November 8, 2010  Council Chambers
Monday, 7 p.m. Renton City Hall

MINUTES

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

ROLL CALL OF COUNCILMEMBERS
DON PERSSON, Council President; KING PARKER; TERRI BRIERE; RICH ZWICKER; GREG TAYLOR; RANDY CORMAN; MARCIE PALMER.

CITY STAFF IN ATTENDANCE
DENIS LAW, Mayor; JAY COVINGTON, Chief Administrative Officer; MARK BARBER, Senior Assistant City Attorney; Bonnie Walton, City Clerk; TERRY HIGASHIYAMA, Community Services Administrator; GREGG ZIMMERMAN, Public Works Administrator; ALEX PIETSCH, Community and Economic Development Administrator; MARTY WINE, Assistant CAO; KELLY BEYMER, Parks & Golf Course Director; TIM WILLIAMS, Recreation Director; ELIZABETH STEWART, Museum Manager; COMMANDER DAVE LEIBMAN, Police Department.

ADDED PROCLAMATION
A proclamation by Mayor Law was read declaring the week of November 7 to 13, 2010 to be "DECA Week" in the City of Renton, and encouraging all citizens to join in this special celebration. MOVED BY BRIERE, SECONDED BY CORMAN, COUNCIL CONCUR IN THE PROCLAMATION. CARRIED.

DECA Week - November 7 to 13, 2010
Lindbergh High School teacher and DECA (Distributive Education Clubs of America) advisor Gene Kolczynski accepted the proclamation with appreciation. He stated that DECA offers students an opportunity to work on their business skills, and introduced the following DECA Officers: Victoria Srey, Melanie Galimba, Angela Vongphakdy, Tracey Muwanguzi, and Cynthia Pham.

SPECIAL PRESENTATION
Community Services Administrator Terry Higashiyama introduced Museum Manager Elizabeth Stewart and Renton Historical Society President Sandra Meyer.

Ms. Stewart reported on the progress of the Renton History Museum since the completion of the Museum Master Plan in March, 2010. She stated that the master plan calls for capturing the history of Renton’s diverse population as well as planning for a sustainable future. She noted that the plan is available online at www.rentonhistorymuseum.org, and that the museum’s board of directors is launching an initiative to test the community’s willingness to support the master plan.

Ms. Stewart reported that the October fundraiser raised twice the amount of money as the previous year, and that exhibits have been changing much faster than in the past. She noted that there have been four temporary exhibits since May, and the current exhibit, “Among Friends, Renton High’s 100 Years,” is an excellent example of the partnerships that the museum has established with other organizations. She stated that the exhibit culminates in a mural of essays written by the editorial staff of the student magazine The ARROW, and runs through May 11, 2011.
Continuing, Ms. Stewart reported that the museum has developed a classroom curriculum for fourth and eighth grade classes regarding Renton’s coal mining history and the Duwamish people. She noted that during the 2009-2010 school year over 700 students from four schools were able to study Native American objects, learn about Duwamish history and culture, and enjoy lessons from a Native American storyteller.

Ms. Stewart also reported that the museum has over 14,000 photographs and over 90,000 objects in its collection, and has been increasing its level of care for these items. She noted that the historical society invested in a new off-site storage facility for the expanding collection. Concluding, she remarked that the third Smithsonian Institution exhibit entitled “Journey Stories” will be coming to the museum in September, 2011. Ms. Stewart stated that this exhibit is particularly appropriate for Renton because it examines the American history of immigration, mobility, and transportation.

Councilmember Briere remarked that the museum did a wonderful job on the Renton High School exhibit and that it is valuable because of the experiences shared by all of the students.

Mike Kuntz (Renton) requested an amendment to City Code to allow a reduction in the required setback for additions and/or garages. He explained that because of his septic system he cannot meet the new 30-foot setback rule, which became effective after his property was annexed to the City. He clarified that he favors the 30-foot setback rule for new construction, but not for existing structures. Mayor Law stated that he was aware of Mr. Kuntz’ issue and suggested that he speak to Community and Economic Development Administrator Alex Pietsch who was in the audience.

