CALL TO ORDER
Mayor Jesse Tanner led the Pledge of Allegiance to the flag and called the meeting of the Renton City Council to order.

ROLL CALL OF COUNCILMEMBERS
KATHY KEOLKER-WHEELER, Council President; KING PARKER; DON PERSSON; RANDY CORMAN; TONI NELSON; DAN CLAWSON.
MOVED BY CLAWSON, SECONDED BY PERSSON, COUNCIL EXCUSE ABSENT COUNCILWOMAN TERRI BRIERE. CARRIED.

CITY STAFF IN ATTENDANCE
JESSE TANNER, Mayor; JAY COVINGTON, Chief Administrative Officer; ZANETTA FONTES, Assistant City Attorney; BONNIE WALTON, City Clerk; GREGG ZIMMERMAN, Planning/Building/Public Works Administrator; NEIL WATTS, Development Services Director; MIKE WEBBY, Human Resources Administrator; ALEX PIETSCH, Acting Economic Development Administrator; REBECCA LIND, Planner Manager; DON ERICKSON, Senior Planner; JIM SHEPHERD, Community Services Administrator; DEREK TODD, Assistant to the CAO; COMMANDER KATHLEEN MCCLINCY, Police Department.

SPECIAL PRESENTATION
EDNSP: Marketing Campaign
Alex Pietsch, Acting Economic Development Administrator, introduced Terry Godat, Travelers Inn General Manager, and Renton Lodging Association member. Ms. Godat explained that Renton hotel representatives make up the membership of the Renton Lodging Association, and they work on a number of projects to market the hotels and the City.

Ken Saunderson and Michael Hamilton with Hamilton/Saunderson Marketing Partnership, reported that the Renton Lodging Association's tourism promotional program, whose 2003 budget is approximately $80,000 to $100,000, is designed to promote Renton as a destination and to promote economic activity. Mr. Saunderson described the marketing tools used by the Renton Lodging Association to promote Renton, and noted that one of the goals in 2003 is to bring in additional marketing partners such as the Spirit of Washington Dinner Train, Maplewood Golf Course, and Valley Medical Center. Mr. Pietsch noted that the program is funded by hotel/motel tax collections.

Continuing, Mr. Pietsch stated that hotel/motel tax collections are also used to fund the Renton Community Marketing Campaign, which is a consortium of the City of Renton, Greater Renton Chamber of Commerce, Valley Medical Center, Renton Technical College, and Renton School District to collectively market the Renton community. Mr. Saunderson and Mr. Hamilton gave a briefing on the marketing campaign, noting that this year's theme is "delivering on the promise." Mr. Hamilton stated that in 2003, in addition to the ongoing marketing efforts, the campaign will market the Renton community through a summer of events. These events include: highlighting facility openings such as the IKEA Performing Arts Center, Pavilion Building, Renton Municipal Parking Garage, and Renton Technical College Technology Resource Center; the Ahead of the Curve Festival; Cinema at the Piazza Festival; and the Renton Barbecue & Blues Festival.
In conclusion, Mr. Pietsch reviewed the budget for the Renton Community Marketing Campaign, as well as the budgets for the three festivals. He pointed out that the General Fund impact to the City of Renton totals $35,000.

MOVED BY PARKER, SECONDED BY CORMAN, COUNCIL SUSPEND THE RULES AND ADVANCE TO THE FINANCE COMMITTEE REPORTS RELATED TO THIS SUBJECT. CARRIED.

**Finance Committee**

**EDNSP: Hotel/Motel Tax Revenue Allocation to Renton Lodging Association, Chamber of Commerce Contract**

Finance Committee Chair Parker presented a report regarding the Renton Lodging Association funding. The Committee met on this date to discuss recommendations of the Renton Lodging Tax Advisory Committee. In regard to the request of the Renton Lodging Association, the Committee recommended recognition of the successes of the Renton Lodging Association's tourism promotional efforts, and funding of the program's fourth full year of operation by allocating $98,100 in hotel/motel tax collections to that end.

The Committee further recommended that the Council authorize the Mayor and City Clerk to execute a contract with the Greater Renton Chamber of Commerce for year four of the Renton Lodging Association's tourism promotional effort. 

