

# City of Tenino

149 Hodgen Street South  
Tenino, WA 98589

**City Council Meeting**  
**Tuesday, May 12, 2026 at 6:30 PM**

## Agenda

### WORK SESSION

### CALL TO ORDER

### AGENDA APPROVAL

1. Agenda Approval

**Recommended Action:** Motion to approve the 05/12/2026 Agenda as presented.

### APPROVAL OF MINUTES

- [2.](#) Approval of Minutes

**Recommended Action:** Motion to approve the 04/28/2026 Minutes as presented.

### CONSENT CALENDAR

3. Consent Calendar for April 29, 2026 through May12, 2026 consisting of:

Payroll EFT's in the amount of \$52,383.04 and Claims Checks #34092 through #34126 and EFT's in the amount of \$143,459.76 for a Grand Total of \$195,842.80.

Liquor License Renewals: None

**Recommended Action:** Move to approve the consent calendar as presented.

### EXECUTIVE SESSION

### PRESENTATIONS

### PUBLIC COMMENTS

### PUBLIC HEARING

### PROCLAMATIONS

- [4.](#) The mayor of the City of Tenino and the Tenino City Council do hereby proclaim that the City of Tenino will engage in commemorative activities during the United States' Semiquincentennial Year of 2026 including Family Fun Day on June 27, 2026; and call upon all its residents to reflect upon the significance of this commemoration and the role our community and its diverse people have played in the history and development of the United States of America.

**Recommended Action:** Motion to approve the Proclamation 943 that the Mayor and Tenino City Council proclaim that the City of Tenino will engage in commemorative activities during the United States' Semiquincentennial Year of 2026.

## OLD BUSINESS

## NEW BUSINESS

5. Sheriff Temporary Contract

**Recommended Action:** Move to approve Sheriff Temporary Contract.

6. Agricultural Park Lease Extension

**Recommended Action:** Move to approve this Third Amendment to Lease Agreement for Extension of Term.

## RESOLUTIONS

7. Resolution 2026-08 - Real Property as Surplus

The mayor is hereby authorized to negotiate a listing agreement with a realtor of his choosing and to negotiate a purchase and sales agreement to sell the properties.

**Recommended Action:** Motion to approve Resolution 2026-08

## ORDINANCES

8. Ordinance 943 - Dissolution of the Tenino Police Department

**Recommended Action:** Move to approve Ordinance 943. An ordinance of the city of Tenino, Washington, providing for the dissolution of the Tenino police department; authorizing the city to contract with the Thurston county sheriff's office for law enforcement services; abolishing certain positions; and providing for an effective date.

## REPORTS

**9. Outside Agency**

- 1) Chamber of Commerce
- 2) Economic Development Council (EDC)
- 3) South Thurston Economic Development Initiative (STEDI)
- 4) ARCH Commission 5) Experience Olympia & Beyond (VCB)
- 5) Timberland Regional Library

**10. 13. Committees/Commissions**

- 1) Civil Service Commission

- 2) Finance Committee
- 3) Planning Commission
- 4) Public Safety Committee
- 5) Public Works Committee

**11. 14. Staff**

- 1) Chief of Police
- 2) Director of Public Works
- 3) Code Enforcement/Building Inspector
- 4) PARC Specialist
- 5) Clerk/Treasurer
- 6) Mayor

**12. 15. Liaisons**

- 1) Bucoda/Tenino Healthy Action Team (BTHAT)
- 2) Solid Waste Advisory Board
- 3) TCOMM/911
- 4) Tenino School Board
- 5) Thurston Regional Planning Council (TRPC)
- 6) Transportation Policy Board
- 7) Thurston County Commissioner's Office
- 8) Legislature
- 9) Oregon Trail Days

**PUBLIC COMMENTS 2**

**ANNOUNCEMENTS**

**ADJOURNMENT**

**File Attachments for Item:**

2. Approval of Minutes

**Recommended Action:** Motion to approve the 04/28/2026 Minutes as presented.

## City Council Meeting Tuesday, April 28, 2026

### Minutes

#### WORK SESSION

Mayor Watterson convened the work session at 6:30 pm with:

#### PRESENT

- Councilmember Linda Gotovac
- Councilmember Elaine Klamn
- Councilmember Adam Carney
- Councilmember Tianne Curtiss

#### ABSENT

- Councilmember Jeff Eisel

Mayor Watterson introduced some of our guests to come up early so they do not have to stay the entire meeting. Tana Morehead, Public Affairs Specialist with the Office of Disaster Recovery & Resilience presented a Fact Sheet on Disaster Load Program. This would be for anyone recovering from a natural disaster. She gave a rundown of what types of disasters were eligible for financial assistance. Homeowners, renters and business owners.

