

**GOLDENDALE CITY COUNCIL
REGULAR MEETING
MAY 6, 2019
7:00 PM**

- A. Call to Order
 - 1. Pledge of Allegiance
- B. Roll Call
- C. Public Hearing
- D. Agenda
 - 1. Approval of Agenda
 - 2. Consent Agenda
 - a. Approval of Minutes
 - b. Claims
 - c. Payroll
 - d. Other
- E. Presentations
 - 1. John Sporvieri
- F. Department Reports
- G. Council Business
 - 1. Interview for Vacant Council Position
 - 2. Energy Audit
- H. Resolutions
 - 1. Surplus Property of Fire Equipment
- I. Ordinances
 - 1. Map Zone Change Request
 - 2. All-Terrain Vehicles
- J. Report of Officers and City Administrator
- K. Public Comment
- L. Executive Session
- M. Adjournment

NEXT REGULAR COUNCIL MEETING WILL BE ON MAY 20, 2019 AT 7:00 PM.

AGENDA TITLE: CONSENT AGENDA

DATE: MAY 6, 2019

ACTION REQUIRED:

ORDINANCE_____ COUNCIL INFORMATION_____X
RESOLUTION_____ OTHER_____
MOTION_____X

EXPLANATION:

The consent agenda includes the following:

Minutes of the April 15, 2019 regular council meeting, first pay period April checks #51805 – 51812, 901006, direct deposit 4/19/2019 in the amount of \$113,152.14, May 6, 2019 claims checks #51804, 51813 – 51863, 901007, V51803 in the amount of \$102,566.75.

FISCAL IMPACT:

Payroll checks in the amount of \$113,152.14, claims checks in the amount of \$102,566.75.

ALTERNATIVES:

Approve the consent agenda.

Remove certain items from the consent agenda for further discussion.

STAFF RECOMMENDATION:

Approve the consent agenda

MOTION:

I MOVE TO APPROVE THE CONSENT AGENDA.

**GOLDENDALE CITY COUNCIL
REGULAR MEETING
APRIL 15, 2019
7:00 PM**

Mayor Pro Tem Guy Theriault called to order the regular meeting of the Goldendale City Council followed by the Pledge of Allegiance.

Roll Call:

Council Present: Council Member Andy Halm, Council Member Guy Theriault, Council Member John Sullivan, Council Member Justin Leigh, Council Member Miland Walling, Council Member Shannon Middleton.

Staff Present: City Administrator Larry Bellamy (Not voting), Finance Administrative Assistant Shelly Enderby (Not voting), Fire Chief Noah Halm (Not voting), Police Chief Reggie Bartkowski (Not voting).

Motion: I move to approve the agenda and consent agenda. **Moved by** Council Member Andy Halm, **Seconded by** Council Member Justin Leigh.

Vote: Motion carried by unanimous roll call vote (**summary:** AYES = 6).

AYES: Council Member Andy Halm, Council Member Guy Theriault, Council Member John Sullivan, Council Member Justin Leigh, Council Member Miland Walling, Council Member Shannon Middleton.

Department Reports:

Reggie reported on case numbers, a stolen vehicle and a social security scam call.

Larry announced that the City of Goldendale is one of many cities that have earned the Well City's Award and thanked Sandy Wells for her hard work. He then reported on the Events Committee meeting, airport update, broadband update, open house for the Energy Storage Project and upcoming meetings.

Report of Officers and City Administrator:

Larry talked about clean-up day.

Andy stated that the Junior Community Chamber would like to invite the council members to the Goldendale Service Appreciation Dinner and Awards Banquet.

Public Comment:

Ken McKune inquire as to what kind of weed killer the city uses. If it is Round-Up we need to quit using it.

Motion: I move to adjourn the meeting., **Action:** Adjourn, **Moved by** Council Member Shannon Middleton, **Seconded by** Council Member Andy Halm.

Vote: Motion carried by unanimous roll call vote (**summary:** AYES = 6).

AYES: Council Member Andy Halm, Council Member Guy Theriault, Council Member John Sullivan, Council Member Justin Leigh, Council Member Miland Walling, Council Member Shannon Middleton.

Michael A Canon, Mayor

Connie Byers, Clerk-Treasurer

Register

Fiscal: 2019

Deposit Period: 2019 - Apr 2019

Check Period: 2019 - Apr 2019 - 2nd Council Apr 2019

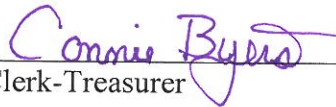
Number	Name	Print Date	Clearing Date	Amount
Columbia State Bank	20016310			
Check				
51804	WA ST Dept Labor & Indust (Olympia)	4/18/2019		\$30.00
51813	US Bank	4/22/2019		\$9,462.80
51814	Miland Walling	4/23/2019		\$280.82
51815	AT&T Mobility	5/6/2019		\$57.75
51816	Avista Utilities	5/6/2019		\$823.45
51817	Bishop Sanitation Inc	5/6/2019		\$187.50
51818	Cascade Fire Equip Co	5/6/2019		\$1,278.25
51819	Centurylink AZ	5/6/2019		\$179.88
51820	Centurylink NC	5/6/2019		\$55.82
51821	Crafco Inc	5/6/2019		\$15,493.44
51822	Curtis Blue Line	5/6/2019		\$145.70
51823	Dirt Huger	5/6/2019		\$529.65
51824	Ferguson Enterprises Inc #3011	5/6/2019		\$13,454.03
51825	Fitzjarrald Law Office	5/6/2019		\$1,447.50
51826	Fun Country Inc	5/6/2019		\$263.99
51827	Furrow Pump	5/6/2019		\$4,170.98
51828	Goldendale Exhaust LLC	5/6/2019		\$48.32
51829	Goldendale Sentinel	5/6/2019		\$815.75
51830	Goldendale Tire Center	5/6/2019		\$227.79
51831	Goldendale Veterinary Clinic	5/6/2019		\$65.00
51832	Goldendale, City of	5/6/2019		\$144.18
51833	Gorge Networks	5/6/2019		\$1,403.96
51834	Gwendolyn L Grundei	5/6/2019		\$4,500.00
51835	Hattenhauer Energy Co LLC	5/6/2019		\$1,279.06
51836	Kenneth Bostick	5/6/2019		\$190.24
51837	Kirstin Monolan	5/6/2019		\$165.63
51838	Klickitat CO Health Dept	5/6/2019		\$120.00
51839	Klickitat Co Weed Control	5/6/2019		\$883.20
51840	Klickitat County PUD	5/6/2019		\$10,117.65
51841	Les Schwab Tire Center	5/6/2019		\$16.11
51842	Linda K Gouge Attorney at Law	5/6/2019		\$1,102.50
51843	Lori Lynn Hocht Attorney at Law	5/6/2019		\$150.00
51844	McCredy Company, The	5/6/2019		\$16.13
51845	MCP Mid Columbia Producers Inc	5/6/2019		\$98.88
51846	Menke Jackson Beyer LLP	5/6/2019		\$1,700.80
51847	Mid-American Research Chemical	5/6/2019		\$2,011.36

Number	Name	Print Date	Clearing Date	Amount
51848	Petty Cash	5/6/2019		\$74.79
51849	Precision Approach Engineering	5/6/2019		\$1,580.60
51850	Proforce Law Enforcement	5/6/2019		\$526.96
51851	Quality Control Service Inc	5/6/2019		\$1,075.00
51852	Quill Corporation	5/6/2019		\$787.54
51853	Radcomp Technologies	5/6/2019		\$3,612.61
51854	Regional Transfer Company - 4178A	5/6/2019		\$15.54
51855	Robert Thompson	5/6/2019		\$140.00
51856	Snap-On Industrial	5/6/2019		\$37.89
51857	Spectrum Communications Inc	5/6/2019		\$1,855.50
51858	Uline	5/6/2019		\$1,055.74
51859	USP United States Plastic Corporation	5/6/2019		\$107.06
51860	Vance Law Office	5/6/2019		\$1,549.25
51861	Verizon Wireless	5/6/2019		\$702.58
51862	WA ST Dept Nat Resources	5/6/2019		\$2,534.01
51863	WA St Dept of Revenue	5/6/2019		\$973.02
901007	HSA Bank Employee Plan Funding	5/6/2019		\$13,416.82
V51803	Yakima-Herald Republic	5/6/2019		(\$396.28)
	Total	Check		\$102,566.75
	Total	20016310		\$102,566.75
	Grand Total			\$102,566.75

**CITY OF GOLDENDALE
CLAIMS REGISTER**

I, the undersigned, do hereby certify that the materials have been furnished, the services rendered or the labor performed as shown on Check numbers 51804, 51813 through 51863, 901007, V51803 in the amount of \$102,566.75, and unpaid obligations against the City of Goldendale, Washington and that I am authorized to certify said claims.

DATED this 30th day of April, 2019.


Clerk-Treasurer

Register Activity

Fiscal: 2019

Period: 2019 - Apr 2019

Council Date: 2019 - Apr 2019 - 2nd Council Apr 2019

Reference	Date	Amount	Notes
Reference Number: 51804	WA ST Dept Labor & Indust (Olympia)		
<u>Invoice - 4/18/2019 8:13:02 AM</u>	4/18/2019	\$30.00	Amusement Ride Application
Reference Number: 51813	US Bank		
<u>Invoice - 4/22/2019 10:20:53 AM</u>	4/22/2019	\$9,462.80	Visa Payment
Reference Number: 51814	Miland Walling		
<u>Invoice - 4/23/2019 8:22:12 AM</u>	4/23/2019	\$280.82	Travel Reimbursement
Reference Number: 51815	AT&T Mobility		
<u>287258483135X04182019</u>	4/10/2019	\$57.75	Chlorination Station
Reference Number: 51816	Avista Utilities		
<u>Invoice - 4/29/2019 10:36:33 AM</u>	4/29/2019	\$823.45	Natural Gas
Reference Number: 51817	Bishop Sanitation Inc		
<u>75968</u>	4/10/2019	\$187.50	Ekone Park
<u>76002</u>	4/10/2019	\$67.50	Airport
Reference Number: 51818	Cascade Fire Equip Co		
<u>098608</u>	4/24/2019	\$1,278.25	Scott Airpack Flow Test, Battery, Filter
Reference Number: 51819	Centurylink AZ		
<u>Invoice - 4/29/2019 10:40:58 AM</u>	4/29/2019	\$179.88	Fax/DSL
Reference Number: 51820	Centurylink NC		
<u>Invoice - 4/29/2019 10:41:25 AM</u>	4/29/2019	\$55.82	Long Distance
Reference Number: 51821	Crafco Inc		
<u>35006990</u>	4/9/2019	\$15,493.44	Sealant
Reference Number: 51822	Curtis Blue Line		
<u>INV270427</u>	3/29/2019	\$145.70	Pants
Reference Number: 51823	Dirt Hugger		
<u>6642</u>	4/15/2019	\$529.65	Compost

Reference	Date	Amount	Notes
Reference Number: 51824 <u>0743516</u>	Ferguson Enterprises Inc #3011 3/22/2019	\$13,454.03 \$13,454.03	Supplies
Reference Number: 51825 <u>8Z0230130/33 SOC</u> <u>8Z0807999</u>	Fitzjarrald Law Office 4/10/2019 4/10/2019	\$1,447.50 \$700.00 \$747.50	Tracie Belcher Nicholas Ford
Reference Number: 51826 <u>233374</u>	Fun Country Inc 4/10/2019	\$263.99 \$263.99	K-Roof Tin
Reference Number: 51827 <u>0006172-IN</u>	Furrow Pump 4/9/2019	\$4,170.98 \$4,170.98	Pump, PVC....
Reference Number: 51828 <u>1052885</u>	Goldendale Exhaust LLC 4/12/2019	\$48.32 \$48.32	Oil Change
Reference Number: 51829 <u>150260</u> <u>150314</u> <u>150362</u>	Goldendale Sentinel 4/10/2019 4/24/2019 4/29/2019	\$815.75 \$220.00 \$85.00 \$510.75	Seasonal Worker, Council Vacancy Clean up Day Journey Through Klickitat County
Reference Number: 51830 <u>319102</u> <u>319496</u>	Goldendale Tire Center 4/3/2019 4/16/2019	\$227.79 \$147.22 \$80.57	Battery Alignment
Reference Number: 51831 <u>79408</u>	Goldendale Veterinary Clinic 3/15/2019	\$65.00 \$65.00	Seized Dog/Belcher
Reference Number: 51832 <u>2019-07</u>	Goldendale, City of 4/9/2019	\$144.18 \$144.18	Bulk Water
Reference Number: 51833 <u>I-1649538</u>	Gorge Networks 4/17/2019	\$1,403.96 \$1,403.96	Land Lines
Reference Number: 51834 <u>Invoice - 4/29/2019 11:21:47 AM</u>	Gwendolyn L Grundel 4/29/2019	\$4,500.00 \$4,500.00	April Services
Reference Number: 51835 <u>CL86703</u>	Hattenhauer Energy Co LLC 4/15/2019	\$1,279.06 \$1,279.06	
Reference Number: 51836 <u>Invoice - 4/30/2019 9:35:02 AM</u>	Kenneth Bostick 4/30/2019	\$190.24 \$190.24	Travel Reimbursement

Reference	Date	Amount	Notes
Reference Number: 51837 <u>Invoice - 4/29/2019 1:16:57 PM</u>	Kirstin Monoian 4/29/2019	\$165.63 \$165.63	Credit Balance Water/Sewer
Reference Number: 51838 <u>000036451</u>	Klickitat CO Health Dept 4/9/2019	\$120.00 \$120.00	Testing Service
Reference Number: 51839 <u>1082</u>	Klickitat Co Weed Control 4/23/2019	\$883.20 \$883.20	Gly Star Plus, Freelexx
Reference Number: 51840 <u>Invoice - 4/29/2019 1:22:18 PM</u>	Klickitat County PUD 4/29/2019	\$10,117.65 \$10,117.65	Electric
Reference Number: 51841 <u>34800190038</u>	Les Schwab Tire Center 4/12/2019	\$16.11 \$16.11	Wiper Blade
Reference Number: 51842 <u>8Z0230131</u>	Linda K Gouge Attorney at Law 4/10/2019	\$1,102.50 \$1,102.50	William Belcher
Reference Number: 51843 <u>9Z0231219</u>	Lori Lynn Hocht Attorney at Law 4/10/2019	\$150.00 \$150.00	Roderick Huff
Reference Number: 51844 <u>917524</u>	McCredy Company, The 4/5/2019	\$16.13 \$16.13	Account Tags
Reference Number: 51845 <u>SI-45898</u>	MCP Mid Columbia Producers Inc 4/10/2019	\$98.88 \$98.88	HSM-Stall Mat
Reference Number: 51846 <u>Invoice - 4/29/2019 1:51:41 PM</u> <u>Invoice - 4/29/2019 1:52:04 PM</u>	Menke Jackson Beyer LLP 4/29/2019 4/29/2019	\$1,700.80 \$1,614.80 \$86.00	Acct 044 Acct 017
Reference Number: 51847 <u>0662703-IN</u> <u>0662704-IN</u> <u>0662705-IN</u>	Mid-American Research Chemical 4/12/2019 4/12/2019 4/12/2019	\$2,011.36 \$861.63 \$584.27 \$565.46	Solv, Degreaser.... Solv, Hornet Killer Weed Killer
Reference Number: 51848 <u>Invoice - 4/29/2019 1:53:08 PM</u>	Petty Cash 4/29/2019	\$74.79 \$74.79	Refill Petty Cash
Reference Number: 51849 <u>4479</u>	Precision Approach Engineering 3/31/2019	\$1,580.60 \$1,580.60	Airport Layout Plan
Reference Number: 51850 <u>372610</u>	Proforce Law Enforcement 3/27/2019	\$526.96 \$526.96	Supplies

