

MINUTES OF THE MAY 10, 2016 COUNCIL MEETING
City Hall, 135 East Johnson Avenue, Chelan, Washington

1. CALL TO ORDER

The meeting was called to order at 6:00 p.m.

2. ELECTED OFFICIALS PRESENT: Mayor Cooney, Councilmembers Allen, Dobbs, Harper, Isenhart, McCardle, Morehouse and Steele.

STAFF PRESENT: City Administrator Schmidt, City Attorney Batjer, City Clerk Gallucci, Finance Director Grant (left at 7:35 p.m.), Parks, Recreation & Community Services Director Sargeant Planning Director Gildroy, and Public Works Director Van Epps.

3. AGENDA CHANGES

- A. None

4. CITIZEN COMMENTS

- A. Jessica Simmons, Chelan, is the new director of the Historical Downtown Chelan Association. She introduced herself, discussed her background and said she is excited to be her.
- B. Mike Park, 230 Eldorado Way, wanted to discuss the City's shortcomings regarding the water run off at his home on Eldorado Way. Council reviewed his letter and the pictures he had submitted prior to the Council meeting.
- C. Ken Knight, 225 E Trow, had previously sent an email to Council regarding the issues with his vacation rental and he was there to answer any questions Council may have.

5. MINUTES

Ms. McCardle moved to approve the minutes as follows. Second by Mr. Dobbs. Motion passed unanimously.

- A. Minutes of the April 26 2016 Regular City Council Meeting

6. CONSENT AGENDA

Ms. Allen moved to approve the consent agenda follows. Second by Ms. Isenhart. Motion passed unanimously.

- A. May 10, 2016 Claim Warrants No. 86831 to 86910 totaling \$1,255,611.14 and Payroll Warrants No. 47757 - 47860 totaling \$213,626.65.
AP Warrant No. 86827 for \$387.62 voided from 4/26/16 and reissued Warrant No. 86830 to correct vendor. The amount was found to be incorrect so voided Warrant No. 86830 as well. Out of \$387.62 approved 4/26 the amount should only have been \$211.81. The amount of \$211.81 is included this run in the First Bank Visa payment card ending in 1923.

Payroll Warrants No. 47755, 47756, 47835, 47836, 47842, and 47849 voided due to printing errors.

- B. NORTHWEST PROPERTY EXCHANGE, LLC UTILITY EXTENSION AGREEMENT: Per City Attorney Batjer, this item was discussed. The owner of Northwest Property Exchange had added “without recourse” to his signature and Mr. Batjer wanted to look further into the matter.

Ms. McCardle moved the City enter into the proposed Utility Extension Agreement with Northwest Property Exchange, LLC consistent with Chapter 13.34.020 of the Chelan Municipal Code subject to review and approval by the City Attorney. Second by Ms. Isenhart. Motion passed unanimously.

7. SPECIAL PRESENTATIONS

- A. None.

8. PUBLIC HEARINGS

- A. TOURIST MIXED USE DRIVE THRU ADDITION TEXT AMENDMENT: Mr. Gildroy provided a staff report stating this proposal is to outright permit drive thru’s in the Tourist Mixed Use Zone. Chelan Lanes may want to incorporate a drive thru with their expansion.

The Public Hearing was opened at 6:32 p.m.
Jack Raines, 121 Main Street, provided public comment.
The Public Hearing was closed at 6:42 p.m.

Mr. Steele moved to approve the Tourist Mixed Use Drive Thru text amendment as presented and recommended by Planning Commission and instruct staff to prepare the adopting ordinance. Second by Mr. Morehouse. Motion passed unanimously.

- B. NON-CONFORMING SINGLE FAMILY RESIDENCE TEXT AMENDMENT: Mr. Gildroy explained this proposal was for single family residences in the downtown mixed use zone and warehouse industrial zone. With the current zoning, if a single family residence in these zones is destroyed by more than 50%, the property owner cannot rebuild the single family residence.

The public hearing was opened at 6:47 p.m.
There was no public comment.
The public hearing was closed at 6:48 p.m.

Ms. McCardle moved to approve the Non-Conforming Single Family Residence Text Amendment as presented and recommended by Planning Commission and instruct staff to prepare the adopting ordinance. Second by Ms. Isenhart. Motion passed unanimously.

- C. REVISED LIVESTOCK ORDINANCE: Mr. Gildroy stated this was to allow small livestock animals on lots less than an acre. The planning department reached out to Rod Cool, FFA leader and he proposed a simplified version which allows for a total of four chickens or rabbits or any

combination of the two up to four animals total. Roosters will not be allowed. This will require a 10' setback, an enclosure and nothing is allowed in the front yard. Councilmembers asked what enforcement would look like and how the neighbors would deal with the stench and smell.

The public hearing was opened at 7:00 p.m.

Ed Isenhart, 112 W Highland, provided public comment.

Susan Fiala, 214 E Trow, provided public comment.

Fran Farrell, just outside the city, provided public comment.

Councilmember Isenhart submitted a petition with five pages of signatures in support of the revised livestock ordinance.

The public hearing was closed at 7:10

Mr. Harper moved to approve the "Simplified Livestock revisions" as presented and instruct staff to prepare the adopting ordinance. Second by Mr. Steele. Motion passed unanimously.

