

CITY COUNCIL MINUTES

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City Council Chambers, 4:00 P.M.
Tuesday, November 28, 1967

Council met in regular session. Present on roll call 8: Banfield, Cvitanich, Finnigan, Herrmann, Jackson, Zatkovich and Mayor Brown. Absent 1: Murland.

Mr. Finnigan moved that the minutes of the meeting of Nov. 14, 1967 be approved as submitted. Seconded by Mr. Cvitanich. Voice vote taken. Motion carried.

PLANNING & APPEALS:

a. This is the date set for hearing for the vacation of the alley between Steele and Trafton Street from the north line of South Tacoma to a point approximately 250 feet north thereof, submitted by Gold Bird, Inc.

Mr. Buehler, Planning Director, explained the petition was planned to utilize the vacated right-of-way for additional site area in connection with the owner's industrial use.

No one appearing and no protests being made, Mr. Finnigan moved to concur in the recommendation of the Planning Commission to approve the vacation and that an ordinance be drafted approving same. Voice vote taken. Motion carried.

b. This is the date set for hearing for the vacation of the west end of Fife Street between North 21st Street and Yakima Avenue, submitted by Fred Roberson.

Mr. Buehler explained the petitioner plans to utilize the proposed vacation for a twenty unit apartment complex.

Mr. Finnigan asked if this would create any problems in the traffic pattern.

Mr. Anderson, City Engineer, explained they plan on a 36-foot wide street with concrete curbs, gutters and asphalt paving. A limit on the number of apartment units have been set at twenty. With these units incorporated in the site planning there should not be any adverse effect.

No one appearing and no protests being made, Mr. Finnigan moved to concur in the recommendation of the Planning Commission to approve the vacation, and that an ordinance be drafted approving same. Voice vote taken. Motion carried.

c. This is the date set for hearing for rezoning of the west side of Fife Street between No. 21st and No. 23rd from an "R-2" and "R-3" to an "R-4-L" District, submitted by Fred Roberson.

Mr. Buehler explained this rezone request is in conjunction with the vacation of the same location.

No one appearing and no protests being made, Mr. Finnigan moved to concur in the recommendation of the Planning Commission to approve the vacation, and that an ordinance be drafted approving same. Voice vote taken. Motion carried.

PETITION-

Petition submitted by Frank Kupka requesting rezoning of the N.W. corner of So. 11th & Mason Ave. from an "R-2" to an "R-3" District.

Referred to the Planning Commission.

COMMUNICATIONS:

a. Communication from Councilmen Murrell and Sterling, since he will be absent from the next two Council meetings, he is requesting that those items that will directly affect the City's administration, the rules of business and conduct of the Council, and amendments to the City Charter, that do come before the City Council, be continued and those that are still to be proposed be delayed until a full Council can be present.

Placed on file.

b. HUD Dept. letter regarding Model Cities Program for Tacoma.

Placed on file.

RESOLUTIONS:

Resolution No. 19446 (postponed from the meeting of Nov. 21, 1967) 61-105

Authorizing the Mayor of the City of Tacoma to file an application with the Dept. of Housing and Urban Development for urban beautification and improvement of open-space and other public urban land in the estimated amount of \$8,562.00.

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

The Resolution was passed by voice vote.
Ayes 7; Nays 1, Banfield; Absent 1, Murtland.

Resolution No. 19447 (postponed from the meeting of Nov. 21, 1967) 61-106

Adopting the Beautification Program of the City of Tacoma for the year 1968.

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

Mr. Bott requested an explanation of the resolution.

Mr. Rowlands, City Manager, stated the monies are available from the Federal government at this time, but the application has to be submitted by the first of the year. The allocation of the monies will probably be made in January of 1968.

Mr. Webster, Supt. of Public Recreation for the Metropolitan

Park Board explained that the Park Board Commissioners passed a resolution adopting the Beautification Program of the City of Tacoma, which includes the Park District, the Schools and the Port of Tacoma. At a previous Park Board meeting they adopted a resolution for the Park District's portion of the total City Beautification Program requesting \$118,500.00 from the Dept. of Housing and Urban Development for the Beautification Project at Titlow Beach. This was a revision of a program that was submitted in January of 1967. It was determined that the amount of money that was applied for at that time was not available and HUD suggested that they revise the application.

Mr. Rowlands explained the report that had been submitted to the Council relative to the projects that had already been accomplished for the Beautification of the City.

Mrs. Banfield remarked that she did not approve of Federal funds for this type of project.

Mr. Stevens, Federal-State Coordinator, explained to the Council that the City has received a grant of \$2500 for the beautification of the Central Fire Station Headquarters. The Public Utilities Dept. has a grant request of \$6052 for the beautification of three electrical substations. This is a continuation of a 1966 grant for substation beautification. The other part of this application is to the Metropolitan Park District for the Titlow Park Development and for the beautification of two schools and to beautify the Port of Tacoma intersection and Lincoln Avenue.

Rev. John R. Williams, a resident, spoke in behalf of the Model City and Beautification application.

Mr. Zatkovich asked how much was the appropriation that was made last year on this same program.

Mr. Stevens explained the 1966 beautification program, which was completed in mid 1967, was a grant of approximately \$148,000. The total program cost for the various agencies involved approximately \$300,000. Two major projects from general government were the beautification of Olympic Blvd. from the Narrows Bridge to the Fire Station on Sixth Ave. and the Highline Viewpoint Road.

Mr. Zatkovich asked why the time element is so important.

Mr. Rowlands stated HUD will review the applications from the west coast region during the month of December, and in all probability make their decision of the allocation in January. Therefore, because of previous experience, as Tacoma was the 5th City in the nation to receive a Transit Grant, it seems that it is very important to submit an application as soon as possible.

The Resolution was passed by voice vote.
Ayes 8; Nays 1, Banfield; Absent 1, Murtland.

Resolution No. 19449

Amending the Rules for the Government of the City Council.

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

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Mr. Johnson said he thought Mr. Murtland's request indicated this resolution be held over for a full Council meeting.

Mayor Rasmussen explained this resolution changes the meeting time of the City Council from 4:00 P.M. to 7:00 P.M.; also a change that a majority vote of the Council members to cut off discussion of any member of the audience, instead of an unanimous vote. Also, it will change the notification by the Mayor to the Council of a Board appointment from a 30-day prior limit to at least one week.

Mayor Rasmussen added he felt these changes were minor and could be adopted at this time.

Mr. Cvitanich stated he was opposed to changing the Council meeting time to 7 P.M.

Mr. Bott asked for a detailed explanation of the changes.

Mr. McCormick, City Attorney, outlined the following changes in this resolution:

Rule 1: Change the meeting of the City Council from 4:00 P.M. on Tuesday of each week to 7:00 P.M. on Tuesday of each week.

Also, specifically authorize a change in the time or location of the regular meeting in the same manner as a special meeting is now called. This will remove any ambiguity when a change is made in the regular meeting of the City Council in time or location.

Rule 2: Renumbered subparagraphs a, b, c, and d, instead of 1, 2, 3, and 4, to conform to the general over-all numbering.

Rule 3: Eliminate therefrom the second paragraph reading as follows: "No member shall carry on a private conversation or debate during the deliberations of the Council."

Rule 5: Renumbered for conformity purposes subsections 1 to 16, both inclusive, to a to p, both inclusive, and in subsection 9 thereof, now "i", provide for the voting on resolutions fixing time in groups rather than voting on each individual resolution.

Rule 6: Renumbered 1 to 8 for conformity purposes to a to h, both inclusive.

Rule 10: In the last paragraph reduce the time for the submission of the names of persons to be appointed by the Mayor to the members of the Council from 30 days prior to the making of such contemplated appointment to one week.

Rule 11: Eliminate the second paragraph thereof reading as follows: "No person other than a member, the City Manager or the head of a department, or the representative of such head, shall be permitted to address the Council in regular session except by unanimous consent."

Mr. R. C. Tyler, a citizen, spoke in favor of the 7 P.M. meetings.

Mr. Cvitanich asked Mr. McCormick if it were possible to place the hearings and appeals at the end of the agenda. He noted that over the years the audience has been the largest at the hearings, and perhaps this adjustment would alleviate the problem of the public not being able to attend the earlier part of the meeting.

Mr. Bott moved that Rule 1 be amended that the City Council meeting be held at 4 P.M. instead of 7 P.M. and that the proposed amendment 2, 3, 5, 6, 10 and 11 be accepted. Seconded by Mr. Cvitanich. Voice vote taken. Motion carried.

The Resolution as amended was passed by voice vote.

Ayes 6; Nays, 2, Banfield and Mayor Rasmussen; Absent 1, Murtland.

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Resolution No. 19450

Fixing Tuesday, December 12, 1967 at 4 P.M. as the date for hearing for the rezoning of the S.W. corner of So. 40th & Warner St. from an "R-3" to an "R-4-L" District. (petition of K. E. Fichtner et al).

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

The Resolution was passed unanimously by voice vote.
Ayes 8; Nays 0; Absent 1, Murtland.

Resolution No. 19451

Fixing Tuesday December 19, 1967 at 4 P.M. as the date for hearing on the rezoning of the west side of M St. between So. 41st & 43rd Streets from an "R-2" to an "R-4-L" District. (petition of Alf Hystad).

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

The Resolution was passed unanimously by voice vote.
Ayes 7; Nays 0; Absent 2, Murtland and Zatkovich.

Resolution No. 19452

Fixing Monday, January 8, 1968 at 4 P.M. as the date for hearing on L I D 3615 for sanitary sewers in the alley between Prospect & Fife Sts. from So. 51st to So. 53rd; Monroe & Madison from So. 74th to 400 feet north and other streets.

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

The Resolution was passed unanimously by voice vote.
Ayes 7; Nays 0; Absent 2, Murtland and Zatkovich.

Resolution No. 19453

Authorizing the execution of an interim agreement with the Brotherhood of Locomotive Firemen & Engineers to provide for increase in payments for surgical, medical and life insurance effective as of Sept. 1, 1967.

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

The Resolution was passed unanimously by voice vote.
Ayes 7; Nays 0; Absent 2, Murtland and Zatkovich.

Resolution No. 19454

Authorizing the transfer of property at So. 66th & Alder St. owned by the Water Division to the account of the Light Division for the consideration of \$4500.00 to be used for a substation site.

The Resolution was passed unanimously by voice vote.
Ayes 7; Nays 0; Absent 2, Murtland and Zatkovich.

Resolution No. 19455

Establishing a ten-minute parking zone in front of the Stadium Laundromat located at 112 No. Tacoma Ave.

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

The Resolution was passed unanimously by voice vote.
Ayes 7; Nays 0; Absent 2, Murtland and Zatkovich.

Resolution No. 19456

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 Mr. Johnson.

The Resolution was passed by voice vote.
Ayes 5; Nays 2, Banfield & Cvitanich; Absent 2, Murtland & Zatkovich.

Resolution No. 19457

Authorizing the City Manager of the City to submit a request for aid to the Federal Aviation Agency for the fiscal year 1969.

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

Mayor Rasmussen asked that Mr. Frank Phillips, Airport Manager, explain the resolution.

Mr. Phillips explained that this resolution is being submitted to the City Council at this time because the City must submit its request to participate in the Federal Aid Airport Program for the year 1969 on or before December 8, 1967. In order to finance a program of this size, a bond issue would have to be considered during the latter part of 1968. F.A.A. maintains a national airport plan under each act, an extension whereby, listing the various improvements to be made.

Mr. Phillips continued, the Airport has had three federal airport aid programs. The initial program was called Project 1, First Phase, which was for the present 5000 foot runway. The second program encompassed the fire station and water system which was undertaken before the airport was completed. This is the only building which the F.A.A. owns for which they will give matching funds -- maintenance building or a fire station. The airport was completed in the fall of 1963 and the City has been unable to ask for additional funds to move beyond the original airport construction.

Mr. Phillips stated the present airport plans called for an extension to 5600 feet. Since this plan was made five years ago all of the new small jets have been ordered and many received by the feeder air lines. The West Coast Airlines are in the process of

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merging with Pacific Airlines and Bonanza Airlines into a larger regional carrier. Pacific Airlines have ordered the Boeing 737, a new twin engine jet, which will weigh approximately 100,000 lbs. and carry 100 to 108 passengers. This plane will take at least a 6000 foot runway for safety to land. At present the DC-9's should have a minimum of 5900 foot runway. The F.A.A. has applied a 15% increase for jet airplanes on a runway of approximately 6750 feet.

Mr. Phillips felt by a reasonable reduction in load for a haul of only two to three hundred miles that the Tacoma Airport can handle the 737 and DC-9 with the maximum of 7500 foot runway. The many different jets that are used by companies in Tacoma have been handled by the Tacoma Industrial Airport, however, weather conditions do make a difference.

Mr. Phillips added, these are the reasons that the City should request the Federal Agency for aid in the amount of \$1,215,810 and submit a bond issue to the vote of the people for expansion to the airport. He predicted that in three years Sea-Tac Airport would be overcrowded and the Tacoma Industrial Airport should be able to adequately serve the planes that are not able to land there. The Puget Sound Governmental Conference expects to develop the Air Transportation System Advance Plan for the four county area of the Puget Sound Region. The primary objective of a Regional Airport Planning Program embraces, not only the questions of another regional airport to service commercial traffic, but also to determine the needs of a "Regional Airport System", including commercial passenger service, air cargo and general aviation in a compatible environment.

Mayor Rasmussen asked what are the operating costs of the airport and also the revenue.

Mr. Phillips explained the operating costs run approximately \$62,000 a year. The revenue approximately \$10,000, which is extremely low.

Mayor Rasmussen asked what could be done to raise the revenue.

Mr. Phillips said if more ground could be prepared for rental space, this would bring in more revenue.

Mayor Rasmussen asked if the matching funds were available at the present time.

Mr. Phillips answered, if the Council approves this resolution, a proposition for a bond issue will be submitted to the vote of the people later.

Mr. Rowlands, City Manager, asked that several members of the Industrial Bureau of the Chamber of Commerce and the Airport Committee who are in the audience be given an opportunity to speak.

James S. Russell, residing at 7734 Walnut Ave. S.W., explained that he has been flying since 1929 and has had many years of service in the Navy, and among other jobs, Chief of the Bureau of Aeronautics. He added, in this capacity many airfields were under his jurisdiction. Six flights a day by West Coast come into the Tacoma Industrial Airport. He understood that there are about 65,000 planes that land now, as compared to 34,000 a year ago. This is indicative of the growth of the Airport.

Mr. Russell felt that Tacoma has a wonderful opportunity to properly enter into the aviation market. Anyone that has been traveling recently and has noticed the congestion of all airports, could realize that the Tacoma Industrial Airport would be used to its optimum in the future.

Mr. Lloyd J. Sass, Chairman of the Airport Subcommittee and Chairman of the Airport Zoning Board, explained that the voters

approved the City's airport by a very substantial margin. Airports must be built in two phases. One to serve an airline such as West Coast without instrumentation, and before it is possible to have instrumentation, the F.A.A. records the number of aircraft that are unable to land due to the lack of weather instruments. The Tacoma Airport qualifies very substantially under this requirement. The Committee wholeheartedly recommends that the voters be allowed to vote on this issue. He noted that failure to act now would close the door until 1970. He hoped the Council would approve this resolution at this time.

Mr. Rowlands stated that airports are becoming increasingly critical elements in the economic development of urban areas. Inadequate airport facilities will tend to deter growth to a significant degree.

Mayor Rasmussen said he felt there would be funds available in 1968 but he noted that a bond issue would be voted on by the people.

Mr. Phillips stated the present bond issue will be paid off in 1971 as the City has been paying approximately \$60,000 a year on a ten-year retirement of these bonds.

Mr. Cvitanich mentioned a figure of \$300,000 in conjunction with the Airport which he felt was approved by the City Council approximately in 1958, for studies in relation to the airport.

Mr. Rowlands said he recalled the first phase involved approximately \$800,000 to \$900,000 of the City's funds and a similar amount of matching funds from the F.A.A.; the complete project totaled a little under \$2,000,000.

Mr. Cvitanich pointed out during each budget hearing the City employee groups felt they have subsidized the airport over the years. He felt that on many occasions in the past the Council has taken money from the General Fund and applied it to the Airport Fund. He did feel that the money should go to the Police and Fire Dept. to enlarge those departments. It has been his contention that the Airport is a fine entity for the community but thought it is a question of priority; he also thought it should be put up to the vote of the people.

Mr. Finnigan pointed out the tremendous need for an airport in the Tacoma area. He added five additional lines have been accepted at the Sea-Tac Airport and air traffic miles have been increasing every couple of years. This particular resolution is very important as it will effect the City, County and Sea-Tac Airport, Boeing Field and many other smaller fields within the area. It is practically a demand by F.A.A. to continue to improve and expand facilities at the Airport. He asked that the Council not obstruct the future of the Airport. He suggested they proceed with the adoption of this resolution.

Mr. Bott stated the Council should take into consideration that the cost of the property is going up every year and now is the time to buy property for a good business venture.

The Resolution was passed unanimously by voice vote.

Ayes 7; Nays 0; Absent 2, Murtland and Zatkovich.

Resolution No. 19458

Commending former Mayor Harold M. Tollefson for his services as Mayor and Councilman for the City of Tacoma.

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

The Resolution was passed unanimously by voice vote.
Ayes 7; Nays 0; Absent 2, Murtland and Zatkovich.

Resolution No. 19459

Commending Mrs. Ellen Price for her services as a member of the City Council.

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

The Resolution was passed unanimously by voice vote.
Ayes 7; Nays 0; Absent 2, Murtland and Zatkovich.

Resolution No. 19460

Commending Richard G. Haley for his services as a member of the City Council.

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

The Resolution was passed unanimously by voice vote.
Ayes 7; Nays 0; Absent 2, Murtland and Zatkovich.

FIRST READING OF ORDINANCES:

Ordinance No. 18439

Amending the pay and compensation plan for the year 1968.
(Salary ordinance.)

Mr. Bixel, Personnel Director, explained this ordinance implements the pay raise that has been approved by the City Council during the adoption of the Budget for 1968. There are two exceptions; one, establishing a new position of Assistant Chief Electrical Plant Engineer in the Electrical Plant Section of the Light Division. This recommendation culminates an extensive period of study. In addition, in order to conform with the national railway union settlements and local negotiations, the Belt Line Railway specific rates are now included to facilitate the implementation of the prevailing rates for certain classes. This has been the established policy of the City Council. He added, the ordinance also provides for the implementation of fringe benefit changes and three changes agreed upon negotiations with Transit Union No. 758.

Mayor Rasmussen asked how the salaries of the top echelon were determined.

Mr. Bixel explained that in the City of Tacoma there are many classifications and this is a very complex organization. He pointed out that horizontal relationships are relationships which compare the positions in one department with another department. Vertical relationships note that there is an additional recognition given for increased responsibility and duties.

Mayor Rasmussen asked if the Park Dept. salaries were comparable with the City salaries.

Mr. Bixel stated those salaries are determined by the Park Board.

Mr. Bixel explained the Salary-Wage Survey is compiled before the hearings on the budget each October. He noted it is more difficult to find comparison of salaries as the positions move higher in organizations.

Mayor Rasmussen asked if the salaries were comparable with private industry.

Mr. Bixel felt the rates paid by the City of Tacoma establish the City of Tacoma on a reasonable comparable basis. There is not completely accurate 100% comparability with any one position, there is no such thing as one exact prevailing rate for a class. The prevailing rate is a group of rates.

Mayor Rasmussen noted that some people have receive a raise of 10% a year which is rather different as compared to what the rank and file has received. It is very hard to understand how certain jobs can increase that much a year, as he felt the load requirement has not increased that much.

Mr. Bixel noted that in some areas the City is not keeping up with raises as they should.

The ordinance was placed in order of final reading.

Ordinance No. 18440

Amending Chapter 13.06 of the official code by adding subsections 4.5 & 28.2 to section 13.06.010 and amending subsection B of Section 13.06.010, relative to Floor area regulations in the "B" Downtown Business District.

Mr. Cvitanich stated it was mentioned at the hearing that there are no off-street ratios required in the "B" District. He asked why.

Mr. Buehler, Director of Planning, explained that the larger cities do not require ratios in their central districts because with compensation and proper placing of some of these parking facilities it is far better, rather than the flow of traffic being disrupted because of one building. Another reason most of the cities have ordinances whereby an owner can go within 800 feet and have an agreement with someone that so many spaces will be furnished.

Mr. Cvitanich asked if this was the case, why is there a need for the downtown parking garages.

Mr. Buehler explained it was a unified effort and this is much better than having the fragmentation of smaller places for off-street parking. It will be properly handled in this manner.

Mr. Cvitanich asked if Tacoma should not do something about requiring off-street parking.

Mr. Buehler explained he did not think anything should be done individually. He felt the central coordinated parking effort in this particular area is far better than having each new building with its stalls between the intersecting street and the topography.

Mr. Rowlands, City Manager, explained this has been an overall plan for downtown development. He did not believe the National Bank of Washington building would have been contemplated without the completion of the two proposed garages. These will accommodate up to 850 automobiles. There will be additional facilities to take care of the shoppers as well as the persons using the new building.

Mayor Rasmussen felt this building would be blocking out the downtown area. He wondered why there were no requirements relative to parking for the new building.

Mr. Buehler said due to the central coordinated places and larger facilities, he felt Commerce Street would be the proper ingress and egress rather than on Pacific Avenue. He explained the boundaries of the "B" District.

Mr. Johnson felt a central parking area would be more satisfactory for good planning.

Mayor Rasmussen asked Mr. Buehler to have his staff review the "B" District requirements and note what is required under new construction in that area. It did not seem fair to him that some people would have to provide one and one-half spaces per occupant and not others in the same area.

The ordinance was placed in order of final reading.

Ordinance No. 18441

Amending Chapter 13.06 of the official code by amending subsection C of Section 13.06.350 relative of Off-street Loading Areas.

The ordinance was placed in order of final reading.

Ordinance No. 18442

Vacating Court A between So. 12th & So. 13th Streets. (Petition of National Bank of Washington.)

Mr. Buehler explained that the Council has received a proposed amendment substituting the second paragraph of Section I. This would allow for easements at the present time and they would automatically be removed when they are no longer needed.

Mr. Cvitanich asked if the Planning Dept. explored any alternate method rather than a vacation to assist in the construction of this building.

Mr. Buehler explained by not vacating the court it would not leave the area opened underneath for sufficient room for movement and for underground facilities that will be necessary for the building. Without this vacation it would omit the plaza and the open spaces which the Planning Commission felt was needed in a facility such as this.

Mr. Goodwin Chase, President of the National Bank of Washington, explained in order to efficiently build a twenty-five or thirty story building, it must be square. He mentioned they were not doing this for their own occupancy but are trying to provide some plan for the central core of Tacoma. He understood that Court A would be abandoned in four years because the traffic pattern could not be interrupted as 13th St. will be the egress to the Freeway. They are asking for the vacation now so the project can be completed before that time.

Mr. Chase continued he would like to make a comment in the connection with the matter of the garages. They would not build a 10 or 15 million dollar building and not have adequate garage space out for some reason that block which the bank owns, with the exception of a hotel and the Salvation Army location, amounts to approximately 10% of the property. He added they are talking about the project in a two stage program. The first stage being the north half of the block, and it would bring the building to about 15 feet east of the alley which would provide a fine flow of circulation of pedestrians between 12th to 13th Street. The south half of the block would be a parking area for cars until such time as a hotel

can be constructed or shopping establishments. He wanted to assure the Council that there will be sufficient parking in the basement of this high-rise building, and also for their tenants.

Mr. McCormick, City Attorney, explained that the proposed easement has been worked out with the Legal Dept. and the bank's attorneys.

Mr. Bott moved to substitute the easement amendment to the second paragraph of Section 1 of the ordinance. Seconded by Mr. Cvitanich.

The ordinance was placed in order of final reading.

Ordinance No. 18443

Creating in the Treasury of the City of Tacoma a special fund to be designated Equipment Rental Fund and amending Ordinance No. 15928.

Mr. Galstorf, Finance Director, explained the ordinance changes and schedule of charges that are to be paid into the Equipment Rental Fund for the various offices and departments of the City that are renting motor vehicle equipment.

The ordinance was placed in order of final reading.

FINAL READING OF ORDINANCES:

Ordinance No. 18428 (Postponed from the meeting of Nov. 21, 1967)

Amending Section 2.02.020 and repealing and re-enacting Section 2.02.430 of the official code relative to up dating the sprinkling section of the Uniform Building Code.

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Mr. Finnigan remarked that it was brought to his attention that there might possibly be some kind of a building to house certain chemical or products which might be incompatible with water. This would be over the 12,000 square foot area. He asked what does the City have to control the sprinkling systems in these various types of buildings.

Mr. Button, Chief of Buildings Division, explained the section relative to the 12,000 foot area pertains to retail stores. If there is a chemical such as Mr. Finnigan describes, other solutions would have to be found.

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

Ayes 7; Nays 0; Absent 2, Murtland and Cvitanich.
The Ordinance was declared passed by the Chairman.

Ordinance No. 18436

Vacating the north 188 feet more or less of the alley between Sawyer Street and Cushman Avenue from So. 28th to Center St.
(Petition of Caballero's Club.)

Roll call was taken on the ordinance resulting as follows:

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Ayes 7; Nays 0; Absent 2, Murland and Zatkovich.
The Ordinance was declared passed by the Chairman.

Ordinance No. 18437

Vacating South Houghton Way between So. 42rd and So. 43rd
Streets. (petition of Realbon Corporation et al).

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

Ayes 7; Nays 0; Absent 2, Murland and Zatkovich.
The Ordinance was declared passed by the Chairman.

Ordinance No. 18438

Amending Chapter 13.06 of the official code by adding a new
section 13.06.045-8 to include property on the N.E. corner of Ea.
72nd & K Sts. in an "R-2-T" District. (petition of Salvatore A.
Giusti, DDS).

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

Ayes 7; Nays 0; Absent 2, Murland and Zatkovich.

REPORTS:

Report from the Fire Dept. for the month of October, 1967.

COMMENTS:

Mr. Finnigan asked to be excused for the next several meetings.
Mr. Cvitanich moved that Mr. Finnigan be excused. Seconded by
Mr. Bott. Voice vote taken. Motion carried.

Mr. Rowlands, City Manager, announced that a letter from the
Rev. E. S. Brazill, Chairman of the Human Relations Commission, has
been received and the Commission is requesting that the Tacoma
Indian Community be represented on the Human Relations Commission.
He understood that it was up to the City Council to add to that
membership.

Mayor Rasmussen agreed and said the matter would be taken under
discussion.

Mr. Rowlands announced that the Association of Washington Cities
always sponsors a one day school for new Mayors and Councilmen. The
meeting will be held on Thursday, December 14, 1967 at the Sheraton
Motor Inn in Seattle.

Mayor Rasmussen stated it is the consensus of the Council
there would not be a great deal of traveling unless it is approved
by the Council. This extends also to the City Manager.

Mr. Bott stated this was just an invitation and by previous
experience it is enlightening and well worth attending.

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Mr. Finnigan asked Mr. Harald Bergersen, Executive Director of the Tacoma Housing Authority, to comment on the status and the need for additional elderly and low-cost housing for the future.

Mr. Bergersen explained that there are 77 apartments being built at So. 12th and M Street. They have already built 73 apartments, one at 911 No. K with 43 apartments and one at 3201 Fawcett with 30 apartments. These two apartments have received national design awards from architects and from the magazine House Beautiful. There are 350 eligible applicants on a list to fill the 77 apartments at So. M Street. They have 250 more who have not even been interviewed. It is the plan, approved by the City Council, that three more apartments will be built which will be constructed by private developers to take care of these particular applicants. They have housed 334 elderly people in apartments and houses. Those who are eligible are single individuals with an average income or approximately \$1300; for couples approximately \$2000. The applicants received are within the same income range.

Mr. Bergersen felt the Council should recognize that the City of Tacoma probably has the lowest vacancy rate that it ever has had, even during the war. He has checked with real estate company's and there are only 80 vacant homes in the City of Tacoma for sale. This represents that the impact of immigration has caught the City really short in housing.

Mayor Rasmussen asked if Mr. Bergersen had a proposal for low cost housing.

Mr. Bergersen remarked that the Housing Authority has no allocations for such plans and it will have to be done by private enterprise. Perhaps, a 'leasing' program could be set up, whereby the Housing Authority could lease vacant houses available for rent within the City and use them for low-income families by paying to the land owners full economic rent, and charging the tenants what they could afford to carry and subsidizing the difference. This may be the only answer in the future. The Authority has been informed by the private builders that there isn't any way that low-cost housing can be constructed privately or publicly without some form of subsidy, generally in the form of lower interest rates.

Mayor Rasmussen thanked Mr. Bergersen for his remarks.

Mr. Ron Thompson, Chairman of the Housing and Welfare Committee for the City, asked that the City Council re-apply for the Model Cities grant. He added, Tacoma has need for this grant by the minority groups who live in this area.

Mr. Thomas Dixon, coordinator of multi-service centers in the State's anti-poverty program and former director of the Hilltop Multi-Service Center, stated he had worked with many people when the Model City application was presented. He felt there is great danger in confusing this program with Urban Renewal. This program is a desire by the Federal government to consolidate resources such as the Housing Authority etc. in an effort to bring about better conditions in housing, education, and motivation. He hoped that the Council would re-apply for the Model Cities grant.

Mayor Rasmussen stated that Dr. Marvin Mogulof, Regional Director of the Model Cities program had said that his election was a factor in the decision to turn down a Model Cities grant for Tacoma. He felt it very strange that he or the new Councilmen had never been contacted in regard to the program even when Mr. Mogulof

knew he had changed his criteria. It seems to him it is a serious matter when one individual bureaucrat, in his own province can change a complete program for a city. He stated he is asking the Washington Senators and Congressmen to investigate the matter.

Mr. Cvitanich said the Council should unite as a legislative group to contact Senators Magnuson and Jackson and also Representative Hicks..

Mr. L. H. Pedersen, Executive Secretary of the Tacoma Pierce County Central Labor Council, asked that the Council re-apply for the Model Cities grant.

The Rev. John R. Williams stated the criteria for allocating model cities grants was the unanimity of the community in its acceptance of the program. He also urged the Council to re-submit the application for the Model Cities Program.

Mayor Rasmussen deplored the idea that residents have not been given the right to vote on urban renewal and the model cities program. Mayor Rasmussen termed the "dangers of bureaucracy" in city government as well as in federal government. He further commented during his campaign he had found absolutely no public demand for the model cities program. He hoped the Council would do something relative to low-cost housing and street improvements in the Hilltop district.

Mr. Cvitanich moved that communications be sent to Senators Magnuson, Jackson and Congressman Hicks requesting that an inquiry be made relative to the reason for the rejection of the model cities application. Seconded by Mr. Finnigan. Voice vote taken. Motion carried.

Mayor Rasmussen appointed Dr. Herrmann, Mr. Cvitanich and Mr. Zatkovich to the L.I.D. Committee for the months of December, January and February. ✓

Mrs. Banfield asked if Congressman Hicks could be requested to determine the extent of the City's indebtedness to the federal government. She noted she was unable to find it out from officials at the City level. 62-322 ✓

Mr. Rowlands stated he would be glad to compile figures on the amount of federal assistance the City has received.

There being no further business to come before the Council, upon motion duly seconded and passed, the meeting adjourned at 7:45 P.M.

Attest:

Emphine Nelson
City Clerk

A. L. Rasmussen
MAYOR