

**CITY OF UNIVERSITY PLACE
MINUTES
Special Meeting of the City Council
Wednesday, June 14, 2023**

1. CALL SPECIAL MEETING TO ORDER

Mayor Worthington called the Special Meeting to order at 6:30 p.m.

2. ROLL CALL

Roll call was taken by the City Clerk as follows:

Councilmember Keel	Present
Councilmember Wood	Present
Councilmember McCluskey	Excused
Councilmember Flemming	Excused
Councilmember Belleci	Present
Mayor Pro Tem Figueroa	Present
Mayor Worthington	Present

Staff Present: City Manager Sugg, City Attorney Kaser, Police Chief Burke, Community and Economic Development Director Briske, Senior Planner George, and City Clerk Genetia.

3. PLEDGE OF ALLEGIANCE

Mayor Worthington led the Council in the Pledge of Allegiance.

4. APPROVAL OF AGENDA

MOTION: Mayor Pro Tem Figueroa, seconded by Councilmember Belleci, to approve the agenda.

The motion carried.

5. PRESENTATIONS

Juneteenth Proclamation – Mayor Worthington presented a proclamation to Planning Commissioner Stephen Smith in observance and in celebration of Juneteenth in University Place.

State of the Fire Department Report – West Pierce Fire & Rescue (WPFR) Chief Sharp delivered a report on WPFR's operations before, during and beyond the pandemic, achievement of its Vision 2020, and the re-imagining of Emergency Medical Services. Renewal of the Maintenance and Operations levy adopted in 2019 will go in the August 1, 2023 ballot.

6. PUBLIC COMMENT – None.

7. CONSENT AGENDA

MOTION: By Mayor Pro Tem Figueroa, seconded by Councilmember Belleci, to approve the Consent Agenda as follows:

- A.** Approve the minutes of the June 5, 2023 Council meeting as submitted.
- B.** Receive and File: Claims dated 05/16/23 and 05/31/23.
- C.** Pass an Ordinance granting Puget Sound Energy, Inc. the right, privilege, authority, and franchise to construct, operate and maintain facilities within the franchise area necessary for the distribution and sale of natural gas to customers both within and outside the City. **(ORDINANCE NO. 770)**

The motion carried.

COUNCIL CONSIDERATION

8. INTERLOCAL AGREEMENT – OPIOID ABATEMENT SETTLEMENT

Staff Report – For Council consideration, City Attorney Kaser presented a Resolution approving an Interlocal Agreement between the City, Pierce County and the Cities of Auburn, Bonney Lake, Edgewood, Gig Harbor, Lakewood, Puyallup, Sumner, and Tacoma for the creation of Pierce County Opioid Abatement Council (PCOAC). He indicated that as part of the One Washington MOU, each large county is required to form an "Opioid Abatement Council" (OAC) to oversee and distribute the funds. The formation of the OAC is occurring via an interlocal agreement between all Pierce County cities receiving funding. Each participating municipality would be required to have a methodology for obtaining proposals for use of funds, permit community-based input, approve/deny proposals, could (but are not required to) pool funds, report the use of the funds to the OAC. If funds are not retained or pooled, those funds would be reallocated to the other parties. The Pierce County Auditor would provide the administrative functions, including scheduling meetings, making reports publicly available, and publishing a public dashboard. As part of the Washington state settlement against the large opioid manufacturers and distributors, the City of University Place can expect to receive approximately \$142,000 in disbursements over the next 17 years.

Attorney Kaser noted that University Place would be required to appoint a member to the OAC within 120 days of recording the agreement. Members may be elected officials or duly appointed employees with experience in the subject matter, subject matter experts or community members.

Public Comment – None.

Council Consideration – **MOTION:** By Mayor Pro Tem Figueroa, seconded by Councilmember Belleci, to Adopt a Resolution approving an Interlocal Agreement between the City, Pierce County and the Cities of Auburn, Bonney Lake, Edgewood, Fife, Gig Harbor, Lakewood, Puyallup, Sumner, and Tacoma for the creation of Pierce County Opioid Abatement Council (PCOAC).

The motion carried. (RESOLUTION NO. 1013)

9. CITY MANAGER & COUNCIL COMMENTS/REPORTS

City Manager Sugg presented a City-produced video of the Veterans' Memorial Plaza construction and its dedication ceremony last November.

Councilmember Belleci reported that she attended the Annual Senior Barbeque hosted by Community Connection Place.

Mayor Pro Tem Figueroa reported that he attended the Puget Sound Regional Council General Assembly.

Mayor Worthington informed the public that the City Council's regular meeting scheduled for June 20, 2023 has been cancelled due to councilmembers attending the Association of Washington Cities' Annual Conference that week. He shared that the Rainier Communications Commission leadership has received an Emmy Award from the National Academy of Television Arts & Sciences Northwest Chapter.

STUDY SESSION

10. ACCESSORY DWELLING UNITS

Community and Economic Development Director Briske, along with Senior Planner George, presented the Planning Commission's recommended code amendments aimed at removing barriers to the construction and use of accessory dwelling units (ADU) in University Place and increasing the housing supply and variety of housing types. Senior Planner George provided an overview of the City's current ADU regulations and the number of permits the City issued in the last ten years. He indicated that the Planning Commission discussed potential barriers and studied the following code amendments to address those barriers and voted unanimously to recommend the proposed amendments:

1. Remove the requirement that the owner must occupy either the primary home or the ADU at all times as well as the affidavit requirement.
2. Increase the maximum size of detached ADUs to 800 square feet.
3. Create an exception to the 18-foot height limit for detached ADUs. (To encourage development of carriage houses, the Planning Commission recommends the Council to adopt a height exception for ADUs built above a garage up to a maximum height of 21 feet.)
4. Allow more than one ADU on a lot if dimensional requirements can be met. (Only one detached ADU and only one attached ADU, for a total of two ADUs allowed with a single-family residence.)
5. Provide a pre-approved customizable ADU design template (limited to detached ADUs only) to potential applicants to ensure a proposed ADU would meet all design requirements. (Planning Commission recommends the City Council to first conduct a cost-benefit analysis to help with decision with moving forward.)
6. Consider allowing one (1) detached ADU in conjunction with a duplex.
7. Miscellaneous ADU code clean-up related to covered structures exemption to size limit and corner lot exception to front entry.

Additionally, he highlighted the differences between the Planning Commission's recommendations on ADU code amendments and the changes required by EHB 1337, and other additional requirements/considerations of EHB 1337 (timing for adoption/implementation, impact fees, parking, condominium, and commerce guidance).

The Council discussed the timing and implementation of the changes brought on by EHB 1337 and the penalty for non-compliance. There was interest in creating preapproved ADU design templates, cost, and fee to charge for the plan. A suggestion was made to use part of the one-time monies to fund it. As it relates to EHB 1337, concerns were expressed about the impact of the 1,000 square feet requirement; the lack of parking requirements; impact fee component; design standards; homeownership; and the additional impact of HB-110.

11. ADJOURNMENT – The meeting adjourned at 8:53 p.m. No other action was taken.

Submitted by,

Emy Genetia
City Clerk