

***UNION GAP CITY COUNCIL REGULAR MEETING  
UNION GAP COUNCIL CHAMBERS  
Union Gap, Washington  
September 12, 2022, Regular Meeting  
MINUTES***

Call to Order Mayor Hodkinson called the Regular Meeting of the Union Gap City Council to order at 6:00 p.m.

Council Members Present Council Members Galloway, Hansen, Schilling, and Dailey were present.

Staff Present City Attorney Brown, Police Chief Cobb, Fire Chief Markham, Public Works and Community Development Director Henne, Civil Engineer Dominguez, and Finance and Administration Director Clifton were present.

Audience Present See attached list.

Pledge of Allegiance Mayor Hodkinson led the pledge of allegiance.

Consent Agenda Motion by Council Member Hansen, second by Council Member Galloway to approve the consent agenda as follows.

Regular Council Meeting Minutes dated August 22, 2022, as attached to the Agenda and maintained in electronic format.

Special Council Meeting Minutes dated September 6, 2022, as attached to the Agenda and maintained in electronic format.

Payroll Vouchers – EFT’s and Voucher No. 105165 through 105172 for the month of August, 2022, in the amount of \$421,151.66.

Claims Vouchers – EFT’s, Voucher No. 105164 and Voucher Nos. 105173 through 105261 for September 12, 2022, in the amount of \$550,980.20.

USDA Voucher – July 21, 2022, in the amount of \$114,307.00

Motion carried unanimously.

Excuse Council Members Motion by Council Member Dailey, second by Council Member Galloway to excuse Council Members Murr and Wentz. Motion carried unanimously.

Items from the Audience Helen Canatsey, on behalf of the Friends of the Union Gap Library LLC 501c3 addressed the Council, displaying a large check from Sea Galley in the amount of \$2,469.11 for the Library. Council Member Galloway thanked Canatsey for the good job she has done. Mayor Hodkinson agreed.

General Items

*CITY OF UNION GAP REGULAR COUNCIL MEETING MINUTES – September 12, 2022*

Presentation

YVCOG – Chris  
Wickenhagen, Executive  
Director

Byron Gumz, Regional Land use Manager for the Yakima Valley Conference of Governments (YVCOG) addressed the Council to give update on a housing action plan, in order to create housing diversity and affordability, for residents of Union Gap to obtain housing. Step one of the Housing Action Plan would be a housing need assessment. They are currently doing a community outreach to help complete their analysis. Currently Union Gap has 2055 households, with four or more people living in them. 64% of people own their homes. Based on projected analysis Gumz stated that The City of Union Gap would need approximately 334 new homes within the next 20 years, and the current additions are not keeping up with the needs. The median household income is \$51,200.00 per year. The monthly cost of rent or a mortgage should be less than 30% to avoid being cost burdened, and studies show that 13% of Union Gap residents are cost burdened. Council Member Galloway commented that it doesn't look like a lot of growth is projected for Union Gap. Gumz replied that it's on its way, and feels that the numbers from two years ago don't accurately reflect what's going on currently, such as the Falcon Ridge development that will add a few hundred housing units, and they are currently working on a couple of sub-divisions that will probably bring in another 15 to 20 lots into the community. In five years' time we will be seeing a big spike in population in Union Gap. Council Member Hansen asked if there was enough land for all of those people to be coming to Union Gap. Gumz replied that he believes so, and explained how they analyse that information. Council Member Schilling asked what the minimum lot size requirements would be. Gumz responded that it would be based on water and sewer availability requirements.

Chris Wickenhagen, Executive director, Yakima Valley Conference of Governments (YVCOG) addressed the Council to explain the need for a Yakima Valley Regional Crime Intelligence Center. The hope is that all of the surrounding Yakima Valley communities participate, to help distribute the costs of operations and equipment. The Center will enhance the efforts of Law enforcement tracing criminal activity and forensic analytics. Wickenhagen explained some of the costs of individual software programs, and stated that with the ARPA funds awarded in 2023, the cost is \$240,000.00. Union Gap's share would be \$6,142.00 in 2023, \$9,738.00 in 2024, \$9,738.00 in 2025 and would have to be re-evaluated after 2025. Wickenhagen invited Sheriff Udell, and Police Chief Cobb to speak on behalf of the project. Sheriff Udell shared a story that his daughter recently sent him a specialty drink menu called The 90 miles an hour past Yakima, and explained that that story indicates the reputation of the Yakima Valley, and it is due to the crime level. It currently could take up to a matter of years to get back forensic investigation results, having to send them out of the area. Recently a case in Yakima had been thrown out because it took too long to get the evidence processed. This proposal is the wave of the future. Chief Cobb stated that he has recommended for quite some time that we wholeheartedly support this initiative. Chief agreed with Sheriff Udell about our reputation, some deserved, unfortunately. Cobb stated that Yakima County

as a whole is about 14% of the work load for the State crime lab. This is a great program, and has unbelievable potential to make significant differences in all of the citizens' lives in Yakima County. We are all in this together and the program will help fight crime effectively. Council Member Schilling asked if the City of Yakima was now behind this, or are they still out? Udell didn't believe that they had made an official decision to join yet. Schilling asked if they do join, will the rates adjust. Wickenhagen stated that the rates displayed do include Yakima, but they have been told, that if Yakima decides not to join up right away, businesses in Yakima are going to front that money so that it doesn't affect the other cities. Mayor Hodkinson suggested they discuss the cost savings. Sheriff Udell and Chief Cobb both replied. Mayor Hodkinson stated the \$6,000.00 Union Gap would spend, would probably be paid back in wasted time of people in jail and possibly not the individual that committed the crime. So instead of costing, were on the saving side, so he is excited to have this thing up and running. Council Member Hansen asked about redundancy. Sheriff Udell stated there is no redundancy in this county and elaborated. Council Member Schilling asked if Yakima would give the Sheriff office information if the businesses are paying for the program. Wickenhagen replied that they could not force anybody to participate and give them information, but hopes that they see the value of collaborating with the other law enforcement agencies and sharing data. Council Member Hansen asked how long it will take to put this system together. Wickenhagen replied that they are anticipating 3 years. Council Member Hansen ask what about turnover. Chief Cobb explained that YVCOG will be responsible for staffing and are not bound by the same salary schedules that we are, YVCOG will be able to set a salary degree that will attract the cream of the crop for this type of job which should alleviate turn over. Wickenhagen stated that they have had people from Alcohol, tobacco and fire arms contact them and want to work in Yakima. They have people from the FBI contact them, and they want to come back. They grew up and lived here. They want to come back into their communities and make a difference. Council Member Schilling asked if they will be applying for additional funding. Wickenhagen replied that they would, and it would be an ongoing thing. Sheriff Udell stated that we were offered money from the State because they have recognized that gang problems in South King County were coming from our communities, so they were more than happy to give us money for an Analysis and a NIBIN machine. Then COVID hit and the money went away. But they still want to help us. Udell stated that the Tribe has had a lot of the violent crime, and see the crime lab as a way to be much more effective and efficient. Their vision is even grander than ours. They would like to see a crime lab that involves blood processing for drugs and DUI. Udell explained that major companies have considered coming to Yakima, but after evaluating our crime rates and other issues, have stepped away. Council Member Dailey stated that you guys deserve an applause for this collaboration, and she thinks it's the new way, and is glad we have the opportunity to hopefully be a big part of this, and to keep going. Benine McDonnell asked if the City of Yakima wasn't going to be willing to step up, that there was businesses volunteering, is there an existing organization, such as the Chamber of Commerce, or is it just a group of random businesses that are interested in doing this.

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Wickenhagen replied that she is going to let those businesses talk with the City of Yakima Council. That's not something that she feels she can do.

Police Department

Ordinance No. – 3030 –  
Recruitment of Skilled  
Employees

Motion by Council Member Dailey, second by Council Member Galloway to adopt Ordinance No. – 3030 – authorizing staff the ability to appoint new employees with the proper knowledge, skills, and abilities, to the pay scale and leave accrual rates commensurate to their years of service in the position they are being appointed to. Motion carried unanimously.

Public Works & Community  
Development

Resolution No. – 22-42 – Set  
Public Hearing; Six Year  
Transit Development Plan  
2023-2028

Motion by Council Member Galloway, second by Council Member Dailey to adopt Resolution No. – 22-42 – setting a public hearing regarding the Six Year Transit Development Plan 2023-2028 September 26, 2022 at 6:00 p.m. Motion carried unanimously.

Items from the Audience

None.

Communications/Questions/  
Comments

None.

Development of next Agenda

Council Member Hansesn mentioned that he would like to discuss the two types of disclaimers. He will discuss it further with City Attorney Brown.

Recess to 15 Minute  
Executive Session

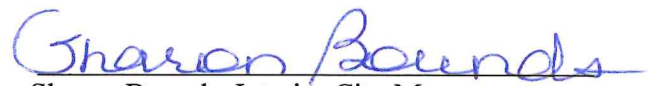
At 7:25 p.m. Mayor Hodkinson announced a recess to 15 minute executive session For Labor Negotiations Pursuant to RCW 42.30.140(4) (a). The Council does not intend on taking action after the Executive Session. Council Members and City Attorney Brown, and Chief Cobb attended.

Reconvene

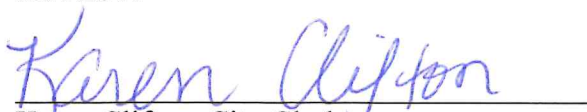
Mayor Hodkinson reconvened the regular meeting at 7:40 p.m.

Adjournment of Meeting

At 7:41 p.m., Mayor Hodkinson adjourned the September 12, 2022 regular Council Meeting.

  
Sharon Bounds, Interim City Manager

ATTEST:

  
Karen Clifton, City Clerk

CITY OF UNION GAP  
 REGULAR UNION GAP COUNCIL MEETING  
 SIGN IN SHEET

6:00 P.M. - September 12, 2022

NAME (Please Print)

(Date)

ADDRESS

Helen Canarey	Sept 12 5:35	Ahtanum
Theresa Charvet	Sept 12, 2022	4th St
Georgia Bestmire	Sept 12, 2022	314 White St
Randy Schilping	9/12/22	26 Eagle (cross) Dr
<del>Christy Dickerson</del>		2"
RODIA GALLOWAY	9-12-22	2711-5 <sup>th</sup> St
Robert Uebel	9-12-22	1822 S 1 <sup>st</sup> ST
Benine Mabonnell	11	Yakima, WA