

FIFE CITY COUNCIL
Regular Meeting Minutes
December 13, 2011

EXECUTIVE SESSION

An Executive Session was held in the Council Conference Room at 6:00 PM for the purpose of discussing real estate and personnel matters. All Council members, City Attorney Combs and City Manager Zabell were present. The Executive Session ended at 6:50 PM with no action taken.

CALL TO ORDER & ROLL CALL

Mayor Cerqui called the Regular Meeting of the Fife City Council to order at 7:00 PM

Present: Mayor Johnson, Mayor Pro Tem Cerqui, Councilmembers Godwin, Hull, Hulcey, Dukes-Gethers and Roscoe.

Staff Present: City Manager Dave Zabell, Finance Director David DeGroot, Public Works Director Russ Blount, Community Development Carl Durham, Parks, Recreation and Community Services Director Kurt Reuter, Chief of Police Brad Blackburn, City Attorney Loren Combs, Executive Assistant Andrea Edwards and City Clerk Carol Etgen.

PLEDGE OF ALLEGIANCE

Councilmember Roscoe led the Pledge of Allegiance.

CHANGES, ADDITIONS & DELETIONS

Councilmember Hull moved to replace Agenda Item 11C – Ordinance No. 1763-2011, Authorizing Condemnation of an Easement on Portion of the Barriga Property for the 62nd Avenue Sidewalk Project with Resolution 1455-2011, Approval of Easement from Jose Barriga for 62nd Avenue Sidewalks. Mayor Pro Tem Cerqui seconded the motion; motion carried unanimously.

CONSENT AGENDA

Mayor Johnson presented the following items for consideration on the Consent Agenda:

- **Approval of Payroll Vouchers:** # 48302 – 48340 in the amount of \$611,859.72
- **Approval of Claims Vouchers:** #84681 –84822 in the amount of \$511,070.85
- **Ordinance No.1762-2011 – Second Reading**
2011 Comprehensive Plan Amendments
- **Ordinance No. 1758-ORD2011 – Second Reading**
Amending the City of Fife Zoning Map Designating two City Owned Properties as Public Use/Open Space
- **Ordinance No. 1759-ORD2011 – Second Reading**
Amending Subsection 19.48.020(O) of the FMC and amending the Zoning Map to add a Retail Overlay Zone and Allow Additional Retail Uses in the Industrial Zone along 20th Street E - West of 54th Ave E
- **Ordinance No. 1760-ORD2011 – Second Reading**
Amending Subsection 19.56.040(I) of the FMC regarding Parking Requirements for Religious Institutions

Councilmember Hulcey moved to approve the consent agenda as presented. Mayor Pro Tem Cerqui seconded the motion; motion carried unanimously.

PRESENTATIONS & PROCLAMATIONS

Fife High School Fall Sports Recognition

Judge Ringus introduced coaches and members of the various teams of Fife High School and discussed their accomplishments. The teams included members from: Boys and Girls Cross Country, Football, Boys and Girls Golf; Girls Swim/Dive; Boys Tennis, and Volleyball. Council members acknowledged and congratulated the coaches and members.

Recognition of Councilmember Roscoe

City Manager Zabell, Council members and staff expressed their appreciation for Councilmember Roscoe's service. A brief intermission was taken at 7:26 PM with a return to business at 7:40 PM.

Oath of Office – Councilmember, Position 7

Councilmember Wolfrom was sworn into office by Judge Ringus.

Snow and Ice Response

Public Works Director Blount updated Council on the equipment available and procedures used to respond to snow and ice weather events.

COMMITTEE REPORTS/COUNCIL DELEGATE

Mayor Pro Tem Cerqui reported he met with Chief Blackburn met with Pierce County Sheriff Pastor to discuss several items and served on the Voucher Committee.

ORDINANCES

Ordinance No. 1761-2011 – Second Reading 2011 Budget Amendment

Councilmember Hull moved to pass Ordinance No. 1761-2011 as presented. Councilmember Hulcey seconded the motion.

Finance Director DeGroot presented the matter to Council. This is the final budget amendment for the year 2011. The body of the ordinance gives details of the appropriation adjustments. The ordinance includes an appropriation in the Impact & Mitigation Fund for a capital transfer to the Street Construction Fund for the 70th Ave E Phase II improvement project in case the Ltd G.O. and Refunding Bonds 2011 sale is postponed until January, 2012, due to market conditions. The transfer was originally appropriated in the 2012 budget. Only one transfer will be made. 1st reading occurred on November 22, 2011.

