

DRAFT - Missoula City Council Administration and Finance Committee Minutes

November 10, 2021

11:20 AM

ZOOM Webinar

Members present: Stacie Anderson, Mirtha Becerra, John P. Contos, Heather Harp, Jordan Hess, Julie Merritt, Amber Sherrill, Sandra Vasecka, Heidi West

Members absent: Gwen Jones (chair), Jesse Ramos, Bryan von Lossberg

1. ADMINISTRATIVE BUSINESS

1.1 Roll Call

1.2 Approval of the Minutes

1.2.1 Minutes from the 10/27/2021 Meeting

The minutes were approved as submitted.

2. PUBLIC COMMENT

None.

3. COMMITTEE BUSINESS

3.1 Reappointment to the Tourism Business Improvement District

Mayor Engen presented the information on the reappointment of Whitney Bergmann.

Julie Merritt - Made the motion.

Public Comment was called for and none.

Moved by: Julie Merritt

Confirm the Mayor's reappointment of Whitney Bergmann to the Tourism Business Improvement District for a term beginning December 1, 2021 and expiring on December 1, 2025.

AYES: (9): Stacie Anderson, Mirtha Becerra, John Contos, Heather Harp, Jordan Hess, Julie Merritt, Amber Sherrill, Sandra Vasecka, and Heidi West

ABSENT: (3): Gwen Jones, Jesse Ramos, and Bryan von Lossberg

Vote results: Approved (9 to 0)

3.2 Referral – Amendment to Contract A#8501 for Emergency Winter Shelter Operations

Emily Armstrong introduced the subject. Requesting additional ARPA funding for staffing. Jesse Jaeger from the Poverello Center spoke about the hiring challenges they are facing.

Julie Merritt - Hiring has been difficult across all levels. Made the motion.

Mirtha Becerra - Voiced her support.

Jordan Hess - Voiced his support. When we pay good wages to Missoulians, this money stays in the community.

Public Comment called for and there was none.

Onto consent agenda.

Moved by: Julie Merritt

To authorize the Mayor to sign and execute an amendment to the contract A#8501 with the Poverello Center for the provision of Emergency Winter Shelter services funded by the City of Missoula

AYES: (9): Stacie Anderson, Mirtha Becerra, John Contos, Heather Harp, Jordan Hess, Julie Merritt, Amber Sherrill, Sandra Vasecka, and Heidi West

ABSENT: (3): Gwen Jones, Jesse Ramos, and Bryan von Lossberg

Vote results: Approved (9 to 0)

3.3 Scott Street Property Update with Ravara

Update on the Scott Street Property with the consultants involved in the project. Please see drawings/presentation shared during the meeting.

Stacie Anderson - I really like this layout. Will these be permanently affordable?

Todd Schaper & Dawn McGee - Yes. These will not be allowed to be Air BNBs. There are caps to help keep things affordable for the future. Also working on having some of these units be Habitat for Humanity projects. There will be 42 townhomes and 36 condos.

Julie Merritt - Thank you for the update.

Heidi West - How will the long term maintenance be for those on the Community Land Trust?

Dawn McGee - We are working on those details.

Heather Harp - This is very forward thinking. We have moved away from full families with property and more toward smaller/single residents where there is minimal maintenance.

Amber Sherrill - I think this looks great. I am excited about this. I think it will be a real benefit for the neighborhood with the retail locations.

Jordan Hess - Can you discuss your community engagement?

Dawn McGee - The Northside/Westside crew have been very helpful in this process. We wanted to really listen to the neighborhood. There was an in-person meeting at Burns Street Bistro and it was a listening session for us with the neighborhoods. I know there are lots of small details but we are trying to incorporate the suggestions and meet the requirements. We went back to the community with our plans and we heard back that they were pretty happy and really wanted to see the Central Square stayed in place and that parking concerns were addressed.

Heidi West - In looking at the child care center, I am wondering how pick up and drop off will work. Wondering about the proposed traffic flow will be for those peak times?

Dawn McGee - I share your concerns and it is possible this may be moved once the final plan is in place. Thank you for the reminder.

Jordan Hess - I think having childcare near Mountain Line would be very important. How does this play in with the master plan for Public Works?

Jeremy Keene - We are working on the many pieces involved in this property and how to get it to all fit and get Mountain Line in there. We are continuing to work on it. I am meeting with Mountain Line very frequently to discuss space needs. No definite answers, but are working on it.

Mirtha Becerra - What is the zoning for the proposal?

Kiah Hochstetler - Discussed zoning.

Jordan Hess - Thank you for all the work on this project. We will need to continue to be innovative and creative and this is both.

PC -

Matts Larson - How is parkland being considered and issues involving parking and funding?

Dale Bickell - This design does include a park area in the Central Square.

Jordan Hess - We also have a long term lease on the Northside park. We are working on the park situation throughout Missoula.

Informational Only

3.4 Ordinance amending MMC 2.82

Angela Simonson showed a presentation regarding this ordinance. Please refer to the presentation for details.

Jordan Hess - This has created some equity issues, correct?

Dale Bickell - Yes.

Angela Simonson - My argument is that staff considerations should be skill-based rather than residency-based.

Amber Sherrill - I didn't even know this was a requirement. This doesn't make any sense to me. We live in a very difficult job market. I was wondering why a number of minutes was used, rather than distance outside the city boundaries?

Angela Simonson - In discussion with the Sr. Management, we aligned it with the First Responder ordinance.

Heidi West - Made the motion. While this ordinance was probably well-intentioned, it has brought up a number of issues that were probably not considered. I support the change.

Julie Merritt - I also support this. I feel this does border on discrimination and do not feel that acceptable. I understand the previous thinking, it sounds good, but in practice, does not work.

Public Comment -

Matts Larson - I would recommend voting no or reevaluate this.

Mirtha Becerra - I fully support this. Given our current housing affordability issue, it is important to give people as many options as we can. I feel it is important that anyone who works for the city to make sure they have a pulse on the city and what is going on. I think there are different ways to get to the same goal.

Onto consent agenda.

Moved by: Heidi West

[First reading and preliminary adoption] Set a public hearing on November 29, 2021 and preliminarily adopt an ordinance to amend Missoula Municipal Code chapter 2.82 entitled "Establishment of continuous residency requirements within the city limits for City department heads and supervisory managers."

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ABSENT: (3): Gwen Jones, Jesse Ramos, and Bryan von Lossberg

Vote results: Approved (9 to 0)

3.5 Resolution Relating to \$397,000 Storm Water System Revenue Bond (DNRC Water Pollution Control State Revolving Loan Program), Series 2021A; Authorizing the Issuance and Fixing the Terms and Conditions Thereof

Leigh Griffing - This is excellent funding for the City.

Julie Merritt - Made the motion.

Public comment was called for.

Matts Larson - How does the construction at Caras Park have to do with wastewater?

Onto Consent Agenda.

Moved by: Julie Merritt

Adopt a Resolution Relating to \$397,000 Storm Water System Revenue Bond (DNRC Water Pollution Control State Revolving Loan Program), Series 2021A; Authorizing the Issuance and Fixing the Terms and Conditions Thereof

AYES: (9): Stacie Anderson, Mirtha Becerra, John Contos, Heather Harp, Jordan Hess, Julie Merritt, Amber Sherrill, Sandra Vasecka, and Heidi West

ABSENT: (3): Gwen Jones, Jesse Ramos, and Bryan von Lossberg

Vote results: Approved (9 to 0)

3.6 Renewal of Stop Loss Insurance for the City's Health Insurance Plan with Voya Financial

Dale Bickell - This is for the self-insurance plan we have for the City. Allegiance did an RFP (request for proposal) and our current carrier was the lower bid.

Stacie Anderson - I am happy to make the motion.

Public Comment - Matts Larson - It seems that these are way larger numbers than what the deductible is. Could there be any clarity on that?

Jordan Hanson - This is a complex insurance document. I will turn this to you, Dale, if you have anything else you would like to add?

Dale Bickell - Shared his screen with the Stop Loss Proposal document. Anytime we have an individual with a claim over \$160,000, this insurance starts up. This is in the budget and just to approve the contract.

Onto Consent agenda.

Moved by: Stacie Anderson

Approve and authorize the Mayor to sign the renewal of Stop Loss Insurance provided by VOYA for Option 1 large claim health plan coverage effective January 1 through December 31, 2021 for an estimated monthly charge of \$73,504.00

AYES: (9): Stacie Anderson, Mirtha Becerra, John Contos, Heather Harp, Jordan Hess, Julie Merritt, Amber Sherrill, Sandra Vasecka, and Heidi West

ABSENT: (3): Gwen Jones, Jesse Ramos, and Bryan von Lossberg

Vote results: Approved (9 to 0)

4. ADJOURNMENT

Meeting adjourned at 12:45