



Minutes of the Arlington City Council Zoom Workshop

January 11, 2021

Councilmembers Present: Mike Hopson, Marilyn Oertle, Debora Nelson, Don Vanney, Jan Schuette, Jessica Stickles and Michele Blythe.

Council Members Absent: None.

Staff Present: Mayor Barb Tolbert, Paul Ellis, Debbie Strotz, Marty Wray, Jim Kelly, Marc Hayes, City Attorney Steve Peiffle, Tony Orr and Ashleigh Scott.

Also Known to be Present: (18) Eighteen YouTube Views.

Mayor Barb Tolbert called the meeting to order at 7:00 pm, and the Pledge of Allegiance and roll call followed.

APPROVAL OF THE AGENDA

Mayor Pro Tem Jessica Stickles moved to approve the agenda as presented. Councilmember Marilyn Oertle seconded the motion, which passed with a unanimous vote.

INTRODUCTION OF SPECIAL GUESTS AND PRESENTATIONS

None.

WORKSHOP ITEMS – NO ACTION WAS TAKEN

Resolution to Waive Competitive Bidding Requirements for the Procurement of Two Used Lighted X Runway Closure Markers for the Airport

Airport Operations Manager Marty Wray and Procurement/Contracts Analyst Debbie Strotz reviewed a resolution to waive competitive bidding requirements for the procurement of two used lighted X runway closure markers for the airport.

Arlington Airport has the opportunity to purchase two (2) used lighted X's that are currently for sale through Inland Asphalt Company at an extremely favorable cost to the city (\$15,000). Seller has offered to deliver the units for an additional \$900 which has been determined to be a more than fair cost. To purchase these new would cost the City twice that amount for only one. This is an opportunity as a "fair market condition" and request Council approval to waive the bidding requirements for the purchase of these units. Discussion followed with Ms. Strotz and Mr. Wray answering Council questions.

Appointment to Cemetery Board

Public Works Director Jim Kelly requested Council consent to appoint DeAnn Bennett to the Arlington Cemetery Board.

The Cemetery Board serves as an advisory board to the Mayor and City Council with respect to all aspects of the Arlington Cemetery. The board meets bi-monthly and reviews activities and operations as well as finances, capital planning, future expansion plans/needs and any other issues that may arise. A vacancy was created on the Cemetery Board when Skip Smith retired in 2020 after serving the Cemetery and community for over 20 years. The City is grateful for Skip's years of service.

The City advertised for the vacated Cemetery Board position and two applications were received. An interview committee consisting of City staff, a current Cemetery Board member, and an elected official (Debora Nelson) conducted on-line interviews with the two applicants on November 17, 2020. While both applicants are very well qualified, the interview committee is recommending DeAnn Bennett to fill the vacant position. Discussion followed with Mr. Kelly answering Council questions.

Amendment #2 to the Existing Murraysmith Contract for Design Services to the Cascade Industrial Center

Public Works Director Jim Kelly reviewed Amendment #2 to the existing Murraysmith contract for design services to the Cascade Industrial Center (CIC) to support the 51st Avenue Urban Village project.

In order to support the development in the CIC, the City contracted with Murraysmith for the planning and design to extend water, sewer, and communication trunk-line infrastructure improvements to the south side of SR-531 before the SR-531 widening project started. The City later entered into a partnership with the Outpost and Smokey Point developer for mutual work on the design and installation of trunk infrastructure to serve the South CIC area and his development (Amendment #1).

Per the partnership, the City would design the needed trunk infrastructure improvements and the developer would construct. There were various design changes to accommodate the developer's final site development and the construction of the new sanitary sewer lift station (LS-16) has more risk than the developer is comfortable with. The developer asked the City to take over the lift station construction portion of the project which requires the LS-16 construction documents be elevated to a "Public Bid" level.

This Amendment #2 will provide funding for design changes incorporated to date and funding to elevate the LS-16 construction documents to public bid quality. Discussion followed with Kelly answering Council questions.

Amendment to the Arlington Municipal Code 13.12 – Rescinding the Scheduled 2021 CPI Increase to the Water, Sewer, and Stormwater Utility Rates

Public Works Director Jim Kelly reviewed an Amendment to the Arlington Municipal Code 13.12 rescinding the scheduled 2021 CPI increase to the water, sewer, and stormwater utility rates.

AMC 13.12.040 mandates that the water, sewer, and stormwater utility rates be increased annually by the October reported percentage increase of the Consumer Price Index (CPI) for the Seattle-Tacoma Bremerton area. Utility operational costs have been maintained current and, with COVID-19 impact affecting the Arlington community, staff is recommending deferment of utility rate CPI increase for calendar year 2021. Discussion followed with Mr. Kelly answering Council questions.

Ordinance Vacating a Portion of Unopened Right of Way

Community and Economic Development Director Marc Hayes reviewed an ordinance vacating a portion of unopened right of way.

This is a City initiated process to vacate a portion of unopened right of way (alley) located between French Ave. and Lenore Ave. situated within lot 9 of Gifford’s First Addition to Arlington. This alley is across property owned by the Arlington School District (district), and abuts First Street. Refer to attached map. The vacation process requires Council to refer the matter to Planning Commission, by resolution, for consideration and recommendation, after which the matter is returned to City Council and heard at a public hearing for final action to occur.

Upon review of a proposed short plat by the district, it was discovered that storm water facilities owned by the district, were constructed within the unopened right of way, creating a limited liability to the City. This alley runs parallel with both French and Lenore Avenues and would be accessible from First Street, if ever opened. The alley is approximately 151 feet in length by 16 feet in width, and terminates at this point, as the remainder of the alley was vacated when the “A” building was constructed. No utilities currently exist in the alley, but an easement could be created within the alley to accommodate any future utilities, although there is adequate access from other locations to serve the property if needed. City Council approved by resolution, at their regular meeting on December 7, 2020, to refer the matter to the Planning Commission for consideration and recommendation.

Planning Commission considered the matter at the December 15, 2020 meeting, and again at the January 5, 2021 meeting where the item was approved unanimously. The proposed vacation shall be heard at an open public hearing, held at a regular City Council meeting on January 19, 2021. Discussion followed with Mr. Hayes answering Council questions.

Ordinance Adopting Final Planned Action Environmental Impact Statement for the Arlington Portion of the Cascade Industrial Center

Community and Economic Development Director Marc Hayes reviewed an ordinance adopting final planned action environmental impact statement for the Arlington portion of the Cascade Industrial Center (CIC).

This is the final version of the proposed Planned Action for the Arlington portion of the Cascade Industrial Center. Action Alternative 1 was selected, with the addition of a higher employment rate, to represent how development, within Arlington’s portion, of the Cascade Industrial Center will occur. The Planned Action is the final step in ensuring that the Cascade Industrial Center remains a vibrant industrial employment center, as it identifies and implements the vision, goals, and policies that were included in the AMMIC Subarea Plan, and addresses the necessary capital investments required as development occurs. Once adopted, this process streamlines the development review process, as elements related to the SEPA process have been pre-identified, and a modified SEPA checklist will be utilized when development review occurs. This also identifies specific project mitigation for identified transportation projects, on a pro-rata basis.

The proposed Planned Action was heard and considered by the Planning Commission at the December 15, 2020 meeting, and approved for recommendation, by unanimous vote, at the January 5, 2021 meeting. The proposed Planned Action is to be heard at an open public hearing at a regular City Council meeting on January 19, 2021. Discussion followed with Mr. Hayes answering Council questions.

Community and Economic Development Monthly Report

Community and Economic Development Director Marc Hayes gave Council the department’s monthly report. The report included future development projects, work being conducted, and addressed questions and concerns Council had.

ADMINISTRATOR AND STAFF REPORTS

None.

MAYOR’S REPORT

Mayor Tolbert stated that she and Councilmember Mike Hopson met with members of Volunteers of America to go over how they would utilize the money that came out of the House Bill 1406 last year – the rebate of the state portion of the sales tax for affordable housing or rental assistance. They are setting up a program to help assist in other areas such as legal help. Looking into March or April of 2021 to bring forward the ILA.

COMMENTS FROM COUNCILMEMBERS

Councilmember Michele Blythe requested a follow up or create a discussion in the future regarding the removal of the vacant house at York Park. Residents have had questions and concerns with safety.

COUNCILMEMBER REPORTS

Councilmembers had nothing to report this evening.

PUBLIC COMMENT

None.

REVIEW OF CONSENT AGENDA ITEMS FOR NEXT MEETING

Council discussed and agreed to place the following items on the consent agenda for the January 19, 2021 Council meeting:

1. Resolution to waive competitive bidding requirements for the procurement of two used lighted "X" runway closure markers for the airport.
2. Appointment to the Cemetery Board.
5. Ordinance vacating a portion of unopened right of way.

EXECUTIVE SESSION

None.

ADJOURNMENT

With no further business to come before the Council, the meeting was adjourned at 8:00 p.m.



Barbara Tolbert, Mayor

