

**City of Kenmore
City Council Special Meeting
Minutes
September 6, 2012**

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

Councilmembers present: Mayor David Baker, Deputy Mayor Bob Hensel, and Councilmembers Brent Smith, Laurie Sperry, Allan Van Ness, and Glenn Rogers

Councilmembers excused: Councilmember Milton Curtis

Staff present: Rob Karlinsey, City Manager; Nancy Ousley, Assistant City Manager; Joanne Gregory, Finance & Administration Director; Debbie Bent, Director of Community Development; Bryan Hampson, Development Services Director; Lauri Anderson, Senior Planner; and Patty Safrin, City Clerk

STUDY SESSION

Kenmore Village – Positioning Statement – Rob Karlinsey, City Manager, was present to provide a brief report regarding finalizing a positioning statement for the Kenmore Village property. He was also available to answer any questions. He stated that edits were made in the positioning statement following the August 30th Special Council Meeting. Councilmembers made several further suggestions, and City Manager Karlinsey stated that the positioning statement would be finalized with these changes.

Kenmore Village – Specific Actions – Rob Karlinsey, City Manager, and Rod Stevens, Spinnaker Strategies, were present to facilitate a discussion about what further specific actions are needed regarding Kenmore Village. City Manager Karlinsey stated that at the October 1st meeting Council will decide on a mechanism for taking the property to market. It might be necessary to have some flexibility in the City code in order to accomplish this development. Rod Stevens stated that tax abatement is a powerful tool to spur development, specifically multifamily housing projects. Debbie Bent, Community Development Director, stated that the Council would have to adopt an ordinance to put a tax abatement in place. City Manager Karlinsey pointed out that Kenmore has some assets that are not promoted enough and that the City has been working with Frause Full Spectrum on a marketing strategy, which will continue to develop and be a priority. He also stated that a common denominator in successful development projects is some sort of public investment, for example a park or town commons, with programming to help catalyze it. The City is committed to creating and investing in such a space. Rod Stevens stated that significant investment by the City is a statement of pride and that equity partners and banks are looking for this type of commitment by the City.

City Manager Karlinsey stated that he and the Mayor met with Kenmore Post Office people and that they are making a profit. He stressed the need to demonstrate, with a written policy, the City's commitment to keeping the Post Office as a part of Kenmore Village. Moving forward,

tasks include a new Kenmore Municipal Code section for development agreements in October; coming back to the Council with further information on property tax abatements; moving forward with marketing and messaging strategies; dialogue with the neighboring tenants; and continuing to work with developers and trying to attract new businesses.

PUBLIC COMMENTS

Elizabeth Mooney, 5934 NE 201st Street, Kenmore, was present to state that she does not want an industrial or job-related area at LakePointe, but rather restoration of wetlands and natural resources.

Patrick O'Brien, 6330 NE 181st Street, Kenmore, was present to state his interest in a tall multifamily residential building with views of the water, and a hotel. He pointed out that Kenmore has a unique air service and a great state park.

William Leak, 15102 64th Court NE, Kenmore, was present urge Council and citizens to keep open minds in order to be able to compromise and maximize our flexibility.

France St. Laurent, 15911 67th Lane NE, #3, Kenmore, was present to state that she really likes what she heard tonight. She feels that there are good values in Kenmore and that it should not just be a place that people drive through to get somewhere else.

Mayor Baker thanked the citizens for their comments.

CITY COUNCILMEMBER COMMENTS/REPORTS

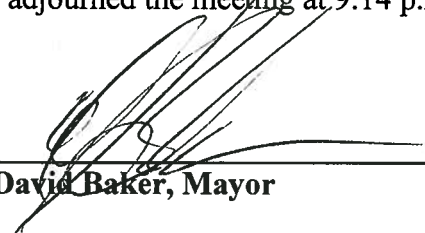
Councilmember Sperry stated that a Kenmore Library Board of Trustees meeting will be held on September 18th at 5:00 p.m., and they have asked Council to talk with them about this development process.

Councilmember Smith attended a neighborhood meeting with Officer Mark Childers last night.

Mayor Baker gave an update on the AWC Board of Directors' annual meeting, at which they were asked to write a bold visioning statement about their cities. He read his visioning statement to the Council. He was appointed to the Board of Health Drug Take-Back committee, which is now moving toward holding a public hearing and perhaps passing legislation for a mandatory drug take-back program. He gave an update on the Kaboom interview with himself and Councilmember Curtis. Mayor Baker also gave a summary of his meeting with the Washington State Broadband office regarding the development of applications for an open data base. The City is considering becoming a partner next year. He took a tour of SR 522 and saw pontoons being assembled and anchors come through the locks. He had a meeting with Representative Dave Reichart to discuss the problems that Kenmore Air experiences when the President is in the area. He stated that Play Day was a huge success. The Kaboom national Summer Playground Contest grand winner, having visited 727 parks in six weeks, lives in Kenmore and will be contacted to see if he will come in to receive some recognition by Council. Kenmore Camera was submitted by the Mayor and Assistant City Manager Nancy Ousley for a King County Small Business Award, and they are in the final three. Councilmembers are invited to attend the award ceremony in Bellevue on October 10th.

ADJOURNMENT

There being no further business, Mayor Baker adjourned the meeting at 9:14 p.m.



David Baker, Mayor

ATTEST:



Patty Safrin, City Clerk