Responding to Councilmember Corman’s inquiry, Mr. Kuntz replied that he wishes to build a garage, and that his home complies with the original zoning requirement of a 20-foot setback. He explained that the City’s 30-foot setback makes it impossible to build his garage without encroaching on the required ten-foot setback for his septic system. He submitted drawings of his proposed garage addition to the City Clerk.

Howard McOmber (Renton), Highlands Community Association, remarked that the City recently increased utility rates, and this has created financial difficulties for Highlands area residents. He requested that Council consider lowering the taxes on utility rates in order to provide financial relief for the community.

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


City Attorney Department recommended approval of a lease with South Correctional Entity (SCORE) for jail facilities and equipment for a one-year period commencing 1/1/2011. Refer to Committee of the Whole.
Community and Economic Development Department recommended approval of a contract with the Cultural Development Authority of King County (4Culture) to accept grant funds in the amount of $8,500 for the Municipal Arts Commission to continue to provide grants to 16 community groups to implement art projects and events. Council concur.

Community and Economic Development Department recommended acceptance of a Deed of Dedication for additional right-of-way in the vicinity of Jericho Ave. NE and NE 6th St. to fulfill a requirement of the Frontier Bank Short Plat (SHP-09-035). Council concur.

Community Services Department submitted CAG-10-100, Renton City Hall Grout and Tile Restoration; and requested approval of the project, commencement of a 60-day lien period, and release of retained amount of $655 to Clear Conscience Sealants, LLC, contractor, if all required releases are obtained. Council concur.

Community Services Department and the Park Commission recommended approval of revised Park Rules and Regulations to address current activities and issues, as well as align items under the correct violation categories. Refer to Community Services Committee.

Community Services Department submitted CAG-09-158, Maplewood Golf Course Driving Range Drainage Repair; and requested approval of the project, commencement of a 60-day lien period, and release of retained amount of $4,908.65 to Ebenal General, Inc., contract, if all required releases are obtained. Council concur.

Community Services Department recommended approval of a contract with Canber Corporation in the amount of $80,568.81 per year for landscape maintenance services for 2010 through 2012. Refer to Finance Committee.

Community Services Department submitted CAG-10-097, City Hall Concrete Repair/Replacement; and requested approval of the project, commencement of a 60-day lien period, and release of retained amount of $2,019.31 to Contech Services, contractor, if all required releases are obtained. Council concur.

Transportation Systems Division recommended approval of assignment of airport ground lease, LAG-99-002, from Pro-Flight Aviation, Inc. to 540 Renton Hangar, LLC; and authorization for the Mayor and City Clerk to sign the related Consent to Deed, Bill of Sale and Assignment document. Refer to Transportation (Aviation) Committee.

Transportation Systems Division recommend approval of an Operating and Permit Agreement with Pro-Flight Aviation, Inc., and the referenced sublease between 540 Renton Hangar, LLC and Pro-Flight Aviation, Inc., for the purpose of allowing Pro-Flight Aviation, Inc. to operate their fuel tank farm. Refer to Transportation (Aviation) Committee.

MOVED BY PERsson, SECONDED BY BRIERE, COUNCIL APPROVE THE CONSENT AGENDA AS PRESENTED. CARRIED.
UNFINISHED BUSINESS
Finance Committee
Finance: Vouchers

Planning & Development Committee
CED: Title IV (Development Regulations) 2009 Docket

Finance Committee Chair Parker presented a report recommending approval of
Claim Vouchers 297688 - 298051 and one wire transfer totaling $5,342,654.85;
and approval of 742 direct deposits, 83 payroll vouchers, and two wire transfers
totaling $2,611,963.64. MOVED BY PARKER, SECONDED BY TAYLOR, COUNCIL
CONCUR IN THE COMMITTEE REPORT. CARRIED.

Planning and Development Committee Chair Briere presented a report
recommending concurrence in the staff and Planning Commission
recommendation to adopt the following items on the 2009 Title IV
(Development Regulations) Docket:

D-09: Temporary Homeless Encampments - Amend Title IV development
standards to establish clear standards for the location and duration for
Temporary Homeless Encampments (Tent City), should one apply to locate
within the City. Establish definitions, regulations, decision making authority,
and permit process.

