. Council Member Dale Drake seconded the motion. Motion carried by all. Council Member Steve Hedrick - yes, Council Member Jesse Garrett - yes Council Member Dale Drake - yes and Council Member Debbie Gaskin - yes.

ORDINANCE NO. 1756 - AN ORDINANCE AMENDING KETTLE FALLS MUNICIPAL CODE SECTION 15.08.010 (travel trailers or recreational vehicles)

Council Member Steve Hedrick moved to adopt Ordinance No. 1756 by title only. Council Member Debbie Gaskin seconded the motion. Motion carried by all. Council Member Steve Hedrick - yes, Council Member Jesse Garrett - yes Council Member Dale Drake - yes and Council Member Debbie Gaskin - yes.

PUBLIC COMMENT

SEWER RATE - 325 E. 3rd AVENUE AND 130 E. 3rd AVENUE

Council Member Dale Drake stated he would like to address the issue with Mr. Edwards building located at 325 E. 3rd Avenue and Ms. Brown's building located at 130 E. 3rd Avenue.

Kettle Falls City Council

June 29, 2016

Council,

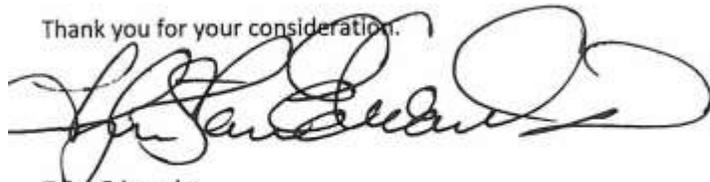
Thank you for clarifying the Equivalent User Schedule per my earlier request. After further review on our part we continue to feel that the user charge associated with the facility at 325 E 3rd Avenue remains unjust and inequitable as per 13.08.070. Please review the user charge associated with Hachisoft Corporation's facility (Account 2185.0) on these grounds:

Our sewer usage for the past 3 months has fallen well below the threshold set forth in 13.08.020 where it states "One equivalent user shall be defined as contributing 200 gallons per day of wastewater".

Specifically our water bill reflects a usage of 3000 gallons for March-April, 2000 gallons for April-May, and 2000 gallons for May-June. This places our average water/sewer usage at 2,333 gallons per month. Per the 200 gallon per day equivalency (noted in 13.08.020) our billed number of equivalent users (3) should have used up to 18,000 gallons per month, and one user should have used up to 6,000 gallons. Our average usage falls well below the usage expected for one user.

We believe it would be just and equitable if we were charged for "One equivalent user" instead of the "Three equivalent users" we are charged currently being charged for.

Thank you for your consideration.



Tyler Edwards

President

Hachisoft Corporation

July 19, 2016

Susan Brown
PO Box 1104
Kettle Falls, WA 99141

City of Kettle Falls
Attn: City Council

I am writing this letter in protest of the City Sewer rates that are set for buildings with multiple tenancy. These rates are unfair to the owners of these buildings due to the amount of water that is actually used and the amount that is being charged for what is going down the sewer.

I own The Old Apple Warehouse. I do rent out spaces but most of them are to vendors who are never there. The shop is worked by one person so the bathroom is never used by the number of people that I am being charged for. There is one main bathroom for the public and one for the tenants. I am being charged for 5 because I rent space to people who are never there. If these people were there, running their own space I would be more agreeable with your rate structure but they aren't.

Come and read the water meter and see just how much water goes down the sewer. I think you would find that its less than many households.

I am asking you to reconsider your rate structure. I am not netting enough to pay for this high of a utility bill and am considering closing the building due to the high overhead. This I don't believe would be good business for the City to lose another business because of a stupid rate rule.

I hope that you will take this matter into serious consideration.

Sincerely,


Susan Brown

Council Member Dale Drake explained he would like to give the businesses in the City a break starting with Mr. Edwards and Ms. Brown to encourage new businesses into the City.

Council Member Dale Drake stated he feels that Mr. Edwards letter addresses the sewer rate issue and shows his building does not contribute very much to the sewer system.

Council Member Dale Drake moved to charge Mr. Edwards and Ms. Brown one ERU for their sewer rate in their businesses. Council Member Jesse Garrett seconded the motion.

Discussion:

City Attorney Charlie Schuerman reviewed the Kettle Falls Municipal Code and stated the City Council could act upon Mr. Edwards request for a reduction in his sewer rate since his letter is detailed and shows the water usage. However, Charlie explained, Ms. Brown's letter for her business located at the Old Apple Warehouse is not detailed enough to warrant City Council action.

Council Member Dale Drake withdrew his motion to reduce Mr. Edwards and Ms. Browns sewer rates to one ERU. Council Member Jesse Garrett withdrew his second of the motion.

Council Member Jesse Garrett moved to reduce Mr. Edwards sewer rate to one ERU subject to annual review. Council Member Dale Drake seconded the motion. Motion carried by all. Council Member Steve Hedrick - yes, Council Member Jesse Garrett - yes Council Member Dale Drake - yes and Council Member Debbie Gaskin - yes.

Council Member Jesse Garrett stated the utilities committee should meet and discuss reduction of the sewer rate for businesses with additional office space.

City Council directed Clerk/Treasurer Raena Hallam to contact Ms. Brown and assist her in rewriting her letter for a reduced sewer rate.

FIRE ESCAPE FOR 160 E. 3rd AVENUE

Fire Chief John Ridlingtoan stated he has spoken with Mr. Petrucelli about creating a fire escape for the upstairs of his building. John stated there is no way out if the building caught on fire.

City Council asked City Planner Dave Keeley to contract Mr. Petrucelli about creating a fire escape from the upstairs of his building. City Council directed Dave to place a deadline on the request.

ADJOURNMENT

Mayor Dorothy Slagle adjourned the meeting at 8:36 p.m.

Approved:

Dorothy Slagle, Mayor

Attest: _____
Raena Hallam, Clerk/Treasurer