Fire Chief Gray gave an update of three things that have transpired this month. There were 15 calls in March and our response time went up. Hired a new employee, they start training tomorrow and they now have 10 employees. The Station Build has some challenges that need looked further into.

The Tenino Library Regional Manager Brenda came and spoke about the layoffs, changes for branches with hours and open/closures. They are going to be changing Saturdays to EAH (expanded access hours) effective May 18th 8am-10pm with card access only. The Summer reading program, they are trying to coordinate other small events like "Touch a Truck" with the Tenino Fire Station.

Brian, the director of Bucoda, WA spoke about the topic of the Tenino Sewer Treatment Plant becoming a regional wastewater plant.

1. Fireworks may be sold and purchased from:

(Code 1988, § 8.09.030; Ord. No. 722, § 2, 2006)

Proposed change in times and dates fireworks can be sold and purchased.

From June 28th - July 5th to June 29 - July 4th 9:00a.m. until 11p.m.

Administrator Maria Rodriguez presented the current ordinance for firework sales and discharge details. Proposing to change the ordinance to match the rest of the county, especially Rainier to keep in line to make it easier for public responders.

- 2. Review 8.09.040. Dates and times fireworks may be used and discharged

Review 8.09.040. Dates and times fireworks may be used and discharged.

Proposed change of times and removal of use and discharge on July 5th and December 31st - January 1st.

July 3rd 9:00a.m. - 11:00p.m.

July 4th 9:00a.m - 11:00p.m.

Administrator Maria Rodriguez presented the current ordinance for firework sales and discharge details. Proposing to change the ordinance to match the rest of the county, especially Rainier to keep in line to make it easier for first responders.

**CALL TO ORDER**

Mayor Watterson convened the regular Council Meeting at 7:30PM with:

**PRESENT**

- Councilmember Linda Gotovac
- Councilmember Elaine Klamn
- Councilmember Adam Carney
- Councilmember Tianne Curtiss

**ABSENT**

- Councilmember Jeff Eisel

Flag salute

**AGENDA APPROVAL**

- 3. Agenda Approval

**Recommended Action:** Motion to approve the 04/28/2026 Agenda as presented.

Motion made by Councilmember Gotovac, Seconded by Councilmember Carney.

Voting Yea: Councilmember Gotovac, Councilmember Klamn, Councilmember Carney, Councilmember Curtiss.

Motion passes: 4/0.

**APPROVAL OF MINUTES**

- 4. Approval of Minutes

**Recommended Action:** Motion to approve the 04/14/2026 Minutes as presented.

Motion made by Councilmember Gotovac, Seconded by Councilmember Carney.

Voting Yea: Councilmember Gotovac, Councilmember Klamn, Councilmember Carney, Councilmember Curtiss.

Motion passes: 4/0.

**CONSENT CALENDAR**

- 5. Consent Calendar for April 15, 2026 through April 28, 2026 consisting of:

Payroll EFT's in the amount of \$71,212.29 and Claims Checks #34051 through #34091 and EFT's in the amount of \$122,545.87 for a Grand Total of \$193,758.16.

Liquor License Renewals: None

**Recommended Action:** Move to approve the consent calendar as presented.

Motion made by Councilmember Gotovac, Seconded by Councilmember Carney.

Voting Yea: Councilmember Gotovac, Councilmember Klamn, Councilmember Carney, Councilmember Curtiss.

Motion passes: 4/0.

- 6. Amended Consent Calendar for March 24, 2026 through April 14, 2026 consisting of:

Payroll EFT's in the amount of \$99,282.01 and Claims Checks #34005 through #34050 and EFT's in the amount of \$228,555.833 for a Grand Total of \$327,837.84.

**Recommended Action:** Move to approve the amended consent calendar as presented.

Motion made by Councilmember Gotovac, Seconded by Councilmember Curtiss.

Voting Yea: Councilmember Gotovac, Councilmember Klamn, Councilmember Carney, Councilmember Curtiss.

Motion passes: 4/0.

**EXECUTIVE SESSION**

None.

**PRESENTATIONS**

None.

**PUBLIC COMMENTS**

None.

**PUBLIC HEARING**

- 7. Formal adoption of the Tenino Comprehensive Plan Update.

Purpose: taking public input on the formal adoption of the Tenino Comprehensive Plan Update.

**Recommended Action:** Motion to approve the formal adoption of the Tenino Comprehensive Plan Update.

Mayor Watterson started the Public Hearing at 7:32pm, introduced our Planning presenter Dan Penrose. He explained that the initial draft had been presented and the Council approved it going forward, the Final draft is ready and has been available to review on our website and the Council packet.

7:37p.m. Mayor Watterson opened the floor to comments: No public comments. No Council comments. Mayor Watterson asked about ADU's and what that will look like in the next 10years and what is in the Comp Plan. Mr. Penrose stated that it would be ideal to look for ways to standardize things. Possibly find contractors to partner with to potentially bring costs down. Also things like how to make permits happen faster by having some basic requirements.