Reference	Date	Amount	Notes
Reference Number: 51851 <u>55741</u>	Quality Control Service Inc 3/29/2019	\$1,075.00 \$1,075.00	On Site Service
Reference Number: 51852 <u>6405288</u> <u>6627809</u> <u>6700428</u>	Quill Corporation 4/5/2019 4/15/2019 4/17/2019	\$787.54 \$293.26 \$192.38 \$301.90	Laminator, Copy Paper.... Staples, Wireless Keyboard.... Paper, Coffee
Reference Number: 51853 <u>72780</u> <u>72781</u> <u>72814</u> <u>MSP-72784</u>	Radcomp Technologies 4/10/2019 4/10/2019 4/11/2019 4/10/2019	\$3,612.61 \$978.50 \$755.73 \$395.60 \$1,482.78	IT Services Laptop Unifi Access Points Gold Package
Reference Number: 51854 <u>4178-100000410</u>	Regional Transfer Company - 4178A 3/31/2019	\$15.54 \$15.54	Dump
Reference Number: 51855 <u>Invoice - 4/29/2019 2:10:16 PM</u>	Robert Thompson 4/29/2019	\$140.00 \$140.00	Travel Reimbursement
Reference Number: 51856 <u>04111921855</u>	Snap-On Industrial 4/11/2019	\$37.89 \$37.89	Shirt
Reference Number: 51857 <u>500265</u>	Spectrum Communications Inc 4/15/2019	\$1,855.50 \$1,855.50	Mobile Radio, Programming Software....
Reference Number: 51858 <u>107478658</u> <u>107598669</u> <u>107813554</u>	Uline 4/8/2019 4/10/2019 4/17/2019	\$1,055.74 \$375.84 \$520.91 \$158.99	Tissue, Gloves Trash Liner Paper Towels
Reference Number: 51859 <u>5742716</u>	USP United States Plastic Corporation 4/17/2019	\$107.06 \$107.06	Supplies
Reference Number: 51860 <u>6Z0015459</u> <u>7Z0532207.2</u> <u>8Z0083711</u> <u>8Z0083712</u> <u>8Z0764479</u> <u>8Z0821574</u> <u>8Z1189016</u> <u>9Z0197572</u>	Vance Law Office 4/23/2019 4/23/2019 4/23/2019 4/11/2019 4/11/2019 4/11/2019 4/11/2019 4/11/2019	\$1,549.25 \$150.00 \$150.00 \$200.00 \$150.00 \$150.00 \$299.25 \$150.00 \$75.00	Richard Torres Violet Sailing Tiffany Jones Jon Brooks John Carter Mylie Brundridge Robert Larson Rudeena Flock

Reference	Date	Amount	Notes
Reference Number: 51860 <u>CR05867</u>	Vance Law Office 4/11/2019	\$1,549.25 \$225.00	Tabathia Winslow
Reference Number: 51861 <u>9827479806</u> <u>9827573790</u>	Verizon Wireless 4/4/2019 4/6/2019	\$702.58 \$640.16 \$62.42	Police Vehicles Chlorination Station
Reference Number: 51862 <u>18017160</u>	WA ST Dept Nat Resources 4/11/2019	\$2,534.01 \$2,534.01	Shirt, Jean, Helmet....
Reference Number: 51863 <u>0-007-665-924</u>	WA St Dept of Revenue 3/31/2019	\$973.02 \$973.02	Leasehold
Reference Number: 901007 <u>Invoice - 4/29/2019 11:25:43 AM</u>	HSA Bank Employee Plan Funding 4/29/2019	\$13,416.82 \$13,416.82	
Reference Number: V51803 <u>Invoice - 4/29/2019 2:45:54 PM</u>	Yakima-Herald Republic 4/29/2019	(\$396.28) (\$396.28)	Void Check

Register

Number	Name	Fiscal Description	Cleared	Amount
51805	AWC Benefit Trust	2019 - Apr 2019 - 1st Council Apr 2019		\$35,669.20
51806	Council Trust Acct.	2019 - Apr 2019 - 1st Council Apr 2019		\$1,085.68
51807	Deferred Comp Program	2019 - Apr 2019 - 1st Council Apr 2019		\$445.00
51808	Dept of Labor & Industries	2019 - Apr 2019 - 1st Council Apr 2019		\$1,652.14
51809	Dept of Retirement	2019 - Apr 2019 - 1st Council Apr 2019		\$11,404.68
51810	Employment Security	2019 - Apr 2019 - 1st Council Apr 2019		\$131.09
51811	Goldendale, City of	2019 - Apr 2019 - 1st Council Apr 2019		\$105.00
51812	ICMA Retirement Trust (Plan 302195)	2019 - Apr 2019 - 1st Council Apr 2019		\$112.50
901006	City of Goldendale	2019 - Apr 2019 - 1st Council Apr 2019		\$16,948.95
Direct Deposit Run -	Payroll Vendor	2019 - Apr 2019 - 1st Council Apr 2019		\$45,597.90
4/19/2019				\$113,152.14

AGENDA BILL: G1

AGENDA TITLE: INTERVIEW FOR VACANT COUNCIL
POSITION

DATE: MAY 6, 2019

ACTION REQUIRED:

ORDINANCE_____ COUNCIL INFORMATION_____X_____
RESOLUTION_____ OTHER_____

MOTION_____

EXPLANATION:

One letter of interest was received from Jane E Roberts. A set of sample questions are attached that can help facilitate an interview with this potential applicant.

FISCAL IMPACT:

ALTERNATIVES:

Upon completion of the interview process the council can decide whether or not they want the applicant to complete the unexpired term vacated by Carmen Knopes.

STAFF RECOMMENDATION:

MOTION:

Jane Roberts
315 NW 2nd Street
Goldendale, WA 98620

April 2nd, 2019

RECEIVED APR 02 2019

Larry Bellamy, City Administrator
1103 S. Columbus Avenue
Goldendale, WA 98620

Mr. Bellamy,

I am writing to express my interest in the vacant Goldendale City Council seat, and hope to be considered for the position. My husband Mike and I moved to Goldendale in the fall of 2016 when we bought our current home on NW 2nd Street. We moved from Idaho to the Gorge in Spring 2015 when Mike was hired as the Superintendent/Principal of Wishram School District, and rented in the Lyle area for a year until we decided we wanted to put down roots in the region. After considering our options, we decided to make our home in Goldendale. We have grown to love this city and the life we have been making for ourselves here, and that is why I would like to have the chance to serve the City as a council member.

When we first moved to the Gorge, I was working in The Dalles for the North Wasco School District as a program coordinator and online instructor. In 2017, I joined my husband at Wishram School, where I teach English/Language Arts grades 7-12. I earned my B.S. in Secondary Education from the University of Idaho, and I will graduate with my M.A. in Education from Augustana University this spring. Having spent my professional career in public schools, a large part of my job involves working collaboratively with my colleagues to create instructional plans and support systems for students. I believe this skillset will serve me well as a council member. I am also committed to advancing the interests and visibility of the City of Goldendale in the Gorge region. For the past two years, Mike and I have opened our home to visitors to our city as Airbnb hosts, and we have earned the distinction of 'Superhosts' for our efforts. We are passionate about sharing all of the great things Goldendale has to offer with our guests, and have had many guests return for second and third visits.

Thank you for your consideration, and please feel free to contact me if you have questions or need clarification: (208) 339-5788 (call or text), or janedemme@gmail.com.

Best,

A handwritten signature in black ink, appearing to read "Jane E. Roberts". The signature is fluid and cursive, with a large, stylized "J" and "R".

Jane E. Roberts

Sample Questions for Councilmember Interviews

Candidate Name:

1. **Mayor** _____ Briefly describe your educational background, work experience and community service activities.
2. _____ Why are you interested in serving on the council and what do you hope to accomplish?
3. _____ What assets or strengths do you bring to the City Council?
4. _____ What is your vision for our city and community?
5. _____ What are the two highest priorities and/or issues you believe the City needs to address? How would you propose to address these issues?
6. _____ What do you think are the most important issues facing the City in the next two to five years.
7. _____ How do you plan to facilitate or foster economic growth and development in Goldendale?
8. _____

- **Mayor** Are there any follow-up clarification questions?
- **Mayor** Does the applicant have any questions for the Council?

AGENDA BILL: G2

AGENDA TITLE: ENERGY AUDIT

DATE: MAY 6, 2019

ACTION REQUIRED:

ORDINANCE_____ COUNCIL INFORMATION_____X_____

RESOLUTION_____ OTHER_____

MOTION_____X_____

EXPLANATION:

In accordance to the council's direction, a copy of an interagency agreement with the State of Washington Energy Program under the Department of Enterprise Services is attached. In accordance with the representation by Scott Lewis of the Apollo Solutions Group the agreement represents zero financial obligation to inspect our buildings and equipment that utilize energy for any potential cost savings. If there is an opportunity, it will be presented to the city council.

FISCAL IMPACT:

ALTERNATIVES:

STAFF RECOMMENDATION:

MOTION:

I MOVE TO AUTHORIZE THE MAYOR TO EXECUTE AN INTERAGENCY AGREEMENT WITH THE WASHINGTON STATE DEPARTMENT OF ENTERPRISE SERVICES TO IDENTIFY SPECIFIC ENERGY/UTILITY CONSERVATION PROJECTS.

State of Washington ENERGY PROGRAM Department of Enterprise Services P.O. Box 41476 Olympia, WA 98504-1476	INTERAGENCY AGREEMENT	
	IAA No.:	K5909
CITY OF GOLDENDALE 1103 S. Columbus Goldendale, WA 98620	Date:	April 22, 2019

INTERAGENCY AGREEMENT
BETWEEN
CITY OF GOLDENDALE
AND
WASHINGTON STATE DEPARTMENT OF ENTERPRISE SERVICES

Pursuant to RCW chapter 39.34 and RCW chapter 39.35C, this *Interagency Agreement (Agreement)* is made and entered into by and between the State of Washington acting by and through the Energy Program of the Department of Enterprise Services, a Washington State governmental agency ("Enterprise Services") and City of Goldendale, a Washington State governmental agency ("Client Agency") and is dated and effective as of the date of the last signature.

RECITALS

- A. Enterprise Services, through its Energy Program ("Energy Program"), helps owners of public facilities reduce energy and operational costs. The Energy Program is a national leader in developing and managing energy savings performance contracts that help reduce energy and operational costs in publicly-owned facilities.
- B. Upgrading to energy efficient infrastructure helps reduce long-term operations and maintenance costs. This allows owners to be better financial stewards while achieving their mission, so that Washington is a better place to live, learn, and work.
- C. Acting as the owner's advocate, the Energy Program delivers professional expertise and contract management services. By leveraging capital investments, owners can achieve efficiencies, improve facilities, and reduce carbon emissions in their publicly-owned facilities. Energy Program also creates value to owners by managing risk through guaranteed total project costs, equipment performance, and energy savings.
- D. Client Agency, an owner of a public facility, desires to contract with Energy Program to access and obtain certain Energy Program Services.
- E. The purpose of this Agreement is to establish a vehicle for Energy Program to provide future energy/utility conservation project management services to Client Agency and to authorize the development of the energy services proposal in a cost-effective, efficient manner.

A G R E E M E N T

NOW THEREFORE, in consideration of the mutual covenants and agreements set forth herein, the parties agree as follows:

1. **TERM.** The term of this *Agreement* commences on the date of the last signature and ends **December 31, 2023**.

2. **STATEMENT OF WORK.**

A. **ENERGY PROGRAM.** Energy Program agrees to provide the following Services:

- i. Upon request by Client Agency for energy services for a specific Energy/Utility Conservation Project(s), the Parties shall execute an amendment to this *Agreement* to specify the project and associated project management fees. Enterprise Services shall furnish necessary personnel and services as specified and set forth in Attachment A, *Project Management Services Scope of Work*.
- ii. Assist in Dispute Resolution. Dispute resolution is an ongoing process throughout the project. However, this assistance does not include formal dispute resolution, arbitration or legal advice or representation in any legal action, and does not include legal fees and costs related to any dispute. Formal dispute resolution begins when a written claim is received demanding arbitration or other legal process is received. All formal dispute fees and costs will be borne separately by Client Agency. The Attorney General cannot and will not represent or advise a non-state agency.

B. **CLIENT AGENCY.** Client Agency agrees to the following:

- i. Will conform to the protocols of this *Agreement*, including Enterprise Services' *General Conditions for Washington State Energy Savings Performance Contracting ("General Conditions")*, as supplemented.
- ii. Will conform to the requirements of the *General Conditions* for timely processing and approval of agreed upon changes to construction contracts involving cost, and for payment.
- iii. Will conform to the following guidelines for communications between Client Agency, Enterprise Services and ESCOs through the design, construction and post-construction phases as outlined below:
 - a) Communications between Client Agency, Energy Program Project Manager ("PM") and ESCO shall go through the PM. The PM may authorize exceptions for specific projects or situations. The PM may authorize the ESCO to communicate directly with Client Agency personnel to expedite the design and to avoid communication delays. This action does not authorize additional work, change in scope, or exclude copying all communications between ESCO and Client Agency to the PM.
 - b) All drawings, specifications, reports, and project correspondence must contain the State Project Number and suffix.
 - The State Project Number consists of the fiscal year and a numerical sequence number, for example 2018-024, followed by an alphabetical suffix.

- Professional services agreements have suffixes A through F, for example 2018-024 A.
 - Construction contracts have suffixes G through Z, for example 2018-024 G.
- iv. All identification and monitoring of documentation required by the funding source shall remain the responsibility of Client Agency.