MOVED BY PARKER, SECONDED BY CORMAN, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

**EDNSP: Hotel/Motel Tax Revenue Allocation to Community Stakeholders & Barbecue & Blues Festival, Hamilton/Saunderson Contract**

Finance Committee Chair Parker presented a report regarding the Renton Community Marketing Campaign funding. The Committee met on this date to discuss the recommendation of the Renton Lodging Tax Advisory Committee to allocate funds for activities proposed by the Renton Community Marketing Campaign. The Committee concurred with the recommendations and asked the City Council to:

- Authorize the Mayor and City Clerk to execute a contract with Hamilton/Saunderson Marketing Partnership, marketing consultants, for a fifth year of the Renton Community Marketing Campaign;

- Partner with other key community stakeholders for a fourth year of the Renton Community Marketing Campaign by allocating $20,000 of hotel/motel tax collections for its use. This allocation will be leveraged with additional financial contributions from the Economic Development, Neighborhoods and Strategic Planning Department's "business recruitment" budget, and other community agencies, organizations, and businesses; and

- Allocate an additional $30,000 of hotel/motel tax collections directly to the proposed Renton Barbecue & Blues Festival to be held in downtown Renton in September 2003.

MOVED BY PARKER, SECONDED BY CORMAN, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

**PUBLIC HEARINGS**

**Annexation: Vuong, Anacortes Ave NE & NE 10th St**

This being the date set and proper notices having been posted and published in accordance with local and State laws, Mayor Tanner opened the public hearing to consider the resolution authorizing an annexation election and consideration of R-8 (Residential Single Family; eight dwelling units per acre) prezoning for the City-initiated Vuong Annexation; an approximately 2.70 acre site located east of Anacortes Ave. NE and north of NE 10th St.

Don Erickson, Senior Planner, reported that the subject area was previously reviewed and approved by the King County Boundary Review Board prior to the invalidation of the petition process of annexation by the State Supreme Court in March, 2002. The City purchased 1.125 acres of the annexation site as
a future location for a surface water detention pond for the purpose of relieving existing surface water problems in the area.

Stating that the proposed annexation area contains one single-family home, Mr. Erickson noted that there is no new private development proposed at this time. Renton's Comprehensive Plan designates this site as Residential Single Family, and R-8 zoning is proposed to replace the existing King County R-6 zoning. In regards to public services, he indicated that the subject area is within Water District 90, within the Renton sewer service area, and that fire protection is provided by Fire District 25; however, there is a shortfall of parks.

Mr. Erickson detailed the fiscal impacts of the proposed annexation assuming an increase to eight single-family homes at full development, and a new home value of $250,000. The City will realize a deficit of $392 at current development, and a deficit of $107 at full development. Reporting an estimated one-time expense of $2,932 for the acquisition and development of parks, Mr. Erickson pointed out that a revenue deficit at current and full development is typical for residential annexations.

In conclusion, Mr. Erickson stated that the proposed annexation is consistent with City policies for annexation, will further City business goals, and will result in no significant cost or service issues for the City. He recommended that Council adopt a resolution authorizing an annexation election, for which the City will bear the election costs, and authorize the Administration to draft a prezone ordinance for R-8 zoning for the subject site.

Public comment was invited. There being none, it was MOVED BY PARKER, SECONDED BY CLAWSON, COUNCIL CLOSE THE PUBLIC HEARING. CARRIED.

MOVED BY KEOLKER-WHEELER, SECONDED BY CORMAN, COUNCIL ADOPT A RESOLUTION AUTHORIZING AND ARRANGING FOR AN ANNEXATION ELECTION TO CONSIDER ANNEXING THE VUONG SITE AND ADJACENT STREET RIGHT-OF-WAY TO THE CITY; REQUIRE PROPERTY OWNERS WITHIN THE ANNEXATION AREA TO ASSUME THEIR FAIR SHARE OF THE CITY'S OUTSTANDING BONDED INDEBTEDNESS; AND SUPPORT R-8 ZONING FOR THE ANNEXATION BECAUSE IT IS CONSISTENT WITH COMPREHENSIVE PLAN LAND USE DESIGNATION, RESIDENTIAL SINGLE FAMILY, FOR THIS AREA. CARRIED. (See page 41 for resolution.)

Annexation: Falk, S 47th St & 102nd Ave SE

This being the date set and proper notices having been posted and published in accordance with local and State laws, Mayor Tanner opened the public hearing to consider the resolution authorizing an annexation election and consideration of R-8 (Residential Single Family; eight dwelling units per net acre) prezoning for the Falk Annexation; 6.43 acres bounded by S. 47th St. to the north, SE 185th Pl. to the south, and 102nd Ave. SE to the east.

Don Erickson, Senior Planner, pointed out that the subject annexation was part of a larger annexation (13.66 acres) by the same name initiated on March 4, 2002. Since the State Supreme Court invalidated the petition method of annexation on March 14, 2002, adoption of a resolution authorizing an annexation election is recommended. The applicant, Stephen Beck, has agreed to reimburse the City for the cost of the election. Mr. Erickson described the existing conditions of the site, noting the existence of four single-family
dwellings, and a seasonal stream along the eastern property line.