Councilmember Carney stated: the Comp plan is a vision statement, mandatory aspects are in the plan.

7:49p.m. Public Hearing is closed.

Motion made by Councilmember Gotovac, Seconded by Councilmember Curtiss.

Voting Yea: Councilmember Gotovac, Councilmember Klamn, Councilmember Carney, Councilmember Curtiss.

Motion passes: 4/0.

**PROCLAMATIONS**

None.

**OLD BUSINESS**

None.

**NEW BUSINESS**

- 8. The Town of Bucoda is writing to express its interest in exploring a partnership between the City of Tenino and the Town of Bucoda. The Town of Bucoda would ask the City of Tenino to support the possibility of Tenino becoming a regional wastewater plant for both municipalities. The Town of Bucoda believes that by working together, we can create a mutually beneficial relationship that benefit both our cities.

Here are some main goals Bucoda would like to discuss:

- 1. Bucoda Moving forward on a feasibility study for a pressured sewer line running from Bucoda to Tenino that would be placed under the Tenino Trail.
- 2. Discuss a long-term partnership, responsibilities, future terms, and budget enhancements.
- 3. Setting a time for a workshop to have a round table discussion.

**Recommended Action:** Move to approve further discussion of the potential partnership with the Town of Bucoda regarding the Tenino Wastewater plant.

Brian the Director of Bucoda has talked with Mayor Watterson and County Commissioners about a feasibility study to make Tenino into a regional Wastewater. They are seeking a signed letter of intent from Tenino, showing we are on board until they hit a wall. Run a pressure system and run the trail from Tenino to Bucoda. They have been running the idea with engineers and are looking at all the variables of how to make this work to be beneficial to both. Tenino has the capacity and Bucoda would like to be a part of helping us and getting their town setup for sewer.

Motion made by Councilmember Gotovac, Seconded by Councilmember Carney.

Voting Yea: Councilmember Gotovac, Councilmember Klamn, Councilmember Carney, Councilmember Curtiss.

Motion passes: 4/0.

## RESOLUTIONS

9. A resolution of the City Council of the City of Tenino, Washington, declaring certain real property as surplus; authorizing the Mayor to negotiate and execute a purchase and sale agreement with Tenino community service center, subject to City Council approval; and making findings regarding public benefit.

**Recommended Action:** Motion to approve the Declaration of Surplus for the Property at 748-798 Sussex Ave W. Tenino, WA.

Motion made by Councilmember Gotovac, Seconded by Councilmember Curtiss.

Voting Yea: Councilmember Gotovac, Councilmember Klamn, Councilmember Carney, Councilmember Curtiss.

Motion passes: 4/0.

10. Resolution 2026-04

Update repayment schedule, term, and final payment date for IF Loan resolution 2024-06.

**Recommended Action:** Motion to approve Resolution 2026-04.

Motion made by Councilmember Gotovac, Seconded by Councilmember Curtiss.

Voting Yea: Councilmember Gotovac, Councilmember Klamn, Councilmember Carney, Councilmember Curtiss.

Motion passes: 4/0.

11. Re solution 2026-05

Repealing Resolution 2024-07. Unused approved IF loan 2024.

**Recommended Action:** Motion to approve Resolution 2026-05.

Motion made by Councilmember Gotovac, Seconded by Councilmember Carney.

Voting Yea: Councilmember Gotovac, Councilmember Klamn, Councilmember Carney, Councilmember Curtiss.

Motion passes:4/0.

12. Resolution 2026-06

Update repayment schedule, term, and final payment date for IF Loan resolution 2025-08.

**Recommended Action:** Motion to approve Resolution 2026-06.

Motion made by Councilmember Gotovac, Seconded by Councilmember Curtiss.

Voting Yea: Councilmember Gotovac, Councilmember Klamn, Councilmember Carney, Councilmember Curtiss.

Motion passes 4/0.

**ORDINANCES**

13. Ordinance 939 - Abolish Investigative Fund, this fund has been at zero for close to 10 years and is no longer necessary to the Police Department.

**Recommended Action:** Move to approve the Ordinance 939.

Motion made by Councilmember Klamn, Seconded by Councilmember Gotovac.

Voting Yea: Councilmember Gotovac, Councilmember Klamn, Councilmember Carney, Councilmember Curtiss.

Motion passes: 4/0.

14. Repeal 371 petty cash fund, this fund has been deemed no longer necessary as we now use credit cards for all small purchases.

**Recommended Action:** Move to approve the Ordinance 940.

Motion made by Councilmember Klamn, Seconded by Councilmember Curtiss.

Voting Yea: Councilmember Gotovac, Councilmember Klamn, Councilmember Carney, Councilmember Curtiss.

Motion passes: 4/0.

**REPORTS**

15. Outside Agency

1) Chamber of Commerce - George Sharp presented, next meeting is May 1st at 7:30AM at the Sandstone Cafe focus on business networking. May 15th at 1PM at the Tenino Community Center ribbon cutting. The OTD planning is running full steam ahead.

2) Economic Development Council (EDC)

3) South Thurston Economic Development Initiative (STEDI)

4) ARCH Commission 5) Experience Olympia & Beyond (VCB)

5) Timberland Regional Library - Regional manager Brenda came and gave a quick update. She stated that Saturday will be added to the EAH to Sun, Mon, where they need card to get in. 8am-10pm effective May 18th. Summer program events in the works.

#### **16. 13. Committees/Commissions**

1) Civil Service Commission

2) Finance Committee

3) Planning Commission

4) Public Safety Committee

5) Public Works Committee - Working on the Little league field will be all done after the season. Working on the Basketball and Pickleball court.

#### **17. 14. Staff**

1) Chief of Police - Tenino PD along with BTHAT participated in the drug takeback event at the TPD. 84lbs of medication was sent to DEA.

2) Director of Public Works - Start paving soon on the Old 99 project.

3) Code Enforcement/Building Inspector - A lot of permits and getting things paid.

4) PARC Specialist - Deep cleaned floors at the Quarry House.

5) Clerk/Treasurer - C/T Reddick updated on the unclaimed property report. There have been 40 that have been sent letters and we have been contacted by at least 10 of them. Still working on annual reports, May 5th starting to work on the 2027 budget. If any thoughts or questions please email or call Nancy or Dave. Note: Ordinance police fund has been at zero for a long time.

6) Mayor - Watterson reported that he attended a trail design meeting online. Had a meeting with Waterworth and pretty sure our numbers are in line for sewer rates. Have not made any decisions on water percent, next time meeting with rate design. Look to see if there would be multiple options, Business and Residential, smaller usages verses large quantities multi family vs single family, etc. Declares surplus on the property for the food bank.

#### **18. 15. Liaisons**

1) Bucoda/Tenino Healthy Action Team (BTHAT) - no report, councilmember Eisel absent.

- 2) Solid Waste Advisory Board
- 3) TCOMM/911
- 4) Tenino School Board
- 5) Thurston Regional Planning Council (TRPC)
- 6) Transportation Policy Board - meeting coming up.
- 7) Thurston County Commissioner's Office
- 8) Legislature
- 9) Oregon Trail Days - Planning at full steam per George Sharp and Councilmember Curtiss.

**PUBLIC COMMENTS 2**

None.

**ANNOUNCEMENTS**

Councilmember Gotovac reminding everyone to NOT forget about Splash Bash on May 16 and you can save \$10 on tickets if you buy online at the Iron Works Boutique.

**ADJOURNMENT**

Mayor Watterson adjourned the meeting at 8.07pm.

**File Attachments for Item:**

4. The mayor of the City of Tenino and the Tenino City Council do hereby proclaim that the City of Tenino will engage in commemorative activities during the United States' Semiquincentennial Year of 2026 including Family Fun Day on June 27, 2026; and call upon all its residents to reflect upon the significance of this commemoration and the role our community and its diverse people have played in the history and development of the United States of America.

**Recommended Action:** Motion to approve the Proclamation 943 that the Mayor and Tenino City Council proclaim that the City of Tenino will engage in commemorative activities during the United States' Semiquincentennial Year of 2026.

## DRAFT PROCLAMATION FOR CITIES AND COUNTIES

**WHEREAS**, July 4, 2026, marks the 250<sup>th</sup> anniversary of the signing of the Declaration of Independence in 1776 and the founding of the United States of America; and

**WHEREAS**, the Washington State Legislature established the Semiquincentennial Committee in 2022 to coordinate and provide guidance for Washington’s official observance of the 250<sup>th</sup> anniversary and appointed the Washington State Historical Society as the administrating agency for all America’s 250 planning; and

**WHEREAS**, the Washington State Historical Society has a mission to “partner with our communities to explore how history connects us all” and has a directive to “assist and encourage” cultural and historical organizations and efforts throughout the state; and

**WHEREAS**, preserving, studying, celebrating, and appreciating our shared history helps strengthen communities as we work together toward the ideals of liberty and equality embedded in the Declaration of Independence; and

**WHEREAS**, the 250<sup>th</sup> anniversary provides an opportunity to celebrate and recognize the significant contributions Washingtonians have made to local, state, and national history; and

**WHEREAS**, the Washington State Historical Society desires to focus attention during the commemorative season on local communities, local histories and local voices through its community partnership program, historical initiatives, educational resources, and promotional support; and

**WHEREAS**, the City of Tenino Incorporated in 1906 has contributed proudly and significantly to the history of the United States of America and the State of Washington for more than 120 years;

**NOW THEREFORE, BE IT RESOLVED**, that I the mayor of the City of Tenino and the Tenino City Council do hereby proclaim that the City of Tenino will engage in commemorative activities during the United States’ Semiquincentennial Year of 2026 including Family Fun Day on June 27, 2026; and call upon all its residents to reflect upon the significance of this commemoration and the role our community and its diverse people have played in the history and development of the United States of America.

Done this 12 day of May 2026

**File Attachments for Item:**

5. Sheriff Temporary Contract

**Recommended Action:** Move to approve Sheriff Temporary Contract.

**AGREEMENT FOR LAW ENFORCEMENT SERVICES  
BETWEEN  
THE THURSTON COUNTY SHERIFF'S OFFICE AND THE CITY OF TENINO**

THIS AGREEMENT is made and entered into by and between the THURSTON COUNTY SHERIFF'S OFFICE, with its principal offices at 2000 Lakeridge Drive S.W., Olympia, WA 98502, hereinafter referred to as "TCSO", and THE CITY OF TENINO, with its principal offices at 149 Hodgden Street S., Tenino, WA 98589, hereinafter referred to as "CITY."

In consideration of the mutual benefits and covenants contained herein, the parties agree as follows:

This temporary agreement for law enforcement services is in response to a need for services and neither party considers it to have any direct causation in the dissolution of the Tenino Police Department or other reduction in employment by the CITY. If the CITY moves to proceed in force and/or employment reduction as a direct consequence of this agreement, TCSO will adhere to proper recruitment procedures under RCW 41.14.250, 260, and 270, as applicable.

**1. DURATION OF CONTRACT**

The term of this Contract shall begin on April 6, 2026, and shall expire on September 30, 2026. This contract may be extended through December 31, 2026 with written agreement of both parties.

This contract supersedes the Thurston County Sheriff's Office's contract with the City of Tenino for priority 1 and 2 call response that was executed on November 4, 2024.

**2. SERVICES**

The TCSO shall provide law enforcement services to include the following:

A. Provide law enforcement services for the CITY including routine police patrol within the jurisdictional boundaries of the CITY to enforcement of State law and County Ordinances, responding to calls for service and the investigation of major crimes. TCSO will not be responsible for enforcing the Tenino Municipal Codes.

B. Provide a written or verbal report once a month at the second regular meeting of the City of Tenino Council, describing the general law enforcement activities occurring within Tenino for the calendar month preceding the Council meeting.

C. Furnish all personnel and any and all other items necessary to accomplish the levels of law enforcement service anticipated by this Agreement.

3. **PERSONNEL**

The TCSO and the City of Tenino agree that:

A. Control of personnel, standards of performance, discipline and all other aspects of employee performance provided, shall be governed entirely by the TCSO.

B. All persons rendering service hereunder shall be for all purposes employees of the TCSO, or, in the event of service pursuant to a mutual aid agreement, of the jurisdiction providing the mutual aid.

C. All liabilities for salaries, wages, overtime, or other compensation, injury, sickness, or other personnel related matter shall be that of the TCSO.

4. **COMPENSATION**

In consideration of the law enforcement service, the special law enforcement service, and the limited law enforcement service to be rendered as provided in the Agreement, the CITY promises to pay to the TCSO \$112,365.00 for the time period of April 6, 2026 through September 30, 2026. If the Agreement is extended from October 1, 2026 through December 31, 2026, the CITY promises to pay to the TCSO an additional \$56,182.50.

In addition to the above provided consideration, all revenues realized from the collection of court imposed fines and penalties related to offenses in the CITY, shall be retained by Thurston County.

Upon agreement of the parties, the law enforcement services described herein may be provided on an interim or temporary basis, prior to or after the Agreement term. The duration of such interim services shall be as agreed upon by the parties. Consideration for interim services will be based on actual hours worked multiplied by the cost per hour for operation of the TCSO based on the prior annual period expenses. This consideration shall be payable by the end of the month for which such interim service is provided.

5. **CONTRACT REPRESENTATIVES**

Each party to this Contract shall have a contract representative. Each party may change its representative upon providing written notice to the other party. The parties' representatives are as follows:

For City of Tenino:

Name of Representative: Dave Watterson  
Title: Mayor  
Mailing Address: PO Box 4019  
City, State and Zip Code: Tenino, WA 98589

Telephone Number: (360) 264-2368  
E-mail Address: [dwatterson@cityoftenino.org](mailto:dwatterson@cityoftenino.org)

For the County:

Name of Representative: Ruben Mancillas  
Title: Undersheriff  
Mailing Address: 2000 Lakeridge Drive, Bldg. 3  
City, State and Zip Code: Olympia, WA 98502  
Telephone Number: 360-786- 5502  
Fax Number: 360-786-5275  
E-mail Address: [ruben.mancillas@co.thurston.wa.us](mailto:ruben.mancillas@co.thurston.wa.us)

**6. TERMINATION**

The TCSO or THE CITY OF TENINO may terminate this Contract in whole or in part whenever the TCSO or the CITY OF TENINO determines, in its sole discretion that such termination is in the best interest of the TCSO or the CITY OF TENINO. The TCSO or the CITY OF TENINO may terminate this Contract upon giving one hundred twenty (120) days written notice. In that event, the CITY shall pay the TCSO for all costs incurred by the TCSO in performing the Contract up to the date of actual termination or TCSO shall reimburse the CITY the cost of payment received up to the actual date of termination.

**7. HOLD HARMLESS AND INDEMNIFICATION**

TCSO agrees to hold harmless, indemnify and defend the CITY, its officers, officials, employees and agents, from and against any and all claims, actions, suits, liability, loss, expenses, damages, and judgments of any nature whatsoever, including costs and attorney’s fees in defense thereof that CITY may suffer as a result of claims, demands, actions, or damages to any and all persons or property, costs, or judgments, caused by or arising out of TCSO’s acts, errors or omissions in the performance of this Agreement.

The CITY agrees to hold harmless and indemnify TCSO its officers, officials, employees and agents from and against any and all claims, actions, suits, liability, loss, expenses, damages, and judgments of any nature whatsoever, including costs and attorney's fees in defense thereof, that the TCSO may suffer caused by or arising out of the CITY’s acts, errors or omissions relating to this Agreement by the CITY, its officers, officials, employees and agents.

Nothing herein shall require TCSO to indemnify and hold harmless the CITY from any claim or action at law or in equity based solely on the conduct of the CITY, its officers, officials, employees and agents. In the event of the concurrent negligence of the parties, TCSO’s obligations hereunder shall apply only to the percentage of fault attributable to the TCSO, its officers, officials, employees and agents.

8. **CHOICE OF LAW, JURISDICTION AND VENUE**

This Contract has been and shall be construed as having been made and delivered within the State of Washington and it is agreed by each party hereto that this Contract shall be governed by the laws of the State of Washington, both as to its interpretation and performance.

Any action at law, suit in equity, or judicial proceeding arising out of this Contract shall be instituted and maintained only in any of the courts of competent jurisdiction in Thurston County, Washington.

Any dispute involving payment for services or the proper provision of service shall be submitted to JAMS, or its successor, for mediation.

9. **ENTIRE AGREEMENT**

The parties agree that this Contract is the complete expression of its terms and conditions. Any oral or written representations or understandings not incorporated in this Contract are specifically excluded.

Dated: \_\_\_\_\_

Dated \_\_\_\_\_

City of Tenino

Thurston County


\_\_\_\_\_  
Dave Watterson, Mayor

\_\_\_\_\_  
Derek Sanders, Sheriff

Approved as to form:

Attested to:

John Tunheim  
Prosecutor

  
\_\_\_\_\_  
Chad McClellan  
Deputy Prosecuting Attorney

**File Attachments for Item:**

6. Agricultural Park Lease Extension

**Recommended Action:** Move to approve this Third Amendment to Lease Agreement for Extension of Term.

**THIRD AMENDMENT  
TO  
LEASE AGREEMENT**

**THIS THIRD AMENDMENT TO LEASE AGREEMENT** (this “Amendment”) is made and entered into this \_\_\_\_\_ day of May, 2026, by and between the CITY OF TENINO, a Washington municipal corporation (“Lessor”) and THURSTON ECONOMIC DEVELOPMENT COUNCIL CENTER FOR BUSINESS & INNOVATION, a subdivision of Thurston County Economic Development Council, a Washington non-profit corporation (“Lessee”) (collectively, the “Parties”), who are parties to that certain Lease Agreement dated December 11, 2018 (the “Lease”), as to that portion of the Tenino Wastewater Treatment Plant property located at 16402 Old Hwy. 99 SE as depicted in **Exhibit A** to the Lease and legally described therein (the “Property”). Any terms not defined herein shall have the meaning ascribed to them in the Lease.

**RECITALS**

**WHEREAS**, the Parties mutually wish to amend the Lease Agreement.

**CONSIDERATION**

**NOW THEREFORE, IT IS HEREBY MUTUALLY AGREED** that the Lease between the Parties is hereby amended as follows:

1. **Extension of Term.** The initial term of fifteen (15) years contained in the Lease, and amended to seventeen and a half (17.5) years in that certain First Amendment of Lease Agreement, dated December 28, 2020, shall now be amended to eighteen and a half (18.5) years beginning as of January 1, 2019.
2. **Clarification of Property Under Lease.** As the Lessee surrendered Lots 1, 2 and 3 on the plat map (the “plat map”) attached here to as Exhibit A, in that certain Second Amendment to Lease Agreement, dated March 15, 2023, the Parties acknowledge and agree that the Property that still remains under Lease consists solely of Development Lots 4 & 5 on the Exhibit A plat map.

**THE REST AND REMAINDER** of the Lease shall remain in full force and effect and is affirmed and ratified by the signature of the Parties.

**[SIGNATURES ON NEXT PAGE]**

**LESSOR:  
CITY OF TENINO**

By: \_\_\_\_\_  
David Watterson  
Its: Mayor

**LESSEE:  
THURSTON ECONOMIC  
DEVELOPMENT COUNCIL CENTER  
FOR BUSINESS & INNOVATION,  
a subdivision of Thurston Economic  
Development Council**

By: \_\_\_\_\_  
Michael F. Cade  
Its: Executive Director

**ATTEST:**

By: \_\_\_\_\_  
Nancy Reddick  
Its: Clerk / Treasurer

[NOTARY ACKNOWLEDGEMENTS ON NEXT PAGE]

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF \_\_\_\_\_ )

I certify that I know or have satisfactory evidence that David Watterson is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Mayor of the CITY OF TENINO, a Washington municipal corporation, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED: this \_\_\_\_\_ day of \_\_\_\_\_, 2026.

\_\_\_\_\_  
Print Name: \_\_\_\_\_  
Notary Public for the state of Washington  
Residing at: \_\_\_\_\_  
Appointment Expires: \_\_\_\_\_

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF \_\_\_\_\_ )

I certify that I know or have satisfactory evidence that Michael Cade is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Executive Director of THURSTON ECONOMIC DEVELOPMENT COUNCIL, a Washington non-profit corporation, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED: this \_\_\_\_\_ day of \_\_\_\_\_, 2026.

\_\_\_\_\_  
Print Name: \_\_\_\_\_  
Notary Public for the state of Washington  
Residing at: \_\_\_\_\_  
Appointment Expires: \_\_\_\_\_

6.

**File Attachments for Item:**

7. Resolution 2026-08 - Real Property as Surplus

The mayor is hereby authorized to negotiate a listing agreement with a realtor of his choosing and to negotiate a purchase and sales agreement to sell the properties.

**Recommended Action:** Motion to approve Resolution 2026-08

CITY OF TENINO, WASHINGTON  
RESOLUTION NO. 2026-08

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TENINO, WASHINGTON, DECLARING CERTAIN REAL PROPERTY AS SURPLUS; AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE A PURCHASE AND SALE AGREEMENT, SUBJECT TO CITY COUNCIL APPROVAL; AND MAKING FINDINGS REGARDING PUBLIC BENEFIT

**WHEREAS**, the City of Tenino (the “City”) owns the following unimproved real properties, identified as follows:

- a. 400 Marion Street, Tenino, Washington, identified by Thurston County Tax Parcel Number 09490043000.
- b. 0 Huston Street, Tenino, Washington, identified by Thurston County Tax Parcel Number 74906000900
- c. 0 Green Street, Tenino, Washington, identified by Thurston County Tax Parcel Number 09280007000
- d. 00 Green Street, Tenino, Washington, identified by Thurston County Tax Parcel Number 09280017000.
- e. 000 Green Street, Tenino, Washington, identified by Thurston County Tax Parcel Numbers 74903801301 & 74903800700

Individually referred to as the “property” and Collectively the “Properties”; and

**WHEREAS**, the City Council has determined that the Properties are no longer required for municipal purposes and is therefore surplus to the City’s needs; and

**WHEREAS**, the Properties have been appraised by Allender Appraisals, LLC, and Allender Appraisals, LLC has determined that each Property has an approximate fair market value as follows:

400 Marion Street, Tenino, Washington, identified by Thurston County Tax Parcel Number 09490043000.	\$50,000.00
0 Huston Street, Tenino, Washington, identified by Thurston County Tax Parcel Number 74906000900	\$51,000.00
0 Green Street, Tenino, Washington, identified by Thurston County Tax Parcel Number 09280007000	\$39,000.00
00 Green Street, Tenino, Washington, identified by Thurston County Tax Parcel Number 09280017000.	\$39,000.00
000 Green Street, Tenino, Washington, identified by Thurston County Tax Parcel Numbers 74903801301 & 74903800700	\$39,000.00

**WHEREAS**, the City Council finds it appropriate to authorize the Mayor to negotiate and execute a listing agreement with a realtor of his choosing and to negotiate and execute Purchase and Sale Agreement for the disposition of each Property, subject to final approval by the City Council;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF TENINO, WASHINGTON, AS FOLLOWS:

**Section 1.** Declaration of Surplus. The City Council hereby declares the real properties located at:

- a. 400 Marion Street, Tenino, Washington, identified by Thurston County Tax Parcel Number 09490043000.
- b. 0 Hudson Street, Tenino, Washington, identified by Thurston County Tax Parcel Number 74906000900
- c. 0 Green Street, Tenino, Washington, identified by Thurston County Tax Parcel Number 09280007000
- d. 00 Green Street, Tenino, Washington, identified by Thurston County Tax Parcel Number 09280017000.
- e. 000 Green Street, Tenino, Washington, identified by Thurston County Tax Parcel Numbers 74903801301 & 74903800700

to be surplus to the City's present and foreseeable municipal needs.

