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CITY COUNCIL MINUTES

City Council Chambers, 4:00 P. M.
Tuesday, March 21, 1967

Council met in regular session. Present on roll call 6: Bott, Cvitanich, Finnigan, Herrmann, Murtland and Price. Absent 3: Haley, Johnson and Mayor Tollefson.

In the absence of Mayor Tollefson, Deputy Mayor Herrmann presided.

Deputy Mayor Herrmann welcomed the students who were attending the Council meeting during Student Government Day.

Mr. Rowlands, City Manager, explained that the staff has been very happy having as their guests students from Stadium, Wilson, Mt. Tahoma, Lincoln and Bellarmine High Schools for Student Government day. He introduced the students who were counterparts for the City Council members, Mayor, City Manager and Department Directors for the day.

Deputy Mayor Herrmann and Mr. Rowlands, City Manager, presented Service Awards to 14 City employees who have been in City service for 25 and 30 years.

The recipients were congratulated by Mr. Rowlands, City Manager, Deputy Mayor Herrmann and City Council members.

Mr. Finnigan moved that the minutes of the meeting of March 7, 1967 be approved as submitted. Seconded by Mr. Bott. Voice vote taken. Motion carried.

COMMUNICATION:

A communication from Mayor H. M. Tollefson designating Marshall McCormick, a bonded person, as His Proxy to manually sign the \$38,900,000 Light and Power Revenue Bonds of the City effective on March 29, 1967.

Placed on filed.

HEARINGS & APPEALS:

a. This is the date set for hearing on the petition submitted by Joseph Kotas for the vacation of property on So. C and alley lying east and west between So. 72nd to a point approximately 300 feet south.

No protests being made, Mrs. Price moved to concur in the recommendation of the Planning Commission to approve the vacation, and that an ordinance be drafted approving same. Seconded by Mr. Murtland. Voice vote taken. Motion carried.

b. This is the date set for hearing on the petition submitted by Robert Comfort et al, for the rezoning of property located at the S.E. corner of So. 19th and Lawrence St. extended, from an "R-2-TM" to an "R-2-T" District.

Mr. Buehler, Director of Planning, called the Council's attention to the agreement between the City of Tacoma and the Allenmore Medical Center Inc., relative to the number and location of driveways that will serve the above described area.

No protests being made, Mr. Finnigan moved to concur in the recommendation of the Planning Commission to approve the rezoning and that an ordinance be drafted approving same. Seconded by Mr. Cvitanich. Voice vote taken. Motion carried.

c. This is the date set for hearing on the Zoning Ordinance Text Amendment for Retirement Homes in an "R-4-L", "R-4" and "R-5" Apartment districts.

Mr. Buehler explained this amendment will also contain a conditional use when it is approved by the Planning Commission.

Mr. Murtland asked about the height restrictions.

Mr. Buehler stated the zone would restrict the height of the structure.

Warren Peterson, developer, felt this type of housing should be allowed in the urban core, where bus service is available. Unless flexibilities are present such as appear in this petition, he felt it would not be economically possible to build this type of housing under the existing Tacoma regulations.

No one appearing to protest, Mr. Murtland moved to concur in the recommendation of the Planning Commission to approve the Text change, and that an ordinance be drafted approving same. Seconded by Mrs. Price. Voice vote taken. Motion carried.

d. The City Planning Commission recommending denial of the request from Charles P. Gordon & George Long for rezoning of property located between So. 10th and So. 12th Streets from Pearl to Woodlawn from an "R-2" to an "R-4-L" District.

An appeal was filed by George Long & Charles Gordon, and the suggested date for hearing is May 2, 1967.

Mr. Murtland moved that May 2, 1967 be set as the date for hearing on the appeal filed by George Long & Charles Gordon. Seconded by Mr. Cvitanich. Voice vote taken. Motion carried.

