

RENTON CITY COUNCIL
Regular Meeting

August 4, 2008
Monday, 7 p.m.

Council Chambers
Renton City Hall

MINUTES

CALL TO ORDER

Mayor Denis Law called the meeting of the Renton City Council to order and led the Pledge of Allegiance to the flag.

**ROLL CALL OF
COUNCILMEMBERS**

MARCIE PALMER, Council President; DON PERSSON; KING PARKER; TERRI BRIERE; RICH ZWICKER; GREG TAYLOR; RANDY CORMAN.

**CITY STAFF IN
ATTENDANCE**

DENIS LAW, Mayor; JAY COVINGTON, Chief Administrative Officer; ZANETTA FONTES, Assistant City Attorney; BONNIE WALTON, City Clerk; GREGG ZIMMERMAN, Public Works Administrator; ALEX PIETSCH, Community and Economic Development Administrator; MARTY WINE, Assistant CAO; LESLIE BETLACH, Parks Director; DEBORAH NEEDHAM, Emergency Management Director, ANGIE MATHIAS, Associate Planner; DEPUTY CHIEF MARK PETERSON, Fire Department; COMMANDER KATIE MCCLINCY, Police Department.

PROCLAMATION
Farmers Market Week -
August 3 to 9, 2008

A proclamation by Mayor Law was read declaring August 3 to 9, 2008, to be "Farmers Market Week" in the City of Renton, and urging all citizens to recognize the benefits of local farmers markets. **MOVED BY BRIERE, SECONDED BY CORMAN, COUNCIL CONCUR IN THE PROCLAMATION. CARRIED.**

Linda Middlebrooks, volunteer market co-manager, accepted the proclamation and encouraged everyone to visit the farmers market.

PUBLIC MEETING
Annexation: Shamrock, NE
10th St & Jericho Pl NE

This being the date set and proper notices having been posted and published in accordance with local and State laws, Mayor Law opened the public meeting to consider the 10% Notice of Intent to annex petition for the proposed Shamrock Annexation; 123.69 acres, located generally south of NE 10th St. and east of Jericho Pl. NE.

Community and Economic Development Administrator Pietsch introduced Associate Planner Angie Mathias. Ms. Mathias reported that the annexation site contains 142 single-family homes, 150 vested projects, significant slopes, and two identified wetlands. She stated that public services are currently provided by the Renton Fire Department, Eastside Fire and Rescue, Water District #90, Renton sewer service, and the Issaquah School District.

Reviewing the site's zoning, Ms. Mathias stated that the existing King County zoning is R-4 (four dwelling units per gross acre). She stated that the City's Comprehensive Plan designates the site as eligible for three possible low density residential zones: Resource Conservation (one dwelling unit per net 10 acres), R-1 (one dwelling unit per net acre), or R-4 (four dwelling units per net acre). She noted that R-4 zoning is likely.

Ms. Mathias reported that the proposed annexation is generally consistent with City annexation policies and Boundary Review Board objectives. Regarding the fiscal impact analysis, she stated that a surplus of \$13,978 is estimated at current development and a surplus of \$102,491 is estimated at full development.

Regarding department comments, Ms. Mathias indicated that the Utility

Division recommends the use of King County's 2005 Surface Water Design Manual for future development, and the Transportation Division noted that some of the existing roadways do not meet City of Renton standards, and street upgrades will occur at the expense of new development. No other comments were expressed.

Responding to Council inquiries, Ms. Mathias stated that the recommendation that residents not be required to assume their proportional share of existing outstanding debt is due to the fact that the debt is set to expire at the end of 2009 and the annexation will not be effective until late 2009. Mr. Pietsch added that the Shamrock development was a King County demonstration project and was authorized higher densities due to being a "green" development.