3. COMPENSATION AND REQUIREMENTS.

- A. **COMPENSATION.** Compensation under this *Agreement* shall be by amendment to this *Agreement* for each authorized project. Each amendment shall include a payment schedule for the specific project.
- i. **Project Management Services Scope of Work (Attachment A):** For project management services provided by Energy Program, Client Agency shall pay Enterprise Services a Project Management Fee for services based on the total project value (including Washington state sales tax) per the Project Management Fee Schedule set forth in Attachment B.
 - ii. **Termination Fee:** If Client Agency, after authorizing an investment grade audit and energy services proposal, decides not to proceed with an energy/utility conservation project that meets Client Agency's cost effective criteria, then the Client Agency will be charged a termination fee as set forth in Project Management Fee Schedule. The termination fee shall be based on the estimated total project value outlined in the energy services proposal prepared by the ESCO.
 - iii. **Measurement & Verification Services ("M&V") Scope of Work (Attachment C):** If M&V are requested by Client Agency beyond the first three years following the notice of commencement of energy cost savings, Client Agency shall pay Enterprise Services \$2,000.00 annually for each year that such M&V are provided.
- B. **PAYMENT FOR ESCO SERVICES.** In the event that Client Agency enters into a contract with an Energy Program pre-qualified ESCO, pursuant to an *Enterprise Services Master Energy Services Agreement for ESCO Services*, Client Agency shall make payment for such contracted services directly to the ESCO, after Energy Program has reviewed and sent such invoices to Client Agency for payment.
- C. **FURTHER ASSURANCES.** Client Agency shall provide the ESCO with any additional necessary or desired contract language to comply with Client Agency's obligations pertaining to its use of federal, state, or other grants, funding restrictions, or unique contract/entity requirements. The ESCO and their subcontractors are required to comply with all applicable federal regulations and reporting procedures.
- D. **MANAGING COMPLIANCE WITH STATE AND FEDERAL LAW.** In all ESCO project agreements and contracts pertaining to this *Agreement*, Energy Program will require ESCO's compliance with applicable federal and state laws and state policies including, but not limited to, the following:
- 1. RCW Title 39 and 43
 - 2. ADA Requirements
 - 3. Buy America
 - 4. Davis-Bacon
 - 5. Prevailing Wage
 - 6. DBE Participation
 - 7. Apprentice Participation

Upon request by Client Agency, Energy Program will collect and provide the weekly-certified payroll to Client Agency. Client Agency, however, shall remain responsible for any documentation required by Client Agency's funding source. All federal verification, investigation, survey, reporting and enforcement requirements when there is a possible violation shall remain the responsibility of the federal grant recipient (Client Agency) unless negotiated by Energy Program and added by amendment to this *Agreement*. In the event that Energy Program becomes aware of a possible violation, it will notify Client Agency.

4. INVOICES AND BILLING.

- A. **BILLING PROCEDURE.** Enterprise Services shall submit invoices to Client Agency upon substantial completion and notice of commencement of energy cost savings of each authorized project, unless an amendment specifies special billing conditions and timeline. Substantial completion of the project will include the delivery and acceptance of the notice of commencement of energy cost savings issued by the energy services company. Each invoice will clearly indicate that it is for the services rendered in performance under this *Agreement* and shall reflect this *Agreement* and Amendment number. Energy Program will invoice for any provided services within sixty (60) days of the expiration or termination of this *Agreement*.
- B. **PAYMENT PROCEDURE.** Client Agency shall pay all invoices received from Enterprise Services within thirty (30) days of receipt of properly executed invoice vouchers.
- C. **BILLING DETAIL.** Each invoice submitted to Client Agency by Enterprise Services shall include information as is necessary for Client Agency to determine the exact nature of all expenditures. At a minimum, the invoice shall reference this *Agreement* and include the following:
- The date(s) such services were provided
 - Brief description of the services provided
 - Total invoice amount
- D. **BILLING ADDRESS.** Invoices shall be delivered to Client Agency electronically to:

Email: lbellamy@ci.goldendale.wa.us

5. **AGREEMENT MANAGEMENT.** The parties hereby designate the following *Agreement* administrators as the respective single points of contact for purposes of this *Agreement*, each of whom shall be the principal contact for business activities under this *Agreement*. The parties may change administrators by written notice as set forth below. Any notices required or desired shall be in writing and sent by U.S. mail, postage prepaid, or sent via email, and shall be sent to the respective addressee at the respective address or email address set forth below or to such other address or email address as the parties may specify in writing:

Enterprise Services
Attn: Alysa Wyrick
Energy Project Manager
Energy Program
Washington Dept. of Enterprise Services
PO Box 41476
Olympia, WA 98504-1476
Tel: (509) 279-5024
Email: alysa.wyrick@des.wa.gov

Client Agency
Attn: Larry Bellamy
City Administrator
City of Goldendale
1103 S. Columbus
Goldendale, WA 98620
Tel: (509) 773-3771
Email: lbellamy@ci.goldendale.wa.us

Notices shall be deemed effective upon the earlier of receipt, if mailed, or, if emailed, upon transmission to the designated email address of said addressee.

The Client Agency representative shall be responsible for working with Energy Program, approving billings and expenses submitted by Energy Program, and accepting any reports from Energy Program or ESCO.

The Energy Program representative shall be the contact person for all communications regarding the conduct of work under this *Agreement*.

6. RECORDS.

- A. **AGREEMENT AVAILABILITY.** Prior to its entry into force, this *Agreement* shall be posted on the parties' websites or other electronically retrievable public source as required by RCW 39.34.040.
- B. **RECORDS RETENTION.** Each party shall maintain records and other evidence that sufficiently and properly reflect all direct and indirect costs expended by either party in the performance and payment of the services. These records shall be subject to inspection, review, or audit by personnel of both parties, other personnel duly authorized by either party, the Office of the State Auditor, and officials authorized by law. Such records shall be retained for a period of six (6) years following expiration or termination of this *Agreement* or final payment for any service placed against this *Agreement*, whichever is later; Provided, however, that if any litigation, claim, or audit is commenced prior to the expiration of this period, such period shall extend until all such litigation, claims, or audits have been resolved.
- C. **OWNERSHIP.** Records and other information, in any medium, furnished by one party to this *Agreement* to the other party, will remain the property of the furnishing party, unless otherwise agreed. The receiving party will not disclose or make available this material to any third party without first providing notice to the other party and allowing ten (10) business days in which to file, at its sole expense, a motion seeking a protective order, or other legal action. Each party will utilize reasonable security procedures and protections to assure that records and information provided by the other party are not erroneously disclosed to third parties.
- D. **PUBLIC RECORDS.** This *Agreement* and all related records are subject to public disclosure as required by RCW 42.56, the Public Records Act (PRA). Neither party shall release any record that would, in the judgment of the party, be subject to an exemption from disclosure under the PRA, without first providing notice to the other party and allowing ten (10) business days in which to file, at its sole expense, a motion seeking a protective order, or other legal action.

- 7. **RESPONSIBILITY OF THE PARTIES.** Each party to this *Agreement* assumes responsibility for claims and/or damages to persons and/or property resulting from any act or omission on the part of itself, its employees, or its agents. Neither party assumes any responsibility to the other party for any third party claims.
- 8. **DISPUTE RESOLUTION.** The parties shall use their best, good faith efforts cooperatively and collaboratively to resolve any dispute that may arise in connection with this *Agreement* as efficiently as practicable, and at the lowest possible level with authority to resolve such dispute. The parties shall make a good faith effort to continue without delay to carry out their respective responsibilities under this *Agreement* while attempting to resolve any such dispute. If, however, a dispute persists regarding this *Agreement* and cannot be resolved, it may be escalated within each organization. In such situation, upon notice by either party, each party, within five (5) business days shall produce its description of the dispute in writing and deliver it to the other party. The receiving party then shall have three (3) business days to review and respond in writing. In the event that the parties cannot

then agree on a resolution of the dispute, the parties shall schedule a conference between the respective senior managers of each organization to attempt to resolve the dispute. In the event the parties cannot agree on a mutual resolution within fifteen (15) business days, the parties shall abide by the Governor's dispute resolution process (RCW 43.17.330), if applicable, or collectively shall appoint a third party to evaluate and resolve the dispute and such dispute resolution shall be final and binding on the parties.

9. **TERMINATION FOR CONVENIENCE.** Except as otherwise provided in this *Agreement*, either party may terminate this *Agreement* upon thirty (30) calendar days prior written notification. Upon such termination, the parties shall be liable only for performance rendered or costs incurred in accordance with the terms of this *Agreement* prior to the effective date of such termination.

10. **GENERAL PROVISIONS.**

- A. **COMPLIANCE WITH LAW.** The Parties shall comply with all applicable law.
- B. **INTEGRATED AGREEMENT.** This *Agreement* constitutes the entire agreement and understanding of the parties with respect to the subject matter and supersedes all prior negotiations, representations, and understandings between them. There are no representations or understandings of any kind not set forth herein.
- C. **AMENDMENT OR MODIFICATION.** Except as set forth herein, this *Agreement* may not be amended or modified except in writing and signed by a duly authorized representative of each party.
- D. **AUTHORITY.** Each party to this *Agreement*, and each individual signing on behalf of each party, hereby represents and warrants to the other that it has full power and authority to enter into this *Agreement* and that its execution, delivery, and performance of this *Agreement* has been fully authorized and approved, and that no further approvals or consents are required to bind such party.
- E. **NO AGENCY.** The parties agree that no agency, partnership, or joint venture of any kind shall be or is intended to be created by or under this *Agreement*. Neither party is an agent of the other party nor authorized to obligate it.
- F. **GOVERNING LAW.** The validity, construction, performance, and enforcement of this *Agreement* shall be governed by and construed in accordance with the laws of the State of Washington, without regard to its choice of law rules.
- G. **JURISDICTION & VENUE.** In the event that any action is brought to enforce any provision of this *Agreement*, the parties agree to exclusive jurisdiction in Thurston County Superior Court for the State of Washington and agree that in any such action venue shall lie exclusively at Olympia, Washington.
- H. **EXHIBITS.** All exhibits referred to herein are deemed to be incorporated in this *Agreement* in their entirety.
- I. **CAPTIONS & HEADINGS.** The captions and headings in this *Agreement* are for convenience only and are not intended to, and shall not be construed to, limit, enlarge, or affect the scope or intent of this *Agreement* nor the meaning of any provisions hereof.
- J. **ELECTRONIC SIGNATURES.** A signed copy of this *Agreement* or any other ancillary agreement transmitted by facsimile, email, or other means of electronic transmission shall be deemed to have the same legal effect as delivery of an original executed copy of this *Agreement* or such other ancillary agreement for all purposes.

- K. COUNTERPARTS. This *Agreement* may be executed in any number of counterparts, each of which shall be deemed an original and all of which counterparts together shall constitute the same instrument which may be sufficiently evidenced by one counterpart. Execution of this *Agreement* at different times and places by the parties shall not affect the validity thereof so long as all the parties hereto execute a counterpart of this *Agreement*.

EXECUTED AND EFFECTIVE as of the date of the last signature.

CITY OF GOLDENDALE

STATE OF WASHINGTON

DEPARTMENT OF ENTERPRISE SERVICES

By: _____

By: _____

Name: _____

Name: Roger A. Wigfield, PE

Title: _____

Title: Energy Program Manager

Date: _____

Date: _____

ATTACHMENT A
PROJECT MANAGEMENT SERVICES SCOPE OF WORK
Energy/Utility Conservation Projects
Statewide Energy Performance Contracting Program

Energy Program will provide the following project management services for each specific project for the Client Agency. Each individual project shall be authorized by an amendment to this *Agreement*.

1. Assist the Client Agency in the selection of an Energy Service Company (ESCO) consistent with the requirements of RCW 39.35A for local governments; or 39.35C for state agencies and school districts.
2. Assist in identifying potential energy/utility conservation measures and estimated cost savings.
3. Assist in negotiating scope of work and fee for an ESCO audit of the facility(s).
4. Assist in identifying appropriate project funding sources and assist with obtaining project funding.
5. Assist in negotiating the technical, financial and legal issues associated with ESCO's Energy Services Proposal.
6. Review and recommend approval of ESCO energy/utility audits and Energy Services Proposals.
7. Provide assistance during the design, construction and commissioning processes.
8. Review ESCO invoice voucher(s) received for reasonableness and forward to Client Agency for review and payment.
9. Assist with final project acceptance.
10. Assist in resolution of disputes with the ESCO that arise during this *Agreement*, not to include formal disputes.
11. Review up to the first three years of the ESCO's annual Measurement and Verification (M&V) reports for completeness and accuracy. Review any ESCO guarantee compared to reported results and resolve differences, if needed. Review and forward ESCO invoice vouchers for payment by the Client Agency.

ATTACHMENT B

PROJECT MANAGEMENT FEE SCHEDULE

2017-19 Interagency Reimbursement Costs
for Project Management Fees to Administer Energy/Utility Conservation Projects

<u>TOTAL PROJECT VALUE</u>	<u>PROJECT MANAGEMENT FEE</u>	<u>TERMINATION FEE</u>
5,000,001..... 6,000,000.....	\$68,800.....	25,700
4,000,001... .. 5,000,000.....	67,700.....	25,400
3,000,001..... 4,000,000.....	66,700.....	25,000
2,000,001..... 3,000,000.....	62,500.....	23,400
1,500,001..... 2,000,000.....	58,300.....	21,800
1,000,001..... 1,500,000.....	51,600.....	19,300
900,001. 1,000,000.....	43,800.....	16,400
800,001..... 900,000.....	41,300.....	15,400
700,001..... 800,000.....	38,300.....	14,400
600,001..... 700,000.....	36,500.....	13,700
500,001..... 600,000.....	33,800.....	12,600
400,001..... 500,000.....	30,200.....	11,300
300,001..... 400,000.....	25,800.....	9,700
200,001..... 300,000.....	20,700.....	7,700
100,001..... 200,000.....	14,400.....	5,400
50,001..... 100,000.....	7,800.....	3,500
20,001..... 50,000.....	4,200.....	2,000

The project management fee on projects over \$6,000,000 is 1.15% of the project cost. The maximum Energy Program termination fee is \$25,700.

1. These fees cover project management services for energy/utility conservation projects managed by Enterprise Services' Energy Program.
2. Termination fees cover the selection and project management costs associated with managing an ESCO's investment grade audit and energy services proposal. No termination fee will be charged unless Client Agency decided not to proceed to construction based on an energy services proposal that identifies projects that met Client Agency's cost effectiveness criteria.
3. If the project meets Client Agency's cost effectiveness criteria and Client Agency decides not to move forward with a project, then Client Agency will be invoiced per the above listed Termination Fee or \$25,700 whichever is less. If Client Agency decides to proceed with the project then the *Agreement* will be amended to include the Project Management Fee listed above.
4. If the audit fails to produce a project that meets Client Agency's established cost effectiveness criteria, then there is no cost to Client Agency and no further obligation by Client Agency.