PETITIONS:

a. Petition submitted by Frank H. Francis requesting rezoning of property on the S. E. corner of So. 54th & Pacific Ave. from an "R-2" to an "R-4-L" District.

b. Petition submitted by Walter H. Buhre requesting rezoning of property on the east side of Puget Sound Ave. between So. 66th & So. 68th Street from an "R-2" to an "R-3" District.

Referred to the Planning Commission.

RESOLUTIONS:

Resolution No. 19089

Fixing Tuesday, April 18, 1967 at 4:00 P. M. as the date for hearing on the vacation of the northwesterly & southwesterly 10 feet of the alley between No. 12th and Steele Streets. (petition of Seiwerath & MacDonough)

Mr. Finnigan moved that the resolution be adopted. Seconded by Mr. Cvitanich.

The Resolution was passed unanimously by voice vote.
Ayes 6; Nays 0; Absent 3, Haley, Johnson and Mayor Tollefson.

Resolution No. 19090

Fixing Tuesday, April 4, 1967 at 4:00 P. M. as the date for hearing on the petition for rezoning of property located at the N. E. corner of So. 66th and Sprague Ave. from an "R-2" to an "R-2T" District. (Hillcrest Properties, Inc.)

Mrs. Price moved that the resolution be adopted. Seconded by Mr. Cvitanich.

The Resolution was passed unanimously by voice vote.
Ayes 6; Nays 0; Absent 3, Haley, Johnson and Mayor Tollefson.

Resolution No. 19091

Accepting certain offers to sell real property situated within the New Tacoma Urban Renewal Project No. Wash. R-14.

Mr. Finnigan moved that the resolution be adopted. Seconded by Mrs. Price.

The Resolution was passed by voice vote.
Ayes 5; Nays 1, Cvitanich; Absent 3, Haley, Johnson and Mayor Tollefson.

Resolution No. 19092

Awarding contract to Woodworth & Co. on its bid of \$95,279.09 for L I D 4796.

Mr. Finnigan moved that the resolution be adopted. Seconded by Mr. Murtland.

The Resolution was passed unanimously by voice vote.
Ayes 6; Nays 0; Absent 3, Haley, Johnson and Mayor Tollefson.

Resolution No. 19093

Awarding contract to Murphy Lumber & Salvage Sales for W .O. 54906 for the demolition of the building at 762-14 St. Helens Ave. on its bid of \$6,198.88 incl tax.

Mr. Finnigan moved that the resolution be adopted. Seconded by Mr. Murtland.

The Resolution was passed unanimously by voice vote.
Ayes 6; Nays 0; Absent 3, Haley, Johnson and Mayor Tollefson.

Resolution No. 19094

Awarding contract to G. C. Casebolt Company on its bid of \$23,036.95 for landscaping of the area bounded by J St. and Sheridan Ave., So. 27th & So. 28th Streets. (U. R. 11651)

Mr. Murtland moved that the resolution be adopted. Seconded by Dr. Herrmann.

Mr. Rowlands stated this is the second call for bids for this project. He explained the original bids were rejected and since the architects developed a new plan for the area, new specifications were submitted. Bids were then called for, and one was received which was within the engineer's estimate.

The Resolution was passed by voice vote.
Ayes 5; Nays 1, Cvitanich; Absent 3, Haley, Johnson and Mayor Tollefson.

Resolution No. 19095

Authorizing the proper officers of the City of Tacoma to enter into an agreement with the Disabled American Veterans, Harmony Chapter No. 18 59-104 providing for the operation of the baseball Parking Lot.

Mrs. Price moved that the resolution be adopted. Seconded by Mr. Bott.

The Resolution was passed unanimously by voice vote.
Ayes 6; Nays 0; Absent 3, Haley, Johnson and Mayor Tollefson.

FINAL READING OF ORDINANCES:

Ordinance No. 18242

Amending Section 13.06.260 of the official code to change use regulations in a "T" District. (Zoning Ordinance Text Amendment)

Roll call was taken on the ordinance, resulting as follows:

Ayes 6; Nays 0; Absent 3, Haley, Johnson and Mayor Tollefson.
The Ordinance was declared passed by the Chairman.

Ordinance No. 18243

Authorizing the condemnation of property in the Green River Watershed, to protect the water supply from pollution.

Roll call was taken on the ordinance, resulting as follows:

Ayes 5; Nays 1, Cvitanich; Absent 3, Haley, Johnson and Mayor Tollefson.
The Ordinance was declared passed by the Chairman.

Ordinance No. 18244

Providing for the improvement of L I D 4807 for paving on No. 10th from Huson to Mullen and other nearby streets.

Roll call was taken on the ordinance, resulting as follows:

Ayes 5; Nays 1, Cvitanich; Absent 3, Haley, Johnson and Mayor Tollefson.
The Ordinance was declared passed by the Chairman.

Ordinance No. 18245

Providing for the improvement of L I D 4808 for paving on No. Highland from No. 30th north 550 feet and other northend streets.

Roll call was taken on the ordinance, resulting as follows:

Ayes 6; Nays 0; Absent 3, Haley, Johnson and Mayor Tollefson.
The Ordinance was declared passed by the Chairman.

Ordinance No. 18246

Providing for the improvement of L I D 4810 for paving on 6th Ave. from Orchard to Shirley Street.

Mr. George Haddow, representing the First Christian Church, explained that they could not obtain an adequate amount of protests to defeat this L.I.D. because Mr. Busch owns most of the property. He indicated that the street is of sufficient width as far as the church is concerned, as their entrance is on Orchard Street and not on 6th Avenue. He felt it was an unfair burden on the church. He noted that at the time the church was constructed, the City would not allow them to have any approaches from 6th Avenue to their property, now they feel they should not have to pay for the widening of 6th Ave.

Mr. Haddow further remarked, they are now paying for an L I D on Orchard St. He felt this improvement is of no benefit to the church and asked that their assessment be deleted. They are being assessed \$8.00 a front foot which seemed out of line compared to other L I D's.

Mr. Murtland asked why the cost is so much more.

Mr. Schuster, Director of Public Works, explained that the full cost is charged to the property owners as the City is not participating in the cost. The funds for participation for arterials had been committed to other arterials before this project was submitted. At the time of the hearing relative to the K-Mart improvement on Sixth Ave., the Council submitted two options to the petitioner; No. 1, was to widen the street from its present width of approximately 44 feet to 56 feet and to install curbs and gutters, and No. 2, to petition for a Local Improvement District. The petitioner chose to institute an L. I. D. There were two other property owners in favor of the L. I. D.

Mr. Schuster further stated, at the time the agreement was made with Mr. Busch, it was indicated that there would be no City participation.

Mr. Cvitanich remarked, at the L I D meeting Mr. Haddow asked if it were possible to allow them to have the work done by a private contractor.

Mr. Schuster stated that Mr. Hamilton, Assistant City Attorney, had indicated at the hearing that this was a contiguous part of the L. I. D. and could not be deleted.

Pastor Eugene Sabin, minister of the First Christian Church, recalled when they proposed building the church, it was advised at that particular time that their access should be on Orchard Street. In regard to the other ten acres they own along 6th Ave., the Church Board of Directors, has on record, not to sell any of the property along the Avenue as they wish this for their future needs. They are concerned relative to not being able to park on 6th Ave. They respectfully request the Council's consideration to delete their property from this L. I. D.

Mr. Murtland pointed out that the Council has to approach this problem as to whether or not the church is benefited. Since it does have a potential benefit, whether it is used or not, the benefit is there.

Mr. Haddow stated they have received bids from contractors for wiring and for installation of chubs and gutter and the bids are much less than the \$8.00 a foot that the City is charging.

Deputy Mayor Herrmann explained, this is a problem that the Council is faced with in each L. I. D. petition.

Mr. Schuster indicated that the estimate was higher than anticipated, and it is hoped that when the work is completed, the final assessment cost will be much less.

Mr. McCormick, City Attorney, explained that the State law provides two hearings, one for initiating the L. I. D. and the other for hearing on the assessment roll. At that time if a property owner feels the value of his property has not been increased by the amount of assessment, he can file a protest against the assessment roll after the work has been completed.

