

2004 11 08 Study Session

LAKESWOOD CITY COUNCIL STUDY SESSION MINUTES

Monday, November 8, 2004
City of Lakewood
City Council Chambers
6000 Main Street SW
Lakewood, WA 98499

CALL TO ORDER

Deputy Mayor McGovern called the meeting to order at 7:03 p.m.

ROLL CALL

Councilmembers Present: 6 – Deputy Mayor Helen McGovern; Councilmembers John Arbeeny, Pad Finnigan, Bill Harrison, Walter Neary and Claudia Thomas.

Councilmember Excused: 1 – Mayor Doug Richardson (arrived at 7:05 p.m.).

ITEMS FOR DISCUSSION:

Deputy Mayor McGovern deviated from the agenda to consider the Lakewood Water District topic.

Discussion of the proposed expansion of the Lakewood Water District headquarters located at 11900 Gravelly Lake Drive SW and the construction of a proposed water tank located at 10121 Hemlock Road SW.

Community Development Director Bugher reviewed the Lakewood Water District permits for expansion of the Water District and the construction of a proposed water tank. He provided a history of the project and reviewed the permits that were issued by Pierce County.

Mayor Richardson arrived at 7:05 p.m.

Discussion ensued on the public hearing requirements before the Hearing Examiner; vesting rights for permits; grounds for the appeal filed by the Lakewood Water District, whether the proposed water tank is part of the Lakewood Water District Master Plan; and the reasons for constructing another water tank in close proximity to one that was recently constructed near Hemlock.

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Randy Black, Lakewood Water District Manager, explained that the new proposed Hemlock tank is a necessity out of growth in that area.

Discussion ensued on opportunities for citizens to discuss their concerns with the Water District; what the District will be doing to mitigate citizen concerns; efforts to begin discussions with citizens to address concerns; where the fluoridation equipment and facilities will be located; and the percentage of water that the District supplies outside of Lakewood. Mr. Black indicated that ten percent of the water is supplied by the District outside of Lakewood boundaries.

Further discussion ensued on traffic impacts in the neighborhood by the Water District.

Speaking before the Council were:

Dennis Haugen, 6528 Mt. Tacoma Drive SW, indicated that his observance of the area and traffic near the Water District was quiet and clean and that there were no industrial trucks. He indicated that the traffic hazards are on the opposite side of Interlaaken Drive.

Michael Smith, 9105 102nd Street SW, spoke about a notice he received from the Water District in March about a public meeting but that most residents were not fully aware of the expansion. He indicated that another public meeting is scheduled in November. He asked if the Lakewood Water District is willing to look at alternative sites and design and *hear the* request of residents to maintain the quality of life of the neighborhood.

Sherri Thomas, 12209 Interlaaken Drive, pointed out that a half hour observance of the Water District does not make one an expert. She indicated that industrial uses need to belong in an appropriate zone not next to estate residential zoning. If ten percent of Lakewood Water District is sold outside of Lakewood, she expressed concern that this water is coming from wells that affect the water table and the lakes.

William Catton Jr., 12108 Gravelly Lake Drive SW, expressed concern and asked if the Council has the authority over the Water District and if not, why.

John Sanborn, 12226 Interlaaken Drive, spoke about his observance of traffic on Interlaaken Drive over a longer period of time and the discussions he has had with people who have constructed storm drains in the area. He expressed concern about children playing near the road and safety issues.

Sharlyn Gates, 12226 Interlaaken Drive, spoke about the changes at the Water District site over time. She indicated that residents were not encouraged to come and participate in discussions with the Water District. She asked the City to look into taking over the Water District. She expressed concern that the Water District has not been receptive to the neighborhood.

Discussion ensued on how much of the District operations are being conducted as an unclassified use and when the Pierce County administrative permit was approved. Community Development Director Bugher indicated that the Pierce County permit was issued in 1987.

Council recessed at 8:40 p.m. and reconvened at 8:55 p.m.

Concurring with Pierce County's request to initiate a study for amending the Chambers Creek Properties Master Site Plan to expand the golf course from 18 to 27 holes including a lodging component.

Community Development Director Bugher reported that the proposed resolution is the same resolution that the Council tabled in August 2004. He explained that the resolution does not engage the City to finance any transportation improvements related to the Chambers Creek Properties Master Site Plan.

Speaking before the Council were:

Ken Canfield, 10802 William Way SW,, spoke in opposition of the amendment to the Chambers Creek Properties Master Site Plan because of the rate increases that will be imposed upon residents. He also expressed concern about traffic mitigations that the County is imposing on Lakewood and University Place to absorb. He suggested that the Resolution also include a statement of no sewer rate increases to citizens as the project should pay for itself.

Joe Scorcio, Pierce County Public Works, explained the purpose of the tri-party (Pierce County, University Place and Lakewood) agreement on this project.

Discussion ensued on amending the statement in the Resolution to include that the City will not participate in any financial improvements related to the Master Plan amendments; the details of the Plan on how the project will be paid are to be described in the Environmental Improvement Statement; and what impact this project will have on the nine-hole Ft. Steilacoom Park golf course.

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Repealing Chapters 14.138, 14.142, 14.146, 14.150, 14.154, 14.158, 14.162, 14.166 and 14.170; creating Chapters 14A.142 through 14A.170; and amending Section 18A.40.230 of the Lakewood Municipal Code relative to the critical areas and resource lands regulations.

Extending the completion and adoption of the critical areas and resource lands regulations ordinance from December 1, 2004 to February 1, 2005.

