



# City of Bellevue

450 110th Avenue NE  
Bellevue, WA 98004

## Meeting Agenda City Council Regular Meeting

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Monday, February 5, 2024

6:00 PM

Council Chambers (1E-126)

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***ANNOUNCEMENT: The Oral Communications registration form will now open at 12 p.m. on the day of the Council meeting. You may find more information on the agenda under item number 4.***

City Council meetings are conducted in a hybrid manner with both in-person and virtual attendance options. To speak at the meeting, you can attend in-person or remotely participate via one of these options:

- [www.zoom.us](http://www.zoom.us) and enter Webinar ID: 981 6779 1723, Password: 137192
- 253-215-8782 and enter Webinar ID: 981 6779 1723

The meeting may also be viewed on BTV Channel 21, or for the best viewing experience watch livestream on Bellevue Television YouTube:

[www.youtube.com/bellevuetelevision](http://www.youtube.com/bellevuetelevision)

### 1. Call to Order

### 2. Roll Call, Flag Salute

- [24-178](#) Debra Kumar Commendation
- [24-179](#) Lunar New Year Proclamation
- [24-180](#) Updates from King County Councilmembers Claudia Balducci and Reagan Dunn

### 3. Approval of Agenda

#### 4. Oral Communications

*The total time for oral communications is 30-minutes and topics must relate to City of Bellevue government. Persons speaking to items on the agenda will be called first and, if time remains, persons not speaking on an agenda item will be called. The Presiding Officer is authorized, in each category, to give preference to (1) persons who have not spoken to Council within 60 days prior to the meeting or (2) to persons speaking to items anticipated to come on the agenda within 60 days. Speakers will be allowed up to three minutes to speak, and a maximum of three persons are permitted to speak to each side of any one topic. Please note that testimony provided during oral communications will be recorded.*

*Speakers may register beginning at 12:00 p.m. on the day of the Council meeting using the online link below. In-person assistance to register is available at 5:00 p.m. outside the City Council meeting room on the first floor.*

<https://bellevuewa.gov/council-oral-comms>

#### 5. Reports of Boards and Commissions

#### 6. Report of the City Manager

- a) [24-181](#) Safe Parking Program Pilot

#### 7. Council Business and New Initiatives

#### 8. Consent Calendar

- a) [24-182](#) Council Minutes  
*Minutes of January 22, 2024 Regular Meeting*
- b) [RES 10343](#) Resolution authorizing execution of a three-year agreement with the option to renew for an additional two years with Gallagher Bassett to provide workers' compensation claims administration services, in an amount not to exceed \$750,000, plus tax, if applicable.
- c) [RES 10344](#) Resolution authorizing the application of \$206,900 of City funds for the Aventine Apartments Project; approving terms recommended by the Executive Board of A Regional Coalition for Housing (ARCH) in the 2023 ARCH Trust Fund Recommendations Memo; and authorizing the City Manager to enter into an agreement for the Project and execute necessary documents consistent with approved terms.

- d) [RES 10345](#) Resolution authorizing the application of \$172,300 of City funds for the Emma McRedmond Manor Project, approving terms recommended by the Executive Board of A Regional Coalition for Housing (ARCH) in the 2023 ARCH Trust Fund Recommendations Memo; and authorizing the City Manager to enter into an agreement for the Project and execute necessary documents consistent with approved terms.
- e) [RES 10346](#) Resolution authorizing the application of \$86,200 of City funds for the Larus Senior Housing Project; approving terms recommended by the Executive Board of A Regional Coalition for Housing (ARCH) in the 2023 ARCH Trust Fund Recommendations Memo; and authorizing the City Manager to enter into an agreement for the Project and execute necessary documents consistent with approved terms.
- f) [RES 10347](#) Resolution authorizing the application of \$689,700 of City funds for the Overlake TOD Project; approving terms recommended by the Executive Board of A Regional Coalition of Housing (ARCH) in the 2023 ARCH Trust Fund Recommendations Memo; and authorizing the City Manager to enter into an agreement for the Project and execute necessary documents consistent with approved terms.
- g) [RES 10348](#) Resolution authorizing the application of \$224,100 of City funds for the Spring District TOD Project; approving terms recommended by the Executive Board of A Regional Coalition of Housing (ARCH) in the 2023 ARCH Trust Fund Recommendations Memo; and authorizing the City Manager to enter into an agreement for the Project and execute necessary documents consistent with approved terms.
- h) [RES 10349](#) Resolution authorizing application of Housing Stability Program funding in the amount of \$13.5 Million for housing development costs and \$339,041 per year, for five years for Operations, Maintenance and Services costs, for the Aventine Apartments Project; approving conditions for funding recommended by staff; and authorizing the City Manager to enter into agreements for the Project and execute necessary documents consistent with approved conditions.
- i) [RES 10350](#) Resolution authorizing application of Housing Stability Program funding in the amount of \$221,579 for housing development costs and \$13,300 per year, for five years for Operations, Maintenance and Services costs, for the Maurice Elbert House Project; approving conditions for funding recommended by staff; and authorizing the City Manager to enter into agreements for the Project and execute necessary documents consistent with approved conditions.

