

CITY OF SHORELINE
SHORELINE CITY COUNCIL
SUMMARY MINUTES OF REGULAR MEETING

The purpose of these minutes is to capture a high-level summary of Council's discussion and action. This is not a verbatim transcript. Meeting video and audio is available on the [City's website](#).

Monday, June 27, 2022
7:00 p.m.

Council Chambers - Shoreline City Hall
17500 Midvale Avenue North

PRESENT: Mayor Scully, Deputy Mayor Robertson, Councilmembers McConnell, Mork, Roberts, Pobee, and Ramsdell

ABSENT: None.

1. CALL TO ORDER

At 7:00 p.m., the meeting was called to order by Mayor Scully who presided.

2. ROLL CALL

Upon roll call by the City Clerk, all Councilmembers were present.

(a) Proclamation of Parks, Recreation and Cultural Services Month

Mayor Scully announced the proclamation of Parks, Recreation and Cultural Services Month in Shoreline. He also brought attention to Shoreline resident, Heidi Shepherd, who received the Martin Luther King Jr. Distinguished Service Award.

3. APPROVAL OF THE AGENDA

The agenda was approved by unanimous consent.

4. REPORT OF CITY MANAGER

John Norris, Assistant City Manager, reported on various City meetings, projects, and events.

5. COUNCIL REPORTS

Deputy Mayor Robertson reported her attendance to a meeting for the Regional Transit Committee. They passed a policy to grant free transit fare to youth that will go into effect September 1, 2022.

Councilmember Ramsdell said he met with Westminster Triangle residents for an update on the park maintenance schedule and future park vision.

Mayor Scully shared that Representative Jayapal sponsored an appropriations request for the 148th Street Non-Motorized Bridge. \$4 million was approved and there is much support for the project.

6. PUBLIC COMMENT

The Council heard comments from the public from approximately 7:09 p.m. to 7:27 p.m. Written comments were also submitted to Council prior to the meeting and are available on the [City's website](#).

Courtney Ewing, Shoreline resident, requested a change to SMC 20.30.090 to increase the noticing radius from 500 feet to 1000 feet.

Rebecca Jones, Shoreline resident, advocated for the 10% tree retention in the MUR-70' zone to combat climate change.

Nancy Morris, Shoreline resident, shared support for the 10% tree retention in the MUR-70' zone to maintain sustainability and quality of life.

Kathleen Russell, Shoreline resident and representative from the Tree Preservation Code Team, urged Council to approve the 10% tree retention regulation to reduce tree loss.

Sarah G, Shoreline resident, asked Council to approve the 10% tree retention of significant trees on MUR-70 development sites with no exceptions to maintain green space.

Derek Blackwell, Shoreline resident, shared support for the 10% tree retention. He also said a sidewalk is needed north of Garden Park Apartments.

Tom McCormick, Shoreline resident, expressed support for Councilmember Ramsdell's amendment and the amendment regarding neighborhood meetings. He also shared support for increasing the noticing radius and the 10% tree retention.

7. CONSENT CALENDAR

Upon motion by Deputy Mayor Robertson and unanimously carried, 7-0, the following Consent Calendar items were approved:

(a) Approval of Minutes of Special Meeting of June 6, 2022

(b) Approval of Expenses and Payroll as of June 10, 2022 in the Amount of \$1,960,020.78

***Payroll and Benefits:**

Payroll Period	Payment Date	EFT Numbers (EF)	Payroll Checks (PR)	Benefit Checks (AP)	Amount Paid
5/15/22 - 5/28/22	6/3/2022	102639-102865	17810-17844	85850-85853	\$646,339.94
5/15/22 - 5/28/22	6/9/2022			WT1267- WT1268	\$115,211.79
					<u>\$761,551.73</u>

***Wire Transfers:**

Expense Register Dated	Wire Transfer Number	Amount Paid
6/3/2022	WT1266	\$100,000.00
6/9/2022	WT1269	\$71,746.79
		<u>\$171,746.79</u>

***Accounts Payable Claims:**

Expense Register Dated	Check Number (Begin)	Check Number (End)	Amount Paid
6/1/2022	85741	85765	\$123,166.51
6/1/2022	85766	85787	\$309,119.99
6/8/2022	85788	85820	\$188,904.82
6/8/2022	85821	85847	\$310,487.90
6/8/2022	85848	85848	\$89,207.12
6/8/2022	85849	85849	\$5,835.92
			<u>\$1,026,722.26</u>

(c) Authorizing the City Manager to Execute a Construction Contract with CDK Construction Services, Inc. in the Amount of \$6,122,540 for the Ballinger Maintenance Facility Project

(d) Authorizing the City Manager to Execute a Supplemental Parks Property Tax Levy Agreement Between the Parks and Recreation Division of the King County Department of Natural Resources and Parks and the City of Shoreline for the 148th Street Non-Motorized Bridge Project

