

**STUDY SESSION  
DES MOINES CITY COUNCIL  
May 6, 2010 - 7:30 p.m.**

CALL TO ORDER – Mayor Sheckler called the meeting to order at 7:35 p.m.

PLEDGE OF ALLEGIANCE TO THE FLAG – The flag salute was led by Councilmember Sherman

ROLL CALL

Present were Mayor Sheckler; Councilmembers Matt Pina, Dan Sherman, Carmen Scott, Scott Thomasson, Melissa Musser.

Mayor Pro-Tem Dave Kaplan was absent. Councilmember Scott moved to excuse him; Councilmember Sherman, second. All the votes were ayes.

Staff present were City Manager Tony Piasecki; Assistant City Manager Lorri Ericson; Planning Building and Public Works Director Grant Fredricks; Development Services Manager Robert Ruth; Planning Manager Denise Lathrop; Assistant Director of Transportation and Engineering; Dan Brewer; Interim Economic Development Director Marion Yoshino; City Clerk Sandy Paul

COMMENTS FROM THE PUBLIC:

Kim Klose, 22722 10<sup>th</sup> Avenue South; Victoria Nichols, 916 South 220<sup>th</sup> Place; Anita Johnson, 22555 10<sup>th</sup> Avenue South; Philip Johnson, 22555 10<sup>th</sup> Avenue South; Barb Dunson, 22725 10<sup>th</sup> Avenue South; Bill Pistilli, 22738 10<sup>th</sup> Avenue South; Terri DiMaryino, 22540 8<sup>th</sup> Avenue South; Janise Disorono, 22724 ½ 10<sup>th</sup> Avenue South; Michelle Roedell, 22712 10<sup>th</sup> Avenue south; Chuck Brastrup, 22327 10<sup>th</sup> Avenue South; Keven Anderson, 815 South 216<sup>th</sup> Street; Mark Rider, 924 South 226<sup>th</sup> Place offered their comments against increased building heights thus creating a ‘wall’ along Marine View Drive that would block much of the City from its views of the water and mountains.

DISCUSSION ITEMS:

The order of the agenda was adjusted for the convenience of the audience. Item #2 was discussed first; Item #3 was discussed next; Item #1 was discussed last.

2. Planning Agency update on Marina District Design Guidelines

Staff spoke about what has been done to date to revitalize the Downtown. Shan Hoel of the Planning Agency was introduced. He talked about the work the Planning Agency has done on the Design Guidelines. He said that the Guidelines were a vision of what the community wants itself to look like, a guide to developers to know what the community wants. He said that the Planning Agency recommends adoption of the Marina District (as the Downtown area will be known) Design Guidelines. An ordinance will be created; SEPA review will be done; a public hearing will be held.

ACTION/DIRECTION

Councilmember Sherman moved to adopt Draft Resolution No. 10-065 setting the public hearing date for the Marina District Design Guidelines on Thursday, June 24, 2010, at 7:30 p.m., or as soon thereafter as the matter may be heard. Councilmember Musser second; all the votes were ayes.

BREAK – The Council recessed for a ten minute break and reconvened at 9:10 p.m.

3. Downtown Planning Update

The purpose of the discussion surrounding the Downtown Planning Update is to update the City Council on the status of the Downtown planning work and work of the Council's finance and economic Development Committee. Staff is asking for direction regarding future action items associated with the 2010 Work Program for Downtown Planning.

#### DIRECTION/ACTION

Following discussion by the Council, Mayor Sheckler offered the following:

I move to direct staff to:

1. Prepare an ordinance amending the permitted uses section of Chapter 18.27 D-C Downtown Commercial Zone of the DMMC; and
2. Complete more detailed height and zoning analysis and modeling ~~to increase~~ regarding building heights from 35 feet to between 45 and 65 feet for the following opportunity areas:
  - Central gateway – South 223<sup>rd</sup> Street and 7<sup>th</sup> Avenue South
  - North gateway – South 216<sup>th</sup> Street and Marine View Drive
  - South gateway – South 227<sup>th</sup> Street and Marine View Drive
3. Prepare a 2011 scope of work and budget to complete a comprehensive parking and circulation study for the Downtown Neighborhood.

Councilmember Musser seconded the motion. A collaborative friendly amendment, as shown in the strikeout, above, was accepted by both makers of the motion.

Mayor Sheckler and Councilmembers Scott, Musser and Pina voted in the affirmative; Councilmembers Thomasson and Sherman voted against the motion. The motion was passed.

1. Draft New Development Agreement with Port of Seattle on Des Moines Creek Business Park

Staff presented an update on the status of the Federal Aviation Agency (FAA) relating to the Des Moines Creek property. The Council discussed the suggested motion further directing staff work.

#### ACTION/DIRECTION

Councilmember Sherman moved to ~~approve the staff recommended property transfer process and~~ direct staff to provide Council a draft resolution on the May 13<sup>th</sup> consent Calendar setting a June 10 Public Hearing to consider Draft Ordinances 10-069 and 10-070 and the Draft Second Addendum to the First Development Agreement with the Port of Seattle regarding compensation for dedicated and deeded rights of way, and purchase of right of way frontage for the Des Moines Creek Business Park. The strikeout language was included in the staff recommended motion. Councilmember Sherman did not use that language in his motion.

Mayor Sheckler seconded the motion. The vote was unanimously in favor of approving the motion as stated, 6-0.

NEXT MEETING DATE: Regular Meeting May 13, 2009.

#### ADJOURNMENT

Councilmember Pina moved to adjourn; Councilmember Sherman, second. The votes were all ayes. The meeting was adjourned at 10:30 p.m.