

The Council Workshop began at 5:30 P.M.

The following City Council Members were in attendance:

**Mayor:** Christine Hoffman

**Council Members:**      Georgette Dumont      Sandy Golding      Dan Janson  
                                         Fernando Meza      Cory Nichols (left early)      Chet Stokes

Also present were City Manager Mike Staffopoulos, City Attorney Sandra Robinson, City Clerk Sheri Gosselin, and Attorney Cliff Shepard.

### **Purpose of Workshop**

The purpose of the workshop was to review Sections 60 through 66 of the City's Charter and recommend any revisions, discuss Charter "parking lot"<sup>1</sup> items, and any additional Charter topics for Council discussion.

### **Sections 60-66**

Attorney Cliff Shepard presented proposed revisions [on file] to be considered to the City Charter regarding the following sections:

- Section 60. Elimination of city departments.
- Section 61. Continuance of contracts.
- Section 62. Title to property.
- Section 63. Continuation of former charter provisions.
- Section 64. Ordinances preserved.
- Section 65. Rights of officers and employees.
- Section 66. Pending matters.

The consensus of the Council was to move forward with the proposed changes. These changes would be added to the draft ordinance submitting all the proposed changes to be considered for a referendum at the next general election.

### **"Parking Lot" Items**

Mr. Shepard opened a discussion on the following Charter "parking lot" items:

- Changing the name of the city
- Liquor licenses
- Height bonuses

### **Changing the name of the city**

A discussion ensued related to whether it was the right time to propose a name change, surveying residents, and coming back to it at a later time.

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<sup>1</sup> A "parking lot" item referred to issues that were set aside for later discussion.

### Liquor licenses

City Manager Mike Staffopoulos referenced supplemental information provided to the Council, which included:

- A list of all alcohol establishments in the City (as provided by the police department), with the 4COP and SRX extensions broken out;
- A calculation showing how many licenses are allowed under the 1950 census, with 1 per 550, and how many it would be with the 2020 census numbers at 1 per 550. Based on the 2020 census number of 23,830, it would be 43 4COP quota licenses;
- A copy of any regulations that impact the spacing or placement of 4COP and SRX (distance separation from each other, distances from schools, etc.); and
- A map showing:
  - Zoning districts that support 4COP and SRX licenses
  - Locations where such businesses currently exist
  - If there is a distance separation requirement, an estimate as to how many more may fit into that zoning district based on current conditions
  - All 4COP locations and church and school locations with a 500 ft buffer around each one and highlighted where any new bars might be able to go in the zoning districts in which they are permitted by conditional use approval. All bars currently require conditional use approval.

Mr. Staffopoulos stated the calculation indicated the addition of approximately 5-8 sites. The consensus of the Council was to discuss this item further at a Council Briefing and to include staff from Planning & Development and the Police Department to identify any potential ramifications or impacts from making a change. There was also a discussion on replacing the reference to the 1950 census with a flat number.

Mr. Staffopoulos said a community Open House would be planned in January 2022 to discuss the height limitation. He proposed discussing the feedback and the alcohol licenses at a Council Briefing after the Open House.

There was a consensus for Mr. Shepard and City Attorney Sandra Robinson to do research to identify justifications for changes in the number of liquor licenses.

### Height bonuses

Mr. Shepard explained height incentives could be used as a tool to achieve other goals of the City. Mr. Staffopoulos stated there had been some modification to the drafted language for Section 52(b) based on Council feedback to clarify it was within the CBD (Central Business District) as such boundaries existed as of January 1, 2022, and the height bonus terminates with the dissolution of the Downtown Community Redevelopment District either in whole or in that portion covering the CBD.

Mr. Staffopoulos reiterated an Open House would be planned for January 2022 to put forth the proposed Charter language in 52(b), along with possible incentive eligibility criteria to achieve the height bonus, to the public. The Council would be able to hear community feedback.

There was Council consensus to move forward with the modified language until after the community Open House.

### Additional Charter Topics

Council members suggested the following topics for discussion on possible additions to the Charter:

- Language to guide what to do if there is only one qualified candidate and they are unable to take office
  - Mr. Shepard advised it is a reasonable request; however, it is better to add by ordinance.
- Initiative and referendum
  - There was a Council consensus to add this to a future Charter discussion.
- Preserve parks and parklands
  - A discussion ensued with a consensus not to include this topic in the Charter. Mr. Staffopoulos explained other options available to address this concern, including Comprehensive Plan goals, City policies, and deed restrictions.
- Review the Charter regularly
  - There was a Council consensus to draft simple language to include a regular review of the Charter with the number of years to be determined.

Mr. Shepard summarized:

- The city name change topic would be saved to a future undefined date.
- Liquor license research would be presented at a Council Briefing.
- Height bonus revised language would be presented at a community meeting in January.
- Language would be put together for conflicting referenda and a provision for initiative and referendum.
- Language for timely Charter review with the number of years to be determined would be discussed at a future meeting.

The workshop adjourned at 6:57 P.M.

Submitted by: Sheri Gosselin  
City Clerk

Approval:

  
Christine H. Hoffman, MAYOR

Date:

11/15/21