

**CITY OF UNIVERSITY PLACE
MINUTES
Regular Meeting of the City Council
Monday, July 7, 2025**

1. CALL REGULAR MEETING TO ORDER

Mayor Figueroa called the Regular Meeting to order at 6:30 p.m.

2. ROLL CALL

Roll call was taken by the City Clerk as follows:

Councilmember Boykin	Present
Councilmember Worthington	Present
Councilmember McCluskey	Present
Councilmember Flemming	Present (virtual)
Councilmember Grassi	Present
Mayor Pro Tem Wood	Present
Mayor Figueroa	Present

Staff Present: City Manager Sugg, City Attorney Kaser, Community and Economic Development Director Briske, Public Works Director Ecklund, Senior Project Engineer Martin, and City Clerk Genetia.

3. PLEDGE OF ALLEGIANCE

Councilmember Worthington led the Council in the Pledge of Allegiance.

4. APPROVAL OF AGENDA

MOTION: By Mayor Pro Tem Wood, seconded by Councilmember Worthington, to approve the agenda.

The motion carried.

5. PUBLIC COMMENTS – None.

6. CONSENT AGENDA

MOTION: By Mayor Pro Tem Wood, seconded by Councilmember Worthington, to approve the Consent Agenda as follows:

A. Approve the minutes of the June 16, 2025 Council meeting as submitted.

B. Receive and File: Payroll for period ending 06/15/25; and Claims dated 06/15/25.

The motion carried.

7. CITY MANAGER AND COUNCIL COMMENTS/REPORTS

City Manager Sugg reported that the 36th Street and Grandview Drive Roundabout project construction is underway. He also announced that the Music on the Square series will commence this Wednesday and every Wednesday thereafter until August 27.

Councilmember McCluskey reported that the Pierce County Regional Council did not meet in June, but a meeting is scheduled for next week. She addressed initial concerns regarding a contractor for the Unified Growth Agency, which were resolved following a call with Mary Connolly. She attended the Association of Washington Cities (AWC) Conference, where she engaged in various sessions and seminars. Additionally, she shared insights from her recent family trip to Coeur d'Alene, highlighting notable redevelopment projects in the area.

Mayor Pro Tem Wood compared University Place favorably to other cities he visited during his vacation, appreciating the trails, parks, and bike lanes in University Place.

Councilmember Worthington attended the AWC Conference, where he shared insights from a tour highlighting economic development initiatives in Kennewick, supported by the legislature's LIFT designation, and drew comparison to similar opportunities in University Place. He contributed to the conference as a presenter, sharing his experience on planning efforts, land use and Growth Management Act at the conference.

Councilmember Boykin expressed appreciation for the insights shared by Councilmember Worthington during the AWC Conference and offered his own perspective on the value and benefits of attending the conference. He also reflected on his role as the City's voting delegate. Additionally, he emphasized the significance of Juneteenth and highlighted his participation in the Juneteenth breakfast held at the Eastside Community Center.

Councilmember Grassi shared that she visited the Farmers Market over the Fourth of July weekend and mentioned the availability of EBT and SNAP benefits. She encouraged families to take advantage of these programs to access fresh, local produce. She also attended the AWC Conference, stressing the value of the seminars and sessions in supporting her work on the Council. Additionally, Councilmember Grassi represented the City at the Juneteenth breakfast held at the Eastside Community Center and announced several upcoming community events.

Councilmember Fleming discussed the transformation of the AWC Conference from a party environment to a learning environment which made the conference more valuable for city leaders. He talked about the importance of fiscal accountability and collaboration with other cities, sharing insights and strategies to address common challenges and improve governance. Lastly, Councilmember Flemming shared his experience visiting a regional park funded by grants and other opportunities, which included a Community Center and a carousel.

Mayor Figueroa also attended the AWC Conference and stressed the importance of fiscal accountability and highlighted the financial challenges many cities face, particularly those operating at a deficit. He cited the City of Cle Elum's recent bankruptcy filing stemming from a legal dispute with a developer as a cautionary example. Mayor Figueroa also expressed heartfelt condolences to the people of Kerr County, Texas, following the devastating flood and tragic loss of life. He called for a moment of silence in their honor and proposed that the University Place City Council, along with its residents, send a formal letter of support to the affected community.

8. 27TH STREET BUSINESS DISTRICT PLAN

Planning and Economic Development Director Briske, alongside Public Works Director Ecklund, and Senior Project Engineer Martin, presented an overview of the 27th Street Business District Plan. The presentation covered the Plan's historical context, current status, and the active involvement of local business and property owners. Director Briske outlined the Plan's review process, public engagement efforts, and policy recommendations aligned with the City's Comprehensive Plan. The recommended actions represent new strategies identified during the planning process to advance the district's vision through targeted focus areas.

- **Regional Collaboration:** Director Briske discussed the importance of regional collaboration strategies to prioritize areas for potential impact and state investments. He highlighted the need for infrastructure improvements to attract private investment and enhance pedestrian safety. Strategies include pursuing economic incentives to support improvements along 27th Street.
- **Environmental and Climate Change:** Recommendations include improving pedestrian access to parks, expanding pathways and trails, enhancing public open spaces, and promoting sustainable building design through a green building program and incentives. This includes encouraging biking, walking, and reducing reliance on single-occupancy vehicles to lower greenhouse gas emissions. Director Briske also addressed the importance of stormwater management and proposed the development of an electric vehicle (EV) charging strategy to support the transition to cleaner transportation.

- Councilmember Fleming raised concerns about the safety of 27th Street, particularly regarding misaligned streets and pedestrian safety. Public Works Director Ecklund acknowledged the challenges and discussed potential solutions, including signalization and realignment of intersections.
- Land Use and Development Patterns: Director Briske discussed the importance of land use and development patterns, emphasizing the importance of cohesive architecture and landscape design. He highlighted the need for smaller blocks, improved vehicular connections, and promoting infill projects on underutilized parcels.
- Housing: The plan supports housing options for various income levels and different housing types, including missing middle housing; a potential multifamily tax exemption (MFTE) program to encourage market-rate multifamily development; expansion of housing typologies in neighborhoods surrounding the district, particularly for middle housing and townhomes; and gentle density increases near mixed-use zone to create a more cohesive transition between different zoning areas.
- Placemaking: Initiatives include enhancing landscaping and tree coverage, installing public art, and developing gateways and wayfinding signage. Director Briske emphasized the importance of creating unique identity for the district and fostering public gathering spaces.
- Economic Development and Vitality: Economic Development strategies focus on creation of a community Business Association, launching a façade improvement program, and collaborating with large organizations, such as UP Presbyterian Church, to support mission-driven housing and services disadvantaged populations.
- Transportation and Connectivity: The plan promotes a multimodal transportation network that integrates pedestrian and bicycle infrastructure, ensuring seamless connections to surrounding neighborhoods and districts. Key strategies include environmentally friendly street treatments (e.g., permeable pavements, greet streets), tailored level-of-service standards to encourage transit use, comprehensive parking management strategy, balanced mode-split goals to support sustainable travel, enhanced pedestrian crossing for safety and aesthetics, and support for temporary street closures for pedestrian and bicycle only events.

Public Works Director Ecklund and Senior Project Engineer Martin presented transportation and traffic analysis for the 27th Street corridor, discussing current traffic volumes, projected growth rates, and the impact on intersection levels of service. They emphasized the need for multimodal transportation improvements and environmentally friendly streetscapes.

Director Briske also addressed questions regarding utility capacity. He confirmed that water, sewer, power, and gas infrastructure can support projected growth and noted ongoing coordination with utility providers to ensure long-term service reliability.

The presentation concluded with an outline of the next steps, including returning the 27th Street Business District Plan to the Council for consideration.

9. COUNCIL RULES OF PROCEDURE AMENDMENTS

City Attorney Matt Kaser presented an overview of proposed revisions to the Council Rules. These included changes to how items are added to the agenda, the elimination of the Finance Committee, meeting adjournment procedures, and the process for issuing proclamations.

Regarding agenda items, Attorney Kaser explained updates to the legislative proposal form. He emphasized that Council members should not be responsible for identifying financial impacts or resource needs—this remains a staff responsibility.

On meeting adjournment, he clarified that under current rules, if no point of order is raised by 8:30 p.m., the meeting does not automatically extend. He proposed minor amendments to better reflect the Council's intent around extending meetings.

For proclamations, Attorney Kaser highlighted the need for flexibility and timely recognition of events. He outlined a revised process: proclamation requests would be initially reviewed by the Mayor, Mayor Pro Tem, City Manager, and City Clerk. If there is uncertainty, the request may be brought to the full Council for discussion. Once vetted, proclamations would be presented during Council comments for final approval, ensuring all members have input.

Council expressed support for a clear and inclusive process for proclamations. They agreed on the importance of flexibility and ongoing evaluation to ensure the rules remain effective. Minor adjustments to the proposed process were accepted, and the Council agreed to move forward with the changes.

At 8:59 p.m., a motion was made and was carried, to extend the study session by five minutes.

10. EXECUTIVE SESSION – At 9:05 p.m., the City Council recessed to Executive Session for approximately thirty minutes to discuss with legal counsel matters relating to litigation to which the agency is a party, as allowed by RCW 42.30.110(1)(i). The Council is not expected to take further action following the Executive Session.

At 9:25 p.m., 9:56 p.m., and 10:28 p.m., motions were made and were carried to extend the Executive Session to 10:00 p.m., 10:30 p.m., and 11:00 p.m. respectively.

11. ADJOURNMENT - The meeting adjourned at 10:49 p.m. No other action was taken.

Submitted by,

Emy Genetia
City Clerk