ATTACHMENT C

MEASUREMENT & VERIFICATION SERVICES SCOPE OF WORK

Energy/Utility Conservation Projects

Statewide Energy Performance Contracting Program

If requested, Energy Program will provide the following measurement and verification services for each year beyond the first three years following the Notice of Commencement of Energy Cost Savings by the ESCO for the specific Client Agency project:

1. Review the ESCO's annual Measurement and Verification report for completeness and accuracy. Review any ESCO guarantee compared to reported results and resolve differences, if needed. Review and forward any ESCO invoice vouchers for payment by the Client Agency.
2. Where necessary, review Client Agency facility operations including any changes in operating hours, changes in square footage, additional energy consuming equipment and negotiate changes in baseline energy use with the ESCO and Client Agency that may impact achieved energy savings.
3. Attend a meeting or meetings with Client Agency and ESCO to review and discuss the annual Measurement and Verification report.

AGENDA BILL: H1

AGENDA TITLE: SURPLUS PROPERTY OF FIRE EQUIPMENT

DATE: MAY 6, 2019

ACTION REQUIRED:

ORDINANCE _____ COUNCIL INFORMATION _____ X _____

RESOLUTION _____ X _____ OTHER _____

MOTION _____ X _____

EXPLANATION:

The Goldendale Fire Department is requesting the surplus of two pieces of equipment. One is the 1971 Seagraves fire engine and the other is a 1994 Command/Brush fire truck. The request is to take them to the Fire Victims Fund Auction being conducted by Rural 7 Fire District of Klickitat county.

FISCAL IMPACT:

ALTERNATIVES:

STAFF RECOMMENDATION:

MOTION:

I MOVE TO ADOPT RESOLUTION NO. 696 TO SURPLUS A 1971 SEAGRAVE FIRE TRUCK AND A 1994 CHEVROLET PICKUP.

**CITY OF GOLDENDALE
GOLDENDALE, WASHINGTON**

RESOLUTION NO. 696

**A RESOLUTION DECLARING CERTAIN PERSONAL PROPERTY
SURPLUS AND AUTHORIZING ITS SALE PURSUANT TO RCW 39.33.010 et
seq.**

WHEREAS, the Goldendale Fire Department has certain personal property that is no longer necessary and appropriate for use by such department or any other City department, and

WHEREAS, the Goldendale Fire Department has determined that the fair market value is less than \$50,000, and

WHEREAS, the Goldendale Fire Department wishes to surplus a fire engine that is a 1971 Seagraves, VIN # 7335503701866 and a command/brush truck that is a 1994 Chevrolet Pickup, VIN #1GCGK29K6RE263294, and

WHEREAS, the subject fire engine is more than 30 years old and has exceeded its useful life, and

WHEREAS, the Goldendale Fire Department has inquired with other Klickitat County Fire Districts regarding the need for a used Fire engine that has exceeded its useful life, and

WHEREAS, the Goldendale Fire Department has inquired with the Fire Chief of Fire District #7 of Klickitat County and with a used fire truck vendor Brindlee Mountain Fire Apparatus as to the value of the subject fire truck which is at least \$5,000, and

WHEREAS, the command/brush truck has repairs that exceed its value and has an estimated value of \$2,500, and

WHEREAS, the Fire District #7 holds its annual auction every May, proceeds of which, supports the Fire Victims Fund, and

WHEREAS, the auction amount of support to the Fire Victims Fund is 15%, with 85% back to the Goldendale Fire Department.

NOW, THEREFORE BE IT RESOLVED by the City Council as follows:

Section 1: The following listed personal property is hereby declared surplus to the needs of the City of Goldendale and may be sold by auction for the Fire Victim's Fund, organized by Rural #7 Fire District of Klickitat County:

1971 Seagraves, VIN # 7335503701866

1994 Chevrolet Pickup, VIN #1GCGK29K6RE263294

Section 2: The minimum bid accepted for the 1971 Seagraves fire engine will be \$5000.00

Section 3: Both vehicles are being sold "as is".

PASSED, ADOPTED AND APPROVED this 4th day of April, 2016.

CITY COUNCIL OF THE CITY OF
GOLDENDALE, WASHINGTON

By: _____
Michael Canon, Mayor

ATTEST: _____
Connie Byers, Clerk-Treasurer

STATE OF WASHINGTON VEHICLE CERTIFICATE OF OWNERSHIP

CERTIFICATE NUMBER
0129124606

LICENSE NUMBER 19107D	DATE OF APPLICATION 10/18/2001	MODEL YEAR 1994	MAKE CHEV	POWER/USE G/EX	SERIES & BODY STYLE K2PU
VEHICLE IDENTIFICATION NUMBER (VIN) 1GCGK29K6RE263294		FLEET/EQUIP. NUMBER	SCALE WT. 05410	MILEAGE 0076808	ODOMETER CODE ACTUAL MILEAGE
COMMENTS/ BRANDS 21002 1994			PRIOR TITLE STATE WA	PRIOR TITLE NUMBER 9425522408	

REGISTERED OWNER
SAME AS LEGAL OWNER BELOW

SIGNATURE(S) OF REGISTERED OWNER(S) BELOW, HEREBY RELEASES ALL INTEREST IN VEHICLE DESCRIBED ABOVE.

BY _____
REGISTERED OWNER SIGNATURE DATE OF SALE

BY _____
REGISTERED OWNER SIGNATURE DATE OF SALE

SALE PRICE _____
SIGNATURE(S) OF LEGAL OWNER(S) BELOW, HEREBY RELEASES ALL INTEREST IN VEHICLE DESCRIBED ABOVE.

BY _____
FIRST LEGAL OWNER-SIGNATURE & TITLE DATE RELEASED

BY _____
SECOND LEGAL OWNER-SIGNATURE & TITLE DATE RELEASED

LEGAL OWNER: When lien is satisfied, release interest by signing above and transmit this document to County Auditor or Agent with proper fee. Failure to properly release and transmit the document within 10 days after lien is satisfied may result in monetary penalty to the debtor, pursuant to RCW 46.12.170.

TRANSFEREE/BUYER MUST APPLY FOR TRANSFER OF OWNERSHIP WITHIN 5 DAYS FROM DATE OF DELIVERY TO AVOID PENALTY. (SEE REVERSE FOR ADDITIONAL INFORMATION.)

CERTIFY THAT THE RECORDS OF THE DEPARTMENT OF LICENSING SHOW PERSONS NAMED AS RECENTLY REGISTERED OWNERS AND AS LEGAL OWNER OF THE VEHICLE DESCRIBED.

10/01

0012021

KEEP IN A SAFE PLACE



ANY ALTERATION OR ERASURE VOIDS THIS TITLE

Seller: Please DETACH HERE

STATE OF WASHINGTON - DEPARTMENT OF LICENSING VEHICLE REPORT OF SALE

Seller: Please DETACH HERE

ONLY RETURN THIS PORTION

REQUIRED WHENEVER OWNERSHIP CHANGES - INCLUDING DEALER TRADES

WARNING: THIS FORM DOES NOT TRANSFER OWNERSHIP

PLEASE PRINT OR TYPE - SEE IMPORTANT INSTRUCTIONS BELOW.

DOL USE ONLY

LICENSE NUMBER 19107D	VEHICLE IDENTIFICATION NUMBER (VIN) 1GCGK29K6RE263294	MODEL YEAR 1994	MAKE CHEV	SERIES/BODY K2PU	CERTIFICATE NUMBER 0129124606
TRANSFEROR/SELLER: To be released from civil/criminal liability for the operation of the vehicle you must fill in this form COMPLETELY . The completed form MUST be delivered to your local Washington vehicle license office, within 5 days from the date of sale of the vehicle. A service fee will apply.			VISIT THE DOL WEBSITE AT: www.wa.gov/dol		
NAME OF SELLER/TRANSFEROR (CURRENT REGISTERED OWNER) _____ COMPLETE ADDRESS OF SELLER/TRANSFEROR _____ CITY _____ STATE _____ ZIP CODE _____			NAME OF PURCHASER/TRANSFEEE _____ COMPLETE ADDRESS OF PURCHASER/TRANSFEEE _____ CITY _____ STATE _____ ZIP CODE _____		
DATE VEHICLE WAS SOLD	TODAY'S DATE	VEHICLE PURCHASE PRICE	SELLER'S/TRANSFEROR'S SIGNATURE X		

MV-02 (REV. 7/73)

MV-02 (REV. 7/73) DO NOT SEPARATE STATE of WASHINGTON

MOTOR VEHICLE CERTIFICATE OF TITLE

THIS TITLE IS EVIDENCE OF LEGAL OWNERSHIP

LICENSE NO. 016644	POW USE CLASS 0 EX 71	SERIES & BODY TYPE 4 FIRE	MAKE PTPR	TAX CODE 89	PURCH COST OR SCALE WT. YR	TITLE NO. 7335503701866	CO DE	
MOTOR I.D. OR SERIAL NO.		R4763	DATE OF APPLICATION		REMARKS	EQUIP NO.		
			MO 06	DAY 30			YR 71	
CO. NO. 20	REMARKS 354							

SAME AS LEGAL OWNER BELOW

SIGNATURE(S) RELEASES INTEREST IN VEHICLE	DATE

GOLDEN GLENN AVE 20

② SIGNATURE(S) RELEASES INTEREST IN VEHICLE DATE

SELLER MUST WRITE IN PURCHASER'S NAME & ODOMETER READING **DIRECTOR DEPARTMENT OF MOTOR VEHICLES** **MILEAGE READING IS**

DEPT.
COPY

KEEP ALL COPIES TOGETHER IN A SAFE PLACE

(DO NOT USE)

LISTING NO. (AUDITOR'S USE ONLY)

ITEM NO. WN74 179650										LICENSE PLATE NO.				
TRANS CODE		W/L		ORIG.	TRAN	RE	ISSUE	OTHER	REPL. PLATES	CORR.	SPEC. NO.	MTR. CHG.	ISSUE CLASS	ISSUE TITLE
8	12	11	0	3						1	2	4	8	
COUNTY		RESIDING IN		UNINC.		PREVIOUS PLATE NO.		X	IF FLEET	EQUIP. NO.		REG. YR.	ABATE MONTH	
LEGAL OWNER		REGISTERED OWNER (LAST NAME FIRST) AND CURRENT ADDRESS												
ZIP CODE														
LEGAL OWNER														
ZIP CODE														
DEALER'S REPORT OF SALE														
I (WE) CERTIFY THAT I (WE) SOLD THE VEHICLE DESCRIBED HEREON TO THE REGISTERED OWNER AS SHOWN AND WARRANT VEHICLE CLEAR OF ENCUMBRANCES EXCEPT AS SHOWN IN "LEGAL OWNER" SPACE. SALES TAX HAS BEEN COLLECTED.														
DEALER NAME														
DEALER'S AUTHORIZED SIGNATURE)														
IF RESOLD NEW OWNER SIGN HERE X														
SECURED PARTY														
SIGN (GIVE TITLE WHEN SIGNING FOR COMPANY)														
SUBSCRIBED AND SWORN TO BEFORE ME THIS														
CHECKED BY														
DATE OF SALE														
SCHOOL DISTRICT NUMBER IN WHICH VEHICLE IS LOCATED														
DESCRIBED VEHICLE IS														
NEW <input type="checkbox"/> USED <input checked="" type="checkbox"/>														
AUDITOR'S STAMP														
TOTAL FEES AND TAX														
PENALTY FEE														
USE TAX														
OTHER FEE														
TITLE FEE														
BASIC FEE														
EXCISE TAX														
FILING FEE														
NOTARY PUBLIC OR DEPUTY AUDITOR														
DAY OF														
19														

(*) IN "CODE" BOX INDICATES VEHICLE WAS PREVIOUSLY EXEMPT, SALVAGED OR FOR HIRE. SEE "SERIES & BODY TYPE" BOX.

Chapter 2.76 DISPOSAL OF SURPLUS PROPERTY

Sections:

- [2.76.010](#) Purpose.
- [2.76.020](#) Responsibility for administration.
- [2.76.030](#) Determination of value.
- [2.76.040](#) Report to mayor--Initial procedure.
- [2.76.050](#) Property worth five thousand dollars or less.
- [2.76.060](#) Procedure--Property of a value over five thousand dollars.
- [2.76.070](#) Methods of disposition.
- [2.76.080](#) Guidelines for decision.
- [2.76.090](#) Statutory exceptions.

2.76.010 Purpose.

This chapter establishes procedures for disposition of property, other than real estate, which is surplus to the needs of the city. It is the intention of council that the procedures set forth in this chapter are preferred over others;

Therefore, special procedures called for under other legislation are to be deemed exceptions to this chapter, and their use is to be limited accordingly. (Ord. 1256(part), 1999)

2.76.020 Responsibility for administration.

The mayor, or such other officer as may from time to time be appointed, is responsible for the administration of this chapter. The mayor shall coordinate the disposition of surplus property, and shall aid the council in determining the best method of disposal. All departments of the city shall cooperate with the mayor to ensure the most efficient and beneficial disposition of surplus property. (Ord. 1256(part), 1999)

2.76.030 Determination of value.

A department wishing to dispose of a single item of surplus property, or a group of items, shall make an estimate of the reasonable market value in "as is, where is" condition. If the department responsible for the property cannot make the estimate, the mayor shall determine the reasonable market value. (Ord. 1256(part), 1999)

2.76.040 Report to mayor--Initial procedure.

A city department responsible for property which it wishes to declare surplus shall provide the mayor with a detailed description of the property, its location and condition, and its estimated value. The mayor shall then determine if any other department of the city has use for the property. If such a use is found, the mayor shall carry out the transfer of ownership and shall ensure that, if necessary, the fund disposing of the property is reimbursed for its reasonable market value. (Ord. 1256(part), 1999)

2.76.050 Property worth five thousand dollars or less.

If the property is not needed by the city and the estimated value is five thousand dollars or less, the mayor may dispose of the property by one of the methods listed in this chapter without reporting the matter to the city council. (Ord. 1256(part), 1999)

2.76.060 Procedure—Property of a value over five thousand dollars.

Disposition of surplus property of a value over five thousand dollars must be approved by a majority of the city council.

