



# City of Tacoma City Council Minutes

Dial: 253 215 8782 Meeting ID: 848 3423 3126

Webinar Link: [www.zoom.us/j/84834233126](http://www.zoom.us/j/84834233126) Passcode: 349099

**September 28, 2021**

**5:00 PM**

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## CALL TO ORDER

Mayor Woodards called the meeting to order at 5:01 p.m.

## ROLL CALL

**Present:** 7 - Blocker, Hines, Hunter, Thoms, Ushka, Walker and Mayor Woodards

**Absent:** 2 - Beale and McCarthy

Council Member McCarthy arrived at 5:03 p.m.

All Council Members participated virtually.

## FLAG SALUTE

Council Member McCarthy arrived here, at 5:03 p.m.

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Council Member Ushka stated that we gratefully honor and acknowledge that we rest on the traditional lands of the Puyallup People where they make their home and speak the Lushootseed language.

The flag salute was led by Council Member Ushka.

## MOMENT OF SILENCE

In honor of Ken Grassi and those who have lost their lives to or have been impacted by COVID-19 or systemic racism.

## ITEMS FILED IN THE OFFICE OF THE CITY CLERK

1. [21-0920](#) Minutes of the Government Performance and Finance Committee, April 6, 2021.
2. [21-0921](#) Minutes of the Government Performance and Finance Committee, April 20, 2021.
3. [21-0922](#) Minutes of the Government Performance and Finance Committee, May 4, 2021.

4. [21-0897](#) Tacoma Employees' Retirement System, Comprehensive Annual Financial Report 2020.
5. [21-0931](#) List of names and informal petition regarding the Baltimore Street Project.

## CONSENT AGENDA

### RESOLUTIONS

6. [RES40844](#) A resolution authorizing the execution of an Interlocal Agreement with the City of Ruston to adopt a pretreatment ordinance and related enforcement ordinance that subjects commercial and industrial users within the City of Ruston to the necessary pretreatment controls, and delegates the City of Tacoma as lead agency to implement and enforce that pretreatment ordinance.  
[Daniel C. Thompson, Ph.D., Division Manager, Business Operations;  
Michael P. Slevin III, P.E., Director, Environmental Services]

**MOTION: Deputy Mayor Blocker moved to adopt the Consent Agenda, including Resolution No. 40844.**

**SECONDED BY: Council Member McCarthy.**

**ACTION: Voice vote was taken and carried to adopt the Consent Agenda, including Resolution No. 40844. The Consent Agenda was declared adopted.**

**Ayes:** 8 - Blocker, Hines, Hunter, McCarthy, Thoms, Ushka, Walker and Mayor Woodards

**Absent:** 1 - Beale

### PROCLAMATIONS/RECOGNITIONS/PRESENTATIONS/ANNOUNCEMENTS

7. [21-0927](#) Proclaiming October 2021 as Health Care Heroes Month.

Mayor Woodards proclaimed October 2021 as Health Care Heroes Month and presented the proclamation to David Schroedel, Vice President, Policy and Entrepreneurship of the Tacoma-Pierce County Chamber; Linda Alderson, Chief Nurse Executive, Tacoma General Hospital; Shelby Phillips, Registered Nurse, St. Clare Hospital; and Shawn Fischer, Registered Charge Nurse for vascular access, St. Joseph Medical Center.

- 8. [21-0926](#) Proclaiming October 2021 as Tacoma Arts Month.

Mayor Woodards proclaimed October 2021 as Tacoma Arts Month and presented the proclamation to Benjamin Maestas III, Vice Chair, Tacoma Arts Commission.

- 9. [21-0879](#) Presentation from the City Manager regarding Systems Transformation.

City Manager Elizabeth Pauli presented an update on systems transformation, including new items, noting a mid-biennium modification and American Rescue Plan Act funding; consultant-facilitated cross-departmental review of mid-biennium modification proposals; extension of Mayor's Emergency Rule No. 2, relating to utility shut-offs; Affordable Housing Action Strategy; Tacoma Venues and Events being certified as Sensory Inclusive; Juneteenth holiday; Tacoma Police Department (TPD) and City Manager's Office presentation on community safety and policing; a request for a proposal on communication strategy assessment and recommendations; a Community's Police Advisory Committee event on use of force and oversight; TPD Chief recruitment; and updates related to Washington House Bill 1088, regarding impeachment disclosures. She concluded by reviewing the transformation timeline and history.

