

April 12, 2011 Regular Meeting Minutes  
Approved: April 26, 2011

**City of Covington  
Regular City Council Meeting Minutes  
Tuesday, April 12, 2011**

(This meeting was recorded and will be retained for a period of six years from the date of the meeting).

The Regular Meeting of the City Council of the City of Covington was called to order in the City Council Chambers, 16720 SE 271<sup>st</sup> Street, Suite 100, Covington, Washington, Tuesday, April 12, 2011, at 7:04 p.m., with Mayor Harto presiding.

**COUNCILMEMBERS PRESENT:**

Margaret Harto, Mark Lanza, David Lucavish, Marlla Mhoon, Wayne Snoey, and Jeff Wagner.

**COUNCILMEMBERS ABSENT:**

Jim Scott

**STAFF PRESENT:**

Derek Matheson, City Manager; Glenn Akramoff, Public Works Director; Noreen Beaufriere, Personnel Manager; Salina Lyons, Senior Planner; Scott Thomas, Parks & Recreation Director; Sara Springer, City Attorney; and Joan Michaud, Deputy City Clerk.

**Council Action: Councilmember Snoey moved and Councilmember Lanza seconded to excuse Councilmember Scott who was out of town attending his daughter's wedding. Vote: 6-0. Motion carried.**

Mayor Margaret Harto opened the meeting with the Pledge of Allegiance.

**APPROVAL OF AGENDA:**

**Council Action: Councilmember Wagner moved and Councilmember Mhoon seconded to approve the Agenda. Vote: 6-0. Motion carried.**

**PUBLIC COMMUNICATION:**

Dave Baugh and Brandon Anderson of Anderson, Baugh & Associates, LLC gave a presentation on "The Northern Notch" which included objectives, site aerial view, property history, King County district growth from 2000 – 2010, adjacent areas of concern, Covington land use and zoning maps, and requested actions for 2011.

**Council Action: There was Council consensus to add a discussion regarding Anderson, Baugh & Associates, LLC's requested Council actions as New Business Item 4 on the agenda.**

**PUBLIC COMMENT:**

Mayor Harto called for public comments.

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**Barbara Burnsed, 19059 SE Wax Road, owner of a storage business located in the Northern Notch**, spoke in support of annexation of the notch and support of the Anderson, Baugh & Associates requested actions.

**Henrik Sortun, resident of greater Kent area since 1929**, urged Council to take action on “The “Northern Notch.”

**Brandon Anderson of Anderson, Baugh & Associates, LLC**, addressed Councilmember Mhooon’s question regarding why the presentation focused on only a portion of the notch and not the entire area. Mr. Anderson explained various reasoning for this including assisting Covington in maintaining control of the area.

There being no further comments, Mayor Harto closed the public comment period.

**APPROVE CONSENT AGENDA:**

C-1. Approval of Minutes: March 8, 2011 City Council Special and Regular Meeting Minutes; March 15, 2011 City Council Joint Meeting with Covington Water District and Soos Creek Water & Sewer District Minutes; and March 22, 2011 City Council Special and Regular Meeting Minutes.

C-2. Approval of Vouchers: Vouchers #25061-25126, in the Amount of \$125,467.37, Dated March 21, 2011; Payroll Checks #8560-8568, Inclusive, Plus Employee Direct Deposits in the Amount of \$219,668.67, Dated March 18, 2011; and Payroll Checks #5134171-5134190, Inclusive, Plus Employee Direct Deposits in the Amount of \$123,149.63, Dated April 1, 2011.

C-3. Approve Wingfield Boundary Line Adjustment and Quit Claim Deed.

**Council Action: Councilmember Wagner moved and Councilmember Lucavish seconded to approve the Consent Agenda. Vote: 6-0. Motion carried.**

**NEW BUSINESS:**

1. Discuss Planning Commission Recommendation for 2011 Comprehensive Plan Amendment.

Senior Planner Salina Lyons gave a brief staff report on this item outlining Council’s timeline for this process.

Councilmember Snoey asked for clarification on the docket timeline process; and City Manager Derek Matheson provided an answer.

2. Set Date for Public Hearing on MultiCare’s Appeal of Right-of-Way Decision.

Senior Planner Salina Lyons gave the staff report on this item.

**Council Action: Councilmember Wagner moved and Councilmember Snoey seconded to set the public hearing for April 26, 2011, to hear and issue a decision on MultiCare**

**Covington Medical Center's appeal to the requirements of CMC 12.115.010. Vote: 6-0. Motion carried.**

3. Debrief Joint Meeting with Utility Districts.

City Manager Derek Matheson gave the staff report on this item noting the two issues that generated extensive discussion at the joint meeting with the utility districts: the Water District's water connection fees and the Water District's requirement that development install water infrastructure commensurate with the zoning code rather than that specific development project.

Councilmembers discussed and asked questions. Councilmember Snoey requested that a third item regarding water rates be added to the issues. City Manager Derek Matheson agreed to add that item on the work group discussion agenda.

**Council Action: There was Council consensus to direct staff to explore with Covington Water District staff the creation of a City/Covington Water District staff-level work group to work on the issues and report back to Council; and, additionally, if such a group is created, to invite Soos Creek Water and Sewer District to join.**

4. Discussion to Consider Action/Opinion on the Anderson, Baugh & Associates, LLC Proposal.

Councilmembers discussed the first part of this request regarding sending a letter to the King County Council.

**Council Action: Councilmember Snoey moved and Councilmember Lanza seconded to request staff to prepare a letter for the Mayor's signature on behalf of the Covington City Council to King County Council that supports the inclusion of the notch in the Urban Growth Area. Vote: 5-1 (voting yes: Harto, Lanza, Lucavish, Snoey, and Wagner; voting no: Mhoon). Motion carried.**

Councilmembers then discussed the second part of this request regarding declaring an emergency and requesting this item on the docket.

**Council Action: There was Council consensus to request staff to monitor the King County Council's vote on the scoping motion; and, if favorable, to research all the other issues brought up by Council on "The Northern Notch" and provide a staff report for Council at the May 10 City Council meeting.**

**COUNCIL/STAFF COMMENTS:**

Councilmembers and staff discussed Future Agenda Topics and made comments.

**PUBLIC COMMENTS:**

Mayor Harto called for public comments.

There being no comments, Mayor Harto closed the public comment period.

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**ADJOURNMENT:**

There being no further business, the meeting was adjourned at 8:49 p.m.

Prepared by:

Submitted by:

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Joan Michaud  
Deputy City Clerk

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Sharon Scott  
City Clerk