



WENATCHEE CITY COUNCIL SPECIAL MEETING

Thursday, June 15, 2017

Wenatchee City Hall
129 South Chelan
Wenatchee, WA 98801

AGENDA

5:15 p.m. Special Meeting

1. Call to Order, Pledge of Allegiance, and Roll Call.

2. Consent Items:

- Motion to approve agenda, vouchers, and minutes from previous meetings.

Vouchers:

Claim checks #182069 through #182112 in the amount of \$148,240.03 for June 8, 2017

3. Citizen Requests/Comments.

The "Citizen Comments" period is to provide the opportunity for members of the public to address the Council on items either not on the agenda or not listed as a public hearing. The Mayor will ask if there are any citizens wishing to address the Council. When recognized, please step up to the microphone, give your name and mailing address, and state the matter of your interest. If your interest is an agenda item, the Mayor may suggest that your comments wait until that time. Citizen comments will be limited to three minutes.

4. Presentations.

- Second Quarter 2017 Service Awards
- Washington State Apple Blossom Festival Recap
- Tour d'Bloom Recap

5. Work Session Items.

- (1) Electoral Process Discussion/Update/Next Steps
Presented by Executive Services Director Allison Williams and City Attorney Steve Smith
- (2) Fire Update – Fireworks Ban
Presented by CCFD#1 Fire Chief Mike Burnett
- (3) Administrative Abatement
Presented by Community Development Director Glen DeVries and Building Official Cliff Burdick

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Mayor's office at (509) 888-6204 (TTY 711). Notification 72 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to the meeting (28 CFR 35.102-35.104 ADA Title 1.)

6. Action Items.

- A. 2017-2019 Homeless Grant Funding Recommendations
Presented by Housing Program Coordinator Sandra Van Osten and Community Development Director Glen DeVries

Motion for City Council to accept the Steering Committee's recommendations and authorize the Mayor to:

- *Enter into grant agreements between the Department of Commerce and the City of Wenatchee for the Consolidated Homeless/Housing & Essential Needs Grant (CHG/HEN) and the Emergency Solutions Grant (ESG) including the following potential amendments:*
 - *Mid-year extensions in June 2018 for HEN and any subsequent HEN subgrants.*
 - *CHG funding level adjustments per the limitation stipulated and recommended by the Homeless Steering Committee.*
- *Enter into two-year grant agreements with subgrantees as recommended by the Homeless Steering Committee.*

7. Public Hearings.

The Mayor will call the Public Hearing to order and state the ground rules, the purpose of the hearing, the action that the hearing body may take on the matter, will address the appearance of fairness doctrine, and will state the manner in which the hearing will proceed. Staff will first give a report, followed by testimony of experts and/or the applicant, followed then by public testimony. All speakers must speak into the microphone and clearly state their names and addresses. All comments should be addressed to the hearing body, should be relevant to the application, and should not be of a personal nature. Public testimony may be limited to three minutes, unless further time is granted by the Mayor. If there are a large number of speakers, a representative may be appointed to speak on behalf of the group.

- B. Compliance Resolution for the 2017 Growth Management Act Periodic Review and Revisions
Presented by Community Development Staff

Resolution No. 2017-37, fulfilling the requirements under RCW 36.70A.130(5) to review and, if necessary, update the Wenatchee Urban Area Comprehensive Plan and declaring compliance with the Washington State Growth Management Act (RCW 36.70A).

- C. Morley Annexation
Presented by Community Development Director Glen DeVries and Associate Planner Matt Parsons

Ordinance No. 2017-14, providing for an annexation of an unincorporated area north of Maple Street and west of Pershing Street, also known as the Morley Annexation Area, subject to the provisions of Ordinance No. 2007-34 and all subsequent amendments thereto.

8. Reports.

- a. Mayor's Report
- b. Reports/New Business of Council Committees

9. Announcements.

10. Adjournment.



WENATCHEE CITY COUNCIL MEETING

Thursday, June 8, 2017

Wenatchee City Hall

129 South Chelan

Wenatchee, WA 98801

MINUTES

DRAFT

In attendance:

Mayor Frank Kuntz
Councilmember Jim Bailey
Councilmember Ruth Esparza
Councilmember Lyle Markhart
Councilmember Keith Huffaker
Councilmember Mark Kulaas
Councilmember Linda Herald
Councilmember Mike Poirier

Staff in attendance:

Executive Services Director Allison Williams
City Attorney Steve Smith
City Clerk Tammy Stanger
IS Support Jessi Saucedo
Community Development Director Glen DeVries
Senior Planner John Ajax
Associate Planner Matt Parsons
Housing & Community Planner Brooklyn Holton
Utilities Manager Mitch Reister
Environmental Manager Jessica Shaw
Public Works Director Matt Leonard
City Engineer Gary Owen
Economic Development Director Steve King
Planning Manager Steven Neuenschwander
Utilities Engineer Jeremy Hoover
Accountant Deanne McDaniel
Accounting Supervisor Denise Pearce
Police Chief Steve Crown

Mayor Frank J. Kuntz called the meeting to order at 4:30 p.m. for the purpose of meeting in executive session. All Councilmembers were present.

4:30 p.m. Executive Session

Executive session to consider the acquisition of real estate by lease or purchase when public knowledge regarding such consideration would cause a likelihood of increased price (RCW 42.30.110(1)(b)), and to discuss with legal counsel representing the agency matters relating to potential litigation to which the agency is likely to become a party when public knowledge regarding the discussion is likely to result in an adverse legal or financial consequence to the agency (RCW 42.30.110(1)(i)).

