

**CALL TO ORDER & ROLL CALL**

Mayor Marsh called the Regular Meeting of the Fife City Council to order at 7:02 p.m.

**Present:** Mayor Marsh, Deputy Mayor Hulcey and Councilmembers Yambe, Curtis, Gethers, Roscoe and Wolfrom.

**Staff Present:** City Manager Mukerjee; Finance Director DeGroot; Public Works Director Blount; Aquatics Director Jendrick; Police Chief Fisher; Community Development Director Friddle; Assistant City Attorney Amann and Deputy City Clerk Woods.

**PLEDGE OF ALLEGIANCE**

Councilmember Wolfrom led the Pledge of Allegiance.

**CONSENT AGENDA**

Deputy City Clerk Woods presented the following items for consideration on the Consent Agenda:

- a. **Approval of Payroll & Benefit Vouchers** as reviewed by the Voucher Committee: #52096-52104 & Payroll Checks issued by third-party vendor ADP for September 9, 2016 and September 23, 2016 in the amount of \$1,117,362.50
- b. **Approval of Claims Vouchers** as reviewed by the Voucher Committee: #102262-102405 in the amount of \$728,997.71 and ACH transactions totaling \$92,507.87.

*Deputy City Mayor Hulcey moved to approve the Consent Agenda as presented. Councilmember Curtis seconded and motion carried unanimously.*

**PRESENTATIONS & PROCLAMATIONS**

**Police Sergeant Ryan Wyrwitzke – Oath of Office**

Chief Fisher introduced Police Sergeant Wyrwitzke and Judge Ringus administered the Oath of Office. The Council, City Manager Mukerjee and staff congratulated Police Sergeant Wyrwitzke.

**2016 Farmers Market and Summer Concert Series Recap**

Recreation Coordinator Moeller presented a recap of the Farmers Market and Summer Concert Series. She provided a comparison between 2015 and 2016 and highlighted the increase in attendance and revenue, and expressed her excitement about the upcoming year.

Councilmembers expressed their appreciation to Ms. Moeller and the Parks Department for their hard work.

## **2016 Harvest Festival Recap**

Recreation Coordinator Moeller presented a recap of the events at the Fife Harvest Festival, and Councilmembers expressed their gratitude to staff and appreciation for a great turnout.

## **COMMITTEE REPORTS/COUNCIL DELEGATE**

Councilmembers reported on attendance at and activity with Rainier Communications, the Association of Washington Cities Education Advisory Committee, a meeting regarding student debt, Swim Center Shop Opening, South Sound 911 meeting, Pierce County Regional Council, Regional Access Mobility Partnership meeting, Washington State Freight Advisory Committee, Community Leaders at MultiCare Health Systems meeting, Pierce County Council meeting, and Voucher Committee.

## **PUBLIC HEARINGS**

### **Water, Sewer, and Storm Drainage Utility Rates**

Public Works Director Blount presented on the proposed utility rate increases. This proposal will gradually increase utility rates for water, sewer and storm water over the next five years. Mr. Blount discussed the background and goals of the proposed updates and key assumptions and findings for each utility rate increase.

He indicated that staff moved forward with the proposal and strong public outreach as requested by the Council at the last meeting and received minimal public feedback.

The Council expressed their concerns and understandings of the rate increases. Mayor Marsh, Deputy Mayor Hulcey and Councilmembers Roscoe indicated support of the utility rate increases and Councilmembers Curtis, and Gethers opposed.

At 8:47 p.m., Mayor Marsh opened the public hearing for audience comments.

Mizu Sugimura, Fife, Washington, expressed appreciation for the advance notice of the upcoming rate increases, although she did not agree with the increase.

Mr. Blount answered questions regarding business utility rates and confirmed the increase would also apply to businesses.

The public hearing closed at 8:51 p.m.

### **2017-2018 Revenue Sources Including 2017 Property Tax Levy**

Finance Director DeGroot's presentation included review of city revenues for 2017. This public hearing was one of three public hearings on the 2017-2018 biennium budget. Mr. DeGroot answered questions from the Council regarding Fife property values.

At 9:17 p.m., Mayor Marsh opened the public hearing for audience comments, and closed the public hearing at 9:17 p.m. with no one coming forward to testify.

Council was in agreement with the proposed property tax levy.

## **BREAK**

At 9:20 p.m., Council recessed for approximately 10 minutes.

Due to representatives of the Northwest Seaport Alliance and Love's Travel Stops & Country Stores, Inc. waiting in the audience, the following two resolutions were presented next on the agenda.

## **RESOLUTIONS**

### **Resolution No. 1738 – Ratifying a Property Conveyance Agreement with Love's Travel Stops & Country Stores, Inc. and Declaring Certain City Property Surplus**

Assistant City Attorney Amann reported the proposed agreement provides for acquisition of property for the appraised value from Love's, including a right of way, slope easement, and access rights, all of which are all necessary for the Port of Tacoma Road Interchange Improvement project. The agreement also provides for the vacating of the unused street north of 12<sup>th</sup> upon payment by Love's of the appraised value and cooperation and assistance in Love's acquiring the surplus WSDOT property.

Several Councilmembers expressed their support of the proposal.

Paula Reeves on behalf of Port of Tacoma and Northwest Seaport Alliance expressed her support of Resolution No. 1738.

Kym VanDyke, representing real estate development for Love's Travel Stops and Country Stores, Inc., expressed his appreciation of Council's consideration of the ratification of the property conveyance agreement.

Mr. Amann recognized several jurisdictions that supported the Port of Tacoma Road Interchange Improvement project.

