

CITY OF HELENA
REGULAR CITY COMMISSION MEETING
April 6, 2015
6:00 P.M.

Time & Place A regular City Commission meeting was held on Monday, April 6, 2015 at 6:00 p.m., in the Commission Chambers, 316 N. Park Avenue, Helena, Montana.

Members Present Mayor Pro Tem Elsaesser indicated for the record that Commissioners Ellison, Haque-Hausrath and Haladay were present. Mayor Smith was excused. City Manager Ron Alles, City Attorney Thomas Jodoin and Deputy City Clerk Robyn Brown were present. Others present were Dick Sloan representing the Helena Citizens Council.

Pledge of Allegiance Mayor Pro Tem Elsaesser asked those persons present to please stand and join him in the pledge of allegiance.

Minutes The minutes of the regular City Commission meeting of March 23, 2015 were approved as submitted.

Proclamations PROCLAMATION:
A. Sexual Assault Awareness & Prevention Month

Mayor Pro Tem Elsaesser read the proclamation designating April 2015 as Sexual Assault Awareness and Prevention Month.

The Friendship Center's Executive Director Melinda Reed, Outreach and Education Coordinator Abby Shermack, and Helena Police Department (HPD) Violence Against Women Detective Adam Shanks accepted the proclamation and spoke of the importance of recognizing the prevalence of sexual assault crimes and the victims created by them.

Board Appointments BOARD APPOINTMENTS:
A. Non-motorized Travel Advisory Council & Helena Zoning Commission

Mayor Pro Tem Elsaesser recommended the following board appointments:

Non-Motorized Transportation Advisory Council (NMTAC) - Appointment of David Warner to a 1st term on NMTAC; term will begin upon appointment and expire March 31, 2018.

Helena Zoning Commission - Appointment of Rebecca Harbage to an unexpired term on the Zoning Commission; term will begin upon appointment and expire September 30, 2016.

Public comment Mayor Pro Tem Elsaesser asked for public comment, none was received.

Motion Commissioner Haque-Hausrath moved approval the appointments to the NMTAC and Helena Zoning Commission as outlined above. Commissioner Haladay seconded the motion. All voted aye, motion carried.

Consent Agenda

CONSENT AGENDA:

- A. Claims
- B. Acceptance of pledged collateral for City deposits at financial institutions
- C. Final passage of Ordinance No. 3206 pre-zoning property legally described as Lots 27-32 in Block 182 in the Syndicate Addition and Brooke Addition, located in Lewis and Clark County, prior to annexation into the City of Helena, Montana.

City Manager Ron Alles recommended approval of the claims and the consent agenda.

Public comment

Mayor Pro Tem Elsaesser asked for public comment, none was received.

Motion

Commissioner Haladay moved approval of items A through C on the consent agenda. Commissioner Ellison seconded the motion. All voted aye, motion carried.

Bid Award

BID AWARD:

- A. Amendment to a Professional Services Agreement for the design of the Ten Mile Treatment Plant Backwash Handling Project, City Project No. 13-8, to Anderson Montgomery Consulting Engineers.

Staff Report

City Engineer Ryan Leland the Ten Mile Treatment Plant currently discharges the backwash water from the treatment process to outside settling ponds. From the settling ponds the water is either discharged to Ten Mile Creek, infiltrated, or evaporated. The project will retro fit the existing settling to recycle and irrigate the backwash water and minimize the amount of backwash water that is discharged to groundwater and surface water.

In April 2013 the City Commission awarded the design contract to Anderson-Montgomery Consulting Engineers in the amount of \$125,160. In October 2014, the City signed an amendment in the amount of \$12,500 for changes to the design from lessons learned from the Missouri River Backwash Recycle Project.

During the design and review of the project the Montana Department of Environmental Quality (DEQ) State Revolving Fund Department approved a plan to allow excess backwash water, at certain times of the year, to be flood irrigated on the RV Ranch. However the permitting department of DEQ would still require a surface water discharge permit for flood irrigating. This determination is requiring design changes to the plans to remove the flood irrigation part.

