

City of Cle Elum
Regular City Council Meeting
March 14, 2017

Call to Order – Roll Call of Membership

The meeting was called to order by Mayor McGowan at 7:00 p.m. The Pledge of Allegiance was recited. Other members present were Tom Hastings, John Glondo, Ron Spears, Steven Harper, Mickey Holz, Christine Simpson and Ken Ratliff. Staff present was City Administrator Robert Omans, City Planner Lucy Temple and City Clerk Kathi Swanson.

Approval of the Meeting Agenda

A motion was made by Steven Harper and seconded by Mickey Holz to approve the agenda as presented. Motion carried unanimously.

Announcements – Appointments, Awards and Recognition

None

Consent Agenda

A motion was made by Mickey Holz and seconded by Steven Harper to accept the consent agenda as written; which included the minutes of the 02/28/17 Special Regular Council Meeting; =voucher and check #38286 in the amount of \$1,344.04; and vouchers and checks numbered 38287 through 38352 in the amount of \$111,109.56. Motion carried unanimously.

Officer Reports

City Administration – Robert Omans:

- Reported the picnic shelter at the City Park has sustained some snow-load damage. The Kiwanis Club, who originally built the structure, will repair the damages with the intention of replacing the entire structure within the next year.
- Reported he will be attending a 3-day Building Official's short course conference in Leavenworth from 03/15 through 03/17/2017, which will provide continuing education credits.
- Reported the City Clerk will be attending the Washington Municipal Clerk's Association conference in Olympia from 03/22 through 03/24/2017.
- Reported the City Treasurer will be attending the Washington Public Treasurer's Association conference in Chelan in April. The treasurer was able to obtain a \$500.00 grant to pay for the conference and lodging.

Building Official – Robert Omans:

- Reported meeting with WSRB, an insurance rating firm, and Fire Chief Mills for evaluating and rating for fire protection and suppression capabilities within the City.

Network Administrator: Robert Omans:

- Reported working with the County I.T. Department on the fiber connection project. Fiber switches are now deployed at the library and security has been tightened for public access.

Public Works Director – Jim Leonhard:

- Reported frozen water service has been reduced to 2. One damaged meter box was replaced on 3/14 and the service line will be replaced on 3/15/17. The second service will be repaired on 3/16/17.
- Reported the river is rising due to heavy rains and melting snow; sand and sandbags are available at the Price Chopper parking lot for citizens to prepare for possible of flooding.
- Reported weight restriction signs have been posted on City streets.

Lucy Temple – City Planner:

- Reported the Planning Commission has begun their review of the HopeSource Polaris Apartment Conditional Use Permit, as requested by Council.
- Reported receiving a proposed Bullfrog Flats Development Agreement amendment from Suncadia which would extend the term of the agreement, if approved. A public hearing has been scheduled and duly published for 03/28/2017.
- Reported she has provided a short-term rental fact sheet to council, at their request, which outlines the current Municipal Code, and will be a starting point for further discussion of short-term rental regulations in the city. *Council member Hastings stated staff must enforce City ordinances, insure short-term rentals are*

obtaining business licenses and paying Hotel/Motel taxes and sales taxes. Council member Harper commented, in defense of administration, it is difficult to prove and enforce the locations used as short-term rentals. Council member Simpson stated, in order to avoid a law enforcement liability, staff should research the Air B&B website, a provable source to determine where short-term rentals are operated in the City of Cle Elum. Simpson also stated the sales tax can be prorated back to the date the short-term rentals began their businesses. Mayor McGowan assured council staff is continuing to work on the issue.

Police Report – Chief Scott Ferguson:

- No Report

Fire Department Report – Chief Ed Mills:

- Reported 42 calls for February, including 3 fire calls, 1 vehicle fire, 1 chimney fire, 1 road freight/transport fire, 1 propane gas leak, 1 hazardous incident (heavy snow load on McDonald's); and 29 aid calls.
- Reported meeting with Eric Cunningham from Washington Fire Inspection Ratings Bureau to work towards lower rates and possible tax payer savings on fire insurance.
- Reported the department currently has 37 members; 6 probationary members; 5 new applications to review; and 6 additional spots open.
- Reported upcoming training in May, which he and other officers in the department will attend.
- Reported department members will receive radio transmissions training from KittCom on 03/15/2017.
- Reported he will meet with the Oversight Committee to review yearly capital expense projects, and to review past and future spending of the levy funds.
- Reported the City has been paid \$80,000 for some of the new bunker gear and will have an additional 8 sets to add; increasing savings for the tax payers of the city.

Veolia – William LaRue:

- Mr. LaRue did not attend the meeting; however, Veolia provided flow reports for the Water Treatment and Wastewater Treatment plants. Council member Hastings commented that he had contacted Jim Leonhard with his concerns about the increased flows from the same time frame in 2016. Hastings stated he will also contact Mr. LaRue.

Citizen Comments on Non-agenda Items

Barbara Bailey – 113 West Third: Reported she is disappointed in the Public Works Director's response time to repair their frozen water line, which broke when it thawed. Ms. Bailey stated her husband was informed by Jim Leonhard the repairs would be completed by 03/03/17. Repair had not been completed at the time of the council meeting.

Council member Hastings defended the Public Works Director's case and reminded council the homeowner destroyed city property and Mr. Leonhard is trying to fix a large project.