- j) [RES 10351](#) Resolution authorizing application of Housing Stability Program funding in the amount of \$500,000 or housing development costs and \$485,851 per year, for five years for Operations, Maintenance and Services costs, for the Spring District 120th Station TOD Project; approving conditions for funding recommended by staff; and authorizing the City Manager to enter into agreements for the Project and execute necessary documents consistent with approved conditions.
- k) [RES 10352](#) Resolution authorizing execution of an Interagency Agreement with Washington State Patrol to authorize the City of Bellevue Fire Department to allow reimbursement of fire mobilization costs per the Washington State Fire Services Resource Mobilization Plan.
- l) [RES 10353](#) Resolution authorizing the execution of (1) a Professional Service Agreement with 4 Tomorrow in the amount of \$672,350, plus all applicable taxes, with an option to extend to June 1, 2025, for a total contract amount not to exceed \$900,000, to complete the development of, and facilitate, a Safe Parking Pilot Program, and (2) a no-cost Lease Agreement with 4 Tomorrow to use facilities and property at 515 116th Avenue NE for the Safe Parking Pilot Program.

## 9. Public Hearings

## 10. Other Ordinances, Resolutions and Motions

- a) [ORD 6776](#) Ordinance extending the life of certain complete building permit applications, complete clearing and grading permit applications, issued building permits, and issued clearing and grading permits when complete permit applications have been submitted to the City or the issued permits remain active between the effective date of this Ordinance and March 14, 2024; providing for an exception for civil violations; providing for severability; and establishing an effective date.

## 11. Study Session Items

- a) [24-183](#) State Legislative Update

## 12. Land Use Reports

## 13. Written Reports

## 14. Unfinished Business

## 15. New Business

## 16. Executive Session

## 17. Adjournment

**For alternate formats, interpreters, or reasonable modification requests please phone at least 48 hours in advance 425-452-7810 (voice) or email [counciloffice@bellevuewa.gov](mailto:counciloffice@bellevuewa.gov). For complaints regarding modifications, contact the City of Bellevue ADA, Title VI, and Equal Opportunity Officer at [ADATitleVI@bellevuewa.gov](mailto:ADATitleVI@bellevuewa.gov).**

**Approval of Agenda:** The time at which the agenda is approved. Councilmembers or the City Manager may also suggest adding, withdrawing or moving the order of items on the agenda at this time. A simple majority of Councilmembers present may vote to approve as written or as amended.

**Oral Communications:** This agenda item provides an opportunity for members of the public to address the Council on any subject except quasi-judicial matters or matters scheduled for a public hearing before the Council. The total time for oral communications is 30 minutes, and speakers must limit their presentation to 3 minutes. A maximum of three persons are permitted to speak to each side of any one topic.

**Consent Calendar:** Those matters of business that require action by the Council which are considered to be of a routine and non-controversial nature are placed on the consent calendar. The individual items on the consent calendar are typically approved, adopted, or enacted by one motion of the Council.

**Public Hearings:** Hearings held to receive public comment on important matters before the Council, allowing the public an opportunity to provide input for Council consideration in the decision-making process.

**Study Session Items:** Council reviews and determines the approach to be used on significant policy issues, to receive progress reports on current issues, or to receive information from the City Manager, staff, or other regional officials.

**Land Use:** This is the point on the agenda when land use matters, including the City Hearing Examiners' decisions and recommendations on various land use applications, as well as appeals, are taken up for Council discussion and action. Often the items taken up under this agenda item are quasi-judicial in nature.

**Written Reports:** Council receives updates or progress reports on initiatives, plans, and programs in written format.

**Quasi-Judicial:** Matters where the Council acts in their judicial capacity rather than their legislative capacity.

**Quorum:** Minimum number of voting members who must be present for business to be conducted. A quorum of the Bellevue City Council is four (4) members, a simple majority.

**Ordinance:** Ordinances are legislative acts or local laws. They are the most permanent and binding form of Council action and may be changed or repealed only by a subsequent ordinance.

**Resolution:** Legislation that is adopted to express the policy of the Council or to direct certain types of administrative action.

**Motion:** A motion is typically used to indicate majority approval of a procedural action or to authorize disposition of routine items of business on the Council agenda. It may also be used to direct staff to take certain administrative actions.

**Executive Session:** Private sessions that may be held by the City Council only for the purposes specified in RCW 42.30.110. These include, but are not limited to, issues concerning the buying and selling of real property, certain personnel issues, and litigation. The purpose and length of Executive Sessions is publicly announced prior to recessing into Executive Session.