

BLACK DIAMOND CITY COUNCIL MINUTES
September 4, 2008
Council Chamber, 25510 Lawson Street, Black Diamond, Washington

CALL TO ORDER, FLAG SALUTE:

Mayor Botts called the regular meeting to order at 7:00 p.m. and lead us all in the Flag Salute.

ROLL CALL:

PRESENT: Mayor Botts, Councilmembers Hanson, Bowie, Boston, Olness and Mulvihill.

ABSENT: None

Staff present were: Gwendolyn Voelpel, City Administrator; Seth Boettcher, Public Works Director; Aaron Nix, Natural Resources Director; Andy Williamson, Economic Development Director; Steve Pilcher, Community Development Director; Greg Smith, Fire Chief; Loren D. Combs, City Attorney and Brenda Streepy, City Clerk.

PUBLIC COMMENTS: None

PUBLIC HEARINGS:

Latecomer's Agreement – Diamond Square

Mayor Botts announced that the Latecomer's Public Hearing will be continued until the September 18th Council meeting as staff is still waiting for information from the developer.

PRESENTATIONS, ANNOUNCEMENTS, INTRODUCTIONS

Presentation – Reserve at Covington Creek

Mr. Reitenbach spoke on behalf of King County concerning the Reserve at Covington Creek. He explained that currently King County is in the process of their four year update to the County's Comprehensive Plan and the Reserve at Covington Creek is one of the Comprehensive Plan Amendments the County will take up on September 29th. He also stated he is here tonight to bring this to the City's attention and unfortunately timing is tight on hearing what the City of Black Diamond feels about this proposed Urban Growth

Area (UGA) boundary change as the Growth Management committee meets on September 17th to discuss.

Mr. Reitenbach mentioned the Reserve at Covington Creek is a Transfer of Development Right (TDR) receiving site and explained to Council the TDR Pilot Program. The location of the site is adjacent to, but outside of the unincorporated Urban Growth Area east of the Kentlake High School and due west of Lake Sawyer. The site is composed of two parcels that total 40 acres, both of which are owned by RCC, LLC.

Councilmember Olness expressed concerns with the traffic impact as the City is trying to maintain a Level of Service (LOS) C and asked if there is another proposed entrance to this development other than the road that goes into Kentlake High School.

Councilmember Hanson asked who the developer of this property is. Mr. Reitenbach replied YarrowBay.

Councilmember Hanson also expressed concerns with traffic issues and feels that until the state or county is ready to help with this issue it doesn't make sense.

Mayor Botts inquired as to whether the neighbors have been notified so they have a chance to express their concerns. Further, Mayor Botts inquired if any plans have been made for preserving Covington Creek, as this is a Salmon bearing stream.

Councilmember Mulvihill stated that she has not heard anything good tonight and feels it would cost the City more than it is worth and is very concerned with the traffic issue.

City Attorney Combs stated the City's options are to 1. Say nothing, 2. Support, or 3. Oppose.

A **motion** was made by Councilmember Olness and **seconded** by Councilmember Mulvihill directing the Mayor to write a letter to the King County Council expressing the City's concerns and opposition to this proposed amendment. Motion **passed** with all voting in favor (5-0).

UNFINISHED BUSINESS: None

NEW BUSINESS:

Resolution No. 08-539 – Black Diamond Community Center Agreement

Mayor Botts explained the Black Diamond Community Center provides various human services to the area which include, operating the emergency food bank, providing clothing and household goods to those in need, energy assistance, including gas and propane vouchers, senior programs to include health programs, Meals on Wheels, recreation, nutritional lunches, community events such as the Labor Days Celebration, Community Tree Lighting and the Christmas present drive for low-income families.

In consideration of the services the center provides, adoption of this Resolution would allow the City to continue providing for the Community Center various administrative, facilities and maintenance services. These services include, insuring the Community Center, land and vehicles through the City's insurance carrier, providing intermittent maintenance of the City-owned parking lot to include snow plowing as determined necessary by City staff and infrequent support in the form of administrative services at the discretion of the Mayor such as photocopying of small quantity for community events.

Councilmember Olness recused herself and left the room as she is on the Board of Directors for the Black Diamond Community Center.

Councilmember Bowie expressed concern with the automobile insurance and would like to make sure that the City's insurance company is in approval of the amounts stated in the agreement.

City Attorney Combs recommended that staff get something in the file from the insurance company approving the amounts in the agreement.

A **motion** was made by Councilmember Mulvihill and **seconded** by Councilmember Boston to adopt Resolution No. 08-839, authorizing the Mayor to execute an between the City of Black Diamond and the Black Diamond Community Center pending the City's insurance companies review and approval. Motion **passed** with all voting in favor (4-0).

Councilmember Olness re-entered the meeting.

Resolution No. 08-540, Purchase Agreement with Dietrich-Post Company for Plotter

Natural Resources Director Nix reported staff is ready to move forward in the purchase of a HP T1100MFP Designjet Plotter in the development of the City's Geographic Information System (GIS). Three bids were obtained from local vendors and the low bid is being brought forward for City Council approval of the purchase. In addition, the City will be purchasing three (3) ArcGIS ArcView single use software licenses.

Mr. Nix mentioned funding for the purchase will be provided from the Funding Agreement with YarrowBay.

A **motion** was made by Councilmember Olness and **seconded** by Councilmember Hanson to authorize the Mayor to execute a Purchase Agreement with Dietrich-Post Company for the purchase of a multi function printer and three ArcGIS ArcView single use software licenses. Motion **passed** with all voting in favor (5-0).

DEPARTMENT REPORTS:

Public Works - Public Works Director Boettcher updated Council on the following projects: Overlay Project; Library utility pole; risk management assessment by our insurance carrier, and the Community Development Block Grant Application for Phase 2 of the Morgan Street sidewalk.

MAYOR'S REPORT:

Mayor Botts reminded Council of the Study Session scheduled for Monday, September 8, 2008. The study session will be a bus tour of various communities with Master Planned Developments. The bus will leave City Hall at 9:00 a.m. and it expected to return at approximately 5:00 p.m. Mayor Botts also mentioned that the public is welcomed to attend and ask that they contact the City Clerk to reserve a spot on the bus as seating is limited.

COUNCIL REPORTS:

Councilmember Mulvihill reported the Black Diamond Labor Day's celebration was a huge success and thanked everyone for all their hard work and support on this event.

ATTORNEY REPORT: None

PUBLIC COMMENTS: None

CONSENT AGENDA:

A **motion** was made by Councilmember Mulvihill and **seconded** by Councilmember Olness to adopt the Consent Agenda. Motion **passed** with all voting in favor (5-0). The Consent Agenda was approved as follows:

Claim Checks –September 4, 2008 No. 32143 through 32196, 32203-32209 (voided checks No. 32151-32196, 32203-32209) in the amount of \$207,776.77

Minutes – Joint Council Meeting of July 23, 2008 and Council Meeting of August 21, 2008

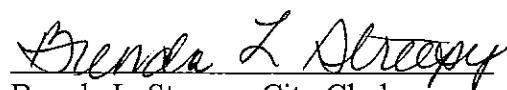
EXECUTIVE SESSION: None

ADJOURNMENT:

A **motion** was made by Councilmember Boston and **seconded** by Councilmember Bowie to adjourn the meeting. Motion **passed** with all voting in favor (5-0).

ATTEST:


Howard Botts, Mayor


Brenda L. Streepy, City Clerk