

CALL TO ORDER, PLEDGE OF ALLEGIANCE, AND ROLL CALL

Mayor Hunter T. George called the regular meeting to order at 7:00 P.M. at the Roy H. Murphy Community Center, 555 Contra Costa Avenue, and led the Pledge of Allegiance. Councilmembers David M. Viafore, Shannon Reynolds, Brett Wittner, Denny Waltier, Blake Surina, and Jamie Nixon were present.

PRESIDING OFFICER'S REPORT**A. Pool and Community Center Project**

City Manager Pingel reported that a pool pre-construction meeting would take place August 16, 2019 and that a notice to proceed would be issued at that time. Pingel confirmed that a demolition permit was issued to Kassel and Associates and that they had obtained a business license. George reported on the Names Family Foundation donation would be announced during the August 17, 2019 Pool Celebration event and that the event would recognize the impact the pool has had on the community.

Linda Kay Briggs briefed the Council on the capital campaign efforts, stating the Capital Campaign team was developing a list of potential donors, a brochure, community center and pool schematic design packets, pledge forms, gift approach scripts, naming opportunity options, and Council and staff campaign. Viafore inquired if the pool would be named after the Edwards family due to their donation; Pingel indicated the Edwards Foundation had not requested to do so but that the City would approach the foundation to determine their interest. Viafore inquired if the community center would be continued to be named after Roy H. Murphy; George confirmed it would be the intent to do so. Reynolds inquired if donors could name multiple project naming options; Pingel confirmed that would be a possibility and ideal. Surina commented on including heritage opportunities such as photos and/or plaques displaying famous Fircrest athletes in the locker rooms. George and Briggs commented that project naming options would help incentivize donors and aid the City in reaching its fundraising goal. Reynolds inquired if the City would accept donations from groups and organizations; Briggs confirmed the City would. Briggs reported on the Cheney Foundation grant application, stating it was declined due to the foundation typically not granting funds to government entities but instead to non-profit organizations and grass roots efforts that deal with community challenges.

PUBLIC COMMENTS FOR ITEMS NOT ON THE AGENDA

George invited public comment; there were none.

COMMITTEE, COMMISSION, AND LIAISON REPORTS**A. Administration**

Reynolds reported on the opening of Chick-fil-A and that Nixon, as the alternate delegate, and Planning and Building Administrator Stahlnecker would be attending the August 15, 2019 Pierce County Regional Council meeting.

B. Environment, Planning and Building

Wittner reported that there would be proper security in place and police presence for the Chick-fil-A “first 100” campout promotion. Wittner reported there would be three planning issues on the August study session for discussion and would be absent from that meeting. Wittner reported that there was no news regarding on the Eaton property. Viafore requested

staff to inquire with the City of University Place to obtain any development news for the Narrows Plaza center in University Place.

Reynolds departed at 7:30 P.M. and returned at 7:33 P.M.

C. Finance, IT, Facilities

Viafore reported that the painting project at City Hall was underway and that the City Hall carpets would be replaced soon. Viafore reported that the City would host a sale of surplus city items on August 17, 2019 and inquired how it would be advertised; Finance Director Corcoran indicated it would be advertised on the website on August 14, 2019 and signage would be posted. Viafore reported that the generator transfer switch replacement was still in progress at the Public Works facility; Pingel reported on the interim solution, stating that the transfer switch would be bypassed until a new breaker box was received and installed and that if power was lost, the generator would be bypassed and not turn on.

Waltier departed at 7:33 P.M. and returned at 7:34 P.M.

D. Other Liaison Reports

George reported on the mayor's forum on affordable housing, stating he would be attending the August 14, 2019 meeting and report back to Council.

CONSENT CALENDAR

George requested the City Manager read the Consent Calendar as follows: approval of Voucher No. 213422 through Voucher Check No. 213539 in the amount of \$457,047.00; approval of Payroll Check No. 13692 through Payroll Check No. 13695 in the amount of \$7,967.90; approval of Payroll Check No. 13696 through Payroll Check No. 13701 in the amount of \$93,150.73; approval of Payroll Check No. 13702 through Payroll Check No. 13706 in the amount of \$130,045.16; approval of the July 1, 2019 Special meeting minutes; approval of the July 10, 2019 Special meeting minutes; approval of the July 15, 2019 Study Session minutes; and approval of the July 23, 2019 Regular meeting minutes. **Reynolds MOVED to approve the Consent Calendar as read; seconded by Waltier.** Viafore inquired if the voting record of the abstention for the August 13, 2019 Regular Council Meeting Location Change agenda item in the July 23, 2019 regular meeting minutes was a Scribner's error; City Attorney Smith confirmed it could be a Scribner's error as the abstention should be registered as an affirmative vote and that the final vote be 5-2. **The Motion Carried (7-0).**

PUBLIC HEARING

None scheduled.