Anderson Montgomery Consulting Engineers is requesting an additional \$17,319 for the design changes and document preparation for bidding. This amendment will bring the total amendments to more than 10% of the original contract and requires commission approval. The total contract for design and bidding will be \$154,979.

The design of the backwash handling project will minimize the amount of water that is discharged to Ten Mile Creek and groundwater.

This project brings the Ten Mile Treatment plant into compliance with the City's discharge permit and the future need to apply for a groundwater discharge permit. Mr. Leland recommended approval of the proposed amendment.

Discussion Commissioner Elsaesser asked for the timeframe of the on the project. Engineer Leland explained staff is hoping to award the bid in July/August with construction beginning in September/October.

Public comment Mayor Pro Tem Elsaesser asked for public comment, none was received.

Motion **Commissioner Haladay moved approval of Amendment No. 2 of the Professional Services Agreement with Anderson Montgomery Consulting Engineers for City Project # 13-8, the Design of the Ten Mile Treatment Plant Backwash Handling Project, in an amount not to exceed \$17,319.** Commissioner Haque-Hausrath seconded the motion. All voted aye, motion carried.

Communications

COMMUNICATIONS/PROPOSALS FROM COMMISSIONERS

Commissioner Ellison congratulated Taco Del Sol and Hub Coffee owner, Shalon Hastings, for being awarded the Small Business Administration's "Small Business Owner of the Year" for the State of Montana.

Commissioner Ellison requested former Non-motorized Transportation Advisory Council (NMTAC) Chair Sara Sadowski rise and be recognized for her five years of outstanding service on the Council. Commissioner Ellison thanked Ms. Sadowski for her tireless work and dedication to NMTAC and the Helena community.

Ms. Sadowski listed the following accomplishments of NMTAC: Recycle Your Cycle/Peddles and Paddles, annual Bike/Walk events, and Helena's bronze medal designation by the American League of Bicyclists. She thanked the Commission and City staff for their support of NMTAC and encouraged continued work on improvements to Helena's bike/ped network. Mayor Pro Tem Elsaesser thanked Ms. Sadowski on behalf of the entire Commission.

Mayor Pro Tem Elsaesser referred to the work being done by city staff and various committees to bring the additional fixed route HATS bus into service and thanked all of the parties involved for their effort on the project.

Report of the City Attorney

REPORT OF THE CITY ATTORNEY

Attorney Jodoin reported the City had received an opinion from the Supreme Court on its water rights case and has petitioned the court for a re-hearing. The re-hearing was awarded and the City will now go back to Water Court with the objector to review the issue of abandonment; abandonment and place of use seem to be the two remaining issues involved in the litigation.

Commissioner Ellison asked for more information regarding place of use. Attorney Jodoin explained this case is very convoluted and difficult and place of use was not discussed in the ruling. The only decision made related to the place of use is the Water Court's ruling that it is the city limits boundaries as of July 1, 1973 and any property that was connected to city water services at that time.

Report of the City Manager

REPORT OF THE CITY MANAGER

Manager Alles reported three applicants were interviewed for facilitation services by a subcommittee of the Tenmile/South Helena Watershed Collaborative Committee. An agreement for the recommended facilitator will be forthcoming for Commission approval. He added the Committee is meeting regularly and has been reviewing the Forest Service's plan for treatment; their meetings are open to the public and posted on the City meeting calendar.

Report from the Helena Citizens Council

REPORT FROM THE HELENA CITIZENS COUNCIL

HCC member Dick Sloan reported the HCC is prepared to participate in the City's FY2016 budget planning process and will be soliciting input from the residents of their respective districts.

