



MINUTES

RICHLAND CITY COUNCIL WORKSHOP MEETING

Richland City Hall ~ 505 Swift Boulevard

Tuesday, April 23, 2019

City Council Workshop - 6:00 p.m.

Mayor Thompson called the Council workshop to order at 6:00 p.m. in the Council Chamber at City Hall.

Attendance: Mayor Thompson, Mayor Pro Tem Christensen, Councilmembers Alvarez, Kent and Lemley were present. Councilmembers Lukson and Anderson were absent.

Also present were City Manager Reents, City Attorney Kintzley, Public Works Director Rogalsky, Fire & Emergency Services Director Huntington, Development Services Director Jensen, Parks & Public Facilities Director Schiessl, Planning Manager Stevens, Transportation & Development Manager West, Energy Services Director Whitney and Deputy City Clerk Barham.

Agenda Items

1. 2018-2019 Comprehensive Plan Annual Amendments Discussion
Development Services Director Jensen and Planning Manager Stevens

Development Services Director Jensen and Planning Manager Stevens stated that the Planning Division received six (6) private party applications for the yearly amendments to the City's Comprehensive Plan (Comp Plan). In addition, staff identified several housekeeping amendments involving City-owned land.

Proposed Comp Plan Amendments:

- The Richland Fire Department is proposing to amend the Land Use Map from undesignated to Public Facility with a concurrent rezone from undesignated to Parks & Public Facilities for a single parcel of 2.05 acres located at the intersection of Stevens and SR-240.
- Brad Rew is proposing to amend the Land Use Map from Developed Open Space (DOS) to Medium Density Residential (MDR) with a concurrent rezone from Agriculture (AG) to Medium Density Residential (R-2) for a portion of property consisting of approximately 1.99 acres located immediately south of the Horn Rapids Golf Course Clubhouse. The property is currently encumbered by a deed restriction.
- Bethel Church is proposing to amend the Land Use Map from Low Density Residential (LDR) to High Density Residential (HDR) with a concurrent rezone from

Low Density Residential to High Density Residential (R-3) for two parcels totaling approximately 10.25 acres located on the north side of Shockley Boulevard and west of the existing Bethel Church.

- North Stone Richland, LLC is proposing to amend the Land Use Map from Low Density Residential (LDR) to Medium Density Residential (MDR) with a concurrent rezone from Low Density Residential (R-1-10) and Medium Density Residential (R-2) to Medium Density Residential (R-2S) upon a portion of property totaling approximately 54.40 acres.
- Tim Bush is proposing to amend the Land Use Map from Developed Open Space (DOS) to High Density Residential (HDR) with a concurrent rezone from Parks & Public Facilities (PPF) to High Density Residential (R-3) upon property totaling 1.81 acres located at 1380 Duportail Street.
- Tim Bush is proposing to amend the Land Use Map from Developed Open Space (DOS) to Commercial (C) with a concurrent rezone from Parks & Public Facilities (PPF) to Retail Business (C-2) totaling 2.02 acres located at 1383 Lawless Drive.
- The City of Richland is proposing to perform minor mapping amendments to both the Land Use Map and the Zoning Map as “housekeeping purposes” at the following locations:
 - Leslie Groves Park – Amend Land Use Map by extending the Natural Open Space (NOS) designation north along the riverfront from the existing Natural Open Space (NOS) boundary north to Newcomer Street with a concurrent rezone to Natural Open Space (NOS).
 - Howard Amon Park – Amend Land Use Map from Natural Open Space (NOS) to Developed Open Space (DOS) to match the rest of the developed city park and to be consistent with the existing Parks & Public Facilities (PPF) zoning.
 - Amon Preserve South – Amend the Land Use Map at the south end of the Amon Preserve from Commercial (C) to Natural Open Space (NOS) to be consistent with the existing Natural Open Space (NOS) zoning.
 - Amon Preserve East – Amend the Land Use Map upon from Low Density Residential (LDR) to Natural Open Space (NOS) with a concurrent rezone from Low Density Residential R-1-10 to Natural Open Space (NOS).
 - Amon Preserve North – Amend the Land Use Map from High Density Residential (HDR) to Natural Open Space (NOS) with a concurrent rezone from Multiple Family Residential (R-3) to Natural Open Space (NOS).
 - W.E. Johnson Park – Amend the Land Use Map from Natural Open Space (NOS) to Developed Open Space (DOS) in the area referred to as the “old dump”

and change the zoning from Parks & Public Facilities (PPF) to Natural Open Space (NOS) upon land located east and south of the “old dump” to match the existing Land Use Map designation.

- The City of Richland Fire Department is proposing to amend Policy #3 of the Capital Facilities Element and add a new Policy #4.

Council and staff reviewed the process for approving the Comp Plan amendments and then discussed the proposed amendments individually. A resolution establishing a Comprehensive Plan Amendment docket will come forward in May for Council consideration.

2. Public Works Summer Projects Update

Public Works Director Rogalsky and Transportation & Development Manager West updated Council on the Public Works projects scheduled for the summer of 2019. Such projects include George Washington Way resurfacing; pavement preservation on select streets; Leslie Road stormwater and drinking water pipe upgrades; and Keene Road stormwater conveyance upgrades. Council and staff discussed scope of work, schedule, public information, and Council actions anticipated in relation to Public Works' summer construction projects.

3. Parks Master Plan Update

Parks & Public Facilities Director Schiessl provided Council with a status report on the Parks Master Plan update. Council and staff discussed various aspects of the draft Parks Master Plan, the public engagement efforts to date, development of the vision, goals and objectives, and a summary of the demand and need analysis. Mr. Schiessl advised that the final draft plan is anticipated to be presented to Council for formal consideration in June 2019 after the Parks & Recreation Commission has an opportunity to review.

4. Executive Session

City Attorney Heather Kintzley requested an Executive Session to discuss a pending litigation matter pursuant to RCW 42.30.110(l)(ii).

MAYOR THOMPSON MOVED AND MAYOR PRO TEM CHRISTENSEN SECONDED A MOTION TO MOVE INTO EXECUTIVE SESSION AT 7:45 P.M. FOR TEN (10) MINUTES TO DISCUSS CURRENT LITIGATION WITH LEGAL COUNSEL PER RCW 42.30.110(l)(ii). THE MOTION CARRIED 5-0.

MAYOR THOMPSON MOVED AND MAYOR PRO TEM CHRISTENSEN SECONDED A MOTION TO END EXECUTIVE SESSION AT 7:55 P.M. THE MOTION CARRIED 5-0.

Adjournment

Mayor Thompson adjourned the workshop at 7:55 p.m.

APPROVED:
Robert J. Thompson, Mayor**ATTESTED:**
Debby Barham, Deputy City Clerk**DATE APPROVED:** May 7, 2019**DATE PUBLISHED:** May 8, 2019