

**Mount Vernon  
City Council  
Regular Meeting Minutes  
January 24, 2018**

The meeting was called to order by Mayor Pro-Tempore Hulst at 7:00 p.m.

Present: Councilmembers Brocksmith, Hulst, Lindquist, and Molenaar  
Absent: Mayor Boudreau, Councilmembers Beaton, Carías, and Hudson (excused)  
Staff Present: Public Works Director Bell, Street Department Supervisor Brickley, Police Chief Dodd, Project Development Manager Donovan, Solid Waste Manager Hanson, Parks and Enrichment Services Director King, Senior Planner Lowell, Equipment Rental Supervisor Owens, Development Services Director Phillips, City Attorney Rogerson, and Finance Director Volesky  
Citizens Present: 18

**Consent Agenda**

- A. Approval of January 3, 2018 Study Session Minutes.
- B. Approval of January 10, 2018 Regular Council Meeting Minutes.
- C. Approval of January 20, 2018 payroll checks numbered 107913 – 107950, direct deposit checks numbered 64087 – 64295, and wire transfers numbered 653 – 654 in the amount of \$1,009,341.79.
- D. Approval of January 24, 2018 claims numbered 153158 - 153427 in the amount of \$1,022,353.02.

**Councilmember Lindquist moved to approve the consent agenda as presented. Motion seconded by Councilmember Brocksmith. Motion carried 4-0.**

**REPORTS**

- A. Committee Reports:
  - Finance and Parks and Enrichment Committee – for details see Committee minutes.
  - Public Works - for details see Committee minutes.
- B. Community Comments - none
- C. Councilmember Comments - none
- D. Mayor's Report.
  - Mr. Donovan presented a picture of the Mayor and absent Councilmembers at the State House of Representatives. They are participating in the Association of Washington Cities legislative action days and meeting with legislators to advocate for local interests at the state level.

**NEW BUSINESS**

- A. Approval of Planning Commission Appointment: Mr. Phillips presented Council with a request for approval of the appointment of James Stewart and Bekki Cox to the Mount Vernon Planning Commission both filling unexpired terms.

**Councilmember Brocksmith moved to confirm James Stewart and Bekki Cox to positions on the Planning**

**Commission. Motion seconded by Councilmember Lindquist. Motion carried 4-0.**

- B. Approval of Arts Commission Appointment: Mr. King presented Council with a request for approval of the Mayor's reappointment of Kevin Hartman to the Mount Vernon Arts Commission.

**Councilmember Molenaar moved to confirm Kevin Hartman to a position on the Arts Commission. Motion seconded by Councilmember Lindquist. Motion carried 4-0.**

A five minute recess was called due to technical issues with the recording equipment at 7:13 p.m.

The meeting was reconvened at 7:18 p.m.

- C. Public Hearing – Adoption of Permanent Regulations to Regulate/Address Temporary Homeless Encampments: Ms. Lowell presented Council with background on temporary homeless encampments. This ordinance only addresses religious organizations and does not regulate any other aspects of homelessness. These encampments can be either indoor or outdoor facilities. There have been temporary regulations in place since January 2017 with recurring extensions leading to this final recommendation that was crafted with the input of the Mount Vernon Planning Commission. The purpose of the new regulations will provide for the public health and safety concerns while not substantially burdening religious organizations. The impacts to public health by homeless encampments can be summarized as having issues with garbage, drug paraphernalia and human feces. These impacts are addressed in this proposed code amendment. To summarize the regulations, they contain requirements for a type 2 (administrative) permit, neighborhood notice and public hearings. Basic health requirements (restroom facilities, and washing stations, garbage receptacles, etc.) are mandated and there can be no more than 100 tenants and no children under 18. There must be a code of conduct, transportation plan, and complete warrant and sex offender checks. The encampment cannot exceed 90 days of duration. Ms. Lowell reviewed changes that the Planning Commission had recommended.

- MVMC 17.210.030(2)(A)(e) be amended to read: e. A management tent or other management office of facility providing administrative and security services and readily identifiable to residents and visitors. Through the permit process a ratio of encampment staff to residents shall be established by the City. This ratio shall ensure the health and safety of the staff, residents and surrounding neighbors.
- MVMC 17.210.030(A)(3) be amended to read: 3. Outdoor temporary homeless encampments shall meet all setbacks for the zoning district in which the property is located
- MVMC 17.210.030(A)(4) be amended to read: 4. Outdoor temporary homeless encampments shall have a six-foot-tall sight obscuring fence provided around the perimeter of the temporary homeless encampment
- MVMC 17.210.030(A)(5) be amended to read: 5. Any and all exterior lighting for outdoor temporary homeless encampments shall be directed downward and away from adjacent properties
- MVMC 17.210.030(A)(8) be amended to delete this section. It currently states: 8. No children under the age of 18 shall be allowed in the temporary homeless encampment. If a child under the age of 18 attempts to reside at the temporary homeless encampment, the Encampment Sponsor, the Encampment Host, or the Encampment Manager shall immediately contact Child Protective Services.
- MVMC 17.210.030(A)(16) be amended to read: 16. Temporary homeless encampments permits may be approved only once over a one (1) year period for no more than 120 consecutive days. ...temporary homeless encampment permit was issued on December

1 of a given year for a 120-day period the site upon which the permit was used could not host another temporary homeless encampment until December 1 of the following year.