Randy Bailey - 113 West Third: Stated the City has an extreme communication and customer service problem, which starts with the mayor, who should set the standards for communication and customer service. Mr. Bailey suggested a mass e-mailing system to establish better communications. Mr. Bailey added he has concerns with the Water System report provided by Veolia and stated the water production system is good; however the distribution system is very bad, adding that everybody in town complains of poor water pressure. Council member Simpson stated the water distribution system is a failure and the city should establish a computerized maintenance report for tracking. Simpson added there is a high percentage of water loss. Simpson stated Mr. Leonhard is doing the best he can with a patching system; however, the city needs a plan and a budget for the long term success of the citizens and the Public Works Director. Mayor McGowan commented not everybody in town has poor water pressure.

Business Requiring Public Hearings

None

Unfinished Business

None

New Business

None

Ordinances and Resolutions

a. **Resolution No. 2017-004 - Amending Resolution 1-57 related to Planning Commission Meetings and Planning Commissioner Eligibility - Lucy Temple:** Planner Temple presented the resolution to council explaining the Planning Commission has had ongoing recruitment issues; this amendment would extend the requirement for residency to be within the boundaries of the Cle Elum 98922 zip code, not just the City limits of Cle Elum. Temple recommended Council approval to adopt Resolution No. 2017-004 to update the Planning Commission recruitment eligibility requirement and meeting schedule. *A motion was made by Steven Harper and seconded by Ken Ratliff to approve Resolution No. 2017-004 as presented. The motion carried unanimously.*

Committee Reports

- Council member Holz reported to the council he and Ken Ratliff (via phone) held a Utilities Committee meeting which included Jim Leonhard, Utilities Clerk Audrey Casassa and office staff Kerri Farnum. Tom Hastings was not available at the time and date of the meeting. As a matter of procedure, the Utilities committee recommended staff send a letter to each property owner affected by the City's frozen distribution line. The property owner must submit the form, complete with name, physical address, and amount of time the water line was affected, by March 31, 2017, to be eligible for an adjustment of water charges to their account for the bills issued in April. Any forms received after 3/31/17 will be processed for the billing cycle in May. Completed forms will be reviewed by the Utilities Committee and approval must be signed off by the mayor. *Mayor McGowan reported Public Works provided water to the individuals whose water lines were frozen.*
- Council member Harper asked the Lodging Tax Committee members to set a time and date for a meeting later in the week.

Council Members Comments & Concerns

Council Member Hastings:

- Commented the city is a business and the council is here to question the staff and mayor on what they are doing with their time and any other issues brought before Council.

Council Member Simpson:

- Reported attending the Downtown Association Business Social at the Senior Center prior to the Council meeting; it appeared to be a success.
- Commented there is still a communication problem within the City; stating the Mayor communicates with 3 members of the council only and not with the other members.
- Commented too much money has been spent on attorney's fees this year.
- Asked why the City has not hired another Public Works staff member.
- Asked Rob to look for an IT Communication system.
- Commented the water system is in urgent need of funding and having a decent reporting system will help the City gain funding.
- Commented she is concerned the City crew does not have proper certification.
- Commented she has asked for things several times; and her requests have not been followed through on.

Council Member Hastings:

- Commented he has grave concerns regarding the water flow reports provided by Veolia and thanked Council member Hastings for bringing them to the Public Works Director's attention.
- Commented the nature of the council is to deliberate on what is brought before them and the council committees are a valuable resource to help provide information to the council. Questions are certainly welcome at public meetings but there is a certain protocol that shows respect to staff.
- Commented he respects the work the staff provides, which allows the meetings to flow well.
- Commented the money spent on attorneys is a rule of law and the City should pay whatever it takes to be represented fairly and equally.

Public Appearances

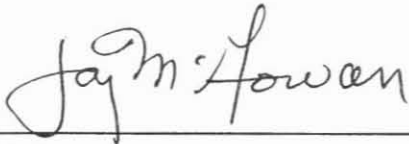
Paul Jewell-Kittitas County Commissioner – Presentation of the Kittitas County Lodging Tax Grant Program for Tourism-Related, Large-Scale, Municipality-Owned Capital Projects:

Paul Jewell presented a step by step overview of the new process intended to implement strategies, goals and actions associated with the plan. The document will be released as a Call for Projects the week of 03/20/17.

Applications will be rated, and the County Lodging Tax Advisory Committee will rate the applications to select the 10 best projects of \$51,000.00 or more; and will open up the program for new applicants every five years, though there is flexibility to open up for applications sooner. Each project selected for the program must enter into a contract with the County in order to move through the process. All projects that are eligible for funding will compete against each other when funding is available. The County has \$500,000.00 set aside, in addition to other funds available, for Large Scale CIP Projects. The County will only be a 50% participant; therefore matching funds of 50% will be required from every project, with the exception of County projects on County land outside of municipal properties. Partnerships between Cities as applicants are encouraged. Decision makers for the projects are the Board of County Commissioners by recommendation of the Lodging Tax Advisory Committee, which consists of 2 members each of the Upper County and Lower County. The process is designed to be available for everybody and allows for funding for the design, pre-permitting review and construction.

MOTION TO ADJOURN

A motion was made by Mickey Holz and seconded by Ron Spears to adjourn. The meeting adjourned at 9:05 p.m. The next regular scheduled meeting is Tuesday April 11, 2017 at 7:00 p.m.



Mayor



Attest