Motion carried unanimously.

Ordinance No.1757-ORD2011 – Second Reading 2011 Limited G.O. Bond – 70th Ave E Funding

Mayor Pro Tem Cerqui moved to pass Ordinance No. 1757 as presented. Councilmember Hulcey seconded the motion.

Finance Director DeGroot and staff from D.A. Davidson and Gottlieb Fisher, PLLC reviewed the terms negotiated for the sale of the bonds which took place earlier today with affirmation by the bond rating firms of the City's A+ rating. \$3.9 million will be deposited as result of the bond sale for the construction project and \$2.1 million will pay off the outstanding 2001 bonds.

Motion carried unanimously.

Resolution No. 1455-2011

Approval of Purchase of Easement from Jose Barriga for 62nd Ave. Sidewalks

Councilmember Hull moved to adopt Resolution No. 1455-2011. Councilmember Hulcey seconded the motion.

Public Works Director Blount reported the ordinance originally placed on the agenda was replaced with a resolution when an agreement was reached with the property owner to purchase two small parcels which will be used for the installation of equipment for undergrounding utilities and placement of a sidewalk which will connect residential neighborhoods to 20th Street, the Library and High School.

Motion carried unanimously.

Ordinance No. 1764-2011 – First Reading

Authorizing Condemnation of a Portion of the Paaga property for the 59th Avenue Project

Mayor Pro Tem Cerqui moved to pass Ordinance No. 1764-2011 for first reading. Councilmember Hulcey seconded the motion.

Public Works Director Blount stated it was still hoped the legal team would not have to go through with condemnation procedures; an impasse has been reached at this time regarding the purchase of this property which is necessary for the conversion of electrical power to underground for this project. The City has not received a response to the offer for \$11,000.

Mayor Pro Tem Cerqui amended the motion to waive the first reading and pass the ordinance at this time. Councilmember Dukes-Gethers seconded the motion; motion carried unanimously.

Upon vote, the amended motion carried unanimously.

RESOLUTIONS

Resolution No. 1452-2011

Appointing a Representative to the Pierce Transit Public Transportation Improvement Conference and Confirming the City's Desire to be Included in the Boundaries of The Pierce County Public Transportation Benefit Area

City Manager Zabell reported on the requirement for Council to appoint a representative on the Pierce Transit Public Transportation Improvement Conference and the steps which the Conference will take to review and establish new boundaries for Pierce Transit.

Mayor Johnson moved to appoint Councilmember Hull as the City's representative to the Pierce Transit Public Transportation Improvement Conference. Councilmember Hull seconded the motion.

Mayor Johnson amended the motion to appoint Councilmember Dukes-Gethers as the alternate to the Pierce Transit Public Transportation Improvement Conference. Councilmember Hull seconded the motion; motion carried unanimously.

Motion as amended carried unanimously.

Councilmember Hull moved to adopt Resolution No. 1452-2011 designating Councilmember Hull as the City's representative and Councilmember Dukes-Gethers as the alternate to the Pierce Transit Public Transportation Improvement Conference. Councilmember Wolfrom seconded the motion; motion carried unanimously.

Resolution No. 1453-2011

Approval of Purchase of Easement from 20th Street Investments for 62nd Ave. Sidewalks
Councilmember Hulcey moved to adopt Resolution No. 1453-2011. Mayor Pro Tem Cerqui seconded the motion.

Public Works Director Blount presented the matter to Council. The City Council has allocated \$600,000 for the addition of curb and sidewalks on the east side of 62nd Ave East from the Bella Sonoma apartments to 20th Street East. In order to construct the sidewalk and accommodate the undergrounding of utilities it is necessary to acquire a 5' x 5' easement for right of way and utilities from the property located at 6216 20th Street East, Parcel No. 0420071034.

The City Attorney's office has negotiated the purchase of the easement from the property owner 20th Street Investments, LLC, in lieu of condemnation, for the sum of \$500 plus the statutory evaluation fee of \$750. The owner has already executed the easement and all other documents necessary for closing of the transaction, and has authorized the easement to be recorded upon payment of the purchase price

Motion carried unanimously.

