



CITY COUNCIL STUDY SESSION
TUESDAY, NOVEMBER 17, 2020

MEETING MINUTES

1) CALL TO ORDER / ROLL CALL

Deputy Mayor Deets called the meeting to order at 6:01 p.m. on the Zoom webinar platform.

Mayor Schneider, Deputy Mayor Deets, and Councilmembers Carr, Hytopoulos, Nassar, and Pollock were present.

2) APPROVAL OF AGENDA/ CONFLICT OF INTEREST DISCLOSURE

Mayor Schneider moved and Deputy Mayor Deets seconded to remove item 7.B, COVID-19 Emergency Economic Recovery Funding Request. The motion carried unanimously, 6 – 0. Councilmember Pollock moved and Councilmember Carr seconded to approve the agenda as amended. The motion carried unanimously, 6 – 0.

There were no conflicts of interest disclosed.

3) MAYOR'S REPORT

Mayor Schneider mentioned the November 16, 2020 special City Council meeting, the appointment of Deputy City Manager Schroer as Interim City Manager, the inappropriate comment made at last week's meeting, and the placement of future council agendas on the agenda.

4) FUTURE COUNCIL AGENDAS

4.A Future Council Agendas

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[November 24 City Council Regular Business Meeting.pdf](#)

[December 1 City Council Study Session.pdf](#)

[December 8 City Council Regular Business Meeting.pdf](#)

City Manager Smith reviewed future Council agendas. Council agreed to hold special meetings for interviewing City Manager candidates on December 2 and 3, 2020. Council discussed the December meetings and potential additions to future agendas.

Councilmember Nassar requested the addition of a letter of support requested by the Race Equity Task Force to a future agenda.

Councilmember Pollock requested the addition of an agenda item to discuss whether to add a discussion of the Police Station costs to an agenda.

5) BUDGET DELIBERATIONS

5.A Ordinance No. 2020-25 Adopting the 2021-2026 Capital Improvement Plan (CIP) - Public Works

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Ordinance No. 2020-25 Adopting the 2021-2026 Update of the Six-Year CIP _FINAL.docx

2021-26_Revised_CIP_Summary_Memo_111720 FINAL.docx

Exhibit A - 2021-2026 CIP.pdf

Public Works Director Wierzbicki introduced the agenda item.

MOTION: I move to approve Ordinance No. 2020-25.

Carr/Nassar: The motion carried unanimously, 6 – 0.

AYES: Carr, Deets, Hytopoulos, Nassar, Pollock, Schneider

NOES: None

ABSENT: None

ABSTAIN: None

5.B Budget Discussion #9

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2021-22 Budget Memo and Materials for 11172020.pdf

Budget Deliberations for CC 11172020_Draft.pdf

Finance Director Pitts introduced the agenda item, and Council discussed next steps.

6) UNFINISHED BUSINESS

6.A Sustainable Transportation Plan Update - Decision-Making Framework Discussion

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BAINBRIDGE STP_Evaluation Framework Council Presentation_20201117.pdf

BAINBRIDGE STP_Evaluation Framework Approach_20201109.pdf

Public Works Director Wierzbicki introduced the agenda item. Engineering Project Manager Epstein and Jennifer Wieland of Nelson/Nygaard provided a presentation on the project.

Council's consensus was to streamline Council participation in the process and to have the task force review project elements prior to the Council.

6.B Green Building Code - Update and Next Steps - Planning

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Green Building Staff Memo

Attachment 1 - History Log

Attachment 2 - GBTF Roster

Attachment 3 - City Policies

Attachment 4 - GHG Inventory Fact Sheet

Attachment 5 - GHG Charts

Attachment 6 - Energy Demand and Conservation
Attachment 7 - GBTF Road Map Recommendation
Attachment 8 - GBTF First Steps Recommendation

Senior Planner Best provided an update on the green building code and next steps.

6.C Consider Planning Commission Recommendations Prior to Scheduling a Public Hearing on Bonus Floor Area Ratio Options, BIMC 18.12.030.E. - Planning

Cover Page

20201008 PC Cover Letter to CC on Bonus FAR Revisions.docx

DRAFT Ordinance No. 2020-16.docx

Exhibit A Excerpt BIMC Table 18.12.020-3.docx

20200924 PC Staff Memo.pdf

MUTC and HS Rd Map.pdf

WMP Goals & Policies Related to FAR.pdf

ORD NO. 2020-20 EXTENDING INTERIM ZONING CONTROL RELATED TO BONUS DENSITY.pdf

June 11 2020 Planning Commission Meeting Minutes.pdf

July 9 2020 Planning Commission Meeting.pdf

August 27 2020 PLANNING COMMISSION MINUTES.pdf

September 10 2020 PLANNING COMMISSION MINUTES.pdf

September 24 2020 PLANNING COMMISSION MINUTES.pdf

Planning Commission Chair Chester introduced the agenda item. Planning Commissioner Quitslund, Planning Director Wright, and Senior Planner Sutton also joined the meeting and discussed the recommendations with Council.

Council directed the City Manager to contact Islander Mobile Home Park regarding potential purchase of floor area ratio by the City.

6.D Update from Joint City Council and Planning Commission Land Use Subcommittee - Councilmembers Carr, Hytopoulos, and Pollock

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Councilmember Carr provided an update on the work of the subcommittee.

7) NEW BUSINESS

7.A Council Direction to Design Review Board on Flexibility for Affordable Housing Projects - Mayor Schneider

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Mayor Schneider introduced the agenda item. Planning Manager Greetham and Design Review Board Chair Joseph Dunstan joined the discussion.

7.B COVID-19 Emergency Economic Recovery Funding Request - Deputy Mayor Deets

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COVID-19 Emergency Economic Recovery Funding Memorandum.pdf

November 5, 2020 BI Chamber of Commerce E-Mail - Requesting Emergency Economic Recovery Funding.pdf

Digital General Store & Island Online Hub Prototypes - Visuals.pdf

This agenda item was removed from the agenda.

8) CITY COUNCIL DISCUSSION

8.A Options for Land Use Regulations related to the Triangle Property and Specific Standards for Composting Facilities - Mayor Schneider
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Mayor Schneider introduced the agenda item, and Council discussed the topic.

MOTION: I move that we add consideration of specific standards for composting facilities to the Council and Planning subcommittee for recommendations to the 2021 work plan discussion.

Schneider/Pollock: The motion carried unanimously, 6 – 0.

AYES: Carr, Deets, Hytopoulos, Nassar, Pollock, Schneider

NOES: None

ABSENT: None

ABSTAIN: None

Council directed staff to return with an agenda item for November 24, 2020 for the Council to consider the option of not further pursuing Aveterra's proposed code amendment for the Triangle property.

9) [FOR THE GOOD OF THE ORDER](#)

Deputy Mayor Deets mentioned the length of the discussions regarding future council agendas.

10) [ADJOURNMENT](#)

Deputy Mayor Deets adjourned the meeting at 9:28 p.m.



Leslie Schneider, Mayor



Christine Brown, CMC, City Clerk