Continuing, Mr. Erickson reported that the site is served by Fire District 40, is within the Soos Creek Water and Sewer District, and roadway and stormwater improvements are likely. Stating that current King County zoning is R-1 with a Greenbelt/Urban Separator King County Comprehensive Plan designation, he explained that City staff successfully negotiated the removal of this area from the urban separator designation, and as a result the City can redesignate this site to a more intensive zoning. Renton's Comprehensive Plan designates the site as Residential Single Family, for which the proposed R-8 zoning is consistent with zoning to the west of the site and compatible with King County zoning to the east.

Mr. Erickson reviewed the fiscal impacts of the proposed annexation, assuming an increase to 40 single-family homes at full development, and a new home value of $275,000. At current development the City will realize a deficit of $347, and at full development, the City will realize a surplus of $6,556. The one-time parks and development expense is estimated at $21,000. He reported that the proposed annexation meets the objectives of the King County Boundary Review Board and is generally consistent with City policies for annexations. In conclusion, he recommended that Council: adopt a resolution authorizing an annexation election for this site; authorize the Administration to draft a prezone ordinance for R-8 zoning; and authorize the submittal of the Notice of Intent package to the Boundary Review Board.

Audience comment was invited.

Reid McNair, 18525 102nd Ave. SE, Renton, 98055, stated that he favored the annexation; however, his property is no longer within the annexation area now that the area has been reduced from 13.66 to 6.43 acres. Emphasizing that he and many of his neighbors want to be annexed to the City of Renton, Mr. McNair asked Council to consider the original annexation.

In response to Council President Keolker-Wheeler's inquiries, Mr. Erickson explained that Mr. Beck initiated the revised Falk Annexation, and he guessed that the boundaries were reduced because Mr. Beck felt confident that the two registered voters living on the site would support the annexation. In the election process, a super majority, or 60% of the citizens residing on the site must assume the City's bonded indebtedness. He confirmed that the Council is not bound to accept the annexation as presented.

Mayor Tanner urged Council not to take any action tonight other than on the proposal as presented. He stated that citizens who are not included in this annexation, and who are still interested in annexing to the City, can apply for annexation at a later time.

Council discussion ensued regarding whether action should be delayed until the possibility of expanding annexation boundaries is explored. It was pointed out that Mr. Beck might not be willing to pay the election costs if the boundaries are expanded. Upon Mr. McNair's assertion that he was willing to absorb election costs, Mr. Erickson pointed out that action could be delayed a week for further exploration of the matter.

Joe MacKenzie, 18533 102nd Ave. SE, Renton, 98055, and Louis Longo, 18509 102nd Ave. SE, Renton, 98055, expressed their desire to remain in King
County.

Curtis Schuster, 12320 NE 8th St., Suite 100, Bellevue, 98005, representing KBS Development Corporation, stated that he is in the same situation as Mr. McNair, and wants the City to consider the original annexation.

Fred Gustafson, 18439 102nd Ave. SE, Renton, 98055, stated that he resides in the proposed annexation area and is in favor of the annexation. He expressed his desire to be represented by the City of Renton, rather than by King County.

Judy Richardson, 18816 102nd Ave. SE, Renton, 98055, stated that although she is not directly impacted by the proposed annexation, she wanted to point out that the site is on a dead end and there is no other way in and out of the property except by 102nd Ave. SE or SE 186th St. Both of those streets are in King County; therefore, Renton's fire and police personnel must go through King County to get to the site. Ms. Richardson also pointed out that there is a seasonal stream on the east side of the site, and expressed concern about future development of that stream site.

Stephen A. Beck, 19129 SE 145th St., Renton, 98055, applicant for the Falk Annexation, expressed his fear that a larger annexation would not be successful; and for that reason, he chose to go forward with the annexation as proposed.

Councilman Clawson noted that it may take some time to educate the neighboring residents about the annexation process, and recommended that Council take action on the annexation as proposed.

There being no further public comment, it was MOVED BY PARKER, SECONDED BY CORMAN, COUNCIL CLOSE THE PUBLIC HEARING. CARRIED.

MOVED BY KEOLKER-WHEEGER, SECONDED BY PERSSON, COUNCIL: ADOPT A RESOLUTION AUTHORIZING AN ANNEXATION ELECTION TO CONSIDER THE FALK AND GUSTAFSON PROPERTIES AND ABUTTING 102ND AVE. SE RIGHT-OF-WAY TO THE CITY; CONDITION THE ACCEPTANCE OF THE ANNEXATION ON PROPERTY OWNERS WITHIN THE ANNEXATION AREA ASSUMING THEIR FAIR SHARE OF THE CITY'S OUTSTANDING INDEBTEDNESS; REQUIRE THE APPLICANT TO REIMBURSE THE CITY FOR COSTS ASSOCIATED WITH HOLDING THE ELECTION; SUPPORT R-8 PREZONING FOR THE SITE; AND AUTHORIZE THE ADMINISTRATION TO SUBMIT THE NOTICE OF INTENT PACKAGE TO THE BOUNDARY REVIEW BOARD. (See page 41 for resolution.)

