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

ROLL CALL OF COUNCILMEMBERS
TONI NELSON, Council President Pro Tem; DAN CLAWSON; DENIS LAW; MARCIE PALMER; DON PERSSON. MOVED BY NELSON, SECONDED BY PALMER, COUNCIL EXCUSE ABSENT COUNCILMEMBERS RANDY CORMAN AND TERRI BRIERE. CARRIED.

CITY STAFF IN ATTENDANCE
KATHY KEOLKER, Mayor; JAY COVINGTON, Chief Administrative Officer; LAWRENCE J. WARREN, City Attorney; BONNIE WALTON, City Clerk; GREGG ZIMMERMAN, Planning/Building/Public Works Administrator; ALEX PIETSCH, Economic Development Administrator; BEN WOLTERS; Economic Development Director; COMMANDER KATIE MCCLINCY, Police Department.

Added PROCLAMATION
Toastmasters Week - 1/30/2006 to 2/5/2006
A proclamation by Mayor Keolker was read declaring the week of January 30, 2006, through February 5, 2006, to be "Toastmasters Week" in the City of Renton, encouraging all citizens to recognize the many accomplishments and opportunities in communication and public speaking provided by this outstanding organization. MOVED BY LAW, SECONDED BY PERSSON, COUNCIL CONCUR IN THE PROCLAMATION AS READ. CARRIED. Dennis Boyd, Public Relation Officer for District 2 Toastmasters, accepted the proclamation with appreciation.

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 2006 and beyond. Items noted included:

- Valley Community Players presents the comedy You Can't Take it With You from February 3rd through February 19th at Carco Theatre.

- Washington State's Salmon Recovery Funding Board awarded $2.5 million for six salmon habitat restoration projects within Water Resource Inventory Areas (WRIA) 8 and 9, which include Renton.

AUDIENCE COMMENT
Citizen Comment: McGinnis - Evergreen City Ballet
Roger McGinnis, 710 S. 2nd St., Renton, 98055, introduced himself as a member of the Evergreen City Ballet (ECB) Board of Directors, and expressed appreciation for the warm welcome that ECB has received from the community. He explained that this non-profit organization was founded in 1994, and its Artistic Director, Wade Walthall, was a principal dancer with Pacific Northwest Ballet. Mr. McGinnis reported that ECB conducts school outreach programs, offers scholarships, and gives four to five performances per year. He stated that ECB is trying to schedule performances in Renton, and will soon hold a community open house. Mayor Keolker noted that ECB's new studio is located in the old McLendon's Hardware store (710 S. 2nd St.).

Citizen Comment: Coder - The Reserve at Stonehaven Final Plat, S 47th St, FP-05-130
Mathew Coder, 4701 Smithers Ave. S., Renton, 98055, referred to the consent agenda item recommending approval of The Reserve at Stonehaven Final Plat, and asked that action on the matter be deferred until the issue regarding stormwater runoff is resolved. He explained that he lives in the adjacent Sundance development, and due to the geography of the area, four of the 36 lots planned for the Stonehaven development are tied to the City's drainage system,
which drains into Sundance's private wet vault. Mr. Coder requested that the owners of the four lots be required to help pay for the maintenance of the wet vault, as do the homeowners in the Sundance development.

Councilman Clawson reported that he reviewed the situation with Planning/Building/Public Works Administrator Gregg Zimmerman, and is satisfied with the recommendation to approve the project.

Citizen Comment: Hansen  
The Reserve at Stonehaven Final Plat, S 47th St, FP-05-130

Ron Hansen, 4717 Smithers Ave. S., Renton, 98055, stated that he is a member of the Sundance at Talbot Ridge Homeowners Association, and expressed concern regarding the allowing of residents outside the Sundance development use of the private wet vault. Mr. Hansen pointed out that the 1990 King County Surface Water Design Manual indicates that the owners of all properties are required to maintain the quality of the water that exits the property, but the water has to exit the property at the same level of quality at which it entered the property. He said the subject four lots are relying solely on the existence of Sundance's wet vault in order to comply with the surface water manual.

Mr. Zimmerman stated that the City has been working with representatives of the Sundance at Talbot Ridge Homeowners Association on this issue. He assured that Sundance's wet vault was designed in accordance to the surface water manual, which states that the facility needs to be designed large enough to handle the flow from the sub-basin.

Mr. Zimmerman reported that the City sent a letter to the homeowners association offering to pay the proportionate share of the maintenance of the wet vault for the four lots that reside outside of the Sundance development. He noted that some of the surface water that drains into the facility also comes from the City street. Mr. Zimmerman indicated that the City has not yet received a response to the letter.

Continuing, Mr. Zimmerman pointed out that the issue relating to how flow is handled from offsite to onsite stormwater facilities maintained by homeowners associations is currently under review, and different options are being investigated. He recommended that the decision on the final plat not be delayed, as the offer the City has made addresses the homeowner association's concern about payment for the maintenance of the wet vault.

In response to Councilwoman Palmer's inquiry regarding the City's use of the 1990 King County Surface Water Design Manual, Mr. Zimmerman stated that the staff is considering incorporating a look at the City's own manual into its surface water comprehensive plan because the City will have to comply with the requirements of the Federal NPDES (National Pollutant Discharge Elimination System) permit program within one year. Once the provisions of the permit are known, they can be incorporated into the City's new standards. He pointed out that the City imposes a higher level of standard on surface water flow in sensitive drainage basins through the SEPA (State Environmental Policy Act) process.

Responding to Ms. Palmer's inquiry, Mr. Zimmerman indicated that he assumes the owners of the four subject lots will pay dues to the Stonehaven development homeowners association, part of which will be used to maintain Stonehaven's water detention facility even though the flow from the lots will not go to that facility. He said this factor also contributed to the City's decision to offer to pay the proportionate share of the maintenance for Sundance's wet vault.
Councilman Persson pointed out the merits of the City's offer. Councilman Clawson noted the antiquated way stormwater is handled, and expressed his hope that the future will bring about a way for more of the water to infiltrate into the ground rather than running over impervious surface.

CONSENT AGENDA

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

Council Meeting Minutes of 1/9/2006


CAG: 05-165, NE Sunset Blvd/Duvall Ave NE Intersection Improvements, Sanders General Construction

City Clerk reported bid opening on 11/15/2005 for CAG-05-165, NE Sunset Blvd. (SR-900)/Duvall Ave. NE Intersection Improvements; nine bids; engineer's estimate $1,350,596.18; and submitted staff recommendation to award the contract to Sanders General Construction Company in the amount of $1,655,345.54. Approval was also sought to transfer $1,528,369 from Fund 317 year-end fund balance to this project. Refer to Transportation (Aviation) Committee.

City Clerk: Quarterly Contract List, 10/1/2005 to 12/31/2005

City Clerk submitted Quarterly Contract List for period of 10/1/2005 to 12/31/2005; 47 contracts and 15 addenda totaling $4,108,290.03. Information.

Plat: The Reserve at Stonehaven, S 47th St, FP-05-130

Development Services Division recommended approval, with conditions, of The Reserve at Stonehaven Final Plat; 36 single-family lots on 5.95 acres located at S. 47th St. and Main Ave. S. Council concur. (See page 19 for resolution.)

Planning: Multi-Family Housing Property Tax Exemption

Economic Development, Neighborhoods and Strategic Planning Department recommended adoption of an ordinance correcting the designation of property (Southport) eligible for multi-family housing property tax exemption, and correcting the definition of net density. Council concur. (See page 19 for ordinance.)

Annexation: Aster Park, Sunset Blvd NE

Economic Development, Neighborhoods and Strategic Planning Department submitted 10% Notice of Intent to annex petition for the proposed Aster Park Annexation, and recommended a public meeting be set on 2/13/2006 to consider the petition; 16.58 acres located along the south side of Sunset Blvd. NE, west of 148th Ave. SE. Council concur.

Annexation: Preserve our Plateau, SE 128th St

Economic Development, Neighborhoods and Strategic Planning Department recommended a public hearing be set on 2/13/2006 to consider the 10% Notice of Intent to annex petition by election for the proposed Preserve Our Plateau Annexation; approximately 1,475 acres located in the vicinity of SE 128th St. and 184th Ave. SE. Council concur.

Fire: Prevention Fees

Fire Department recommended adoption of an ordinance amending the fire prevention fees effective 2/1/2006, with two fee changes to more accurately reflect the cost of services. Council concur. (See page 20 for ordinance.)

Development Services: Nuisance Ordinance

Legal Division recommended adoption of an ordinance updating definitions, including nuisances, and clarifying civil and criminal violations and penalties. Refer to Public Safety Committee.

Police: Jail Inmate Health Services, Occupational Health Services

Police Department recommended approval of a contract with Occupational Health Services (Public Hospital District No. 1 of King County) in the amount of $167,970 for health services for Renton jail inmates for 2006. Council concur.
Utility Systems Division submitted CAG-04-143, 2004 Lift Station Rehabilitation; and requested approval of the project, authorization for final pay estimate in the amount of $2,595, commencement of 60-day lien period, and release of retained amount of $6,026.24 to R.L. Alia Company, contractor, if all required releases are obtained. Council concur.

Utility Systems Division recommended approval of a concurrence letter with Washington State Department of Transportation regarding draft agreements associated with the Springbrook Creek Wetland and Habitat Mitigation Bank. Refer to Utilities Committee.

MOVED BY NELSON, SECONDED BY PERSSON, COUNCIL APPROVE THE CONSENT AGENDA AS PRESENTED. CARRIED.

