

# SEATAC CITY COUNCIL REGULAR MEETING MINUTES

September 12, 2006  
6:00 PM

City Hall  
Council Chambers

**CALL TO ORDER:** The SeaTac City Council Regular Meeting was called to order by Mayor Gene Fisher at 6:04 p.m.

**COUNCIL PRESENT:** Mayor Gene Fisher, Deputy Mayor Ralph Shape, Councilmembers Anthony (Tony) Anderson, Chris Wythe, Terry Anderson, Joe Brennan, and Don DeHan.

**ADMINISTRATIVE STAFF:** Assistant City Manager Tina Rogers, City Attorney Mary Mirante Bartolo, City Clerk Judith Cary, Crime Prevention Officer Doug Reynolds, Public Works City Engineer Tom Gut, Facilities Director Pat Patterson and Economic Development Manager Todd Cutts.

**FLAG SALUTE:** Deputy Mayor (DM) Shape led the Council, audience and staff in the Pledge of Allegiance.

## PRESENTATIONS:

### ●Proclamation declaring Mayor's Day of Concern for the Hungry

Mayor Gene Fisher read the proclamation and presented it to Arthur Lee, Executive Director of the Seattle / King County (KC) Emergency Feeding Program. Mr. Lee explained the issue of hunger in the local area. He stated this is the 12<sup>th</sup> year the City of SeaTac has been participating in the program. This program is a joint effort with the food banks. On September 30, the Mayor's Day of Concern for the Hungry, volunteers will be in grocery stores soliciting food donations to help those in need. Mr. Lee stated there will be flyers at the stores outlining the most needed food items.

### ●Certificates of Appreciation to Target Security Employees Caroline Jordan, Sean Hatcher, Carey Martin, Kate Prucich and Target Manager Jerry Loudermilk in supporting the National Night Out (NNO) Event

Mayor Fisher read the certificate(s) and presented them to Mr. Hatcher who was in attendance to receive them for the Target NNO volunteers.

### ●Council Consideration of Mayoral Reappointment of Marion Henry to the Library Advisory Committee

Mayor Gene Fisher stated his selection of Marion Henry to be reappointed to the committee.

**Council consensus:** Referred to the 9/26/06 RCM for Confirmation

**PUBLIC COMMENTS:** Darleene Thompson, 2504 South 148<sup>th</sup> Street, reported on the increased attendance at the new Senior Center. There is an average of 120 seniors for the Wednesdays where there is dancing. This amount is anticipated to increase and they may have to limit lunch participants to 150 by the end of the year. On a regular lunch day, the average is 63 seniors. Darleene stated the center encourages seniors to be there early before 11:00 a.m. so the kitchen workers can ensure there is enough food. Seniors arriving on the senior van are on the priority attendees list. The computer classes taught by Recreation Program Specialist Rocky Kirwin have been a real success, as is the library and a classroom where sewing machines are set up. The coffee bar is well received. Visitors compliment this beautiful addition (senior center) to the SeaTac Community Center.

Mayor Fisher stated he has attended one of their Wednesday luncheons and was very impressed.

LaVell Willden, 3248 South 182<sup>nd</sup> Place, requested the City check on speeding and illegal parking on 32<sup>nd</sup> Avenue Southeast. Chief Dymerski spoke with Mr. Willden after the meeting about this situation.

## DISCUSSION ITEM:

### ●Summary of \$5,000 - \$25,000 Purchase Requests for the period ended September 8, 2006

Assistant City Manager Rogers reviewed the following requests:

<u>Item Description</u>	<u>Department</u>	<u>Original Budget</u>	<u>Amended Budget</u>	<u>Estimate</u>
Relamping of Soccer Fields 1&2 at North SeaTac Park	Parks & Recreation	\$12,668	\$12,668	\$11,850
Seal Coat and Stripe Parking Lot at Angle Lake Park	Parks & Recreation	\$5,970	\$5,970	\$14,035

\*\*will absorb within existing budget\*\*

**Council consensus:** Referred to the 9/12/06 RCM Consent Agenda

**AGENDA BILL PRESENTATIONS:**

**Agenda Bill #2681 – A Motion authorizing the City Manager to renew the Lease with the Federal Aviation Administration (FAA) and perform Tenant Improvements for additional requested space**

**Summary:** Currently the FAA occupies 8,921 square feet (sf) of the second floor of City Hall. This lease expires October 1, 2007. The FAA has agreed to renew their lease early, for an additional five-year term, commencing October 1, 2007. The supplemental lease will expand the amount of space occupied by the FAA by 440 sf for an additional conference room. In addition, the City will pay for tenant improvements, valued at \$13,390 with contingency and tax.

