
CITY OF SEDRO-WOOLLEY

Regular Meeting of the City Council
March 14, 2001 – 7:00 P.M. – Community Center

The Meeting was called to order at 7:00 P.M.

Pledge of Allegiance

ROLL CALL

Present: Mayor Dillon, Councilmembers Silves, Meamber, Storrs, Lemley, Warner and Grandy.
Staff Members: City Attorney Hayden, Supervisor Stendal, Engineer Barnet, Lieutenant Wood and Fire Chief Klinger.

Mayor Dillon announced the addition to the agenda of 2 proclamations and an update report to be presented by April Lee and Steve Kent of the Results Group on the Community Action Plan.

Consent Calendar

- Minutes from Previous Meeting
- Finance
 - Claim Vouchers #42369 to #42482 for \$100,051.38
 - Payroll Warrants #26369 to #26452 for \$98,414.07
- Waiver of Fees – Community Center

Councilmember Storrs moved to approve the consent calendar. Seconded by Councilmember Warner. Motion carried.

Mayor Dillon read a proclamation declaring May 3, 2001 as A Day of Prayer in the City of Sedro-Woolley.

Mayor Dillon read a second proclamation declaring April 1st - 7th, 2001 as the year of the Young Child in the City of Sedro-Woolley.

Community Action Plan Update

Steve Kent, President of The Results Group, 415 Sherman St., Suite C, Hood River, Oregon, presented a review and update on the Community Action Plan. Kent stated a good representation was in attendance and much enthusiasm was expressed. He asked Council direction in proceeding with the Task Force meetings. Several Councilmembers agreed to be on the Task Force categories. Kent also encouraged any audience members who were interested in being a part of the task force to contact him after the meeting.

Items from the Audience

Ardell McCombs – 814 Haines St, addressed the Council and requested all Councilmembers speak more directly into the microphones. He stated those sitting in the back have a hard time hearing.

Craig Cole – General Delivery, Sedro-Woolley, addressed the Council with questions for the Police Chief regarding an article in the Skagit Valley Herald citing lack of time for Racial Profiling. Cole questioned if it is a mandated from the government, what the problem is and why they can't find the time to do it . He also questioned if there is a citizens review committee of the Police Department. Cole also questioned who oversees the Prosecuting Office.

Attorney Hayden reviewed how the structure of the Prosecuting Office works and reasons for movement of cases.

PUBLIC HEARINGS

Mayor Dillon reminded anyone speaking on any of the public hearing issues of the 3-minute time limit.

Annexation Petitioner – Sauk Mtn. View Golf Course

Attorney Hayden reviewed history and background on the annexation request for the area North of the golf course, and South and West of Fruitdale Road. Hayden stated a previous request was withdrawn and re-presented to the City Council, covering a larger area extending from Highway 9 to Fruitdale Road. Hayden stated that the owners of over 75% of the assessed valuation of the property have signed up and are petitioning for annexation. Staff has reviewed the request and recommends that the City Council accept the petition for annexation subject to 5 conditions listed in the proposed resolution.

Councilmember Meamber questioned the status of the sewer lines.

Mayor Dillon opened the public hearing at 7:25 P.M.

John Lange – owner of Sauk Mtn. Golf Course, 839 Fruitdale Road, stated that as a developer along with Rob Janicki and Fred Fleming who together own ½ of the proposed property are willing to accept all the risks of development. Lange stated the proposed area includes their property as well as the remaining property within the growth management area. Lange requested Council pass the proposed resolution for annexation. He stated their commitment in the proposal is to have a golf course that is affordable and that housing within the golf course is also affordable and not limited to high income individuals. They expect to build 250 homes in the development areas within the next 5 years. Lange cited the benefit of mitigation and impact fees and sewer connection fees as well as an increased assessed value.

Madge Lord – 1238 Independence Blvd., noted that the maps used as reference for the proposal did not reflect the creek that runs through the property. She questioned what will happen with the creek.

Attorney Hayden noted there has not been a development proposal for the undeveloped property and any proposal would be required to meet the cities Critical Areas Ordinance and is also probable any proposal for development of a new project will have to conform with Department of Fish and Wildlife requirements.

Beau Gilner – 17066 Colony Road, Bow, WA, superintendent of the Golf Course addressed Brickyard Creek. Gilner stated the creek recently went through a major salmon restoration on the Golf Course property with the support of the Golf Course. He stated the Golf Course worked with the Fisheries Enhancement Group to improve the stream and will continue to provide support.

Rick Judd – 837 Fruitdale Road, addressed the creek and the harm that had been brought by a former owner of the creek. He stated that it is now in better condition than it was but cautioned that it needs to be watched very carefully and done properly. Judd welcomed the development but expressed concern over the care of the creek and increase in traffic.

Jim Pizzuto – 24056 Mosher Road, spoke in opposition of the annexation because of what he believes it will do to the community. Pizzuto addressed previous annexations and the price that we are still paying today. Pizzuto also addressed the impacts to the schools and hospitals.

Wendy Adkinson – 1231 Independence Blvd., spoke on the benefits of living in a community like Sedro-Woolley and believes there are current buildings that could be improved upon rather than building more new homes. Adkinson expressed concern for the wildlife in the area of the annexation and does not want to see the project to go through.

Virginia Good – 24250 Alexander St., questioned notification to the private owners of the sewer connection requirements and the impact to those individual owners. Good also stated it would have been nice to have more information regarding the plans for the development to make a more informed decision.

Kathleen Petker – 1236 Independence Blvd., expressed concerns over the wetlands and drainage within the area. Petker expressed concern that no plans have been presented and commented on the lack of notification to neighboring properties. She stated she does not care for the request to annex.

