

# GMVUAC March 5, 2018

## Meeting Minutes

### **Meeting Called to Order – 7:03 pm**

#### **Members Present:**

Steve Hiester	Hank Haynes
Peter Rimbos	Rhys Sterling
Adam Sterling	Susan Harvey
Lorraine Blacklock	Sue Neuner
Warren Iverson	Stephen Deutschman (Dutch)
Luke Hansen	Paul Schultz

#### **Members Absent:**

LarKen Buchanan	Celia Parker
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#### **Agenda:**

Peter: Move asphalt plant to before the Cedar River discussion.

Rhys moved to approve the agenda, Steve seconded.

#### **Motion passed**

#### **Public Comment Period:**

Hank: I live on an already dangerous road, yet the Highway Department added a new development, near Shadow Ridge.

#### **Guest Speakers:**

Maple Valley (MV) Fire Department (FD), Chief Aaron Tyerman

Aaron Tyerman: I give an update once every quarter, the biggest news is contract negotiations with Puget Sound Regional Fire Authority (PS Fire), one goal I had was to find long-term stability, one place I can cut money is overhead (including myself), reached out to Eastside, Renton, etc., to discuss contracting for services, last month we heard presentations, elected to move ahead with PS Fire, impacts to community would be nonexistent, only difference would be in name. The advantage will eliminating overhead, would save \$1 million per year from the cost of payroll, etc.

November 7 lid lift passed, still have needed capital purchases, three fire engines need to be replaced, didn't lay off anyone, lid lift will allow more stabilized funding. The community will not lose sense of MVFD, we will continue to do MV Days, open houses, etc., I would take a different role within PS Fire, but I will still be the Fire Chief, similar role in Covington, etc., providing a direct link to FD, maintaining sense of identity is important. Our goal is to give the community a better product for a cheaper price. Other news, it's spring, let us know if you need a life jacket station, most jackets are donated, our crew checks them every week, make sure people are wearing life jackets, there have been some preventable drownings, so our goal is to keep the community safe.

Susan: MV has 1500 more people, new residences, had to shut down the Hobart station, etc., will it remain the same level of service? Will stations remain closed?

Aaron Tyerman: Our goal was to put more money in the volunteer program, but nobody volunteers anymore, not for 15 years, the hard part is keeping once they're recruited, we put money into training.

MVFD Staff: There are volunteers, just none who live within FD 43.

Aaron Tyerman: Trying to incentivize people to stay, that's why other stations are closing, looking at regionalizing program, Enumclaw, Skyway, and others have volunteers, thinking of pooling resources, looking at creative ways to keep doors open.

???: Can we vote to bring back MVFD after this consortium?

Aaron Tyerman: It's a contract for services, can end it, would be signed for 5 years at a time, can revisit every year, MV can't subsidize PS Fire, but must insure costs.

Peter: What was the levy lid lift for? Was the prior funding model not sustainable?

Aaron: The fire benefit charge (FBC) failed last year, so we had to close Station 83 after that, but we're able to bring it back and no layoffs with the lid lift. We had to look at other options, big businesses can better absorb overhead costs, so we're looking for ways to get away from asking for capital bonds.

???: What will happen to the property MVFD purchased on 216th Street? Will it be used in the future?

Aaron Tyerman: Our plan was to replace the station in Hobart, for now we will hold on to it, good spot for a station in the future, hoping to build a new one there eventually.

Rhys: Will the primary cost savings be in overhead? Any layoffs? For ratepayers, would we have to finance improvements elsewhere? What about our use of the FD's conference rooms?

Aaron Tyerman: No, it's a contract, they have openings so some of our people will move over there, we just have to pay for 36 firefighters, they will take our current MV employees instead of hiring new people, so we're not paying for anything we don't need, the cost of payroll is the same whether 10 or 100 people. Everything stays the same, the only difference will be the patch on sleeves.

Hank: Cost-sharing, would firefighters be spending time elsewhere? What will happen to the offices?

Aaron Tyerman: I will be here, but also go to Kent and other places, we will use offices for other administrative positions, I could still work there, just some job duties will change, but most stays the same.

Warren: I attended the meeting on February 5, Renton did not present, Eastside had a process for part-timers in addition to volunteers, PS Fire said no volunteers, will you consult with Eastside? Implement a similar system?

Aaron Tyerman: King County (KC) is broken up into 3 zones, Seattle, north of Bellevue, and us. The long-term goal is to drop borders and pool together volunteers, would like to start a consortium in south KC, then work with other zones to build volunteer corps. Eastside has come to us for suggestions on their volunteer program, we're ahead of the curve, just as soon as we train someone they get permanent positions elsewhere because we don't have openings. The last few openings we have hired our own volunteers, haven't had to fire anyone for a long time.

Warren: I also urged the adoption of using location in station titles, the public doesn't know the numbering for stations.

Aaron Tyerman: I've started doing that.

Rhys: The contract decision is ultimately up to the FD commissioners, what is the time frame? What about rural area issues? When we call 911, where will trucks come from?

Aaron Tyerman: Should be ready by the middle of this year, but need to figure out finer details, get lawyers involved, that part takes longer, they also use some different equipment, I want the transition to be seamless. The first question we had was about the rural area, we wanted to make sure downtown and rural firefighters stay in the same place, need to learn the area and its nuances, PS Fire would spread from SeaTac to here, wide demographics, our people have never had to deal with 30-story buildings, so there will be some growing pains.

Hank: Will you be auctioning off old equipment?

Aaron Tyerman: Everything here will stay here, but we can discuss.

Paul: How many volunteers in MVFD? Are Eastside volunteers from that area?

MVFD Staff: There are 36, we do have one from MV, working four shifts per month, but most are looking to build their resume, 16 new residences went in two weeks ago, one volunteer has two interviews this week, there might be better results if community based.

Aaron Tyerman: That is rare, only one out of 36, they build a resume but it goes both ways, we get free labor and they gain experience, we go as far as north Seattle Community College for volunteers, I do know some career volunteers in Eastside, but very rare to find someone willing to pull night shifts without looking to find a professional job. Only place I know where they can keep solid volunteers is on the East Coast, like Pennsylvania, we read articles on how to keep volunteers, here due to growth all departments are hiring, KC had a long hiring freeze so now many retirements and openings in the region. 62 fire fighters are eligible to retire today, it takes 6-9 months of training

before we get useful work out of volunteers, the job is dangerous and could make two times as much in other jobs.

Warren: Is the State Patrol officer still at the Hobart station? In May, if you own cattle, you must notify FD because cow droppings are slippery and emissions are hazardous.

Aaron Tyerman: He's gone, there's a resident out there now.

???: Question regarding the asphalt plant, are there any fire hydrants down there? Is there enough water? We live at the top of that hill, concerned about gas fires.

MVFD Staff: I heard there were no hydrants.

Rhys: There are two wells on site, they used to have a fire pond, but not sure.

Aaron Tyerman: I don't know enough about that site, I'll talk to the Fire Marshal and give you more accurate info later.

MVFD Staff: The whole process is permitted, they'll have to meet code, the Fire Marshal must sign off.

Aaron Tyerman: I would be hazarding a guess now, Scott Webster is the Fire Marshal for MV, Chris Rickets is the Fire Marshal for KC.

???: Is there a way to tell what the requirements are for volunteering in Pennsylvania, as opposed to us? What is the difference?

Aaron Tyerman: It's for an anecdotal reason, not the requirements, firefighters are required by law to be trained to certain level, volunteers must meet those same standards, half of any day is spent on maintaining proficiency, half of all 911 calls are FD issues, federal government sets the requirements for volunteers. A growing district means more commuters, only 23% of people who live in MV work here, but back east most work where they live, one reason why there are so few local volunteers, by the time people get back at night few people want to volunteer.

Steve: Is that 23% of people within MV city limits?

Aaron Tyerman: Yes, that came up in the MV City Council meeting.

Warren: The MVFD commissioners meet every third Thursday, the next meeting is March 15 at 6:00 PM.

### **Council Business: 7:47**

#### **Cedar River Industrial Site Moratorium (CRISM) Rebuttal Letter (Asphalt Plant):**

Peter: On February 9, KC Executive completed its 3-month study conducted by the Department of Permitting and Environmental Review (DPER) that as requested by KC Council, we reviewed the report, they gave no recommendations, we wanted to rebut as quickly as possible, it was a 6-month moratorium through May but it could end tomorrow, on February 28 we sent a letter, published on our website, we have good legal arguments that they need to look at.

Rhys: It's an update of what we submitted to DPER last December, we followed up with the same info after the public hearing in January, we looked primarily at the comprehensive land use plan and facts that KC Council has adopted as to

how sites should be developed for “new industrial uses,” fire control was mentioned here, but also aquifer issues, it’s near the Cedar River, not intended for use as an asphalt plant, it was rezoned solely for Sunset Materials in 2008, that was a reprocessing facility making landscaping materials, that was the sole reason for rezoning the site from rural to industrial because it was not allowed to be located there at that time. KC staff at that time recommended allowing a materials processing facility, did not recommend rezoning, but KC Council ignored and rezoned, single industrial spot in the middle of the rural area. KC Council has a moratorium in place, up to them as to how to proceed, it’s a political decision, then Lakeside would go through normal permitting process, uphill battle for land-use decision, trying to convince KC Council to think hard before lifting moratorium. KC Council adopted their comprehensive plan, says new industrial uses are allowed only in Preston and rural towns, under rule R-513, the SR-169 site was known at the time and excluded from that policy. When the site was rezoned it did not allow new industrial uses, could continue a non-conforming use. The letter we submitted in December covered everything, they have a State Environmental Policy Act (SEPA) checklist with a determination of non-significance with mitigation, but no environmental impact statement yet, county is on course to approve the process, we heard that most of KC Council (maybe excluding Reagan Dunn and Kathy Lambert) are ready to lift the moratorium, that was before we sent the letter. Last Friday we thought of calling up individual members, sent an e-mail inviting members to GMVUAC meetings, asked for any reason why they might not want to show up, have heard nothing yet. What we put together was a fairly compelling argument, trying to get Nathan Brown and Cedar River Council (CRC) to comment as well.

Sue: CRC has not written a letter yet, but have come out against the asphalt plant.

???: I saw a letter from CRC that one member sent to DPER after last month’s meeting.

Peter: Right now KC Council has the ball, DPER is done, we need to get the council to agree on the letter, Rhys and I discussed a strategy of following up with KC Council members, I did call Dave Upthegrove and Claudia Balducci’s chiefs of staff, talked to Upthegrove’s chief of staff, was told it’s all up to Reagan Dunn, when Dunn tells us he “doesn’t have the votes,” I don’t believe him, it’s all political, I encourage people to view the document on our site and contact KC Council members, we don’t know when they’ll lift the moratorium, saw Councilmember Larry Gossett’s letter, it seems like they’ll wait the whole 6 months.

???: I asked Lisa LaBrache (Reagan Dunn’s Legislative Aide) if she was able to share Dunn’s reaction, told he’s still in the process of processing.

Peter: She told me the same thing,

???: If it’s all on Dunn, should we be talking to him?

Peter: We should keep pressure on Dunn, but on everyone as well.

???: Could you put a form letter up on the website for us to send?

Lorraine: It's better to use your own words, you can cut and paste or reference our letter, but better to use own voice.

Susan: The moratorium is for 6 months, no mandate to follow, could they change the rules? Is there a letter of agreement?

Rhys: The ordinance said a maximum of 6 months, but not automatic after 6 months.

Peter: The ordinance was to tell DPER not to issue new permits.

Warren: 100 years ago the site was used by a coal company, then KC Shops, other interim uses, and in 2008 it was rezoned to industrial? When did KC Council say it should be rural? The property next to it is a landscaping company and there's a little store, is that zoned for that use?

???: Yes, there was woodworking and a Sani-Can business, but the landscaping was for community use, can't do that with asphalt, it's not for the neighborhood, Lakeside owns another plant nearby but they're closing it down.

Peter: DPER recommended allowing the asphalt plant.

Rhys: We do want them to continue their cleanup.

???: Why didn't KC clean it up before? KC told Sunset Materials that those buildings were illegal, had to demolish, asked DPER for exemption but none was given.

Rhys: Cleanup operations go with the owner, Goodnight Properties sponsored the zoning change and the sale to Lakeside, it's the family business, they owned the land and Sunset Materials is also owned by Goodnight.

Susan: How long have you been waiting for response from Reagan Dunn? He's known about this for a while. He's hearing lobbying from Lakeside too

Peter: At least one week. He was the one who got the moratorium,

Rhys: He also voted for the rezone in the first place.

???: The neighborhood is meeting later this month to discuss legal counsel, if we choose to hire, what partnership can we have with GMVAUC?

Peter: We don't get involved, we'll just hand all the info we put together to your lawyer. We've been against this from the beginning. If your lawyers have any questions, we can try to answer.

Steve: So there's no motion to rescind the letter sent by the Executive Committee?

Warren: One more question, in 2008 KC Council rezoned the site to industrial, what's the issue with Lakeside being on industrial-zoned land?

Rhys: Sunset Materials has a legal right to continue prior use, but cannot have new industrial uses.

Peter: They're not following the comprehensive plan.

Dutch: They knew what the comprehensive plan said, they new everything, they're just trying to grease the wheels.

???: Lakeside also admitted to having a problem with odor, they will look at fixing, they only admitted when cornered about it.

???: The site is 20 or so acres in the rural area, the SEPA checklist said no wildlife, but I know people who feed the bears in that area. Is any industrial use appropriate on industrial zoning? Or do you need to prove the use is appropriate?

Rhys: KC land-use tables have conditions, lists different uses in KC Code 21A.08 some are not outright permitted, some only with conditions, asphalt in an I-

zoned area is an outright permitted use, but asphalt in other zones maybe OK only with conditions, not all uses are permitted everywhere.

Peter: Keep in mind, this is a unique parcel, we must look at KC policies on this parcel.

Rhys: Under the comprehensive plan, "new industrial uses" can only be in rural towns and Preston, even if zoned industrial. Wildlife is handled under SEPA.

Peter: That door is shut.

???: DPER mentioned we can submit public comments?

Peter: There's a moratorium now, so they're not acting on anything.

Rhys: If you have comments, send them in.

Peter: Our strategy is to contact KC Council members, sent contact info to everyone. We need to make phone calls to all chiefs of staff, so I'm proposing that Rhys and I do that, we're most familiar with the details.

Hank: For change of uses, is there any mention of the standard industrial codes?

Peter: Yes, it's in the letter.

Peter moved to allow Rhys and himself to contact KC Council chiefs of staff regarding the asphalt plant, Lorraine seconded.

**Motion passed**

Warren: My comprehensive plan prediction is that this is not a "new" use, KC Council knew about this back in 2008.

???: I heard Upthegrove might be sympathetic, might put pressure on him.

Peter: I called last week, he said it's up to Dunn.

Rhys: (Talked to Wilco and Kate Bauwer, discussing interest in becoming non-voting members on the Environment Committee)

Rhys moved to accept the Wilcos as non-voting members on the Environment Committee, Hank seconded.

**Motion passed**

PSRC Vision 2050: - 8:26

Peter: Our comment letter is not due for two weeks, others are due this Thursday. Last meeting we voted for the four unincorporated area council (UAC) chairs to draft comments on Vision 2050, sent them out last week, included comments from a non-member who worked for Puget Sound Regional Council (PSRC), I'm asking for the council to give authority to finalize and submit our letter on March 19. It makes some important points, but I've heard no responses to our letter, no other committee chairs helped except Rhys, nobody else made comments.

Sue: I made a comment.

Peter: If chairs are too busy, you should assign tasks to vice-chairs, just want to know if everyone is reading things.

Steve: If business by e-mail is not working, we should have face-to-face meetings, stick to an agenda.

Peter: Would like to do it by committee, not send it to everyone.

Rhys: Peter's work is much appreciated.

Peter: Not everyone shows up at committee meetings, need to follow protocol, this was an unusual month.

Steve: We've been voting a lot on letters that have already been sent out, we need to be able to react quickly.

(Discussion)

Susan: We need to pick our battles, maybe not respond to everything.

Rhys: GMVUAC does a lot of work, other UACs need to get involved too.

Steve: The Executive Committee and Bylaws Committee needs to meet too, should have a joint meeting soon.

Susan: New local services department, most issues come out of blue now, but hopefully that will help.

Warren: The septic tank bill died for this session, we should be focused on broader issues that affect everyone, like septic and water.

Steve: There will be open discussion at the end.

Rhys moved to give Peter and other chairs the authority to continue working on the Vision 2050 comments and submit in two weeks, Lorraine seconded.

**Motion passed**

Peter: I will BCC everyone when I send it to PSRC.

KC Solid Waste Management Plan Comment Letter:

Rhys: We were briefed on the solid waste management plan update last month, Peter put together a draft comment letter, I sent it to Environmental Committee members, got some comments back, modified and sent it back to Peter, then he sent it to everyone. Would like to authorize the comments to be formatted into a letter and submitted to KC Solid Waste as our official comments.

Peter: One more comment, that we don't approve sending trash out of the county, we should recycle, it's irresponsible.

Rhys: Recycling and waste reduction must be looked at, but KC might need to ship some out.

Paul: Outside areas have commercial landfills, they want our garbage.

Rhys: Would respectfully not include that comment.

Rhys moved to allow Peter to format and send a letter based on the Environmental Committee's comments, Hank seconded.

**Motion passed**

PSRC Regional Open Space Conservation Plan:

Rhys moved a similarly to allow Peter to send comments to PSRC, Lorraine seconded.

**Motion passed**

Farmers Market Board of Directors:

Steve: Are we on the board? How often do they meet? Apparently there's a meeting on March 22?

Rhys: We are a stakeholder on the board according to their website, they added us, but do we want to be on their board?

Susan: Did they just add us before they gave their presentation?

Warren: We endorsed them years ago, became a founding member.

Steve: One member came last month, we asked them to give us a presentation, but that's it.