Motion to convene in executive session for a time period not to exceed 40 minutes, with legal counsel present, by Councilmember Keith Huffaker. Councilmember Lyle Markhart seconded the motion. Motion carried (7-0).

Council adjourned from executive session at 5:03 p.m.

5:15 p.m. Regular Meeting

1. Call to Order, Pledge of Allegiance, and Roll Call.

Mayor Frank J. Kuntz called the regular meeting to order at 5:15 p.m. Councilmember Linda Herald led the Pledge of Allegiance. All Councilmembers were present.

2. Consent Items:

- Motion to approve agenda, vouchers, and minutes from previous meetings.

Motion to approve the consent items by Councilmember Keith Huffaker. Councilmember Jim Bailey seconded the motion. Motion carried (7-0).

3. Citizen Requests/Comments.

Mike Hughes, 1321 Red Apple Road, Wenatchee, spoke of his concerns with speeding traffic in his neighborhood and also about the city sending out a request for property owners to maintain the area around fire hydrants from weeds and debris.

4. Presentations.

- General Aviation Appreciation Month Proclamation read by Councilmember Mike Poirier. Chelan County Port Commissioner Rory Turner accepted the proclamation and said a few words.
- Julio Cruz Day Proclamation read by Councilmember Lyle Markhart and presented to Chelan County PUD representative Suzanne Hartman who said a few words.

5. Public Hearing Item.

The Mayor called the public hearing to order and stated the ground rules.

A. Amendments to the Wenatchee Urban Area Comprehensive Plan

Community Development Director Glen DeVries, Senior Planner John Ajax, Associate Planner Matt Parsons, and Housing & Community Planner Brooklyn Holton presented the staff report. Council asked questions.

The Mayor asked for public comment. The following persons spoke:

Rory Turner and Pete Fraley, on behalf of the Chelan County Port District spoke about their concerns with changing the zoning in Olds Station and that it was important for them to maintain the existing zoning with some upcoming projects the Port has. Mr. Fraley asked for the City Council to postpone any zoning changes in the Olds Station area until they can reach an agreement with the city without conflict. The Port supports the recommendations of the Planning Commission.

Chris Phillipi, 1714 Cinda Court, Wenatchee, spoke on behalf of his family who owns property in the Fifth Street area, stated he supports the moderate density designation for “missing middle housing.” However, he does have concerns about compatibility with adjoining neighborhoods.

Dan Frazier, on behalf of the Chelan County PUD, spoke in support of the Planning Commission recommendation to preserve the industrial zoning north of Olds Station Road.

Scott Davenport, 2500 Westwick Road, Wenatchee, spoke in support of more density.

The Mayor then turned to the Council for additional comments and consideration.

Motion to approve Resolution No. 2017-35, amending the Wenatchee Urban Area Comprehensive Plan, the Sunnyslope Sub-Area Plan and adopting two new sub-area plans, that is to say the North Wenatchee Master Plan and the South Wenatchee Action Plan, specifically with the Planning Commission’s recommendation by Councilmember Mark Kulaas. Councilmember Jim Bailey seconded the motion. Motion carried (7-0).

Motion to approve of Ordinance 2017-12, amending the official zoning map of the City of Wenatchee under Title 10 Zoning, City of Wenatchee Code by Councilmember Mark Kulaas. Councilmember Keith Huffaker seconded the motion. Motion carried (7-0).

B. Sewer Comprehensive Plan Update

Utilities Manager Mitch Reister, Environmental Manager Jessica Shaw, and Public Works Director Matt Leonard presented the staff report. Council asked questions.

The Mayor then asked for public comment.

There was no one who wished to speak.

The Mayor then turned to the Council for additional comments and consideration. The Council acknowledged the number of emails they received in support of adopting the plan, particularly for infill.

Motion for City Council to adopt the City of Wenatchee Sewer Comprehensive Plan Update, May 2017, by Councilmember Mark Kulaas. Councilmember Linda Herald seconded the motion.

Council asked additional questions and raised a concern about the implementation date of the rate increases. The consensus was to have it begin January 1, 2018.

A motion to amend the motion was made as follows:

Motion to amend the motion to begin the annual 6% increase on January 1, 2018, through 2023, the 4.5% to begin on January 1, 2024, and the 3% increase on January 1, 2025, by Councilmember Jim Bailey. Motion seconded by Councilmember Mark Kulaas. Motion carried (7-0).

Motion for City Council to adopt, as amended, to begin the annual 6% increase on January 1, 2018, through 2023, the 4.5% to begin on January 1, 2024, and the 3% increase on January 1, 2025, the City of Wenatchee Sewer Comprehensive Plan Update, May 2017, by Councilmember Mark Kulaas. Councilmember Linda Herald seconded the motion. Motion carried (7-0).

Motion to approve Ordinance No. 2017-11, amending Chapter 4.08 WCC relating to sewers – rates and charges, by Councilmember Keith Huffaker. Councilmember Linda Herald seconded the motion. Motion carried (7-0).

6. Action Items.

C. Planning Commission Appointment of John Brown

Community Development Director Glen DeVries presented the staff report.

Motion to approve Resolution No. 2017-34, appointing a voting representative to the Wenatchee Planning Commission to fill an unexpired term ending December 31, 2019 (John Brown) by Councilmember Keith Huffaker. Councilmember Linda Herald seconded the motion. Motion carried (7-0).

