

**CITY OF ISSAQUAH
City Council Regular Meeting**

7:00 PM
September 5, 2017

Council Chambers
135 E. Sunset Way

MINUTES

COUNCIL AND ADMINISTRATIVE PERSONNEL PRESENT

Councilmembers:

Eileen Barber (*Excused Absence*)
Mariah Bettise
Stacy Goodman
Tola Marts
Mary Lou Pauly
Bill Ramos
Paul Winterstein

Administration/Staff:

Fred Butler, Mayor
Bob Harrison, City Administrator
Jim Haney, City Attorney
Tisha Gieser, Deputy City Clerk

CALL TO ORDER

Mayor Butler called the meeting to order at 7:00 PM.

PLEDGE OF ALLEGIANCE

Mayor Butler led the Pledge of Allegiance.

SPECIAL BUSINESS

- a) AB 7453 -Welcoming Week Proclamation

Mayor Butler proclaimed September 15 through September 24, 2017 Eastside Welcoming Week in the City of Issaquah. This joint proclamation includes Bellevue, Issaquah, Kirkland, Redmond and Sammamish. Margarita Leas, Marisol Visser and Marisa Garcia of the Issaquah School Foundation's Cultural Bridges Program accepted the proclamation.

AUDIENCE COMMENTS

The following individuals spoke in opposition to the proposed ban on community health engagement locations (AB 7471):

- Mark Cooke, representing the ACLU of Washington
- Michael Roberts, 145 Newport Way NW
- Marlys McConnell, 118 140th Place NE, Bellevue
- Barb de Michele, 580 Front Street South

The following individuals spoke in support of the Teen Cafe proposal (AB 7451):

- Jody Jones Turner, 260 NE Alder St.
- Ryan Heidy, 4104 182nd Ave. SE
- Karen Crowe, 26415 SE Old Black Nugget Road
- Olivia Van Ry, 12255 210th Place SE
- Jerry Blackburn, representing Friends of Youth, also expressed concerns with the proposed ban on community health engagement locations (AB 7471).

- Terry Pottmeyer, representing Friends of Youth, also urged an engaging public process be provided regarding the community health engagement locations proposal (AB 7471).

The following other comments were provided:

Elizabeth Maupin, 100 Big Bear Place, spoke regarding the proposed ban on community health engagement locations (AB 7471).

Erin Christianson, 1107 Pine Crest Circle NE, spoke in support of a potential school site in the Issaquah Highlands (AB 7433).

Jennifer Halberstam, 1017 Pine Crest Circle NE, spoke in support of a potential school site in the Issaquah Highlands (AB 7433).

Julia Cooke, 185 2nd Ave. SE, expressed concern with the proposed location of the Teen Cafe (AB 7451) (handout provided).

Skip Rowley, 1595 NW Gilman Blvd., spoke regarding his desire for the community to weigh in on the community health engagement locations proposal (AB 7471).

Steve Pereira, 170 NW Dogwood St., spoke regarding the red-light camera study (AB 7465).

Connie Marsh, Squak Mountain, spoke regarding the importance of public process on issues that come before the City Council.

Mary Lynch, 2690 NW Oakcrest Drive, requested a more transparent use of City facilities and urged citizens drive slowly and safely, particularly in school zones.

Ken Esemann, 2473 NW Stoney Creek Dr., suggested a review of City code against City vision and regarding speeding and affordable housing.

Brad, Squak Mountain, spoke regarding Recovery Month.

COMMITTEE / REGIONAL REPORTS

Councilmember Bettise:

- Sound Cities Association Public Issues Committee – The next meeting will be held Sept. 13, 2017.
- Eastside Human Services Forum Board – The next meeting will be held Sept. 20, 2017.
- Economic Development Council of Seattle and King County – The next meeting will be held Sept. 20, 2017.
- King County Conservation District Committee – The next meeting will be held Sept. 20, 2017.

Councilmember Ramos:

- Infrastructure Committee – Summarized the previous meeting.
- Regional Transit Committee – Summarized the previous meeting.

Councilmember Winterstein:

- Puget Sound Regional Council (PSRC) Growth Management Policy Board – The next meeting will be held Sept 7, 2017.

Councilmember Tola Marts:

- Next Generation 911 Technology Leadership Group – An informational meeting will be held Sept. 11, 2017.
- Services & Safety Committee – The next meeting will be held Sept. 12, 2017.

Deputy Council President Pauly:

- Eastside Fire & Rescue (EFR) Finance & Administrative Committee – Summarized the previous meeting. The next meeting will be held Oct. 25, 2017.

Council President Goodman:

- Land & Shore Committee – Summarized the previous meeting. The next meeting will be held Sept 7, 2017.

MAYOR'S REPORT

- There will not be an Executive Session held this evening.
- Maple Street has been closed to add a mini-roundabout at the Trader Joe's/Target intersection that will improve function and safety, and provide a more intuitive intersection for pedestrians and drivers. Rectangular rapid flashing beacons are also being installed for the pedestrian crossings on Maple Street. The closure will last until Sept. 26.
- Participated in a ribbon cutting for the new Clark Elementary School and welcomed our community to this beautiful new facility.

CONSENT CALENDAR

Items listed were distributed to Councilmembers in advance for study and were enacted with one motion.

IT WAS MOVED BY GOODMAN, SECONDED BY PAULY; MOTION CARRIED (6-0), TO APPROVE THE CONSENT AGENDA AS PRESENTED.

- ID 0154 - Accounts: Payables and Payroll of August 21, 2017, \$ 4,809,111.81; **Approved.**
- ID 0171 - Accounts: Payables and Payroll of September 5, 2017, \$3,206,820.50; **Approved.**
- Minutes: Council Committee-of-the-Whole, July 25, 2017; **Approved.**
- Minutes: City Council Regular Meeting, Aug. 7, 2017; **Approved.**
- Minutes: City Council Committee Work Session, Aug. 14, 2017; **Approved.**
- AB 7131 - Salmon Run Nature Park Stream Restoration; **Accepted the completion of the Salmon Run Nature Park Stream Restoration Project and authorized the release of the retainage.**
- AB 7340 - Housing Strategy, including Strategies addressing Affordable Housing (Re: Development Moratorium); **Referred AB 7340 to the September 7, 2017 Council Land & Shore Committee for review and recommendation, returning to the full Council on September 18, 2017.**

- h) AB 7416 - Department of Ecology Local Source Control Program Grant; **Authorized acceptance of State Dept. of Ecology Local Source Control Program grant funds in the amount of \$119,952.06 and execution of the grant agreement.**
- i) AB 7431 - 2018 Community Fund Grant Recommendations; **Referred AB 7431 to the September 12, 2017 Council Services & Safety Committee for review and recommendation, returning to the full Council on October 2, 2017.**
- j) AB 7444 - Lodging Tax Advisory Committee (LTAC) Mid-Year Appointment; **Confirmed appointment of Quynh Pham to the Lodging Tax Advisory Committee, term ending Dec. 31, 2017.**
- k) AB 7467 - WSDOT Trip Reduction Pilot Grant Program; **Authorized submittal of the Trip Reduction grant application to the Washington State Department of Transportation.**
- l) AB 7468 - Interlocal Agreement with Sammamish Plateau Water and Sewer District for Adjusted Sewer Service Area; **Refer AB 7468 to the September 21, 2017 Council Infrastructure Committee for review and recommendation, returning to the full Council on October 2, 2017.**
- m) AB 7469 - Franchise Agreement with Clear Wireless LLC; **Refer AB 7469 to the September 21, 2017 Council Infrastructure Committee for review and recommendation, returning to the full Council on October 2, 2017.**
- n) AB 7470 - Transfer of Cable Television Franchise from Wave Holdco to Radiant Holdings; **Adopted Ordinance No. 2802, approving the indirect change of control of Wave Division I, LLC with conditions.**
- o) AB 7474 - Interagency Agreement with Department of Ecology for Washington Conservation Corps (WCC) Services; **Referred AB 7474 to the Sept. 12, 2017 Council Services & Safety Committee for review and recommendation, returning to the full Council on Sept. 18, 2017.**

PUBLIC HEARING

- a) AB 7433 - Annexation of King County Island and Establishment of Pre-Annexation Zoning (Zoning Element is QUASI-JUDICIAL)

Acting City Attorney Zach Lell stated that the effective date of the annexation ordinances should be 45 days after passage, and recommended that this clarification be made as part of the motion to adopt the proposed ordinances.

