

COUNCIL MINUTES

Special Meeting March 18, 2003

Mayor Kenneth J. Kilroy called the special meeting of the Sammamish City Council to order at 7:30 pm. The meeting was held at Discovery Elementary School.

Councilmembers present: Mayor Kenneth J. Kilroy, Deputy Mayor Ron Haworth, Councilmembers Jack Barry, Don Gerend, Kathleen Huckabay, Michele Petitti and Troy Romero.

Staff present: City Manager Ben Yazici, Director of Public Works/Assistant City Manager John Cunningham, Director of Community Development Ray Gilmore, City Engineer Delora Kerber, Deputy Directory Community Development Susan Cezar, Senior Planner Emily Arteché and Administrative Assistant Darci Donovan.

Roll Call/Pledge

Roll was called. Deputy Mayor Haworth led the pledge.

Approval of Agenda

MOTION: Councilmember Huckabay moved to approve the agenda. Councilmember Petitti seconded the motion. Motion carried unanimously 7-0.

PUBLIC HEARING:

Mayor Kilroy opened the public hearing at 7:35 pm.

Second Public Hearing to Consideration of the Planning Advisory Board's Proposed Comprehensive Plan

Bob Lynette, 212 Jamestown Beach Lane, Sequim 98382, Development of the Sammamish Commons will adversely affect his property values. The comprehensive plan falls short of providing King County's target of providing 1,230 new jobs and fails to meet the County's policies for providing activity areas. Figure 22 shows Sammamish has 1/13 the amount of multifamily housing and 1/20 of the commercial zoning per capita of surrounding cities. If their property remains zoned residential it will severely impact the development of the new city hall since there will be many adverse environmental impacts on the adjoining properties. He requested the Council change the zoning of his property from residential to commercial.

Bernie Olshausen, 21529 SE 28th Lane, His property is located within the special district overlay zone and will be subject to potential downzoning from R-4 to R-1. He has had a special study

done to his property and no sensitive areas are located on his property. He has the necessary buffers from existing wetlands. Downzoning his property does not make sense nor will it achieve the goals the overlay is intended to promote.

Ken Knott Jr., 7144 55th Avenue S, Seattle, His property is in the special overlay district. There are only 4 or 5 usable acres of the total 15. Downzoning will cause considerable personal financial loss.

Bob Collard, Lake Washington School District Assistant Superintendent, The district sent a letter to Council explaining the reasoning behind the request for special zoning to allow for the development of the affordable rental housing project. He is concerned there is no provision in the plan to exempt schools from impact fee assessments. The school district believes this could leave the City open to potential litigation. Schools are considered infrastructure.

Ilene Stahl, 21553 SE 28th Lane, The Comprehensive Plan does not provide sufficient protection for the unique species of salmon that live in Ebright Creek. She has submitted many scientific reports to the Planning Advisory Board, which they have not taken into consideration.

R. Niemeyer, 1543 209th Avenue NE, He was supportive of widening of East Lake Sammamish Parkway to four lanes to alleviate the gridlock. Prolonging this improvement will only add to the cost.

Steve Martin, 22711 NE 2nd Street, Was opposed to the affordable rental project being proposed by Lake Washington School District. He thinks there is enough affordable housing on the Plateau already. Most people don't live where they work. Mercer Island and San Francisco ~~has~~ have turned down similar proposals.

Susan Brockway, 167 E. Lake Sammamish Shore Lane NE, If the Comprehensive Plan is changed regarding the widening of East Lake Sammamish Parkway, she requested the Council notify the public and give them a chance to review and comment.

Sandy Hargraves, 4637 192nd Drive NE, The traffic counts at Sahalee Way and SR 202 should be higher than what is shown in the comprehensive plan. Removing barricades is not a good way to improve traffic flow off the plateau because the roads are not suitable for commuters. He questioned the plan's goal of connectivity within neighborhoods.

Greg Allan, 530 254th Avenue NE, No growth should be allowed until SR202 is improved. The East Sammamish/244th Corridor project should not be done. Planning areas should be designated to facilitate planned development. He offered to give very specific ideas for improving the comprehensive plan.