The FAA will be allowed to occupy the additional space once the tenant improvements are completed. The FAA will continue to pay the same lease payments as they currently pay until October 1, 2007 (8,921 sf at \$24.00/sf), even though the FAA is occupying the additional 440 sf of space. Then, the lease provides that the FAA will pay \$22.00/sf beginning October 1, 2007 for all space being leased (9,361 sf). The City is marketing the vacant space on the second floor at \$18.00/sf, and the proposed lease payment exceeds this amount.

Accumulated rent for additional 5 years	\$1,029,710.00
Custodial services for 5 years (est)	\$- 112,092.00
Utilities for 5 years (est)	\$- 140,115.00
Tenant Improvements	<u>\$- 13,390.00</u>
Total	\$ 764,113.00

Facilities Director Patterson reviewed the above summary with Council. He is really pleased with this supplemental lease as the FAA is City Hall's main tenant.

Councilmember (CM) DeHan stated he understands that this work will be offset by the net profit.

DM Shape mentioned that the lease grants the FAA the right to install a satellite dish on the City Hall roof. Mr. Patterson assured the Council that the dish, which is approximately one meter around, will be out of view and will not interfere with City and Police radio/cell activity. The device will be used for their training sessions.

Upon a question posed by CM Wythe, Mr. Patterson stated there is about 8,500 vacant sf. There has been interest in 6,500 sf. by a home care firm entitled Extended Care. Staff is expecting to hear from them soon.

**Council consensus:** Referred to the 9/12/06 RCM Consent Agenda

**Agenda Bill #2703 - A Motion authorizing the City Manager to enter into an Agreement with the Museum of Flight (MOF) for Tourism Promotion**

**Summary:** This Motion authorizes entry into an Agreement for City of SeaTac Tourism Promotion between the City and the MOF in the total amount of \$50,000 for the year 2006. This includes \$25,000 of expenses incurred in 2005 and \$25,000 of expenses incurred in 2006.

The MOF had requested City funding to support their advertising program for promotion of SeaTac tourism in 2005. The Council approved a budget amendment in June 2005 to appropriate funds for this purpose. Funding was also approved in the 2006 budget for this same purpose. Staff has been working with the MOF since that time to produce an agreement amenable to both parties that outlines the tourism promotion that will be done by the MOF.

The Agreement is to be funded wholly from the Hotel/Motel (H/M)Tax Fund 107; included in the 2006 budget. The City anticipates annual extensions of the Agreement through 2014. This Agreement was endorsed by the H/M Tax Advisory Committee on May 11, 2005.

The amount to be approved for funding 2006 is \$50,000. This agreement can also be extended through 2014 should additional funds be available.

Economic Development (ED) Manager Cutts reviewed for Council the above summary as well as a summary of the scope of the agreement and its stipulations.

**Council consensus:** Referred to the 9/12/06 RCM Consent Agenda

**AGENDA BILL PRESENTATIONS (Continued):**

**Agenda Bill #2704 – A Motion authorizing the City Manager to enter into a Contract with Woodworth & Company, Inc. for construction of the 2006 Annual Overlay Project**

**Summary:** This project was advertised for bids from August 17 to September 1, 2006. The bid opening was on September 1 and five bids were received. The Engineer’s estimate was \$467,216. Woodworth & Company, Inc. submitted the low bid at \$394,838.70.

This contract is for pavement repair, overlay and drainage improvements of approximately 7,165 lineal feet of City streets. This contract will provide work at the following locations:

- South 132<sup>nd</sup> Street – 24<sup>th</sup> Avenue South to West Dead End
- South 142<sup>nd</sup> Street – 24<sup>th</sup> Avenue South to 29<sup>th</sup> Avenue South
- 31<sup>st</sup> Avenue South – South 141<sup>st</sup> Place to South 144<sup>th</sup> Street
- South 144<sup>th</sup> Street – 29<sup>th</sup> Avenue South to 31<sup>st</sup> Avenue South
- 29<sup>th</sup> Avenue South – South 144<sup>th</sup> Street to South 146<sup>th</sup> Street
- South 144<sup>th</sup> Street – 24<sup>th</sup> Avenue South to 26<sup>th</sup> Avenue South
- South 172<sup>nd</sup> Place – 51<sup>st</sup> Avenue South to 47<sup>th</sup> Avenue South
- 47<sup>th</sup> Avenue South – South 172<sup>nd</sup> Place to South 173<sup>rd</sup> Street
- 35<sup>th</sup> Avenue South – South 170<sup>th</sup> Street to South 172<sup>nd</sup> Street (Spot Drainage Improvements)
- South 173<sup>rd</sup> Street – 32<sup>nd</sup> Avenue South to 33<sup>rd</sup> Avenue South (Pedestrian Path Connection)

It is recommended that City Council approve the Motion authorizing the execution of a contract to include all bid schedules with Woodworth & Company, Inc. in the amount of \$394,838.70 with a ten percent contingency of \$39,483.87 for a contract budget of \$434,322.57 and a total project budget of \$439,322.57.