Regular Items

REGULAR ITEMS:

A. CONSIDER A RESOLUTION OF INTENTION TO AUTHORIZE THE CONVEYANCE OF ALL REMAINING PORTIONS OF LOTS 3 AND 4 AND THE PREVIOUSLY VACATED ALLEY ADJACENT TO LOT 4, ALL IN BLOCK 103 OF THE NORTHERN PACIFIC SECOND ADDITION, TO THE STATE OF MONTANA.

Staff Report

City Controller Glenn Jorgenson reported the State of Montana Department of Transportation is requesting the City sell two pieces of property to facilitate the reconstruction of the I-15 overpass. The property is legally described as all remaining portions of Lots 3 and 4 and the previously vacated alley adjacent to Lot 4, all in Block 103 of the Northern Pacific Second Addition, tax ID's 5258 and 21783. The State hired an independent appraiser who valued the two properties at \$28,450. The value appears reasonable when compared to the surrounding properties' market value, as determined by the Department of Revenue. The widening of the I-15 overpass will benefit the City's traffic needs in the future. Also, the ability to build on the property is questionable as the only approach is an alley.

Staff requested input from other City departments and no one expressed a need for either property. Staff will publish a notice twice, send notices to all properties within 300 feet of the properties, and hold a public hearing.

Controller Jorgenson recommended approval of the proposal as it will ultimately result in the City no longer paying assessments for property that provides no use to any City department.

Discussion

Mayor Pro Tem Elsaesser asked if the value of the property would be used as local match funding for the project. Controller Jorgenson stated he does not believe a local match will be required as the property is proposed to be purchased with cash and turned into right-of-way (ROW).

Public comment

Mayor Pro Tem Elsaesser called for public comment; none was received.

Motion

Commissioner Ellison moved approval of a resolution of intention to authorize the conveyance of surplus real property owned by the City of Helena and to set a public hearing date for May 4, 2015. Commissioner Haladay seconded the motion. All voted aye, motion carried. **Res #20155**

B. CONSIDER AN EXCLUSIVE RIGHT-OF-WAY USE AGREEMENT WITH HAWTHORN BOTTLE SHOP AND TASTING ROOM (NEW YORK BLOCK BUILDING) FOR A SIDEWALK CAFE ON THE WALKING MALL.

Staff Report

City Engineer Ryan Leland reported a new business, Hawthorn Bottle Shop and Tasting Room, has opened their shop in the New York Block of the Walking Mall. The City Commission has previously given consent to the current facade modification that is taking place now. The proposed patio design, the reason for applying for this permit, has been approved with conditions by the Building Department and with the understanding and agreement that it cannot be built without City Commission approval of an Exclusive Right-of-Way Use Permit.

The request, if approved, would give the tenants more seating for their new business. Further, the proposed patio, while not necessary for ADA compliance, would if allowed, serve as a more accessible ADA entrance and route than the currently used ADA compliant entrance.

Public comment

Mayor Pro Tem Elsaesser called for public comment.

Mike Casey, representing DEEM Investments LLC, applicant; urged the Commission to approve the proposed ROW Use Agreement and offered to answer any questions related to the proposal.

Motion

Commissioner Ellison moved approval of an Exclusive Right-of-Way Use Agreement with Deem Investments, LLC for a Sidewalk Café for the Hawthorn Bottle Shop and Tasting Room in front of the New York Building. Commissioner Haque-Hausrath seconded the motion.

Comment

Commissioner Haque-Hausrath spoke in support of the proposal. She clarified the motion for approval relates to updated version of the ROW Use Agreement that was originally included in the Commission Packet. The Agreement proposed for approval tonight has been corrected to fix some minor typographical errors. Commissioner Ellison concurred.

Vote

All voted aye, motion carried.

C. CONSIDER A RESOLUTION OF INTENTION TO ANNEX PROPERTY LEGALLY DESCRIBED AS LOTS 6-8 IN BLOCK 185, BRADFORD ADDITION, IN LEWIS AND CLARK COUNTY, MONTANA, GENERALLY LOCATED AT 1802 UNIVERSITY STREET AND WEST OF LAUREL STREET AND NORTH OF UNIVERSITY STREET.

