

WALLA WALLA CITY COUNCIL
Regular Meeting Minutes
December 2, 2015

1. CALL TO ORDER

Mayor Cummins called the meeting to order at 7:00 p.m.

Present: Councilmembers Jim Barrow, Barbara Clark, Mary Lou Jenkins, Dick Morgan, Chris Plucker, Allen Pomraning, and Mayor Jerry Cummins.

Absent: None.

City staff in attendance: City Manager Nabel Shawa, City Attorney Tim Donaldson, Deputy City Manager Tim McCarty, Public Works Director Ki Bealey, Finance Director Jean Teasdale, Development Services Director Elizabeth Chamberlain, Fire Chief Bob Yancey, Police Captain Chris Buttice, Public Works Operations Manager Mori Struve, Communications Manager David Brauhn, Senior Planner Jon Maland, Water Distribution Supervisor Adrian Sutor, Utilities Engineer Frank Nicholson, Stormwater Coordinator Brad Daly, and City Clerk Kammy Hill.

2. PLEDGE OF ALLEGIANCE/MOMENT OF SILENCE

Councilmember Pomraning led the pledge of allegiance followed by a moment of silence.

3. PUBLIC COMMENTS

Steve Smart, 817 N. Main Street, Walla Walla, expressed concerns with drug traffic in his apartment complex and lack of response to these concerns by the Walla Walla Housing Authority, property owner. Police Captain Buttice reviewed the steps taken by the Police Department in response to resident concerns. There was discussion on landlord-tenant relations.

4. CONSENT AGENDA

City Clerk Hill introduced the Consent Agenda, Items A through N, as follows:

WALLA WALLA CITY COUNCIL MINUTES

DECEMBER 2, 2015

PAGE 2

- A. Washington State Liquor and Cannabis Board: Special occasion liquor license for Kirkman House Museum, 214 N. Colville Street on December 5, 2015.
- B. Washington State Liquor and Cannabis Board: Special occasion liquor license for Friends of Children of Walla Walla at the Gesa Powerhouse Theatre on December 19, 2015.
- C. Washington State Liquor and Cannabis Board: Special occasion liquor license for The Moms' Network at the Gesa Powerhouse Theatre on January 24, 2016.
- D. Washington State Liquor and Cannabis Board: New liquor license application for Canvasback, 1102 Dell Avenue, Walla Walla.
- E. Washington State Liquor and Cannabis Board: New liquor license application for Grape and Grain, 1115 W. Rose Street, Suite B, Walla Walla.
- F. Washington State Liquor and Cannabis Board: Special occasion liquor license for The Moms' Network at the Gesa Powerhouse Theatre on March 12, 2016.
- G. Washington State Liquor and Cannabis Board: Special occasion liquor license for Danza Classica Ballet Foundation at Whitman College Cordiner Hall on December 18 and December 19, 2015.
- H. Resolution No. 2015-118 awarding the bid to Western Systems for traffic signal cabinet and video detection equipment in the amount of \$37,591.66.
- I. Resolution No. 2015-119 authorizes an amendment to the contract with Schwyn Environmental Services for additional on-call groundwater and environmental monitoring at the landfill.
- J. Resolution No. 2015-120 approving a no build easement for property at 2616 Isaacs Avenue. (Lillie Rice Center).
- K. Resolution No. 2015-121 approving the 2016 State legislative priorities; and

**WALLA WALLA CITY COUNCIL MINUTES
DECEMBER 2, 2015
PAGE 3**

Resolution No. 2015-122 approving the 2016 Federal legislative priorities.

- L. Ordinance No. 2015-34 establishing the 2016 salary schedule for non-represented employees.
- M. Approval of minutes of the regular meeting held November 18, 2015.
- N. Resolution No. 2015-123 authorizing the Mayor to sign a pact of friendship with the City of Cannara, Umbria, Italy. (Sister city relationship)

Council asked that Item L be removed from the Consent Agenda for separate consideration.

Mayor Cummins invited public input. No one in the audience chose to address the City Council on any of these items.

Councilmember Plucker moved to adopt Consent Agenda Items A through N with the exception of Item L. Councilmember Barrow seconded the motion. The motion unanimously carried with 7 yes votes and 0 no votes.

5. ACTIVE AGENDA

- L. Ordinance No. 2015-34 establishing the 2016 salary schedule for non-represented employees.

City Manager Shawa reported a cost of living increase of two percent for non-represented employees was included in the budget. It has been the practice of the City to treat non-represented employees similar or on par with employees represented by labor unions. Employees represented by 1191-W will be getting a two and a half percent cost of living increase and that is staff's recommendation for the non-represented employees.

Mayor Cummins invited public input. No one in the audience chose to address the City Council on this item.