D. Bid Award for the Mission and Crawford Improvements Project 1409

City Engineer Gary Owen presented the staff report. Council asked questions.

Motion for City Council to authorize the Mayor to award project No. 1409 to the lowest responsible bidder with the recommendation of Public Works staff, and further authorize the Mayor to sign the construction contract documents by Councilmember Linda Herald. Councilmember Keith Huffaker seconded the motion. Motion carried (7-0).

- E. Pavement Management System Development Project #1511 Supplement #3

City Engineer Gary Owen presented the staff report. Council asked questions.

Motion for City Council to approve Supplement #3 with NCE for additional professional pavement management services associated with the project no. 1511 and further authorize the Mayor to sign the supplement on behalf of the City by Councilmember Keith Huffaker. Councilmember Ruth Esparza seconded the motion. Motion carried (7-0).

- F. Memorandum of Understanding for Public-Private Partnership

Economic Development Director Steve King presented the staff report. Council asked questions.

Motion for City Council to approve a Memorandum of Understanding with LocalTel regarding the intent of the City to purchase a portion of the Federal Building and establish a public-private partnership by Councilmember Ruth Esparza. Councilmember Jim Bailey seconded the motion. Motion carried (7-0).

- G. Morley Annexation Petition – Setting Public Hearing

Associate Planner Matt Parsons presented the staff report. Council asked questions.

Motion to approve Resolution No. 2017-36, fixing time for public hearing on petition for annexation of an unincorporated area north of Maple Street and west of the Pershing Street also known as the Morley Annexation Area by Councilmember Jim Bailey. Councilmember Lyle Markhart seconded the motion. Motion carried (7-0).

7. Reports.

- a. Mayor's Report

The Mayor reported on the following:

- There's been a lot concern with the lady camped out on the sidewalk near Office Depot and the Police and Catholic Family Services are in contact with her on a daily basis and she is refusing any assistance. There is nothing we can do at this point.

- The City's Complete Streets Policy received a perfect score from Smart Growth America thanks to the good work of Brooklyn Holton!
- He recently traveled to Spokane and Seattle for meetings with developers.

Executive Services Director Allison Williams added that there will be an Economic Development/Public Works Committee meeting on Tuesday morning. Director's meeting will be held next Thursday. There will be a special council meeting/work session next Thursday, no meeting on June 22, and a special meeting on June 29, with the Saddlerock dedication the evening of June 29. Next week's work session items include fireworks, administrative abatement, and electoral process. She also reported that they had been in contact with Chelan County Solid Waste and have a meeting scheduled for July 6 to discuss the proposed draft interlocal agreement and solid waste plan.

b. Reports/New Business of Council Committees

Councilmember Ruth Esparza reminded everyone of the "Dog Days" event this weekend at the Town Toyota Center, Saturday from 10:00 a.m. to 3:00 p.m.

8. Announcements. None.

9. Adjournment. With no further business the meeting adjourned at 7:03 p.m.

Frank J. Kuntz, Mayor

Attest:

Tammy L. Stanger, City Clerk

Council Agenda Report

**To: Mayor Frank Kuntz
City Council Members**

From: Kari Page, Director of Human Resources

Date: June 15, 2017

RE: 2nd Quarter 2017 Service Awards

The City of Wenatchee wishes to acknowledge employees who have reached milestones in their years of service with a Service Award and Pin. The following employees exemplify exceptional work ethic in our endeavors to provide excellent service to the Citizens of Wenatchee. Their dedication and many contributions to City of Wenatchee success are recognized and sincerely appreciated.

Yolanda Garcia, Code Enforcement Coordinator	25 years
Terry Mitchell, Maintenance Worker – Streets	25 years
Shellie Collette, Police Records Specialist	20 years
Ramiro Lopez, Facilities Maintenance Tech/HVAC	20 years
Robert Ritter, Environmental Technician	20 years
Andy Greer, Street Maintenance Supervisor	15 years
Brian Miller, Police Officer	15 years
Jessica Shaw, Environmental Manager	15 years
Brian Bolz, Police Corporal	10 years
Lupe Ontiveros, Utility Billing Specialist	10 years
Jennifer Rayson, Accounting Technician – Utilities	10 years
Chad Noah, WWTP Operator	5 years

**COUNCIL AGENDA REPORT
COMMUNITY DEVELOPMENT DEPARTMENT**

TO: Frank Kuntz, Mayor
City Council

FROM: Sandra Van Osten, Housing Program Coordinator
Steve King, Economic Development Director
Glen Devries, Community Development Director

SUBJECT: 2017 - 2019 Homeless Grant Funding Recommendations

DATE: June 9, 2017

MEETING DATE: June 15, 2017

I. OVERVIEW

The City of Wenatchee is responsible for administering the Ten-Year Plan to Reduce Homelessness in Chelan and Douglas Counties, pursuant to an interlocal agreement with Chelan County, Douglas County, and the City of East Wenatchee. This includes the distribution of local homeless funds collected by county auditors from recording surcharge fees and funds distributed by the Washington State Department of Commerce through the Consolidated Homeless Grant and the Emergency Solutions Grant.