Staff Report

Senior Planner Dustin Ramoie reported the applicants, Valerie Wilson and John Cook, have requested the annexation of Lots 6-8 in Block 185, Bradford Addition and adjacent University Street and alley rights-of-way. The property is wholly surrounded by and adjacent to the city of Helena and is located within the "Urban Standards Boundary Area." It is in accordance with the 2011 Growth Policy to annex property that is adjacent to the city and within the defined "Urban Standards Boundary Area." The property is developed with a single dwelling and the applicants have petitioned the city for annexation to attain all city services and to utilize the property with an R-2 (Residential) zoning

designation. With annexation, extension of the water and wastewater service boundary will occur.

The subject property is located within the Phase One area of the Westside Infrastructure Extension and Annexation project and has already been included in the resolution of intention to annex of the wholly surrounded area (Resolution No. 20150). The property was pre-zoned to the R-2 (Residential) District by the Helena City Commission on August 18, 2003.

Planner Ramoie recommended the proposed resolution of intention to annex be tabled until a final decision is rendered on the annexation of what is known as Phase 1 of the Westside Annexation Project.

Discussion

Commissioner Haque-Hausrath asked if the applicant is requesting this item be tabled. Planner Ramoie stated it is staff's recommendation to table the proposal and the applicant was notified.

Commissioner Haladay asked for the cost estimate of installing water and sewer at the subject property. Planner Ramoie stated he did not have the exact numbers. Commissioner Haladay asked if this proposal were approved, would it drive up the cost, drive down the cost, or would the cost remain equal for Phase 1 of the Westside Annexation Project. Planner Ramoie stated it would drive up the costs for all of the other property owners in Phase 1, as removal of the subject property would change cost-sharing for the project.

Commissioner Elsaesser asked for more information on the zoning of the property. Planner Ramoie explained this property was not included in the pre-zoning for Phase 1 as it is South of Hauser Boulevard and was already pre-zoned in 2003.

Manager Alles commented staff is recommended tabling the proposal since this property is already included in the resolution of intention to annex Phase 1 as a whole; this proposal would create a second resolution related to annexing the same property and would be duplication.

Public comment

Mayor Pro Tem Elsaesser called for public comment.

John Cook, applicant; stated he sees no reason to table the proposal as their application was submitted in compliance with city's timeframe requirements. He posed the following concerns: their property is listed as a "wholly surrounded" property, when it is in fact only surrounded by the City on three sides; the requirement to extend a wastewater main to the intersection of Floweree and Linden Street, when there is already a main located in Laurel Street adjacent to their property with manhole access within 15 feet of their property line; and the alley that is referenced as part of the western edge of their property does not exist.

Discussion

Commissioner Haladay asked if the wastewater extension being required is related to looping. Engineer Leland stated the 2002 Westside Infrastructure Plan lays out how infrastructure will be installed on the Westside based on hydraulic conditions and an engineering study of the area. Staff uses this plan, which was funded by both the City of Helena and Lewis & Clark County and approved by the City Commission, to place requirements on applications for annexation and related infrastructure installation.

Engineer Leland stated there would be a rebate associated with the required infrastructure installation and estimated the cost of installation at \$60,000-\$80,000.

Engineer Leland also explained the alley referenced by the applicant is platted but not developed, which occurs often throughout the City and County.

Manager Alles noted the applicant will be required to install infrastructure to a standard that would provide continuity and connectivity in city infrastructure for the two adjacent properties to the west of their property.

Commissioner Haladay asked if the City places requirements on the applicant and the applicant disagrees, can they walk away from the proposal or withdraw their application. Manager Alles answered he supposes that is correct; however, staff's issue with the application is that there is already a major proposal on the table that conflicts with the proposal by the applicant.

Commissioner Haladay asked Mr. Cook why they did not withdraw their request if they do not agree with the conditions being required by the City. Mr. Cook stated he and Ms. Wilson already knew of the larger proposal, yet anticipating it would take some time to come to fruition, they chose to apply for annexation separately and install infrastructure during this construction season. He commented they would like to take care of their portion of the infrastructure installation at the least cost possible. Mr. Cook reiterated concern over the incorrect alley notation on the plat for their lot and the distance of the wastewater main extension they will be required to install.

Commissioner Elsaesser asked if the last portion of Infrastructure Condition 1.b- ... "or connect to a City-installed main if one exists and pay reimbursement or rebate costs if applicable." would be applicable if this proposal were approved tonight. Attorney Jodoin stated that specific language is contingent on approval of the cost reimbursement program being proposed by City staff and currently on hold, as it was tabled by the City Commission on March 9th. Attorney Jodoin spoke in support of tabling this proposal since large pieces of the Westside Annexation Project that would directly affect the cost of the subject annexation have yet to be decided on. He added if this proposal is approved tonight and then the subsequent larger annexation were approved, in which this property is included, none of the requirements of this proposal would have to be enforced.

Commissioner Elsaesser commented he would be inclined to vote for approval of this proposal as he does not like to see larger projects on the Westside limiting smaller proposals such as this from coming into the City.

Commissioner Haque-Hausrath indicated she would support staff's recommendation to table the proposal. She expressed concern that this application is not entirely straight-forward and the co-applicant, Ms. Wilson, had previously stated at a City/County Joint Work Session that she was applying for annexation to create standing to legally challenge the larger Westside Annexation Project. Commissioner Haque-Hausrath noted although she disagrees with Ms. Wilson's legal theory, she does not want to make any more work for City staff.

Commissioner Haladay indicated he would support the tabling motion to await the outcome of the larger annexation proposal, which is the next item on tonight's Commission Meeting agenda. Whether it is

approved or denied, the Commission is aware of the applicant's desire to annex, the only difference will be cost and timeframe.

Motion

Commissioner Ellison moved to table a resolution of intention to annex property legally described as Lots 6-8 in Block 185, Bradford Addition, in Lewis & Clark County, Montana, with a property address of 1802 University Street. Commissioner Haladay seconded the motion. Motion carried 3-1, with Mayor Pro Tem Elsaesser voting no.

Public Hearings

PUBLIC HEARINGS:

- A. CONSIDER A RESOLUTION ANNEXING THE WHOLLY SURROUNDED AREA EAST OF JOSLYN STREET AND GENERALLY WEST OF THE EXISTING CITY LIMITS, ALL LOCATED IN LEWIS AND CLARK COUNTY, INTO THE CITY OF HELENA, MONTANA.

Staff Report

Senior Planner Dustin Ramoie reported the city of Helena is considering the annexation of the wholly surrounded area generally described as Phase One of the Westside Infrastructure Extension project and all adjacent street and alley rights-of-way. The properties are adjacent to and wholly surrounded by the City of Helena and are located within the "Urban Standards Boundary Area." It is in accordance with the 2011 Growth Policy to annex property that is adjacent to the city and within the defined "Urban Standards Boundary Area." The area is mixed between residential developments, some limited commercial development, and some vacant undeveloped land. Many of the properties in the area are receiving either city water and/or wastewater service at this time even though they are located in Lewis & Clark County. The city is proposing to upgrade and extend water and wastewater services to the entire Phase One area and as such is proposing an effective date for this resolution of December 1, 2015 to allow time for infrastructure installation to begin. A portion of the subject property was pre-zoned to the R-2 (Residential) District and B-2 (General Commercial) District by the Helena City Commission on March 23, 2015. All of the subject property located south of Hauser Boulevard was pre-zoned to R-2 (Residential) District by the Helena City Commission on August 18, 2003.

