



WENATCHEE CITY COUNCIL
Thursday, September 14, 2023
Wenatchee City Hall Council Chambers
301 Yakima Street
Wenatchee, WA 98801
MINUTES

"To create community through responsive leadership and services for the citizens and visitors of the Apple Capital of the World."

Present: Mayor Frank Kuntz; Councilmember Position 1 Jose Cuevas; Councilmember Position 2 Mike Poirier; Councilmember Position 3 Top Rojanasthien; Councilmember Position 4 Travis Hornby; Councilmember Position 5 Mark Kulaas; Councilmember At-Large "A" Linda Herald; Councilmember At-Large "B" Keith Huffaker

Staff Present: Executive Services Director Laura Gloria; City Attorney Steve Smith; IS Support Tim McCord; IS Support Zach Steele; Human Resources Director Kari Page; Human Resources Generalist Katlen Henke; Finance Director Brad Posenjak; Planning Manager Stephen Neuenschwander; Community Development Director Glen DeVries; Parks, Recreation & Cultural Services Director David Erickson; Public Works Director Rob Jammerman; Project Engineer Nicole Brockwell; Engineering Services Manager Ryan Harmon; Senior Planner Matt Parsons

4:45 p.m. Executive Session.

Executive session to: (1) consider the acquisition of real estate by purchase when public knowledge regarding such consideration would cause a likelihood of increased price (RCW 42.30.110(1)(b)); (2) consider the minimum price at which real estate will be offered for sale when public knowledge regarding such consideration would cause a likelihood of decreased price (RCW 42.30.110(1)(c)); and (3) discuss with legal counsel representing the city matters of litigation to which the city is a party when public knowledge regarding the discussion is likely to result in an adverse legal or financial consequence to the city (RCW 42.30.110(1)(i)).

Motion by Councilmember Mark Kulaas to meet in executive session to: (1) consider the acquisition of real estate by purchase when public knowledge regarding such consideration would cause a likelihood of increased price (RCW 42.30.110(1)(b)); (2) consider the minimum price at which real estate will be offered for sale when public knowledge regarding such consideration would cause a likelihood of decreased price (RCW

42.30.110(1)(c)); and (3) discuss with legal counsel representing the city matters of litigation to which the city is a party when public knowledge regarding the discussion is likely to result in an adverse legal or financial consequence to the city (RCW 42.30.110(1)(i)). Motion seconded by Councilmember Travis Hornby. Motion carried (7-0).

Council adjourned from executive session at 5:12 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. Citizen Requests/Comments

Michael McKee, 1406 Millerdale, Wenatchee, addressed the Council with his concerns about speeding and safety in his neighborhood.

Janet Merz, Millerdale Street, Wenatchee, also addressed the Council with concerns about speeding and safety in her neighborhood. Public Works Director Rob Jammerman announced that the city has applied for a TIB grant for that area but have not received an answer yet if it will be awarded. Mayor Kuntz said he will schedule some time with Chief Crown to see if they can help find a solution.

Denise McBurney, 930 Wheeler Hill Road, Wenatchee, addressed the Council concerning her missing son, and would like to request a change be made to the WPD Standard Operating Procedures and how they handle missing persons cases. Mayor Kuntz said he will meet with the Chief and they will get back to her regarding the policy issue.

Monique Lott, owner of Wenatchee Valley Shuttle, addressed the Council with her concerns about the homeless RV park near her business, the increased drug and criminal activity and the impacts on her business, and the need for more police presence and security at the RV park.

2. Consent Items:

- *Motion for City Council to approve the agenda, vouchers, and minutes from previous meetings.*

Vouchers:

Claim checks #208832 through #208905 in the amount of \$316,697.54 for August 17, 2023
Claim checks #208906 through #208918 in the amount of \$1,077,838.60 for August 17, 2023
Payroll distribution in the amount of \$460,455.00 for August 18, 2023
Payroll distribution in the amount of \$1,270.00 for August 18, 2023
Claim checks #208919 through #208981 in the amount of \$1,706,940.25 for August 24, 2023
Claim checks #208982 through #208985 in the amount of \$59,262.60 for August 24, 2023
Wires #1599 and #1600 in the amount of \$69,983.18 for August 25, 2023
Payroll distribution (retirees) in the amount of \$11,576.53 for August 31, 2023
Claim checks #208986 through #209035 in the amount of \$249,976.86 for August 31, 2023

