

WALLA WALLA CITY COUNCIL
Work Session Minutes
March 20, 2017

1. CALL TO ORDER

Mayor Pomraning called the meeting to order at 4:00 p.m.

Present: Councilmembers Jim Barrow, Barbara Clark, Jerry Cummins, Dick Morgan, Tom Scribner, and Mayor Allen Pomraning.

Absent: Councilmember Steve Moss.

City staff in attendance: City Manager Nabel Shawa, Deputy City Manager Byron Olson, Public Works Director Ki Bealey, Fire Chief Bob Yancey, Development Services Director Elizabeth Chamberlain, Finance Director Jean Teasdale, Engineer Michael Laughery, Engineer Monte Puymon, and City Clerk Kammy Hill.

2. ACTIVE AGENDA

Mayor Pomraning asked Council for volunteers to serve on the ad hoc Anderson-Perry scholarship committee. Councilmembers Barrow, Scribner and Mayor Pomraning volunteered to serve on an ad hoc committee to review scholarship applications.

A. Facilities discussion – City Hall and Service Center.

City Manager Shawa and Engineer Puymon reported an analysis of City Hall found that the building is not in compliance with the fire code and has life safety issues that must be addressed.

There was discussion on the necessity of the life safety improvements versus planning for future use.

Public Works Director Bealey and Engineer Laughery reviewed the Service Center workspace needs, the proposed plan, the urgent need for additional meeting space, proposed financing plan and next steps.

There was discussion on necessary energy efficiencies, meeting room space and availability, and comparison of space with current Federal office space guidelines.

B. Lease of Crawford Park to Valley Transit.

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City Manager Shawa introduced Dick Fondahn, Director of Valley Transit. Mr. Fondahn introduced Chelsea McCann, landscape architect with Walker Macy. Mr. Fondahn and Ms. McCann reviewed the concept of redesigning Crawford Park and leasing the space to Valley Transit as a transportation plaza to change perceptions and unwanted behaviors in the area.

There was discussion on inclusion of greenery in the area and leasing the space to Valley Transit to manage and monitor unwanted behavior.

Jeanne Crawford Garske commented she supports a solution to help monitor unwanted behavior and indicated there is a contract with the Crawford family regarding any changes to the park.

Shane Laib, Downtown Walla Walla Farmer's Market Manager, spoke in support of efforts to modify unwanted behaviors and a partnership with Valley Transit. Mr. Laib also asked to be included in design modification discussions.

It was the consensus of a majority of Council to have staff work with Valley Transit and stakeholders on the issue of Crawford Park.

C. Update required by Ordinance No. 2016-20 on medical marijuana cooperatives.

Development Services Director Chamberlain reviewed:

- Changes to the marijuana laws by the state eliminated medical marijuana dispensaries and collective gardens. The State allows local jurisdictions to zone and regulate cooperative gardens.
- The City allows retail marijuana stores in heavy commercial zones with 1,000 feet buffer areas. The City can reduce these buffer areas from 1,000 feet down to as low as 100 feet.
- The moratorium was adopted to restrict cooperative gardens until further review.
- Staff is seeking direction on the following:
 - Maintain a prohibition of marijuana facilities from being located in any residential zone? This would effectively prohibit marijuana cooperatives.
 - Bring the City's regulations regarding marijuana retailers in line with the Washington State Liquor and Cannabis Board rules allocating 3 retailers to the City? Staff is recommending there

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not be an actual number referenced in the regulations but align our zoning code by referencing state law.

- o Consider marijuana processors as a Level III use in the Highway Commercial zone. A producer and processor of marijuana may hold a license for both activities. Note though that a produce/processor cannot hold a retailer license. Maintain the requirement that all production and processing remain within an enclosed building (no outdoor facilities).
- o Consider allowing two signs for marijuana retail establishments as permitted under state law.
- o Under the 2015 Cannabis Patient Protection Act, local jurisdictions were granted the authority to adjust the 1,000 foot buffer from schools (elementary or secondary), transit centers, parks, game arcade, day cares, playground, and libraries down to 100 feet. Does the City Council want the Planning Commission to consider a buffer reduction or maintain the 1,000 foot buffer as currently in our regulations?

Amber Cole, Walla Walla Cannabis Company, described the regulations for personal growing of medical marijuana and answered questions by the Council. Ms. Cole suggested the City consider changing the current buffer areas.

There was discussion on the process for revising current zone code requirements.

3. OTHER BUSINESS

No other business was discussed.

4. ADJOURNMENT

There being no further business, the meeting adjourned at 6:11 p.m.