

City of SeaTac

Regular Council Meeting Minutes

March 10, 2020
6:00PM

City Hall
Council Chambers

CALL TO ORDER: Mayor Erin Sitterley called the SeaTac City Council Regular Meeting to order at 6:00 p.m.

COUNCIL PRESENT: Mayor Erin Sitterley, Deputy Mayor (DM) Peter Kwon (participated by phone), Councilmembers (CMs) Senayet Negusse, Joel Wachtel, Clyde Hill, Takele Gobena, and Pam Fernald.

STAFF PRESENT: City Manager Carl Cole, City Attorney Mary Mirante Bartolo, City Clerk Kristina Gregg, Government Relations and Communications Manager Kyle Moore, Community & Economic Development (CED) Director Steve Pilcher, Senior Planner Kate Kaehny, Public Works (PW) Director Will Appleton, Parks, Community Programs and Services (PCPS) Director Lawrence Ellis, Police Chief Jon Mattsen,

FLAG SALUTE: Judith Williams led the Council, audience, and staff in the Pledge of Allegiance.

AGENDA REVIEW: N/A

PUBLIC COMMENTS: Roger Kadeg spoke against Senate Bill (SB) 5395 – sexual health education.

PRESENTATIONS:

Human Services Update.

PCPS Director Ellis introduced Community Services Advisory Committee (CSAC) Chair Judith Williams.

Mr. Ellis briefed on the funding categories that were redone in 2018: (1) Basic Needs (Urgent & Long Term); (2) Education, Training, Workforce Development; and (3) Supporting Businesses/Employment Creation. In 2019, 27 agencies were funded, whereas in 2018, 36 agencies were funded. This change reduced duplications in funding and increased funding for certain agencies.

He reviewed the funding allocation vs. actual expenditure - \$525,000 / \$485,830; Minor Home Repair 2018 vs. 2019; and Motel Vouchers.

Important Dates: April/December – Human Services Agencies presentations to City Council; March – Applications are available; April 7 – Applications for 2021/2022 funding are due; May/July – CSAC review and rank all applications; August/September – Recommendations to Committees and City Council; and December – 2021/2022 Contracts awarded to Human Services Agencies.

Programs slated for 2020 include Senior Resource Directory, Museum of Flight, Back to School Fair, and Holiday of Hope.

Council discussion ensued regarding the following, with Ms. Williams responding to questions: revisions made to the process, areas we fell short due to providers not applying, committee membership, matrix for determining benefit to the residents, concentrated more on direct services to SeaTac residents, quarterly reports, Basic Needs, how funding to agencies is determined, and outreach.

Key City Issues and Requests for Direction

City Manager Cole commented on the following items:

(1) Administration & Finance (A&F) Committee meeting is being held Thursday, March 12, everything else is cancelled for the remainder of the month, other than the March 24 Regular Council Meeting

(2) COVID 19 response from SeaTac

(3) Requested Multi-family Tax Exemption applications / contracts be referred to the A&F Committee. Council concurred.

(4) Requested Council authorization for staff to expend the resources to respond to Council Information Request (CIR) 2020-09 regarding COVID-19 which is estimated to take a significant amount of time. Council discussion ensued.

PRESENTATIONS (continued):

Key City Issues and Requests for Direction (continued):

MOVED BY KWON, SECONDED BY NEGUSSE TO REFER COUNCIL INFORMATION REQUEST CIR 2020-09 TO THE ADMINISTRATION & FINANCE (A&F) COMMITTEE FOR FURTHER DELIBERATION AND DISCUSSION TO DETERMINE HOW TO PROCEED.*

CM Gobena stated he would consider revising his request based on tonight's discussion.

*MOTION CARRIED WITH GOBENA AND HILL VOTING NO.

Committee Updates (for items not included on the agenda) and review of proposed Council Information Requests

DM Kwon: Transportation & Public Works (T&PW) Committee – surplus property, Transportation Improvement Program (TIP)

CM Negusse: Aviation Noise & Emissions Symposium 2020 – attended with DM Kwon.

CM Hill: Parks & Recreation (P&R) Committee: dirt jump park update, CIR regarding International Festival feasibility, Sunset Park, Valley Ridge Park entryway project, Veteran Memorial engraved paver orders are due March 31, North SeaTac Park Soccer Field renovation will begin soon and completed mid-October.

CM Wachtel: Planning & Economic Development (PED) Committee – Food Trucks, City Center Plan

CM Fernald: Sidewalk Advisory Committee – thanked the committee volunteers, currently have vacancies on the committee, the next Public Safety & Justice (PS&J) Committee and Sidewalk Advisory Committee meetings have been cancelled

CM Gobena: T&PW Committee – TIP; PS&J Committee - next meeting has been cancelled; 30th Birthday Celebration was amazing

Mayor Sitterley: A&F Committee – celebrating 30 years, disaster recovery contract for IT system, 4th quarter financial reports, and investment reports, next meeting March 12; March 7 Council Workshop – Vision for SeaTac, Council committees, Admin procedures and Code of Ethics

CONSENT AGENDA:

Approval of claims vouchers (check no. 127389 - 127507) in the amount of \$777,445.79 for the period ended March 5, 2020.

Approval of payroll vouchers (check no. 55504 - 55523) in the amount of \$114,376.49 for the period ended February 29, 2020.

Approval of payroll electronic fund transfer (check no. 100559 - 100709) in the amount of \$646,461.70 for the period ended February 29, 2020.

Approval of payroll wire transfer in the amount of \$65,819.60 for the period ended February 29, 2020.

Approval of Council Meeting Minutes:

Administration & Finance Committee meeting held January 23, 2020

Planning & Economic Development Committee meeting held January 23, 2020

Parks & Recreation Committee meeting held February 6, 2020

Transportation & Public Works Committee meeting held February 6, 2020

Regular Council Meeting held February 25, 2020

MOVED BY WACHTEL, SECONDED BY HILL TO ACCEPT THE CONSENT AGENDA AS PRESENTED.

MOTION CARRIED UNANIMOUSLY.

ACTION ITEMS:

Agenda Bill #5354; A Motion authorizing the City Manager to enter into a contract with Toole Design Group to develop a citywide local road safety plan, and to design a selected priority project along International Boulevard (IB).

Summary: This project will develop a citywide local road safety plan with an emphasis on IB, which is a main transportation corridor and safety for all modes of transportation is a priority. This project is identified in the City's Transportation Improvement Program (TIP) (PW Project ST-162). The evaluation of IB will extend from South 152nd Street to South 216th Street and along South 176th Street from IB to 34th Avenue South. The scope of work also includes developing a construction bid ready design for a project selected by the City, with an assumed construction cost of \$100,000. The priority project will be selected based on the methodology set forth in the plan as well as City input. The consultant will deliver the following services for this project:

- Project management/ team coordination meetings;
- Data collection and existing conditions evaluation;
- Stakeholder engagement of IB users;
- Identification of recommended safety improvement projects based on the following:
 - Locations of risks within the City's roadway network;
 - Identified risk factors contributing to various type of collision incidents;
 - Stakeholder input;
 - Applicable countermeasures to address risks.
- Design of a project selected by the City.

Available funding for this project is \$150,000. These funds are programed within the Transportation CIP (307) fund.

The T&PW Committee reviewed this topic at their February 20, 2020, meeting and recommended approval

PW Director Appleton reviewed the agenda bill summary.

MOVED BY KWON, SECONDED BY WACHTEL TO PASS AGENDA BILL #5354.*

Council discussion ensued regarding the study.

DM Kwon reviewed the T&PW Committee recommendation.

*MOTION CARRIED UNANIMOUSLY.

Agenda Bill #5392; A Resolution #20-001 adopting the City Center Plan Update Phase 1 Vision Report.

Summary: The City Center Plan was adopted in 1999, is a sub-area plan, and therefore part of SeaTac's Comprehensive Plan (CP). The City Center Plan identifies SeaTac's policy and infrastructure priorities for the city's central airport/hospitality district. The district's boundaries include most of the commercial and multi-family zoned parcels along the IB corridor, extending from S 188th Street to approximately S 166th Street. While many of the City Center Plan's recommendations have not been supported by the community or City actions over the last twenty years, special development standards were created in the zoning code to help implement its vision and goals, and those zoning standards remain in place today.

In 2017, City Council adopted CP Policy 2.1A-1, "Review and potentially amend the City Center Plan in the near future." Council adopted this policy in recognition of the end of the Plan's twenty-year planning time frame, and the need to refresh the district's growth and development vision. In early 2019, the City initiated work on Phase 1 of the City Center Plan Update with the goal of creating a new development vision for the district that is supported by the residential community and also business and property stakeholders. To that end, the City's consultant team, led by BDS Planning & Urban Design, conducted a robust public participation process which included three focus groups, two large community meetings, one-on-one interviews with major business and property stakeholders, a business/stakeholder workshop and an on-line questionnaire.

ACTION ITEMS (continued):

Agenda Bill #5392; Resolution #20-001 (continued):

The Vision Report is the end product of the Phase 1 project. It records the community and stakeholder supported vision and urban design concept developed through the public engagement process. This new vision states: “The global gateway to the Pacific Northwest, SeaTac Landing* is an active hub providing residents, workers, and visitors alike with a diverse set of experiences in an enticing, contemporary, and walkable urban district.” (*“SeaTac Landing” is the Phase 1 name of the district. It did not have strong support from the community and stakeholders so a final name will be addressed in Phase 2.)

The urban design concept in the Report encourages the creation of an Airport Business District along IB, and the development of a higher density multi-family neighborhood to the east. S 176th Street is identified as a special focus area, and locations for retail service hubs are identified in areas that currently have significant pedestrian activity. (This includes S 176th Street near the light rail station and the east side of IB near S 182nd Street.). The last section of the Vision Report lists action steps that should be addressed in Phase 2 of the City Center Plan Update Project. Phase 2 is currently not funded, but would include the creation of a sub-area plan that implements the Phase 1 vision.