Council President Keolker-Wheeler encouraged those citizens interested in annexing to the City of Renton to contact City staff.

Planning: Downtown Core Off-Street Parking Requirements

This being the date set and proper notices having been posted and published in accordance with local and State laws, Mayor Tanner opened the public hearing to consider the proposed amendments to the Downtown Core off-street parking requirements.

Don Erickson, Senior Planner, explained that the 83-acre Downtown Core area is currently exempt from all parking requirements and parking, when imposed, is required as mitigation through the SEPA (State Environmental Policy Act) process. The proposed amendments are recommended for the following reasons: SEPA imposed parking lacks predictability or standards; minimum off-street parking standards are needed to improve predictability and to replace parking lost to new development; and high occupancy uses generate a
disproportionate demand for parking (dance clubs, dance halls, theaters, and churches).

Stating that the proposed new urban (city center) standards provide for greater flexibility and protect existing buildings from becoming non-conforming uses, Mr. Erickson pointed out that the additional parking demand can be partially met through better management of the on-street parking supply. He reported that upon review of other jurisdiction's parking standards, it was determined that parking can be reduced significantly in urban centers served by good public transit and pedestrian friendly streets. Mr. Erickson noted that smaller sized cities with good transit and pedestrian friendly streets found lower parking ratios adequate.

Continuing, Mr. Erickson reviewed the City Code amendments proposed for the Downtown Core which include residential and commercial uses, and assembly and high occupancy uses. He noted that existing commercial and residential uses would continue to be exempt from the City's parking provisions as long as they do not expand in size. If an existing building's use is expanded through an addition to the building, parking is only required for that addition. Mr. Erickson stated that staff recommends approval of the proposed City Code amendments to Sections 4-4-080B, 4-4-080E, and 4-4-080F.10.e of the Parking, Loading, and Driveway Regulations.

Audience comment was invited. There being none, it was MOVED BY CORMAN, SECONDED BY KEOLKER-WHEELER, COUNCIL CLOSE THE PUBLIC HEARING. CARRIED. (See page 40 for Planning & Development Committee report.)

**ADMINISTRATIVE REPORT**

Chief Administrative Officer Jay Covington reviewed a written administrative report summarizing the City’s recent progress towards goals and work programs adopted as part of its business plan for 2003 and beyond. Items noted included:

- Mayor Tanner's recently delivered 2003 State of the City address is available on the City's website at www.ci.renton.wa.us and will also be cablecast on cable channel 21 in early February.
- Valley Community Players presents *Dial "M" for Murder* at Carco Theatre, from January 31st through February 23rd.
- The new traffic signals along S. 2nd St. are now in operation. These signals include a signal arm extending over the intersections, thereby improving visibility of the signals and traffic safety.
- City of Tukwila staff has verbally informed Renton that the opening of S. 180th St./SW 43rd St. will occur in July rather than May, 2003.

Councilman Corman commended Mayor Tanner on his 2003 State of the City address, noting that it is an honor to be part of the work that was presented.

**AUDIENCE COMMENT**

John Gasser, 315 Williams Ave. N., Renton, 98055, stated that he is co-owner of The Met Coffee & Wine Bar located at 232 Burnett Ave. S., and he leases the space for his business from the building's owner, Don Dally. Prior to leasing space at that location, Mr. Gasser said he was under the impression that there were no plans for other coffee or wine shops in the immediate area. He soon discovered that another coffee shop was to operate at the Renton Transit Center, and that it was apparently being subsidized by the City of Renton. Mr. Gasser...
claimed that this was an unfair business practice, pointing out that his business is suffering due to construction in the area and he is trying to find ways to survive during this hard time.

Mr. Gasser reviewed his past dealings with City staff in regards to this matter, as well as the terms of the agreement that the City has with the owner's of the coffee shop. He asked the City to investigate the matter, including an audit of the coffee shop, to determine if this is an unfair business practice.

Mayor Tanner confirmed that the City has a contract with the owners of the espresso stand, and that the owners secure and maintain the public restroom located at the transit center. Noting that the contract was entered into prior to the opening of The Met Coffee & Wine Bar, Mayor Tanner stated that the Administration has no intention of invalidating the contract unless they fail to maintain the restrooms. He said that the City will request an audit of the concession, and continue to look into the matter.