Claim checks #209036 through #209050 in the amount of \$810,802.56 for August 31, 2023
Payroll distribution in the amount of \$662,881.46 for September 5, 2023
Benefits/deductions in the amount of \$1,050,086.58 for August 31, 2023
Claim checks #209063 through #209070 in the amount of \$11,246.32 for August 31, 2023
Claim checks #209071 through #209096 in the amount of \$435,479.29 for September 1, 2023
Payroll distribution in the amount of \$17,656.07 for September 5, 2023
Claim checks #209097 through #209121 in the amount of \$547,594.34 for September 7, 2023

- *Motion for City Council to authorize the Mayor to sign the sanitary sewer line easement from DeeAnn B. Schnibbe on parcel 232029588010.*
- *Motion for City Council to authorize the Mayor to sign the Hold Harmless for Kevin and Karin Lammert's landscaping project on their property at 2014 Maiden Lane, Wenatchee, Washington.*

Motion by Councilmember Mark Kulaas for City Council to approve the agenda, vouchers, and minutes from previous meetings; for City Council to authorize the Mayor to sign the sanitary sewer line easement from DeeAnn B. Schnibbe on parcel 232029588010; and for City Council to authorize the Mayor to sign the Hold Harmless for Kevin and Karin Lammert's landscaping project on their property at 2014 Maiden Lane, Wenatchee, Washington. Councilmember Keith Huffaker seconded the motion. Motion carried (7-0).

4. Presentations

- Years of Service Milestones. Human Resources Director Kari Page presented the Years of Service Milestones to the following employees:

25 Years: Bill Schneider, Maria Reyes

15 Years: Todd Davis, Nathan Hahn, Chris Wright, Ron Wilson

10 Years: Tim Herdt, Glen DeVries, Kevin Battis, Josh Winn

5 Years: Jerry Craddock, Kevin Countryman, Riley Koch, Rheid Cline, Billy Hale, Elisa Schafer

- Constitution Week Proclamation read by Mayor Frank Kuntz and presented to Carrie Venable Byrd, Chair for the John Kendrick Chapter of DAR who said a few words about Constitution Week.

5. Action Items

- A.** Revisions to WCC Chapter 5.88 Property Tax Exemptions (Multi-Family Tax Exemption)

Planning Manager Stephen Neuenschwander presented the staff report and a Power Point Presentation with three options to revise the current multi-family tax exemption program. Council provided input and discussed. Staff will bring back a revised Ordinance to be adopted at the next regular meeting with the requested changes.

B. Multi-Family Tax Exemption Agreement with Jacoby

Planning Manager Stephen Neuenschwander presented the staff report. Council asked questions.

Motion by Councilmember Travis Hornby for City Council to pass Resolution No. 2023-20, authorizing the execution of a Multi-Family Housing Limited Property Tax Exemption Agreement (Jacoby). Councilmember Top Rojanasthien seconded the motion. Motion carried (7-0).

C. Multi-Family Tax Exemption Agreement with SHCP Maple – Sage Crest

Planning Manager Stephen Neuenschwander presented the staff report.

Motion by Councilmember Top Rojanasthien for City Council to pass Resolution No. 2023-21, authorizing the execution of a Multi-Family Housing Limited Property Tax Exemption Agreement (SHCP Maple – Sage Crest). Councilmember Travis Hornby seconded the motion. Motion carried (7-0).

D. Ordinance No. 2023-11 Amendment of WCC Chapter 2.12

Community Development Director Glen DeVries presented the staff report.

Motion by Councilmember Keith Huffaker for City Council to adopt Ordinance No. 2023-11, amending Chapter 2.12 of the Wenatchee City Code currently entitled “Registration of Defaulted Mortgage and Vacant Property;” and providing for severability and an effective date. Councilmember Jose Cuevas seconded the motion. Motion carried (7-0).

E. Low-Barrier Shelter Bid Award

Community Development Director Glen DeVries presented the staff report.

Motion by Councilmember Linda Herald for City Council to accept the bid from Pipkin Construction in the amount of \$743,823.23, and authorize the Mayor to enter into a contract for completion of the site and utility work and installation of the Pallet Shelters at the Wenatchee Rescue Mission at 1450 S. Wenatchee Ave., Wenatchee WA. Councilmember Jose Cuevas seconded the motion. Motion carried (7-0).

F. Settlement Agreement between Outfront Media and the City of Wenatchee

City Attorney Steve Smith presented the staff report.

Motion by Councilmember Top Rojanasthien to sign the Settlement Agreement with Outfront Media as presented. Councilmember Travis Hornby seconded the motion. Motion carried (7-0).

G. RCO Grant Application Authorization

Parks, Recreation & Cultural Services Director David Erickson presented the staff report.

Motion by Councilmember Travis Hornby for City Council to approve Resolution No. 2023-19, authorizing staff to prepare and submit a Recreation Conservation Office Local Parks Maintenance Program grant application for Lincoln Park. Councilmember Linda Herald seconded the motion. Motion carried (7-0).