**Section 2.** Authorization to Enter into Purchase and Sales Agreement. The Mayor is hereby authorized to negotiate a listing agreement with a realtor of his choosing and to negotiate a Purchase and Sales Agreement to sell the Properties.

**Section 3.** Purchase and Sales Agreement Subject to City Council Approval. The final Purchase and Sales Agreement shall be expressly subject to and contingent upon approval by the City Council.

**Section 4.** Further Actions. The Mayor and City staff are authorized to take all actions necessary and consistent with this Resolution to carry out its intent, including negotiate a listing agreement with a realtor and presenting the negotiated Purchase and Sale Agreement to the City Council for consideration and approval.

**Section 5.** Severability. If any provision of this Resolution is held invalid, such invalidity shall not affect the other provisions of this Resolution.

**Section 6.** Effective Date. This Resolution shall take effect immediately upon its adoption.

**ADOPTED** by the City Council of the City of Tenino, Washington, and **APPROVED** by its Mayor at a regular scheduled public meeting thereof this \_\_\_ day of \_\_\_\_\_, 2026.

\_\_\_\_\_  
Dave Watterson, Mayor

ATTEST:

\_\_\_\_\_  
Nancy Reddick, Clerk/Treasurer

Approved as to form:

\_\_\_\_\_  
Brent Dille, City Attorney

**File Attachments for Item:**

8. Ordinance 943 - Dissolution of the Tenino Police Department

**Recommended Action:** Move to approve Ordinance 943. An ordinance of the city of Tenino, Washington, providing for the dissolution of the Tenino police department; authorizing the city to contract with the Thurston county sheriff's office for law enforcement services; abolishing certain positions; and providing for an effective date.

CITY OF TENINO, WASHINGTON  
ORDINANCE NO. 943

AN ORDINANCE OF THE CITY OF TENINO, WASHINGTON, PROVIDING FOR THE DISSOLUTION OF THE TENINO POLICE DEPARTMENT; AUTHORIZING THE CITY TO CONTRACT WITH THE THURSTON COUNTY SHERIFF'S OFFICE FOR LAW ENFORCEMENT SERVICES; ABOLISHING CERTAIN POSITIONS; AND PROVIDING FOR AN EFFECTIVE DATE.

**WHEREAS**, The City of Tenino has historically provided law enforcement services through its municipal police department; and

**WHEREAS**, The City Council has determined that it is in the best interests of the City to ensure the efficient and cost-effective delivery of law enforcement services; and

**WHEREAS**, The City Council has evaluated alternatives, including contracting with the Thurston County Sheriff's Office for such services; and

**WHEREAS**, The City Council has determined that dissolving the Tenino Police Department and contracting with Thurston County will promote fiscal responsibility and continuity of service;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF TENINO DO ORDAIN AS FOLLOWS:

**SECTION 1. DISSOLUTION OF POLICE DEPARTMENT.** Effective June 15, 2026, the Tenino Police Department is hereby dissolved.

**SECTION 2. AUTHORIZATION TO CONTRACT.** The Mayor is authorized to negotiate and execute an interlocal agreement or contract with Thurston County for the provision of law enforcement services, subject to approval as required by law.

**SECTION 3. ABOLISHMENT OF POSITIONS.** Effective June 15, 2026, all positions within the Tenino Police Department are hereby abolished. Any employees holding such positions shall be separated from City employment due to organizational restructuring and position elimination, and not for disciplinary reasons.

**SECTION 4. CIVIL SERVICE COMPLIANCE.** The City shall comply with all applicable civil service laws, collective bargaining agreements, and state and federal employment laws, including but not limited to notice requirements, reemployment lists, and benefits administration.

**SECTION 5. SEVERABILITY.** If any provision of this ordinance is held invalid, such invalidity shall not affect the remaining provisions.

**SECTION 6. EFFECTIVE DATE.** This Ordinance shall take effect five (5) days after publication as required by law.

PASSED by the City Council of the City of Tenino at a regular meeting thereof this \_\_\_\_ day of \_\_\_\_\_, 2026.

CITY OF TENINO

\_\_\_\_\_  
David Watterson, Mayor

ATTEST:

\_\_\_\_\_  
City Clerk

APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney