

**City of Zillah  
Study Minutes  
ZOOM Meeting  
September 21, 2020**

*Due to the COVID-19 Coronavirus, Governor Inslee issued Proclamation 20-28 waiving rules relating to the Open Public Meetings Act and prohibited in-person public meetings. Due to this, a ZOOM meeting was held.*

**CALL TO ORDER**

Mayor Scott Carmack called the meeting to order at 6:03 p.m.

**ROLL CALL**

The following were:

Present: Mayor Scott Carmack, Councilmembers Doug Stewart, Beth Husted, Janice Gonzales, Brian Williams and Jeff Miles

Also Present: City Administrator Sharon Bounds, Police Chief Tim Quantrell, Community Development Director Ardele Steele, Fire Chief Paul Stonemetz, Public Works Director John Simmons and City Attorney James Carmody

**CONSENT AGENDA**

- A. Review minutes of Study Session Meeting dated September 8, 2020.
- B. Review minutes of Council Meeting dated September 8, 2020.
- C. Review WA ST Liquor License for El Porton
- D. Review claim voucher numbers 53393 to 53437 dated September 21, 2020 in the amount of \$198,956.14.
- E. Review payroll voucher numbers 34043 to 34049 dated September 15, 2020 in the amount of \$82,151.84.
- F. Review Voided Check No. 53392.
- G. Review Monthly Close-Out Report dated August 31, 2020.

**NEW BUSINESS**

**Review Resolution No. 2020-30/Approving PUD-Sainsbury:** Mayor Carmack explained that a public hearing was originally held on August 17<sup>th</sup> and continued to the next two meetings. Ms. Steele provided information about the application. Mr. Sainsbury was in attendance and explained what he is proposing. He may be willing to propose less residential and more commercial in his project if needed. Ms. Gonzales voiced concern over the city allowing long-term residential in a commercial zone and stated the city should decide if they want it to be commercial or residential and then follow that zoning. Mr. Carmody provided information about the use of a planned unit development application explaining that it can be an avenue for mixed use in a commercial zone and that the GMA has started being more conducive to mixed uses. The thought is that in some instances it may be appropriate to allow a mixed use in specific areas. Some of the thought on allowing that is that the residential can help to grow usage of the commercial entities such as restaurants and services. He also explained that additional standards can be conditioned in an PUD application approval. Mr. Stewart voiced concern that he didn't want to

see this used as circumventing the current zoning. Mr. Miles also voiced concern over residential in a commercial zone. Further discussion was held.

**Review Ordinance No 2020-35 Adopting Policy No. 2020-01/Remote Workers:** Ms. Bounds provided information about the policy. Ms. Gonzales voiced concern over the policy, stating it is too vague and further discussion was held. Ms. Bounds asked for a copy of the policy from YVFWC and Ms. Gonzales said she would share it. Council agreed to approve the policy with a condition that it is brought back with revisions to address the concerns.

### **MAYOR'S REPORT**


Mayor Carmack reported that he and Ms. Steele will be making presentations to RCO on Thursday for Splash Park funding.

### **AJOURNMENT**

*The meeting was adjourned at 6:48 p.m.*



Sharon Bounds, City Administrator



Dr. Scott Carmack, Mayor

**City of Zillah  
City Council Minutes  
ZOOM Meeting  
September 21, 2020**

*Due to the COVID-19 Coronavirus, Governor Inslee issued Proclamation 20-28 waiving rules relating to the Open Public Meetings Act and prohibited in-person public meetings. Due to this, a ZOOM meeting was held.*

**CALL TO ORDER**

Mayor Scott Carmack called the meeting to order at 6:49 p.m.

**ROLL CALL**

The following were:

Present: Mayor Scott Carmack, Councilmembers Doug Stewart, Beth Husted, Janice Gonzales, Brian Williams and Jeff Miles

Also Present: City Administrator Sharon Bounds, Police Chief Tim Quantrell, Community Development Director Ardele Steele, Fire Chief Paul Stonemetz, Public Works Director John Simmons and City Attorney James Carmody

**CONSENT AGENDA**

*Mr. Miles moved, seconded by Mr. Williams to approve the Consent Agenda, items A through G as follows:*

- A. Approve minutes of Study Session Meeting dated September 8, 2020.
- B. Approve minutes of Council Meeting dated September 8, 2020.
- C. Approve WA ST Liquor License for El Porton
- D. Approve claim voucher numbers 53393 to 53437 dated September 21, 2020 in the amount of \$198,956.14.
- E. Approve payroll voucher numbers 34043 to 34049 dated September 15, 2020 in the amount of \$82,151.84.
- F. Approve Voided Check No. 53392.
- G. Approve Monthly Close-Out Report dated August 31, 2020.

*Motion carried unanimously.*

**PUBLIC HEARING**

**Planned Unit Development/Sainsbury:** Mayor Carmack continued the Public Hearing for the Planned Unit Development Application submitted by Cliff Sainsbury at 6:50 p.m. Ms. Steele provided information about the application. Mayor Carmack closed the Public Hearing at 6:52 p.m.

**NEW BUSINESS**

**Vote on Resolution No. 2020-30/Approving PUD-Sainsbury:** *Mr. Williams moved, seconded by Mr. Miles to approve Resolution No. 2020-30 Approving the Planned Unit Development known as the Sainsbury Development. Motion carried unanimously.*

**Vote on Ordinance No 2020-35 Adopting Policy No. 2020-01/Remote Workers:** *Mr. Williams moved, seconded by Mr. Miles to approve Resolution No. 2020-35 Adopting Policy No. 2020-01 establishing guidelines for Remote Workers with the following condition: that the policy be revisited at the next council meeting and a revised policy be brought back for consideration. Motion carried unanimously.*

**AJOURNMENT**

*The meeting was adjourned at 6:59 p.m.*



Sharon Bounds, City Administrator



Dr. Scott Carmack, Mayor