The project expenditures will be as follows:

OVERLAY CONTRACT	\$ 394,838.70
CONTINGENCY (10%)	\$ 39,483.87
MATERIALS TESTING SERVICES ( <i>ESTIMATE</i> )	\$ 5,000.00
<b>TOTAL PROJECT BUDGET</b>	<b>\$439,322.57</b>

This project will be funded as follows:

#102.000.11.595.30.63.086 Street Overlays	\$ 304,917.12
#406.000.11.595.40.63.054 Spot Drainage Improvements	\$ 106,509.45
#102.000.11.595.61.63.035 Pedestrian Improvement Program	\$ 27,896.00
<b>TOTAL FUNDING</b>	<b>\$439,322.57</b>

The current balance in BARS #102.000.11.595.30.63.086 is \$406,657.13, BARS #406.000.11.595.40.63.054 is \$200,000.00, and BARS #102.000.11.595.61.63.035 is \$260,000.00.

City Engineer Gut reviewed the above summary. This annual contract will cover approximately 1 1/3 mile of City streets plus a drainage improvement on 35<sup>th</sup> Avenue South, and pedestrian improvement on South 173<sup>rd</sup> Street next to 32<sup>nd</sup> Avenue South.

CMDeHan mentioned that part of the increased cost of this project is due to rising cost of petroleum (basic ingredient in asphalt). The reason for scheduling this work late in the season was because in the spring, some of the neighborhood wanted drainage work done on 35<sup>th</sup> Avenue South which was incorporated in the overlay project.

Mr. Gut added that the project is to be finished in 30 working days.

**Council consensus:** Referred to the 9/12/06 RCM Consent Agenda

**CONSENT AGENDA:**

- **Approval of claims vouchers** (check nos. 72359 - 72360) in the amount of \$937.50 for the period ended August 1, 2006.
- **Approval of claims vouchers** (check nos. 72356 – 72358, 72361 - 72543) in the amount of \$335,978.95 for the period ended August 8, 2006.
- **Approval of claims vouchers** (check nos. 72544 - 72691) in the amount of \$874,166.90 for the period ended August 21, 2006.
- **Approval of claims vouchers** (check nos. 72692 – 72814) in the amount of \$4,710,835.29 for the period ended September 5, 2006.

**CONSENT AGENDA (Continued):**

- **Approval of payroll vouchers** (check nos. 45017 - 45066) in the amount of \$342,029.05 for the period ended July 31, 2006.
- **Approval of payroll electronic fund transfers** (check nos. 47590 - 47771) in the amount of \$325,570.60 for the period ended July 31, 2006.
- **Approval of payroll wire transfer** (Medicare and Federal Withholding Tax) in the amount of \$70,353.82 for the period ended July 31, 2006.
- **Approval of payroll vouchers** (check nos. 45067 - 45114) in the amount of \$158,092.16 for the period ended August 15, 2006.
- **Approval of payroll electronic fund transfers** (check nos. 47772 - 47947) in the amount of \$278,280.14 for the period ended August 15, 2006.
- **Approval of payroll wire transfer** (Medicare and Federal Withholding Tax) in the amount of \$55,259.52 for the period ended August 15, 2006.
- **Approval of payroll vouchers** (check nos. 45115 - 45168) in the amount of \$356,734.48 for the period ended August 31, 2006.
- **Approval of payroll electronic fund transfers** (check nos. 47948 - 48126) in the amount of \$269,182.18 for the period ended August 31, 2006.
- **Approval of payroll wire transfer** (Medicare and Federal Withholding Tax) in the amount of \$51,925.04 for the period ended August 31, 2006.
- **Summary of \$5,000 - \$25,000 Purchase Requests** for the period ended September 8, 2006.

**Approval of Council Meeting Minutes:**

- **Regular Council Meeting** held June 13, 2006.
- **Regular Council Meeting** held July 25, 2006.
- **Administration & Finance Committee Meeting** held August 1, 2006.
- **Special Council Meeting No. 2** held August 2, 2006.
- **Land Use & Parks Committee Meeting** held August 3, 2006.