D-37: Temporary Use Permits - Amend Title IV to clarify that temporary
activities allowed outright by the base zone, or related to activity occurring on a
site does not need a permit - with exceptions for Mobile Food Vendors or other
temporary uses where health or safety may be a concern.

D-38: Planned Urban Development Regulations - Amend Title IV PUD
regulations for calculating open space for residential components, adding
critical areas into the calculation. Additional changes are to include sustainable
techniques as a public benefit, reduction or prescriptive criteria for the “overall
design” public benefit, permit PUDs in the COR (Commercial/Office/Retail), R-1
(Residential One Dwelling Unit per Net Acre), and R-4 (Residential Four
Dwelling Units per Net Acre) zones, extending the timeline for PUDs approved
with preliminary plats so land use entitlements expire at the same time, and
minor housekeeping changes.

D-39: Design District Overlays - Amend Title IV Design District Overlays to shift
Standards that were included in the Guidelines sections to the applicable
Standards sections and revise the Guidelines so that they provide guidance and
no longer express standards. Additionally, to include all of the Residential
Multi-Family (RMF) zone in Design District B.

D-40: Density Bonus in the Residential Multi-Family (RMF) Zone - Amend Title IV
to allow a density bonus in the RMF zone. The density bonus of up to five
additional units per net acre is based on “green” building practices and
provision of affordable housing.

D-41: Office in the Industrial Light (IL) Zone - Amend Title IV to provide
consistency in the development standards for office developments in the
Industrial Light (IL) and Commercial Office (CO) zones. The proposal would
increase height, reduce setbacks, and allow a greater building
coverage/footprint. The proposal would increase height in the IL zone from 50
feet to 100 feet in the Employment Area Valley land use designated areas,
reduce side and rear setbacks to 15 feet from 20 feet through the site plan
review process, and increase building coverage from 65% to 75% if parking is
enclosed in a structure.

D-42: Mobile Homes Setbacks - Amend Title IV regulations for existing mobile
home park setbacks, to allow flexibility as compared with setbacks typically
applied to traditional single-family residential lots and clarify an administrative
determination on this subject made in the past.
D-43: **Height** - Amend Title IV standards to measure building heights from existing rather than finished grade, align the definition of height with the International Building Code (IBC), and provide illustrations for how height is measured.

D-45: **Mental Illness Drug Dependency (MIDD)** - Amend Title IV to permit MIDD Crisis Diversion Facility and Crisis Diversion Interim Service Facilities in the Industrial Medium (IM) and Industrial Heavy (IH) zones of the Employment Area Valley land use designation south of I-405. These facilities would be subject to a Hearing Examiner Conditional Use Permit with special criteria for a specific site's compatibility with the surrounding area.

D-46: **Administrative Code Interpretations** - Amend Title IV with Administrative Code Interpretations made in the year prior. These interpretations were for City-wide standards for signs, amateur/ham radio antennas, temporary uses, animals, urban separators, and retail in the Commercial Arterial (CA) zone.

D-48: **Comprehensive Plan Amendments Timeline** - Amend Title IV to adjust the timeline for submittal and processing of Comprehensive Plan amendments by three months, to allow the annual amendment cycle to be completed earlier in the year (and prior to the City's annual budget review).

The Committee further recommended that the ordinances regarding these matters be presented for first reading. MOVED BY BRIERE, SECONDED BY PARKER, COUNCIL CONCUR IN THE COMMITTEE REPORT. CARRIED. (See later this page and pages 365 and 366 for ordinances.)

Community Services Committee Chair Palmer presented a report recommending concurrence in the staff recommendation to approve funding for the following administrative newsletter applications:

1. Cascade Neighborhood Association - Annual costs for a newsletter printed quarterly and distributed door-to-door and by USPS. $1,895
2. Kennydale Neighborhood Association - Annual costs for a newsletter printed and distributed by USPS and door-to-door quarterly. $2,100
3. Leisure Estates Neighborhood Association - Annual costs for a newsletter printed and distributed door-to-door quarterly. $265
4. Maplewood Neighborhood Association - Annual costs for a newsletter printed and distributed by USPS and door-to-door quarterly. $221
5. Renton Hill Neighborhood Association - Annual costs for a newsletter printed and distributed by USPS and door-to-door quarterly. $450
6. Summerwind Homeowners Association - Annual costs for a newsletter printed and distributed by USPS and door-to-door quarterly. $281

This second round of applications totals $5,212.