The procedure is as follows:

- A. The council shall examine the report of the mayor at a public meeting, and shall then either give further directions to the mayor.
- B. The mayor shall carry out the directions of the council with the assistance of the department owning the property.
- C. If directed to do so by the council, the mayor shall prepare a written report of the arrangements made, whereupon:
 - 1. The council shall consider the report of the mayor at either a public or an executive session, and shall then give further directions to the mayor as follows:
 - a. Approve the disposition;
 - b. Approve the disposition with additional special conditions; or,
 - c. Disapprove the proposed disposition, whereupon it shall give the mayor directions for further action. (Ord. 1256(part), 1999)

2.76.070 Methods of disposition.

Permissible methods of disposition of surplus property include, but are not limited to:

- A. Public auction;
- B. Solicitation of written bids;
- C. Negotiated sale to one or more designated buyers only as to property exceeding five thousand dollars in value;
- D. Transfer to another agency of government at or below reasonable market value; or
- E. Lease or loan. (Ord. 1256(part), 1999)

2.76.080 Guidelines for decision.

The council shall dispose of surplus property in the manner that they deem to be the best interests of the city. Considerations include but are not limited to:

- A. Possible future requirements of the city;
- B. Present value of the property;
- C. Likelihood of locating a buyer;
- D. Intergovernmental cooperation;
- E. The general welfare of the citizens of the city. (Ord. 1256(part), 1999)

2.76.090 Statutory exceptions.

Certain city ordinances and provisions of the Revised Code of Washington impose special conditions for the disposition of municipal property. Where necessary, city officials shall comply with those laws, treating them as limited exceptions to this chapter. Exceptions include, but are not limited to, the following as they may from time to time be amended:

- A. Disposition of works of art;
- B. RCW [27.12.305](#), .320, disposition of library materials;
- C. RCW [35.21.088](#), equipment rental;
- D. RCW [35.21.660](#) through .690, .725 through .755, transfers to municipally chartered corporations;
- E. RCW [35.21.820](#), ride-sharing vehicles;
- F. RCW Ch. [35.94](#), surplus utility property;
- G. RCW Chs. [39.33](#) and .34, intergovernmental agreements; alternate method for intergovernmental disposition of property;
- H. RCW [46.52.145](#), disposition of abandoned junk motor vehicles;
- I. RCW Chs. [63.21](#) and [63.22](#), disposition of found or unclaimed property in the hands of the police. (Ord. 1256(part), 1999)

**The Goldendale Municipal Code is current through
Ordinance 1489, passed August 20, 2018.**

Disclaimer: The City Clerk's Office has the official version of the Goldendale Municipal Code. Users should contact the City Clerk's Office for ordinances passed subsequent to the ordinance cited above.

AGENDA BILL: I1

AGENDA TITLE: MAP ZONE CHANGE REQUEST

DATE: MAY 6, 2019

ACTION REQUIRED:

ORDINANCE X

COUNCIL INFORMATION X

RESOLUTION

OTHER

MOTION X

EXPLANATION:

Upon the recommendation and consideration of rezone application number 19-01, the City of Goldendale Planning Commission, please find attached the ordinance no 1494 rezoning the vacant two-acre parcel and the intersection of Klickitat Street and Railroad Avenue from Light Manufacturing (M-1) to Two-Family Residential (R-2). Under the current zoning of Light Manufacturing (M-1) a church complex is not a listed principal or conditional use. The proposed zoning, Two-Family Residential (R-2) list "Churches and similar places of worship" as a conditional use. This is a necessary step in the land use process.

FISCAL IMPACT:

ALTERNATIVES:

STAFF RECOMMENDATION:

MOTION:

I MOVE TO ADOPT ORDINANCE NO. 1494 IN THE MATTER OF MAP/ZONE CHANGE REQUEST NUMBER 19-01 PURSUANT TO CHAPTER 17.66.020 OF THE GOLDENDALE MUNICIPAL CODE.

**CITY OF GOLDENDALE
GOLDENDALE, WASHINGTON**

ORDINANCE NO. 1494

**IN THE MATTER OF MAP/ZONE CHANGE REQUEST PURSUANT TO CHAPTER
17.66.020 OF THE GOLDENDALE MUNICIPAL CODE**

APPLICANT: Church of the Nazarene/City of Goldendale Rezone 19-01

WHEREAS, following a public hearing on April 11, 2019, the Planning Commission of the City of Goldendale made its report, findings of fact, conclusions and recommendations to the City Council in the matter of the Map/Zone Change Request by the Church of the Nazarene and the City of Goldendale, and they recommended that appropriate map/zone changes from Light Manufacturing (M-1) to Two-Family Residential District (R-2) be granted, and

WHEREAS, the notice of the public hearing before the Planning Commission on Map/Zone Change was published in the Goldendale Sentinel on March 27, 2019, notice of such public hearing was posted on the property, on March 21, 2019 and mailed to the applicant and landowners within 300 feet of the boundary of the property on March 21, 2019, and

WHEREAS, the City Council finds that the rezone is in the public interest and is consistent with the rezone criteria contained in the Goldendale Municipal Code and as required by Washington law, and

WHEREAS, the City Council hereby adopts the recommendation of the Planning Commission, and incorporates by reference as fully as if herein set forth the Planning Commission's findings of fact and conclusions,

WHEREAS, the City Council, at its meeting dated April 11, 2019 approved and accepted the recommendation of the Planning Commission to grant the request for a map/zone changed from Light Manufacturing (M-1) to Two-Family Residential (R-2), and finding that the recommendation of the Planning Commission should be adopted, and

NOW, THEREFORE, the City Council of the City of Goldendale does ordain as follows:

The hereinafter described real property is hereby rezoned from Light Manufacturing (M-1) to Two-Family Residential (R-2):

See Exhibit A Legal Description

Parcel # 04162010001200

The City Administrator or his designee is hereby authorized and directed to amend the "Official Zoning Map of the City of Goldendale" maintained pursuant to GMC § 17.02.030 to reflect said change.

EFFECTIVE DATE: This ordinance shall take effect five days after its publication.

**PASSED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF GOLDENDALE,
WASHINGTON, THIS 6TH DAY OF MAY 2019.**

Michael Canon, Mayor

ATTEST:

Connie Byers, Clerk-Treasurer

PLANNING COMMISSION
CITY OF GOLDENDALE

In the Matter of the Application of)
CHURCH OF THE NAZARENE/)
CITY OF GOLDENDALE,)
FOR A REZONE)
Pursuant to 17.66.020)
Goldendale Municipal Code)

Report, Findings of Fact,
Conclusions and Recommendation

THIS MATTER having come on regularly for hearing before the Planning Commission of the City of Goldendale on April 11, 2019, upon the application of Church of the Nazarene/City of Goldendale, for a change of zoning pursuant to Chapter 17.66 of the Goldendale Municipal Code requesting a zoning change from Light Manufacturing (M-1) to Two-Family Residential (R-2) ; the Planning Commission having considered all the files, records, exhibits and reports herein; now, therefore, the Planning Commission of the City of Goldendale hereby makes the following Report, Findings of Fact, Conclusions and Recommendation to the City Council:

Findings of Fact

1. The property for which the reconsideration of zoning change is requested is described as follows:

See Attached Exhibit A Legal Description

Property is located on the Northwest corner of Railroad Avenue and Klickitat Street. Tax Parcel #04162010001200

2. The site is currently zoned Light Manufacturing (M-1). The area to the north and south is zoned Two-Family Residential (R-2) and the property to the east and west is zoned Light Manufacturing (M-1).
3. The property is currently vacant land and has been known as the Depot Grounds.
4. A SEPA checklist was filed and a Determination of Non-significance was issued on March 19, 2019. No comments have been received.
5. The Land Use designation for the area surrounding this property is High-density Residential and Industrial.
6. No additional infrastructure is required due to this request for rezoning.

7. The applicant, Church of the Nazarene, testified that they wish to construct a new church complex, that would include an auditorium, classrooms, offices and restrooms. Under the current zoning of Light Manufacturing (M-1) a church complex is not a listed principal or conditional use. The proposed zoning, Two-Family Residential (R-2) lists "Churches and similar places of worship" as a conditional use. This is a necessary step in the land use process. It was noted that a conditional use process is still required before a building permit can be obtained.
8. The applicant has noted that there is a conditional Real Estate Purchase and Sale Agreement with the City of Goldendale. In part, this land use process is necessary to satisfy the conditions of the proposed sale.
9. The applicant also noted that an alternate process could be used but would require a change to the allowed uses in a Light Manufacturing District (M-1).
10. The applicant has shown the change in zoning conforms with the Comprehensive Plan and is in the public's best interest.
11. The applicant has supported its request with a site plan showing the existing development and its relationship to surrounding uses.
12. Any Findings of Fact deemed to be a Conclusion of Law is hereby adopted as such.

BASED UPON THE FOREGOING FINDINGS OF FACT, the Planning Commission of the City of Goldendale makes the following:

Conclusions of Law

1. The Planning Commission of the City of Goldendale has jurisdiction to report and make findings and conclusions and a recommendation to the City Council regarding the application for a change of zoning.
2. The subject property is currently zoned Light Manufacturing (M-1).
3. Granting the reconsideration of the zoning would be in the best interest of the community. Thus, the public health, safety, welfare and convenience would be best served by a change of the zoning from Light Manufacturing (M-1) to Two-Family Residential (R-2).
4. Granting the map change/amendment request conforms with the Comprehensive Plan and is in the public's best interest.

5. Granting the map change request is supported by a site plan showing the existing development and its relationship to surrounding uses.
6. Granting the map change request is not considered a "spot zone" because it is not contrary to public health safety or welfare, it does not confer a discriminatory benefit upon the applicant to the detriment of other owners who were not treated so favorably and it is not in conflict with the comprehensive plan.
7. The map change/amendment request application by the Church of the Nazarene/City of Goldendale should be granted.
8. Any Conclusions of Law deemed to be a Finding of Fact is hereby adopted as such.

BASED UPON THE FOREGOING FINDINGS OF FACT AND CONCLUSION OF LAW, the Planning Commission of the City of Goldendale hereby makes the following Recommendation to the City Council:

Recommendation

The Planning Commission recommends that the Council make the appropriate map change requested by the applicant to rezone the subject property from Light Manufacturing (M-1) to Two-Family Residential (R-2) be granted.

ADOPTED AND APPROVED THIS 6th day of May 2019.

PLANNING COMMISSION

Chairman

Member

Member

ATTACHMENTS: Application
Site plan
Zoning map
GMC 17.10
GMC 17.34
GMC 17.66

CITY OF GOLDENDALE
LAND USE APPLICATION
1103 S. COLUMBUS
GOLDENDALE, WA 98620
VOICE: (509) 773-3771 FAX: (509) 773-9171

INSTRUCTIONS – PLEASE READ FIRST Please type or print your answers clearly

Answer all questions completely. If you have any questions about this form or the application process call, come in person or refer to the accompanying instructions.

This application consists of four parts. PART 1 – GENERAL INFORMATION AND PART IV- CERTIFICATION are on this page. PART II and III contain additional information specific to your proposal and should be attached to this page to complete the application. Remember to bring all necessary attachments and the required filing fee when the application is submitted.

PART 1 – GENERAL INFORMATION

1. APPLICANT'S	NAME City of Goldendale		
2. APPLICANT ADDRESS AND PHONE NUMBER	STREET 1103 S Columbus	CITY Goldendale	
	STATE WA ZIP 98620	PHONE 509-773-3771	
3. APPLICANT'S INTEREST IN PROPERTY	CHECK <input type="checkbox"/> OWNER <input type="checkbox"/> OWNER REPRESENTATIVE		
	ONE: <input checked="" type="checkbox"/> CONTRACT PURCHASER <input type="checkbox"/> OTHER		
4. PROPERTY OWNER (IF OTHER THAN APPLICANT)	NAME Church of the Nazarene		
5. PROPERTY OWNER'S ADDRESS AND PHONE (IF OTHER THAN APPLICANT)	STREET Po Box 1500	CITY Goldendale	
	STATE WA ZIP 98620	PHONE 509-773-4216	
6. ASSESSOR'S PARCEL NUMBER FOR SUBJECT PROPERTY: 04162010001200			
7. EXISTING ZONING OF SUBJECT PROPERTY: M-1			

8. ADDRESS OF SUBJECT PROPERTY: NW Corner of Klickitat/Railroad

9. TYPE OF APPLICATION: (CHECK ALL THAT APPLY)

<input checked="" type="checkbox"/> Rezone	<input type="checkbox"/> Environmental Checklist (SEPA)	<input type="checkbox"/> Shoreline
<input type="checkbox"/> Conditional Use	<input type="checkbox"/> Preliminary Subdivision	<input type="checkbox"/> Administrative Appeal
<input type="checkbox"/> Variance	<input type="checkbox"/> Short Plat	<input type="checkbox"/> Citizen Review Board Appeal
<input type="checkbox"/> Home Occupation	<input type="checkbox"/> Right-of-Way Vacation	<input type="checkbox"/> Board of Adjustment Appeal
<input type="checkbox"/> Boundary Line Adjustment	<input type="checkbox"/> Other Describe: _____	

PART II SUPPLEMENTAL APPLICATION AND PART III – REQUIRED ATTACHMENTS

10. SEE ATTACHED SHEETS

PART IV – CERTIFICATION

11. I certify under penalty of perjury under the laws of the State of Washington that the above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

PROPERTY OWNERS SIGNATURE

DATE

FOR ADMINISTRATIVE USE ONLY

DATE FEE PAID	RECEIVED BY	AMOUNT	RECEIPT NO.	HEARING DATE

REZONE

PART II – APPLICATION INFORMATION

1. REQUEST:

(I, we) the property owner(s) request that the following described property be rezoned:

From Light Industrial (M-1) To Two-Family Residential (R-2)

2. LEGAL DESCRIPTION OF THE SUBJECT PROPERTY (Attach if lengthy)

See Attached Exhibit A

3. OWNER'S SIGNATURE:

We (I, we) certify that (I, we) are the owner(s) of record of all of the above –described property:

PROPERTY (OWNER(S) SIGNATURE)

STATE OF WASHINGTON)

COUNTY OF KICKITAT)

On this day personally appeared before me _____ known to me to be the individual(s) described in and who executed the within and foregoing instrument and acknowledged that they are the owner(s) of the property requested to be rezoned, have read the application and know the contents thereof, and believe the same to be true.

GIVEN under my hand and official seal this _____ day of _____ 20____

PART III – REQUIRED ATTACHMENTS

4. ENVIRONMENTAL CHECKLIST: A properly completed Environmental Checklist is mandated by the Washington State Environmental Policy Act (SEPA) for a rezone request.

5. WRITTEN NARRATIVE: Thoroughly answers the following questions in as much detail as possible:

- A. How is the rezone request is in conformance with and/or how does the request deviate from the City of Goldendale Comprehensive Plan?
- B. Are there adequate public facilities, such as traffic capacity, sewer service, potable water, storm water and other public services and infrastructure existing on and around the subject property? Are the existing public facilities capable of supporting the most intensive use of the new (requested) zone? If not, what mitigating measures are going to be implemented to address any short falls in public services that may exist?
- C. Is the proposed zone change and associated land use changes in the public's best interest? If so, explain.

6. SPECIFIC PROJECT: If this request is for a specific project please include the following:

- A. Written project description including number of housing units and parking spaces. If the proposal is for a business describe hours of operation, days per week and all other pertinent information related to business operations.
- B. Site Plan (see attached checklist)

7. PROPERTY OWNER NOTIFICATION LIST:

- A. Map depicting project limits and the area bounded by those lines 300 feet from the project limits.
- B. Mailing label list of the names and addresses of the property owners within 300 feet of the subject property as shown on the records of the Klickitat County Assessor.