Citizen Comment: Maple – The Met Coffee & Wine Bar, Renton Transit Center Espresso Stand

Chris Maple, co-owner of The Met Coffee & Wine Bar, 315 Williams Ave. N., Renton, 98055, stated that the City did not go out to bid on this project, and pointed out that the contract is an extension of an existing contract the City has with the coffee shop owners for operating the City Scene Cafe at City Hall. She expressed her disappointment that no one else was given an opportunity to be considered to operate a coffee shop at the Renton Transit Center. Ms. Maple stated that her business is suffering, and feels that one reason for this is the competition from the purported City-subsidized coffee shop.

Mr. Gasser added that he is also concerned about future agreements for leased space in City-owned facilities such as the Renton Municipal Parking Garage, and commented that if he knew about the coffee shop, he might have developed a different business plan.

Responding to Councilman Corman's inquiry regarding the duration of the contract, Community Services Administrator Jim Shepherd stated that the five-year contract was entered into on October 1, 2001.

MOVED BY PARKER, SECONDED BY KEOLKER-WHEELER, COUNCIL REFER THE RENTON TRANSIT CENTER ESPRESSO STAND CONTRACT AND SUPPORTING DOCUMENTATION TO THE FINANCE COMMITTEE. CARRIED.

Chief Administrative Officer Jay Covington stated that the City recognizes the investments Don Dally has made in the downtown area, and emphasized that the City never intended to undermine or undercut his ability to lease space in that area. The City intends to lease space at the Pavilion Building and the Renton Municipal Parking Garage in accordance with market rates. He added that the contract provides the City with a service that was needed in that area.

Councilwoman Nelson stated that there has always been a need for public restrooms in the downtown area, and a public restroom was included as part of the construction of the transit center. She noted that the espresso stand owners provide a public service by taking care of the restroom.

Mr. Shepherd confirmed that King County built the Renton Transit Center, and that the Council authorized tenant improvements in the amount of $18,000 for the espresso stand.

Citizen Comment: Johnson – Puget Sound Energy

Arland "Buzz" Johnson, 334 Wells Ave. S., #221, Renton, 98055, expressed his frustration with Puget Sound Energy in his efforts to find out if there is a plan in place to prevent future power outages in downtown Renton. Mayor Tanner
acknowledged Mr. Johnson’s concerns regarding power outages, noting that they do occasionally occur.

In addition, Mr. Johnson extolled the benefits of living in downtown Renton, including the easy access to public transportation.

CONSENT AGENDA

Items on the consent agenda are adopted by one motion which follows the listing.

Council Meeting Minutes of January 13, 2003


Community Services: Veterans Memorial Park Naming

Administrative, Judicial and Legal Services Department recommended approval to name the park site dedicated for a veteran's memorial at the corner of Main Ave. S. and S. 3rd St. "Veterans Memorial Park," as recommended by the Park Board. Refer to Community Services Committee.

Development Services Division recommended approval, with conditions, of the Liberty Ridge Phase 5 Final Plat; 78 single-family lots on 11.4 acres located north of NE 1st St., south of NE 3rd and 4th Streets, and east of Edmonds Ave. NE (FP-02-146). Council concur. (See page 42 for resolution.)

Development Services: Kendall Court Short Plat, ROW Dedication at NE 20th Pl, SHP-01-025

Development Services Division recommended acceptance of the dedication of additional right-of-way of a six foot strip of land along NE 20th Pl. to fulfill a requirement of the Kendall Court Short Plat (SHP-01-025). Council concur.

Development Services: Uniform Codes Adoption


Human Resources: Deputy Fire Chief Position Salary Increase to Grade m45

Human Resources and Risk Management Department recommended approval to increase the salary of the Deputy Fire Chief position to salary grade m45 (monthly salary range $7,315 to $8,913) effective January 1, 2003; and to place the two current incumbents at Step E. Refer to Finance Committee.

Human Resources: 2003 Claims Processing Fee Schedule (Medical, Dental & Prescription)

Human Resources and Risk Management Department recommended approval of the 2003 fee schedule for medical, dental, and prescription claims processing by Healthcare Management Administrators and Pharmaceutical Card Service in the approximate amount of $190,000. Refer to Finance Committee.

Legal: Auto Theft Tools

Legal Division recommended adoption of an ordinance that amends Renton’s penal code to make it illegal to make or possess auto theft tools. Refer to Public Safety Committee.

Police: Crime Analyst Hire at Step E

Police Department recommended filling the newly approved Crime Analyst position at Step E of the salary grade. Refer to Finance Committee.