Roll call was taken on the ordinance, resulting as follows:

Ayes 6; Nays 0; Absent 3, Haley, Johnson and Mayor Tollefson.
The Ordinance was declared passed by the Chairman.

Ordinance No. 18247

Approving and confirming the assessment roll for L I D 5422 for water mains on So. 87th from Ainsworth to Cushman Avenue.

Roll call was taken on the ordinance, resulting as follows:

Ayes 6; Nays 0; Absent 3, Haley, Johnson and Mayor Tollefson.
The Ordinance was declared passed by the Chairman.

Ordinance No. 18248

Approving and confirming the assessment roll for L I D 3617 for sanitary sewers on Bennett St. from No. 35th to 200 feet south of No. 33rd Street.

Roll call was taken on the ordinance, resulting as follows:

Ayes 6; Nays 0; Absent 3, Haley, Johnson and Mayor Tollefson.
The Ordinance was declared passed by the Chairman.

Ordinance No. 18249

Approving and confirming the assessment roll for L I D 3621 for sanitary sewers on No. Villard from No. 14th to No. 21st Street.

Roll call was taken on the ordinance, resulting as follows:

Ayes 6; Nays 0; Absent 3, Haley, Johnson, Mayor Tollefson.
The Ordinance was declared passed by the Chairman.

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Ordinance No. 18250

Approving and confirming the assessment roll for L I D 3638 for sanitary sewers on Manitou Way from So. 62nd St. south 250 feet.

Roll call was taken on the ordinance, resulting as follows:

Ayes 6; Nays 0; Absent 3, Haley, Johnson and Mayor Tollefson.
The Ordinance was declared passed by the Chairman.

Ordinance No. 18251

Approving and confirming the assessment roll for L I D 6826 for street lighting in the vicinity of So. 12th and Aurora Avenue.

Roll call was taken on the ordinance, resulting as follows:

Ayes 6; Nays 0; Absent 3, Haley, Johnson and Mayor Tollefson.
The Ordinance was declared passed by the Chairman.'

UNFINISHED BUSINESS:

a. This is the date set over for approval by the City Council, the recommendation submitted by the L I D Committee to abandon L I D 5433 for water mains in Union Ave. from So. 19th to So. 28th Street.

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Mr. Rowlands explained, a meeting was held with members of the staff, Fire Dept., Water Dept. and with the Allenmore Hospital representatives, as well as with representatives from the Elks Club. Investigations by the staff have indicated that there is a need for the addition of water mains along Union Avenue, however, in order to serve the Allenmore Hospital, it would not be necessary that the lines extend to 27th Street. The installation could be run from So. 19th St. to So. 23rd St. In that event, there would have to be a separate petition submitted for an L I D.

Deputy Fire Chief George explained, that Allenmore Medical Center does not have a sufficient water supply in the event of a major fire. The fire representatives hope proper water service will be installed.

Mr. Rowlands stated there will be a meeting with Mr. Rasmussen of the Allenmore Hospital to find out if they wish to submit another petition for water installation.

Mr. Cvitanich asked why this wasn't taken care of when the hospital was constructed.

Deputy Chief George stated they could only go so far under the ordinances, State law, etc.

Mr. Cvitanich asked if something couldn't be done at the legislative level to change this situation. He thought there should be some minimum standards regardless.

Mr. Finnigan asked if the hospital had installed a sprinkler system.
Deputy Chief George stated they have not.

Mr. Rowlands said the staff feels the insurance industry is remiss in not giving recognition through substantially lower insurance premium costs to the value of sprinkler systems. He added, he had directed Fire Chief Reiser to submit a report on areas which are inadequately served by water.

Mr. Murtland asked Mr. McCormick if it would be in the Council's power to require sprinkler systems in hospitals, etc.

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Mr. McCormick stated he felt any provision of this kind would have to be an amendment to the building code rather than to the zoning ordinances.

A representative from the Teacher's Home Corporation read a statement from their Board favoring the installation of water mains on So. Union Ave. from So. 19th to So. 29th Streets. They felt that water mains should be installed before the sewers and paving.

Mr. Baarslag, Assistant Supt. of the Water Dept., informed the Council that water lines could be installed along side of the constructed paving without tearing up the street in some of the areas. However, this could not be done as economically as if it were to be done at this time.

Mr. Cvitanich asked how long it would take to assure any new builders they are protected with standards that should be outlined in the code without delay.

Mr. Rowlands stated it would not be too difficult for the Fire and Water Department representatives to check the situation.

Mr. Baarslag remarked at the time the furnace was installed at the Allenmore Medical Center, the architect requested that a main be stubbed in so that future service could be connected. The Water Dept. checked the premises and advised them to put a sprinkler system around the premises which would have amounted to approximately \$15,000, compared with the estimated assessment under the water main installation of approximately \$2500. The stub line is south of 19th Street and does not carry any further. It is available to the hospital any time they wish to use it.

Mr. Cvitanich remarked that he appreciated the explanations made by Mr. Baarslag and Chief George, but he was concerned with the future rezones and felt as a legislative group something should be done in regard to the water supplies in the very beginning.

Mr. Bott then moved to concur in the recommendation of the L I D Committee to abandon L I D 5433. Seconded by Mr. Finnigan. Voice vote taken. Motion carried.

b. The Director of Public Works presents the Assessment Roll for the cost of L I D 6852 for street lighting on East 43rd and 44th Sts. from McKinley Ave. to East J.

Mrs. Price moved that April 24, 1967 at 4:00 P. M. be set as the date of hearing on L I D 6852. Seconded by Mr. Murtland. Voice vote taken. Motion carried.

ITEMS FILED IN THE OFFICE OF THE CITY CLERK:

Report from the Light and Water Divisions for the month of Jan. 1967.

COMMENTS:

Mr. Rowlands informed the Council of the procedures in the Legislature in regard to HB 595 relative to the 2 1/2 cent gas tax increase, however, he added, the senate has proposed a bill for a 1 1/2 cent increase. It is anyone's guess as to what the final figure will be. If there is not an increase it will have an adverse effect on Pierce County and Tacoma. ✓

Mr. Rowlands asked to be excused from Council meetings for the next several weeks as he and Mayor Tollefson are involved with the American Society of Public Administration's annual nation-wide conference on public administration and contemporary social revolution. They are participating as members of NLC and ICMA. Mr. Rowlands added he expenses will be underwritten entirely by ICMA. ✓

Mr. Cvitanich moved that Mr. Rowlands be allowed to attend these meetings. Seconded by Mrs. Price. Voice vote taken. Motion carried.

Mr. Finnigan hoped that Mr. Rowlands could put pressure on the Bureau of Roads relative to the proposed highway into the industrial tide flats.

Mr. Rowlands stated what they were trying to do is to get the Tacoma Spur on the Interstate System. Mr. Prah, of the State Highway Commission, has stated his staff would prepare a supplementary report to the Spur report, hoping to add another three or four miles to the one and one-half miles, as in Washington, they felt it would be more feasible to have the road through the industrial area tie into Interstate No. 5 to relieve traffic.

Mr. Bott requested that another speaker be installed in the Council room so that anyone who wishes to address the Council can be heard.

Mr. Rowlands said he would look into the matter.

Mr. Cvitanich explained that the N. W. corner of No. 26th and Proctor has been the location of Washburn's grocery for years, however, there is now a gas station being constructed. He wondered what the City Council could do to eliminate the construction of gas stations in every corner of the City. In this area is the Mason Jr. High, a shopping center, etc. He said he is disturbed because of this new construction in the area.

Mr. McCormick explained that the Council could change the zones but they would still have to go before the Planning Commission.

There being no further business to come before the Council, upon motion duly seconded and passed, the meeting adjourned at 6:10 P. M.

WAM Jellison
Mayor of the City Council

Attest: Josephine Merton
City Clerk