Call to Order:
Mayor Johnson called the November 21st Council Workshop to order at 5:30 p.m.

Roll Call:
Also in attendance were Deputy Mayor Dan Swatman, Councilmember David Bowen, Councilmember DeLeo, Councilmember Mark Hamilton, Councilmember Cheryle Noble and Councilmember Jim Rackley. Councilmember Dave King arrived at 6:01 p.m.

[Staff members attending were City Administrator Don Morrison, Public Works Director Dan Grigsby, Police Chief Mike Mitchell, Chief Financial Officer Beth Anne Wroe, City Attorney Jim Dionne, Administrative Services Director / City Clerk Harwood Edvalson, Planning Manager Steve Ladd, City Engineer John Woodcock, and Records & Information Specialist Virginia Phelan.]

Agenda Items:


   Pierce County Planning.
   Councilmember Rackley informed Council that he had been involved in meeting with Pierce County Planning to discuss issues related to annexations of the south CUGA and all official UGAs, especially the Fennel Creek corridor. He went on to say the County would be interested in getting an interlocal agreement worked up to address the growth related issues for the areas in question. City Administrator Morrison said they also discussed the WSU Forest and the Public Works Water Tower building. He said they want to come to an understanding on the responsibilities of the County and the City. They are also considering the possibility of a comprehensive plan amendment outside of the normal review cycle.

   Councilmember Noble was concerned that the City may be rushing into something and she objected to the idea of considering annexation of the South CUGA area. Councilmember Rackley said the meeting was only the beginnings of discussion to see the County’s stance, but the City is already getting petitions for annexation from people in that area. Mayor Johnson confirmed the meeting was similar to meetings the City has had with Sumner and Auburn to see where everyone stands on issues affecting the area. He explained that Planning Manager Ladd would be putting together a presentation on the meeting for Council, after which Council could begin serious discussion with what they want to move forward.
Councilmember Rackley reminded Council if the City annexes those portions separately they will not be able to collect the sales tax that becomes available with an annexation of 10,000 people or more. He went on to say the property tax received after an annexation is not enough to maintain the desired level of service. Deputy Mayor Swatman agreed that the more small areas the City annexes the more difficult it becomes to pay for services. Councilmember Hamilton said the City definitely needs to keep an ongoing dialog because these areas are going to have a big impact once developed and the City would benefit from having some control over the process.

Councilmember Rackley described some of the County’s position on Cascadia, saying they seem serious about limiting Cascadia’s growth past phase 2 until the promise to create jobs is met. Councilmember DeLeo expressed concern that the County was trying to get out of paying anything towards the proposed Rhodes Lake Road Corridor. Mayor Johnson agreed and said there is a good chance the City will have to figure out how to get the 50 to 80 million dollar project funded. Mayor Johnson said there was going to be a presentation upcoming from the group of developments working on the Corridor plans, which he would discuss with Council at a future meeting.

**Sumner/Bonney Lake Relay for Life.**
Councilmember Noble said there were three teams for this year’s Relay for Life. She suggested the City get more involved in this program and consider putting the proposed Community Special Events Coordinator in charge when the position is finalized.

**Food and Clothing Banks.**
Deputy Mayor Swatman said the ongoing assumption is that the City will be helping the food and clothing banks find suitable locations. He mentioned that eventually they will probably be part of the City, so the City should be involved in helping them now. He said there are many options including the Moriarty Property and the Public Safety Building and it would be a shame for these community assistance groups to spend money and time on an interim solution. Mayor Johnson suggested the topic be discussed at the upcoming retreat.

**Tow Truck Rotation.**
Councilmember DeLeo questioned the implementation of the new Tow Truck Ordinance. He said there are companies trying to apply to be on the rotation list, but they have been told the application is unavailable. Chief Mitchell responded that the application is voluminous and still requires some fine tuning before it can be finalized. He said he has received a letter from one company asking to be on the list and he intends to talk with the current tow provider to alert them to the upcoming requirements. Councilmember DeLeo confirmed that since the application is unavailable the intended one month application period is void.

**Rainier Communication Commission.**
Councilmember DeLeo alerted Council that he had missed the previous two meetings of the RCC due to a change in meeting time from 6:00 p.m. to 5:00 p.m. He explained many members had been missing the meetings and while he suspected the meeting time would be reverted, he wanted to see if any other Council member could fill in for him in the interim. Councilmember Rackley volunteered.

**Eastown Lift Station.**
Councilmember Bowen asked if there was any new information on the Eastown Lift Station. Public Works Director Grigsby said he has met with the developer to go over the standards and designs. He said they were unsure when ground breaking will occur, but he has requested a schedule. Deputy Mayor Swatman asked if there is anything the City can be doing to move this
process forward. Mayor Johnson said the developers do not want help with the design, but they will create their own within the City’s guidelines. Director Grigsby said he has been explicit with them about the requirements of the City at the 10%, 30% and 90% phases.

Deputy Mayor Swatman suggested there be a Project Manager for Eastown who could keep everything on track. Councilmember DeLeo agreed and said this had previously been suggested. Councilmember Rackley recommended there be an Eastown committee to keep the City informed. Mayor Johnson said the developer is aware of the City’s need to stay informed, but he suggested weekly updates should be acquired.

Glass Recycling.
Councilmember Hamilton asked for an update on the proposed glass recycling centers inside the City. Mayor Johnson said the City only needs to decide where to have the bins delivered. He said there are three requested, but only two locations determined thus far. Once the third is determined, delivery can be accomplished.

Valley Water District.
Councilmember Bowen reminded Council that the City’s chance to purchase a portion of the Valley Water District will expire soon and he did not see this addressed in the preliminary budget. Councilmember Rackley specified there was a seven year window and now there are only two years left. Deputy Mayor Swatman suggested this be addressed in the water capital facilities plan. Director Grigsby said a placeholder can be put in the budget, although they don’t know what it might cost. Councilmember Rackley recommended discussions with Valley Water District to negotiate costs before publishing the budget. Director Grigsby said the City will not be purchasing any water rights, but part of their distribution system so the City can be the water purveyor.

2. Approval of Minutes: November 7th Council Workshop, November 14th Special Joint Council/Planning Commission Meeting, November 14th Regular Council Meeting.

There were no corrections to the Minutes.

3. Discussion: AB06-378 – Proposal to establish three-year staggered terms by reconstituting the Park Board, Design Commission and Planning Commission; and setting a common annual date when terms expire.

Administrative Services Director Edvalson explained the terms and records of the Board and Commissions in question had become disorganized and in need of revamping. He said they need to be staggered and reduced to three years to encourage increased involvement. Currently the Park Board has a seven year term, the Planning Commission a six year term and the Design Commission a four year term. He suggested citizens would be more willing to commit to a shorter term and those who wanted to stay could easily be reappointed. Mayor Johnson agreed that it is important to get as many people involved as possible. Director Edvalson promoted the idea of common annual term expiration, saying that it allows the City to advertise simultaneously and the interested Citizens to be aware and prepared to apply.

Council discussed the best date to be used for the term expiration as well as the possible problem with changing that date for the Civil Service Commission. Director Edvalson said if the Commission consents to the change for the ease of the administration there should not be a
problem since their term period would not be changed. Councilmember Rackley recommended beginning advertising for the vacancies 30-45 days before the term ends so vacancies on the boards and commissions can be prevented.


Deputy Mayor Swatman said the ad valorem tax is increasing, but individual property owner’s rates are dropping.


Councilmember King congratulated the Chief Financial Officer Wroe, Mayor Johnson, City Administrator Morrison and all the involved staff for putting together a budget which is easy to understand and honestly represents the Council’s long term plan.

Councilmember DeLeo offered some corrections on the staff organizational charts. Administrator Morrison said there are some typos and other mistakes which need to be fixed, but nothing that affects the numbers or fund balances. He went on to address a couple changes which have been considered for the preliminary budget. The first, he said, is to include the Lake Deborah Jane project in the Capital Facilities plan. The second is to fund security lighting at Allan Yorke Park.

Councilmember DeLeo said the City would also need to consider funding for the proposed 800mhz system. Administrator Morrison said the City will probably wait to see what the County is planning, since a decision probably will not be made for two or more years. He elaborated that Drug Fund Money can be held in reserve and the City hopes to acquire Federal money too. Chief Mitchell said there would be grants forthcoming in the next year for this.

Councilmember Hamilton asked if the City is running a deficit in the Sewer Enterprise Fund. Chief Financial Officer Wroe explained nearly $360,000 to $380,000 for repair work had been expensed to the Sewer O&M budget and Directors Leaf and Grigsby had been working on Public Works Trust Fund loans to address this. Councilmember Hamilton asked if SDC funds could be used, to which Director Grigsby responded in the affirmative.

Councilmember Hamilton went on to question the possibility that the City was charging too much for water. He asked that the City confirm the rate study and ensure the charges are correct. Director Grigsby said it appeared correct when reviewed by Consultant Alan Dorschel. Chief Financial Officer Wroe agreed the topic needs to be revisited and offered to give the Council comparative revenues and changes so they may review it with the rate study. Councilmember Rackley asked for water usage, as well, so Council can see if the increased rate structure has been promoting water conservation.

Councilmember Hamilton asked why there did not appear to be money set aside in the budget for the purchase of additional water. Administrator Morrison said it did not make the list when staff was reviewing all the critical CIP projects coming up in the next biennium. He went on to say it could be done, but they have not figured out a way to fund it yet without gutting some very important projects. He said the capital needs on the water side are a lot more than originally
anticipated and although the rate structure seems high, it still may not be enough to accomplish everything that needs to be done. Councilmember Rackley said the City may not be keeping up with costs as well as they had hoped and suggested the water purchase is not crucial at this point, but that it will only become more expensive in the future. Council finished the workshop budget discussion with a brief discussion on the cost and revenue projections of the proposed red light photo enforcement program.

6. Executive Session: Pursuant to RCW 42.30.110(1)(i), RCW 42.30.140(4)(a), and RCW 42.30.110(1)(b), Mayor Johnson announced a 10 minute executive session to discuss potential litigation, a 10 minute executive session to discuss labor negotiations and a 5 minute executive session to discuss property acquisition.

Mayor Johnson announced a 5-minute break at 6:46 p.m. The meeting reconvened at 6:54 p.m.

Executive session started at 6:54 p.m. and was extended for 10 minutes at 7:20 p.m. The meeting reconvened at 7:36 p.m.

7. Adjournment

At 7:36 p.m., Councilmember Rackley moved to adjourn the meeting. Councilmember Hamilton seconded the motion.

Motion approved 6 – 1. Deputy Mayor Swatman voted no.

Harwood T. Edvalson, CMC                                            Mayor Neil Johnson, Jr.
City Clerk