UNFINISHED BUSINESS

There was none.

NEW BUSINESS

A. Materials Testing and Special Inspection Services Contract

Pingel briefed the Council on a proposed contract for materials testing and special inspections services for the Pool and Bathhouse project, stating this would be for things such as concrete, shotcrete, structural steel, rebar, connections, etc. **Reynolds MOVED to adopt Resolution No. 1601, authorizing the City Manager to execute a contract for materials testing and**

special inspection services for Fircrest Pool and Bathhouse project with Materials Testing & Consulting, Inc.; seconded by Nixon. George invited councilmember comment; Viafore inquired if the names of the bidders could be disclosed to Council as part of the agenda summary and if there were any limitations to the total cost. Pingel indicated he would include the names of the bidders in future agenda summaries and stated the contractor would charge the City for actual work performed and that no work would be performed beyond the cost estimate without prior authorization from the City if anticipated costs exceeded the budget estimate for services of \$17,152. George invited public comment; none were provided. **The Motion Carried (7-0).**

B. Project Inspection and Reporting Services Contract

Pingel briefed the Council on a proposed contract for project inspection and reporting services for the Pool and Bathhouse project, stating Parametrix would act as the City's onsite project manager and help ensure the construction team stays on time and on budget. Viafore inquired on the estimated completion date; Pingel indicated June 12, 2019. **Reynolds MOVED to adopt Resolution No. 1602, authorizing the City Manager to execute a contract for project inspection and reporting services for the Fircrest Pool and Bathhouse project with Parametrix; seconded by Surina.** George invited councilmember comment; none were provided. George invited public comment; none were provided. **The Motion Carried (7-0).**

C. Geotechnical Services Contract

Pingel briefed the Council on the proposed contract for geotechnical services for the Pool and Bathhouse project, stating this would provide geotechnical construction observation services to ensure soils and fill are sound along with building foundation elements that would be built on the soils and fill. Pingel stated he anticipated there would be a contract amendment for services changing depending on what was discovered after breaking ground. Waltier inquired about mitigation options; Pingel indicated there were and those options depended on the circumstances. Surina inquired on the previous geotechnical work; Pingel stated the same company performed the geotechnical survey and soils report, and noted that the circumstances would be unknown until the ground was broken. **Reynolds MOVED to adopt Resolution No. 1603, authorizing the City Manager to execute a contract for geotechnical services for the Fircrest Pool and Bathhouse project with GeoEngineers, Inc.; seconded by Surina.** George invited councilmember comment; none were provided. George invited public comment; none were provided. **The Motion Carried (7-0).**

D. Department of Commerce Grant Contract

Pingel briefed the Council on the proposed grant contract with the Department of Commerce for the \$750,000 secured through 2018 State Supplemental Capital Budget. **Reynolds MOVED to adopt Resolution No. 1604, authorizing the City Manager to execute a grant contract with the Washington Department of Commerce for \$750,000 for the Fircrest Community Pool project as approved by the Washington State Legislature through the State Capital Budget; seconded by Surina.** George invited councilmember comment; Viafore inquired on the actual grant amount to be dispersed of \$727,500.00. Pingel indicated the administration fee from the Department of Commerce was deducted from the \$750,000 award, and stated that there would be a maximum administration of \$30,000 for the \$1,000,000 award for the Community Center. George invited public comment; none were provided. **The Motion Carried (7-0).**

E. Farallone Avenue Sanitary Sewer Connection Project Contract

Pingel briefed the Council on the proposed contract for the Farallone Avenue Sanitary Sewer Connection project to Pape & Sons Contractors, LLC, stating the low bid, Pape & Sons was the low bid, and that Pape & Sons has also done prior projects with the City and those projects were successful. **Reynolds MOVED the City Council authorize the City Manager to award the contract for the Farallone Avenue Sanitary Sewer Connection project to Pape & Sons Contractors, LLC for \$106,212.58 plus a contingency amount of \$10,000.00 for a total of \$116,212.58 to prepare and execute the required contract documents, and to give the “Notice to Proceed” to commence construction of the project; seconded by Nixon.** George invited councilmember comment; none were provided. George invited public comment; none were provided. **The Motion Carried (7-0).**

CITY MANAGER COMMENTS

Pingel reported that the Electron Way angle-in parking paint project would occur at the end of August 2019 and information to the public would be posted soon. George emphasized the importance of communicating to the public regarding this project.