Public comment was invited. There being none, it was **MOVED BY PARKER, SECONDED BY CORMAN, COUNCIL CLOSE THE PUBLIC MEETING. CARRIED.**

MOVED BY PARKER, SECONDED BY ZWICKER, COUNCIL ACCEPT THE 10% NOTICE OF INTENT PETITION FOR THE SHAMROCK ANNEXATION AND AUTHORIZE THE CIRCULATION OF A 60% DIRECT PETITION TO ANNEX SPECIFYING THAT SIGNERS SUPPORT FUTURE ZONING CONSISTENT WITH THE CITY'S COMPREHENSIVE PLAN LAND USE DESIGNATION FOR THE AREA AND THAT SIGNERS WILL NOT BE REQUIRED TO ASSUME THEIR PROPORTIONAL SHARE OF THE CITY'S EXISTING OUTSTANDING INDEBTEDNESS. CARRIED.

Mr. Pietsch announced that in keeping with Council's request, future fiscal analysis reports will include an estimate of how many new full-time employees would be required if the proposed annexation is adopted.

ADMINISTRATIVE REPORT

Chief Administrative Officer Covington reviewed a written administrative report summarizing the City's recent progress towards goals and work programs adopted as part of its business plan for 2008 and beyond. Items noted included:

- * August 3 to 9 is Washington State Farmers Market Week, so come to the Renton Farmers Market on Tuesday, August 5, from 3:00 p.m. to 7:00 p.m. to celebrate! There will be food, a raffle, and ideas on how to "go green" in your daily life.
- * The City of Renton is hosting "National Night Out" on Tuesday, August 5, from 4:00 p.m. to 7:30 p.m. at the Cascade Plaza Shopping Center, located at 17060 116th Ave. SE. There will be food, games, and fun party hoppers for kids.

CONSENT AGENDA

Items on the consent agenda are adopted by one motion which follows the listing.

Council Meeting Minutes of 7/14/2008

Approval of Council meeting minutes of 7/14/2008. Council concur.

Council Meeting Minutes of 7/21/2008

Approval of Council meeting minutes of 7/21/2008. Council concur.

Court Case: Johnson, CRT-08-007

Court Case filed on behalf of Robert E. Johnson, by Foster Pepper, PLLC, adding the City of Renton to an uncontested partition action. Refer to City Attorney and Insurance Services.

