PRELIMINARY
REGULAR MEETING DES MOINES CITY COUNCIL

MINUTES February 1, 1996

At 7:30 p.m. City Manager Prothman announced that the Executive Session is expected to last another 15 minutes.

The regular meeting of the Des Moines City Council was called to order at 7:47 p.m. by Mayor Thomasson in the Council Chambers, 21630 11th Avenue South.

Mayor Thomasson announced that the Council has been in Executive Session regarding the new City Manager's contract. He announced that this item is being removed from the Consent Calendar and will be placed as item #2 under New Business.

ROLL CALL - Present: Mayor Scott Thomasson, Mayor Pro Tem Terry Brazil, Councilmembers Bruce Roberts, Bob Sheckler, Dan Sherman, Gary Towe and Don Wasson. Also present were City Manager Greg Prothman, Assistant City Manager Bob Olander, City Attorney Gary McLean, Harbormaster Joe Dusenbury, Public Works Director Tim Heydon, Park Manager Rick Still and City Clerk Denis Staab.

PLEDGE OF ALLEGIANCE to the flag was led by Councilmember Towe.

COMMENTS FROM THE PUBLIC

George Minnich, 22701 19th Avenue South - Mr. Minnich informed Council that in regards to his comments at the January 25th meeting regarding TCI charges, he has been satisfied.

ADMINISTRATION REPORTS

Skateboard Board

Park Manager Still explained the background on the development process for a skateboard park. He noted that a lot of the design work has been done with a youth committee who requested that the park be as big as possible given the financial restrictions, and that additional obstacles could be added down the road. Through the use of view foils Mr. Still showed Council 3-D visions of the completed skateboard area. He informed Council that the project materials cost amounts to $35,000. He advised Council that to help keep costs down, a lot of the work will be done in-house. He concluded by advising Council that construction is expected to be completed in June 1996.

Snow & Ice

Public Works Director Heydon briefed Council on the recent snow and ice conditions that the City has experienced. He noted that as yesterday 220 man hours have been expended and 144 tons of sand used throughout the City. He advised that the public works crews, with the help of park personnel, sanded the high travel areas first, then residential.

Councilmember Wasson complimented the department on the fine work on the streets, but questioned why no sidewalks were cleaned.

City Manager Prothman reminded Council that in years past, Council has declined to give businesses authority over the upkeep of sidewalks and that the City just does not have the resources to do both streets and sidewalks. He noted that the Public Works Department does have sand bags for sale at cost, and that businesses certainly could purchase them and use the sand on the sidewalks in front of their businesses.

Public Works Director Heydon stated he will have an article in the City Currents advising citizens where the sanding routes are and that sand bags are available.

Marina Facility Master Plan

Assistant City Manager Olander informed Council that the purpose of this briefing is to give the Council a general idea of the draft master plan. He advised Council that this draft does not include any financing as this will be developed after study, review and recommendations from the Municipal Facilities Committee, and then incorporated into the Master Plan.

Harbormaster Dusenbury noted that in 1994, Council's direction was to proceed with a long range plan for the Marina that identified repairs and replacements, and provided estimates of costs. The consultants that were selected to aid in the development of the Marina Master Plan was Reid-Middleman, Engineers. He advised that the goal was to produce a plan that encompassed the next 15 to 20 years, and that the first five years of the plan would be included in the City's Capital Improvement Plan, with yearly updates thereafter. In conclusion, he introduced Mr. John Olson, of Reid Middleton and noted that Mr. Olson and staff performed a lot of the inspections, collated the data, analyzed the results, and then produced the draft document.

Mr. Olson proceeded to outline the Marina Facility Master Plan as follows:

- Need For Plan - Marina was built in 1969

- Plan Development - By defining everything in the Marina

  Database:
  - Existing Facilities
  - Status of Existing Facilities
  - Inspection Reports
  - Recommended Improvements
  - Estimated Costs
  - Recommended Schedule

  Plan Reports:
  - Existing conditions
  - Recommendations
  - Annual Expenditure Requirements

  Demand Report:
  - Tenant Base
  - Existing Facilities
  - Rate Comparisons
  - Future Demand Forecast

In conclusion, Mr. Olson reviewed some of the benefits a comprehensive Master Plan would provide and reviewed some recommended annual estimated expenditures.

Upon questioning from Council, Mr. Olson advised that expansion was not part of this study.

City Manager Prothman advised that expansion of the Marina would be a broader issue and could be an item for future study if Council was so inclined.

MOTION was made by Councilmember Roberts, seconded by Councilmember Wasson to remand the draft Marina Facility Master Plan to the Municipal Facility Committee for further study and recommendations. Motion passed unanimously.

CONSENT CALENDAR was read by City Clerk Staab.

1. Motion is to approve the minutes of January 18, 1996.
2. Findings: Vouchers audited and certified by the auditing officer as required by RCW 42.24.080, and those expense reimbursement claims certified as required by RCW 42.24.080, have been recorded on a listing which has been made available to the City Council.

   Motion: As of this date the Des Moines City Council, by unanimous vote, does approve for payment those vouchers and payroll transfers included in the above list and further described as follows:

   Claim check #43956 through #44060 in the total amount of $214,152.02
3. Motion is to remand the 1996 Street Overlay Project to the Public Safety and Transportation Committee for their review and comments on the current plans.
4. Motion is to authorize the City Manager to sign the State Revolving Fund Loan Agreement for the Barnes Creek Biofiltration Wetland/Detention Facility.

~~5. Motion is to approve the City Manager's contract and authorize the Mayor to sign.~~ (ED NOTE: This item was placed under New Business, Item #2.)

MOTION was made by Mayor Pro Tem Brazil, seconded by Councilmember Towe and passed unanimously, to approve the Consent Calendar as read.

OLD BUSINESS

Draft Resolution No. 94-162D ***[ASSIGNED RESOLUTION NO. 803]*** Change in the Woodmont Annexation From the Petition Method to the Resolution Method

City Attorney McLean introduced the draft resolution noting that it would accomplish the following:

1. Changes the Woodmont annexation from the petition method to the resolution method;
2. Eliminates the pre-annexation zoning proposition;
3. Limits the proposition for assumption of bonded indebtedness to the indebtedness for construction of a new police station.

Mayor Thomasson questioned what happens if there is no pre-annexation zoning on the effective date of the annexation - does the County's building codes, heights, etc. apply, or Des Moines?

City Attorney McLean advised Council that the Community Development Department feels that most of the zoning in Woodmont is basically the same as Des Moines with minor exceptions, one being the area where Salty's is located.

Assistant City Manager Olander informed Council that the annexation, if successful, might not be in effect until January 1997. He noted this would give staff ample time to translate zones and that way we would not have to adopt any of the County codes. He noted that the City of Kent has successfully implemented zoning code changes in territory annexed to the City prior to the effective date of the actual annexation. Mr. Olander further pointed out that if an annexation vote is delayed until September, the City will lose some property tax revenues.

City Manager Prothman also advised that the City needs 6 month head start to be able to have adequate services in place, especially the police department.

Assistant City Manager Olander pointed out that timing is everything and the annexation committee is very motivated at this time and has requested Council move forward. He reminded Council that even if the voters approve the annexation Council still has the final say on whether to accept the annexation or not.

<u>MOTION</u> was made by Councilmember Towe, seconded by Councilmember Brazil to adopted Draft Resolution No. 94-162D.

Councilmember Towe stated he feels there are pros and cons, but in his opinion mostly pros such as:
- Dedicated citizen committee prefers the early ballot date.
- May date provides a final target date to have all agreements in place.
- May election date can always be withdrawn and changed to September if the conditions warrant it. (i.e. Agreement cannot be reached with King County)
- May election date provides more time to "ramp-up" staff especially within the public works and police departments.
- May election date gives plenty of time to analyze zoning and adopt zoning prior to effective date.

He encouraged Council to move forward.

Councilmember Sherman voiced the following:
- Zoning issues may make a difference to the people voting on the annexation.
- He is concerned about the County dumping the seawall/road construction on Des Moines.
- He feels that since the citizen committee has hung in this long they could wait until an agreement is reached with King County and pre-annexation zoning is completed.
- Feels that the change in government vote should occur before the annexation vote.
- County will continue to police the Woodmont area, even with Federal no longer contracting for their services.

In conclusion, he advised he could see no reason to rush into an annexation vote.

Councilmember Wasson agreed with Councilmember Sherman and further stated, that he is opposed to excluding all of the City's bonded indebtedness. He feels that Council owes it to the current citizens of Des Moines to see that area pay its full share.

Councilmember Roberts questioned the status of the agreement with King County and voiced concern that the County might not complete the seawall/road project in Redondo.

Assistant City Manager Olander stated that it has been made very clear that the City of Des Moines will not accept the annexation unless a favorable contract is reach with King County.

City Manager Prothman again reminded Council that they have the ultimate authority on accepting or rejecting the annexation.

Mayor Thomasson stated he will vote against the resolution without preannexation zoning in place. He advised that in his opinion there are too many differences in building height restrictions and shoreline plans.

Councilmember Towe felt that by going forward we will force King County to come to an agreement. In regards to pre-annexation zoning he commented that it will take a lot of work and if the annexation should fail, we will have saved a lot of time, trouble and expense by waiting.

Mayor Pro Tem Brazil commented that he does not believe that zoning is that big of an issue. He feels by moving forward on the vote, it will help the City with negotiations with King County.

Assistant City Manager Olander noted that the citizens of the annexation area will be required to continue paying for a County library bond issue and they have paid a share of the purchase of the Beach Park through the County, therefore it was determined that they might be double taxed on these items if they were required to pay the full amount of Des Moines' bonded indebtedness.

MOTION was made by Councilmember Wasson, seconded by Mayor Thomasson, to amend the draft resolution so that all bonded indebtedness of the City be accepted, except for the Library Bond. Motion failed 3 to 4 with Councilmembers Sherman, Wasson and Mayor Thomasson voting YES.

Mayor Thomasson read the resolution by title into the record.

VOTE ON MAIN MOTION
Motion passed 4 to 3 with Councilmembers Sherman, Wasson and Mayor Thomasson voting NO.

9:46 p.m. Mayor Thomasson declared a 10 minute break.

NEW BUSINESS

Process for Community Center/Senior Center - Options/Committee

Assistant City Manager Olander reminded Council that last year the Senior Advisory Committee requested Council reinitiate a feasibility study for locating and building a new community center/senior center. He advised Council that the best process would be for staff to bring a detailed formal resolution outlining a plan and a financial statement. He proceeded to review a proposed outline as follows:

I. ADVISORY COMMITTEE

A. Pass a resolution establishing advisory committee which would outline

- Committee scope of work
- Committee project duration (start & completion date)
- Committee reporting structure

B. Appoint nine member advisory committee
- Broad based community membership
- City Councilmember liaison
- Appoint committee chair

II. FEASIBILITY STUDY TASKS

A. Facility programming
- Develop facility space needs
- General preliminary costing range

B. Site selection
- Develop diagrams and vicinity maps for recommended site(s)

C. Finalize preschematic designs
- Vicinity Plan
- Site plan
- Building plan

D. Cost analysis/funding options
- Facility capital costs
- Ongoing maintenance and operation
- Develop funding for preferred option

III. RECOMMENDATION TO CITY COUNCIL

A. Committee recommends study findings to City Council in August/September

Upon questioning from Council, Assistant City Manager Olander stated that the Park Master Plan would be very useful to this committee, and should run parallel with the development of the Mater Plan.

Councilmember Towe noted he would like to see that the new committee be given a copy of the study done a few years as the old material may be a good reference point. Assistant City Manager Olander agreed and noted this will be done.

Mayor Thomasson cautioned Council to be prepared to move forward financially.

City Manager Prothman stated that there is a lot of pressure from senior citizens as the existing facility is deteriorating. He also noted that there may be some potential funding for ball fields from the regional bond issue which is on the horizon.

MOTION was made by Councilmember Sherman, seconded by Councilmember Towe, to direct Administration to prepare a draft resolution establishing a citizen committee to conduct a community center/senior center study. Motion passed unanimously.

City Manager Employment Agreement

MOTION was made by Councilmember Roberts, seconded by Councilmember Sheckler, to approve the City Manager's contract and authorize the Mayor to sign.

Councilmember Wasson stated that he will vote against the motion as he does not agree with Sections 13 and 15.

Councilmember Sherman noted that he understands Mr. Wasson's feelings, but overall he is very happy with the contract and will vote yes.

VOTE ON MOTION: Motion passed 6 to 1 with Councilmember Wasson voting NO.

NEXT MEETING DATE

Mayor Thomasson noted that the next regular meeting will be held February 15, 1996.

ADJOURNMENT

The meeting was adjourned at 10:16 p.m.

Respectfully submitted,

Denis Staab
City clerk