Rhys: Harold Taniguchi coming next month, Larry Baumgart couldn't come this month, could move him to May. We could make it a focal point like the CRC, we are officially on their board or directors.

Warren: I would recommend not doing anything until Baumgart gives his presentation.

Steve: Anyone interested in going to the March 22 meeting?  
(Rhys will send info on the meeting to Luke and Hank)

Committee Reports:

Transportation: Susan Harvey

Susan: Had a meeting with KC Parks, they're stopping the truck traffic through Ravensdale Park, had been using an interpretation of rules by Fred White from DPER, but now they're saying it's a private road and Parks in control, will have a meeting and stop the trucks, it's just a matter of time. It will be at Gracie Hansen this Friday, just a small meeting, will discuss barricades, open space, 12 people and postmaster invited.

Public Relations: Rhys Sterling

Lorraine: Announcement regarding MailChimp, we have 29 subscribers up from 17.

Rhys: We still have laminated signs from Linda, she told me she didn't see any posted around here, she suggests putting them in windows.

Warren: I've received numerous comments at my store, some people came here due to that.

Susan: One in Ravensdale market, did we decide how to thank Linda?

Rhys: Would she even accept? We didn't even know she was doing these things, I thanked her profusely.

Warren: I'll make a motion next month, even though she didn't check with us, maybe along with something in the Voice of the Valley.

Rhys: She also mentioned she would be willing to make name signs.

Growth Management: Peter Rimbo

Peter: Talked with Rick Brater KC Roads engineer about Lake Francis Road, concerned about road damage from trucks, KC is negotiating mitigation agreements with Quality Aggregates and others, and a new one in Elk Heights as of February 21, also asked Rick for results of study on the road. KC utility right-of-way fee went into effect on January 29, \$5 cap on utilities, it's in litigation now.

Rhys: KC brought a declaratory action to determine its validity.

Peter: One last thing, we made a request to KC DPER to change the zoning language on NB (neighborhood business) zoning in rural area for density, they agreed, haven't seen code changes yet, initiated it due to town houses on Issaquah-Hobart Road, all vested, but told Ivan Miller about density, DPER agreed and they're fixing it.

Rhys: We still have two open positions on the council, do we want to fill them?

Steve: Can just put it on a sign out front. As of today we still have four areas.

Peter: We should try to fill those openings.

Mike Thompson: Might be interested in joining, live in Hobart area and on the GMVUAC e-mail list, president of Cornerstone Home Owners Association.  
(Self-introduction)

Hank moved to accept Mike Thompson as a new GMVUAC member, Peter seconded.

**Motion passed**

Steve: I heard a pharmacy will be built on the old 7-Eleven site?

Susan: I heard CVS is in negotiation, not a done deal, the owner asked for an expedited process.

Mike: I talked to a neighbor, heard it will be a bar and grill.

Luke: I heard it will be mini-casino with bar and grill as well.

Peter: Any other new members?

Rhys: I have a list of people who responded to our survey, tried to contact others, some couldn't make it, others I haven't heard back from.

Steve: Need a joint committee meeting for Executive and Bylaws soon.

Warren: Will have formal swearing in next month

Peter: Need some time on the agenda to talk about committee membership, less double or triple booking will allow more work to get done.

Cedar River Council Focal Point: Steve Hiester

Steve: I attended the last CRC meeting, there was more public comment on the asphalt plant, someone mentioned sending out an e-mail about drafting a letter, but I haven't seen anything.

Sue: They haven't gotten around to it yet.

Steve: Didn't get a strong sense they were motivated. One thing mentioned was that their council's work was for the Cedar River, would focus on the asphalt plant more if there was a serious impact, not worried as much about trucks.

Sue: One thing my husband asked was if it would be the same truck volume now, traffic runoff can go into the river, that's where CRC would be concerned.

Peter: SEPA checklist also looked at that, said there would be more trucks than Sunset Materials.

Steve: They're mostly concerned with water quality.

Rhys: I also sent an e-mail to KC Water District 90, but didn't hear anything.

**Open Discussion:**

Sue: Wanted to mention I'm a WSDOT road usage monitor, I volunteered and got picked, will see how it goes and report back.

Steve: I will hand over invoices to Sue for website maintenance.

Rhys: Don't renew and see what happens.

Peter: Next month's meeting on April 2, Harold Taniguchi is coming, should we talk about what questions we should ask? We don't want DPER to be in charge of running local services. It looks like they're just taking all of DPER and throwing in some new areas, I'm more concerned with management.

Chair adjourned.

**Meeting Adjourned - 9:27 pm**