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

The following ordinances were presented for first reading and referred to the 11/15/2010 Council meeting for second and final reading:

An ordinance was read amending Subsections 4-8-070.H.1., Authority, 4-8-080.G., Land Use Permit Procedures, and 4-8-120.C., Land Use Permit Submittal, of Chapter 8, Permits - General and Appeals, Section 4-9-240, Temporary Use Permits, of Chapter 9, Permits - Specific, and Chapter 11,
Encampments & Temporary Use Permits

CED: 2009 Title IV (Development Regulations)
Docket #D-38, Planned Urban Development Regulations

Definitions, of Title IV (Development Regulations), of City Code, to amend the regulations relating to temporary homeless encampments and temporary use permits, and add definitions for “Homeless Encampment” and “Temporary Homeless Encampment.” MOVED BY BRIERE, SECONDED BY PARKER, COUNCIL REFER THE ORDINANCE FOR SECOND AND FINAL READING ON 11/15/2010. CARRIED.

CED: 2009 Title IV (Development Regulations)
Docket #D-39, Urban Design Regulations

An ordinance was read amending Subsection 4-2-010.E., Additional Restrictions on Land Use, of Chapter 2, Zoning Districts - Uses and Standards, Section 4-9-150, Planned Urban Development Regulations, of Chapter 9, Permits - Specific, and Section 4-11-160, Definitions P, Of Chapter 11, Definitions, of Title IV (Development Regulations), of City Code, to update the Planned Urban Development regulations and amend open space requirements for Planned Urban Developments. MOVED BY BRIERE, SECONDED BY PARKER, COUNCIL REFER THE ORDINANCE FOR SECOND AND FINAL READING ON 11/15/2010. CARRIED.

CED: 2009 Title IV (Development Regulations)
Docket #D-40, Density Bonuses in the Residential Multi-Family (RMF) Zone

An ordinance was read amending Subsections 4-2-020.1.2.A., “F” (Multi-Family), and 4-2-110.D., Conditions Associated with Development Standards Table for Residential Zoning Designations, of Chapter 2, Zoning Districts - Uses and Standards, and Subsections 4-9-065.A., Purpose, and 4-9-065.D., Bonus Allowances and Review Criteria, of Chapter 9, Permits - Specific, of Title IV (Development Regulations), of City Code, to allow density bonuses in the Residential Multi-Family (RMF) zone. MOVED BY BRIERE, SECONDED BY PARKER, COUNCIL REFER THE ORDINANCE FOR SECOND AND FINAL READING ON 11/15/2010. CARRIED.

CED: 2009 Title IV (Development Regulations)
Docket #D-41, Office in the Industrial Light (IL) Zone

An ordinance was read amending Subsections 4-2-130.A., Development Standards for Industrial Zoning Designations, and 4-2-130.B., Conditions Associated with Development Standards Table for Industrial Zoning Designations, of Chapter 2, Zoning Districts - Uses and Standards, of Title IV (Development Regulations), of City Code, to amend Light Industrial development standards including height, rear and side setbacks, and lot coverage. MOVED BY BRIERE, SECONDED BY PARKER, COUNCIL REFER THE ORDINANCE FOR SECOND AND FINAL READING ON 11/15/2010. CARRIED.

CED: 2009 Title IV (Development Regulations)
Docket #D-42, Mobile Home Setbacks

An ordinance was read amending Section 4-2-110, Residential Development Standards, of Chapter 2, Zoning Districts - Uses and Standards, of Title IV (Development Regulations), of City Code, to amend development standards for existing residential manufactured home parks. MOVED BY BRIERE, SECONDED BY PARKER, COUNCIL REFER THE ORDINANCE FOR SECOND AND FINAL READING ON 11/15/2010. CARRIED.
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CED: 2009 Title IV
(Development Regulations)
Docket #D-43, Definition of Building Height & Grade Plane

An ordinance was read amending Sections 4-11-020, Definitions B, and 4-11-070, Definitions G, of Chapter 11, Definitions, of Title IV (Development Regulations), of City Code, to amend the regulations regarding bulk standards by revising the figure that illustrates the definition of “Building Height” and revising the definition of “Grade Plane.” MOVED BY BRIERE, SECONDED BY PARKER, COUNCIL REFER THE ORDINANCE FOR SECOND AND FINAL READING ON 11/15/2010. CARRIED.