A letter was read from Sara Slatten, CamWest Development, Inc., 9720 NE 20th Pl., Suite 100, Kirkland, 98034, requesting reimbursement in the amount of $4,474.60 for oversizing the sewer line for the Shamrock Heights plat at the City's request. MOVED BY CLAWSON, SECONDED BY LAW, COUNCIL REFER THIS CORRESPONDENCE TO THE UTILITIES COMMITTEE. CARRIED.

Utilities Committee Chair Clawson presented a report recommending concurrence in the staff recommendation to approve the consultant contract with Financial Consulting Solutions Group, Inc. in the amount of $97,940 for a water, wastewater, and surface water comprehensive rate study and system development charges study, and to authorize the Mayor and City Clerk to execute the contract. MOVED BY CLAWSON, SECONDED BY LAW, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

Finance Committee Chair Persson presented a report recommending approval of Claim Vouchers 243896 - 244180 and 244373 - 244798 and four wire transfers totaling $1,991,509.98; and approval of Payroll Vouchers 61307 - 61672, two wire transfers, and 1197 direct deposits totaling $3,808,311.03. MOVED BY PERSSON, SECONDED BY NELSON, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED.

A resolution was read approving The Reserve at Stonehaven Final Plat; 5.95 acres located in the vicinity of S. 47th St. and Main Ave. S. MOVED BY CLAWSON, SECONDED BY PALMER, COUNCIL ADOPT THE RESOLUTION AS READ. CARRIED.

The following ordinances were presented for first reading and advanced for second and final reading:

An ordinance was read amending Sections 4-1-220.D of Chapter 1, Administration and Enforcement, and Section 4-11-040 of Chapter 11, Definitions, of Title IV (Development Regulations) of City Code in order to correct an error in the designation of property eligible for property tax exemption for multi-family housing, and to correct an error in the definition of net density, and declaring an emergency. MOVED BY CLAWSON, SECONDED BY PERSSON, COUNCIL ADVANCE THE ORDINANCE FOR SECOND AND FINAL READING. CARRIED.

Following second and final reading of the above ordinance, it was MOVED BY CLAWSON, SECONDED BY NELSON, COUNCIL ADOPT THE
Housing Property Tax Exemption

ORDINANCE AS READ. ROLL CALL: ALL AYES. CARRIED.

Fire: Prevention Fees

An ordinance was read amending Section 4-1-150, Fire Prevention Fees, of Chapter 1, Administration and Enforcement, of Title IV (Development Regulations) of City Code by amending the fire prevention fees. MOVED BY NELSON, SECONDED BY PALMER, COUNCIL ADVANCE THE ORDINANCE FOR SECOND AND FINAL READING. CARRIED.

Ordinance #5193
Fire: Prevention Fees

Following second and final reading of the above ordinance, it was MOVED BY LAW, SECONDED BY NELSON, COUNCIL ADOPT THE ORDINANCE AS READ. ROLL CALL: ALL AYES. CARRIED.

The following ordinances were presented for second and final reading and adoption:

Ordinance #5194
Finance: Issaquah School District Impact Fee

An ordinance was read changing the impact fee collection on behalf of the Issaquah School District within the City of Renton from $2,937 per new single family home to $5,115 per new single family home. MOVED BY LAW, SECONDED BY NELSON, COUNCIL ADOPT THE ORDINANCE AS READ. ROLL CALL: ALL AYES. CARRIED.

Ordinance #5195
Vacation: NE 4th St, City of Renton, VAC-04-006

An ordinance was read vacating a portion of NE 4th St., east of Rosario Ave. NE (City of Renton; VAC-04-006). MOVED BY NELSON, SECONDED BY PALMER, COUNCIL ADOPT THE ORDINANCE AS READ. ROLL CALL: ALL AYES. CARRIED.

NEW BUSINESS
School District: Activities

Councilwoman Nelson reviewed Renton School District announcements and activities, which included: the winner of the Nelson Middle School Geography Bee (Ana Wright); the collection of more than 700 pounds of clothing, blankets and necessities for Native Americans on the Pine Ridge Reservation in South Dakota by Sartori Education Center students; and the collection of more than 15 boxes of school supplies for students in El Salvador by Kennydale Elementary School students, staff, and parents.

EXECUTIVE SESSION AND ADJOURNMENT

MOVED BY NELSON, SECONDED BY LAW, COUNCIL RECESS INTO EXECUTIVE SESSION FOR APPROXIMATELY 30 MINUTES TO DISCUSS PROPERTY ACQUISITION WITH NO OFFICIAL ACTION TO BE TAKEN AND THAT THE COUNCIL MEETING BE ADJOURNED WHEN THE EXECUTIVE SESSION IS ADJOURNED. CARRIED. Time: 7:47 p.m.

Executive session was conducted. There was no action taken. The executive session and the Council meeting adjourned at 8:47 p.m.

Bonnie I. Walton, CMC, City Clerk