8. ACTION ITEMS

- (a) Action on Ordinance No. 968 - Amending Chapters 20.30, 20.40, and 20.50 of the Shoreline Municipal Code to Modify Regulations for Development Within the MUR-70' Zoning District

Planning Manager, Andrew Bauer, reviewed the amendatory motions proposed by Council for consideration. He described the amendments as follows:

1. Amending SMC 20.30.297(C)(3) to add additional noticing requirements for neighborhood meetings, require an online open house, and provide a summary for both events.
2. Amending SMC 20.50.020(A)(11)(b)(2) and SMC 20.50.250(C) to clarify the ground floor commercial space requirement to allow commercial use as specified for the MUR-70' zone with exceptions.
3. Amending SMC 20.50.020(A)(11)(c) to require 20% of open space required in SMC 20.50.240 subsections (F) and (G) to be accessible to the public.
- 4a. Amending SMC 20.50.020(A)(11)(d) to require a contribution of 2% of a building construction valuation to fund public parks, open space, art, or other recreational opportunities.
- 4b. Amending SMC 20.50.020(A)(11)(d) to maintain the 1% contribution for public amenities and define acceptable forms of contribution.
5. Amending SMC 20.50.020(A)(11)(e) to require 0.25% of a building construction valuation for subarea improvements and a 1% valuation when parking is eliminated.
6. Amending SMC 20.50.020(A)(11)(f) to require buildings over the base height of 70 feet to achieve green certification, matching Tier 3 of the City's Deep Green Incentive Program.
7. Amending SMC 20.50.020(A)(11)(g) to retain the existing requirement to purchase transfer of development rights (TDR) credits.
- 8a. Amending SMC 20.50.400.C to strike the condition of a development with 100 dwelling units or 10,000 gross square feet of commercial floor area for up to a 50% parking reduction.
- 8b. Amending SMC 20.50.400.C expand parking reductions to 100%.

Deputy Mayor Robertson moved to adopt Ordinance No. 968.

Questions were brought up about the 10% tree retention requirement proposed in public comment. Mr. Baur response that since there have been no development applications in the MUR-70' zone, there have been no environmental impacts, but staff assess impacts as they go. He added that there are height incentives for developments with increased tree retention but no changes to retention are being proposed by staff.

Councilmember Mork moved Amendatory Motion No. 1 to modify the Planning Commission's recommendation for SMC 20.30.297(C)(3) to add additional noticing and public comment requirements for proposed developments in the MUR-70's zone seeking the maximum 140-foot height as set forth on Pages 4 and 5 of tonight's Staff Report.

Councilmember McConnell moved to amend Amendatory Motion No. 1 by adding an amendment to the noticing provision in SMC 20.30.090(B)(2) increasing the noticing distance from 500 feet to 1000 feet.

The motion to amend the amendment passed unanimously.

Amendatory Motion No. 1 as amended passed unanimously.

Councilmember Roberts moved Amendatory Motion No. 2 to modify the Planning Commission's recommendation for SMC 20.50.020(A)(11)(b)(2) related to ground floor commercial by deleting it in its entirety and replacing it with a new SMC 20.50.020(A)(11)(b)(2) as shown on Page 7 of tonight's Staff Report, and to include a reference to this provision in SMC 20.50.250(C) Ground floor commercial, also as shown on Page 7 of tonight's Staff Report.

Mayor Scully said there are ups and downs to the ground floor commercial requirement but believes this is the right move for the City at this time.

Amendatory Motion No. 2 passed unanimously.

Councilmember Roberts moved Amendatory Motion No. 3 to modify the Planning Commission's recommendation for SMC 20.50.020(A)(11)(c) by deleting it in its entirety and replacing it with a new SMC 20.50.020(A)(11)(c) as shown on Page 9 of tonight's Staff Report.

Amendatory Motion No. 3 passed unanimously.

Councilmember Roberts moved Amendatory Motion No. 4b to modify the Planning Commission's recommendation for SMC 20.50.020(A)(11)(d) by adding new language related to on-site art or placemaking amenities as shown on Page 10 of tonight's Staff Report.

Councilmember Ramsdell moved to amend Amendatory Motion No. 4b by substituting Amendatory Motion No. 4a to modify the Planning Commission's recommendation for SMC 20.50.020(A)(11)(d) by deleting it in its entirety

and replacing it with a new SMC 20.50.020(A)(11)(d) as shown on Page 10 of tonight's Staff Report.

It was asked if Amendatory Motion Nos. 4b and 4a were mutually exclusive and Mr. Bauer confirmed that they could not both be codified as written. Assistant City Attorney, Julie Ainsworth-Taylor, added that the language in Amendatory Motion No. 4b would not feed into Amendatory Motion No. 4a. Amendatory Motion No. 4a would maintain the current 2% contribution and speaks to open space and public parks. Amendatory Motion No. 4b would change the contribution to 1% and speaks to placemaking and public art. Developments seeking to go above the height limitations and up to the maximum 140 feet in the MUR-70' are subject to this code. Mr. Bauer mentioned that this fee has not been collected as there have been no developments in the zone. Fees paid to the City would go towards increasing the structural or physical capacity of parks.