Community Development Director Bugher provided an overview of the proposed critical areas ordinance and the proposed resolution extending the adoption date should the Council desire to extend it.

Principal Planner Catron then reviewed the proposed ordinance.

Discussion ensued on what percentage of Lakewood would be considered as geographic hazardous areas; under the habitat protection for lakes, why Wards Lake was not on the list; the process for getting an exemption in wetlands; the status of Pierce County's approach in developing its critical areas ordinance; and the impacts to Residential 1 and Residential 2 zoning densities.

It was the consensus of the Council to bring the Ordinance before the Council next week.

ITEMS TENTATIVELY SCHEDULED FOR THE NOVEMBER 15, 2004 REGULAR CITY COUNCIL MEETING:

1. Concurring with Pierce County's request to initiate a study for amending the Chambers Creek Properties Master Site Plan to expand the golf course from 18 to 27 holes including a lodging component. – (Resolution - Consent Agenda)

2. Repealing Chapters 14.138, 14.142, 14.146, 14.150, 14.154, 14.158, 14.162, 14.166 and 14.170; creating Chapters 14A.142 through 14A.170; and amending Section 18A.40.230 of the Lakewood Municipal Code relative to the critical areas and resource lands regulations. – (Ordinance - Consent Agenda)

3. Presentation of donated teddy bears by the Mann Middle School PTSA and Leadership Class to the Lakewood Police Department. – *Mr. John Miller, Principal, Mann Middle School, and Ms. Syl Wiles, PTSA President, Mann Middle School*

4. Adopting the 2005-2006 biennial budget. – (Ordinance - Consent Agenda)

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5. Setting the 2005 mill levy rate at \$1.41664 per thousand dollars assessed value of taxable property in the city boundaries. – (Ordinance - Consent Agenda)

6. Amending the Employee Recognition Awards Program. – (Ordinance - Consent Agenda)

7. Authorizing the execution of an interlocal agreement with the City of Wapato for jail services from January 1, 2005 to December 31, 2005. – (Resolution - Consent Agenda)

8. Setting Monday, December 6, 2004, at approximately 7:00 p.m., as the date for a public hearing by the City Council on the proposed single stream recycling program and rates. - (Motion - Consent Agenda)

9. Setting Monday, January 3, 2005, at approximately 7:00 p.m., as the date for a public hearing by the City Council on vacating a portion of Mt. Tacoma Drive SW right-of-way, located at the south west corner of Mt. Tacoma Drive SW and Bridgeport Way SW. – (Resolution - Consent Agenda)

10. Approving the 2005 human services funding allocations and authorizing the City Manager to execute agreements for said services. – (Motion - Consent Agenda)

11. Appointing individuals to serve on the Lodging Tax Advisory Board. – (Motion)

Discussion ensued on adopting the budget “as is” and making adjustments to the budget in January 2005; addressing the budget deficits immediately; and reworking the budget to include funding a police facility.

Further discussion ensued on holding a budget workshop to address any budget adjustments.

BRIEFING BY THE CITY MANAGER

City Manager Rohlfs reminded the Councilmembers to provide comments to the Mayor on the Lodging Tax Advisory Committee appointments.

City Manager Rohlfs indicated that louvers on Bridgeport Way SW will be constructed and that the road will be closed for two weeks.

City Manager Rohlfs distributed copies of an analysis of employee salary comparisons and asked the Council to consider the list of proposed amendments for the budget.

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CITY COUNCIL COMMENTS

Councilmember Finnigan commented on the recruitment of candidates for the Landmarks and Heritage Advisory Board vacancies.

Councilmember Harrison commented on the change-of-Commander ceremony he attended at Ft. Lewis.

He then commented on the Chamber of Commerce luncheon he attended.

Councilmember Harrison spoke about "The Road Home: Ten-Year Plan to end Chronic Homelessness" ceremony he attended.

Councilmember Harrison also spoke about Senator Shirley Winsley's function last week.

He also commented on an event he attended honoring Sergeant Keller.

Councilmember Harrison spoke about the Puyallup Veterans Affairs ceremony he attended.

Councilmember Arbeeney asked for a draft copy of the *City Connections* newsletter.

Councilmember Neary indicated that he knows of a potential candidate that may be applying for the Landmarks Heritage Advisory Board vacancies.

Deputy Mayor McGovern announced that she will be helping with scooping ice cream at the Cold Stone Creamery grand opening on November 13, 2004.

Deputy Mayor McGovern announced that the Father-Children event for McNeil Island inmates will be held on December 11, 2004. She indicated that donations are being sought for the children.

Mayor Richardson commented on General Soriano's farewell event at Ft. Lewis.

Mayor Richardson announced that on November 11, 2004, there will be a veterans memorial event at 11:00 a.m. at the Lakewood Veterans Memorial.

Mayor Richardson announced that the Coffee with the Mayor will be held on November 12, 2004. He added that Dave Moore from MBK will provide an update on the Lakewood Towne Center.

Councilmember Thomas indicated that a percentage of the Cold Stone Creamery proceeds at the grand opening on November 13, 2004 will be given to Lakewood's Promise.

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Councilmember Thomas announced that the grand opening of the Greater Tacoma Convention Center will be held this week.

Mayor Richardson announced that Council will recess into Executive Session for approximately 15 minutes to discuss land acquisition.

Council recessed into Executive Session at 10:55 p.m. and reconvened at 11:10 p.m.

ADJOURNMENT

There being no further business, the meeting adjourned at 11:10 p.m.

DOUGLAS G. RICHARDSON, MAYOR

ATTEST:

ALICE M. BUSH, CMC
CITY CLERK