

AMENDED AGENDA

Finance and Economic Development Committee Meeting

Thursday December 10, 2015

5:30 p.m. – 6:50 p.m.

South Conference Room

NOTE TIME CHANGE AND ITEM ADDED (#3)

- 1. Call to Order**
- 2. Approval of the November 12, 2015 meeting minutes**
- 3. Review of Utility Sources**
Presentation by Finance Director Dunyele Mason
- 4. Ono Rezone Request Update**
Staff will provide an update on the recent request submitted by Mr. Ono.
- 5. Port of Seattle Update**
Staff will provide an update on recent discussions with the Port of Seattle.
- 6. Sound Side Alliance Update**
Staff will provide an update on the recent Sound Side Alliance meeting.

MINUTES

Finance and Economic Development Committee Meeting

Thursday, November 12, 2015

5:30 p.m. – 6:50 p.m.

South Conference Room

Council Members

Chair Matt Pina
Jeremy Nutting
Vic Pennington

Guests

Matt Chan
Radim Blazej

City Staff

Tony Piasecki - City Manager
Michael Matthias – Asst. City Manager
Tim George – Asst. City Attorney
Dan Brewer – PBPW Director
Denise Lathrop – Com. Development Mgr.
Grant Fredricks - Consultant
Autumn Lingle- Exec. Admin. Asst.

1. Call to Order

Chair Matt Pina called the meeting to order at 5:40 pm.

2. Approval of the October 8, 2015 meeting minutes

Minutes approved as submitted

3. Land Use Code Change Request for Ono Nursery

Assistant City Manager/Economic Development Director Michael Matthias discussed Mr. Ono's request.

- More research time required
- City contracting with an independent economist for an economic analysis
 - over saturated market concerns
- Ensuring timeline
- Due diligence required as this is the last remaining large commercial property
- Appropriate zoning
 - Appropriate parcel size in respect to project
 - mixed use proportions
 - zoning with specific ratios
 - street frontal requirements

4. 2016 Work Program

Staff and Council discussed a draft of the 2016 Committee work program.

- List prioritization
 - Wants vs. needs
- Timelines
- Enhance development capabilities
- Use of consultants for large projects
- Reorganizing priorities into tiers (spreadsheet)
- Impact fees
 - Establish program

- o Amounts
- o Research surrounding Cities policies and procedures

5. Group Homes

Assistant City Attorney Tim George provided examples and discussed codes from other Cities regulating Group Homes and sought direction from the Committee on the next steps.

- Ability to enforce
- Sex offenders
- Homeowners' responsibility
- Zoning
- Multi-housing application
- Occupants per sq. ft.

The next meeting is scheduled for December 10, from 5:30-6:50 pm in the South Conference room.

Adjourned at 6:50 p.m.

Respectfully submitted by,
Autumn Lingle, Executive Administrative Assistant

2015-2020 GENERAL FUND - 11% Water/Sewer Adopted Scenario

	REVISED	BUDGET	FORECAST			
	2015	2016	2017	2018	2019	2020
Revenues	18,430,080	19,043,881	18,930,590	19,982,030	20,228,730	20,400,757
Expenses	(17,583,199)	(19,082,921)	(19,713,660)	(19,679,691)	(19,737,461)	(19,988,680)
Net "Profit/Loss"	846,881	(39,040)	(783,070)	302,339	491,269	412,077
Add'l Reserve Reqt		(125,617)	(66,195)	(70,521)	(21,879)	(29,687)
Total Annual Problem	846,881	(164,657)	(849,265)	231,818	469,390	382,390
<u>SOLUTIONS</u>						
Police Holiday Cash out (2.3%)						
Employee furloughs 12 days		284,722				
Police One-time O&M		(57,400)				
Police One-time New Cost		(6,000)				
Court One-time New Cost		(32,000)				
IS One-time New Cost		(20,000)				
One-time Revenue- No xfer out*		229,900				
New P&R Fees (10%/8%/5%/5%/5%)		121,492	78,388	47,766	55,319	58,206
Business Licenses (25%/20%)		57,670	57,614			
+ SWM utility tax		257,230				
+ Cable utility tax		195,885				
+ Sanitation utility tax		-				
+ Water/Sewer Utility 11%			497,349			
2 month Implementation offset (4 mo total)						
Hotel/Motel Festival Reimb		20,000				
N Lot/ BP Paid Parking - On Going		71,500				
North Lot/ BP Paid Parking - CIP		(125,000)				
Transfer Out Redondo Pd Park		(150,000)				
Transfer to Resid Road Construction					(500,000)	(500,000)
Self Insurance fully funded/lower assessment						133,000
Permanent Comp Cuts	15,150	218,600	-	42,632		
Add 1 Patrol Officer		(28,750)	-			
Total Annual Solution	15,150	1,037,849	633,351	90,398	(444,681)	(308,794)
Ending Reserve	1,539,591	2,538,400	2,388,681	2,781,418	2,828,006	2,931,289
<u>Required Reserve Calculation</u>						
5% Stabilization	874,525	895,160	917,203	990,102	1,007,937	1,020,038
7% Regular	1,230,824	1,335,804	1,379,956	1,377,578	1,381,622	1,399,208
Combined Required	2,105,349	2,230,964	2,297,159	2,367,680	2,389,559	2,419,246
Reserve Shortfall	(565,758)	307,436	91,522	413,738	438,447	512,043

No legal limit. Min 60 days from Enactment.

