MINUTES OF THE CITY COUNCIL
OF THE CITY OF PULLMAN
SEPTEMBER 23, 2008

Roll Call

The regular meeting of the City Council of the City of Pullman was held on September 23, 2008, at 7:30 p.m. in Council Chambers, City Hall, Pullman, Washington with the following present:

Glenn A. Johnson	Mayor
Troy Woo	Finance Director
Francis Benjamin	Councilmember
Keith Bloom	Councilmember
Ann Heath	Councilmember
Bill Paul	Councilmember
Barney Waldrop	Councilmember
Nathan Weller	Councilmember
Pat Wright	Councilmember

Call to Order

Mayor Johnson called the regular meeting to order at 7:30 p.m.

Announcements

Mayor Johnson made four announcements.

ORDER OF BUSINESS

Approval of Recommendations of Consent Agenda Items

CONSENT AGENDA

Mayor Johnson announced the Consent Agenda consisted of one item as staff has requested that Item No. 2 be removed from the Consent Agenda. Councilmember Wright moved, Councilmember Benjamin seconded to read the item on the Consent Agenda by title only.

Motion Carried.

City Attorney McAloon read the items on the Consent Agenda by title only. Councilmember Paul moved, Councilmember Benjamin seconded to adopt the Consent Agenda.

Motion Carried.

Motions

Minutes - September 16, 2008

1. The Council dispensed with the reading of the minutes of the regular meeting of September 16, 2008, and approved them as submitted.

REGULAR AGENDA

Motion

Approve Schedule for 2009 Budget

2. Mayor Johnson announced that this item had been removed from the Consent Agenda at the request of staff. Finance Director Woo presented the staff report which included an overview of the proposed schedule and asked the Council for guidance on when to conduct the preliminary budget hearing. Council concurred to conduct a special meeting on November 5.

Councilmember Wright moved, Councilmember Benjamin seconded to adopt the 2009 budget schedule as amended. The motion carried unanimously.

Discussions

WSU Fire Agreement

3. Mayor Johnson announced that a discussion is scheduled on the WSU Fire Agreement. City Supervisor Sherman presented the staff report. Councilmember Heath stated she is in favor of compromise but asked for clarification on the fire and emergency services run percentages as compared to the 2007 budget. City Supervisor Sherman responded. Councilmember Heath asked what will happen if WSU does not receive funding from the legislature for the 2009 biennium budget and if the funding is not approved if the contract can address the potential shortfall. City Supervisor Sherman responded. Councilmember Wright commented that if the funding is not approved for 2009 that future funding is not likely since the legislature will be approving a biennium budget for 2009-2011. The Council concurred to move forward with the agreement.

Certified Local Government Program

4. Mayor Johnson announced that a presentation is now scheduled on a Certified Local Government Program. Planning Director Dickinson presented the staff report which included a description of the Certified Local Government Program, steps required to apply for Certified Local Government status, the differences between the national and local historical registers, the Planning Commission's hearing comments and recommendations, and key considerations for the Council.

Councilmember Paul thanked the Planning Commission for their work on the Certified Local Government Program, suggested that the Planning Commission's recommendation to put together an ad hoc committee of nine members be reduced to five members plus one Planning Commission member. Councilmember Paul urged the Council not to rush this important issue and that the Planning Commission should be granted authority to approve design standards.

Councilmember Bloom stated he is in favor of reducing the ad hoc committee to five members plus one Planning Commission member, that the Council should review final requirements, that the Certified Local Government Program will enhance property values, that he has concerns with the funding issues, and asked what the long-term financial benefit is to the City.

Councilmember Waldrop concurred with the previous comments and stated that the ad hoc committee should have an open agenda and that he welcomes the expertise of this ad hoc committee.

Councilmember Heath asked if individual property owners will have grandfather rights when a district is approved. Planning Director Dickinson and Mayor Johnson responded. Councilmember Heath stated that she is troubled that property rights could be lost due to a majority vote to form a historic district.

Councilmember Wright stressed the importance of the autonomy of the Certified Local Government Commission and asked if they would have final authority. Planning Director Dickinson responded.
Councilmember Weller stated that he understood

the benefits of the Certified Local Government Program but had difficulty with the issue when owners are forced to abide by standards and asked what the cost of the new design standards would be to the owners. Planning Director Dickinson responded.

Councilmember Bloom clarified that there are two items that are being discussed, the Certified Local Government Program and the historic preservation district, and that they should be considered separately. Councilmember Bloom stated he is in favor of both issues to help protect the community's treasures. Councilmember Heath responded.

Councilmember Benjamin stated he was in favor of separating the issues and asked when there is a vote to establish a district, if the percentage needed for approval is based on number of owners or the amount of square feet or the number of parcels owned. Planning Director Dickinson responded. Councilmember Benjamin asked if the Certified Local Government Program was similar to a neighborhood covenant. Planning Director Dickinson responded.

Councilmember Paul stated that the two issues that Councilmember Bloom described are closely related and that the 27 guidelines that the Planning Commission discussed seemed to cover all of the design issues. Planning Director Dickinson responded.

Councilmember Benjamin spoke in favor of moving forward with the Certified Local Government Program with an ad hoc committee with five members plus one Planning Commission member and that the makeup of the committee include a stakeholder such as a landowner.

Councilmember Heath asked for further explanation on a zoning overlay provision. Planning Director Dickinson responded. Councilmember Heath asked if a zoning overlay is approved, are all of the property owners subject to the new requirements or is there grandfathering for existing property owners. Planning Director Dickinson and City Attorney McAloon responded.

Dave Gibney, 760 Reaney Way, stated that the zoning overlay would work but it would not receive the same benefits that would be received if a Certified Local Government Program was approved and that the City Council should separate the issues because a Certified Local Government Program can be put in place without adopting historic districts and spoke in support of including landlords on the ad hoc committee.

Allison Munch-Rotolo, 635 NE Illinois, speaking on behalf of the College Hill Association, spoke in favor of the Certified Local Government Program by describing its benefits, the importance of the program, and urged immediate action.

Alex Hammond, 1110 NE Indiana, stated that the ordinance will have to define the design standards, that the Certified Local Government Program is separable from the details, and that the ad hoc committee not burden planning staff

and not take away authority from the Planning Commission. Mr. Hammond spoke in favor of a larger ad hoc committee to broaden the opinions and expertise of the committee.

Councilmember Heath spoke in favor of proceeding with the Certified Local Government Program and not to let the issue sit any longer, that the issue be moved forward as soon as possible and that a timeline be set for the ad hoc committee.

Councilmember Bloom urged the Council not to rush forward, to allow proper public input.

Councilmember Wright asked for clarification that the first step in the process is to establish the Certified Local Government Program and then individuals would apply for historic district status. Planning Director Dickinson responded. Councilmember Wright and Planning Director Dickinson further discussed the process.

NEW BUSINESS

There were no items of new business.

ADJOURNMENT

Councilmember Waldrop moved, Councilmember Weller seconded to adjourn the regular meeting of the City Council.

Motion Carried.

Mayor Johnson adjourned the regular meeting of the City Council at 8:33 p.m.