Mayor Pro-Tempore Hulst opened the public hearing

- Tina Tate, Sedro-Woolley, came forward to support the ordinance with the changes as recommended by the Planning Commission.
- Liz Jennings, Community Action, came forward to support the ordinance and indicated that a 120-day time limit is what Community Action would favor. Community Action recommends that a plan be in place regarding underage children and pets as a requirement for the permit process, without expressly prohibiting them. This is simply a piece in the continuum of low income and homeless housing solutions.
- Sister Susan Wells, Catholic Community Services, came forward to support the ordinance and asked that the permit fee be reduced and supports a plan requirement to enable camps to accept underage children.
- Sonya Dahl of Mount Vernon, said that while she had originally been opposed to this code amendment she is now supportive, but urges Council to ensure that this does not become a "South Mount Vernon" issue.

There being no further comment Mayor Pro-Tempore closed the public hearing.

Councilmember Lindquist asked for wording that allows children on the premises if a permit applicant has a plan for accommodating them. Mr. Rogerson indicated that if changes to the presented ordinance are substantive it would require a re-publishing of the proposal and could not be acted on tonight.

Councilmember Hulst is not in favor of the 120-day cycle and does not support wording that allows underage children.

Councilmember Brocksmith indicated that the underage child situation is often not just a child coming to a camp alone but a family seeking shelter. He supports changing the language that would support having children. He asked if the ordinance could be passed as is and direct staff to come back with an amendment following procedural rules regarding those changes.

Councilmember Molenaar asked whether there is leeway for extensions based on hardship. Ms. Lowell indicated that this is code is intended to work with requests for variances in the basic protocols, if the applicant shows need and a plan and procedure for addressing the variance.

Ms. Tate was called forward to answer to what options there are locally for families with children. She indicated that the types and numbers of alternatives for families with children are not adequate to the needs but this does add to the potential places that can be available for them.

**Councilmember Brocksmith moved to approve Ordinance 3743 approving changes to the Mount Vernon Municipal Code adding Chapter 17.210 (Temporary Homeless Encampments) and amending Chapters 14.05 {Procedures}, and 14.15 {Fees} with the changes as recommended by the Planning Commission. Motion seconded by Councilmember Lindquist.**

**Councilmember Hulst moved to amend the previous motion approving the Ordinance as recommended by the Planning Commission but without the deletion of section (A)(8).**

**Motion seconded by Councilmember Molenaar. Motion carried 4-0.**

- D. Approval to Purchase Equipment and Vehicles: Mr. Owens presented Council with a list of 19 vehicles and equipment that were approved in the 2018 budget and requested authorization to initiate purchasing these vehicles and pieces of equipment.

**Councilmember Lindquist moved to authorize the purchase of the outlined vehicles and equipment. Motion seconded by Councilmember Molenaar. Motion carried 4-0.**

- E. Interlocal Agreement with Skagit County Senior Services.: Mr. Volesky presented Council with a request for authorization for the Mayor to enter into an interlocal agreement with Skagit County for provision of Senior Services. The City has committed \$53,856 of financial support to Skagit County for these services.

**Councilmember Molenaar moved to authorize the Mayor to enter into an interlocal agreement with Skagit County for Senior Services. Motion seconded by Councilmember Brocksmith. Motion carried 4-0.**

- F. Surplus and Sale of Property: Mr. Donovan requested authorization to declare surplus and sell property that the City owns on East Division (P119008). This resolution will declare the property surplus and authorize the Mayor to enter into a sale agreement.

**Councilmember Molenaar moved to approve Resolution 942 declaring P119008 surplus to the City's needs and authorizing the Mayor to enter into a purchase and sales agreement for this property. Motion seconded by Councilmember Lindquist. Motion carried 4-0.**

There being no further business the meeting was adjourned at 8:30 p.m.

SUBMITTED BY:

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Rebecca J. Wade, Recording Amanuensis

ATTEST:

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Doug Volesky, Finance Director

APPROVE:

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Jill Boudreau, Mayor