PRELIMINARY
REGULAR MEETING DES MOINES CITY COUNCIL

MINUTES February 6, 2003

The regular study session of the Des Moines City Council was called to order at 7:34 p.m. by Mayor Steenrod in the Council Chambers, 21630 11th Avenue South, Suite B.

PLEDGE OF ALLEGIANCE to the Flag was led by Councilmember Sheckler.

ROLL CALL - Present: Mayor Maggie Steenrod, Mayor Pro Tem Richard Benjamin, Councilmembers Gary Petersen (left the meeting at 10:05 p.m.), Bob Sheckler, Scott Thomasson, Don Wasson and Susan White. Also present were Assistant City Manager Corbitt Loch, Assistant City Attorney Richard Brown, Harbormaster Joe Dusenbury, Finance Director Paula Henderson, Public Works Director Tim Heydon, Assistant City Engineer Maiya Andrews, Master Sergeant Robert Collins, Community Development Director Judith Kilgore, and Deputy City Clerk Angela Chaufty.

CITIZEN PETITION

On behalf of Association of Community Organizations for Reform Now (ACORN), Kay Lynn Sanches presented the Deputy City Clerk with a petition for Council requesting the installation of lights on 29th and 30th Avenue South between South 216th Street and South 218th Street.

CONSENT CALENDAR

Draft Resolution No. 03-002 ***[ASSIGNED RESOLUTION NO. 947]*** Shoreline Permit for the Redondo Boat Launch Renovation Project City, File No. LUA 2002-008

MOTION was made by Councilmember White, seconded by Councilmember Sheckler and passed unanimously to adopt Draft Resolution No. 03-002 approving environmental and shoreline applications enabling the renovation of the Redondo boat launch.

DISCUSSION ITEMS

Marina Dry Stack Storage Alternatives

Harbormaster Dusenbury informed Council that this subject was a continuation of the January 30, 2003 Council meeting discussion. He presented the following information:

- A market study revealed a significant number of small boats in the marina market area.
- 23% of moorage revenue resulted from small boats.
- Future in-water moorage would be expensive to build.
- Expansion of the dry storage capacity would ensure services for small boaters.
- Dry stack storage was the most efficient dry storage method.
- The existing dry shed site was studied and found to have significant problems.
- The Municipal Facilities Committee had reviewed the project and had recommended that the dry stack storage be located on the Quartermaster site.

In regard to the financial issues associated with the dry stack storage facility, Finance Director Henderson said that if Council decided to not construct the dry stack storage area, the City would not have sufficient money available to cover the bond issue. She noted that the bond issue included the construction of a dry stack storage area. Finance Director Henderson explained that a 3.5% marina revenue growth rate had been projected but was not likely to be realized due to current economic conditions. Revenue from dry stack storage was expected to cover the shortfall. The dry stack storage was also needed to cover the bond debt service coverage ratio for the second bond issue. Finance Director Henderson explained that in order to avoid rebate, 85% of the bond proceeds needed to be spent within two years.

Harbormaster Dusenbury addressed the following concerns previously mentioned by the community:

- View Impairment – The two building alternatives for the Quartermaster site were set back as far as possible against the bluff and would comply with City height restrictions. Results of a view analysis for the two facility positions were displayed.
- Aesthetics – Creative wall surfaces, window placement, multiple colors, and landscaping would be utilized to soften the building's appearance.
- Fire Safety – The building would be equipped with a fire suppression system that complied with the Uniform Fire Code. Each layer of the rack would be protected.
- Noise and Exhaust Fumes – The lift tucks would comply with the City's noise ordinance requirements and the State's emission standards. Noise reduction kits would be added to the lift trucks.

In regard to the aesthetics of the dry stack storage facility, Harbormaster Dusenbury explained that the features selected for the facility would determine the construction cost. The pictures displayed were for view analysis and financial forecasting purposes only.