Estimated available homeless funding for July 1, 2017 through June 30, 2019 is calculated as follows:

Grant Program	Estimated Two-Year Funding Level	Description
Chelan-Douglas County Homeless Fund & Fund Reserves	\$1,570,000	Funds activities in accordance with local homeless plan & local funding priorities. Includes use of some reserves.
City of Wenatchee Low-Income Housing Fund	\$87,000	Funds very low-income affordable housing & emergency shelter operations within the City of Wenatchee.
Consolidated Homeless Grant(CHG)/Housing & Essential Needs (HEN)	\$643,449	Funds permanent supportive housing, rapid rehousing, emergency shelters, transitional housing facilities, prevention, & outreach programs. Also funds rent assistance & Essential Needs for DSHS qualified HEN clients.
Emergency Solutions Grant (ESG)	\$70,195	Funds rapid rehousing, rent assistance, housing stabilization services, & emergency shelters.
Subtotal	\$2,370,644	
City Administration	(\$102,894)	
Data Collection/Evaluation	(\$15,000)	
Subgrantee Monitoring	(\$5,000)	
City Program Management: Landlord Liaison	(\$10,000)	
City Program Management: Coordinated Entry	(\$10,000)	
Coordinated Entry Marketing Materials/Resource Directories	(\$5,000)	
Provider Staff Training	(\$10,000)	
Total Available Subgrant Funding	\$2,212,750	

**COUNCIL AGENDA REPORT
COMMUNITY DEVELOPMENT DEPARTMENT**

The homeless planning and fund distribution processes are guided by the Homeless Steering Committee. The Steering Committee is comprised of community representatives and local elected officials invited from all jurisdictions in Chelan and Douglas Counties. The following committee members participated in the grant proposal review and funding recommendation process: Kevin Overbay (Chelan County); Cathy Mulhall (Chelan County); Alan Walker (United Way); Denise Sorom (Community Foundation of NCW); Allison Williams (City of Wenatchee); and Lori Barnett (City of East Wenatchee). City staff members (Sandra Van Osten, Steve King, and Glen Devries) facilitated the evaluation process.

Ten agencies submitted proposals for 25 different homeless/housing projects totaling \$3,140,907 in requested funds. The requested funding exceeded available funding by \$928,156. The proposals were initially screened by City staff to ensure funding eligibility. Members of the Steering Committee then reviewed proposals and interviewed applicants on May 24th – May 25th, 2017. The following table (see Page 3) summarizes the Committee's 2017-2019 subgrantee funding recommendations:

**COUNCIL AGENDA REPORT
COMMUNITY DEVELOPMENT DEPARTMENT**

Program Type	Agency/Project	Requested Amount	Recommended Funding Award
Rapid Rehousing	Community Action Council	\$355,041	\$321,041
	Chelan Valley Hope	\$34,000	\$34,000
	Total Rapid Rehousing		\$355,041
Prevention	Community Action Council	\$247,709	\$206,616
	Upper Valley MEND	\$21,836	\$20,547
	Volunteer Attorney Services	\$21,968	\$20,546
	Total Prevention		\$247,709
Transitional Housing	Community Action Council: Sunset Ridge & Crescent Village	\$80,000	\$0
	Chelan Regional Justice Center: Community Recovery Program	\$142,723	\$140,000
	YWCA: Bridges Transitional	\$103,505	\$80,000
	Women's Resource Center: Bruce Transitional	\$320,000	\$250,000
	Total Transitional Housing		\$470,000
Permanent Supportive Housing	YWCA: Bridges Permanent Supportive Housing	\$106,427	\$106,427
	Women's Resource Center: Parkside	\$162,491	\$162,491
	Total Permanent Supportive Housing		\$268,918
Landlord Liaison	Hope Source	\$250,000	\$0
	YWCA: Landlord/Tenant Education component only	\$31,251	\$31,251
	Women's Resource Center	\$187,000	\$187,000
	Total Landlord Liaison		\$218,251
Homeless Outreach	Hope Source	\$60,000	\$0
	Women's Resource Center	\$60,000	\$91,749
	Total Homeless Outreach		\$91,749
Emergency Shelter: Traditional	Upper Valley MEND: Emergency hotel/motel vouchers	\$8,875	\$8,875
	Chelan Valley Hope: Emergency hotel/motel vouchers	\$45,000	\$12,000
	YWCA: Women's shelter	\$123,191	\$81,125
	SAGE: Domestic violence shelter	\$50,092	\$48,000
	Total Traditional Emergency Shelter		\$150,000
Emergency Shelter: Low-Barrier	YWCA	\$246,803	\$0
	Women's Resource Center (feasibility study only)	\$6,000	\$0
	Homeless Steering Committee alternative recommendation: <ul style="list-style-type: none"> - Feasibility study/program design led by City & Homeless Steering Committee: \$30,000 - \$130,000 held in reserve for program implementation upon completion of feasibility study 	\$0	\$130,000
Total Low-Barrier Emergency Shelter			\$130,000
Coordinated Entry/Diversion	Catholic Family & Child Service	\$180,000	\$170,000
	Community Action Council	\$50,000	\$30,800
	Upper Valley MEND	\$40,326	\$20,000
	SAGE	\$28,294	\$9,600
	Chelan Valley Hope	\$24,000	\$9,600
	Diversion (flexible fund)	\$10,000	\$10,000
	Total Coordinated Entry/Diversion		\$250,000