Resolution No. 1454-2011

Shoreline Substantial Development/Critical Areas Permit for the Puyallup River Bridge
Councilmember Hull moved to adopt Resolution No. 1454-2011 including Exhibits A and B. Mayor Pro Tem Cerqui seconded the motion.

Public Works Director Blount presented the matter to Council. The Washington State Department of Transportation (WSDOT) proposes to add two new High Occupancy Vehicle (HOV) lanes along a 2.01-mile section of I-5 from Portland Avenue to Port of Tacoma Road, and will include a realignment of I-5 at the Puyallup River Bridge. The work is being proposed in two phases: Phase 1 is for Northbound (NB) I-5, planned to begin in 2012, while Phase 2 is for Southbound (SB) I-5 and all HOV lanes in this area, and is planned to begin in 2015 or immediately after the NB work is complete. The project will improve mobility, efficiency and safety in a heavily congested section of I-5. The addition of HOV lanes will maximize the people-carrying capacity of the I-5 system through Tacoma and Fife.

On April 4th, 2011, the Fife Planning Commission made a recommendation to the City Council at a Public Meeting to approve the permit with the findings and conditions with a unanimous vote to approve. On April 12th, 2011 the Fife City Council held a public hearing on the SMP/CAP permit. At the Public Hearing no testimony was received and the hearing was closed. WSDOT requested a delay on the permit in order to complete purchase of the properties owned by Praxiar and complete various agreements for construction timing, 20th Street East closure and stormwater improvements. WSDOT now owns the property and has completed many of the various agreements and would like to continue the permit process so construction of the new Puyallup River Bridges can begin in a timely manner.

The City of Fife has critical areas include wetlands, wetland buffers, shorelines and buffers, floodplains and the Native Growth Protection Area. WSDOT has seen that all critical areas impacted have been adequately addressed in compliance to the City of Fife Municipal Codes and state regulatory agencies.

Staff will review the project in more detail at a future study session with Council.

Motion carried unanimously.

CITY MANAGER REPORT

City Manager Zabell reviewed the following items with Council:

- Update of capital projects including the opening of the Library

- 59th Avenue project progress
- Santa Breakfast, Holiday Tree Lighting, Holiday Movie, Santa Run
- National Association of Town Watch Award – National Night Out
- Council Liaison Appointments
- January 12th Ceremony for Mayor Johnson
- Recognition of Carl Durham, Community Development – Retirement

Community Development Durham made a presentation about the projects he has started and finished while working for the City of Fife.

COUNCILMEMBER COMMENTS

Councilmember Wolfrom thanked outgoing Councilmember Roscoe for her service and expressed his appreciation for Mayor Johnson’s service.

Councilmember Hull reviewed projects which have been completed during 2011 and thanked Community Development Director Durham, Mayor Johnson and outgoing Councilmember Roscoe for their service. He commended the Police Department and command staff for responding to the year’s challenges.

Mayor Pro Tem Cerqui thanked Community Development Director Durham, outgoing Councilmember Roscoe and Mayor Johnson for their service. He welcomed Councilmember Wolfrom to the Council, and apologized for some of the decisions he made during 2011. Mayor Pro Tem Cerqui expressed his appreciation for being able to serve as Mayor Pro Tem.

Councilmember Dukes-Gethers welcomed Councilmember Wolfrom to the Council and thanked outgoing Councilmember Roscoe and Mayor Johnson for their service.

Councilmember Hulcey thanked Community Development Director Durham and Mayor Johnson for their service. He thanked the Police Department for the Santa Run.

Mayor Johnson expressed his appreciation for being able to serve the City and thanked the new Councilmember for serving.

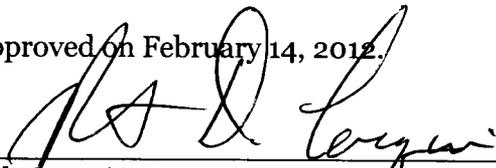
CITIZENS COMMENTS

Kim Roscoe wished Community Development Director Durham luck, welcomed Councilmembers Wolfrom and Dukes-Gethers and thanked Mayor Johnson for his service.

ADJOURNMENT

Councilmember Hull moved for an adjournment at 9:20 PM. Councilmember Wolfrom seconded the motion; motion carried unanimously.

Approved on February 14, 2012.



 Rob Cerqui, Mayor



 Carol Etgen, City Clerk