George Toskey, 2635 East Lake Sammamish Parkway SE, Although the transportation element of the comprehensive plan is very professional looking, the proposed widening of East Lake Sammamish Parkway is inconsistent with the design requirements for other minor roadway arterial standards. The proposal for widening the parkway ~~is~~ is substandard and will leave the city open to potential litigation. Sahalee way should be upgraded to the status of major arterial.

Lee Haro, 4156 East Lake Sammamish Parkway SE, Although the PAB says the proposed widening for East Lake Sammamish calls for only three lanes, the comprehensive plan presents the widening as four lanes. Correct traffic modeling shows the parkway does not need to be widened to four lanes. Three lanes will be safer and allow for turn lanes to increase traffic safety for both vehicles and pedestrians. This will also save millions of dollars that could then be used for other projects. This part of the comprehensive plan is flawed.

Gina Estep, 12233 NE 92nd Street, Kirkland, Opposes the downzoning of her property that is located within the proposed downzone area. She feels this was done without any site-specific inspections of the property and is in conflict with countywide Growth Management policies. Downzoning these properties will promote urban sprawl.

Reid Brockway, 167 East Lake Sammamish Shore Lane NE, He read excerpts from a letter written by Earth Tech (Consultant working on comprehensive plan). Capacity for projected growth for the city could be achieved by widening either East Lake Sammamish or Sahalee Way to three lanes. The model used for the comprehensive plan is incorrect. The proposed widening plan is inconsistent with county and city road standards.

Ben Sarho, 1432 242nd Place SE, In addition to a comprehensive plan, the city should provide an economic plan. The current plan allows for growth without providing the current residents with enough information on how this growth and accompanying infrastructure improvements will affect them.

Dale Pinney, 1359 NE 205th, Suite B, Shoreline, Both existing commercial nodes are surrounded by development and could not easily expand. The city should consider a Transit Oriented Development overlay area on the west side of 228th Avenue SE to allow the commercial building at the proposed Park & Ride location.

Susan Renner, 19920 NE 30th Court, Adding lanes to the Parkway will add to the problem of entering the parkway from the side streets. It will be more difficult for pedestrians to cross. The added traffic will add to higher pollutants in the area.

George Sutherland, 19616 NE 33rd Place, Widening the parkway is not necessary. If the parkway is widened to three lanes, it should not be widened to accommodate the potential four lanes. Council should review the study prepared by King County four years ago. It provides a good model for improving the parkway.

Chris Brown, 9688 Rainier Avenue South, If the parkway is widened to only 10 foot lanes, the city will probably not be able to get state or federal funding. 10-foot lanes are considered too dangerous. It would also leave the city open to tort liability.

Patricia Probst, 18836 NE 49th Place, Improvements to the parkway are necessary to improve safety. Increasing the parkway to four lanes will not resolve the safety issues and will likely make the road more dangerous. Three lanes will provide medians for crossing the road and slow the traffic down. This limited improvement will also keep the costs down.

David Gunter, 1610 223rd Place NE, The comprehensive plan is a good start, but the city must do more to improve transportation.

Dick Birgh, 434 228th Avenue SE, The area along 228th between SE 4th and SE 8th Streets is not typical of other R-4 neighborhoods. These residences are surrounded by two high schools and possibly a third and the Sammamish Commons property to the west. Mixed zoning for this area would be welcomed and seemed to be well received by the PAB until the so-called recommended plan was put forth and a “no-change” zoning was recommended.

Paul Spickney, 434 228th Avenue SE, The comprehensive plan does not provide enough high-density zoning. Institutional zoning is appropriate but why is it only being applied to property owned by the City. There should at least be some transitional zoning from Institutional/Mixed use to R-4. The topography of the land along 228 Avenue SE will prevent urban sprawl.

John Galvin, 432 228th Avenue SE, Smart Growth Group has provided the Council with good advice. The residents are asking for more services. Rezoning 228th Avenue SE would allow for that.

Steve Crawford, Issaquah School District, Removal of the traffic impact fee exemption for school districts will have a negative impact on the Issaquah and Lake Washington School Districts and the quality of education our community has come to expect. If required to pay impact fees, schools would be unable to build new schools or increase school size. Affordable work place housing is an essential project.