**COUNCIL AGENDA REPORT
COMMUNITY DEVELOPMENT DEPARTMENT**

Program Type	Agency/Project	Requested Amount	Recommended Funding Award
Other Program Types (Unsolicited)	YWCA: Day Center	\$36,861	\$0
	YWCA: Contracted case management	\$117,514	\$0
	<i>Total Other</i>		\$0
Additional Homeless Steering Committee program recommendation	Subgrantee/provider staff training & professional development	\$0	\$31,082
	<i>Total Additional Program Recommendations</i>		\$31,082
TOTAL RECOMMENDED FUNDING AWARDS			\$2,212,750
TOTAL AVAILABLE SUBGRANTEE FUNDING			\$2,212,750

**COUNCIL AGENDA REPORT
COMMUNITY DEVELOPMENT DEPARTMENT**

Notes:

- a. As required by the Washington State Department of Commerce, the following funding stipulations apply:
 - A minimum of 35% of the total homeless funds must be used to serve the literally homeless population.
 - A minimum of 36% of CHG funding must be used for rent or lease payments to private for-profit landlords.
 - CHG HEN (Housing & Essential Needs) funding may only be used for HEN-eligible clients referred through the Department of Social & Health Services (DSHS).
 - CHG TANF (Temporary Aid for Needy Families) funding may only be used for rent assistance for families enrolled in the TANF program through DSHS.

- b. Funding for the Consolidated Homeless Grant and the Emergency Solutions Grant is made available through the Washington State Department of Commerce. The Commerce Department has issued tentative funding estimates for the 2017-2019 grant term upon which the funding recommendations listed above are based. However, the final funding amounts will not be confirmed until passage of the upcoming Washington State budget. As a result, final funding amounts for CHG and ESG may change including subsequent available subgrantee funding. To accommodate this potential contingency, the Homeless Steering Committee recommends the following:
 - If total CHG or ESG funding levels increase by less than \$10,000, City staff is authorized to apply the additional funding to the Community Action Council's prevention grant without reconvening the Homeless Steering Committee.
 - If total funding levels decrease by less than \$10,000, City staff is authorized to adjust subgrantee funding levels as deemed appropriate without reconvening the Homeless Steering Committee.

- c. The Consolidated Homeless Grant contains funding that is designated solely for HEN clients and TANF clients. These clients must meet specific DSHS eligibility criteria and must be referred directly from DSHS. The total funding designated for HEN & TANF may change pending the passage of the final Washington State budget. To accommodate this potential contingency, the Homeless Steering Committee recommends the following:
 - Any increases or decreases to HEN or TANF designated funding should be divided evenly between the Community Action Council's rapid rehousing and prevention subgrants.

- d. The Consolidated Homeless Grant is for a two-year grant term. However, the HEN portion of the grant funding will only be issued initially by Commerce for a one-year term with an one-year grant extension to occur in June 2018*. The Homeless Steering Committee recommends that City staff be authorized to process mid-term HEN extensions in June 2018 for both the City's CHG contract and any subsequent subgrant changes.
*Note: The HEN funding allocations listed in this report reflect funding estimates for a two-year HEN term.

II. ACTION REQUESTED

Staff recommends the City Council accept the Steering Committee's recommendations and authorize the Mayor to:

- Enter into grant agreements between the Department of Commerce and the City of Wenatchee for the Consolidated Homeless/Housing & Essential Needs Grant (CHG/HEN) and the Emergency Solutions Grant (ESG) including the following potential amendments:

**COUNCIL AGENDA REPORT
COMMUNITY DEVELOPMENT DEPARTMENT**

- Mid-year extensions in June 2018 for HEN and any subsequent HEN subgrants.
- CHG funding level adjustments per the limitations stipulated and recommended by the Homeless Steering Committee.
- Enter into two-year grant agreements with subgrantees as recommended by the Homeless Steering Committee.

III. FISCAL IMPACT Submitted to the Finance Committee Yes No - X

The sources of funds being made available include local and state funding specifically restricted to homeless and low-income housing eligible activities. Additional funds have been set-aside for City homeless program management activities including administration, data collection/evaluation, grantee monitoring/auditing, and the development/implementation of a region-wide coordinated entry system and a landlord/tenant liaison program. Fiscal impacts to the City include administration & program management costs associated with administering these programs. A certain percentage of grant funds may be spent on City administration and program expenses. An estimate of these expenses are included in the 2017 adopted budget for funds 113, 117, and the Community Development Department budget. These expenses are reimbursable activities. Minor budget amendments are expected throughout the two-year grant term.

IV. REFERENCE(S): N/A

V. ADMINISTRATIVE ROUTING

Tammy Stanger, City Clerk
Allison Williams, Executive Services Director
Brad Posenjak, Finance Director

**AGENDA REPORT
COMMUNITY DEVELOPMENT DEPARTMENT**

TO: Wenatchee City Council

FROM: Community Development Staff

**SUBJECT: Compliance Resolution for the 2017 Growth Management Act
Periodic review and revisions.**

DATE: June 12, 2017 HEARING DATE: June 15, 2017

I. OVERVIEW

The Washington State Growth Management Act requires a periodic review and, if necessary, revisions to the Wenatchee Urban Area Comprehensive Plan. The schedule established in RCW 36.70A.130(5) requires the City to complete this periodic update on or before June 30, 2017. At the June 8, 2017 public hearing, the Council approved Resolution No. 2017-35 and Ordinance No. 2017-12 Option A adopting the amendments to the Wenatchee Urban Area Comprehensive Plan and Official Zoning Map associated with the 2017 periodic review and update.

To conclude this periodic update process, RCW 36.70A.130 requires that the city take legislative action. Legislative action is defined in RCW 36.70A.130(1)(b) as:

“...the adoption of a resolution or ordinance following notice and a public hearing indicating at a minimum, a finding that a review and evaluation has occurred and identifying the revisions made, or that a revision was not needed and the reasons therefor.”

