

**City of Benton City  
Regular Council Meeting Minutes  
February 2<sup>nd</sup>, 2016**

**CALL TO ORDER** – Mayor Lehman called the February 2<sup>nd</sup>, 2016 Regular Council meeting to order at 7:00 p.m. (00:07:34\*Audio recording begins)

**PRESENTATION OF THE COLORS** –Councilmember Mokler led the Council and audience in the Pledge of Allegiance. (00:07:41\*)

**ROLL CALL** – (00:08:01\*) Councilmembers Present –

**Mary Lettau  
David Sandretto  
Jake Mokler  
Lisa Stade  
Vanessa Coates**

City Staff Present –

**Stephanie Haug, City Clerk/Treasurer  
Kyle Kurth, Maintenance Foreman  
John Brown, Jr., Code Enforcement Officer**

Other Professionals Present –

**Caleb Stromstad, City Engineer, Spink Engineering LLC  
Eric Ferguson, City Attorney, Kerr Law Group  
Larry Howell, President, Benton City EDC**

**READING AND APPROVAL OF MINUTES (00:08:17\*) - REGULAR MEETING JANUARY 19<sup>th</sup>, 2016**

**Councilmember Sandretto:** I did have one change to the Minutes as they were written; be under Section 4 of Items for Approval; I'm listed as a Councilwoman under Section 4, if we can get that fixed, but other than that, they look good. Madam Mayor, I motion that we accept the Minutes as amended.

**Councilmember Stade:** Second.

**MOTION #1- C. D. Sandretto moved and C. L. Stade seconded to approve the Minutes of the January 19, 2016 Regular Council Meeting as amended.**

**VOICE VOTE #1- C. D. Sandretto, C. L. Stade, C. M. Lettau, C. V. Coates, C. J. Mokler  
ALL YEAS. Motion carried.**

**OPENING REMARKS, "HOUSEKEEPING" ITEMS, EXECUTIVE SESSION REQUESTS, ETC. – (00:09:37\*)** None

**APPROVAL OF AGENDA – (00:09:51\*)**

**Councilmember Coates:** Madam Mayor, I make a motion to approve the Agenda.

**Councilmember Sandretto:** Second.

**MOTION #2- C. V. Coates moved and C. D. Sandretto seconded to approve the February 2<sup>nd</sup>, 2016 Agenda as presented.**

**VOICE VOTE #2- C. L. Stade, C. M. Lettau, C. J. Mokler, C. D. Sandretto, C. V. Coates  
ALL YEAS. Motion carried.**

**VISITOR COMMENTS – (00:10:10\*)**

**Richard (Inaudible)** – Recreation marijuana moratorium WA Liquor Board – Still pending – Forbidden Fruits – Name of business – Retail revenues – Niche – Benton City grown local – Working with multiple local companies

**Stan Seeford** – Local producer – Good for community – Tax benefit – Prosser/Union Gap – Positive

**Steve Rouse** – Support Council opinion

**REGULAR REPORTS**

**1. EDC REPORT (00:14:25\*)** Larry Howell, President, Benton City EDC - Written report provided

2. **STAFF REPORTS (00:22:34\*)** Stephanie Haug, City Clerk/Treasurer - a) Maintenance Report – In packets - Kyle Kurth, Maintenance Foreman \* **Council Discussion** \*
3. **ENGINEER REPORT (00:31:28\*)** Caleb Stromstad, City Engineer, Spink Engineering LLC – Written report provided \* **Council Discussion** \*
4. **COUNCIL COMMITTEE REPORTS (00:37:59\*)**  
**Mayor Lehman** – In Olympia – Reception – Met with representatives and mayors from other cities  
**\*\*\* SPECIAL PRESENTATION – I-82 PROPERTY – CLAUDE OLIVER \*\*\***  
**(00:39:49\*)**  
**\* Council Discussion \***

**ITEMS FOR APPROVAL:**

1. **FIRST READING – ORDINANCE AMENDING WATER/SEWER BILLING POLICIES - (01:02:54\*)**  
**Ms. Haug** – Explanation of amendments to water and sewer billing policies \* **Council Discussion** \*

**Councilmember Coates:** Madam Mayor, I would move to approve, on the First Reading, an ordinance of the City of Benton City, Washington, amending Section 13A.16.040 “Delinquent Payment-Service Shut Off – Hearing”; 13A.16.070 entitled “Credit for Vacant Premises”; Section 13A.28.040 entitled “Water charge Schedule”; Section 13A.28.130 entitled “Credit for Vacant Premises”; Section 13A.28.150 entitled “Due Date”; creating new Chapter 13A.28.240 entitled “Charges for Services-Budget Payment”; new Chapter 13A.16.080 entitled “Deferred Payment Agreement”; and new Chapter 13A.28.250 entitled “Deferred Payment Agreement”.

**Councilmember Lettau:** I second.

**MOTION #3-** C. V. Coates moved and C. M. Lettau seconded to approve on the First Reading, an ordinance of the City of Benton City, Washington, amending Section 13a.16.040 “Delinquent Payment-Service Shut Off-Hearing”; 13a.16.070 entitled “Credit for Vacant Premises”; Section 13a.28.040 entitled “Water Charge Schedule”; Section 13a.28.130 entitled “Credit for Vacant Premises”; Section 13a.28.150 entitled “Due Date”; creating new Chapter 13a.28.240 entitled “Charges for Service-Budget Payment”; new Chapter 13a.16.080 entitled “Deferred Payment Agreement”.

**VOICE VOTE #3-** C. L. Stade, C. M. Lettau, C. J. Mokler, C. V. Coates, C. D. Sandretto  
**ALL YEAS. Motion carried.**

2. **RESOLUTION #2016-02 – AUTHORIZATING MAYOR TO SIGN EDC CONTRACT FOR 2016 SERVICES - (01:29:44\*) \* Council Discussion \***

**Councilmember Stade:** Madam Mayor, I move to approve Resolution #2016-02, a resolution authorizing the Mayor of the City of Benton City to sign the Agreement for Services between the City of Benton City and the Benton City Economic Development Council.

**Councilmember Mokler:** Second.

**MOTION #4-** C. L. Stade moved and C. J. Mokler seconded to approve Resolution #2016-02, a resolution authorizing the Mayor of the City of Benton City, Washington, to sign the Agreement for Services between the City of Benton City and the Benton City Economic Development Council.

**VOICE VOTE #4-** C. L. Stade, C. D. Sandretto, C. M. Lettau, C. J. Mokler, – YEAS;  
**C. V. Coates – ABSTAIN. Motion carried.**

3. **AWARD BID – WELL #5 WELL HOUSE SITE WORK PROJECT - (01:33:58\*)**

**Councilmember Lettau:** Madam Mayor, I move to award the Well #5 Well House Site Work Project to Colbert Construction in an amount not to exceed \$268,983.88.

**Councilmember Coates:** Second.

**\* Council Discussion \***

**MOTION #5-** C. M. Lettau moved and C. V. Coates seconded to award the Well #5 Well House Site Work Project to Colbert Construction in an amount not to exceed \$268,983.88.

**ROLL CALL VOTE #5-** C. V. Coates, C. D. Sandretto, C. J. Mokler, C. M. Lettau, C. L. Stade  
ALL YEAS. Motion carried.

**4. KEYS TO THE CITY APPLICATION – RED MOUNTAIN AVA - (01:37:38\*)**

**Mayor Lehman** – Explanation of Keys to the City Application for Red Mountain AVA \* **Council Discussion** \*

**Councilmember Stade:** Madam Mayor, I move to approve the application to award Keys to the City to the wineries of the Red Mountain AVA that participated in the November 2015 Food Drive, including Terra Blanca, Frichette, Kiona, Fidelitas, Hedges, Hightower, Tapteil, Col Solare & Hamilton Cellars, to be awarded at a Council Meeting in the near future; this would be pending specifics to come, in the amount of \$527.00 plus, not to exceed \$527.00 plus Washington State Sales Tax.

**Councilmember Lettau:** I second.

**MOTION #6-** C. L. Stade moved and C. M. Lettau seconded to approve the application to award keys to the City to the wineries of the Red Mountain AVA that participated in the November 2015 Food Drive, including Terra Blanca, Frichette, Kiona, Fidelitas, Hedges, Hightower, Tapteil, Col Solare & Hamilton Cellars, to be awarded at a Council Meeting in the near future.

**ROLL CALL VOTE #6-** C. D. Sandretto, C. M. Lettau, C. L. Stade, C. V. Coates, C. J. Mokler  
ALL YEAS. Motion carried.

**\*\* Bring samples to next meeting \*\***

**5. PURCHASE REQUEST – TREE TRIMMING – 9<sup>TH</sup> STREET TREES - (01:42:59\*)**

**Councilmember Lettau:** Madam Mayor, I move to approve the purchase of tree trimming services for the trees on 9<sup>th</sup> Street from Top Tree Services, LLC, in an amount not to exceed \$850 plus Washington State Sales Tax is applicable.

**Councilmember Coates:** I second.

**MOTION #7-** C. M. Lettau moved and C. V. Coates seconded to approve the purchase of tree trimming services for the trees on 9<sup>th</sup> Street from Top Tree Services, LLC, in an amount not to exceed \$850 plus Washington State Sales Tax if applicable.

**ROLL CALL VOTE #7-** C. L. Stade, C. M. Lettau, C. D. Sandretto, C. V. Coates, C. J. Mokler  
ALL YEAS. Motion carried.

**6. VOUCHERS (01:44:50\*)**

**Councilmember Coates:** Madam Mayor, I move to approve payment of Claim check numbers 27406 thru 27424 with EFTs as listed in the amount of \$61,721.46, this 2<sup>nd</sup> of February, 2016.

**Councilmember Sandretto:** Second.

**MOTION #8–** C. V. Coates moved and C. D. Sandretto seconded for the City Council of the City of Benton City, Washington, to hereby authorize payment of Claim check numbers 27406 thru 27424 with EFTs as listed in the amount of 61,721.46, this 2<sup>nd</sup> day of February, 2016.

**ROLL CALL VOTE #8–** C. J. Mokler, C. D. Sandretto, C. L. Stade, C. V. Coates, C. M. Lettau  
ALL YEAS. Motion carries.

**ITEMS FOR DISCUSSION (01:45:49\*)**

- 1. CITY ATTORNEY UPDATE - Eric Ferguson, City Attorney, Kerr Law Group – Public Records**
- 2. BENTON CITY CODE ENFORCEMENT PRIORITIES - John G. Brown, Jr., Code Enforcement Officer \* Council Discussion \* (01:51:06\*)**

**3. MAINTENANCE DEPARTMENT – ADDITIONAL PERSONNEL \* Council Discussion \* (02:00:34\*)**

**GENERAL COUNCIL COMMENTS – None (02:17:50\*)**

**ADJOURNMENT – Mayor Lehman (02:17:51\*)**

**Councilmember Lettau:** Madam Mayor, I make a motion we adjourn.

**Councilmember Sandretto:** I second.

**MOTION #9– C. M. Lettau moved and C. D. Sandretto seconded to adjourn the February 2<sup>nd</sup>, 2016 Regular Council Meeting at 9:10 p.m.**

**VOICE VOTE #9– C. V. Coates, C. M. Lettau, C. D. Sandretto, C. L. Stade, C. J. Mokler  
ALL YEAS. Motion carried.**

Meeting adjourned at 9:10 p.m. (02:17:58\*)

\*\* COUNCIL PICTURES \*\*



Linda Lehman  
Mayor, City of Benton City



Stephanie Haug, CMC  
City Clerk-Treasurer

Date: 2/16/16