Per the provisions of MCA 7-2-4312 thru 7-2-4314 City staff has sent notice that a resolution of intent to annex has been adopted to all property owners and registered voters in the affected area as well as published the notice in the Helena Independent Record on March 15 and 22. A 20 day comment period started on March 15 and closed on April 4, 2015. Since the open comment period did not close until April 4, 2015, a full packet of comments was assembled and made available to the Commission prior to tonight's public hearing. He reported of the comments received there were seven comments in approval of annexation, nine in disapproval of annexation, one with no stated position, and twenty-seven requesting a delay in the decision on annexation (neither approval or disapproval was indicated).

Annexation of the wholly surrounded area will incorporate into the city many properties that are currently being served by city water and/or wastewater that are located in Lewis and Clark County. It will also facilitate the extension of water and wastewater mains to the rest of the

area creating an opportunity for development on city services. Annexation will also eliminate jurisdictional issues for emergency services. Planner Ramoie recommended approval of the proposed resolution of annexation.

Discussion

Commissioner Ellison asked of the properties under consideration for annexation, how many are receiving city water, sewer, or both. Planner Ramoie stated there are approximately 101 water and wastewater connections in Phase 1. He indicated 30-40 of those are using city wastewater with the remainder using city water. A handful of those are using both.

Commissioner Ellison asked, hypothetically, for the alternative options for properties currently receiving city services on the Westside if they were taken off those services, similar to what was proposed by the City of Whitefish. Manager Alles stated for those on sewer it would be very problematic as there is not enough space left for the installation of drainfields and septic systems. For water service, it would mean a well would have to be drilled. He noted those using city water may still have a well, which they are allowed to use for irrigation only. Commissioner Ellison asked if for the severity of the situation if those services were no longer available to residents of the Westside. Manager Alles stated it would be a severe issue.

Commissioner Ellison asked that citizens giving public testimony divulge whether or not they are currently on city water, city sewer or both.

Commissioner Haque-Hausrath asked why the resolution indicates the annexation would not become effective until December 1, 2015? Planner Ramoie stated staff had initially recommended that date to allow time for infrastructure installation/construction to occur prior to annexation taking effect. He noted December 1, 2015 was chosen prior to the rebate reimbursement program being tabled by the Commission.

Commissioner Haladay asked if a Rural Improvement District (RID) is formed, how soon could construction begin. Manager Alles stated it would be a minimum of two years, based on grant funding and their cycles/timeframes. Commissioner Haladay asked how quickly grant funding could be awarded. Manager Alles explained consultants would need to be hired to assemble and submit grant applications for the RID. Some of those grants cannot be awarded until the next meeting of the Legislature in 2017. He commented he is not sure that the cost of installing the infrastructure will change if a RID is used formed.

Commissioner Haladay asked for an explanation of how an RID operates. Manager Alles provided an overview of RIDs, noting they are similar to Special Improvement Districts (SIDs). Commissioner Haladay asked if the RID were formed this year, based on its funding source, could construction begin next year- in 2016. Manager Alles stated the best case scenario would be two years from when the RID was started.

Discussion was held on the various grants the RID could apply for and/or use to fund the infrastructure installation.

Public Testimony

Mayor Pro Tem Elsaesser declared the public portion of the hearing open and called for any persons wishing to address the Commission.

The following persons spoke in opposition to the proposed annexation of Phase 1 of the Westside Annexation Project:

Todd Ryder, Phase 1 resident, Helena; Jennifer Balcerzack, Phase 1 resident, Helena; Joan Rada, Phase 1 resident, Helena; and Robert Richards, P.E., Helena.

Ms. Balcerzack and Ms. Rada indicated their properties currently use city water only.

There being no further persons wishing to address the Commission, Mayor Pro Tem Elsaesser closed the public hearing.

Discussion

Commissioner Ellison stated he would prefer this issue be decided upon by all five members of the Commission; given the Mayor's absence, he stated he would recommend tabling the resolution until a date in the near future when the full Commission is present.

Commissioner Ellison thanked those members of the public that provided information on their city water and wastewater use and asked staff to investigate the amount of uses further so he can be better prepared when the final vote is cast.

Commissioner Haque-Hausrath indicated she too would support tabling the proposed annexation; however, she would support the resolution being tabled to a date further out than two or four weeks. Since it would not take effect until winter 2015, it should be tabled to a date closer in line with the effective date to give the neighborhood time to explore the option of an RID and alternative funding further. She indicated she would support tabling the resolution for one year.

Commissioner Haladay asked Mr. Alles about testimony given by Mr. Richards implying the City had previously stated it would never force annexation using the "wholly surrounded" process. Manager Alles stated he too had researched the official record related to the Joslyn Street annexation(s) and could not find any record of City staff stating annexation would not occur to wholly surrounded properties in the future. He commented it is possible a County staff member made those statements, but he is not aware of that occurring. Manager Alles noted he lived on Joslyn Street at the time of Kessler School's septic failure and does not recall ever hearing such a statement.

Discussion was held on the length of time to table the resolution of annexation for Phase 1 of the Westside Annexation Project. Commissioner Ellison pointed out there may be newly elected members sitting on the City Commission in 2016 and he would recommend giving them time to learn about the City and their roles as Commissioners before putting such a large project into effect.

Motion

Commissioner Haque-Hausrath moved to table a resolution annexing the wholly surrounded area east of Joslyn Street and generally west of the existing City limits, all located in Lewis & Clark County, into the City of Helena, Montana until at least April 1, 2016. Commissioner Ellison seconded the motion.

Comment

Commissioner Elsaesser indicated he would support the motion, as he believes alternatives need to be researched for the area. He thanked City staff for the all of the work they've done on the project.

Manager Alles stated the direction of the tableing motion is clear; he will require city staff to stand-down on the project. He indicated staff will need to address applications for annexation and infrastructure extension on the Westside as they are submitted, even though it may be detrimental to the neighborhood as a whole in the future, economically.

He indicated City staff may need to review each application as it affects the city's system as a whole, and applicants may be required to install more infrastructure than necessary for the betterment of the entire municipal system.

Commissioner Haladay asked if it is cheaper to hook into City services as a single property rather than as an entire neighborhood/phase as is being proposed by the City. Manager Alles stated he would suppose it is cheaper for an individual property owner but that is not the most efficient for the City's system. Commissioner Haladay stated if he owned a home in the subject area he would apply for annexation and City services tomorrow in order to receive the installation at a greatly reduced price, rather than the larger cost-sharing proposal being offered by the City. He commented on the proposal being unpalatable to residents of the Westside and stated it may remain so in perpetuity. He stated he believes the City Commission is being more than generous in tabling this project for more than a year from now and encouraged the neighborhood to get a special district and funding sources in place.

Commissioner Ellison stated he is willing to allow time for the neighborhood to research its options for funding and forming an RID; however, if an RID or other special funding source isn't in place come April 1, 2016, he will have a different outlook toward giving the neighborhood any additional time before implementing annexation of the area.

Commissioner Haque-Hausrath stated she feels it is fair to give the neighborhood more time before final annexation by the City since they have made progress in evaluating their funding options like they stated they would during the hearing for the resolution of intention to annex. She agreed with Commissioner Ellison that they need to keep making progress and moving forward to find a solution by April 2016.

Vote All voted aye, motion carried.

Public Communications PUBLIC COMMUNICATIONS
No public communications were given.

Meetings of Interest MEETINGS OF INTEREST
The next Administrative Meeting is April 15, 2015 and the next Commission Meeting is April 20, 2015.

Adjournment There being no further business to come before the Commission, the meeting was adjourned at 8:14 p.m.

/S/ James E. Smith
Mayor James E. Smith

ATTEST:

/S/ Debbie Havens
Clerk of the Commission