
CITY OF SEDRO-WOOLLEY

Regular Meeting of the City Council
January 28, 2004 – 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: Meamber, Splane, Storrs, Galbraith, Lemley, Colgan and Anderson. Staff: City Attorney Hayden, Recorder Cheryl Brue, Engineer Blair, Planner Hallberg, Police Chief Cooper and Fire Chief Klinger.

Consent Calendar

- Minutes from Previous Meeting
- Finance
- Claim Vouchers #50479 to #50534 for \$85,197.44 & #50535 to #50629 for \$107,168.24
- Payroll Warrants #32645 to #32734 for \$122,018.77
- Waiver of Fees –Riverfront Park – Valley Baptist Church (April 11, 2004)
- Waiver of Fees – Riverfront Park – S.W.H.S. Alumni Association (July 10, 2004)
- Waiver of Fees – Community Center – S.W. Fire Department (February 28, 2004)
- Waiver of Fees – Community Center – Cub Scouts Pack 67 (February 13 & 14, 2004)
- Interlocal Agreement – City of Wapato (Resolution #692-04)

Councilmember Storrs moved to approve the consent calendar A through G including Resolution #692-04. Councilmember Meamber seconded. Motion carried.

Public Comment

None

PUBLIC HEARINGS

None

OLD BUSINESS

None

NEW BUSINESS

Binding Site Plan #1167 – Cultus Mountain View; Phase One

Planner Hallberg noted the Binding Site Plan #1167 is before the Council because of the new rules and procedures that were adopted last year. She reviewed background and plans for the project and stated the Planning Commission recommended approval with the condition of pedestrian access at the South of the road loop. The project is for 24 housing units within 6 buildings and the developer has held several meetings with the neighbors to address concerns. Hallberg noted the property was rezoned last year.

John Ellis – 22397 Bulson Rd., addressed the Council and presented history of the project. He stated the project first met with opposition and he has held several neighborhood meetings to cover the neighbors concerns. He passed around pictures of a similar project to give Council an idea of what it would look like.

Council discussion took place and questions were asked of Mr. Ellis to include the traffic study, market value, Ball Avenue access, future building of Phase II, drainage, play areas, ingress/egress, trigger factors, school traffic and Phase II garbage pickup access.

Councilmember Storrs moved to adopt Resolution #693-04 A Resolution of the Sedro-Woolley City Council on the Application of John Ellis/Landmark Building & Development, Inc., Approving the Cultus Mountain View Binding Site Plan (BSP) #1677, Upon the Recommendation of the Sedro-Woolley Planning Commission, Adopting the Recommendation of the Sedro-Woolley Planning Commission. Seconded by Councilmember Splane. Motion carried (6-1, Councilmember Member opposed).

Annexation Application #1950 – Gentry

Planner Hallberg reviewed the new rules governing annexations and also reviewed Council options for Annexation Application #1950.

Kendall Gentry – noted the property in question has had quite a history over the past 100 years. He stated there have been other attempts to annex Gentry's property and he now has an option to purchase the Suryan property. Gentry proposed Council accept the annexation request on the 10% petition request.

Attorney Hayden reviewed the options for annexation with staff recommendation to invoke the Boundary Review Board jurisdiction to pick up the PUD property and the property to the South to the river.

Discussion was held on adding the existing park area to Gentry's annexation request.

Gentry review and proposed the 10% Annexation petition request to Council.

Councilmember Storrs moved to accept annexation #1950 with a 10% participation which would include County and PUD lands. Seconded by Councilmember Galbraith. Motion carried.

Councilmember Lemley moved to enter into negotiations with Skagit County to develop an annexation agreement. Councilmember Storrs seconded. Motion carried.

Contract – Black Rock Cable

Attorney Hayden noted about 3 years ago Council approved a Franchise Agreement with Black Rock Cable. Included within the agreement was a public contribution factor. One of the options was to connect the public buildings with optical fiber. They will be placing cable within the City right-of-way. The City is opting to exercise a partial exercise of the franchise agreement at this time.

Discussion was held regarding the connection of the Community Center and Senior Center and logistics of needs.

Councilmember Anderson moved to enter into agreement with Black Rock Cable with adding the Senior Center and possibly the Sedro-Woolley Community Center to the agreement. Seconded by Councilmember Colgan. Motion carried.

Some discussion of future building connections ensued.

Resolution – Baker River System Flood Storage

Engineer Blair reviewed the proposed resolution for the Baker River System Flood Storage.

Councilmember Meamber moved to adopt Resolution #694-04, in the matter of providing additional flood storage in the Baker River system for the protection of Skagit County residents and the Region. Councilmember Splane seconded. Motion carried.

Interlocal Agreement – Skagit County for Flood Mitigation & Modeling

Engineer Blair reviewed the proposed interlocal agreement with Skagit County for Flood Mitigation and Modeling. He noted the agreement would redirect previous agreements with the Avon Bypass project. Blair also pointed out the provisions listed under #12 within the agreement which affects any future funding.

Discussion was held regarding wet/dry bypass and the commitment to future funding.

Councilmember Colgan moved to enter into an interlocal agreement with Skagit County for Flood Protection Study and related matters. Seconded by Councilmember Anderson. Motion carried.

Ordinance – Design Review Committee

Mayor Dillon introduced the proposed Ordinance for changing the hearing body for the purpose of reviewing building and sign permits and murals from the Design Review Committee to the Planning Commission.

Attorney Hayden noted that at a later time this will go through a public hearing process during the change of Title 17 as part of the Comprehensive Plan updates for the coming year.

Councilmember Anderson moved to adopt Ordinance #1464-04 An Ordinance Amending Sedro-Woolley Municipal Code Chapter 15.44, Transferring the Duties of the Design Review Committee to the Sedro-Woolley Planning Commission, Providing for an Open Record Hearing Before the Sedro-Woolley City Council, and Making Other Changes to Chapter 15.44., with the removal of the strikeout of “application” under Section 4. Seconded by Councilmember Meamber.

Roll Call Vote: Councilmember Meamber – Yes, Splane – Yes, Storrs – Yes, Colgan – Yes., Galbraith – Yes, Lemley – Yes, and Anderson – Yes. Motion carried.

Award of Fire Training Tower Bid

Fire Chief Klinger presented information on the bid process for the Fire Training Tower. He noted the bid was a sole source bid with the total bid price of \$48,807.00 which includes freight but not the taxes. Klinger requested Council award the bid to Fire Facilities, Inc. for the purchase.

Councilmember Storrs moved to purchase the fire training tower from Faire Facilities, Inc. in the amount of \$48,807.00 not including tax. Councilmember Meamber seconded. Motion carried.

Library Report

Debra Peterson – Sedro-Woolley Librarian addressed the Council regarding a proposal from the Skagit County Finance Director for all Libarians to address the topic of partial county library districts. It was suggested that this topic be set up for a future worksession. She also presented in written form the goals and accomplishments of the Library for the year 2003.

COMMITTEE REPORTS AND REPORTS FROM OFFICERS

Councilmember Meamber – expressed safety concerns on the Ellis project approved with special concerns on traffic congestion. Councilmembers Splane, Anderson and Galbraith concurred. Anderson addressed the rezone of the property, with Planner Hallberg noting

the Council approved the rezone against the recommendation from the Planning Commission. Galbraith noted his frustration on the decision to do right by the developer and still address the traffic problems at the same time.

Councilmember Galbraith – noted a pothole on Thresher Ave. (located in the County). He also addressed inconsistency of the quality of road patches.

Councilmember Lemley – reported on the meeting held with citizens as a result of the recent downtown break in's. He noted that rather than trying to organized a scheduled crime watch activity, Pastor Farrar of Bethel Assembly of God Church will explore the idea with some of his members who regularly walk asking them to keep alert the of the on goings in the downtown area.

Councilmember Meamber – pointed out the new signs to the entrances of town on Highway 9 and Highway 20. These were purchased from the signage grant obtained by the Downtown Revitalization Committee.

Mayor Dillon – Noted she attended the Skagit-Island Realtors Association presentation. She stated that Chief Cooper was honored as Citizen of the Year from the Realtors Association.

Attorney Hayden – presented an update on the interlocal agreement with the County regarding infrastructure within the UGA. With the update Hayden presented a brief history and indicated where the negotiations stand at this time.

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

The Meeting adjourned at 8:55 P.M.