- Appeal: Nicholson Light Trespass, Nicholson, AAD-08-059
City Clerk reported appeal of Hearing Examiner's letter regarding jurisdiction for the Nicholson Light Trespass Appeal (AAD-08-059) by Brad Nicholson, accompanied by required fee. Refer to Planning and Development Committee.
- Appeal: Sunset Highlands Mixed Use, ADF Properties, SA-08-028
City Clerk reported appeal of Hearing Examiner's decision regarding the Sunset Highlands Mixed Use Application (SA-08-028) by ADF Properties, LLC, represented by Brett Lindsay, Jon Graves Architects & Planners, PLLC, accompanied by required fee. Refer to Planning and Development Committee.
- CAG: 08-102, Mt. Olivet & South Talbot Reservoir Recoating, Scott Coatings
City Clerk reported bid opening on 7/22/2008 for CAG-08-102, Mt. Olivet & South Talbot Reservoir Recoating project, nine bids; engineer's estimate \$141,264; and submitted staff recommendation to award the contract to low bidder, Scott Coatings, LLC, in the amount of \$62,378.52. Council concur.
- CAG: 08-101, SR 900 (Sunset Blvd.) & Hoquiam Ave NE Traffic Signal, Construct Co
City Clerk reported bid opening on 7/23/2008 for CAG-08-101, SR 900 (Sunset Blvd.) and Hoquiam Ave. NE Traffic Signal project, six bids; engineer's estimate \$281,848.68; and submitted staff recommendation to award the contract to low bidder, Construct Co., in the amount of \$275,596. Council concur.
- CAG: 08-074, 2008 Street Overlay with Curb Ramps, Western Asphalt
City Clerk reported bid opening on 7/30/2008 for CAG-08-074, 2008 Street Overlay with Curb Ramps project, five bids; engineer's estimate \$1,192,176.29; and submitted staff recommendation to award the contract to low bidder, Western Asphalt, Inc., in the amount of \$1,074,888.94. Council concur.
- Community Services: Ron Regis Park Phase II, JGM Landscape
Community Services Department recommended approval of a contract in the amount of \$243,249 with JGM Landscape for landscape architectural design for the Ron Regis Park, Phase II project. Council concur.
- CAG: 08-036, City Hall Space Planning & Move Management, Heery International
Community Services Department recommended approval of an addendum to CAG-08-036, agreement with Heery International, Inc., in the amount of \$156,008 for additional City Hall space planning and move management services necessitated by the Benson Hill Communities annexation. Refer to Finance Committee.
- Annexation: Earlington, Hardie Ave SW & S 134th St
Community and Economic Development Department submitted 10% Notice of Intent to annex petition for the proposed Earlington Annexation and recommended a public meeting be set on 8/18/2008 to consider the petition; 100.81 acres located west of Hardie Ave. SW, north of S. 134th St. Council concur.
- Development Services: Lee Short Plat, ROW Dedication, Hoquiam Ave NE, SHP-08-052
Development Services Division recommended acceptance of a deed of dedication for additional right-of-way along Hoquiam Ave. NE and NE 3rd St. to fulfill a requirement of the Lee Short Plat (SHP-08-052). Council concur.
- Development Services: JKH Pacific Short Plat, ROW Dedication, NE 7th St, SHP-08-008
Development Services Division recommended acceptance of a deed of dedication for additional right-of-way between Harrington Ave. NE and Index Pl. NE at NE 7th St. to fulfill a requirement of the JKH Pacific Short Plat (SHP-08-008). Council concur.
- Finance: Bankruptcy Claim, Treasure Casino & Restaurant
Finance and Information Services Department recommended approval to return \$19,346.43 to Fortuna, LLC, dba Treasure Casino and Restaurant, and to write off \$107,595.96 as uncollectible bad debt due to the business filing Chapter 7 bankruptcy. Refer to Finance Committee.

Fire: Secretary I Conversion to Emergency Management Coordinator
 Fire and Emergency Management Services Department requested authorization to convert a Secretary I position to an Emergency Management Coordinator position. Refer to Finance Committee.

Human Resources:
 Reclassifications and New Position
 Human Resources Department recommended approval of the position reclassifications changing the title of a Finance Systems Coordinator to Senior Finance Analyst in the Finance and Information Systems Department, a salary increase from Grade m26 to m28 for the Wastewater Maintenance/Special Operations Manager in the Public Works Department, a salary increase from Grade m30 to m38 for the Court Services Director, and the creation of a new position, Street Maintenance Manager at salary Grade m28, in the Public Works Department. Refer to Finance Committee.

Lease: AcuWings, Airport
 Transportation Systems Division recommended approval of a five-year ground and building lease with AcuWings, LLC for the 760 leased area, which includes two manufactured buildings, one of which will be moved to the leased area from Apron B, at the Airport. Council concur.

Utility: Water Distribution Storage Study, HDR Engineering
 Utility Systems Division recommended approval of an agreement in the amount of \$128,162 with HDR Engineering, Inc. for the Water Distribution System Storage Study and requested approval to transfer \$40,000 from the Water Main Replacement project to the Reservoirs and Pump Stations project to cover contract costs. Refer to Utilities Committee.

MOVED BY PALMER, SECONDED BY CORMAN, COUNCIL APPROVE THE CONSENT AGENDA AS PRESENTED. CARRIED.

ADJOURNMENT

MOVED BY PERSSON, SECONDED BY CORMAN, COUNCIL ADJOURN. CARRIED. Time: 7:22 p.m.

Bonnie I. Walton, City Clerk

Recorder: Jason Seth
 August 4, 2008