Community Development has prepared a resolution for the Council to consider as the final legislative action prior to the June 30, 2017 completion deadline.

II. ACTION REQUESTED

Take final legislative action by approving Resolution No. 2017-37.

Included is a draft motion for consideration:

Draft Motion: I move to approve Resolution 2017-37, adopting a resolution documenting completion of the 2017 periodic update of the Wenatchee Urban Area Comprehensive Plan as required by RCW 36.70A.

Staff will be available at the public hearing to answer questions regarding the attached Resolution.

**AGENDA REPORT
COMMUNITY DEVELOPMENT DEPARTMENT**

III. FISCAL IMPACT

Failure to take legislative action on or before June 30, 2017 will disqualify the City from receiving funds from the Public Works Trust Fund, the Centennial Clean Water account or to receive preference for other state grants and loans.

IV. PROPOSED PROJECT SCHEDULE

If adopted by the Wenatchee City Council, Community Development staff would provide notice to the Washington State Department of Commerce of the final legislative action as required by RCW 36.70A.

V. REFERENCE(S)

1. Draft Resolution No. 2017-37

RESOLUTION NO. 2017-37

A RESOLUTION, fulfilling the requirements under RCW 36.70A.130(5) to review and, if necessary, update the Wenatchee Urban Area Comprehensive Plan and declaring compliance with the Washington State Growth Management Act (RCW 36.70A).

WHEREAS, the City of Wenatchee has adopted the Wenatchee Urban Area Comprehensive Plan and a series of sub-area comprehensive plans pursuant to the Growth Management Act (GMA), RCW Chapter 36.70A, which cover the Wenatchee Urban Growth Area and all incorporated areas within the City of Wenatchee, that have been found to be consistent with each other and with the adopted GMA plans of the adjoining jurisdictions; and

WHEREAS, the schedule established by the Growth Management Act in RCW 36.70A.130(5) mandates the City of Wenatchee to review and, if necessary, revise the Wenatchee Urban Area Comprehensive Plan and development regulations to ensure compliance with the Growth Management Act on or before June 30, 2017; and

WHEREAS, the Wenatchee City Council held a public hearing on revisions to the Wenatchee Urban Area Comprehensive Plan associated with the periodic update, considered public testimony, the record, and approved Resolution No. 2017-35 and Ordinance No. 2017-12A; and

WHEREAS, notice of all public hearings on this matter have been published according to law; and

WHEREAS, the Wenatchee City Council adopted the Findings of Fact and Conclusions of Law as set forth in Exhibit A and incorporated them in this Resolution by this reference as though fully set forth herein.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WENATCHEE, that this resolution concludes the periodic update of the Wenatchee Urban Area Comprehensive Plan required by RCW 36.70A.130 and declares itself compliant with the requirements of the Growth Management Act (RCW 36.70A).

BE IT FURTHER RESOLVED, that this resolution shall be effective immediately.

PASSED BY THE CITY COUNCIL OF THE CITY OF WENATCHEE this 15th day of June, 2017.

CITY OF WENATCHEE, a municipal corporation

By _____
FRANK KUNTZ, Mayor

ATTEST:

By _____
TAMMY STANGER, City Clerk

APPROVED:

By _____
STEVE D. SMITH, City Attorney

Exhibit A

Findings of Fact:

1. The City of Wenatchee has adopted the Wenatchee Urban Area Comprehensive Plan and a series of sub-area comprehensive plans pursuant to the Growth Management Act (GMA), RCW Chapter 36.70A, which cover the Wenatchee Urban Growth Area and all incorporated areas within the City of Wenatchee, that have been found to be consistent with each other and with the adopted GMA plans of the adjoining jurisdictions.
2. The City of Wenatchee completed a comprehensive update of the Wenatchee Urban Area Plan in 2006.
3. The Washington State Department of Ecology approved the City of Wenatchee Shoreline Master Program effective October 31, 2014.
4. The City of Wenatchee Capital Facilities Plan was last amended on December 8, 2016 by Resolution No. 2016-63.
5. The schedule established by the Growth Management Act in RCW 36.70A.130(5)(c) mandates the City of Wenatchee to take action to review and, if necessary, revise its comprehensive plan to ensure compliance with the Growth Management Act prior to June 30, 2017.
6. The Periodic Update Checklist for Cities, Washington State Department of Commerce, was completed documenting compliance with the comprehensive plan update requirements and provided to the Department of Commerce on March 30, 2017. The adopted materials address the recommendations made by the Department of Commerce.
7. The City established a process and schedule for public participation with the adoption of a Public Participation Plan under Resolution No. 2016-13.
8. Public participation opportunities included:
 - a. Ten (10) workshops with the Wenatchee Planning Commission between April 2016 and January 2017.
 - b. A 60-day public review and comment period pursuant to RCW 36.70A.106 initiated on January 22, 2017.
 - c. Notices were mailed on January 30, 2017 to areas where land use designation changes were proposed.
 - d. A “drop in” open house on February 15, 2017 with the City of Wenatchee Planning Commission.