Neil Prather – 1895 Hwy 9, stated he has no opposition to the project. Prather stated he works for Alf Christensen Seed Co. and over the years he has watched the farm valley grow smaller every year by housing taking up productive ground. He stated the proposed area is non productive property and believes that is where we should be developing and putting homes instead of building on our flat farm ground.

Mayor Dillon closed the public hearing at 7:50 P.M.

Attorney Hayden referred to a previous statement where he stated that 75% of the owners of the assessed value have signed the petition. Hayden stated in fact that approximately 90% of the owners have signed the petition.

Attorney Hayden also clarified for Council that conditions of development are addressed in development regulations and applications for sub-divisions. It is difficult to address those conditions in the annexation process which deals simply with the question of do we want to bring this into the City, which was partly answered when this area was included in the Urban Growth Boundary. Hayden addressed the requirement for dealing with the costs of offsite improvements.

The Councilmembers addressed questions which included engineering, drainage and vision of the developers for type of housing.

Councilmember Storrs moved to approve Resolution #647-01 A Resolution of the City of Sedro-Woolley, Washington Annexing Certain Property to be Contiguous to Said City's Northern Boundary from Petition Filed by S-W Land LLC, Janicki Trust, and Others. Seconded by Councilmember Warner. Motion carried.

Additional One-Quarter of One Percent Real Estate Excise Tax

Supervisor Stendal presented information on the proposal to enact the second one-quarter of one-percent real estate excise tax (Second REET) and encouraged Council to approve for the initial purpose of acquiring additional parkland and making much needed improvements to all our parks.

Mayor Dillon opened the public hearing at 8:02 P.M.

Tony Splane – 714 Sapp Road, spoke to Council against approval of the proposed tax.

Mike Anderson – 2079 Highway 20, spoke in support of the proposed tax but encouraged designating funds for a specific uses such as parks.

Mayor Dillon closed the public hearing at 8:09 P.M.

Councilmember Silves moved to approve Ordinance #1404-01 An Ordinance Amending Chapter 3.10 of the Sedro-Woolley Municipal Code Imposing an Additional Quarter Percent Real Estate Excise Tax. Seconded by Councilmember Storrs.

Discussion was held with Councilmember Meamber stating with the passage of this tax he strongly encouraged the City to address the impact fees in place. Councilmember Warner questioned the ordinance wording of proceeds being used for capital improvements. Warner encouraged 10% of the funds be earmarked for sidewalk improvements.

Roll Call Vote: Councilmember Silves – Yes, Meamber – Yes, Storrs – Yes, Lemley – Yes, Grandy – Yes. Motion carried 6-0.

OLD BUSINESS

None

NEW BUSINESS

Contract with Interim Planner

City Attorney Hayden reviewed with the Council the role of David Hough as interim planner. Mr. Hough was hired off the consultant roster as an independent contractor in order to keep the flow of projects going during the vacancy of the Planning Director.

Councilmember Silves moved to authorize the Mayor to sign the contract with David Hough as interim planner. Seconded by Councilmember Grandy. Motion carried.

Confirmation of City Planner Contract – Jeroldine Hallberg

Mayor Dillon reported after a thorough interview process using a panel representing several interests the position of City Planner has been offered to finalist Jeroldine Hallberg. Ms. Hallberg has accepted and Mayor Dillon requested Council confirm her appointment and authorize the Mayor to execute an employment contract and waive the residency requirement.

Jeroldine Hallberg introduced herself to the Council and stated she looks forward to working with the Council and community members.

Councilmember Warner moved to accept the contract with Jeroldine Hallberg and waive the residency requirement. Seconded by Councilmember Storrs. Motion carried.

WSDOT Agreement for Historic SW Transportation Improvements

Engineer Barnet presented background information on the Historic Sedro-Woolley Transportation Improvement Grant received. Barnet stated since the funding comes from Federal Highway Funds, a resolution is required to obtain the funding.

Councilmember Storrs moved to adopt Resolution #648-01 Authorizing the Mayor to sign the Washington State Department of Transportation Local Agency Agreement for the Historic Sedro-Woolley Transportation Improvements. Seconded by Councilmember Warner. Motion carried.

Sanitary Sewer Facility Fencing Project

Engineer Barnet reviewed general site improvements the Sanitation and Sewer departments have been doing and requested Council authorize the Mayor to sign a contract with Guyline

Construction, Inc. for the installation of approximately 580 linear feet of chain link fencing around the Sanitary Sewer Facility. Barnet stated the City used the small works roster and sent out four requests. Two firms responded with Guyline construction being the low bid.

Councilmember Warner moved to allow the Mayor to sign a contract with Guyline Construction in the amount of \$6,259.79 including tax. Seconded by Councilmember Meamber. Motion carried.

COMMITTEE REPORTS AND REPORTS FROM OFFICERS

Councilmember Grandy – stated he had received a complaint of dogs being brought to Memorial Park to run and leaving deposits behind.

Councilmember Lemley – encouraged all Councilmembers to get involved with the Community Action Plan task force meetings.

Councilmember Storrs – reported on the deteriorating condition of Haines Street between State and Ferry Streets. Storrs requested Engineer Barnet look into what can be done to improve the street.

Engineer Barnet – reported that he and Ray Melton, Street Department Foreman will be putting together a list of paving projects and will bring to Council for review.

EXECUTIVE SESSION

The Meeting adjourned to Execution Session at 8:32 P.M.

The Meeting reconvened at 9:37 P.M.

Councilmember Grandy moved to adjourn. Seconded by Councilmember Lemley. Motion carried.

The Meeting adjourned at 9:38 P.M.