



MINUTES
City Council Meeting
Monday, April 19, 2021 7:00 PM

COUNCIL PRESENT: Stan Pulliam, Mayor, Jeremy Pietzold, Council President, Laurie Smallwood, Councilor, Richard Sheldon, Councilor, Kathleen Walker, Councilor, Carl Exner, Councilor, and Don Hokanson, Councilor

COUNCIL ABSENT:

STAFF PRESENT: Jordan Wheeler, City Manager, Jeff Aprati, City Recorder, Mike Walker, Public Works Director, Kelly O'Neill, Development Services Director, Tyler Deems, Deputy City Manager / Finance Director, Ernie Roberts, Police Chief, and Emily Meharg, Senior Planner

MEDIA PRESENT:

1. Meeting Format Note

The Council conducted this meeting electronically using the Zoom video conference platform. A video recording of the meeting is available on the City's YouTube channel:
https://www.youtube.com/channel/UCbYEclgC6VW_mV2UJGyvYfg

2. Pledge of Allegiance

3. Roll Call

4. Changes to the Agenda

5. Public Comment

Allison Cloo: co-organizer of Have a Gay Day; though free speech must be protected, our local government is not obliged to validate all speech. The Council may steer the conversation and project community values. Taking a neutral stance toward hate speech can create a dangerous situation, especially for residents from marginalized groups. Referenced a Proud Boys presence at the recent rally. Referred to the broad community support for the rally she helped organize, and the potential for Sandy to be a leader and project its welcoming values.

6. Response to Previous Public Comments
(none)

7. Consent Agenda

7.1. **City Council Minutes** - April 5, 2021

Councilor Walker requested an edit to the minutes to reflect that letters of intent for the recreation and trails grant are due at the end of April.

7.2. **Board Governance and Structure Amendments**

- Resolution 2021-07
- Resolution 2021-08
- Resolution 2021-09
- SandyNet Advisory Board Bylaws

Staff Report - 0406

Moved by Carl Exner, seconded by Jeremy Pietzold

Adopt the Consent Agenda as amended.

CARRIED. 7-0

Ayes: Stan Pulliam, Jeremy Pietzold, Laurie Smallwood,
Richard Sheldon, Kathleen Walker, Carl Exner, and Don
Hokanson

8. Resolutions

8.1. **Resolution 2021-06**

Authorizing Full Faith and Credit Obligations, Series 2021

Staff Report - 0408

The **Deputy City Manager** summarized the staff report.

Mayor Pulliam asked for public testimony; none was offered.

Moved by Jeremy Pietzold, seconded by Laurie Smallwood

Adopt Resolution 2021-06.

CARRIED. 7-0

Ayes: Stan Pulliam, Jeremy Pietzold, Laurie Smallwood,
Richard Sheldon, Kathleen Walker, Carl Exner, and Don
Hokanson

9. Old Business

9.1. PUBLIC HEARING (continued): House Bill 2001 Code Amendments

Consideration of Discretionary Changes

Staff Report - 0407

This public hearing was continued from the March 15, 2021 meeting.

Abstentions: none

Conflicts of Interest: none

Staff Report

The **Senior Planner** summarized the staff report, and recommended that the Council proceed to consider each amendment topic in order. The Council conducted unofficial 'straw polls' for each topic to indicate the level of support for specific proposals.

Topic 1: Duplexes and ADUs on the same lot

The Council discussed the following:

- The merits of addressing this idea during the Comprehensive Plan update process instead
- Whether property owners could simply use the variance process for these situations instead.

Straw poll results: **Exner** in favor; all other council members opposed

Topic 2: Detached and attached duplexes; Middle housing

The Council discussed the following:

- Whether detached duplexes result in a feeling of higher density
- Parking impacts of detached vs. attached duplexes
- Whether the current amendments should be limited to only what is strictly required
- The definition of the work 'duplex'
- Fire rating impacts of detached vs. attached duplexes
- Parking impacts
- Quality of life considerations related to sharing walls
- The real estate market impacts of not allowing detached duplexes

Straw poll to allow detached duplexes: **Walker** and **Hokanson** opposed; all other council members in favor

Straw poll to allow middle housing (cottage clusters, etc.): All council members opposed

Topic 3: Side-by-side and tandem parking for duplexes

The Council discussed the following:

- Whether residents will make use of tandem spaces
- Property value impacts

Straw poll for side-by-side: All council members in favor

Straw poll for tandem: All council members opposed

Topic 4: ADU square footage increase

The Council discussed the following:

- The rationale for proposing 800 square feet
- Advantages of flexibility
- Desire to discourage multiple units
- Possibilities for increasing the maximum to less than 800

Straw poll for increasing the maximum to 800 square feet: **Pulliam, Pietzold, Exner, Smallwood** in favor; **Walker, Hokanson, Sheldon** opposed

Straw poll for increasing the maximum to 720 square feet: All council members in favor

Topic 5: Orientation on transit streets

Straw poll results: All council members in favor

Topic 6: Natural hazard considerations

Straw poll results: All council members in favor

Topic 7: Parks fee in-lieu considerations

Straw poll for keeping the 'persons per unit' calculation for duplexes at 3 rather than 2: All council members in favor

Moved by Carl Exner, seconded by Kathleen Walker

Continue the public hearing to May 17, 2021.

CARRIED. 7-0

Ayes: Stan Pulliam, Jeremy Pietzold, Laurie Smallwood,
Richard Sheldon, Kathleen Walker, Carl Exner, and Don
Hokanson

9.2. **Ordinance 2021-10**

Repealing Title 18 of the Sandy Municipal Code

Staff Report - 0411

The **City Recorder** summarized the staff report.

Mayor Pulliam asked for public testimony; none was offered.

Moved by Carl Exner, seconded by Laurie Smallwood

Approve the first reading of Ordinance 2021-10.

CARRIED. 7-0

Ayes: Stan Pulliam, Jeremy Pietzold, Laurie Smallwood,
Richard Sheldon, Kathleen Walker, Carl Exner, and Don
Hokanson

Moved by Richard Sheldon, seconded by Carl Exner

Approve the second reading of Ordinance 2021-10.

CARRIED. 7-0

Ayes: Stan Pulliam, Jeremy Pietzold, Laurie Smallwood,
Richard Sheldon, Kathleen Walker, Carl Exner, and Don
Hokanson

10. New Business

10.1. Proposed Pool Reopening Task Force

Staff Report - 0414

Councilor Hokanson summarized the proposal, emphasizing the following points:

- The urgency of downloading the knowledge of the outgoing Community Services Director
- The need to provide the Council with the ability to make informed decisions on the future of the aquatic center
- The timeliness of securing stimulus funds

The Council discussed the establishment of the proposed task force. During the discussion, the following issues were explored:

- The possibility of a new pool vs. the existing facility
- The role of the task force in producing a feasibility analysis for whether the existing facility can be reopened successfully

- Whether to reduce the allowed number of members residing outside the city limits
- The possibility of leveraging the data and input previously collected in the interest of saving public funds
- Whether to explore specific funding mechanisms at this stage
- The larger context of the Community Campus project

The consensus of the Council was to name the body the Pool Exploratory Task Force, and to designate **Councilors Hokanson, Walker, and Exner** to serve on a panel to interview task force applicants.

Moved by Jeremy Pietzold, seconded by Laurie Smallwood

Establish the Pool Exploratory Task Force, limit the number of members living outside the city limits to two, and adopt the proposed bylaws as amended (retaining the proposed 'Purpose' language).

CARRIED. 7-0

Ayes: Stan Pulliam, Jeremy Pietzold, Laurie Smallwood,
Richard Sheldon, Kathleen Walker, Carl Exner, and Don
Hokanson

10.2. **Guaranteed Maximum Price Proposal for Basin 8 Inflow and Infiltration Rehabilitation Project**

Staff Report - 0410

The **Public Works Director** summarized the staff report. The Council stressed the importance of proactive communications, and expressed its desire to implement a comprehensive and professional communications plan including persuasive context and talking points, particularly given the public interest and scrutiny involved.

Moved by Don Hokanson, seconded by Carl Exner

Authorize the City Manager to negotiate a Guaranteed Maximum Price not to exceed \$5,400,000 and sign a contract with Oxbow Construction for the Basin 8 Inflow and Infiltration Reduction Project.

CARRIED. 7-0

Ayes: Stan Pulliam, Jeremy Pietzold, Laurie Smallwood,
Richard Sheldon, Kathleen Walker, Carl Exner, and Don
Hokanson

10.3. **City Manager Authority Delegation for Existing Wastewater Treatment Plant Improvements Project**

Staff Report - 0412

The **City Manager** summarized the staff report.

The Council emphasized the importance of speed in this project, particularly given the current economic conditions and the availability of contractors.

Moved by Jeremy Pietzold, seconded by Richard Sheldon

Authorize the City Manager to negotiate and approve GMP agreements and acquire equipment with long lead times for the Existing Wastewater Treatment Plant Condition Assessment Improvements Project in cases where it may not be possible to place an item before the Council for approval on the regular meeting schedule; authority not to exceed the \$5.9M estimate for the proposed work.

CARRIED. 7-0

Ayes: Stan Pulliam, Jeremy Pietzold, Laurie Smallwood,
Richard Sheldon, Kathleen Walker, Carl Exner, and Don
Hokanson

11. Report from the City Manager

The City Manager reported on the following issues:

- There are two current Library Advisory Board vacancies
 - **Councilors Walker** and **Sheldon**, and **Mayor Pulliam** were designated to serve on an interview panel
- The upcoming Budget Committee process
- The upcoming State Ways and Means testimony opportunity
 - **Councilor Smallwood** volunteered to deliver the testimony on behalf of the Council
 - The Council discussed the following issues:
 - The need to show support in numbers
 - The possibility that fewer priorities may be better
 - Whether to engage a government relations / lobbyist firm to assist; the Council agreed that this should be done, and **Councilors Smallwood, Pietzold, and Walker** offered to assist in interviewing possible firms

12. Committee /Council Reports

Council Members raised the following topics:

Councilor Hokanson

- Improving staff presentations
- Integrating chat functionality during work sessions

Councilor Exner

- Progress on the Bee City USA effort
- The urgency of returning to in-person meetings
- Street deterioration on McCormick Ct
- ADA ramp issues regarding Meinig Park facilities
- Maintenance of islands in Hwy 26
- Smart signal activation on Hwy 26

Councilor Sheldon

- Improving staff reports
- Support for in-person meetings when possible

Councilor Smallwood (none)

Councilor Walker

- SOLVE event recap
- Library Advisory Board openings
- Recreational Trail Program letters of intent
- Permitting and regulation for use of public spaces, with respect to recent rallies and demonstrations
 - Moral opposition to hate speech, free speech rights notwithstanding

Council President Pietzold

- Low inventory at local car retailers and elsewhere in the economy
- Praise for the large number of shovel-ready projects
- Tickle Creek blowdowns and restoration
- Questions about the work being performed on Hwy 26 by NW Natural

Mayor Pulliam

- Upcoming budget process
- 'Left turn permitted' sign to be installed at Hwy 211 / 26 intersection
- 362nd / Bell project beginning soon
- Ria's covered structure proceeding quickly
- Support for in-person / hybrid meetings
- Note that many agitators at recent rallies do not reside in Sandy

13. Staff updates

13.1. [Monthly Reports](#)

14. Adjourn



Mayor, Stan Pulliam



City Recorder, Jeff Aprati