Transportation: Puget Sound Energy Street Lighting Back Bill

Transportation Systems Division recommended approval to pay the Puget Sound Energy street lighting back bill in the amount of $42,682. Refer to Finance Committee.

CAG: 02-161, Seneca Ave NW/NW 2nd St Water Main Replacement, B&L Utility

Water Utility Division submitted CAG-02-161, Seneca Ave. NW and NW 2nd St. Water Main Replacement; and requested approval of the project, authorization for final pay estimate in the amount of $12,974.40, commencement of 60-day lien period, and release of retained amount of $8,973.94 to B & L Utility, Inc., contractor, if all required releases are obtained. Council concur.
MOVED BY KEOLKER-WHEELER, SECONDED BY CLAWSON, COUNCIL APPROVE THE CONSENT AGENDA AS PRESENTED. CARRIED.

CORRESPONDENCE
Citizen Comment: Webb – Fence Height Regulations

Correspondence was read from Sanford E. Webb, 1129 167th St. SW, Lynnwood, 98037, regarding the proposed fence height regulations. He expressed concerns regarding the use of six-foot-high solid board fences, fence screening requirements, and the proposed Special Administrative Fence Permit. MOVED BY KEOLKER-WHEELER, SECONDED BY NELSON, COUNCIL REFER THIS CORRESPONDENCE TO THE PLANNING & DEVELOPMENT COMMITTEE. CARRIED.

OLD BUSINESS
Committee of the Whole
Human Services: Joint Human Services Funding Program, South King County Cities

Council President Keolker-Wheeler presented a report regarding the pilot project with South King County cities to consolidate the human services application and funding process. The Committee recommended concurrence with the staff recommendation that Council approve the resolution authorizing the Mayor and City Clerk to sign the memorandum of understanding for planning, funding, and implementation of a joint human services application and funding program. MOVED BY KEOLKER-WHEELER, SECONDED BY NELSON, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED. (See page 42 for resolution.)

WSDOT: SR-167 Springbrook Creek Culvert Replacement Project

Council President Keolker-Wheeler reported receipt of two letters regarding the closure of SR-167 for the replacement of the Springbrook Creek Culvert. One is a copy of a letter from the Renton Board of Public Works Acting Chairman, Dave Christensen, addressed to the Laura Musso-Escude at the Washington State Department of Transportation; and the other is from Bjorn Bayley and Anders Berglund, IKEA owners, 600 SW 43rd St., Renton, 98055. MOVED BY KEOLKER-WHEELER, SECONDED BY PERSSON, COUNCIL REFER THESE ITEMS OF CORRESPONDENCE TO THE TRANSPORTATION (AVIATION) COMMITTEE. CARRIED.


Council President Keolker-Wheeler presented a report on the four-hour Council workshop that occurred on January 21, 2003. The goal of the workshop was to work through some issues that require Council discussion in advance of the annual Council/staff retreat, thus allowing staff time to prepare responses to those issues for discussion at the retreat. Ms. Keolker-Wheeler noted that as with all meetings of the City Council, this meeting was open to the public. However, public comment was not allowed, as it was a Council workshop session.

Ms. Keolker-Wheeler summarized the issues discussed at the workshop which were as follows: Council electronic mail; communications; historic issues; leasing policies; The Boeing Company and Explore Life project; roles and responsibilities; budget; temporary signage; the West Hill area in relation to Renton's Potential Annexation Area; the City's cable channel 21; property taxes; and the Renton Community Marketing Campaign. In addition, she reported that several items pertaining to the way Council interacts with staff were also referred to the upcoming Council/staff retreat.

Finance Committee
Finance: Finance Analyst II Hire at Step D

Finance Committee Chair Parker presented a report recommending that City Council approve filling the regular Finance Analyst II position at Grade 13, Step D, with the incumbent limited term Finance Analyst II, Dawna Truman. MOVED BY PARKER, SECONDED BY CLAWSON, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

Finance: Vouchers

Finance Committee Chair Parker presented a report recommending approval of
Claim Vouchers 211612 - 211979 and two wire transfers totaling $2,730,112.30; and approval of Payroll Vouchers 42342 - 42560, one wire transfer and 558 direct deposits totaling $1,787,051.45. MOVED BY PARKER, SECONDED BY CORMAN, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

Transportation (Aviation) Committee
Transportation: S Grady Way/Rainier Ave S Pavement Rehab Design, Entranco

Transportation (Aviation) Committee Chair Persson presented a report regarding the S. Grady Way westbound concrete approach to Rainier Ave. The westbound approach of S. Grady Way to the intersection of Rainier Ave. has experienced serious rutting and shoving of asphalt out of the wheel paths onto the adjacent C-curb and sidewalk. As an interim fix, to keep the approach safe and open to the traveling public, and to allow time to design and construct the permanent solution, this intersection was overlaid as part of the 2002 Overlay project. The permanent solution is to construct the final, approximately 550 feet of the westbound approach of S. Grady Way to Rainier Ave. with concrete.