**WALLA WALLA CITY COUNCIL MINUTES
DECEMBER 2, 2015
PAGE 4**

Councilmember Barrow moved to adopt Ordinance No. 2015-34. Councilmember Jenkins seconded the motion. The motion unanimously carried with 7 yes votes and 0 no votes.

- A. Ordinance No. 2015-30 amending Sections, adding Sections, and repeals Sections of the Municipal Code pertaining to various utility rates; and

Ordinance No. 2015-31 establishing various utility rates, charges, credits and penalties for 2016-2021 (water, wastewater and stormwater rates).

City Manager Shawa reported the proposed rates were reviewed on three occasions by the Finance Committee and twice with the City Council during Work Sessions.

Public Works Director Bealey reviewed:

- Compliance with strategic plan and comprehensive plan.
- Schedule overview.
- Financial model.
- Water system and needs.
- Wastewater system and needs.
- Stormwater system and needs.
- Financial planning including:
 - Key assumptions.
 - Comparable rates from other cities in Washington.
 - Capital facilities charges for new connections to increase system capacity.
 - Summary of incremental rate increases.

There was discussion on the amount of the proposed water rate increase attributed to the LT2 water treatment plant upgrade. The debt service in 2018 is estimated to be \$11.63. A major hit to the water fund was the loss of the hydropower revenue.

Mayor Cummins invited public input.

Rick Christian, 323 Malcolm Street, Walla Walla, reported he has had no increase in his retirement benefit since 2009 and asked the Council to find other ways to reduce expenses to limit the impact of rate increases.

WALLA WALLA CITY COUNCIL MINUTES
DECEMBER 2, 2015
PAGE 5

Cindy Mettler, 1420 Bonsella, Walla Walla, expressed concerns with the increases in utility rates and presented a comparison of rates with Kennewick and Richland. Ms. Mettler asked the City to reduce spending but maintain service levels.

Paul Wemhoener, 1054 Williams, Walla Walla, thanked the Public Works Department for putting forth the need for utility infrastructure improvements with the associated rate increases. Mr. Wemhoener asked for the City Council's support and implementation of the improvement plan.

Mike Klitzke, owner of Anderson Auto Wrecking, asked to have staff reassess how the stormwater fee is calculated, and reviewed the impact of the increase on his small business.

Steve Kelty, owner of Kelty Auto Parts, expressed concerns with the impact of the stormwater fee increase on small businesses.

Floralyn Taylor, 126 Otis, Walla Walla, asked how infrastructure repairs became an emergency situation and commented on the choice people living on fixed incomes will have to make if the rates are increased.

There was discussion on:

- The proposed increase for stormwater is a higher percentage because it is a lesser fund amount.
- Methodology of assessing stormwater charges, especially as they relate to small businesses.
- Whether the City should be increasing rates this year or delay a decision, especially until the impact on small businesses is further studied.
- Inaction to improve infrastructure will lead to higher costs. The infrastructure under roadways is as important as the asphalt.
- Removing stormwater rates from the ordinance until further study of the assessment methodology is completed. Staff reported the ordinances are inclusive and don't recommend trying to separate out the stormwater rates.
- Stormwater rates are based on the overall system needs. The rates are then based on the average impervious surfaces on property types. If a different methodology is used, this just shifts the costs around as the necessary revenue does not change. Some agencies provide a rate credit if onsite stormwater facilities are developed

**WALLA WALLA CITY COUNCIL MINUTES
DECEMBER 2, 2015
PAGE 6**

and maintained by the property owner. A retrofit on existing properties to qualify for a credit is based on a cost-benefit analysis and generally does not pay off.

Councilmember Pomraning moved to adopt Ordinance No. 2015-30. Councilmember Clark seconded the motion. The motion unanimously carried with 7 yes votes and 0 no votes.

Councilmember Pomraning moved to adopt Ordinance No. 2015-31. Councilmember Plucker seconded the motion. The motion carried with 5 yes votes and 2 no votes by Councilmembers Barrow and Jenkins.

There were additional comments on having a review performed on stormwater rates and how they are assessed. Council thanked the public in attendance for their comments.

- B. Ordinance No. 2015-32 approving the 2015-2016 mid-biennium budget modification.

Finance Director Teasdale provided a summary of the modifications.

Mayor Cummins invited public input. No one in the audience chose to address the City Council on this item.

Councilmember Plucker moved to adopt Ordinance No. 2015-32. Councilmember Morgan seconded the motion. The motion unanimously carried with 7 yes votes and 0 no votes.

- C. Ordinance No. 2015-33 authorizing amendments to Title 20 of the Municipal Code regarding craft distilleries.

Senior Planner Maland provided an overview of the amendment to allow craft distilleries. There was brief discussion on the mitigation of any unpleasant odors.

Mayor Cummins invited public input.

Russell Horn and Paul Schiro, Riversands Distillery, discussed their proposal to locate a craft distillery within the City. There will be no odors or exposure to environmental impacts through their distilling process.