Mayor Scully and Councilmembers Ramsdell, Mork, and Pobee stated they support the substitution motion to accept Amendatory Motion No. 4a. It was argued that funding should be maintained because Shoreline is 9.5 percent points under the generally accepted minimum standard of land set aside for public open space. Parks, trees, and open space also foster community wellbeing, increase city livability, and fight urban heat islands.

Councilmember Roberts noted that developments are expected to pay several impact fees and make frontage improvements. And, that the 2% contribution for parks was adopted at a time when there were no park impact fees. He and Deputy Mayor Robertson agreed that both fees could deter developments from building in Shoreline and they stated opposition to Amendatory Motion No. 4a.

The motion to substitute 4b with 4a passed 4-3 with Deputy Mayor Robertson, and Councilmembers McConnell and Roberts voting against.

**Amendatory Motion No. 4a passed 4-3 with Deputy Mayor Robertson, and Councilmembers McConnell and Roberts voting against.
Councilmember Roberts moved to strike all of SMC 20.50.020(A)(11)(e).**

Councilmember Roberts commented that under the current development agreement code, developers are asked to pick two components from the six listed in SMC 20.30.355(D)(6). The expectation for developers has increased as three of those items are now required. He said if the motion does not pass, a percentage will need to be specified for subarea improvements.

Mr. Bauer explained that the language is subjective as it is intended to be negotiated through the development agreement. Staff look for development opportunities for each development proposal. Mr. Norris added that Amendatory Motion No. 5 specifies a building construction valuation of 0.25%.

Deputy Mayor Robertson moved to postpone further action on Ordinance No. 968 until the implications of the votes that have already been taken can be analyzed by staff and a recommendation made for Council on how to proceed.

Deputy Mayor Robertson moved to amend her motion to postpone further action on Ordinance No. 968 until August 8, 2022, which passed by unanimous consent.

Deputy Mayor Robertson said she has concerns that Council is no longer on the same page and fully understanding the impacts of the votes.

The motion to postpone passed with 4-3 with Mayor Scully, and Councilmembers Mork and Ramsdell voting against.

9. STUDY ITEMS

- (a) Discussion of Resolution No. 492 - Providing for the Submission to the Qualified Electors of the City of Shoreline at an Election to be Held on November 8, 2022, a Proposition Authorizing the City to Increase its Regular Property Tax Levy Above the Limit Established in RCW 84.55.010 to Fund Public Safety and Community Services

CMO Management Analyst, Christina Arcidy, presented on the proposal to place a levy lid lift on the November 8, 2022 General Election Ballot. She shared that Shoreline has had two successful levy lid lifts and the current one is set to expire on December 31, 2022. If the levy lid lift is not supported by Council or voters, the new levy rate is projected to be \$1.02 and would increase annually by 1% or the implicit price deflator. Expenditures are expected to exceed revenue in 2024, however, the City is required to adopt a balanced budget. This would cause a reduction of services, the use of general fund reserves, or both.

Ms. Arcidy recalled the two options that Council previously expressed interest in. Option 1 which would set the levy rate at \$1.49 and increase City services. Option 2 would set the levy rate at \$1.40 and partially fund additional services. Services to receive funding would be determined by Council during the Biennial Budget Process. Both options would eliminate the potential 2024 budget gap and could be lifted each year by CPI. Staff recommends Option 2 which would increase the monthly levy rate by \$18 for the median assessed value home. Ms. Arcidy said the next steps for Council will be to take action on the resolution and appoint Pro and Con Committee members.

Deputy Mayor Robertson pointed out that there are other considerations along with this levy such as increases to water rates and the parks bond that will impact Shoreline residents. Mayor Scully, Deputy Mayor Robertson and Councilmember McConnell expressed support for Option 2.

A question was asked about the impact of the levy in addition to other jurisdictional fees and Ms. Arcidy explained that the specific impact is an individual experience based on home values. Administrative Services Director, Sara Lane, stated that the rate can be adjusted based on the change in valuations. It was asked if a survey was considered to gauge interest on desired services. Ms. Arcidy said that is something to consider when factual presentations are conducted to ensure people understand what they are paying for and the costs. Ms. Lane advised that the

City is not allowed to do that type of survey in conjunction or leading up to a ballot measure. Council authorized staff to begin recruiting for the Pro and Con Committees.

10. ADJOURNMENT

At 9:01 p.m., Mayor Scully declared the meeting adjourned.

Jessica Simulcik Smith, City Clerk

DRAFT