Council previously approved the 2003-2008 Transportation Improvement Program (TIP), which budgeted $620,000 for the design and construction of this project. The consultant agreement between the City and Entranco, Inc. is in the amount of $53,504.46 which, when executed, will allow the design of this project to commence. Construction ad is expected in April 2003.

The Committee recommended that Council accept the S. Grady Way Westbound Concrete Approach to Rainier Ave. project, and authorize the Mayor and City Clerk to execute the agreement with Entranco, Inc., in the amount of $53,504.46. MOVED BY PERSSON, SECONDED BY NELSON, COUNCIL CONCUR IN THE COMMITTEE REPORT.*

In response to Councilman Parker's inquiry regarding the construction schedule, Councilman Persson reported that construction of the project will begin in April and should be completed by this summer.

*MOTION CARRIED.

Utilities Committee
Utility: Sewer Connection
Request for Property Outside City Limits, Williams

Utilities Committee Chair Corman presented a report regarding the request by Roderick Williams for sewer connection to his properties located outside the City limits. The Committee recommended concurrence in the recommendation of staff that Section 4-6-040C of City Code be amended to allow owners of multiple existing legal lots to connect to the City's sewer system, if so authorized by the Renton City Council. The proposed amendment affects only those portions of the City's sewer service area and those portions within its adopted Special Assessment District (SAD) boundaries that lie outside of the City's Potential Annexation Area (PAA). Existing legal lots lying within both the City's PAA and within the City's sewer service area shall still adhere to existing Code Section 4-6-040C.1.d regarding provision of service.

The Committee also recommended that the ordinance regarding the proposed amendment be presented for first reading upon its introduction. Upon passage of the ordinance, the Committee further recommended approval for sewer connection outside the City limits by Mr. Williams, to connect three existing lots that are within the City's existing SAD boundary for 80th Ave. S., but outside of its PAA.*

In response to Mayor Tanner's question whether the West Hill area water and sewer district's (Skyway Water and Sewer District) plans to extend its sewer service area to encompass the subject properties has been completed, Planning/Building/Public Works Administrator Gregg Zimmerman reported that the district has agreed to extend its service; however, the City has not yet
received a formal agreement.

In response to Councilman Parker's inquiry as to what current City Code allows, Mr. Zimmerman stated it allows sewer service connection outside the City limits to a preexisting single-family lot, and the proposed amendment allows connection to multiple existing lots.

*MOVED BY CORMAN, SECONDED BY KEOLKER-WHEELER, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

Utilities Committee Chair Corman presented a report regarding the transfer of ownership of the Apollo Lift Station. The Committee concurred in the recommendation of the Planning/Building/Public Works Department that Council approve the resolution authorizing the Mayor and City Clerk to execute the agreement for the transfer of sewer facilities, which allows for the transfer of the Apollo Lift Station, to Renton. MOVED BY CORMAN, SECONDED BY CLAWSON, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED. (See page 42 for resolution.)

Planning and Development Committee Vice Chair Clawson presented a report regarding big-box retail use in the Center Office Residential (COR) 3 Zone. The Committee met on January 16th to review the proposed zoning text amendment to add big-box retail use to the COR 3 Zone. The Committee recommended adoption of the Planning Commission recommendation adding this use, subject to Note #71, "Big-box retail to be permitted in the COR 3 Zone, east of Garden Ave. N. and north of N. 8th St." The Committee further recommended that a public hearing regarding this matter be set on February 10, 2003.

The Committee also raised the issue of how wireless communication facilities are permitted in the COR 3 Zone, noting that future mapping of this zone in areas within the Employment Area-Transition Comprehensive Plan designation could lead to development with both residential and commercial activity, including wireless communication. The Committee concurred that this issue requires additional review and recommended that it be referred to the Title IV (Development Regulations) docket amendment process for analysis of how wireless facilities are treated in all mixed use zones. MOVED BY CLAWSON, SECONDED BY PARKER, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

Planning and Development Committee Vice Chair Clawson presented a report regarding the Downtown Core off-street parking requirements. The Committee met to review the ordinance changes for the current parking-exempt Downtown Core area, and recommended that Council support the following amendments to the parking requirements for the Downtown Core:

1. Allow exemptions to transfer to new uses and changes of uses occupying existing square footage.

2. Establish a new minimum standard for new residential uses of one space per unit within the Core.

3. Increase the standard for low-income elderly housing to 1.0 space per each three units (0.33 spaces/unit).

4. Establish a new standard for new commercial uses of 1.0 space per 1,000 square feet of gross floor area for most commercial uses.