H. City Project SW23-09 Unit-Priced Concrete Flatwork – Authorization to Award Construction Contract

Public Works Director Rob Jammerman presented the staff report.

Motion by Councilmember Top Rojanasthien for City Council to award the construction contract for the Unit-Priced Concrete Flatwork, Project No. SW23-09, to Jones Concrete LLC in the amount of \$146,856.00 and authorize the Mayor to sign the contract documents. Councilmember Travis Hornby seconded the motion. Motion carried (7-0).

**I. City Project 2007 – Springwater Avenue Improvements
Interlocal Agreement with Public Utility District No. 1 of Chelan County**

Project Engineer Nicole Brockwell and Engineering Services Manager Ryan Harmon presented the staff report.

Motion by Councilmember Linda Herald for City Council to authorize the Mayor to approve the Interlocal Agreement between the City of Wenatchee and Public Utility District No. 1 of Chelan County, providing for the reimbursement of costs associated with the adjustments of the PUD's infrastructure included as part of the City's Project. Councilmember Jose Cuevas seconded the motion. Motion carried (7-0).

6. Public Hearing Items

The Mayor called the public hearing to order and explained the public hearing process.

J. Proposed Amendments to Title 10 Zoning and Chapter 11.20 Subdivision Design Standards of the Wenatchee City Code

Senior Planner Matthew Parsons presented the staff report. Council asked questions.

The Mayor asked for public comment. There was none.

Motion by Councilmember Top Rojanasthien for City Council to adopt Ordinance No. 2023-09, amending Wenatchee City Code Title 10 Zoning, and Ordinance No. 2023-10, amending Wenatchee City Code Chapter 11.20 Subdivision Design Standards. Councilmember Travis Hornby seconded the motion. Motion carried (7-0).

7. Reports

- a. Mayor's Report. The Mayor reported on the following:
- (1) He and Mark Kulaas had a great trip to Misawa. The delegation from Misawa will arrive in Wenatchee on Wednesday, September 27, and the welcome reception will be at Wenatchee City Hall at 3:30 p.m. that day.
 - (2) The Mayor received the "Washingtonian of the Day" award from Governor Inslee today, who was in town to tour the new DOC center on Okanogan Street.
 - (3) There is a Reimagine Wenatchee meeting scheduled for September 26 at 5:00 p.m. at Pybus.
 - (4) Executive Services Director Laura Gloria provided information to the Council about the "Wenatchee Valley Uplift Awards," which are now up for nomination and are presented at the annual MLK Day festivities each year at the Museum.
 - (5) The Mayor and Councilmember Poirier attended Festival Mexicanas. One noise complaint was received.
 - (6) The Mayor asked Public Works Director Rob Jammerman to provide an update on a sewer line leak at the treatment plant. Rob provided information on the 36" sewer main line break needing an emergency repair. The line was installed in 1970.
- b. Reports/New Business of Council Committees

Councilmember Mark Kulaas reported that he attended the Museum Board meeting yesterday. He invited everyone to get their tickets for the annual Museum fundraiser "Night at the Museum" which is scheduled for September 30. He also said that the Museum is looking for "scarers" for the Haunted Museum. He also attended the City Salary Commission meeting on Tuesday and they will meet again on September 28 where they will finish their recommendations for Council salaries. The Mayor added that the Council will get a first look at the 2024 budget on that date as well.

Councilmember Linda Herald reported that she attended the Misawa board meeting last week and they finished planning for the Misawa delegation's arrival on September 27. They are looking to move future visits for the Wenatchee delegation to October (when it's not so hot), and the Misawa delegation visit during the Apple Blossom Festival each year. She also attended the Columbia River Homeless Housing Task Force meeting and work continues to go well with that.

Councilmember Jose Cuevas reported that there will be a meeting hosted by CAFÉ next Tuesday at 6:00 p.m. regarding gangs, crime, graffiti, etc. He will be attending that meeting. The Mayor said he will attend. The entire City Council is invited. Staff will get the details and prepare a special meeting notice.

Councilmember Top Rojanasthien reported that he attended the Community Action Council meeting and they are working on their strategic planning. They are excited for their new facility. The Governor also toured the new facility today and a house that recently received energy upgrades.

Councilmember Travis Hornby reported that the downtown parking enforcement is going great! There is a lot of education being provided and the new Parking Enforcement Officer is doing a great job!

8. Announcements. None.

9. Close of Meeting. With no further business, the meeting closed at 7:03 p.m.

Frank J. Kuntz

Frank J. Kuntz, Mayor

Attest:

Tammy L. McCord

Tammy L. McCord, City Clerk