

**Town of Garfield**  
**TOWN COUNCIL PUBLIC HEARING AND MEETING MINUTES**  
**May 28, 2008**

**CALL TO ORDER:** Mayor Jarrod Pfaff called the meeting to order at 7:00 p.m.

**ROLL CALL:** Jarrod Pfaff, Larry Hunt, Clark Johnson, Tim Southern, and Rob Watkins.  
Also present: Public Works Director, Dave Ullrick; Clerk/Treasurer Annie Pillers; Police Chief, Jerry Neumann.

**PUBLIC HEARING – ZONING CHANGES:** Mayor Jarrod opened the public hearing. There was no one present from the public. The public hearing was closed at 7:01 PM.

**APPROVAL OF MINUTES:** Larry Hunt **MOVED** the minutes of May 14, 2008, be approved as written. Tim Southern seconded the motion and the motion carried unanimously.

**PUBLIC WORKS REPORT:** Dave Ullrick reported:

1. Road Oiling Bids: Contact was made with 3 companies but only two submitted bids. The 3<sup>rd</sup> company uses a magnesium chloride product which won't hold when applied on top of a BST product. The bid from Northwest Dust Control was \$4,874.76. The bid from Mort's Dust & Erosion Control was \$4,664.64. Rob Watkins **MOVED** to accept the quote from Mort's Dust in the amount of \$4,664.64. Tim Southern seconded the motion and the motion carried unanimously.
2. Community Service Project list: The following projects were suggested for the community service juveniles – sweep intersections, sweep park path, paint parking and crosswalk stripes, paint gazebo and park equipment, paint stripes at the fire station, clean the restaurant and town hall, paint curbs. Wednesday was selected as the preferred day of the week to the have juveniles available.
3. Sidewalk project: The walk-through was held at 1:30 today for the sidewalk project. Only one company attended, Helm Construction Inc., Davenport.
4. Overlay Project: Poe Asphalt will be out tomorrow to review the project.
5. Waterline Extension: So far the town has ordered and received 1000 feet of pipe and the parts for the 8 inch connection. The last map and list of parts is not current. Dave reported the engineers are taking out some of the curbs. Dave spoke with Mark at Progressive earlier in the day. The total project length was 1156 feet so an additional 200 feet would be needed. Dave noted the current plan had the trench 12 feet in one area. He thought this would make it difficult later for repairs and to add fire hydrants. Jarrod noted the current project was going to extend to the cul des ac. He asked Dave not to order the additional pipe yet as the town might run the whole project. The mayor confirmed he had talked with Terry at Progressive today. The trench could be dug while waiting for the permit, but the pipe can't be laid without the permit. The concern here would be that the trench could cave in if dug to far in advance.

Mayor Pfaff talked about the town installing the entire main. He had checked with Stephen Bishop and it can be done by the town if it is only the main and is not more than \$30,000. Council talked about the total potential cost of the project including public works crew labor costs, materials and equipment rental. Dave estimated they would need 7 working days (56 hours) to lay the pipe. This could vary based upon the depth of the ditch, etc. Dave noted when the sidewalk project gets awarded they will be busying taking out sidewalks. Larry noted he had received a call from a potential buyer who indicated he would have to put in his own

drive, roughly 300 to 400 feet. Larry said he had not realized there was not a designated street. Jarrod explained Paul planned to put an approach off Walter Siding road for the first five lots.

6. Culvert project: this project will be finished up as soon as possible. Grass will be planted back into the area and it will be smooth and able to be mowed. The project still needs a couple more loads of dirt and the concrete work for the joint where it goes under the highway needs to be completed. An 18" culvert and 24" culvert was not needed. The culverts could be used at the new public safety building site. Dave confirmed this was a 3 year old project now being completed. He did not believe there were any other older outstanding projects left to be done.

7. Water Meter for Park: the meter for the park is on order.

8. Town Hall rain gutter: the rain gutter is supposed to drain directly into storm drain system.

### **POLICE DEPARTMENT:**

Chief Neumann provided council with the bi-monthly activity log, noting they had worked 88 hours. He relayed that May Days was great and the department had a good presence. The Marshal from Oakes dale was hired as extra help. There was only one incident that evening. Jerry noted there had been a couple of call outs in the last two weeks. He talked about a recent barking dog complaint and that the household was working on remedying the situation. He said the town seemed extremely quiet and he was not seeing a dog barking problem. Jerry reported doing a paper service in town for Stephen Bishop. He was not aware of a fee schedule in town for paper service. Jerry updated the council on the hiring process. The resumes have been reviewed and he talked with Larry Hunt and Jeff Snook of Palouse. There is one viable candidate and he hopes to meet with him soon to do an official application for employment and get more history. He anticipates having an oral interview board set up sometime next week, likely starting at 6 pm. Mayor Pfaff asked Jerry to start up on the junk vehicle problem in town. He suggested Jerry talk with Joe and start where Joe had left off.

