

CITY OF SHELTON, WASHINGTON - CITY COMMISSION
Business Meeting Minutes – December 19, 2011 6:00 p.m.
Shelton Civic Center

Presiding: Mayor Tarrant, Commissioner Byrne and Commissioner Pannell
Staff Present: Dave O'Leary, Vicki Look, Steve Goins, Cathy Beierle, Dennis McDonald and Lesleann Kangas

Mayor Tarrant called the meeting to order at 6:00 p.m.

Commission Reports

One or more Commissioners will attend the following activities this week:

- Criminal Justice Meeting

Public Comment - None

Mayor Tarrant recessed out of the regular meeting and opened the Community Development Block Grant Public Hearing at 6:07 p.m.

Public Hearing - FY 2012 Community Development Block Grant (CDBG) – General Purpose Grants Program – Regional Projects Manager McDonald said the purpose of this public hearing is to review community development and housing needs, inform citizens of the availability of funds and eligible uses of the state CDBG, and receive comments on proposed activities, particularly from low to moderate-income persons and persons residing in the City of Shelton. Up to \$1,000,000 may be available to the City of Shelton on a statewide competitive basis to fund public facilities, housing, economic development, or community facility projects that principally benefit low to moderate-income persons. Staff is available to receive and review proposals from eligible entities seeking coordination and acceptance by the City for eventual application submission to the Department of Commerce. In last year's cycle, the City partnered with Mason County Shelter. Interested parties should respond to the City no later than January 3, 2012. The application must be completed and submitted by March 1, 2012 for this cycle of funding. If there is more than one application the City Commission is responsible to select a single application. Miroslava June, an interpreter, presented this in Spanish.

Public Testimony – None

Mayor Tarrant closed the Community Development Block Grant Public Hearing at 6:12 p.m.

Mayor Tarrant opened the Ordinance No. 1793-1011 Public Hearing at 6:13 p.m.

Public Hearing - Ordinance No. 1793-1011 – First Reading - An Ordinance of the City of Shelton, Washington, Relating to Sewer Service; Amending Shelton Municipal Code Sections 14.28.020 through 14.28.060 – Public Works and Community and Economic Development Director Goins said this update provides for basic "cost of services" increase to the current sewer rates for 2012. The sewer rates have not increased since 2009. This increase is needed to maintain enough revenue within the Sewer Utility to support the ongoing operation and maintenance, debt service payments, and needed capital projects while maintaining a reasonable fund balance as a cushion for any unforeseen issues. The proposed 4.9 percent increase is intended to be an interim increase to allow the utility to complete a Sewer Comprehensive Plan Update including a detailed Sewer Rate Study and 6-year rate plan. With debt service payments, employee and supply costs increasing, the Sewer Utility can avoid more extensive rate increases to meet all financial needs by making annual incremental step increases to keep up with the expanding basic costs of operating our system. DH Goins requested a first reading of Ordinance No. 1793-1011 and to place this on the consent agenda for December 27, 2011.

Public Testimony

Mayor Tarrant recognized Mr. Tom Davis who asked DH Goins about the \$72.5 million capital improvements projects fund for the years 2009-2015. DH Goins said that was the assumption in the 2009. DH Goins said the largest package of funding is a loan/grant from United State Department of Agriculture that is a 40 year loan with a low interest rate. Director of Financial Services Beierle said the interest rate is not known yet but is expected to be between three and four percent.

Mayor Tarrant closed the Public Hearing for Ordinance No. 1793-1011 at 6:32 p.m.

Mayor Tarrant requested a First Reading of Ordinance No. 1793-1011 as follows:

An Ordinance of the City of Shelton, Washington, Relating to Sewer Service; Amending Shelton Municipal Code Sections 14.28.020 through 14.28.060

The Commission concurred to place Ordinance No. 1793-1011 on the consent agenda for December 27, 2011.