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**MOTION: Deputy Mayor Blocker moved to suspend the rules to consider Item 13, Ordinance No. 28770, regarding eliminating the eight-year Multi-Family Property Tax Exemption in mixed-use centers designated "very high" opportunity, based on the City's Equity Index, at this time.**

**SECONDED BY: Council Member Thoms.**

**ACTION: Voice vote was taken and carried. The motion was declared adopted.**

**Ayes:** 8 - Blocker, Hines, Hunter, McCarthy, Thoms, Ushka, Walker and Mayor Woodards

**Absent:** 1 - Beale

13. [ORD28770](#) (Continued from the meeting of September 28, 2021) An ordinance amending Chapter 6A.110 of the Municipal Code, entitled “Property Tax Exemptions for Multi-Family Housing”, to eliminate the eight-year Multi-Family Property Tax Exemption in mixed-use centers designated “very high” opportunity, based on the City’s Equity Index, effective 90 days after passage of this ordinance.  
[Council Member Hines]

**MOTION: Council Member Hines moved to continue Ordinance No. 28770, regarding the eight-year Multi-Family Property Tax Exemption in mixed-use centers designated “very high” opportunity, based on the City’s Equity Index, to the meeting of Tuesday, November 9, 2021.**

**SECONDED BY: Deputy Mayor Blocker.**

**ACTION: Voice vote was taken and carried. The motion was declared adopted.**

**Ayes:** 8 - Blocker, Hines, Hunter, McCarthy, Thoms, Ushka, Walker and Mayor Woodards

**Absent:** 1 - Beale

## **PUBLIC COMMENT**

Public Comment began at 5:29 p.m.

The City Clerk’s Office received one written comment for Public Comment on Ordinance No. 28770, regarding the eight-year Multi-Family Property Tax Exemption in mixed-use centers designated “very high” opportunity, based on the City’s Equity Index.

Speaking before the City Council:

1. Kathy Lawhon, speaking on Resolution No. 40844, the Health Care Heroes Month proclamation, and the City Manager's presentation regarding systems transformation.
2. Lauren Walker Lee, speaking on Resolution No. 40847.
3. David Duea, speaking on Resolution No. 40847.

Public Comment ended at 5:36 p.m.

## REGULAR AGENDA

**MOTION: Deputy Mayor Blocker moved to confirm the Mayor's Emergency Amended Rule No. 2 to ensure that payment plans are not required during the period of emergency and late fees are not charged by the City of Tacoma utilities on balances incurred by utility customers during the period of the emergency.**

**SECONDED BY: Council Member Thoms.**

**ACTION: Voice vote was taken and carried. The motion was declared adopted.**

**Ayes:** 8 - Blocker, Hines, Hunter, McCarthy, Thoms, Ushka, Walker and Mayor Woodards

**Absent:** 1 - Beale

## RESOLUTIONS

10. [RES40845](#) A resolution authorizing the execution of amendments to the Purchase and Sale Agreement, Development Agreement, and Public Benefits Agreement with Surge Tacoma, d.b.a Tacoma Old City Hall LLC, for modifications to the development plan, phasing, construction schedule, and financing of the residential and commercial mixed-use project at Old City Hall, located at 625 South Commerce Street; and accepting \$1,600,000 for deposit into the UDAG Fund.

[Elly Walkowiak, Assistant Director; Jeff Robinson, Director, Community and Economic Development; Jennifer Hines, Assistant Division Manager, Real Property Services; Kurtis Kingsolver, Director, Public Works]

**MOTION: Deputy Mayor Blocker moved to adopt Resolution No. 40845.**

**SECONDED BY: Council Member Thoms.**

**ACTION: Voice vote was taken and carried. The Resolution was declared adopted.**

**Ayes:** 7 - Blocker, Hines, Hunter, Thoms, Ushka, Walker and Mayor Woodards

**Nays:** 1 - McCarthy

**Absent:** 1 - Beale

11. [RES40846](#) A resolution authorizing the one-time use of Council Contingency Funds, in the amount of \$5,000, for sponsoring of the Inaugural University of Washington Tacoma Celebrando Comunidad: Latinx Celebration and Awards.  
[Mayor Woodards]