9. ORDINANCES, RESOLUTIONS, AND OTHER ITEMS

- A. LAKESHORE RV PARK WIFI AGREEMENT: Ms. Sargeant reminded Council this project was budgeted and is on the Capital Improvement list. All the WiFi will be installed this year and the City will pay \$20,000 this year and the remaining \$11,000 next year.

Mr. Steele moved to authorize the Mayor to enter into the Professional Services Agreement with LocalTel for installation of WiFi at the Lakeshore RV Park. Second by Ms. Isenhart. Motion passed unanimously.

- B. SR 150 SEWER PIPELINE IMPROVEMENTS BID AWARD: Mr. Van Epps explained this project has been in the Sewer Comprehensive Plan for some time. Installation of a smaller diameter pipe will increase the velocity in that area which will help with the odor complaints and the issues at the Willows Pump Station. Some of the work is within the paved portion of the Manson Highway so it must be completed prior to WSDOT's scheduled overlay in 2016-2017 as they will not let the City tear up the road once the overlay is complete.

Ms. Isenhart moved to authorize the Mayor to sign the contract with Hurst Construction for the SR150 Sewer Pipeline Improvements for the bid amount of \$636,383.71 and authorize an additional \$70,000 in expenditures for contingency. Second by Ms. Allen. Motion passed unanimously.

- C. CHELAN FRUIT UTILITY EXTENSION AGREEMENT: Mr. Van Epps stated Chelan Fruit was considering connecting to the City's water and sewer. They had a thorough discussion on tax instrument financing which is incentive for industrial properties to annex into the City. This benefits both parties. If approved, it will allow for waiving of \$72,625 water related connection charges. Potentially, the City may waive \$140,000 of water and sewer connection charges which will increase the City's future sales tax revenue and revenue from property taxes. Chelan Fruit will install a new water main for their facility and future customers of the City. They have

agreed to annex into the city but have requested the City not invoke annexation until after the Fall.

Reggie Collins, Chelan Fruit, provided comment.

Ms. Allen moved the Mayor sign the proposed Utility Extension Agreement with Chelan Fruit, consistent with Chapter 13.34.020 of the Chelan Municipal Code. Second by Ms. Isenhart. Motion passed unanimously.

10. MAYOR AND COUNCIL COMMENTS

Ms. Allen

- Invited everyone come take a look by her house and said it is important to determine what we want our community to look like and grow like. The development by her has excavated the hillside and filled the ravine in. She had family members who could not go outside due to the wind and all of the dust. She is concerned for people's health issues because of the magnitude of the dust.

Mr. Dobbs

- Asked Mr. Gildroy about the City's fill and grade permit in reference to Ms. Allen's comment.
- Watched a webinar on short term rentals put on by iCompass. They offer a free analysis. It is recorded and he will share the link with Council.

Mr. Harper

- Pass.

Ms. Isenhart

- Remembers coming to Chelan and looking across the lake – just a few lights and now it looks like an airport landing – it is changing and is up to Council to plan for the changes.
- Thanked Mr. Gildroy for helping with the chicken thing. She knows he has a lot of other things to do and she thanked Council for passing it.
- Attended the Small City Connector in Oroville. There received information on infrastructure loan programs and she will pass on the information to Mr. Schmidt and Mr. Van Epps.
- Gave a shout out to Ms. Grant from Andy Meyer from AWC. She learned at the Connector there is a way to put code enforcement fees on property taxes instead of a lien on the property.

Ms. McCardle

- She noticed the whole hillside had been graded.

Mr. Morehouse

- Go chickens.

Mr. Steele

- Glad to see the chicken ordinance passed.
- Announced his candidacy for Washington State House of Representatives.

Mr. Cooney

- Gave a huge thank you to Mr. Van Epps for the amount of work he did to put together the utility extension agreements with Chelan Fruit and the other property. The amount of work is enormous and extremely accurate. And ditto for Mr. Schmidt.
- Hopes this is the last drive thru approved ever. He thinks they are the bane for a walkable town.
- The County and DOE are stepping up to the plate and are going to allow all chelan residents to dump brush for free at the transfer station on May 20 and 21. The Fire District will have a team of two to three people all summer grinding sage and brush for people who aren't able to do it. Public Works will be doing brush abatement along City right-of-way.

11. CITY ADMINISTRATOR/STAFF REPORTS

Mr. Schmidt

- The new website goes live on Friday.
- Lots of turnover in the ranks, everyone is busy.

Mr. Gildroy

- Planning Commission is cancelled this month.

Mr. Van Epps

- Pass.

Ms. Sargeant

- With great pleasure and much excitement there will be a "ceremonial" groundbreaking on Thursday, May 12 at 4:00 p.m. at Don Morse Park. She sent out a real quick public service announcement and will be sending out personal invite to the Lake Chelan Mirror.

12. RECESS

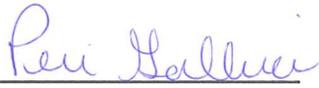
The City Council meeting was recessed at 8:05 p.m. to allow the Mayor and Councilmembers to participate in the Airport Board Meeting. The Council meeting reconvened at 8:06 p.m. following adjournment of the Airport Board Meeting.

13. EXECUTIVE SESSION

A. None.

14. ADJOURNMENT

There being no further business, the meeting was adjourned at 8:06 p.m.



Peri Gallucci
City Clerk



Michael Cooney
Mayor

DATE APPROVED BY COUNCIL:

May 24, 2016