- e. A City of Wenatchee Planning Commission workshop on March 15, 2017 to consider public comments.
 - f. Public hearings before the City of Wenatchee Planning Commission on April 19, 2017 and May 17, 2017.
 - g. A public hearing before the Wenatchee City Council on June 8, 2017.
9. All public and agency comments were reviewed and considered during the review and development of amendments to the Wenatchee Urban Area Plan.
 10. The Wenatchee City Council held a public hearing on revisions to the Wenatchee Urban Area Comprehensive Plan associated with the periodic update, considered public testimony, the record, and approved Resolution No. 2017-35 and Ordinance No. 2017-12 [REDACTED]
 11. The provisions of RCW 36.70A.130(7)(b) authorize cities an additional twelve (12) month time period following the statutory deadline in RCW 36.70A.130(5) for cities to review and amend development regulations that protect critical areas and still be considered compliant with the Growth Management Act and be eligible to receive preference for grants or loans subject to RCW 43.17.250.
 12. The City of Wenatchee intends to utilize the provisions of RCW 36.70A.130(7)(b) to complete the review and make any required revisions to the development regulations that protect critical areas within the twelve (12) month time period.

Conclusions of Law:

1. The procedural and substantive requirements of RCW 36.70A.106 have been complied with in the submittal of comprehensive plan and development regulation amendments to the state.
2. The City of Wenatchee Urban Area Comprehensive Plan and development regulations are consistent with each other.
3. The City of Wenatchee Urban Area Comprehensive Plan is consistent with the Chelan County Countywide Planning Policies.
4. The City of Wenatchee Urban Area Comprehensive Plan is consistent with the requirements of Revised Code of Washington and the Washington Administrative Code.

COUNCIL AGENDA REPORT
COMMUNITY AND ECONOMIC DEVELOPMENT DEPARTMENT

TO: Mayor Frank Kuntz
City Council Members

FROM: Glen DeVries, Director
Matt Parsons, Associate Planner

SUBJECT: Public Hearing – Annexation Ordinance 2017-14

DATE: June 12, 2017

MEETING DATE: June 15, 2017

I. OVERVIEW

On March 9, 2017 a ten (10) percent annexation petition was brought before the Wenatchee City Council for property located in an unincorporated area north of Maple Street and west of Pershing Street. The approving motion set the annexation boundary, adopted the underlying zoning designation, and required the annexation area to assume existing city indebtedness. The total annexation area is 0.28 Acres.

A 60 percent annexation petition was submitted following approval of the 10 percent petition. The petition was signed by property owners representing the one parcel in the proposed annexation area. The petition was then certified by the Chelan County Assessor for sufficiency.

Resolution 2017-36, approved on June 8, 2017, established a Public Hearing Date of June 15, 2017 for final action on the annexation. Notice of the public hearing was published in the Wenatchee World and posted on site in the annexation area.

II. ACTION REQUESTED

Staff is requesting the City Council conduct a public hearing and approve Ordinance 2017-14, providing for the annexation of property located in an unincorporated area north of Maple Street and west of Pershing Street, adopting the underlying zoning classification of Residential Moderate (RM), subject to the provisions of Ordinance No. 2007-34 and all subsequent amendments thereto.

III. FISCAL IMPACT Submitted to the Finance Committee: No

IV. PROPOSED PROJECT SCHEDULE

Upon approval, staff will notify, city staff, local agencies and utility providers of the annexation and its effective date which will be 60 days after notice or publication, whichever is later. After the effective date, a population census of the annexation area will be completed and the information will be forwarded to the State OFM for final verification.

V. ATTACHMENT(S)

1. Ordinance 2017-14

VI. ADMINISTRATIVE ROUTING

Tammy Stanger, City Clerk
Kim Schooley, Administrative Assistant

ORDINANCE NO. 2017-14

AN ORDINANCE, providing for the annexation of an unincorporated area north of Maple Street and west of Pershing Street, also known as the Morley Annexation Area, subject to the provisions of Ordinance No. 2007-34 and all subsequent amendments thereto.

WHEREAS, a petition to annex the real property hereinafter described was filed with the City Council of the City of Wenatchee, signed by owners representing 60% of the assessed valuation in the area for which annexation is petitioned, and

WHEREAS, the applicable zoning for the annexed property will be Residential Moderate (RM) as designated on the pre-annexation zoning map, and

WHEREAS, the City Council of the City of Wenatchee considered all factors relative to the proposed annexation, and

WHEREAS, a review proceeding for said annexation is not required pursuant to RCW 35A.14.220.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF WENATCHEE DO ORDAIN as follows:

SECTION I

That the following described real property located in Chelan County, Washington, contiguous to the City of Wenatchee, to-wit:

See Exhibit "A" attached hereto and incorporated herein by reference as if fully set forth;

and each and every part thereof be and the same is hereby annexed to the City of Wenatchee, State of Washington; and that the corporate limits of the City of Wenatchee be and they are hereby extended so as to include the property and territory hereinbefore fully described. That said property be assessed and taxed at the same rate and on the same basis as the property of the City of Wenatchee is assessed and taxed to pay for the now outstanding indebtedness of the City of Wenatchee contracted prior to or existing at the time of this annexation.

SECTION II

That the property described in Section I hereof be and the same is hereby classified and zoned as Residential Moderate (RM). All such zoning and classification being subject to the provisions of Ordinance No. 2007-34, and all subsequent amendments thereto.

SECTION III

This Ordinance shall take effect from and after its passage on the later of sixty (60) days after publication of such Ordinance once in The Wenatchee World, the same being the official newspaper of the City of Wenatchee, and the Clerk is hereby directed to cause the same to be so publicized, or sixty (60) days from the date notice of the annexation is provided to the Chelan County Treasurer, Assessor, and light, power and gas distribution businesses.

PASSED BY THE CITY COUNCIL OF THE CITY OF WENATCHEE, at a regular meeting thereof, this 15th day of June, 2017.

CITY OF WENATCHEE, a Municipal
Corporation

By: _____
FRANK KUNTZ, Mayor

ATTEST:

By: _____
TAMMY STANGER, City Clerk

APPROVED:

By: _____
STEVE D. SMITH, City Attorney

Exhibit A

City of Wenatchee, Washington

Boundary Description of the Morley Annexation

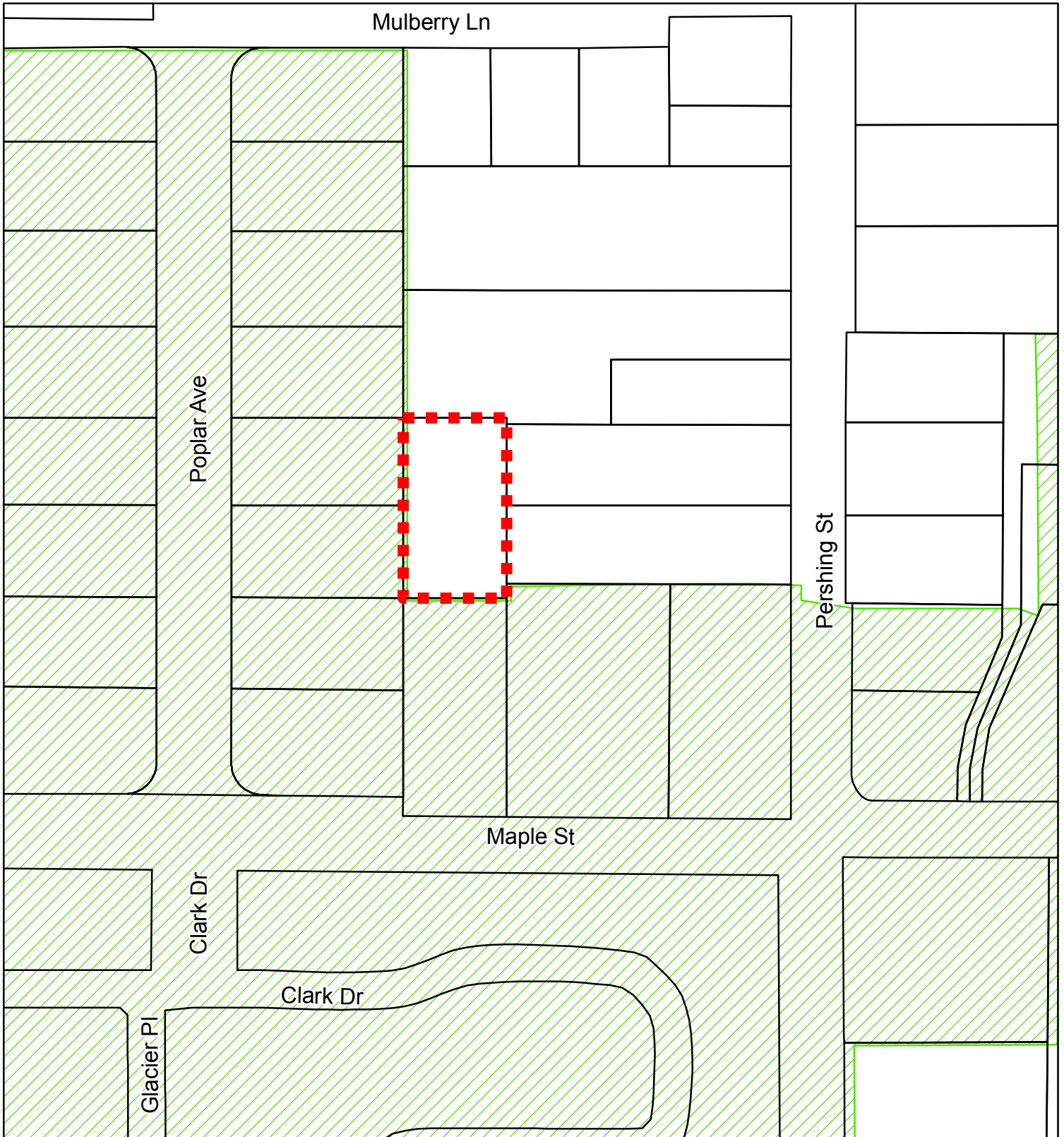
May 8, 2017

A portion of the East half of the Northeast quarter of the Northwest quarter of the Southwest quarter of Section 33, Township 23 North, range 20, East of the Willamette Meridian, Chelan County, Washington, more particularly described as follows:

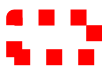



Commencing at the Southwest corner of said subdivision; thence North 0 degrees, 22 minutes East along the West line of said subdivision for 173.3 feet to the True Point of Beginning; thence continuing North 0 degrees, 22 minutes East for 154.7 feet; thence South 89 degrees, 04 minutes, 15 seconds East for 81 feet; thence South 0 degrees, 22 minutes West for 154.7 feet; thence North 89 degrees, 04 minutes, 15 seconds West for 81 feet to the Point of Beginning.

Excluding any areas already incorporated into the City of Wenatchee.

Exhibit B Morley Annexation



Legend

-  Morley Annexation
-  City Limits
-  Urban Growth Area
-  Parcels

0 50 100 200 Feet