**Agenda Items reviewed under Agenda Bill Presentations were recommended for placement on this Consent Agenda:**

**Agenda Bill #2681**

**A Motion authorizing the City Manager to renew the Lease with the Federal Aviation Administration and perform Tenant Improvements for additional requested space**

**Agenda Bill #2703**

**A Motion authorizing the City Manager to enter into an Agreement with the Museum of Flight for Tourism Promotion**

**Agenda Bill #2704**

**A Motion authorizing the City Manager to enter into a Contract with Woodworth & Company, Inc. for construction of the 2006 Annual Overlay Project**

MOVED BY T. ANDERSON, SECONDED BY DEHAN TO ACCEPT THE CONSENT AGENDA AS PRESENTED.\*

**PUBLIC COMMENTS (related to the Consent Agenda):** There were no public comments.

\*MOTION CARRIED UNANIMOUSLY.

**PUBLIC COMMENTS (related to Unfinished and New Business):** There were no public comments.

**UNFINISHED BUSINESS:** There were no unfinished business items.

**NEW BUSINESS:** There were no new business items.

**CITY MANAGER'S COMMENTS:** Assistant City Manager Rogers had the following items of business: 1) A reminder that City Manager Craig Ward is at an International City Managers Association (ICMA) Conference in conjunction with some vacation time. He will be back to work on Tuesday, September 19. In the interim, Ms. Rogers stated she will be available as Acting City Manager; 2) The 26<sup>th</sup> Police Citizens Academy started September 6 and the Community Emergency Response Training (CERT) started this evening; 3) At the September 26 RCM, a new exhibit display by the Highline Historical Society will be displayed and dedicated in City Hall depicting the World War I Memorial on Des Moines Memorial Drive (DMMD); and 4) Also on September 26, prior to the RCM, a Special Council Meeting (SCM) on Vision 20/20 will be held at 5:00 p.m.

**COUNCIL COMMENTS:** CM T. Anderson had the following items: 1) thanked Parks & Recreation Director Kit Ledbetter for his generous time and work on the DMMD exhibit. She added the more of the trees on DMMD will be replaced with a sturdier type; 2) the Sunnysdale School will be dedicated as a museum housing Veteran memorabilia. The school is on land that was given to the Highline School District many years ago with the stipulation that when the land no longer housed the school, the money from the sale of the land would be given to the heirs of the property; and 3) She stated her disappointment in wordage used against Proposition No. 1 in the voters pamphlet stating "secret" Executive Sessions were held on the fire issue, which is not true. No subjects discussed in these sessions are to be discussed outside the sessions.

DM Shape reminded everyone that next Tuesday, September 19, is Primary Election Day. This is a special election for SeaTac with Proposition No. 1 "Levy for Fire Protection and Emergency Services Purposes" on the ballot. He explained the importance of this ballot measure and urged everyone to get out and vote.

CM Brennan remarked that at the Public Safety & Justice (PS&J) Committee Meeting today, an ex-SeaTac Fireman/KC Paramedic spoke to the committee regarding the I-5 brush fire on August 31 that traveled up the hill to his property. He and his neighbors were fighting the fire with their lawn hoses. Tukwila would have been the first responder as this is their area of fire coverage. Secondly, he agreed with CM T. Anderson that no issue discussed in Executive Session is allowed to be disclosed outside of the session. An attorney is always in these sessions to monitor the discussion.

CM DeHan explained the history of the Fire Department issue. The City has spent funds to have a commercial firm do a study of SeaTac's fire service. The Council then commissioned two Fire Adhoc Committees that studied the Fire Stations and made recommendation in public session. The PS&J Committee reviewed and edited the recommendations prior to this issue being deemed worthy to go out to the voters. He felt that the fire issue has had plenty of exposure to the public for their determination of the worthiness of this ballot measure.

Mayor Fisher stated he had a productive meeting today with City of Tukwila Mayor Steve Mullett regarding the South 154<sup>th</sup> Street Light Rail Station area. Previously, a consultant reported that a lot of Cities were funding the building of a village around a transit station that was ten years out in development and SeaTac's is only two years away. SeaTac is far ahead of Tukwila's side of IB. They both agreed that the two Cities need to meet jointly to determine what needs to be done.

**RECESSED:** Mayor Fisher recessed the Regular Council Meeting to an Executive Session on Personnel Issues for 40 minutes at 6:48 p.m. *Note: There was no public in the Council Chambers when the session was extended.*

**EXECUTIVE SESSION: Personnel Issues**

**RECONVENED:** Mayor Fisher reconvened the Regular Council Meeting at 8:06 p.m.

**ADJOURNMENT:**

MOVED BY T. ANDERSON, SECONDED BY DEHAN TO ADJOURN THE REGULAR MEETING OF THE SEATAC CITY COUNCIL AT 8:07 P.M.

MOTION CARRIED UNANIMOUSLY.