

**CITY OF LAKE STEVENS
CITY COUNCIL WORKSHOP MEETING MINUTES**

Tuesday, March 2, 2021
By Remote Participation via Zoom

CALL TO ORDER: 6:00 p.m. by Mayor Brett Gailey

ELECTED OFFICIALS PRESENT: Mayor Brett Gailey, Councilmembers Kim Daughtry, Gary Petershagen, Shawn Frederick, Mary Dickinson, Anji Jorstad, Marcus Tagueant and Steve Ewing

STAFF MEMBERS PRESENT: City Administrator Gene Brazel, Finance Director Barb Stevens, Community Development Director Russ Wright, Public Works Director Eric Durpos, Police Chief John Dyer, Human Resources Director Anya Warrington, City Clerk Kelly Chelin, Senior Planner David Levitan, Assistant Planner Jill Needham and Building Official Ryan Mumma

Mayor Gailey called the workshop to order at 6:00 p.m.

Title 17 Amendments to Code Enforcement Process Discussion

Building Official Mumma stated that as discussed in a prior council work session on November 17, 2020, staff is proposing to amend the Lake Stevens Municipal Code regarding enforcement of violations of municipal code. To this end, staff has been working on edits to revamp and streamline the process and complete general housekeeping of the code. These amendments are aimed to clarify the current process, remove conflicting provisions, and create additional enforcement tools for efficiency in resolving violation cases.

The Lake Stevens Municipal Code currently has one title, Chapter 17, which is dedicated to enforcement of criminal and civil violations of municipal code. However, there are conflicting provisions for enforcement of violations and/or penalties in at least three other titles, Chapters 8, 9, and 14. By combining or repealing some of these provisions staff believes the enforcement procedures will be more effective, while still retaining the primary goal of obtaining voluntary compliance and reserving the need for monetary penalties, advanced enforcement, and abatement by the City only where voluntary compliance cannot be achieved. Staff will present draft portions of the updated Chapter 17 over separate council sessions for council review of the progress to date. Ultimately, staff will present a complete and final draft of Chapter 17 for council's review and approval.

Council discussed the amendments. This item will come back for further discussion at a future Council Meeting.

Permissible Use Chapter Revisions Update Discussion

Assistant Planner Needham explained that staff introduced potential amendments to the Permissible Uses Chapter of the Land Use Code (LSMC 14.40) during the Council's December 1, 2020 Workshop Meeting. Over the past three months, staff has continued to work with the Planning Commission on ways to consolidate uses, reduce or eliminate redundant land use processes, and establish clear and objective performance standards for specific uses. At the Commission's January 6 and February 3 meetings, staff introduced drafts of three new tables for the three different use categories: Residential, Non-Residential, and Special Uses. The three

tables are included in Exhibits 1, 2, and 3, respectively, and staff continues to fill them in and add footnotes and links to relevant code sections.

As reviewed with the Commission, staff has separated the uses contained in the existing permissible use table (Table 14.40-I) into the three tables identified above. Uses are generally classified using the North American Industrial Classification System (NAICS) in order to better integrate the permissible use table with the City's business license program. NAICS codes are shown in the left-hand column of each table, as applicable. Individual use classifications are included in the second left most column with zones running along the top row. Zones not present in the current use table have been added to the proposed table drafts, including the Commercial District (CD), Business District (BD), and the Central Business District (CBD). Although these zones are mostly contained within Subareas, each zone contains some parcels located outside of the subarea boundaries. Subarea permissible uses are currently included in their own chapter, LSMC 14.38, and are proposed to stay separate from Chapter 14.40. Staff will continue to work with Planning Commission regarding the interaction between these two chapters.

Staff will be discussing the use of performance standards and the applicability of the Conditional Use Permit process and Administrative Conditional Use Permit process with the Planning Commission at their March 17, 2021 meeting. As staff continues its work, it anticipates holding two additional work sessions with the Planning Commission and one additional work session with City Council prior to holding public hearings, which are likely to occur in late spring or early summer 2021.

Note: Councilmember Frederick arrived at 6:25 p.m.

The Council discussed the revisions. This item will come back for further discussion at a future Council Meeting.

The Council discussed Aquafest for 2021. Decisions will need to be made soon about this year's Aquafest.

City Administrator Brazel relayed to Council that from now on the Council staff reports, there will be a line added to indicate that the City Attorney has reviewed.

Mayor Gailey reported that the row house is being prepped to be moved on Tuesday.

Adjourn:

Hearing no further business, the meeting adjourned at 6:32 p.m.


Brett Gailey, Mayor
Kelly M. Chelin, City Clerk