*Councilmember Roscoe moved to approve Resolution 1738 ratifying a Property Conveyance Agreement with Love's Travel Stops, and declaring certain city property surplus. Deputy Mayor Hulcey seconded and motion carried unanimously.*

### **Resolution No. 1739 – Fixing the Time and Place for Hearing on Petition to Vacate a Certain Portion of Old 12th Street Abutting Tax Parcel Nos. 0320024102, 9165400022, And 9165400033**

Assistant City Attorney Amann presented for Council approval the resolution which sets the public hearing date of November 8, 2016 to consider the vacation of the unused street north of 12<sup>th</sup> Street. The petition was signed by Love's Travel Stops & Country Stores, Inc.

*Deputy Mayor Hulcey moved to adopt Resolution No. 1739 setting a public hearing on a petition to vacate a portion of old 12th Street East. Councilmember Wolfrom seconded and motion carried unanimously.*

## **ORDINANCES**

### **Ordinance No. 1935 – Adopting New Code Provisions Relating to Work in City Right of Way, and Repealing the Existing Right of Way Use Code Provisions**

City Engineer Gill presented on a proposed update to the Fife Municipal Code relating to work within public rights of way. Mr. Gill noted he spoke with Pierce County regarding trench backfill standards and reviewed the standards with Council.

*Councilmember Yambe moved to pass Ordinance No. 1935. Councilmember Wolfrom seconded and motion carried unanimously.*

## **RESOLUTIONS**

### **Resolution No. 1737 – Ratifying an Agreement with Wapato Pointe South, LLC for Acquisition of a Strip of Land in Lieu of Condemnation**

Public Works Director Blount stated the City would like to acquire a 60 foot strip as part of an expansion of the City's trail and park system and to provide off street pedestrian and non-motorized connectivity between neighborhoods.

Mr. Blount and Mr. Amann answered questions relating to the location of the land.

*Councilmember Wolfrom moved to approve Resolution 1737 ratifying an agreement with Wapato Pointe South, LLC for purchase of a 60 foot strip of land in lieu of condemnation and to authorize staff to bring back a budget amendment at a future Council meeting to fund this purchase from the Miscellaneous Capital Project Fund. Councilmember Yambe seconded and motion carried unanimously.*

## **EXTENSION OF MEETING**

*Councilmember Wolfrom moved to extend the Council meeting to 10:15 p.m. Councilmember Curtis seconded and motion carried unanimously.*

## **RESOLUTIONS (CONTINUED)**

### **Resolution No. 1740 – Authorizing Settlement Agreement with Graybeard Holdings, LLC and MMH, LLC**

Assistant City Attorney Amann reported on the settlement agreement between the City of Fife, and MMH, LLC and Graybeard Holdings, LLC that would dismiss pending litigation pertaining to retail sales of marijuana within the City. If Council approves this agreement, the City would be obligated to consider modifying Ordinance 1872.

Various Councilmembers expressed their disappointment with the impacts of Ordinance No. 1872.

*Councilmember Roscoe moved to approve Resolution No. 1740 approving a Settlement Agreement with Graybeard Holdings and MMH. Councilmember Gethers seconded, and motion carried with Mayor Marsh, and Councilmembers Gethers, Roscoe, and Yambe voting yes and Deputy Mayor Hulcey and Councilmembers Curtis and Wolfrom voting no.*

## **EXTENSION OF MEETING**

*Deputy Mayor Hulcey moved to extend meeting until 10:30 p.m. Councilmember Wolfrom seconded and motion carried unanimously.*

### **Resolution No. 1740 (con't)**

Community Development Director Friddle informed Council of the next steps in the public process for consideration of the modification of Ordinance No. 1872.

*Councilmember Gethers moved to have the Planning Commission review the Planning Commission's April 2014 recommendation concerning retail sales of marijuana at a public meeting and provide a recommendation back to the City Council pursuant to FMC 19.92. Councilmember Roscoe seconded.*

*Councilmember Roscoe moved to amend the motion to require the Planning Commission to review the April 2014 recommendation concerning retail sales of marijuana at their next meeting. Councilmember Gethers seconded and motion carried unanimously.*

*Councilmember Curtis moved to amend the motion to include having the Planning Commission consider clustering marijuana shops in one area. Mayor Marsh seconded and motion carried unanimously.*

*Upon vote, the motion as amended, to have the Planning Commission review their April 2014 recommendation concerning retail sales of marijuana at their next regular public meeting and provide a recommendation back to the City Council pursuant to FMC 19.92, and to consider clustering marijuana shops in one area, passed unanimously.*

## **NEW BUSINESS**

### **2016 Comprehensive Plan Docket**

Senior Planner Larson presented on the Comprehensive Plan Docket. City Council approved the "2016 Comprehensive Plan Docket" on March 22<sup>nd</sup>, containing twelve items for Planning Commission review and recommendation. Deliberation and action on each of the items are scheduled for the November Council meetings. The Planning Commission and staff have recommendations on nine of the twelve amendments in 2016. The remaining three will be recommended to be advanced for further review as part of the 2017 Docket.

## **CITY MANAGER REPORT**

City Manager Mukerjee reported on:

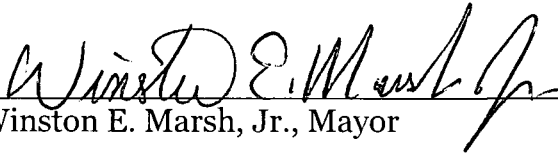
- The receipt of a grant for eight bus shelters; and
- An upcoming project in City Hall to get rid of mold, during which, Council meetings will be moved to the Municipal Court.


## **COUNCILMEMBER COMMENTS**

Councilmembers expressed their approval of the bus shelter grant.

**ADJOURNMENT**

With no objection, Mayor Marsh adjourned the meeting at 10:27 p.m.

  
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Winston E. Marsh, Jr., Mayor

  
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Angela Woods, Deputy City Clerk