Due to the quasi-judicial nature of the pre-annexation zoning proposal, Council was asked to make disclosures under the Appearance of Fairness Doctrine. The Acting City Attorney asked that Council disclose:

- Financial interest (property ownership, personal or business interest)
- An inability to be impartial
- Ex-parte communications outside of those included in the agenda materials

Councilmember Marts disclosed correspondence received from the school district. No substantive response was provided. The email was forwarded to the City Clerk.

Council President Goodman disclosed responding to email correspondence included in the Council agenda materials. No substantive responses were provided.

The City Attorney asked if anyone had an objection or challenge to the disclosures. None were made.

AB 7433 was introduced by Mayor Butler and presented by Keith Niven, Economic & Development Services Director.

Mayor Butler opened the public hearing at 8:40 PM.

The following individuals spoke in support of a school at the proposed location in the Issaquah Highlands:

- Nancy Skerritt, 3020 NE Magnolia St.
- Connie Fletcher, 321 NW Dogwood St.
- Betsy Grant, 340 1st Ave. NE
- Becky Gordon, 4548 191st Ave. SE
- Mike Zalewski, 943 3rd Ave. NE, also encouraged exploring other sites
- Ron Thiele, representing the Issaquah School District
- Jake Kuper, representing the Issaquah School District
- Barb de Michele, 580 Front St. South
- Erin Eaton, 96 Front St. South
- Anne Moore, Issaquah School Board member
- Lisa Callan, President of the Issaquah School Board
- Marnie Maraldo, Issaquah School Board member
- Steve Crawford, representing the Issaquah School District
- Sara Niegowski, Pine Crest Loop
- Annie Lau, 1191 Pine Crest Circle

The following individuals spoke in opposition to a school at the proposed location in the Issaquah Highlands:

- Robert Swanson, 826 4th Ave. NE
- Paul Bleiweis, 955 5th Place NE

The following additional public comments were provided:

- Connie Marsh, Squak Mountain, urged Council to consider other possible uses for the land being proposed as a school site.
- David Kappler, 255 SE Andrews St., spoke regarding aspects of the property proposed to be annexed.
- Steve Pereira, 170 NW Dogwood St., spoke regarding the pre-annexation zoning proposal.
- Mary Lynch, 2690 NW Oakcrest Drive, urged the proposed school site be zoned Community Facilities - Open Space.
- Pradimnha Vosli, 4th Ave. NE, spoke regarding concerns with the capacity of the roads around the proposed school site and emergency management plans.
- Julie Clark, 915 Bear Ridge Court NW, encouraged more exploration of the school site before allowing development.
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IT WAS MOVED BY MARTS, SECONDED BY WINTERSTEIN, TO:

Adopt Ordinance No. 2803, annexing certain property known as the King County Island; requiring assumption of existing indebtedness; establishing pre-annexation zoning of said property as presented in Exhibit B of the ordinance; and additionally designating area #1C (potential school site) be zoned CF-F and area #2 (potential reservoir site) be zoned IC.

IT WAS MOVED BY GOODMAN, SECONDED BY PAULY, TO:

Amend the ordinance as follows:

~~"establish pre-annexation zoning of the said property as presented in Exhibit B of the ordinance; and additionally designating area #1C (potential school site) be zoned CF-F and area #2 (potential reservoir site) be zoned CF-F except the City-owned areas #1A, 1B, and 1C be zoned Conservancy-Recreation (C-Rec) and area #2 (WSDOT) be zoned Single-family Residential to be the comparable or the same as the existing King County zoning."~~

AMENDMENT FAILED, 2-4 (*Proponents: Goodman, Pauly*).

IT WAS MOVED BY PAULY, SECONDED BY RAMOS, TO:

Amend the ordinance as follows:

~~"...and additionally designating area #1C (potential school site) be zoned CF-F~~ CF-OS ~~and area #2 (potential reservoir site) be zoned CF-F."~~

AMENDMENT FAILED, 3-3 (*Proponents: Ramos, Bettise, Pauly; Opponents: Winterstein, Marts, Goodman*).

IT WAS MOVED BY MARTS, SECONDED BY WINTERSTEIN, TO:

Amend the ordinance as follows:

~~"...and additionally designating area #1C (potential school site) be zoned CF-F and area #2 (potential reservoir site) be zoned IC~~ CF-F ~~."~~

AMENDMENT CARRIED BY UNANIMOUS CONSENT.

MAIN MOTION AS AMENDED FAILED, 1-5 (*Proponent: Winterstein*).

- b) AB 7442 - Annexation of Bellevue Utility Island and Establishment of Pre-Annexation Zoning (Zoning Element is QUASI-JUDICIAL)

Introduced by Mayor Butler and presented by Trish Heinonen, Planning Policy Manager.

Mayor Butler opened the public hearing at 12:04 AM.

No public comment was provided.

Mayor Butler closed the public hearing at 12:05 AM.

IT WAS MOVED BY GOODMAN, SECONDED BY WINTERSTEIN, TO:

Adopt Ordinance No. 2804, establishing pre-annexation zoning for certain property known as the Bellevue Utility Parcel Island; annexing said property; and requiring assumption of existing indebtedness.

MOTION CARRIED, 6-0.

- c) AB 7313 - Capital Improvement Plan, including Transportation, 2018-2022

Introduced by Mayor Butler and presented by Jen Olson, Finance Director.

Mayor Butler opened the public hearing at 12:14 AM.

The following public comment was provided:

David Remer, 300 Datewood Court NW, recommended including a dog park in the Capital Improvement Plan.

Connie Marsh, Squak Mountain, recommended replacing funding for a splash park with a dog park.

The public hearing was closed at 12:16 AM.

Following Council discussion,

IT WAS MOVED BY GOODMAN, SECONDED BY PAULY, TO:

Approve Resolution No. 2017-13, adopting the Capital Improvement Plan for 2018-2022, including the Six-Year Transportation Improvement Program.

MOTION CARRIED, 6-0.

IT WAS MOVED BY PAULY, SECONDED BY GOODMAN, TO:

Amend the plan by moving the construction of the Providence Point project (TR 031) to 2019 [Administration to provide funding options].

AMENDMENT CARRIED, 5-1 (*Opponent: Ramos*).

IT WAS MOVED BY PAULY, SECONDED BY GOODMAN, TO:

Amend the plan by adding construction of a dog park to the CIP project list (PK 029, Park Master Planning) with a budget of \$100,000 in 2019 [funding from REET].

AMENDMENT CARRIED, 5-1 (*Opponent: Winterstein*).

IT WAS MOVED BY BETTISE, SECONDED BY PAULY, TO:

Amend the plan by moving \$1 million of future year Planning/Design/Engineering for the NW Sammamish Road project (TR-028) to 2018 or to coincide with the WSDOT I-90 Shoulder Hardening Project [funding from General Fund transfer].

AMENDMENT CARRIED, 5-1 (*Opponent: Ramos*).

d) AB 7390 - Financial Management Policy

Introduced by Mayor Butler and presented by Jennifer Olson, Finance Director.

Mayor Butler opened the public hearing at 1:00 AM.

No public comment was provided.

Mayor Butler closed the public hearing at 1:01 AM.

IT WAS MOVED BY WINTERSTEIN, SECONDED BY GOODMAN, TO:

Adopt Ordinance No. 2805, adopting a Comprehensive Financial Management Policy and repealing all separate resolutions, policies and procedures pertaining to financial management and internal control.

MOTION CARRIED, 6-0.**REGULAR BUSINESS**

a) AB 7451 - Teen Café Letter of Interest

Introduced by Mayor Butler and presented by KayLee Jaech. Following Council discussion,

IT WAS MOVED BY MARTS, SECONDED BY BETTISE, TO:

Approve the initial concept and site location of the Teen Café; and direct the Administration to coordinate with the Teen Café Committee to determine the viability of the proposed program and report the results to Council by Dec. 5, 2017.

IT WAS MOVED BY MARTS, SECONDED BY RAMOS, TO:

Amend the motion as follows:

"Approve the initial concept ~~and site location~~ of the Teen Café; and direct the Administration to coordinate with the Teen Café Committee to determine the viability and site location of the proposed program and report the results to Council by Dec. 5, 2017."

AMENDMENT CARRIED, 6-0.**MAIN MOTION AS AMENDED CARRIED, 6-0.**

b) AB 7471 - Opposing Community Health Engagement Locations, Safe Injection Sites in Issaquah

Introduced by Mayor Butler and presented by City Administrator Bob Harrison. Following Council discussion,

IT WAS MOVED BY WINTERSTEIN, SECONDED BY BETTISE, TO:

Refer AB 7471 to the Human Services Commission for input and community discussion and

report back to the Council.

IT WAS MOVED BY MARTS, SECONDED BY BETTISE, TO:

Amend the motion to include referral to the Council Services & Safety Committee.

AMENDMENT CARRIED, 6-0.

MAIN MOTION AS AMENDED CARRIED, 6-0.

c) AB 7465 - Red-Light Camera Study

Introduced by Mayor Butler and presented by Police Sergeant Ryan Raulerson.

Council requested information on enforcement of traffic violations and multi-year infraction data at a future Council work session prior to budget deliberations.

d) AB 7456 - Additional 2017 Staffing Request

Introduced by Mayor Butler and presented by City Administrator Bob Harrison. Following Council discussion,

IT WAS MOVED BY MARTS, SECONDED BY BETTISE, TO:

Authorize the following new positions in 2017, as follows:

- 1 FTE, Public Records Analyst, a new position, classified as Non-Represented, Grade N007
- 1 FTE, Construction Inspector II, an existing position, classified as ASA, Grade A080
- 1 FTE, Plan Examiner, an existing position, classified as Exempt, Grade E020

And, direct the Finance Director to increase FTE count, modify salary schedules accordingly and to include the salary, benefit and related position costs within the next 2017 budget amendment.

IT WAS MOVED BY RAMOS, SECONDED BY BETTISE, TO:

Divide the question in order to consider the positions separately.

MOTION CARRIED, 6-0.

IT WAS MOVED BY MARTS, SECONDED BY PAULY, TO:

Authorize the following new position in 2017, as follows:

- 1 FTE, Public Records Analyst, a new position, classified as Non-Represented, Grade N007

And, direct the Finance Director to increase FTE count, modify salary schedules accordingly and to include the salary, benefit and related position costs within the next 2017 budget amendment.

MOTION CARRIED, 5-1 (Opponent: Ramos).

IT WAS MOVED BY PAULY, SECONDED BY BETTISE, TO:

Authorize the following new position in 2017, as follows:

- 1 FTE, Senior Transportation Planner, classified Non-Represented, Rate TBD

And, direct the Finance Director to increase FTE count, modify salary schedules accordingly and to include the salary, benefit and related position costs within the next 2017 budget amendment.

MOTION CARRIED, 4-2 (*Opponents: Ramos, Winterstein*).

IT WAS MOVED BY MARTS, SECONDED BY BETTISE, TO:

Authorize the following new position in 2017, as follows:

- 1 FTE, Construction Inspector II, an existing position, classified as ASA, Grade A080

And, direct the Finance Director to increase FTE count, modify salary schedules accordingly and to include the salary, benefit and related position costs within the next 2017 budget amendment.

MOTION CARRIED, 6-0.

IT WAS MOVED BY MARTS, SECONDED BY BETTISE, TO:

Authorize the following new position in 2017, as follows:

- 1 FTE, Plan Examiner, an existing position, classified as Exempt, Grade E020

And, direct the Finance Director to increase FTE count, modify salary schedules accordingly and to include the salary, benefit and related position costs within the next 2017 budget amendment.

MOTION CARRIED, 6-0.

GOOD OF THE ORDER – None.

EXECUTIVE SESSION – None.

ADJOURNMENT

There being no further business to come before the Council, the meeting was adjourned at 2:40 AM, Sept. 6, 2017.

Tisha Gieser, Deputy City Clerk

Fred Butler, Mayor



**CITY COUNCIL
AGENDA BILL**
City Council Regular Meeting - 18 Sep 2017

NEW
AB 7342 -
Consent
Calendar

Architectural Fit & Urban Design (Re: Development Moratorium) | **Proposed Council Action:**
Refer to Council Land & Shore Committee

DEPARTMENT OF	Development Services, Keith Niven
COUNCIL COMMITTEE LIAISON	n/a
OTHER COUNCIL MEETINGS	n/a
EXHIBITS	A. Proposed Ordinance

POLICY & BUDGET INFO		Expenditure Required
Comp Plan Policy Nos.	LU-A2, LU-A13, LU-H2, LU-J2	\$ 0
Consistent:	n/a	Amount Budgeted
Other Policies	n/a	\$ 0

SUMMARY STATEMENT

At its meeting of September 6, 2016 the City Council voted unanimously to enact an emergency, six-month moratorium on certain types of development (Ordinance No. 2778), which was subsequently extended. Council identified six work items to address during the moratorium. Two of the work items are 1) creating architectural guidelines; and, 2) looking at urban design in Central Issaquah.

In January 2017, the City sent out a Request for Proposals (RFP) seeking a consultant to work on architecture and urban design. As stated in the RFP, "The City envisions the development of an Architectural and Urban Design Manual that will provide guidance for City staff and the City's Development Commission in the review of development proposals within the Central Issaquah area." The City selected the Portland design firm Crandall Arambula ("CA") for the work.

The draft Design Manual (Exhibit B to Ordinance) has been developed with input from City staff, the public and the Development Commission. The draft Manual has also been tested with real projects. Crandall Arambula walked the Development Commission through an evaluation of the Vale project using the Checklists in the manual; and, the draft manual was used to evaluate the proposed Gilman Lofts project and the proposed new office building and parking garage currently being designed for Costco. The Council received a presentation from Crandall Arambula at the April 10 Work Session and the July 25 Council Committee-of-the-Whole. The Planning Policy Commission reviewed the draft Manual on August 31, 2017 and recommended approval (Exhibit A to Ordinance).

The Manual, when approved, will be made part of the Central Issaquah Design & Development Standards. The provisions of the manual will be incorporated into the land use permit review for projects within Central Issaquah and will be used in conjunction with the other Design and Development Standards approved for that sub-area of the City.

Consistency With Comprehensive Plan:

LU Policy A2 Ensure that all development is consistent with the City's vision through the implementation of the Land Use Code, critical areas regulations and other development regulations.

LU Policy A13 Use innovative land use tools such as Transit-Oriented Development, Transfer of Development Rights, Development Agreements, Inclusionary Housing, Form-Based Code etc., to optimize community benefits.

LU Policy H2 Maintain development regulations that promote compatibility between uses, retain desired neighborhood character, ensure adequate light, air and open space, protect and improve environmental quality and manage potential impacts on public facilities and services by addressing features such as pervious surface ratios, density, setbacks, height, location of garages and parking areas, design standards, landscaping, and pedestrian linkages.

LU Policy J2 Inspire a community where pedestrians are priority, where buildings and open space are openly inter-related, where the site and design make a positive contribution to the Public Realm.

Administration's Recommendation:

The Administration recommends adoption of the proposed ordinance as presented.

Update:

n/a

Alternative(s):

- 1) Remand the draft manual back to the Administration for further review. [Impact: May result in an extension of the Moratorium.]
- 2) Approve the draft Manual without referral to the Council Land & Shore Committee. [Impact: Would result in less opportunity for Council deliberation.]

RECOMMENDATION

Administration / Development Services Department:

MOVE TO: Refer AB 7342 to the September 25 and October 5, 2017 Council Land & Shore Committee for review and recommendation, returning to the full Council on October 16, 2017.

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF ISSAQUAH, WASHINGTON, ADOPTING BY REFERENCE AMENDMENTS TO THE CENTRAL ISSAQUAH DEVELOPMENT AND DESIGN STANDARDS INCLUDING AN ARCHITECTURAL AND URBAN DESIGN MANUAL; AND ESTABLISHING AN EFFECTIVE DATE.

WHEREAS, the City of Issaquah Administration developed proposed amendments to the Central Issaquah Development and Design Standards in order to establish Architectural Review and Urban Design regulations for the Central Issaquah Plan area; and

WHEREAS, environmental review was done on the proposed amendments and a Determination of Nonsignificance (DNS) for a non-project action was issued on August 18, 2017 for these amendments, and required notice to the State of Washington was sent on August 29, 2017; and

WHEREAS, the comment period and appeal period for the DNS expired on September 1, 2017; and

WHEREAS, pursuant to legal notice published in *The Issaquah Sammamish Reporter* on August 18, 2017, the Planning Policy Commission held a public hearing to consider the proposed amendments on August 31, 2017; and

WHEREAS, all persons desiring to comment on the proposal were given a full and complete opportunity to be heard; and

WHEREAS, after completing the public hearing, the Planning Policy Commission decided to recommend adoption of the proposed amendments, and

WHEREAS, the Planning Policy Commission adopted findings (Exhibit A) in support of its recommendation on August 31, 2017 and thereafter forwarded its recommendation to the City Council; and

WHEREAS, the City of Issaquah Administration concurs with the Planning Policy Commission's recommendation; and

WHEREAS, the Issaquah City Council's Land and Shore Committee considered the recommendation of the Planning Policy Commission and the City of Issaquah Administration at a meeting on September 25 and October 5, 2017, and, after reviewing the recommendation has decided to recommend that the full Council adopt the recommendation as presented; and

WHEREAS, the Issaquah City Council has considered the recommendations of the Council Land and Shore Committee, the Planning Policy Commission, and the City of Issaquah Administration, and has determined to take the actions set forth in this ordinance. NOW, THEREFORE,

THE CITY COUNCIL OF THE CITY OF ISSAQUAH, WASHINGTON, DO ORDAIN AS FOLLOWS:

Section 1. Central Issaquah Development and Design Standards. The Central Issaquah Development and Design Standards are hereby amended to include a new chapter, *Chapter 18.0 Architectural and Urban Design Manual*, as set forth in Exhibit B, which is attached hereto and incorporated herein by reference as if set forth in full.

Section 2. Adoption of Findings. In support of the actions taken in this ordinance, the Issaquah City Council adopts the August 31, 2017 Findings of the Planning Policy Commission (Exhibit A).

Section 3. Ordinance to be transmitted to Department. Pursuant to RCW 36.70A.106, this Ordinance shall be transmitted to the Washington Department of Commerce as required by law.

Section 4. Severability. If any section, sentence, clause or phrase of this ordinance should be held to be invalid or unconstitutional by a court of competent jurisdiction, such invalidity

or unconstitutionality shall not affect the validity or constitutionality of any other section, sentence, clause or phrase of this ordinance.

Section 5. Effective Date. This ordinance or a summary thereof consisting of the title shall be published in the official newspaper of the City, and shall take effect and be in full force five (5) days after publication.

Passed by the City Council of the City of Issaquah, the 16th day of October, 2017.

Approved by the Mayor of the City of Issaquah, the 16th day of October, 2017.

FRED BUTLER, MAYOR

ATTEST/AUTHENTICATED:

CHRISTINE L. EGGERS, CITY CLERK

APPROVED AS TO FORM:

OFFICE OF THE CITY ATTORNEY

PUBLISHED:
EFFECTIVE DATE:
ORDINANCE NO.: / AB 7342

- Exhibits:
A: PPC Findings of Fact and Recommendation
B: Central Issaquah Development and Design Standards Amendments

Exhibit A: PPC Findings of Fact and Recommendation

Central Issaquah Development and Design Standards Amendments
Findings of Fact
CITY OF ISSAQUAH
PLANNING POLICY COMMISSION

<p>IN THE MATTER OF CONSIDERING THE CENTRAL ISSAQUAH DEVELOPMENT AND DESIGN STANDARDS AMENDMENTS FOR THE CITY OF ISSAQUAH WHICH ADDRESS ARCHITECTURAL REVIEW AND URBAN DESIGN, INCLUDING:</p> <p>Creation of an Architectural Review and Urban Design Manual to be used in development review</p>	<p>FINDINGS OF FACT, PROPOSED AMENDMENT, REVIEW RATIONALE AND RECOMMENDATION</p>
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WHEREAS, pursuant to requirements of the Growth Management Act {RCW 36.70A.130 Comprehensive Plans—Review--Amendments}; and the Issaquah Land Use Code {IMC 18.04.100-1 Levels of Review; and IMC 18.04 Appendix: Level 6 Review Land Use Code Amendments}, the Planning Policy Commission (PPC) reviewed the proposed amendments; and

WHEREAS, this amendment process is consistent with the Comprehensive Plan’s Goals and Policies; and

WHEREAS, environmental review was done on the proposed amendments and a Determination of Nonsignificance for a non-project action was advertised on August 18, 2017, for this amendment. The comment period for this decision ends on September 1, 2017, and the appeal period ends on September 1, 2017, and

WHEREAS, the public review process for the proposed amendments included a PPC public hearing on August 31, 2017, to: 1) review the proposed amendments, and 2) take public comments on the proposed amendments. Required notice to the State of Washington was sent on August 29, 2017. Legal notice of the public hearing was published in the *Issaquah Reporter* on August 18, 2017. The public hearing was held on August 31, 2017. PPC made their recommendation to City Council on this proposal, after hearing comments from the public and closing the public hearing; and

WHEREAS, all persons desiring to comment on the proposed amendment were given a full and complete opportunity to be heard; and

NOW, THEREFORE, the PPC is now satisfied that this proposed amendment is sufficiently considered, and hereby makes and enters the following: