

East Bellevue Community Council
Summary Minutes of Regular Meeting

August 3, 2010
6:30 p.m.

Lake Hills Community Clubhouse
Bellevue, Washington

PRESENT: Alternate Vice Chair Erwin, Councilmembers Gooding and Seal

ABSENT: Mr. Kasner and Mr. Elwin (Both Excused)

STAFF: Mike Upston, Senior Planner

1. **CALL TO ORDER**

The meeting was called to order at 6:30 p.m. with Alternate Chair Erwin presiding.

2. **ROLL CALL**

Upon roll call by the Clerk, all were present with the exception of Mr. Kasner and Mr. Elwin.

Alternate Chair Erwin led the flag salute.

3. **COMMUNICATIONS - WRITTEN AND ORAL:**

Mr. Erwin noted a continued communication in the desk packet in response to Council's request for information last month related to Verizon Wireless proposed pole replacement on NE 8th Street, west of 140th Avenue NE. The proposal is for a 60 foot pole with 6 panel antennas flush mounted at the top. He asked if Council had any questions.

Mr. Seal indicated he was satisfied with information provided.

4. **APPROVAL OF AGENDA**

Mr. Seal moved approval of agenda as published. Mr. Gooding seconded the motion, which carried with a vote of 3-0.

5. **PUBLIC HEARING** None.

6. **RESOLUTIONS** None.

7. **REPORTS OF CITY COUNCIL, BOARDS, AND COMMISSIONS:** None.

8. **DEPARTMENT REPORTS:**(a) KeyBank Building at 3240 156th Avenue SE

Mike Upston provided the staff review, stating that this is one of two KeyBank projects in the City at this time. He reviewed the project at Kelsey Creek Center noting agreement for shared access. Construction permits are expected to be issued on or before the first of next year.

He next reviewed the KeyBank project on 156th Avenue SE. An application for design review to construct a new KeyBank building with a drive-thru and associated site improvements within the Office & Limited Business land use district has been submitted. The building will be approximately 3,700 square feet, 20 feet in height and will include 19 parking stalls.

Mr. Seal stated the Bank of America at the Lake Hills Shopping Center hardly ever has more than three cars in the queue. Mr. Upston stated the same is expected at the proposed site for KeyBank.

Mr. Erwin stated another issue to keep in mind is the proximity to I-90. Mr. Upston said the staff review considers future impacts as well as immediate impacts.

In response to Mr. Seal, Mr. Upston stated tanks would be removed as required by environmental review. Tank removal is covered under the Clear and Grade permit requirements.

(b) Kelsey Creek Center Culvert Replacement

Mr. Upston provided background information, explaining that Mr. Franklin, owner of the Kelsey Creek Center, needed to have the zoning changed to eliminate the requirement to daylight the creek running through the development in order to redevelop the site. He described the environmental mitigation equivalency to Larson Lake. He explained the importance of timing and the limited fish window to accomplish the culvert replacement.

Mr. Seal noted the absence of a gravel bed conducive to salmon spawning.

Mr. Upston stated that the City is motivated to issue permits to expedite culvert replacement.

(c) Cell Tower Regulations/Design Restriction Primer

Mr. Upston reviewed the Land Use Code requirements related to cell tower placement. He said the cell tower installation at the Lake Hills Shopping Center did not go as envisioned. The City had worked with the property owner and the three wireless providers regarding relocation at that site. The City had wanted to ensure design consistency along the frontage. At end of day, the City got a semblance of pattern and design consistency; however, the size of the towers was not anticipated. The plan drawings submitted showed elevations of street frontage, street lighting and trees. Those drawings looked reasonable, but, once built, the width of the utility poles was

greater than expected. Mr. Upston explained, in hindsight, how such applications will be handled in the future.

There was Council discussion related to material choices for this type of pole.

(d) Verizon Wireless Pole Replacement at 13635 NE 8th

Mr. Erwin noted the written report included in the desk packet.

Mr. Upston briefly described the Verizon Wireless pole replacement proposal. In response to Mr. Gooding, Mr. Upston stated that wireless providers locating their antenna arrays on utility poles pay a fee to Puget Sound Energy. If those poles are in the City's right-of-way, the City collects a monthly fee as well.

9. **COMMITTEE REPORTS:** None.

10. **UNFINISHED BUSINESS:** None.

11. **NEW BUSINESS:** None.

12. **CONTINUED COMMUNICATIONS:**

13. **EXECUTIVE SESSION:** None.

14. **APPROVAL OF MINUTES**

Councilmember Seal moved to approve the Summary Minutes of the July 6, 2010, East Bellevue Community Council meeting. Mr. Gooding seconded the motion, which carried by a vote of 3-0.

15. **ADJOURNMENT**

At the conclusion of Council business, Alternate Vice Chair Erwin declared the meeting adjourned.

Meeting adjourned at 7:30 p.m.

Michelle Murphy, CMC
Deputy City Clerk