Pingel reported on the latest information from bond counsel, stating bond counsel recommended \$9 or \$9.5 million on the first issuance of the bond due to interest rates dropping. Pingel indicated that a \$9 or \$9.5 million bond issue for phase one and a \$4 or \$4.5 million for phase two would reduce the impact to property owners to a \$0.66 per thousand on assessed value. Surina inquired of the costs to resubmit for the second issuance of the bonds were included in the estimates; Pingel confirmed they were. Viafore commented on his concerns, recommending staying on course with the first issuance of \$8.5 million. George commented that the City was on track to meet fundraising goals and not need the entire \$13.5 million bond issuance, and stated that if the first issuance of bonds was \$8.5 million, there would be a good chance the second issuance would be less than the anticipated needed amount. Pingel stated current rates would result in \$0.66 per thousand on assessed value regardless whether the first issuance was \$8.5, \$9, or \$9.5 million, that economic forecasts anticipated higher rates during the second bond issuance, and clarified the higher rates would not be higher than original projections. Surina recommended maximizing the first issuance of bonds to lock in on the lower rates and commented that the fundraising efforts plus City contributions could reduce the necessity for the second issuance. Reynolds commented on the need for more information in order to make an informed decision on risk aversions and cost benefit analysis. Pingel indicated bond counsel would provide more numbers to help Council make an informed decision.

Pingel reported that AT&T requested the City to consider new terms for the lease agreement on the Hight Tank and requested feedback on their request for a 25-year lease at a reduced monthly rent payment. Viafore recommended issuing a notice to them stating the City would be interested in negotiating the terms and include the discussion of moving the location of their antennas to increase the visibility of the City’s logo. There was a brief discussion on the City’s stance, alternate options, and market rates.

Pingel reported that he would be bringing a Civil Service Commissioner appointment for Council consideration at the August 27, 2019 regular meeting.

Pingel reported that the City would be receiving two of the Marilyn Kokich sculptures on August 26, 2019 and be stored at City Hall until a more suitable place could be found.

Surina inquired about the status of the Civil Service lateral eligibility list; Chief Cheesman indicated interviews would be held on August 30, 2019 and that the Civil Service Commission would certify the list in September.

DEPARTMENT HEAD COMMENTS

- Police Chief Cheesman reported on the opening of Chick-fil-A and police presence for the opening and Chick-fil-A “first 100” campout promotion. Cheesman reported on the police efforts regarding a tent at Orchard and Emerson streets.

COUNCILMEMBER COMMENTS

- Viafore commented on his concerns regarding the proposed changes to the Pierce Transit Bylaws and requested input from the City Manager for the next meeting. Viafore requested the City Manager to transmit a letter to Tacoma Community College regarding the City’s concerns for increased traffic associated with the school’s proposed developments. George stated he would ask the Metro Park project manager to speak to the Council regarding the project. Waltier commented on his support for continuing to express the City’s concerns to Tacoma Community College. Viafore commented on his concerns about the traffic signal at Regents Boulevard and 67th Avenue W not operating properly, and requested staff to contact the City of University Place.
- Reynolds commented on her appreciation of the Kokich sculptures and requested the City to express its gratitude in a formal way.
- Wittner thanked the audience for their attendance and Cheesman for the National Night Out event. Wittner requested additional trash receptacles for the National Night Event.
- Waltier commented on the Vanguard pricing glitch.
- Viafore commented on University Place’s efforts to accept applications for a councilmember pro tempore due to councilmember Ken Grassi’s extended absence.
- Surina commented on his appreciation for the National Night Out event.
- Nixon provided no comment.
- George commented on his appreciation for the National Night Out event, and there was a brief discussion on Chick-fil-A impact to the City’s revenues and local job opportunities.

EXECUTIVE SESSION


None scheduled.

ADJOURNMENT

Waltier MOVED to adjourn the meeting at 8:28 P.M., seconded by Wittner. The Motion Carried (7-0).



Hunter T. George, Mayor



Jessica Nappi, City Clerk