5. Establish a new standard of 1.0 space per 1,000 square feet of gross floor
area for restaurants and 5.0 spaces for stacking for each station.

6. Adopt existing Citywide standards for most recreational and entertainment uses with the following exceptions:

   a. A new standard of 15 spaces for each 1,000 square feet of gross floor area for dance halls, dance clubs, and skating rinks.

7. Adopt a new standard for religious institutions of 1.0 space for each five seats in the main auditorium, provided that spaces for any church shall not be less than ten spaces. For all existing religious institutions enlarging the seating capacity of their auditoriums, 1.0 additional parking space shall be provided for each five additional seats provided by the new construction, or ten spaces per 1,000 square feet of gross floor area without fixed seats. For all churches making structural alterations or additions, which do not increase the seating capacity of the auditorium, see "outdoor and indoor sports arena, auditoriums, stadiums, places of public assembly, movie theaters, and entertainment clubs."

8. Allow parking to be provided off-site within the Downtown Core without distance limitations.

MOVED BY CLAWSON, SECONDED BY KEOLKER-WHEELER, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

**ORDINANCES AND RESOLUTIONS**

**Resolution #3614**
Annexation: Vuong, Anacortes Ave NE & NE 10th St
A resolution was read calling for the annexation, by election, of contiguous unincorporated territory to the City of Renton lying in an area generally bounded by the City of Renton corporate boundary to the west; approximately the northern edge of NE 10th Pl., if extended, to the north; the southern edge of NE 10th St. to the south; and the western edge of 137th Ave. NE, if extended, to the east (Vuong Annexation). MOVED BY KEOLKER-WHEELER, SECONDED BY CLAWSON, COUNCIL ADOPT THE RESOLUTION AS READ. CARRIED.

**Resolution #3615**
Annexation: Falk, S 47th St & 102nd Ave SE
A resolution was read calling for the annexation, by election, of contiguous unincorporated territory to the City of Renton lying in an area generally bounded by the City of Renton corporate boundary, including S. 47th St., to the north; SE 185th Pl., if extended, to the south; 102nd Ave. SE, to the east; and the existing City Boundary to the west (Falk Annexation). MOVED BY KEOLKER-WHEELER, SECONDED BY PERSSON, COUNCIL ADOPT THE RESOLUTION AS READ. CARRIED.

**Resolution #3616**
Plat: Liberty Ridge Phase 5, NE 1st St, FP-02-146
A resolution was read approving the Liberty Ridge Phase 5 Final Plat consisting of approximately 11.4 acres located in the vicinity of NE 1st St., Edmonds Ave. NE, and NE 3rd and 4th Streets (FP-02-146). MOVED BY KEOLKER-WHEELER, SECONDED BY CLAWSON, COUNCIL ADOPT THE RESOLUTION AS READ. CARRIED.

**Resolution #3617**
Human Services: Joint Human Services Funding Program, South King County Cities
A resolution was read authorizing the Mayor and City Clerk to enter into a memorandum of understanding for the planning, funding, and implementation of a joint human services application funding program with South King County cities. MOVED BY KEOLKER-WHEELER, SECONDED BY CORMAN, COUNCIL ADOPT THE RESOLUTION AS READ. CARRIED.
Resolution #3618  
Utility: Apollo Lift Station, Transfer of Ownership to City

A resolution was read authorizing the Mayor and City Clerk to enter into an interlocal agreement with King County Water District 90 and Issaquah School District relating to the transfer of the Apollo Lift Station and appurtenances from the districts to the City of Renton. MOVED BY CORMAN, SECONDED BY NELSON, COUNCIL ADOPT THE RESOLUTION AS READ. CARRIED.

NEW BUSINESS
Transportation: Benson Rd S Traffic Signal Timing, Red Light Running

Councilman Corman relayed complaints voiced by Victoria Park neighborhood residents concerning the timing of the traffic signals on Benson Rd. S., and in relation to that, he stated that residents have also noticed an increase in the running of red lights.

Police: Burglaries in Renton Highlands (Commercial & Residential)

MOVED BY CLAWSON, SECONDED BY CORMAN, COUNCIL REFER THE ISSUE OF COMMERCIAL AND RESIDENTIAL BURGLARIES IN THE RENTON HIGHLANDS TO THE PUBLIC SAFETY COMMITTEE. CARRIED.

ADJOURNMENT

MOVED BY NELSON, SECONDED BY CORMAN, COUNCIL ADJOURN. CARRIED. Time: 10:08 p.m.

Bonnie I. Walton, City Clerk
Recorder: Michele Neumann
January 27, 2003