Break 8:50 pm to 9:00 pm.

Harold Zeitz, 24220 NE 30th Place, The proposed extension of 244th at NE 8th is not a good idea because of the limited sight distances. It will also encourage more drivers to turn left at SR202/244th intersection, probably increasing the number of accidents. If the City proceeds with the extension, then a stop line should be placed on SR202 at the intersection.

Susan Richardson, 19661 SE 24th Way, Expansion of the parkway is a misplaced priority and would not be a good use of city funds. Four lanes will create more problems. The answer is to develop a consolidated plan that includes Redmond and Issaquah. Widening the parkway will also endanger the lake.

Wes Cochran, 20331 NE 40th Court, Removing the barricades on SE 42nd is not an appropriate way to alleviate the traffic problems on other arterials. This is the only neighborhood road where the removal of the barricade would result in a bypass route for commuters. However, the streets will not safely accommodate this type of traffic.

Frank Santoni, 22828 SE 6th Place, Thanked the PAB for the Comprehensive Plan. He opposes any further commercial development along 228th.

John Hansen, 704 228th Avenue SE, The comprehensive plan fails to provide for any type of city center. This will encourage suburban sprawl and will force the city to continue as a non-city.

Zoning should be changed along 228th to commercial/mixed use. This will create a more livable and attractive city.

Holly Moffatt, 416 228th Avenue SE, She is hoping her property could be changed from R-4 zoning to Mixed-Use. She has a business on 228th Avenue SE.

Thomas O. Marxen, 3629 East Lake Sammamish Shore Lane NE, Believes widening East Lake Sammamish Parkway to four lanes would be an unwise environmental choice.

Vicki Beres, 2305 East Lake Sammamish Place SE, Paragraphs 6 and 7 of the PAB handout seem to be in conflict. She asked if only East Lake Sammamish will be subject to flexible design standards. SR 202 is the major traffic problem, not East Lake Sammamish. This road should only be three lanes, with turn pockets where necessary.

Carol Beck, 1775 12th Avenue NW, Suite 101, Issaquah, Representing Port Blakely Communities. They will be submitting detailed comments regarding the plan. She encouraged the Council to enter into interlocal agreements for collecting impact fees for projects outside the city limits. Also, not all intersections were studied during peak traffic times. The city is calculating concurrency based on peak hours, not trips per day. This differs from other entities and might interfere with any interlocal agreements.

Karan Soi, 19130 NE 51st Street, Urged Council to maintain street closures at 43rd and 42nd street with barricades.

Jim McGraw, 1525 248th Avenue SE, Does not feel the East Sammamish/244th Street Corridor has been well thought out. He has requested traffic modeling information from the City but he has not received any. He questioned why certain alignments have been deleted from consideration. He dDoes not feel the residents who will be severely impacted by this corridor have been informed.

Mike Rundle, 2470 196th Avenue SE, There have already been studies done on widening East Lake Sammamish. The intersections need to be improved, not the parkway. Widening the parkway will increase safety issues. He encouraged Council to consider the ability to build trails along and over a four-lane highway. He advocated connectivity on the plateau as a way of improving traffic.

Jim Stanton, 22523 SE 47th Place, (fig D15) Issaquah Pine Lake road has many deficiencies. Lack of sidewalks and site distances prohibit this street from being used for other types of transportation. He encouraged Council to add this street to the Comprehensive Plan for improvements.

Rob Covey, 2714 East Lake Sammamish Parkway SE, He is opposed to any expansion of the Parkway. For example, even though West Lake Sammamish Parkway has much more traffic, it is still operating efficiently with just two lanes with lower speeds.

Debbie Alden, 19303 SE 16th Street, It would be too dangerous to widen the parkway. Center turn lanes are a good idea.

Rory Crispin, PO Box 40433, Bellevue, WA 98005, He does not like the idea of expanding the parkway. If the parkway is widened, it would require revamping the comprehensive plan to accommodate higher density along the route. Two lanes, with turn pockets, facilitates the lower density.

City Manager Report

Adjournment – Mayor Kilroy adjourned the meeting at 10:03 pm

Melonie Anderson, City Clerk

Kenneth J. Kilroy, Mayor