EXHIBIT "A" – Legal Description

IN COUNTY OF KLICKITAT, STATE OF WASHINGTON

Beginning at the point of intersection of the South line of Brooks Avenue as per the recorded Plat thereof and the Northerly extension of the West line of Lot 1, Block 1 in Fairview Addition to the City of Goldendale, Washington, said point also being the Northwest corner of that property conveyed to Klickitat Valley Grain Growers, Inc. by Deed dated March 8, 1993 and recorded in Book 293, Page 940 in said Klickitat County, Washington;

thence Westerly along the South line of said Brooks Avenue 440 feet, more or less, to the Westerly line of Grantor's property acquired from John J. Golden and wife by Deed dated May 31, 1902 and recorded in Book 0, Page 407 in Klickitat County, Washington;

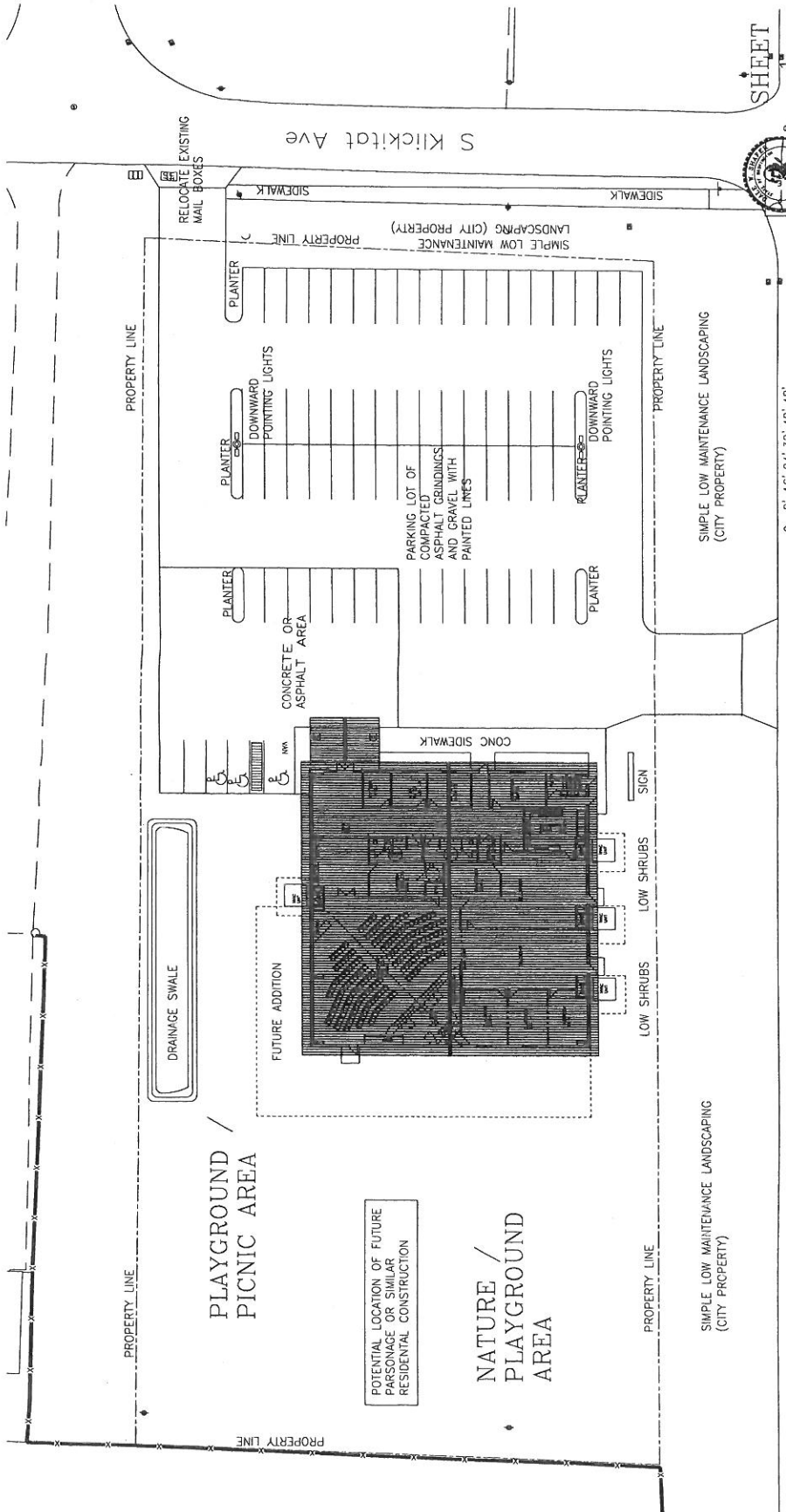
thence Southerly along said Westerly property line 200 feet, more or less, to a line that lies parallel and/or concentric with and 30 feet normally distant Northerly from said Railway Company's Main Track centerline as originally located;

thence Westerly along said parallel line 540.1 feet to the Westerlymost corner of said "John J. Golden" property;

thence Easterly along the South line of said "John J. Golden" property 942 feet, more or less, to the Southwest corner of said "Klickitat Valley Grain Growers, Inc." property;

thence Northerly along the West line of the last said property 230 feet, more or less, to the point of beginning.

TOGETHER WITH all that portion of said Railway Company's 60 foot wide Branch Line Property, being 30 feet wide on each side of said Railway Company's Main Track centerline as originally located and constructed upon, over and across Block 19 of Fairview Addition to the City of Goldendale, Washington and Blocks 1,2,6,7 and 8 of Brooks Addition to the City of Goldendale, Washington and upon, over and across Dunbar Street, Baker Street, Sentinel Avenue, Putman Avenue, Nesbitt Avenue and South High Avenue, bounded on the North by the North line of said Block 19 and bounded on the South by the North line of Block 5 of said Brooks Addition.

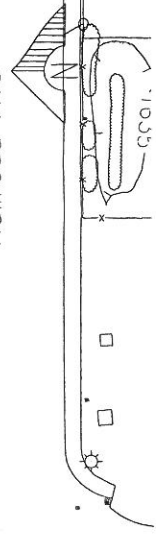


SHEET 1

GOLDENDALE CHURCH OF THE NAZARENE
CONCEPTUAL SITE PLAN

PRELIMINARY NOT FOR CONSTRUCTION
DALE W SHAFER, PE, 3-29-2019

Railroad Ave



POTENTIAL LOCATION OF FUTURE
PARSONAGE OR SIMILAR
RESIDENTIAL CONSTRUCTION

PLAYGROUND /
PICNIC AREA

NATURE /
PLAYGROUND
AREA

SIMPLE LOW MAINTENANCE LANDSCAPING
(CITY PROPERTY)

PROPERTY LINE

LOW SHRUBS

LOW SHRUBS

SIGN

SIMPLE LOW MAINTENANCE LANDSCAPING
(CITY PROPERTY)

PROPERTY LINE

PLANTER
DOWNWARD
POINTING LIGHTS

SIMPLE LOW MAINTENANCE
LANDSCAPING (CITY PROPERTY)

PROPERTY LINE

PLANTER
DOWNWARD
POINTING LIGHTS

CONCRETE, OR
ASPHALT AREA

PLANTER

PROPERTY LINE

DRAINAGE SWALE

PROPERTY LINE

RELOCATE EXISTING
MAIL BOXES

S Kllickitat Ave

0 8' 16' 24' 32' 40' 48'
GRAPHIC SCALE

DETERMINATION OF NON-SIGNIFICANCE

ENVIRONMENTAL CHECKLIST NO: REZONE 19-01

DESCRIPTION OF PROPOSAL: The proposal is to change the zoning from Light Industrial (M-1) to Two-Family Residential (R-2) for TL 12 IN SWNE LESS TL 12B IRREGULAR TRACTS 20-4-16 (BNSF VACANT PROPERTY RAILROAD ST)

PROPONENT: Nazarene Church of Goldendale

LEAD AGENCY: City of Goldendale
1103 South Columbus
Goldendale, WA 98620

THRESHOLD DETERMINATION: The lead agency for this proposal has determined that this proposal does not have a probable significant impact on the environment. An environmental impact statement (EIS) is not required under RCW 43.21C.030(2)(c). This decision was made after review of a completed environmental checklist and other information on file with the lead agency. This information is available to the public upon request.

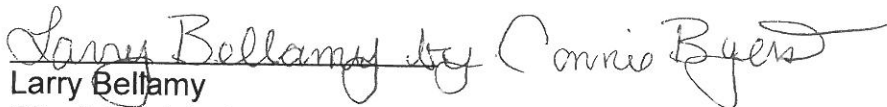
COMMENT PERIOD: Comments received until April 9, 2019

APPEAL PERIOD ENDS: April 9, 2019

RESPONSIBLE OFFICIAL: Larry Bellamy
City of Goldendale
1103 South Columbus
Goldendale, WA 98620

Telephone: 509-773-3771
FAX: 509-773-9171

SIGNED this 20 day of March, 2019


Larry Bellamy
City Administrator
SEPA Responsible Official

WAC 197-11-960 Environmental checklist.

ENVIRONMENTAL CHECKLIST

Purpose of checklist:

The State Environmental Policy Act (SEPA), chapter 43.21C RCW, requires all governmental agencies to consider the environmental impacts of a proposal before making decisions. An environmental impact statement (EIS) must be prepared for all proposals with probable significant adverse impacts on the quality of the environment. The purpose of this checklist is to provide information to help you and the agency identify impacts from your proposal (and to reduce or avoid impacts from the proposal, if it can be done) and to help the agency decide whether an EIS is required.

Instructions for applicants:

This environmental checklist asks you to describe some basic information about your proposal. Governmental agencies use this checklist to determine whether the environmental impacts of your proposal are significant, requiring preparation of an EIS. Answer the questions briefly, with the most precise information known, or give the best description you can.

You must answer each question accurately and carefully, to the best of your knowledge. In most cases, you should be able to answer the questions from your own observations or project plans without the need to hire experts. If you really do not know the answer, or if a question does not apply to your proposal, write "do not know" or "does not apply." Complete answers to the questions now may avoid unnecessary delays later.

Some questions ask about governmental regulations, such as zoning, shoreline, and landmark designations. Answer these questions if you can. If you have problems, the governmental agencies can assist you.

The checklist questions apply to all parts of your proposal, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The agency to which you submit this checklist may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impact.

Use of checklist for nonproject proposals:

Complete this checklist for nonproject proposals, even though questions may be answered "does not apply." IN ADDITION, complete the SUPPLEMENTAL SHEET FOR NONPROJECT ACTIONS (part D).

For nonproject actions, the references in the checklist to the words "project," "applicant," and "property or site" should be read as "proposal," "proposer," and "affected geographic area," respectively.

A. BACKGROUND

1. Name of proposed project, if applicable: Nazarene Church Rezone
2. Name of applicant: Church of the Nazarene
3. Address and phone number of applicant and contact person:
Po Box 1500 Goldendale Wa 98620
(509) 773-4216
4. Date checklist prepared: 3/13/2019
5. Agency requesting checklist: City of Goldendale
6. Proposed timing or schedule (including phasing, if applicable): Rezone public hearing before the planning committee
4/11/2019. Presentation to Council in May of 2019.
7. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain. Assuming rezone is approved, then file for a conditional use and site plan for construction of a church complex.

8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal. **Geotechnical Site Investigation Report.**
9. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain. **None yet.**
10. List any government approvals or permits that will be needed for your proposal, if known.
1. **Rezone**
 2. **Conditional Use**
 3. **Site Plan**
 4. **Building Permit**
11. Give brief, complete description of your proposal, including the proposed uses and the size of the project and site. There are several questions later in this checklist that ask you to describe certain aspects of your proposal. You do not need to repeat those answers on this page. (Lead agencies may modify this form to include additional specific information on project description.) The proposal is for construction of a 10,000 sq foot church complex and associated parking for approximately 100 vehicles. The proposed project site is approximately 2 acres on the NW corner of South Klickitat St and West Railroad Ave.
12. Location of the proposal. Give sufficient information for a person to understand the precise location of your proposed project, including a street address, if any, and section, township, and range, if known. If a proposal would occur over a range of area, provide the range or boundaries of the site(s). Provide a legal description, site plan, vicinity map, and topographic map, if reasonably available. While you should submit any plans required by the agency, you are not required to duplicate maps or detailed plans submitted with any permit applications related to this checklist. Proposal is located off the NW corner of the 500 block of Klickitat Street and the 600 block of Railroad Ave, also known as the "Depot Grounds" and as shown on the survey attached Exhibit A.

TO BE COMPLETED BY APPLICANT

EVALUATION FOR
AGENCY USE ONLY

B. ENVIRONMENTAL ELEMENTS 1.

Earth

- a. General description of the site (circle one): Flat, rolling, hilly, steep slopes, mountainous, other.
- b. What is the steepest slope on the site (approximate percent slope)? 0%

- c. What general types of soils are found on the site (for example, clay, sand, gravel, peat, muck)? If you know the classification of agricultural soils, specify them and note any prime farmland.
- d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe. No
- e. Describe the purpose, type, and approximate quantities of any filling or grading proposed. Indicate source of fill.
- f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe. No
- g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?
- h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any: N/A
- a. Air
- a. What types of emissions to the air would result from the proposal (i.e., dust, automobile, odors, industrial wood smoke) during construction and when the project is completed? If any, generally describe and give approximate quantities if known. Standard construction noise for building of a church complex.
- b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe. None
- c. Proposed measures to reduce or control emissions or other impacts to air, if any: N/A

3. Water

a. Surface:

- 1) Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If appropriate, state what stream or river it flows into. **None**
- 2) Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If yes, please describe and attach available plans. **No**
- 3) Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material. **None**
- 4) Will the proposal require surface water withdrawals or diversions? Give general description, purpose, and approximate quantities if known. **No**
- 5) Does the proposal lie within a 100-year floodplain? If so, note location on the site plan. **No**
- 6) Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge. **No**

b. Ground:

- 1) Will ground water be withdrawn, or will water be discharged to ground water? Give general description, purpose, and approximate quantities if known. **No**
- 2) Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (for example: Domestic sewage; industrial, containing the following chemicals...; agricultural; etc.). Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve. **N/A**

c. Water runoff (including stormwater):

1) Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe. N/A

2) Could waste materials enter ground or surface waters? If so, generally describe. No

d. Proposed measures to reduce or control surface, ground, and runoff water impacts, if any: N/A

4. Plants

a. Check or circle types of vegetation found on the site: None

_____ deciduous tree: alder, maple, aspen, other

_____ evergreen tree: fir, cedar, pine, other

_____ shrubs

_____ grass

_____ pasture

_____ crop or grain

_____ wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other

_____ water plants: water lily, eelgrass, milfoil, other

_____ other types of vegetation

b. What kind and amount of vegetation will be removed or altered? None

c. List threatened or endangered species known to be on or near the site. N/A

d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any: See site plan.

