



City Council Study Session
November 23, 2015 - 4:30 PM
Auburn City Hall
MINUTES

I. CALL TO ORDER

A. Roll Call

City Councilmembers present: Deputy Mayor Holman, Rich Wagner, Bill Pelloza, Largo Wales, Wayne Osborne, Claude DaCorsi and Yolanda Trout.

City officials and staff members present included: Mayor Nancy Backus, Human Resources and Risk Manager Rob Roscoe, Chief of Police Bob Lee, Assistant Director of Community Development Services Jeff Tate, Parks, Arts and Recreation Director Daryl Faber, City Attorney Daniel B. Heid, Director of Administration Dana Hinman, Community Development and Public Works Director Kevin Snyder, Assistant Director of Engineering Services/City Engineer Ingrid Gaub, Parks Planning and Development Manager Jamie Kelly, Economic Development Manager Doug Lein, Finance Director Shelley Coleman, Innovation and Technology Director Paul Haugan, and Deputy City Clerk Shawn Campbell.

II. AGENDA ITEMS FOR COUNCIL DISCUSSION

A. Presentation of Comprehensive Plan Elements (20 Minute Presentation/45 Minute Q&A) (Snyder)

Staff to introduce the Draft Comprehensive Plan Elements for Capital Facilities; Parks and Recreation; Economic Development; and Private Utilities

Assistant Director Tate explained this is the last presentation in a series of three informational meetings for the Comprehensive Plan Elements. He reviewed the schedule for approval of the Comprehensive Plan. The City has received comments through various formats, including letters, web page comments, feedback from a public hearing and Council meetings, all comments made through December 1, 2015 will be included in the Council packet for Council's review. Comments made after that will be provided at the December 8, 2015 Council meeting.

Assistant Director Tate explained the department has engaged in extensive outreach and provided opportunities for community feedback including a presentation to various community groups, Citywide emails and mailings, social media and comments from surrounding jurisdictions and entities.

Assistant Director Tate stated staff has updated the Capital Facilities Element of the plan to include values that align with the plan, general policy statements with reference to various functional aspects of the plan, functional plans that contain the details for the water, sewer, storm, parks, and school districts. He stated the notable modifications to the Capital Facilities Element are an emphasis on sustainability and energy efficiency, updates on data and

system descriptions and acknowledging prior annexation activity.

Assistant Director Tate stated staff have updated the Private Utilities Element of the plan to include values that align with the plan and the notable modifications include relevant policies and updates on data and system descriptions.

Assistant Director Tate said the Economic Development Element portion of the plan has been updated to include values that align with the plan. The notable modifications for the Economic Development Element include updates on the data and removal of stale language that pertains to the potential adoption of the streamlined sales tax.

Parks Planning and Development Manager Kelly stated the Parks and Recreation Element has been updated to include values that align with the plan and general policy statements. The notable modifications of the Parks and Recreation Element include emphasis on sustainability and energy efficiency and policy that enable Parks Impact Fees.

Councilmember Wagner asked if the Muckleshoot Indian Tribe had provided input on these elements of the Comprehensive Plan. Assistant Director Tate stated all elements have been provided to the Tribe, as of yet the Tribe has not commented. Council encouraged staff to continue to reach out to the Tribe.

B. Transportation Impact Fee Update (15 Minute Presentation/15 Minute Q&A) (Snyder)

Transportation Manager Para and Traffic Engineer Webb presented the Transportation Impact Fee update to Council. Traffic Engineer Webb stated the impact fees are assessed to fund improvements to the street systems that are impacted by development. The total cost of the improvements change year to year, part of updating the plan is to update the costs of each project.

The current fee is just over \$2,900 per trip, staff is proposing an increase of \$756 per trip hour, for a total of \$3,862. The broad increase would be applied to all areas except in the downtown urban center and Lakeland Hills which has its own rate schedule that was developed in 1998.

Councilmember Osborne suggested the City find a stable number with a small increase each year.

Councilmember Pelozo asked how the City models the downtown rates. Traffic Engineer Webb stated the City uses models that are a national standard.

Councilmember Pelozo asked if a developer can appeal the fee. Transportation Manager Para stated the code does have a provision for a developer to appeal the fee if the developer feels their property does not fit any of the designations provided. The Developer must conduct their own study and submit that to the City for consideration.

Traffic Engineer Webb stated the department has worked with Economic Development regarding specific land uses that would be impacted by the

change. Staff discussed the manufacturing uses would be impacted by this fee and looked at what kind of adjustments could be made. Staff is proposing a 40% reduction in manufacturing and a 40% increase for warehouse uses.

C. Right-of-Way Vacation No. V2-15 (10 Minute Presentation/5 Minute Q&A) (Snyder)

Assistant Director Gaub and Engineering Aide Price presented the Right-of-Way Vacation V2-15. The City no longer has a need for the right-of-way.

Assistant Director Gaub stated the City is recommending the road be vacated with full cost of the appraised value to be paid by the developer.

Councilmember Wales asked if the properties that are surrounding the proposed vacation would need the road for future use. Assistant Director Gaub explained the proposed vacation area is above a steep hillside, and she does not envision the City building a road in the area.

Councilmember Wagner asked for clarification on ensuring the Puget Sound Energy's easement is maintained if the City vacates the right-of-way. Engineering Aide Price stated the developer has worked with Puget Sound Energy to ensure the easement remains in place.

D. Amendment to Franchise Agreement No. 13-37 (10 Minute Presentation/5 Minute Q&A) (Snyder)

Assistant Director Gaub and Engineering Aide Price presented the amendment to the T-Mobile franchise agreement 13-37.

Assistant Director Gaub stated the amendment is to replace a power pole with a new taller pole. The new pole is proposed to have communication equipment on top.

Engineering Aide Price stated the pole is in a new location in the City right-of-way and a residential area. The City will provide a radius mailing to inform the area residents of the proposed change.

Councilmember Wales asked who pays for the mailings. Assistant Director Gaub stated the applicant pays an application fee and the City pays for the mailings out of those funds.

Deputy Mayor Holman stated T-Mobile already has an existing pole. They are proposing a new taller pole in a new location.

III. OTHER DISCUSSION ITEMS

There was no other discussion.

IV. EXECUTIVE SESSION

For clarification of these minutes, the closed session was held immediately following the presentation of Comprehensive Plan Elements.

At 5:43 p.m. Deputy Mayor Holman recessed the meeting to a closed session for approximately 15 minutes in order to discuss collective bargaining agreements pursuant to RCW 42.30.140(4)(a). City Attorney Heid and Human Resources and

Risk Management Director Roscoe attended the closed session.

Mayor Backus reconvened the meeting at 6:00 p.m.

V. ADJOURNMENT

There being no further business before the Council, the meeting adjourned at 6:45 p.m.

APPROVED this 3rd day of October, 2016.



NANCY BACKUS, MAYOR



Shawn Campbell, Deputy City Clerk