



TOWN OF BEAUX ARTS VILLAGE

TOWN COUNCIL MINUTES

January 10, 2017
Hudson

Mayor Leider called the meeting to order at 7:00 pm.

PRESENT: Mayor Leider, Councilmembers John Gillem, Mike Hillberg, Cynthia Hudson, Wade Morlock, and Tom Stowe.

EXCUSED: None.

STAFF: Clerk-Treasurer Sue Ann Spens, Deputy Clerk Angela Kulp.

GUESTS: Planning Commissioner Paula Dix; WABA Secretary Susan Bogert; Gerri Armbruster, Joann Bromberg.

MINUTES: Councilmember Morlock moved to approve the December 13, 2016 minutes, as amended. Councilmember Gillem seconded.

Vote: 5 For, 0 Against, 0 Abstain. Motion carried.

WARRANTS: Councilmember Stowe noted that the warrant to Kolke Consulting was written for \$0.03 less than the invoiced amount. The warrant register was amended to correct this amount, changing the total from \$31,887.57 to \$31,887.60. Councilmember Stowe then moved to approve the amended December 31, 2016 warrants, numbers 10343 through 10362 in the amount of \$31,887.60. Councilmember Hillberg seconded.

Vote: 5 For, 0 Against, 0 Abstain. Motion carried.

Councilmember Gillem moved to approve the January 10, 2017 warrants, numbers 10363 through 10372 in the amount of \$18,010.12. Councilmember Stowe seconded.

Vote: 5 For, 0 Against, 0 Abstain. Motion carried.

CLERK'S REPORT:

WASHINGTON STATE EMERGENCY MANAGEMENT: Clerk-Treasurer Spens reported that the Town received materials regarding a new State WebEOC Policy providing access to information generated by the Washington State Emergency Management Division. Councilmember Hudson commented that she spoke with Emergency Management officials and learned that we probably only need Tier 1 access, since we do not expect to generate information to post on the EOC boards. She added that we can upgrade our access in the future if needed. After a brief discussion, it was the consensus of the Council that our access should utilize the userid Councilmember and forward information to the council@beauxarts-wa.gov email address. Clerk-Treasurer Spens will follow up to learn how to proceed.

BELLEVUE FIRE DEPARTMENT STATISTICS: Clerk-Treasurer Spens noted that Bellevue Fire recently sent year-end statistics for 2016 (with 2015's stats for comparison).

AWC LOSS PREVENTION GRANTS: Clerk-Treasurer Spens reported that the Town

received the loss-prevention reimbursement grant from AWC for reimbursement in December.

LED LIGHTING: Clerk-Treasurer Spens reported that Hunts Point plans to install a “warm” LED street light for test purposes in the near future. When that installation is complete, she will inform the Council of the light location so that Councilmembers can see an LED installation in a treed environment that more closely reflects condition in Beaux Arts. Mayor Leider added that the warmest LED lights available are 2700 Kelvin (vs. the super white 4000-Kelvin lights).

MARSHAL’S REPORT: No report.

WATER REPORT: No report.

WABA REPORT: WABA Secretary Susan Bogert reported that the visit with the Christmas Ships was a big success with more than 200 attendees. WABA will try to secure another evening visit next year so that high attendance will continue. She reminded all that WABA's Winter Dinner will be held at St. Thomas Church in Medina on Saturday January 28, 2017 from 5:30 to 7:30 pm. An important item of business will be the election of new trustees.

She reported that Bellevue Sewer Utility experienced a sewer leak on the Beaux Arts beach but was able to repair it right away.

APPEARANCES: None.

PUBLIC HEARING – PROPOSED ORDINANCE NO. 428 CREATING A CERTIFIED LOCAL GOVERNMENT: Clerk-Treasurer Spens noted that she reformatted the ordinance to fit the Town’s code standards, and during that process found some areas that she feels would benefit from clarification. Those areas are highlighted and have been discussed with Planning Commission Chair Paula Dix and Town Planner Mona Green. She recommended that the Council pose their questions tonight but not take action until a clean copy is available for final review. Mayor Leider asked if Town Attorney Stewart has reviewed the ordinance in its current form. Ms. Spens noted that Mr. Stewart has performed a cursory review but may need to complete a more thorough review in order to approve the ordinance as to form.

Mayor Leider opened the public hearing at 7:33 pm and asked Ms. Dix to give a brief overview of the Planning Commission’s work to date.

Ms. Dix noted that this ordinance comes before the Council tonight in response to the Planning Commission’s nearly two years of work studying methods for encouraging the preservation of historic homes. She reminded all that the Council’s original criteria were that the chosen program be voluntary and that it not impose costs on or a loss of revenue to the Town, which the Certified Local Government (CLG) program meets.

She explained that if the ordinance passes, the Town Council would establish a Commission to first determine the Town’s goals for historic preservation and then develop criteria for

achieving those goals. The Commission would then serve as the body to review applications for historic designation and permit applications to ensure that renovations to historic structures meet criteria to preserve the historic qualities of the structure. She added that the incentive for seeking the historic designation would be the potential for property-tax savings when a historic property is renovated in such a way as to preserve its historic characteristics.

The following questions were asked:

- Can a house be designated as historic even if it has been remodeled since its original construction? Ms. Dix replied that it would depend on the extent of the renovations.
- The tax benefits last for ten years after the structure is renovated. At that point, does the house automatically come off the Historic Register? Ms. Dix answered no house is removed from the register unless a property owner chooses to have it removed. She added that if the property owner chooses to remove the structure(s) from the register and renovations were completed less than ten years ago, the property owner will have to repay any tax benefits derived during that period.
- Can property owners qualify for tax benefits even if the Town does not participate in the CLG program? No.

Mayor Leider asked if there were any other questions. As there were not, he closed the public hearing at 7:43pm.

It was the consensus of the Council that this remains an idea worth pursuing; some wordsmithing is needed to clarify some sections. Also, the ordinance should specify if there is a cost threshold involved in any of the decision points for historic structures and should be clear than any fees incurred by the Town in the process of approving a structure for the historic designation and/or reviewing permit application to ensure that historic characteristics are preserved will be reimbursed by the property owner.

Clerk-Treasurer Spens will incorporate Council comments into an updated version of the ordinance, will forward a copy to Town Attorney Stewart for his review, and will distribute a copy to the Council prior to the distribution of February Council packets so that Councilmembers have plenty of time to review it.

NEIGHBORHOOD TRAFFIC MITIGATION: Councilmembers Stowe and Hudson commented that they have no new information on this topic, because the next meeting of this group is taking place tonight.

Mayor Leider reported that he has written to the Bellevue Transportation Department to express our concerns about obtaining baseline traffic counts and performing dynamic monitoring of traffic impacts that occur during this project, particularly as construction milestones, e.g. the Park & Ride closure, utility work, and roadwork, are achieved.

Other ideas suggested included the possibility of tolling to manage cut-through traffic and using speed radar signs that count cars as they pass. Mayor Leider asked the Council to compile a list of ideas for further discussion and to consider whether the Town wants to implement any of these ideas should Bellevue decline to do so.

MAYOR AND COUNCILMEMBER REPORTS:

SPEEDING: Councilmember Hudson commented that the Sheriff was recently enforcing speed limits with warnings. Mayor Leider added that unfortunately it was done in the afternoon before the evening commute was underway.

VILLAGE HALL: Councilmember Hudson reported that the group has reviewed materials describing similar discussions that took place years ago. They plan to make a presentation to the Council in February, which will focus on what they learned from their neighborhood meetings.

TREE WORK: Councilmember Hillberg reported that a large cedar that was overhanging 104th Ave SE has been removed. It had begun to lean far enough into the street to pose a clearance hazard for trucks, as evidenced by the number of strike marks on its trunk.

SMALL WORKS ROSTER: Councilmember Hillberg noted that he plans to begin using the Small Works Roster more to find contractors who are willing to work on public-works projects and understand the rules imposed by the State for such projects.

GRANT FOR STORMWATER SYSTEM IMPROVEMENTS: Councilmember Stowe reported that we are still waiting for FEMA's final decision about funding this project.

OTHER GRANT OPPORTUNITIES: Councilmember Stowe is looking into water and sewer grants through the State Department of Commerce to learn if Beaux Arts has any eligible projects.

PLANNING COMMISSION APPOINTMENT: Mayor Leider reported that he has appointed Aletha Howes to the Planning Commission replacing Bennett Yen. Mr. Yen finds himself traveling often for work and is unable to continue his duties. Ms. Howes assumes the remainder of Mr. Yen's term, which expires on 12/31/2017 and is eligible for reappointment to another six-year term. He asked the Council to confirm this appointment.

MOTION: Councilmember Stowe moved to confirm the appointment of Aletha Howes to Planning Commission Position No. 5 replacing Bennett Yen for a term that expires on 12/31/2017. Councilmember Hillberg seconded.

Vote: 5 For, 0 Against, 0 Abstain. Motion carried.

Mayor Leider reported that he has another appointment in the works replacing Jan Johnston whose term expired on 12/31/2016. He hopes to ask for that confirmation next month.

NEXT MEETING: Clerk-Treasurer Spens reminded the Council that the next regular Council meeting is scheduled for 7:00pm on Tuesday February 14, 2017 at Mayor Leider's house.

ADJOURN: Councilmember Hillberg moved to adjourn the meeting at 9:00 pm. Councilmember Gillem seconded.

Vote: 5 For, 0 Against, 0 Abstain. Motion carried.

Respectfully submitted,

Sue Ann Spens
Clerk-Treasurer