

CITY OF MCCLEARY
Regular City Council Meeting
Wednesday, January 12, 2011

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 Mayor Dent, Councilmember's Lant, Boling, Ator, Schiller, and Geer. Also present were Dan Glenn, Wendy Collins, Nick Bird, Randy Bunch, John Graham, Jennie Reed, and George Crumb.
MINUTES APPROVED	It was moved by Councilmember Geer and seconded by Councilmember Ator to approve the minutes as written. Motion Carried.
PUBLIC COMMENT	None.
MAYOR'S REPORT	<p>The Mayor informed the Council after reviewing the financials for December 2010, which are not final yet, it appears all funds are going to end the year in the black. This is due to diligence from staff members to cut spending. Staff will keep a close watch on the stormwater and current expense funds at the start of the year.</p> <p>Mayor Dent reported the City has officially submitted our application for the Department of Corrections facility opportunity. We have been informed there are eleven applications submitted. The Mayor was pleased to hear that the Grays Harbor County Commissioners submitted a letter of endorsement on behalf of the City of McCleary as the best site for the DOC facility. The City greatly appreciates their support.</p>
PUBLIC WORKS DIRECTOR REPORT	The Governor has funded the Public Works Trust Fund, where the City submitted our loan application for the replacement of the mechanical and electrical components at the wells and to provide treatment for the water. We will be bringing this to the Council in mid 2011 to determine if we are at a comfortable level to increase debt service to complete the design and construction phases of this project. The approximate anticipated debt for replacing the mechanical and electrical components is \$100,000 annually for the following 20 years starting in 2012. Mr. Bird is anticipating applying for funding through the Drinking Water State Revolving Fund (DWSRF), which has a lower interest rate in March.
AUDITOR UPDATE	The State Auditor will be returning to finish the 2009 audit and the fraud audit in late January. She will also begin working on the 2010 audit, which will save the City money since she is already working on our financials and will not need as many hours to perform the set up tasks. She will return in early summer to finish the financial portion of the audit for 2010.
CONTRACT WITH VISION MUNICIPAL SOLUTIONS	The City purchased Vision Software in 2009 with the promise they would create and install all modules for Financial, Payroll, Utility Billing, Cash Management, Reporting Services, and electronic conversion from the current software. Vision has not delivered the cash management or utility billing modules to date. The utility billing module has been promised and delayed for over a year and will probably not be delivered until late fall, if at all. Staff is asking Council to authorize the Mayor and City Attorney to respond to the software company in regards to the extended delay and if the response is unsatisfactory, allow the Mayor and City Attorney to terminate the current contract and move forward with the Request For Proposal process. It was moved by Councilmember Lant, seconded by Councilmember Schiller to authorize the Mayor and City Attorney to respond to the delay in writing, including possible refund, and move to terminate if unsatisfied with the response, and to move forward with the RFP process.
UTILITY BILLING CLARIFICATIONS	City staff has been reviewing the various rates on billing fees and is bringing to the Council's attention the snowbird rate, which we currently offer our residents when they leave their residence for the winter months. The Council agreed to discontinue and eliminate the snowbird rate.

Ambulance fees are charged on all municipally owned electric accounts. Staff requests Council to clarify the existing Resolution 601 to not require the ambulance fee from municipally owned public places (park kitchen, ball field, lift stations, etc). **The Council agreed to have the City Attorney clarify the existing Resolution to discontinue supplementing the ambulance utility through fees imposed on minicipally owned and operated accounts.**

Charges on accounts that are on "shut-off" status currently continue to accrue charges at the base rates. Both water and electricity are shut off when an account is put shut-off status. Staff is asking Council to clarify whether this practice should continue or should all fees related to the account freeze and not accumulate any new charges. **Council agreed to discontinue all charges when an account is in shut-off status.**

RESERVOIR REPAINTING
PROJECT - PE #2

It was moved by Councilmember Lant, seconded by Councilmember Ator to authorize payment to Shields Painting in the amount of \$89,337.70, and deposit \$4,320.00 into the retainage account consistent with Progress Estimate No. 2, and payment to be made after the reimbursement has been recieved from the USDA. Motion Carried.

UTILITY SERVICE
IMPROVEMENT COSTS

Staff established a schedule last May, showing the associated cost with providing labor and materials to achieve the physical connection to the system for new services or upgrades to the existing services, in accordance with Resolution 507. Staff is requesting the Council to review costs, which were updated on January 7, 2011 and will continue to be updated annually each January. **It was moved by Councilmember Schiller, seconded by Councilmember Geer to authorize the utility service improvement costs effective January 13, 2011. Motion carried.**

GRAYS HARBOR ECONOMIC
DEVELOPMENT COUNCIL

The budget for 2011 did not include \$1,000 for the EDC dues which is due each year. **It was moved by Councilmember Boling, seconded by Councilmember Ator to authorize the Mayor to execute the service contract for the EDC and pay the 2011 dues. Motion carried.**

COMMUNITY CENTER FEES
AND DEPOSITS

The City is having difficulty with certain renters of the Community Center not cleaning after use. Staff believes if they increase the refundable cleaning deposit fee, it would encourage the renter to make a stronger effort in cleaning appropriately. Also, the fees should be reviewed for possible increases. **Councilmember Lant requested staff to add fee amounts to the draft Resolution and they will review them at the next meeting.**

WATER & SEWER RATE
CLARIFICATION

Rates have not been implemented consistently with the Resolutions that are in place. Staff has discovered the discrepancy and is asking Council to review the rates as they are today and what they should have been according to Resolution. Council is upset at the discovery of the rate adjustments being inaccurate for two years. Councilmember Lant is concerned of how many more discrepancies are going to be discovered from the past few years. Mr. Bird stated staff is just as frustrated over the lack of accurate implementation. **Council requested to table the Resoulution until the next meeting so they could have more time to review the figures.**

APPROVAL OF VOUCHERS

It was moved by Councilmember Geer, seconded by Councilmember Ator to approve the vouchers. Motion carried.

PUBLIC COMMENT

Amber and Nicole Digerlando addressed the Council regarding an ongoing code violation they have been attempting to resolve. Ms. Amber Digerlando listened to the meeting from the November 10, 2010 and she was discussed in the meeting in regards to the public nuisance issue she is dealing with. She is very upset over the treatment she said she has received from Mick Schlenker, Building Official. She said he is hostile, unfriendly, and beligerant and has threatened legal action. She stated she is getting conflicting information from Mr. Schlenker and is confused as to what she needs to do to comply. Mayor Dent stated the Building Official cannot tell a cusomer an issue is going to court. Ms. Digerlando is asking for more time to address the code violation and drainage issues. Mayor Dent said the issue of the water is being studied in house and the drainage resolve may have to be made between Ms. Digerlando and her neighbor with a civil claim, not involving the City.

A citizen, Josh Streeter, spoke in support of the Digerlando's asking the City to send a letter stating the City is going to take an imparial review of this situation. Attorney Glenn stated the City will send letters that are deamed appropriate from the City's standpoint. Mr. Glenn asked Ms. Digerlando to write a letter requesting an extension to address her issues to the Building Official. Mayor Dent added she should send a copy to the Public Works Director and the Mayor. Mayor Dent reminded Ms. Digerlando the water issue is between her neighbor and herself. not the Citv.

Helen Lake asked about the status of the old auction house site. Attorney Glenn stated they are going forward with the sale but nothing is final yet.

EXECUTIVE SESSION

None

ADJOURNMENT

At 8:06 pm, it was moved by Councilmember Boling seconded by Councilmember Schiller to adjourn the meeting. The next meeting will be held on January 26, 2011 at 7:00 PM. Motion Carried.

Mayor Gary Dent:

Clerk-Treasurer Wendy Collins:
