CALL TO ORDER
Mayor Hogan called the meeting to order at 7:00 p.m.

ROLL CALL
Present: Mayor Jeffery Hogan, Deputy Mayor Mike L. Kelley, Jr., Councilmember Donna J. O'Ravez, Councilmember Steve Cope.
Absent/Excused: Councilmember Daryl Eidinger, Councilmember Paul Crowley, Councilmember Dave Olson.

Staff members present: City Manager Mark Bauer, Community Development Director Eric Phillips, Public Works Director Joe Seet, Police Chief Ed Knutson and Finance Director/City Clerk Janet Caviezel.

COUNCIL BUSINESS
Planning Commission 2011 Work Plan update
Community Development Director Phillips provided an update on current work items being discussed by the Planning Commission. He discussed impact fees, environmental thresholds, transportation standards and the sign code.

He announced that John West was elected as the new Chair of the Commission and Mike Stanzel was elected as Vice Chair.

Discussion concerning Traffic Impact Fees
City Manager Bauer provided a background on impact fees as a financing tool and noted the issues that will be discussed with the Council tonight.

Community Development Director Phillips discussed growth management, concurrency and levels-of-service for traffic impact fees.

City Manager Bauer provided an overview of the six-year plan that was created in 2006 to calculate the per trip impact fee that was adopted by the Council in 2007.

Finance Director/City Clerk Caviezel detailed the revenue and expenditure activity in the Traffic Mitigation Impact Fee Fund since 2005 and discussed the current outstanding interfund loan balance and cash balance as of June 21, 2011. She noted that the City was awarded a $500,000 Public Works Trust Fund loan which would require repayment from the Traffic Mitigation Impact Fee Fund.
City Manager Bauer noted that the legislature recently passed legislation to increase the number of years to spend impact fees from six to ten years.

Public Works Director Seet discussed the need to conduct a new study and transportation model.

Community Development Director Phillips discussed how a transportation model assists in the permitting process for new development.

City Manager Bauer responded to questions regarding reducing or eliminating traffic impact fees.

Discussion ensued regarding the implications of reducing or eliminating the fees and whether the fees could be reduced for only those properties within the LID.

Steve Garman, 4515 118th Avenue Court East, reminded the Council of the staggered approach for impact fee reductions that was set forth in the Economic Development AdHoc Committee report that was given to Council at a previous meeting.

Doug Hutchens, 3623 124th Avenue Court East, discussed potential development on his property and the need to have impact fees reduced or eliminated.

Lesley Pregenzer, 2226 111th Avenue Court East, noted she was in favor of eliminating traffic impact fees.

Ray Rempel, 1914 Meridian Avenue East, recommended that if a moratorium is considered, it should be for longer than a one-year period.

The Council asked that an ordinance be brought forward for their consideration at the next available meeting.

**ADJOURN**

When there was no further business to come before the Council, Mayor Hogan adjourned the meeting at 8:25 p.m.

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Janet Caviezel, Finance
Director/City Clerk

Jeffery Hogan, Mayor