### **OLD BUSINESS:**

A. Street Signs: Dave noted he had developed a list of street signs. He still needs to go through the list as in some cases a street doesn't go through and some are only one block long. The question would be if a new street sign should be on placed on both ends. He cited the 300 block of Lincoln Street as an example and asked about putting a sign at both ends. Mayor Pfaff was agreeable to signs on both ends. He asked Dave about the posts and asked that there be consistency, preferring the metal posts. Dave noted new mounting brackets would be needed. Annie Pillers would check with the Department of Corrections about the mounting brackets.

### **NEW BUSINESS:**

A. Painting Curbs at Library/fire Station: Larry Hunt asked about pedestrian safety along the curbs at the fire station and library corners. It was agreed the curbs along the alley side should be painted. This would be added to the list of projects for community service.

B. Vacant lots and unsightly weeds: Council discussed the need to control unsightly weeds, noting both vacant lots and lots with homes. The main concern was the possible fire hazard and noxious weeds too. Annie was asked to follow up, checking current ordinances.

C. Pavement and Sidewalk Improvement Projects: Tim Southern talked about cleaning- up downtown, and pavement and sidewalk work. He suggested Annie explore grant funding for sidewalks along 4<sup>th</sup> Street. Mayor Pfaff talked about sidewalks, curbs and a retaining wall along 4<sup>th</sup> street. Council also talked about needing to lower the crown on California Street.

D. Street Lights/Energy Efficiency: Council talked about low energy usage street lights. Dave noted Avista has been changing to the lower energy usage bulbs. The best option would be LEDs but they are very expensive. Annie noted the town is waiting to hear back from Avista on the recent energy audit. There was a question about any possible green funds for lowered energy usage.

E. Shop Maintenance: Mayor Pfaff addressed the importance of keeping town equipment secure and the shop facilities clean. It was agreed, as often as possible, the trucks would be parked in the shop each night, unless a project precludes use of the shop for parking.

F. Zoning: Tim Southern noted he agreed with almost everything in the proposed zoning ordinances but a part of Proposal #2 and Proposal #4. He did not want to see the minimum lot size for Ag 3 changed from 3 acres to 2 acres nor a rezone to AG-3 of the land East from D Street. He suggested AG-2 be extended down rather than a rezone to AG-3. Larry Hunt and Jarrod Pfaff supported the change from 3 acres to 2 acres, not wanting to limit people's flexibility in use of their land if they wanted to divided and sell off a portion. Larry noted at a 3 acre minimum, it would restrict who could buy land and he did not want any unnecessary limitations. Rob Watkins agreed, indicating at 3 acres, there would be less people who could afford to buy land and move to Garfield. Annie Pillers noted the planning commission's recommendation that agricultural and horticultural uses be conditional uses rather than outright uses. She had reconfirmed this with Chairman Phil Weagraff, noting the minutes referred to these uses being conditional so any possible concerns could be addressed.

G. Councilmember Resignation: Clark Johnson submitted a letter of resignation to the council. He indicated he felt honored to have served on the Council for the last 8 years, but due to personal reasons, he was resigning. The council shared their appreciation and thanks to Clark for his many years of service.

**APPROVAL OF WARRANTS/TREASURER'S REPORT:** Larry Hunt **MOVED** to approve the following bills presented to council for payment. Tim Southern seconded the motion and the motion carried unanimously.

Warrant Register: #8490-8506 Claims: \$16,517.36, Payroll: \$4,999.16 TOTAL: \$21,516.52  
VOIDS #8495 and #8506

Annie Pillers discussed upcoming planning and budget public hearings and meetings – including the 6 year street plan, revenue hearings, levy ordinance, library annexation ordinance and budget hearings. Council talked about a \$55,000 street levy for 2009. She noted utility delinquencies were down. Notices were being hand-delivered with copies to land owners. Council agreed inactive past dues could be addressed with Stephen Bishop.

**ADJOURNMENT:** Larry Hunt **MOVED** to adjourn the meeting at 8:34 p.m. Rob Watkins seconded the motion and the motion carried unanimously.

**ATTEST:**

---

**Jarrod Pfaff, Mayor**

---

**Annie Pillers, Clerk/Treasurer**