5. Animals

a. Circle any birds and animals which have been observed on or near the site or are known to be on or near the site: None

birds: hawk, heron, eagle, songbirds, other:

mammals: deer, bear, elk, beaver, other:

fish: bass, salmon, trout, herring, shellfish, other:

b. List any threatened or endangered species known to be on or near the site. N/A

c. Is the site part of a migration route? If so, explain. No

d. Proposed measures to preserve or enhance wildlife, if any: N/A

6. Energy and natural resources

a. What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy needs? Describe whether it will be used for heating, manufacturing, etc. Electrical for appliance and lighting natural gas for heating.

b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe. No

c. What kinds of energy conservation features are included in the plans of this proposal? List other proposed measures to reduce or control energy impacts, if any: Build buildings to meet energy code requirements.

7. Environmental health

a. Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste, that could occur as a result of this proposal? If so, describe. No

1) Describe special emergency services that might be required. N/A

2) Proposed measures to reduce or control environmental health hazards, if any: N/A

b. Noise

1) What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)? Standard Residential Uses.

2) What types and levels of noise would be created by or associated with the project on a short-term or a long-term basis (for example: traffic, construction, operation, other)? Indicate what hours noise would come from the site. During Construction.

3) Proposed measures to reduce or control noise impacts, if any: N/A

8. Land and shoreline use

a. What is the current use of the site and adjacent properties? Vacant, construction site lay down yard.

b. Has the site been used for agriculture? If so, describe. No

c. Describe any structures on the site. None

d. Will any structures be demolished? If so, what? No

e. What is the current zoning classification of the site? M – 1 (Light Industrial)

f. What is the current comprehensive plan designation of the site? Light Industrial

g. If applicable, what is the current shoreline master program designation of the site? N/A

h. Has any part of the site been classified as an "environmentally sensitive" area? If so, specify. No

i. Approximately how many people would reside or work in the completed project? 2 to 3

j. Approximately how many people would the completed project displace? None

k. Proposed measures to avoid or reduce displacement impacts, if any: N/A

TO BE COMPLETED BY APPLICANT

EVALUATION FOR
AGENCY USE ONLY

1. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any: N/A

9. Housing

- a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing. N/A
- b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing. N/A
- c. Proposed measures to reduce or control housing impacts, if any: N/A

10. Aesthetics

- a. What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed? 24 feet.
- b. What views in the immediate vicinity would be altered or obstructed? Properties located north of proposed site may have their view of Mt. Hood altered.
- c. Proposed measures to reduce or control aesthetic impacts, if any: N/A

11. Light and glare

- a. What type of light or glare will the proposal produce? What time of day would it mainly occur? Outdoor Building and parking lot lighting.
- b. Could light or glare from the finished project be a safety hazard or interfere with views? No
- c. What existing off-site sources of light or glare may affect your proposal? None
- d. Proposed measures to reduce or control light and glare impacts, if any: Meet outdoor Illumination Code by installing full cut-off outdoor fixtures.

12. Recreation

- a. What designated and informal recreational opportunities are in the immediate vicinity? None
- b. Would the proposed project displace any existing recreational uses? If so, describe. No
- c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any: N/A

13. Historic and cultural preservation

- a. Are there any places or objects listed on, or proposed for, national, state, or local preservation registers known to be on or next to the site? If so, generally describe. No
- b. Generally describe any landmarks or evidence of historic, archaeological, scientific, or cultural importance known to be on or next to the site. N/A
- c. Proposed measures to reduce or control impacts, if any: N/A

14. Transportation

- a. Identify public streets and highways serving the site, and describe proposed access to the existing street system. Show on site plans, if any. See site plan.
- b. Is site currently served by public transit? If not, what is the approximate distance to the nearest transit stop? No
- c. How many parking spaces would the completed project have? How many would the project eliminate? 100, None
- d. Will the proposal require any new roads or streets, or improvements to existing roads or streets, not including driveways? If so, generally describe (indicate whether public or private). No

- e. Will the project use (or occur in the immediate vicinity of) water, rail, or air transportation?
If so, generally describe. No
- f. How many vehicular trips per day would be generated by the completed project? If known, indicate when peak volumes would occur. N/A
- g. Proposed measures to reduce or control transportation impacts, if any: N/A

15. Public services

- a. Would the project result in an increased need for public services (for example: fire protection, police protection, health care, schools, other)? If so, generally describe. No
- b. Proposed measures to reduce or control direct impacts on public services, if any. N/A

16. Utilities

- a. Circle utilities currently available at the site: electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, other.
- b. Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on the site or in the immediate vicinity which might be needed. Electricity-ditch, Natural gas-dig ditch, water/sewer – dig ditch, telephone/cable – dig ditch.

C. SIGNATURE

I certify under penalty of perjury under the laws of the State of Washington that the above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

Signature: Larry Bellamy

Date Submitted: 3/19/19

Larry Bellamy, City Administrator

Chapter 17.10 TWO-FAMILY RESIDENTIAL DISTRICT (R-2)

Sections:

- [17.10.010](#) Purpose.
- [17.10.020](#) Permitted uses.
- [17.10.030](#) Permitted accessory uses.
- [17.10.040](#) Conditional uses.
- [17.10.050](#) Development standards.
- [17.10.060](#) Area regulations--Construction and siting standards.
- [17.10.070](#) Zero lot line development.

17.10.010 Purpose.

The R-2 district is established to provide a medium density residential environment. Lands within this district generally should contain multiple unit residential structures of a scale compatible with structures in lower density districts with useful yard spaces. The R-2 district is intended to allow for a gradual increase in density from low density residential districts and, where compatible, can provide a transition between different use areas. (Ord. 1438 §2(part), 2014)

17.10.020 Permitted uses.

The following uses shall be permitted in the R-2 district:

- A. Single-family dwellings consisting of a residential home built to current building codes or a new manufactured home or new modular home conforming to the development standards specified in Section [17.08.050](#); and
- B. Two-family dwelling (duplex) consisting of two attached residential homes built to current building codes or two new attached manufactured or modular homes conforming to the general aesthetics of the neighborhood in which they are sited and the development standards in Section 17.10.050. (Ord. 1438 §2(part), 2014)

17.10.030 Permitted accessory uses.

Accessory buildings shall not be permitted on a parcel prior to the existence of a principal use. The following uses shall be permitted as accessory to a permitted use in the R-2 district (see definition, Section [17.04.040](#)):

- A. Detached residential garages, as defined in Section [17.04.385](#), provided they do not exceed twenty feet in height and one thousand square feet in area;
- B. Home occupations, as defined in Section [17.04.390](#) and regulated by Chapter [17.48](#);
- C. Storage buildings not exceeding two hundred square feet of gross floor area and twelve feet in height; provided no container storage, as defined in Section [17.04.655](#), shall be permitted;
- D. In home day care licensed by the state of Washington for no more than twelve children after obtaining a city home occupation license and in conformity with Chapter 17.48. (Ord. 1438 §2(part), 2014)

17.10.040 Conditional uses.

The uses in this section may be authorized by the board of adjustment as conditional exceptions in residential districts as indicated. Conditional uses permitted in all residential districts may include:

- A. Public libraries, governmental and municipal office buildings;

- B. Public and private schools, public parks and playgrounds;
- C. Fire department station houses;
- D. Churches and similar places of worship;
- E. Cemeteries;
- F. Public utility and communication facilities;
- G. Private nursery schools, preschool, child mini-day care and day care centers; and
- H. Other uses deemed by the board of adjustment as similar to and consistent with the intent and purpose of the applicable residential zoning district. (Ord. 1438 §2(part), 2014)

17.10.050 Development standards.

- A. Minimum lot area: six thousand square feet;
- B. Minimum lot width: fifty feet;
- C. Minimum lot depth: fifty feet;
- D. Density: two dwelling units per lot;
- E. Maximum lot coverage: fifty percent;
- F. Minimum yard setbacks:
 - 1. Front: fifteen feet. Setback for a garage is twenty feet.
 - 2. Side: five feet.
 - 3. Side along flanking street of corner lot: fifteen feet.
 - 4. Rear:
 - a. Principal building: fifteen feet.
 - b. Accessory structures: five feet. Garages with vehicle doors parallel to an alley shall be set back from the alley twenty feet;
- G. Maximum building height:
 - 1. Principal building: thirty-five feet.
 - 2. Detached garage: twenty feet.
 - 3. Accessory buildings: twelve feet;
- H. Minimum living area size: for a two-family structure combined square foot total shall be at least eight hundred sixty-four square feet;
- I. Parking: see Chapter [17.52](#);
- J. Landscaping: see Chapter 17.54. (Ord. 1438 §2(part), 2014)

17.10.060 Area regulations--Construction and siting standards.

- A. **Roof Slope.** Roof slope shall be not less than a three-foot rise for each twelve feet of horizontal run.
- B. **Roofing Materials.** Roofing materials shall be compatible in appearance with surrounding homes.
- C. **Siding Materials.** Siding materials shall be wood or other material compatible with surrounding homes that have siding materials commonly used on conventional site-built International Building Code single-family residences.
- D. **Front Entrance.** The front entrance of each single-family dwelling shall be located facing or at a forty-five degree angle to the street that it is numbered on. However, in case of narrow corner lots the front entrance could be on the side street if needed.
- E. In addition, all manufactured homes shall comply with the following standards:
 - 1. **Age Restriction.** All manufactured homes shall have to be a "new manufactured home" and shall not be more than five years old as determined by the manufacturer's date.
 - 2. **Pit Set.** Manufactured homes shall be "pit set" with the first floor elevation no more than twelve inches above finished grade. The pit shall be of sufficient depth to accommodate eighteen inches' clearance below the frame of the unit with crawl space access located near utility connections. The foundation shall be installed in compliance with the requirements of the Washington Administrative Code.
 - 3. **Transportation Equipment.** All wheels, tongues and other transportation equipment must be removed when the manufactured home is placed upon a lot.
 - 4. **Facade.** All manufactured homes shall have a perimeter foundation look that will match those of a typical site-built residence.
 - 5. **HUD Code.** All manufactured homes must conform to the U.S. Department of Housing and Urban Development (HUD) 1976 Federal Manufactured Home Construction and Safety Standards Act.
 - 6. **Minimum Size.** Is comprised of at least two fully enclosed parallel sections each of which is not less than twelve feet wide by thirty-six feet long.
- F. **Replacement of a nonconforming mobile home/manufactured home on an individual lot** shall be with a new manufactured home or by a stick-built home meeting current lot setback requirements.
- G. **Residential dwellings located within the one-hundred-year floodplain** shall conform to the Goldendale flood ordinance and shoreline master program. (Ord. 1438 §2(part), 2014)

17.10.070 Zero lot line development.

Zero lot line development for single-family dwellings may be permitted in order to: promote efficient land use, permit a more energy efficient arrangement of structures, protect environmentally sensitive areas, or provide more usable private or community open space.

- A. **Districts in Which Permitted.** A zero lot line development for single-family dwellings may be permitted in the R-2 medium density residential district.
- B. **Application and Procedures.** All development applications which include a zero lot line shall be processed in accordance with Title 16, Subdivisions, including application requirements.
- C. **Development Standards.** All zero lot line developments shall comply with the standards of this title and the following requirements; provided, that where the standards included herein conflict with the standards established in other sections of this title, the standards herein shall apply:

1. **Platting Requirements.** Each dwelling shall be located on its own individual platted lot. The plat shall show the zero lot lines and the related easements;
2. **Openings Prohibited On the Zero Lot Line Side.** In order to maintain privacy, there shall be no windows, doors, air conditioning units, or any other type of openings in the wall along the zero lot line, except when such a wall abuts permanent open spaces or a public or private right-of-way;
3. **Maintenance and Drainage Easements.** A perpetual maintenance, eave overhang, and drainage easement at least five feet wide shall be provided on the lot adjacent to the zero lot line property line, which, with the exception of walls and/or fences, shall be kept clear of structures. This easement shall be shown on the plat and incorporated into each deed transferring title on the property. The wall shall be maintained in its original color and treatment unless otherwise agreed to in writing by the two affected lot owners. Eaves, but no other part of any structure, may protrude across a side lot line, and such protrusion shall not exceed eighteen inches. Water runoff from the dwelling placed on the lot is limited to the easement area; and
4. In no case shall a zero lot line dwelling be built closer than five feet from the lot line of a lot not approved for zero lot line development. (Ord. 1438 §2(part), 2014)

**The Goldendale Municipal Code is current through
Ordinance 1489, passed August 20, 2018.**

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Chapter 17.34 LIGHT MANUFACTURING DISTRICT (M-1)

Sections:

- [17.34.010](#) Purpose.
- [17.34.020](#) Principal uses.
- [17.34.030](#) Accessory uses.
- [17.34.040](#) Conditional uses.
- [17.34.050](#) Prohibited uses.
- [17.34.060](#) Outdoor storage.
- [17.34.070](#) Development standards.
- [17.34.080](#) Parking.
- [17.34.090](#) Landscaping.
- [17.34.100](#) Site plan.

