



ABERDEEN CITY COUNCIL

August 23, 2017

COUNCIL MEETING AGENDA

7:15 PM – 3rd Floor, City Hall

COMMITTEE OF THE WHOLE

- A. Guest Speakers
- B. Additions to Agenda
- C. Department Heads
- D. Mayor's Report
- E. Non-Standing Committee Reports

COUNCIL MEETING

- I. ROLL CALL
- II. FLAG SALUTE
- III. APPROVAL OF MINUTES
- IV. ADDITIONS / DELETIONS
- V. PUBLIC COMMENT Re: Agenda Items (Please limit your comments to 3 minutes)
- VI. FINANCE COMMITTEE
 - A. Committee Chair Report
 - B. Approval of expenditures
 - 1. Recommend approval of expenditures and payroll.
 - C. Public Hearings
 - D. Reports & Communications
 - E. Ordinances
- VII. PUBLIC WORKS
 - A. Committee Chair Report
 - B. Reports & Communication
 - 1. Report from Public Works and the Community Development Director recommending the City engage WSU Extension and Grays Harbor County to Map Flood Risk and Response Strategies.
 - 2. Report from Public Works and the Public Works Director Recommending Bidding Authority for the Grays Harbor County Tax Foreclosure Sale on September 15, 2017.
 - C. Ordinances

VIII. PUBLIC SAFETY

- A. Committee Chair Report
- B. Reports & Communications

IX. SPECIAL AGENDA ITEMS

- A. Reports & Communication
 - 1. Cancel August 30, 2017 Meeting
 - 2. Report from the Mayor Recommending the City Council Approve a Contract with the Aberdeen Revitalization Movement .
- B. Proclamation
- C. Resolutions
- D. Appointments
 - 1. Jack Thompson – Civil Service Commission

X. CITY COUNCIL COMMENT PERIOD

XI. PUBLIC COMMENT PERIOD (Please limit your comments to 3 minutes)

XII. EXECUTIVE SESSION

- A. To consider the selection of a site or the acquisition of real estate by lease or purchase when public knowledge regarding such consideration would cause a likelihood of increased price.

The City of Aberdeen does not discriminate against or exclude anyone from participation in public meetings. Requests for assistance should be made by contacting the Finance Department at 360-537-3236, 48 hours in advance of the meeting. Thank you.

Mapping Flood Risk and Response Strategies in Grays Harbor County

Context

The largest population centers in Grays Harbor County (Aberdeen and Hoquiam, WA) face increased risk from flooding and inundation events brought on by sea level rise. Numerous residential and commercial properties are at increased risk to catastrophic flood events. These events could be disastrous to communities still working to recover from the 2008 housing market and financial crisis. The combination of increased disturbance risk, slow economic growth, and the cost associated with mitigation and adaption strategies presents a significant challenge to current efforts aimed at promoting and sustaining long-term economic growth and well-being in the county. While mitigation and adaption strategies can be costly, it is just as likely that doing nothing will be costlier in the future. Thus, the decisions we make today may have long lasting implication on the health, safety and economic vitality of Grays Harbor County, and its 71,419 residents.

Problem

Despite mounting evidence driving our shared concern, there has yet to be a systematic investigation into the potential impacts of reoccurring inundation events from storm surge and extreme rainfall events. Moreover, many communities have yet to develop plans that consider relevant mitigation, or adaptation strategies to minimize risk. The gap in our understanding with respect to flood impacts on economic development and community well-being makes it difficult for community leaders, business owners and investors to formulate smart strategies that both minimize risk and improve ROI and economic vitality within the county. The lack of clarity introduces significant uncertainty regarding long-term viability of those areas facing increased flood risk. This uncertainty can negatively impact the flow of investment capital into the region, available labor pool, and future tax revenue for cash strapped local governments.

Figure 1. Aberdeen, WA



Figure 2. Hoquiam, WA

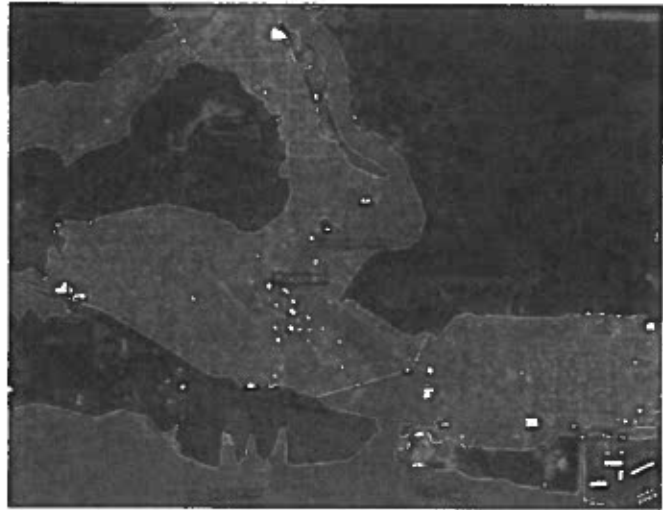


Figure 3. South Aberdeen/Cosmopolis, WA



Response

This study will begin to fill that gap by merging the best available scientific data along with local public information concerning the value of existing residential and commercial real estate in the identified inundation zones (Aberdeen, Hoquiam, Cosmopolis). The research team will analyze the costs associated with different mitigation strategies based upon existing and future probability of storm surge and 100-year flood events projections provided through NOAA and FEMA. By providing a detailed reporting of mitigation versus no-mitigation strategies to local land-use in Grays Harbor County, investors, property owners and local government officials can begin a conversation regarding strategies that promote resilience. To accomplish this goal, we propose to develop a series of “story maps” using ArcGIS (<https://storymaps.arcgis.com/en/>), along with an open-access data repository that city and county planners, investors and community members can access to help them better understand the existing risks and cost-benefit of mitigation and adaptation strategies.

The information provided in our final report will give policy makers a means of portraying the potential impacts, consequences and challenges associated with the increased probability of regular flooding due to storm events. The story maps can be used to visually portray flood and inundation impacts on public, commercial, and residential properties so that policy makers, staff and the public have ready and available material to reference as they consider, review and revise capital facilities plans and emergency management protocols.

The research team will work with county stakeholders, including (county assessors, local banks, commissioners, and property owners) to access and review additional data sources for inclusion in the analysis. Stakeholders will have opportunities to review the results and help ensure integrity of local data, and maintain transparency throughout the research process. The team will initially focus on collecting and integrating county assessor data concerning property values, ownership (e.g. owner occupied vs. rental), FEMA flood risk assessment (see: <https://www.msc.fema.gov/portal>), and NOAA sea level rise data (<https://coast.noaa.gov/digitalcoast/tools/slr>).

The repository will be co-managed by WSU Extension and the Grays Harbor County GIS team through a third-party cartographic service provider, Carto (<https://carto.com>). Carto provides a managed data repository and built-in geographic visualization alongside ESRI StoryMaps platform, and will be accessible to anyone possessing an Internet connection.

Plan of Work – Deliverables

- **Stakeholder Engagement & Data Collection** – The research team (Dr. Justin Smith and Curtis Steinhauer) will collect all available data from FEMA, NOAA, County Assessors, and other data from key partners related to flood risk, costs and human risk factors. The team will work closely with local partners both informally and through organizing a series of more formal meetings with community partners to elicit additional information that may help in better understand community impacts.
- **Impact Analysis** – The team will evaluate the costs and risk associated with adopting alternative strategies to promoting resilient based development. Analysis will include an evaluation of the costs associated with flood cleanup, impacts on property values (and insurance rates) given different inundation scenarios, as well as the cost associated with purchasing vacant and/or relatively lower value properties to direct new development practices (e.g. raising the elevation of new/existing structures).
- **StoryMaps** - Three to four StoryMaps will be created using public data, and the information collected through stakeholder engagement. StoryMaps will be tailored to three specific audience groups to help better communicate relevant risk, impacts and costs associated with mitigation vs. no-mitigation response strategies. Maps will focus on different scenarios and the impacts of flood risk on specific stakeholder groups within the county (e.g. property owners, local government officials, and investment institutions).
- **Data Repository & Public Portal**– The data used to support this analysis will be hosted through Carto.com and ESRI StoryMaps, and displayed through a single accessible webportal. Data will be available for download, or self-directed analysis based upon self-identified needs/interests. The webportal will be built using GitPages.
- **Presentation Meetings** – Upon completion of the analysis and StoryMap products, the team will conduct a series of meetings to present the groups findings to the key stakeholder groups identified at the launch of the project. The goal of these meetings will be to prompt a deeper conversation regarding pathways towards resilience.
- **Final Report** – A final report detailing the methodology, data products used and printed versions of the StoryMaps will be provided in printed and digital form to county leaders and residents.

Timeline

| Deliverable | July-Aug 2017 | Sept-Oct 2017 | Oct-Nov 2017 | Nov-Dec 2017 |
|--------------------------|--------------------------|--------------------------|-------------------------|-------------------------|
| Meet Stakeholders | | | | |
| Data Collection | | | | |
| Impact Analysis | | | | |
| StoryMaps | | | | |
| Data Repo | | | | |
| Present Findings | | | | |
| Final Report | | | | |

Budget

The proposed budget includes costs covering labor for a GIS Specialist, and a research team lead. Project staff will provide data analytics services, spatial analysis, web portal development, and hold at least three stakeholder meetings. Additional costs are included for purchasing a managed data repository service (<https://carto.com>), and hosting a GitPages (<https://gitpages.io>) account for a publicly accessible web portal containing data downloads, geographic visualization and the ESRI StoryMaps.

| Personnel | Salary Rate | Salary | Benefits | Total |
|-------------------|-------------------------|---------------|-----------------|-----------------|
| Justin Smith | 5,236.44/year @ .10 FTE | 3,142 | \$1,049 | \$4,191 |
| Curtis Steinhauer | 3,703.00/year @ .50 FTE | 11,109 | 4,061 | \$15,170 |
| Total | - | 14,251 | \$5,110 | \$19,361 |

| Materials | Cost |
|------------------|----------------|
| Carto | \$1,639 |
| GitPages | \$2,000 |
| Printing | \$300 |
| Total | \$3,939 |

Travel **\$100**

F&A Indirect Rate @ 26% **\$6,084**

Total **\$29,484**

**LEGISLATIVE DEPARTMENT
CITY OF ABERDEEN**

Mayor: Erik Larson

**The Members of Your
Committee on:** Public Works and the Public Works Director

To whom was Referred: **Bidding authority for tax title property auction**

Reports and Recommends as Follows: The county is holding its first tax title property auction on September 15, 2017, and the auction includes several properties that should be purchased by the city to preserve their availability for future projects. The vacant properties were foreclosed for unpaid taxes that included city levies for abatement costs. State law provides that the proceeds received by the county from the sale of such property will be distributed pro rata based on the taxes foreclosed on, which would include the city's levy for its abatement costs. The distribution of proceeds would off-set a portion of any successful bid made by the city. The rules of the auction require that bids made by the city be authorized by the city council but the city's bidding strategy should not be publicly announced prior to the auction.

It is recommended that the Mayor, or his designee, be authorized to make bids at the tax title property auction on September 15, 2017.

Rick Sangder
Public Works Director

Council member

Council member

Reported _____, 2017

Council member

Adopted _____, 2017

Council member

September 15, 2017 Tax Title Auction List

| Item # | Parcel # | Number | Direction | Street | Minimum Bid | City | | Notes |
|--------|-------------|--------|-----------|-------------------|-------------|--------------|-------|----------------------------|
| | | | | | | Abatement | Costs | |
| 1 | 10102500601 | 111 | S | Harbor | \$4,387.50 | \$ | - | |
| 2 | 10103700600 | 303 | E | Market | \$37,125.00 | \$163,903.25 | | 2012 |
| 3 | 11000501102 | 108 | S | Monroe | \$1,359.50 | \$ | - | |
| 4 | 11000501303 | 116 | S | Monroe | \$2,375.00 | \$ | - | |
| 5 | 11002900100 | 1100 | W | Market | \$3,023.75 | \$11,515.87 | | 2013 |
| 6 | 11200100402 | 217 | N | F | \$3,825.00 | \$17,498.59 | | 2010 |
| 7 | 15001901201 | 1000 | E | 2nd | \$720.00 | \$ | - | |
| 8 | 15002800702 | 310 | N | D | \$1,080.00 | \$ | - | |
| 9 | 20600100600 | 1915 | | Cherry | \$3,687.50 | \$4,456.85 | | Garage only 2010 |
| 10 | 21802601300 | 102 | E | Marion | \$1,125.00 | \$14,902.83 | | house only 2013 |
| 11 | 21805900900 | 919 | W | Scott | \$2,250.00 | \$11,499.22 | | 2008 |
| 12 | 21806301700 | 310 | | Exchange | \$4,500.00 | \$10,093.65 | | 2009 |
| 13 | 21806502700 | 1010 | W | Cushing | \$2,250.00 | \$6,528.29 | | 2012 |
| 14 | 21806602700 | 1020 | W | Marion | \$1,125.00 | \$ | - | |
| 15 | 22202400204 | 355 | N | E | \$2,340.00 | \$8,777.76 | | 2007 |
| 16 | 29407700600 | 921 | W | Heron | \$8,125.00 | \$8,765.00 | | 2008 |
| 17 | 29901900200 | | | Saginaw Mill Site | \$3,260.00 | \$ | - | no address, no information |