Consent Agenda

1. Vouchers numbered 76639 through 76741 in the amount of \$918,106.98
2. Payroll Warrants numbered 65932 through 65993 and 65996 through 66116 and 66118 through 66145 in the amount of \$700,535.56
3. Commission Meeting Minutes from:
 - Study Session of November 28, 2011
 - Business Meeting of December 5, 2011
 - Study Session of December 12, 2011
 - Special Meeting of December 13, 2011
4. Strategic and Work Plan Update
5. 2011 Budget Modification – Water and Storm Drainage Funds – Authorize the City Administrator to make necessary budget adjustments
6. Mason County Garbage Contract Amendment – Authorize the Mayor to sign
7. Ordinance No. 1795-1211 – Second Reading - An Ordinance of the City of Shelton, Washington, Vacating an Alley in Block 2, Cyphert's Addition – Infrastructure Acceptance Form
8. Ordinance No. 1798-1211 – Second Reading - An Ordinance of the City of Shelton, Washington Extending the 2011 Budget for the Street Fund, By Providing Additional Revenues and Expenditures that could not have been foreseen when the 2011 Budget for the City was Adopted

Commissioner Byrne moved to approve the consent agenda as read; Commissioner Pannell seconded the motion. A vote was taken and the motion passed.

Old Business

1. Ordinance No. 1797-1211 – First and Final – An Ordinance of the City of Shelton, Washington, Amending Shelton Municipal Code Section 17.08.034 Relating to Abatement of Dangerous or Substandard Buildings, and Section 2.36.110 Relating to Powers of the Hearings Examiner – DH Goins reported on this in detail at last weeks meeting. DH Goins said the adoption of these regulations would establish a very straightforward procedure to respond to nuisance structures that is quite a bit easier than going to superior court for a Warrant of Abatement. This final version of the ordinance reflects clarifications concerning whether the ordinance addressed residential, commercial or premises of undeveloped property. All of these are included in this final version of the ordinance. DH Goins requested the Commission adopt Ordinance No. 1797-1211.

Mayor Tarrant requested a First and Final Reading of Ordinance No. 1797-1211 as follows:

An Ordinance of the City of Shelton, Washington, Amending Shelton Municipal Code Section 17.08.034 Relating to Abatement of Dangerous or Substandard Buildings, and Section 2.36.110 Relating to Powers of the Hearings Examiner

Commissioner Pannell moved to approve Ordinance No. 1797-1211, Commissioner Byrne seconded the motion. A vote was taken and the motion passed.

New Business

1. Shelton Police Guild Union Contract 2012 Wage Opener – Management Assistant Look reported that the City of Shelton and the Shelton Police Guild approved a contract effective January 1, 2010 through December 31, 2012 with a wage opener for 2012. The Guild’s 2011 wages were analyzed and determined to be below cities identified as comparable. In clarification, this proposal is not a Cost of Living increase based on the Consumer Price Index. It is a salary adjustment to help bridge the gap between Guild members and the City’s comparables. MA Look requested a 2.5 percent salary adjustment which falls within the amount authorized by the City Commission in a Closed Session and place on the consent agenda for December 27, 2011.

The Commission concurred to place the Memorandum of Understanding between the Shelton Police Guild Union and the City of Shelton on the consent agenda for December 27, 2011.

2. Ordinance No. 1799-1211 – First Reading - An Ordinance of the City of Shelton, Washington, Relating to Solid Waste Collection; Amending Shelton Municipal Code Chapter 8 – DH Goins reported that the proposed updates address changes in the volume of containers that the City now utilizes for refuse collection and recycling programs. The City formerly used 60, 90 and 300 gallon containers, but has recently completed an upgrade of containers and now provides 65, 95, or 300 gallon containers to our customers. In addition to this update, service rates have been updated reflecting charges for 2012; no increase in residential, commercial, or curbside yard waste is proposed, and recycling would remain part of the solid waste service at no additional charge. DH Goins requested a First Reading of Ordinance No. 1799-1211 and to place this on the consent agenda for a Second Reading and approval for December 27, 2011.

*Mayor Tarrant requested a First Reading of Ordinance No. 1799-1211 as follows:
An Ordinance of the City of Shelton, Washington, Relating to Solid Waste Collection; Amending Shelton Municipal Code Chapter 8*

The Commission concurred to place Ordinance No. 1799-1211 on the consent agenda for December 27, 2011.

Administration Reports

City Administrator O’Leary said he is working with end of the year items, new commissioners, and monitoring the legislature for potential loss of City revenue.

Public Comment - None

Administrative Final Touches

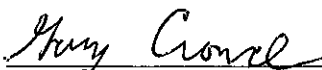
MA Look – Court/Judicial Grant

Announcement of Next Meeting

Mayor Tarrant announced the next regular Commission meeting of Monday, December 27, 2011, at 2:00 p.m.

Adjournment

As there was no further, business the meeting was adjourned at 6:50 p.m.



Mayor Cronce



City Clerk Look