**WALLA WALLA CITY COUNCIL MINUTES
DECEMBER 2, 2015
PAGE 7**

Councilmember Pomraning moved to adopt Ordinance No. 2015-33. Councilmember Clark seconded the motion. The motion unanimously carried with 7 yes votes and 0 no votes.

- D. Public hearing and Ordinance No. 2015-33 extending the interim amendments to Titles 2, 3, 8, 19, 20 and 21 of the Municipal Code and repealing Chapter 18.04. (Regarding re-establishment of the City's Development Services Department.)

City Manager Shawa reported this action is a part of the re-establishment of the Development Services Department and provides for a six-month extension of the interim ordinance. Development Services Director Chamberlain was commended for saving the City \$90,000 over what was spent in 2014.

Mayor Cummins declared the public hearing open at 9:01 p.m. There being no comments from the audience, the public hearing was closed.

Councilmember Clark moved to adopt Ordinance No. 2015-35. Councilmember Morgan seconded the motion. The motion unanimously carried with 7 yes votes and 0 no votes.

- E. Approval of minutes of the regular meeting held November 4, 2015.

Councilmember Plucker moved to approve the minutes of the regular meeting held November 4, 2015. Councilmember Jenkins seconded the motion. The motion unanimously carried with 5 yes votes, 0 no votes, and 2 abstentions by Councilmembers Barrow and Pomraning.

- F. Approval of minutes of the Work Session held November 9, 2015.

Councilmember Plucker moved to approve the minutes of the Work Session held November 9, 2015. Councilmember Jenkins seconded the motion. The motion unanimously carried with 6 yes votes, 0 no votes, and 1 abstention by Councilmember Barrow.

7. COUNCIL MEMBER MEETING REPORTS

Councilmember Morgan reported attendance at the Transportation Benefit District meeting held December 2.

**WALLA WALLA CITY COUNCIL MINUTES
DECEMBER 2, 2015
PAGE 8**

Councilmember Jenkins reported attendance at the Work Session held November 9; the Senior Citizens Board meeting held November 19; and the Transportation Benefit District meeting held December 2.

Councilmember Barrow reported attendance at the Transportation Benefit District meeting held December 2; the Blue Mountain Action Council Board meeting held November 19; and the Finance Committee meeting held November 19.

Councilmember Plucker reported attendance at the Transportation Benefit District meeting held December 2; and a ride-along with a Police Officer on November 20.

Councilmember Clark reported attendance at the City's employee recognition luncheon held November 19; the Port of Walla Walla Economic Development Advisory Committee meeting held November 24; and the Sustainability Committee meeting held December 1.

Councilmember Pomraning reported attendance at the City's employee recognition luncheon held November 19; the local National Builder's Association meeting held November 23; the Port of Walla Walla Economic Development Advisory Committee meeting held November 24; the Transportation Benefit District's entrance conference with representatives of the State Auditor's office held November 19; the City's entrance conference with representatives of the State Auditor's office held November 30; the Metropolitan Planning Organization Board meeting held December 2; and the Transportation Benefit District meeting held December 2.

Mayor Cummins reported attendance at the City's employee recognition luncheon held November 19; the Transportation Benefit District's entrance conference with representatives of the State Auditor's office held November 19; the Valley Transit Board meeting held November 19; a meeting with staff regarding stormwater held November 20; an AWC meeting regarding homeless housing issues held December 1; and the Transportation Benefit District meeting held December 2.

8. UNFINISHED AND NEW BUSINESS

There was discussion on the placement of port-a-potties on City property within the downtown area on a trial basis.

**WALLA WALLA CITY COUNCIL MINUTES
DECEMBER 2, 2015
PAGE 9**

Mayor Cummins invited public input.

Richard McFarland, 3731 Middle Waitsburg Road, Walla Walla, suggested the City embrace and fully staff a bathroom facility.

Councilmember Pomraning moved to direct staff to research and report back to Council on December 16 regarding the feasibility of temporarily placing port-a-potties in the downtown area, after conferring with the Downtown Walla Walla Foundation and Visit Walla Walla organization. Councilmember Clark seconded the motion. The motion unanimously carried with 7 yes votes and 0 no votes.

There was discussion on the concerns raised by Mr. Smart with another tenant residing at the Marjorie Terrace complex owned by the Housing Authority.

9. EXECUTIVE SESSION

Mayor Cummins announced the City Council would be recessing to Executive Session to evaluate the performance of public employees pursuant to RCW 42.30.110(1)(g). The Executive Session will last no more than two hours and no further business will come before the City Council in regular session. The meeting was recessed at 9:38 p.m.

ADJOURNMENT

There being no further business, Councilmember Pomraning moved to adjourn at 11:35 p.m. Councilmember Morgan seconded the motion. The meeting adjourned at 11:35 p.m.