Councilmember Sheckler said that aesthetics were important to the community and Marina users. He suggested that the Municipal Facilities Committee spend time reviewing the aesthetics of the proposed facility.

Councilmember Thomasson stated his expectation that the facility would be attractive and fit the character of the neighborhood.

In response to Councilmember Thomasson's questioning, Harbormaster Dusenbury informed Council that staff had discussed vacating the right-of-way behind the Quartermaster site in order to move the dry stack facility closer to the cliff.

Councilmember Thomasson noted that the facility would need to comply with all City setback requirements.

Mayor Steenrod asked that staff consider earthquake protection features for the facility.

In regard to the noise generated by the back-up alarm, Harbormaster Dusenbury explained that a back-up alarm or a spotter would be required whenever a boat was moved. Staffing levels would determine which method was used.

In order to minimize any disturbance, Mayor Steenrod suggested that spotters be utilized in the early morning and after 8:00 p.m.

Assistant City Manager Loch informed Council that dry stack storage was an integral part of the Master Plan. If Council chose to remove it from the plan, the Master Plan would need to be re-worked. If Council accepted it in the plan, specific details of the facility would be brought back to Council for direction. He stated staff's recommendation to accept the Municipal Facilities Committee's recommendation to proceed with the dry stack storage project at the Quartermaster site.

Mayor Steenrod said that the Municipal Facilities Committee concurred that Alternative A had minimal impact.

Mayor Pro Tem Benjamin said that he was opposed to the dry stack storage project as it placed an industrial application on prime residential real estate. He felt that it was not the highest or best use of the property.

MOTION was made by Councilmember White and seconded by Councilmember Sheckler to approve the recommendation of the Municipal Facilities Committee to proceed with Alternative A of the Dry Stack Boat Storage Project at the Quartermaster Site.

Assistant City Manager Loch said that if the motion passed, staff would continue to work with the Municipal Facilities Committee and come back to Council at critical decision times.

Councilmember Thomasson said that he was willing to consider the development of a dry stack storage facility but it must meet his criteria before he would support it. He suggested that an architect be hired to develop conceptual plans for Council's consideration and approval.

Assistant City Attorney Brown suggested the following **substitute motion**:

> I move that the City Council accept the recommendation of the Municipal Facilities Committee to proceed with the Dry Stack Storage Project at the Quartermaster site using generally Alternative A as a guide and addressing the following concerns: architectural style, building materials, landscaping, appearance, public access amenities, and noise.

Councilmembers White and Sheckler **accepted the wording as a substitute motion**.

VOTE ON SUBSTITUTE MOTION: Motion passed, 6 – 1, with Mayor Pro Tem Benjamin opposed.

Marine View Drive Pedestrian Safety

Assistant City Engineer Andrews introduced the subject. She informed Council that an average of 20,000 vehicles per day traveled on Marine View Drive. As the roadway was part of SR 509, Washington State Department of Transportation would have authority over any but the smallest traffic signal revisions. The pedestrian crossing study was performed on relatively short notice and in poor weather conditions. It consisted of an accident history investigation and pedestrian counts through observation. Assistant City Engineer Andrews reported that the accident history statistics were extremely good considering the volume of traffic. On average, pedestrians were able to cross the street within five to six vehicles during peak hours and within two to four vehicles during non-peak hours. Assistant City Engineer Andrews informed Council that staff had implemented efforts to improve pedestrian safety on the roadway through improved signage, police enforcement, identification of channelization maintenance as a priority, signal timing studies, education of pedestrians through City Currents articles, and staff training. She noted that there were currently fifteen marked crosswalks in the area. Assistant City Engineer Andrews reported that no significant issues were identified through the study. In summary, she identified the following recommendations:

- Conduct a study during good weather in the summer.
- Hire a consultant to conduct additional traffic counts and a more comprehensive traffic analysis.
- Continue police enforcement.
- Investigate and implement additional pedestrian signage where appropriate.
- Investigate and implement low cost visibility measures such as removing trees and sidewalk clutter at intersections.
- Do not construct capital projects until additional analysis indicates a project is warranted.

Mayor Pro Tem Benjamin said he has seen several near collisions on Marine View Drive. He felt that pedestrian safety was a real concern. Mayor Pro Tem Benjamin said that he wished to encourage more pedestrians in the downtown area. He said that he wanted to learn how ten other cities have handled similar concerns.

Mayor Steenrod recommended that the issue be sent to committee.

Councilmember Sheckler agreed.

Mayor Pro Tem Benjamin said that he wanted the recommendation to go directly to Council and not be delayed by committee.

Councilmember White stated that there were pedestrian issues in the Redondo area by Salty's also.

Councilmember Thomasson referred Council to staff's finding that, overall, Marine View Drive was working well considering its traffic volume. He felt that the pedestrians needed to take some responsibility in their safety. Councilmember Thomasson said that he did not believe there was a problem to be solved, as the statistics did not support the perceived concern.

Assistant City Engineer Andrews informed Council that Federal Highway Administration studies indicated that more people were injured in marked crosswalks than unmarked crosswalks. She cautioned Council regarding creating a false sense of security through pedestrian treatments. She explained that many cities contacted were disappointed or divided in their opinions concerning various solutions to pedestrian issues.

Master Sergeant Collins explained the law concerning pedestrian right-of-way.

Public Works Director Heydon recommended that signage which reminded the pedestrian of basic safe crossing rules be installed. For example, staff had considered painting "Stand Here" boxes on the sidewalk for the pedestrians to clearly indicate their intent to cross the street.

In response to Mayor Pro Tem Benjamin's questioning, Assistant City Engineer Andrews said that Shoreline had installed roving eyes and were not pleased with the results. Kirkland used pedestrian signs, flags, and strobe lights. They were generally pleased with the increase in safety gained from these methods. On the other hand, Lynnwood had indicated that they were not pleased with their use of the strobe lights. Assistant City Engineer Andrews informed Council that the strobe light system was not very visible during daylight hours.

Assistant City Manager Loch suggested that if Council remanded the issue to the Public Safety and Transportation Committee, the Economic Development Committee also review the plan as a successful pedestrian safety program could be an economic issue.

Councilmember Thomasson noted that the area's zoning was intentionally pedestrian-friendly rather than pedestrian-oriented. During the neighborhood planning process, Council had acknowledged that the automobile was the primary means of transportation to the area.

Mayor Steenrod recommended that staff immediately begin to investigate and implement additional pedestrian signage where appropriate and low cost visibility measures. She further recommended that the issue be remanded to the Public Safety and Transportation (PS&T) Committee.

Councilmember Thomasson said that he did not believe the issue needed to go to the PS&T Committee but that staff should implement the recommended actions.

Councilmembers White and Sheckler agreed.

Council concurred that staff should immediately begin to investigate and implement additional pedestrian signage where appropriate and low cost visibility measures and perform a pedestrian study of the area again during the summer.

At 9:20 p.m., Mayor Steenrod declared a ten-minute break.

<u>Councilmember Compensation</u>

Mayor Steenrod stated her belief that, as leaders, Council needed to lead by example. She recommended that Council reduce their compensation to send the message that Council was willing to make cuts during the severe economic times.

Councilmember Sheckler noted that State law prevented Council from increasing or reducing their own salary. He suggested that Council postpone any action until after the November election. Then, the action would affect all Councilmembers rather than just the newly elected Councilmembers.

Mayor Steenrod informed Council that DMMC 4.08.020(3) currently allowed a councilmember to voluntarily reduce their compensation to a specific amount for a fixed period of time upon written request to the finance director.

Councilmember Thomasson said that he understood Mayor Steenrod's sentiment but that he was not in favor of changing Council's compensation. He said that Des Moines' Councilmembers were not overpaid compared to other cities' councilmembers and he felt that it was important to maintain a salary that would attract a good cross-section of competent individuals to the position.

Councilmember White reiterated Mayor Steenrod's comment that Council was currently able to donate their salary back to the City or to another charity. She felt that a reduction in Council's compensation could eliminate some qualified candidates from running for office.

Mayor Steenrod stated that she did not necessarily believe that Council should be paid for being Councilmembers as it was a privilege to serve. She said that reducing Council's compensation would send this message to the public.

Mayor Pro Tem Benjamin voiced support for eliminating or reducing Council compensation. He said that it was the right action to take in light of current economic conditions.

Councilmember Sheckler reiterated that due to State law any action to change Council compensation would not affect Mayor Steenrod, Mayor Pro Tem Benjamin, and Councilmembers Petersen and White's level of compensation. He said this would create an unfair situation.

Councilmember Thomasson noted that the last change in Council compensation was arranged to affect all Councilmembers at the same time and, thus treat all Councilmembers equally. He felt that it was not equitable to have some Councilmembers receive one rate of pay while others received a different rate of pay for the same job. He felt there were better ways for Council to show leadership in the community at this time.

Councilmember White suggested that Council demonstrate leadership by moving forward with the economic development plan.

Mayor Steenrod recommended that Council compensation be reduced from $250 to $150 per meeting.

Upon questioning from Mayor Steenrod, Councilmember Thomasson explained that DMMC 4.08.020 was written to take effect incrementally so that the compensation revision affected all councilmembers at the same time.

Mayor Steenrod said that she was disappointed that Council was not willing to take this action.

Planning Agency Duties

Mayor Steenrod introduced the subject.

Community Development Director Kilgore reviewed the history of the issue. She noted that in 2001, Council had given full authority for preliminary subdivisions and other land use actions to the Planning Agency.

At 10:05 p.m., Councilmember Petersen left the meeting.

Community Development Director Kilgore informed Council that there were few large parcels available for subdivision and townhouse development still in existence in the City. She noted that the seven member Planning Agency currently had four vacancies. Three of the prior agency members were willing to serve a second term while one prior member was not eligible for reappointment. As the current Agency did not have a quorum, they were unable to conduct business. Community Development Director Kilgore voiced the City Attorney's recommendation to appoint at least one additional member to the Planning Agency to form a quorum in order to complete the vested projects. She noted that three projects plus the Comprehensive Plan Updates were currently vested.

Mayor Pro Tem Benjamin suggested that Council appoint a full Planning Agency and then determine their duties.

Councilmember Thomasson noted that he and Councilmember Wasson had previously voted against the Ordinance which expanded the authority of the Planning Agency.

Councilmember Wasson proposed that Council remove the Planning Agency's authority after the vested projects were completed.

Councilmember Thomasson explained that Council would need to change the duties in order to prevent the vesting of any new projects.

MOTION was made by Councilmember Wasson and seconded by Mayor Steenrod to direct staff to prepare an ordinance and schedule a public hearing to address the issue with the intention of removing the authority given to the Planning Agency in 2001 and reassigning it to the Council.

Councilmember Thomasson noted that if the three individuals whose Planning Agency terms expired December 31, 2002 were re-appointed, they would not require any additional training.

Mayor Steenrod and Councilmember Thomasson recommended that Council hear staff's prior presentation regarding the Planning Agency duties.

VOTE ON MOTION: Motion passed, 4 – 2 with Councilmembers Sheckler and White opposed.

REMAINING AGENDA ITEMS

MOTION was made by Councilmember Thomasson and seconded by Councilmember Sheckler to continue the remaining agenda items to a date set by the Mayor and City Manager.

VOTE ON MOTION: Motion passed, 5 – 1, with Councilmember Wasson opposed.

NEXT MEETING DATE - Regular Meeting, February 13, 2003

ADJOURNMENT

At 10:27 p.m., **motion** was made by Councilmember Thomasson, seconded by Councilmember White, and passed unanimously to adjourn the meeting.

Respectfully submitted,

Angela M. Chaufty
Deputy City Clerk