17.34.010 Purpose.

The purpose of this district is to implement the comprehensive plan by providing for planned development of large land areas, in appropriate locations, exclusively for industrial and subordinate uses which provide support services to the district. The light manufacturing district is a light industrial zoning classification suitable for the manufacture, distribution and assembly of finished products that have a relatively light impact on adjacent uses and are primarily conducted in an enclosed structure. Master planning of the entire industrial site is encouraged to ensure compatibility between industrial operations, as well as the existing and future character of adjacent areas. (Ord. 1438 §2(part), 2014)

17.34.020 Principal uses.

Principal uses permitted outright in light manufacturing districts shall include:

- A. Assembly of electrical appliances, electronic instruments and devices;
- B. Automotive assembly and repair, auto body and detail shops;
- C. Automobile, truck and machinery dealer (new and used), garage, automobile, truck and other vehicle repair;
- D. Boat building;
- E. Brewery;
- F. Building material storage yard;
- G. Contractors' or loggers' equipment and trucks storage yard, plant, repair, or rental;
- H. Contractors' plant or storage yards;
- I. Creamery, bottling, ice manufacture and cold storage plant;
- J. Distillery;
- K. Electrical central power station;
- L. Enameling or metal coating (galvanizing), or electroplating;
- M. Farm equipment repair;

- N. Food products, cosmetics, and pharmacology manufacturing, compounding, processing, and packaging; except fish and meat products and the reducing and refining of fats and oils;
- O. Fuel oil distributor;
- P. Grain elevator;
- Q. Heavy machinery sales and service;
- R. Laboratories, experimental;
- S. Landscape gardening and storage area for equipment and materials;
- T. Lumber sales business;
- U. Manufacture, compounding, processing, packaging or treatment of such products as bakery goods, candy, cosmetics, dairy products, drugs, food and beverage products;
- V. Manufacture, compounding, assembling or treatment of articles of merchandise from previously prepared materials, such as bone, cellophane, canvas, cloth, and glass;
- W. Manufacture, compounding, assembling or fabrication of lumber and millwork, manufactured homes, travel trailers, and other structures, structural wood members, wood containers and miscellaneous wood products;
- X. Mini-storage as defined in Section [17.04.556](#);
- Y. Printing plant;
- Z. Research, development and assembly facilities for component devices and equipment of an electrical, electronic or electromagnetic nature;
- AA. Railroad facilities of all types, except repair shops;
- BB. Recycling center;
- CC. Rental center;
- DD. Solid fuel yard;
- EE. Spinning or knitting of cotton, wool, flax, or other fibrous materials;
- FF. Tire retreading or recapping;
- GG. Towing shop and related facilities, including bull pens;
- HH. Trucking, express and storage yards;
- II. Vocational training programs and apprenticeships;
- JJ. Warehouse;
- KK. Welding shops;
- LL. Wholesale business; and
- MM. Wineries. (Ord. 1438 §2(part), 2014)

17.34.030 Accessory uses.

Accessory buildings shall not be permitted on a parcel prior to the existence of a principal use. Accessory uses permitted in light manufacturing districts shall include:

- A. Business signs in compliance with Chapter [17.42](#).
- B. Accessory uses in light manufacturing districts may be permitted which are customarily incidental and subordinate to the principal use. All such accessory uses must conform to all requirements for the principal use. (Ord. 1438 §2(part), 2014)

17.34.040 Conditional uses.

Conditional uses permitted in light manufacturing districts shall include:

- A. Eating establishments, convenience grocery stores, cafes and gas stations operating primarily for the convenience of employees, clients and customers of the district;
- B. Business firm headquarters and professional offices;
- C. Public, governmental, and municipal buildings serving as administrative offices;
- D. Fire and police stations;
- E. Public utility and communication facilities including telephone exchanges, broadcasting stations and transmitting towers;
- F. Retail sale of lumber and other building materials;
- G. Manufacture and processing of food including meat, dairy, fruit, vegetable, seafood, bakery and beverage products;
- H. Fabrication of apparel including clothing, hats, caps, fur products; and miscellaneous textile products;
- I. Fabrication of leather products including belts, boots, shoes, gloves and mittens, luggage, handbags and other personal leather goods;
- J. Machine shop, welding shop, saw mill and sawmill activities; provided, that all odor and noise producing processes are conducted in an enclosed structure equipped with filtering or noise reduction equipment to mitigate odor and/or noise impacts;
- K. Tire retreading or recapping;
- L. Other uses deemed by the board of adjustment as similar to and consistent with the intent and purpose of the light manufacturing zoning district. (Ord. 1438 §2(part), 2014)

17.34.050 Prohibited uses.

No building, structure, or premises, or portions thereof shall be used for human habitation, except as quarters for a caretaker, guard, or other person whose permanent residency on the premises is required for operational, safety or protective purposes. (Ord. 1438 §2(part), 2014)

17.34.060 Outdoor storage.

Outdoor storage in a light manufacturing district must be maintained in an orderly manner at all times. For outdoor storage in this district, uses such as junkyards, auto wrecking and scrap metal storage are permitted under the following conditions:

- A. All storage yards must be screened to a minimum height of six feet, and materials must consist of sight-obscuring fence or evergreen plantings which completely enclose the use;
- B. No materials may be piled higher than the top of the fence or screening material;
- C. Such storage shall be no closer than two hundred feet from any public thoroughfare or commercial district and not closer than three hundred feet from any residential district;
- D. Storage of animal or vegetable wastes shall be prohibited which would attract insects or rodents or otherwise create a public health hazard. (Ord. 1438 §2(part), 2014)

17.34.070 Development standards.

The following provisions shall apply in the light manufacturing district, subject to other provisions of this title, except that where conflicts in regulation occur, the regulations specified in this section or on a development plan approved pursuant to this chapter shall apply:

- A. Minimum lot area: five thousand square feet;
- B. Minimum lot width: forty feet;
- C. Minimum lot depth: forty feet;
- D. Maximum building height: forty feet;
- E. Maximum lot coverage: not applicable;
- F. Minimum front yard depth: five feet (twenty-five feet when abutting a residential district);
- G. Minimum rear yard depth: five feet (twenty-five feet when abutting a residential district);
- H. Minimum side yard width: five feet (twenty-five feet when abutting a residential district). (Ord. 1438 §2(part), 2014)

17.34.080 Parking.

Parking standards shall be provided in accordance with the terms of Chapter 17.52. (Ord. 1438 §2(part), 2014)

17.34.090 Landscaping.

Landscaping shall be provided with the terms of Chapter 17.54. (Ord. 1438 §2(part), 2014)

17.34.100 Site plan.

A site plan shall be approved in accordance with the terms of Chapter 17.46. (Ord. 1438 §2(part), 2014)

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Chapter 17.66 AMENDMENTS

Sections:

- [17.66.010](#) Criteria for amendments.
- [17.66.020](#) Map changes.
- [17.66.030](#) Text changes.
- [17.66.040](#) Application procedure.

17.66.010 Criteria for amendments.

The planning commission and city council shall be guided by the following criteria in granting requests for amendments to the official zoning map of this title:

- A. Any change in zoning shall conform with comprehensive plan, provisions of this title, and shall be in the public's best interest;
- B. Any change in zoning shall be supported by a site plan showing the proposed development and its relationship to surrounding uses;
- C. When a change in zoning is not in agreement with the comprehensive plan, the applicant shall provide evidence to the city council's satisfaction that there is an additional need for the requested land use district. (Ord. 1438 §2(part), 2014)

17.66.020 Map changes.

The council may, upon submittal of a complete application and upon recommendation from the planning commission, or on its own motion, and after public hearing and referral to and report from the planning commission, change by ordinance the district boundary lines or zone classification as shown on the zoning map, provided such change is duly considered in relationship to a comprehensive plan as required by the laws of the state. (Ord. 1438 §2(part), 2014)

17.66.030 Text changes.

The council may, upon recommendation of the planning commission, or upon its own motion, after public hearing and referral to and report from the planning commission, amend, delete, supplement, or change by ordinance the regulations herein established, provided such revision conforms to the laws of the state. (Ord. 1438 §2(part), 2014)

17.66.040 Application procedure.

An application for a change of zone classification or district boundary lines submitted by the property owner, or his authorized representative, shall be filed with the zoning administrator at least ten days before a regularly scheduled meeting of the planning commission. The petition shall be accompanied by a check made payable to the city in the sum of one hundred dollars which shall be nonrefundable and used to cover costs incurred in connection with posting of the premises, mailing of notices and conducting the hearing as provided in this title. (Ord. 1438 §2(part), 2014)

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AGENDA BILL: I2

AGENDA TITLE: ALL-TERRAIN VEHICLES

DATE: MAY 6, 2019

ACTION REQUIRED:

ORDINANCE X

COUNCIL INFORMATION X

RESOLUTION

OTHER

MOTION X

EXPLANATION:

The Ordinance Committee has met several times to discuss regulations regarding the use of wheeled all-terrain vehicles on city rights-of-way. The committee recommends the council considers and approve the regulations as presented.

FISCAL IMPACT:

ALTERNATIVES:

STAFF RECOMMENDATION:

MOTION:

I MOVE TO ADOPT THE WHEELED ALL-TERRAIN VEHICLES ORDINANCE FOR ITS FIRST READING.

Chapter 10.60 WHEELED ALL-TERRAIN VEHICLES

Sections:

[10.60.010 Definitions.](#)

[10.60.020 Use of wheeled all-terrain vehicle on city streets.](#)

[10.60.030 Restrictions on use of wheeled all-terrain vehicle on city streets.](#)

[10.60.040 Equipment requirements of a wheeled all-terrain vehicle.](#)

[10.60.050 Registration requirements of a wheeled all-terrain vehicle.](#)

[10.60.060 Duty to obey traffic-control devices and rules of the road.](#)

[10.60.070 Prohibited uses.](#)

[10.60.080 Prohibited areas.](#)

[10.60.090 Violation—Penalty.](#)

[10.60.990 Severability.](#)

10.60.010 Definitions.

When used in this chapter, the city defines the words and phrases listed below as follows:

“City” means the city of Goldendale, its elected officials, its employees, and its agents.

“City street” means every way, lane, road, street, boulevard, and every way or place in the city open as a matter of right to public vehicular traffic inside the city limits.

“Motorcycle helmet” has the same meaning as provided in RCW [46.37.530](#).

“Rules of the road” means all the rules that apply to vehicle or pedestrian traffic as set forth in state statute, rule or regulation.

“Sidewalk” means that property between the curb lines or the lateral lines of a city street and the adjacent property set aside and intended for the use of pedestrians or such portion of private property parallel and in proximity to a city street and dedicated to use by pedestrians.

"Wheeled all-terrain vehicle" means (a) any motorized nonhighway vehicle with handlebars that is fifty inches or less in width, has a seat height of at least twenty inches, weighs less than one thousand five hundred pounds, and has four tires having a diameter of thirty inches or less, or (b) a utility-type vehicle designed for and capable of travel over designated roads that travels on four or more low-pressure tires of twenty psi or less, has a maximum width less than seventy-four inches, has a maximum weight less than two thousand pounds, has a wheelbase of one hundred ten inches or less, and satisfies at least one of the following: (i) Has a minimum width of fifty inches; (ii) has a minimum weight of at least nine hundred pounds; or (iii) has a wheelbase of over sixty-one inches. A wheeled all-terrain vehicle is an off-road vehicle for the purposes of Chapter [4.24](#) RCW.

10.60.020 Use of wheeled all-terrain vehicle on city streets.

Subject the restrictions and requirements set forth in this chapter, a person who has attained the age of eighteen years or older and who has a valid driver's license issued by the state of the person's residence may operate a wheeled all-terrain vehicle upon a city street having a speed limit of thirty-five miles per hour or less.

10.60.030 Restrictions on use of wheeled all-terrain vehicle on city streets.

- A. A person who rides in a wheeled all-terrain vehicle must wear a securely fastened motorcycle helmet while the vehicle is in motion if under 16 years of age.
- B. A person may not operate a wheeled all-terrain vehicle upon State Route Number 142; however, a person may cross State Route Number 142 at a controlled intersection if the crossing begins and ends on a city street with a speed limit of thirty-five miles per hour or less and occurs at an intersection of approximately ninety degrees;
- C. A person may not operate a wheeled all-terrain vehicle upon a city street with a speed limit in excess of thirty-five miles per hour; however, a person may cross a city street with a speed limit in excess of thirty-five miles per hour at a controlled intersection if the crossing begins and ends on a city street with a speed limit of thirty-five miles per hour or less and occurs at an intersection of approximately ninety degrees;
- D. A person may operate a wheeled all-terrain vehicle upon any city street while being used under the authority or direction of an appropriate agency that engages in emergency management, as defined in RCW [46.09.310](#), or search and rescue, as defined in RCW [38.52.010](#), or a law enforcement agency, as defined in RCW [16.52.011](#), within the scope of the agency's official duties; and
- E. Wheeled all-terrain vehicles are subject to Chapter [46.55](#) RCW. (Ord. 2876 § 3, 2014).

10.60.040 Equipment requirements of a wheeled all-terrain vehicle.

A wheeled all-terrain vehicle operated on a city street must comply with the following equipment requirements:

- A. Headlights meeting the requirements of RCW [46.37.030](#) and [46.37.040](#) and used at all times when the vehicle is in motion;
- B. One tail lamp meeting the requirements of RCW [46.37.525](#) and used at all times when the vehicle is in motion upon a city street; however, a utility-type vehicle, as described under RCW [46.09.310](#), must have two tail lamps meeting the requirements of RCW [46.37.070](#)(1) and to be used at all times when the vehicle is in motion upon a city street;
- C. A stop lamp meeting the requirements of RCW [46.37.200](#);
- D. Reflectors meeting the requirements of RCW [46.37.060](#);
- E. During hours of darkness, as defined in RCW [46.04.200](#), turn signals meeting the requirements of RCW [46.37.200](#);
- F. Outside of hours of darkness, the operator must comply with RCW [46.37.200](#) or [46.61.310](#);
- G. A mirror attached to either the right or left handlebar, which must be located to give the operator a complete view of the city street for a distance of at least two hundred feet to the rear of the vehicle; however, a utility-type vehicle, as described under RCW [46.09.310](#)(19), must have two mirrors meeting the requirements of RCW [46.37.400](#);
- H. A windshield meeting the requirements of RCW [46.37.430](#), unless the operator wears glasses, goggles, or a face shield while operating the vehicle, of a type conforming to rules adopted by the Washington state patrol;
- I. A horn or warning device meeting the requirements of RCW [46.37.380](#);
- J. Brakes in working order;
- K. A spark arrester and muffling device meeting the requirements of RCW [46.09.470](#); and
- L. For utility-type vehicles, as described under RCW [46.09.310](#)(19), seatbelts meeting the requirements of RCW [46.37.510](#).
- M. Must have an individual seat for each occupant designed to seat a person.

10.60.050 Registration requirements of a wheeled all-terrain vehicle.

A wheeled all-terrain vehicle operated on a city street must comply with all the registration requirements of Chapter [46.09](#) RCW and must be reclassified as an on/off road vehicle as outlined by the Department of Licensing.

10.60.060 Duty to obey traffic-control devices and rules of the road.

Unless a police officer directs otherwise, a person operating a wheeled all-terrain vehicle must obey all rules of the road that apply to vehicle or pedestrian traffic and must obey the instructions of official traffic-control signals, signs and other control devices applicable to vehicles. A person operating a wheeled all-terrain vehicle upon a city street is subject to all of the duties that Chapter [46.61](#) RCW et seq. imposes on an operator of a vehicle, except as to those provisions thereof which by their nature can have no application.

10.60.070 Prohibited uses.

- A. No person may operate or ride a wheeled all-terrain vehicle in a negligent or unsafe manner, but must operate it with reasonable regard for his or her own safety and for the safety of others.
- B. No person may occupy a wheeled all-terrain vehicle unless that person is seated in a seat designed to carry a person. No person may tow any devices or persons behind a wheeled all-terrain vehicle.

10.60.080 Prohibited areas.

- A. It is unlawful to operate a wheeled all-terrain vehicle on a sidewalk or other area where it is unlawful to operate a motor vehicle unless pre authorized by Chief of Police.
- B. It is unlawful to operate a wheeled all-terrain vehicle in a park, except on a park drive or in a designated parking lot.
- C. It is unlawful to operate a wheeled all-terrain vehicle on any bicycle trail or walking path or in any bicycle lane.

10.60.090 Violation—Penalty.

A person who violates a provision of this chapter is guilty of a traffic infraction and will be cited GMC 1.20.

10.60.990 Severability.

If any section, subsection, sentence, clause, paragraph, phrase, or word of this chapter should be held to be invalid or unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality thereof shall not affect the validity or constitutionality of any other section, subsection, sentence, clause, paragraph, phrase or word of this chapter.