CED: 2009 Title IV
(Development Regulations)
Docket #D-45, Crisis Diversion Interim Service Facilities

An ordinance was read amending Subsections 4-2-060.G., Other Community and Public Facilities, and 4-2-080.A., Subject to the Following Conditions, of Chapter 2, Zoning Districts - Uses and Standards, Section 4-8-120, Submittal Requirements - Specific to Application Type, of Chapter 8, Permits - General and Appeals, Subsection 4-9-030.I., Additional Decision Criteria for Secure Community Transition Facilities, of Chapter 9, Permits - Specific, and Section 4-11-040, Definitions D, of Chapter 11, Definitions, of Title IV (Development Regulations), of City Code, to add regulations relating to Crisis Diversion and Crisis Diversion Interim Service Facilities. MOVED BY BRIERE, SECONDED BY PARKER, COUNCIL REFER THE ORDINANCE FOR SECOND AND FINAL READING ON 11/15/2010. CARRIED.

CED: 2009 Title IV
(Development Regulations)
Docket #D-46, Administrative Policy/Code Interpretation

An ordinance was read amending Section 4-2-060, Zoning Use Table - Uses Allowed in Zoning Designations, of Chapter 2, Zoning Districts - Uses and Standards, Subsection 4-3-100.E.2., Dedication of Open Space, of Chapter 3, Environmental Regulations and Overlay Districts, Sections 4-4-010, Standards for Animal Keeping Accessory to Residential/Commercial Uses, and 4-4-100, Sign Regulations, of Chapter 4, City-Wide Property Development Regulations, Subsection 4-8-120.C., Table 4-8-120.C. - Land Use Permit Submittal Requirements, of Chapter 8, Permits - General and Appeals, Subsection 4-9-100.A., Purpose, of Chapter 9, Permits - Specific, and Section 4-11-190, Definitions S, of Chapter 11, Definitions, of Title IV (Development Regulations), of City Code, to amend certain regulations pursuant to the June 2009 Department of Community and Economic Development’s Administrative Policy/Code Interpretation. MOVED BY BRIERE, SECONDED BY PARKER, COUNCIL REFER THE ORDINANCE FOR SECOND AND FINAL READING ON 11/15/2010. CARRIED.

CED: 2009 Title IV
(Development Regulations)
Docket #D-48, Comprehensive Plan Amendments Timeline

An ordinance was read amending Section 4-9-020, Comprehensive Plan Adoption and Amendment Process, of Chapter 9 - Permits Specific, of Title IV (Development Regulations), of City Code, to amend the Comprehensive Plan Amendments timeline. MOVED BY BRIERE, SECONDED BY PARKER, COUNCIL REFER THE ORDINANCE FOR SECOND AND FINAL READING ON 11/15/2010. CARRIED.

The following ordinances were presented for second and final reading:

ORDINANCE #5568
Utility: 2011/2012 Piped Utility Rates

An ordinance was read amending Chapter 4, Water, Chapter 5, Sewer, and Chapter 2, Storm and Surface Water, of Title VIII (Health and Sanitation), of City Code, to allow for increase adjustments to current utility rates for 2011 and 2012. MOVED BY ZWICKER, SECONDED BY BRIERE, COUNCIL ADOPT THE ORDINANCE AS READ. ROLL CALL. ALL AYES. CARRIED.
ORDINANCE #5569
Utility: 2011/2012 Solid Waste Rates

An ordinance was read amending Section 8-1-10, Rates for Services, of Chapter 1, Garbage, of Title VIII (Health and Sanitation), of City Code, to extend the 2010 garbage services and garbage rates for years 2011 and 2012 for all customer classes. MOVED BY ZWICKER, SECONDED BY BRIERE, COUNCIL ADOPT THE ORDINANCE AS READ. ROLL CALL. ALL AYES. CARRIED.