**MOTION: Deputy Mayor Blocker moved to adopt Resolution No. 40846.**

**SECONDED BY: Council Member Thoms.**

**ACTION: Voice vote was taken and carried. The Resolution was declared adopted.**

**Ayes:** 8 - Blocker, Hines, Hunter, McCarthy, Thoms, Ushka, Walker and Mayor Woodards

**Absent:** 1 - Beale

12. [RES40847](#) A resolution authorizing the one-time use of Council Contingency Funds, in the amount of \$25,000, for assisting Lutheran Community Services Northwest in building program capacity to resettle Afghan immigrants and refugees to Tacoma and Pierce County.  
[Council Member Thoms]

**MOTION: Deputy Mayor Blocker moved to adopt Resolution No. 40847.**

**SECONDED BY: Council Member Thoms.**

**ACTION: Voice vote was taken and carried. The Resolution was declared adopted.**

**Ayes:** 8 - Blocker, Hines, Hunter, McCarthy, Thoms, Ushka, Walker and Mayor Woodards

**Absent:** 1 - Beale

**FINAL READING OF ORDINANCES**

- 13. [ORD28770](#) (Continued from the meeting of September 28, 2021) An ordinance amending Chapter 6A.110 of the Municipal Code, entitled “Property Tax Exemptions for Multi-Family Housing”, to eliminate the eight-year Multi-Family Property Tax Exemption in mixed-use centers designated “very high” opportunity, based on the City’s Equity Index, effective 90 days after passage of this ordinance.  
[Council Member Hines]

Ordinance No. 28770 was continued to the meeting of November 9, 2021, earlier in the meeting.

- 14. [ORD28779](#) An ordinance amending Chapter 1.12 of the Municipal Code, relating to the Compensation Plan, to implement rates of pay and compensation for employees represented by the International Brotherhood of Electrical Workers, Local 483, Tacoma Power Unit and Supervisors’ Unit.  
[Dylan Carlson, Senior Labor Relations Manager; Bill Fosbre, City Attorney]

**ACTION: Roll call vote was taken on Ordinance No. 28779.**

**The Ordinance was declared passed by the following vote:**

**Ayes:** 8 - Blocker, Hines, Hunter, McCarthy, Thoms, Ushka, Walker and Mayor Woodards

**Absent:** 1 - Beale

**UNFINISHED BUSINESS**

There was no unfinished business.

**REPORTS BY THE CITY MANAGER**

There was no report.

**COMMENTS AND COMMITTEE REPORTS OF THE CITY COUNCIL**

Infrastructure, Planning, and Sustainability Committee

Council Member McCarthy, Chair of the Infrastructure, Planning, and Sustainability Committee, reported at the August 25, 2021, meeting, the Committee continued the discussion on the Tideflats Non-Interim Regulations; at the August 30, 2021, special meeting, the Committee finalized their recommendations for the Tideflats Non-Interim Regulations and transmitted them to the full City Council on August 31, 2021; at the September 1, 2021, special meeting, the Committee received presentations on the Planning Commission's annual report, the current impact fee

framework, and received several written reports from the Environmental Services Department; at the September 8, 2021, meeting, the Committee conducted interviews for the Transportation Commission and received a presentation on the Home in Tacoma Project; and at the September 22, 2021, meeting, the Committee received presentations on the Climate Action Plan and the Home in Tacoma Project. He concluded by stating the next meeting will be held on September 29, 2021, at 4:30 p.m., through Zoom, and will include continued discussion on the Home in Tacoma Project.

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**MOTION: Deputy Mayor Blocker moved to excuse Council Member Beale from the meeting.**

**SECONDED BY: Council Member Thoms.**

**ACTION: Voice vote was taken and carried. The motion was declared adopted.**

**Ayes:** 8 - Blocker, Hines, Hunter, McCarthy, Thoms, Ushka, Walker and Mayor Woodards

**Absent:** 1 - Beale

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Mayor Woodards stated that the Tacoma-Pierce County Health Department is now operating a temporary isolation and quarantine site at the Lighthouse Senior Activity Center through October 31, 2021; the Lighthouse Senior Activity Center has been closed for senior activities due to COVID-19 since March 2020; the temporary site will provide an additional location to safely isolate and quarantine; due to the increase in COVID-19 cases from the Delta variant, isolation locations have been at capacity; COVID-19 transmission is high in areas with low vaccination rates; 70 percent of eligible residents ages 12 and older in Pierce County are vaccinated. She concluded by providing resources where community members can find more information on the vaccine.



**ADJOURNMENT**

On proper motion, the meeting was adjourned at 6:30 p.m.

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Victoria R. Woodards, Mayor

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Doris Sorum, City Clerk