Staff is currently preparing the scope of work and budget for the Phase 2 sub-area planning and will be returning to City Council with a request in the near future.

Adopting the City Center Plan Update Project Phase 1 Vision Report Resolution does not, in and of itself, have budget significance. Phase 2 of the project, the creation of a sub-area plan to implement the vision, would have budget implications.

The Planning Commission (PC) undertook an extensive review of the City Center Plan and potential updates to the document in both 2018 and 2019. The Commission reviewed elements of the Phase 1 Vision Report on February 4, 2020. On February 18, 2020, the Commission completed their final review and recommended adoption of the Report.

The PED Committee also reviewed the City Center Plan and various potential updates in 2018 and 2019. PED reviewed the Phase 1 Vision Report on January 23, 2020, and February 27, 2020, and recommends adoption of the Report.

Senior Planner Kaehny reviewed the agenda bill summary.

MOVED BY HILL, SECONDED BY WACHTEL TO PASS AGENDA BILL #5392 (RESOLUTION #20-001).*

Council discussion ensued regarding how this might fit with the Council Workshop vision discussion; business/property stakeholder interactions; concerns about data not matching vision; action steps; outreach; and the plan.

*UPON A ROLL CALL VOTE, MOTION PASSED WITH WACHTEL, HILL, FERNALD, KWON AND SITTERLEY VOTING YES AND NEGUSSE AND GOBENA VOTING NO.

Agenda Bill #5397; A Motion authorizing the City Manager to execute an Interlocal Agreement (ILA) with King County (KC) for a Conservation Futures Grant to partially fund acquisition of property adjacent to Des Moines Creek Park.

Summary: In 2019, the City applied for the KC Conservation Futures Tax Levy grant and was awarded \$1,100,000 to purchase property from Washington State Department of Transportation (WSDOT). The City will utilize an additional \$1.1 million in the Storm Water Management Fund to meet the matching grant requirements. The City applied for a matching grant waiver but did not meet all the requirements. This Motion authorizes the City Manager to execute an ILA with KC in order to receive the grant funding.

This project will add up to 4 acres to the northwest corner of Des Moines Creek Park, with the potential for additional land acquisition in the future. This project will increase opportunities for public access to the park by allowing the City to relocate its small parking lot on S. 200th Street, which is built in the stream buffer, to a new larger lot on 18th Avenue South (sized to fit within Conservation Futures Tax Levy 15% limit on non-vegetated impervious surfaces).

ACTION ITEMS (continued):

Agenda Bill #5397 (continued): WSDOT is surplusizing this property located on the west side of Des Moines Creek Park, as it plans the SR 509 extension on the east side of the park.

The Conservation Future Tax funds have preserved over 100,000 acres of rural and urban land in KC since 1982 and preserving conservation land will be an asset to the City and Puget Sound region.

Approval of this ILA will result in \$1.1 million in revenue. Since this is a matching grant, this will require expenditure of \$1.1 million from funds in the Stormwater Management Fund (#307). The matching funds are budgeted in the 2019-2020 Biennial Budget.

This item was discussed at the T&PW Committee meeting on September 5, 2019 and the P&R Committee meeting on February 6, 2020, and the Committees recommended approval.

PCPS Director Ellis reviewed the agenda bill summary.

MOVED BY HILL, SECONDED BY NEGUSSE TO PASS AGENDA BILL #5397.

CM Hill reviewed the P&R recommendation. Funding resources

Mr. Ellis stated when the Lake to Sound Trail is completed, it will be an additional attraction to the park.

*MOTION CARRIED UNANIMOUSLY.

PUBLIC COMMENTS (related to Unfinished Business): None

UNFINISHED BUSINESS: None

NEW BUSINESS: None

COUNCIL COMMENTS: CM Gobena stated he was disappointed with the vote on the City Center Plan Update Phase 1 but is looking forward to the next phase.

CM Negusse stated she is not opposed to change or progress, but was concerned it was reflective of what the residents wanted. She also commented on Census 2020 stating the forms should be received next week.

CM Hill commented on the following: (1) Botanical Garden Rosie the Riveter – March 21 at 11 a.m.; and Arts, Culture & Library Advisory Committee (ACLAC) is helping to plan and execute a new event – Make Music Day on June 20 and applications are being accepted for the event for artists and performers and are due May 8.

DM Kwon commented on his attendance at the National League of Cities (NLC) Congressional Cities Summit.

EXECUTIVE SESSION: None

ADJOURNED:

MAYOR SITTERLEY ADJOURNED THE REGULAR MEETING OF THE SEATAC CITY COUNCIL AT 9:30 PM.


Erin Sitterley, Mayor


Kristina Gregg, City Clerk