NEW BUSINESS
Utility: Water Shut-off, Renton Hill Neighborhood

Council President Persson announced that water will be shut-off along portions of Renton Ave. S., and Mill Ave. S. and Cedar Ave. S. between S. 5th St. and S. 6th St., on 11/10/2010 from 9 a.m. to 5 p.m. He explained that the lines will be scrubbed during this time and cautioned residents to not use the water from their hot water tanks as a back-up supply.

Council President Persson called for the nomination and election of the 2011 Council President and President Pro tern.

MOVED BY PARKER, SECONDED BY ZWICKER, COUNCIL ELECT COUNCILMEMBER TERRI BRIERE AS THE 2011 COUNCIL PRESIDENT.*

There being no further nominations, it was MOVED BY ZWICKER, SECONDED BY CORMAN, COUNCIL CLOSE NOMINATIONS. CARRIED.

*MOTION CARRIED.

Terri Briere was declared 2011 Council President.

MOVED BY BRIERE, SECONDED BY ZWICKER, COUNCIL ELECT COUNCILMEMBER KING PARKER AS THE 2011 COUNCIL PRESIDENT PRO TEM.*

There being no further nominations, it was MOVED BY ZWICKER, SECONDED BY CORMAN, COUNCIL CLOSE NOMINATIONS. CARRIED.

*MOTION CARRIED.

King Parker was declared 2011 Council President Pro tem

Council: Committee on Committees

Council President-Elect Briere announced that the Committee on Committees members will be comprised of herself, Council President Pro tem-Elect Parker, and Council President Persson.

Budget: 2011/2012 Biennial

Councilmember Zwicker expressed gratitude to Mayor Law and City staff for their hard work on this year's budget process. He remarked that the $445 million two-year budget was adopted earlier than in previous years, and that it was a very collaborative process. Mr. Zwicker stated that through Mayor Law's vision the City is protecting jobs and vital services at a time when other jurisdictions are facing deep cuts and large-scale layoffs.

ADJOURNMENT

MOVED BY PERSSON, SECONDED BY CORMAN, COUNCIL ADJOURN. CARRIED.

Time: 7:45 p.m.

Bonnie Walton, CMC, City Clerk

November 8, 2010
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<tr>
<th>COMMITTEE/CHAIRMAN</th>
<th>DATE/TIME</th>
<th>AGENDA</th>
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<td>COMMITTEE OF THE WHOLE</td>
<td>MON., 11/15</td>
<td>South County Entity (SCORE) Transition &amp; Lease Agreement</td>
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<td>(Persson)</td>
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<td>Federal Relations Update</td>
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<td>COMMUNITY SERVICES</td>
<td>MON., 11/15</td>
<td>Park Rules &amp; Regulations Revisions</td>
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<td>(Palmer)</td>
<td>4:30 p.m.</td>
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<td>FINANCE</td>
<td>MON., 11/15</td>
<td>Fee Schedule (briefing only);</td>
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<td>(Parker)</td>
<td>5 p.m.</td>
<td>Landscape Maintenance Contract with Canber Corporation</td>
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<td>PLANNING &amp; DEVELOPMENT</td>
<td>MON., 11/15</td>
<td>Rainier Ave. Signage (briefing only)</td>
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<td>(Briere)</td>
<td>3 p.m.</td>
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<td>PUBLIC SAFETY</td>
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<td>TRANSPORTATION (AVIATION)</td>
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<td>Taxiway Bravo Rehabilitation Contract with Reid Middleton;</td>
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<td>(Corman)</td>
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<td>Assignment of Pro-Flight Aviation, Inc.’s Lease to 540 Renton Hangar, LLC;</td>
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<td>Operating Permit with Pro-Flight Aviation, Inc. &amp; Sublease</td>
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<td>UTILITIES</td>
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NOTE: Committee of the Whole meetings are held in the Council Chambers unless otherwise noted.
All other committee meetings are held in the Council Conference Room unless otherwise noted.