						Potential Utility Tax Revenue								
0%	2%	3%	4%	5%	6%	7%	8%	9%	10%	11%	12%	13%	14%	16%
	\$76,500	\$114,750	\$153,000	\$191,250	\$229,500	\$267,750	\$306,000	\$344,250	\$382,500	\$420,750	\$459,000	\$497,250	\$535,500	\$612,000
	\$81,707	\$122,561	\$163,415	\$204,269	\$245,122	\$285,976	\$326,830	\$367,683	\$408,537	\$449,391	\$490,244	\$531,098	\$571,952	\$653,659
	\$15,222	\$22,833	\$30,444	\$38,055	\$45,666	\$53,277	\$60,888	\$68,499	\$76,110	\$83,721	\$91,332	\$98,943	\$106,554	\$121,776
	\$7,425	\$11,137	\$14,850	\$18,562	\$22,274	\$25,987	\$29,699	\$33,412	\$37,124	\$40,836	\$44,549	\$48,261	\$51,974	\$59,398
\$0	\$180,854	\$271,281	\$361,709	\$452,136	\$542,562	\$632,990	\$723,417	\$813,844	\$904,271	\$994,698	\$1,085,125	\$1,175,552	\$1,265,980	\$1,446,833
1% raises: \$	90,427					(90,428)	(90,427)	(90,427)	(90,427)	(90,427)				

Position Cuts at Each Level of Utility Tax														
Code Enforce	Code Enforce	Code Enforce	Code Enforce	Code Enforce	Code Enforce	Code Enforce	Code Enforce	Code Enforce	Code Enforce	Code Enforce	Add 3 Patrol			
.5 FTE Court	.5 FTE Court	.5 FTE Court	.5 FTE Court	.5 FTE Court	.5 FTE Court	.5 FTE Court	.5 FTE Court	.5 FTE Court	.5 FTE Court	.5 FTE Court				
P&R Director	P&R Director	P&R Director	P&R Director	P&R Director	P&R Director	P&R Director	P&R Director	P&R Director	P&R Director	P&R Director				
Police Off Mgr	Police Off Mgr	Police Off Mgr	Police Off Mgr	Police Off Mgr	Police Off Mgr	Police Off Mgr	Police Off Mgr	Police Off Mgr	Police Off Mgr	Police Off Mgr				
CM Exec Asst	CM Exec Asst	CM Exec Asst	CM Exec Asst	CM Exec Asst	CM Exec Asst	CM Exec Asst	CM Exec Asst	CM Exec Asst	CM Exec Asst	CM Exec Asst				
New Patrol	New Patrol	New Patrol	New Patrol	New Patrol	New Patrol	New Patrol	New Patrol	New Patrol	New Patrol	New Patrol				
Exist Patrol 5th	Exist Patrol 5th	Exist Patrol 5th	Exist Patrol 5th	Exist Patrol 5th	Exist Patrol 5th	Exist Patrol 5th	Exist Patrol 5th	Exist Patrol 5th	Exist Patrol 5th	Exist Patrol 5th				
PD Commander	PDCommander	PD Commander	PD Commander	PD Commander	PD Commander	PD Commander	PD Commander	PD Commander	PD Commander	PD Commander				
Exist Patrol A	Exist Patrol A	Exist Patrol A	Exist Patrol A	Exist Patrol A	Exist Patrol A	Exist Patrol A	Exist Patrol A	Exist Patrol A	Exist Patrol A	Exist Patrol A				
Exist Patrol B	Exist Patrol B	Exist Patrol B	Exist Patrol B	Exist Patrol B	Exist Patrol B	Exist Patrol B	Exist Patrol B	Exist Patrol B	Exist Patrol B	Exist Patrol B				
Exist Patrol C	Exist Patrol C	Exist Patrol C	Exist Patrol C	Exist Patrol C	Exist Patrol C	Exist Patrol C	Exist Patrol C	Exist Patrol C	Exist Patrol C	Exist Patrol C				
Exist Patrol D	Exist Patrol D	Exist Patrol D	Exist Patrol D	Exist Patrol D	Exist Patrol D	Exist Patrol D	Exist Patrol D	Exist Patrol D	Exist Patrol D	Exist Patrol D				