



CITY OF
SUMNER
WASHINGTON

CITY COUNCIL MEETING AGENDA
City Hall – 1104 Maple Street
September 18, 2023 6:00 PM

The city conducted this public meeting using a hybrid model, in-person and on the Zoom platform.

Staff present: City Administrator Jason Wilson, City Attorney Andrea Marquez, Communications Director Carmen Palmer, Administrative Services Director Jeff Steffens, Public Works Director Mike Dahlem, Police Chief Brad Moericke, Community Services Manager Derek Barry, Chief Financial Officer Kassandra Raymond, Assistant City Attorney Maili Barber, City Engineer Michael Kosa, Engineering Specialists Courtney Littrell, Drew McCarty, Associate City Engineers Alisa O'Haver-Ayala, Andrew Leach, Joe Fessler and City Clerk Michelle Converse

THE REGULAR MEETING OF THE SUMNER CITY COUNCIL WAS CALLED TO ORDER BY MAYOR HAYDEN AT 6:00PM.

CALL TO ORDER

Pledge of Allegiance

Invocation

Roll Call: Bitetto, Brown, Cole, Hochstatter, Neuman, Reed and Stuard

CONSENT AGENDA

MOVED BY HOCHSTATTER SECONDED BY NEUMAN TO APPROVE THE CONSENT AGENDA

1. Biosolids Dewatering Improvements - Project Acceptance
2. Town Center: Utility & Woonerf Project - Construction Management Services Amendment
3. Resolution No. 1661 - Pollution Prevention Assistance Partnership / Interagency Agreement Authorization
4. Approval of the electronic payments and warrants in the amount of \$1,498,704.06.
5. Cemetery Building - Construction Contract Award
6. Contract Approval - Stafford Suites
7. Contract Approval for Fiber Optic Services - Astound
8. Approval of the meeting minutes from the regular council meeting of August 7, 2023 and the August 14, 2023 study session.

PASSED BY VOICE VOTE

PUBLIC HEARING

There was no Public Hearing tonight.

REGULAR BUSINESS

1. Unfinished Business

There was no unfinished business tonight.

2. Public Comment

There was no public comment this evening.

3. New Business

a. Ordinance No. 2871 – 2023/2024 Budget Amendment – Rainier View Park

MOVED BY COLE SECONDED BY BITETTO TO APPROVE ORDINANCE NO. 2871 AMENDING THE 2023/2024 BIENNIAL BUDGET.

Chief Operating Officer Kassandra Raymond addressed the Council.

PASSED BY ROLL CALL VOTE.

b. Rainier View Park Playground Replacement Contract Approval.

MOVED BY BROWN SECONDED BY HOCHSTATTER TO AUTHORIZE THE MAYOR AND CITY ADMINISTRATOR TO EXECUTE ALL NECESSARY CONTRACT DOCUMENTS WITH LANDSCAPE STRUCTURES, IN AN AMOUNT NOT-TO-EXCEED \$402,562.90 FOR THE RAINIER VIEW PLAYGROUND REPLACEMENT, SUBSTANTIALLY IN A FORM APPROVED BY THE CITY ATTORNEY.

Community Services Manager Derek Barry addressed the Council.

Discussion ensued.

PASSED BY ROLL CALL VOTE.

c. Rainier View Park Covered Court – Construction Contract Award

MOVED BY BROWN SECONDED BY HOCHSTATTER TO AUTHORIZE THE MAYOR AND CITY ADMINISTRATOR TO EXECUTE ALL NECESSARY CONTRACT DOCUMENTS WITH ANDY JOHNSON & COMPANY, INC., IN AN AMOUNT NOT-TO-EXCEED \$1,416,163.50 FOR THE RAINIER VIEW PARK - COVERED COURT (CIP18-04), SUBSTANTIALLY IN A FORM APPROVED BY THE CITY ATTORNEY.

Associate City Engineer Andrew Leach addressed the Council.

Discussion followed.

PASSED BY ROLL CALL VOTE.

c. Resolution No. 1663 – Ryan House Demolition

MOVED BY STUARD SECONDED BY NEUMAN TO APPROVE RESOLUTION NO. 1663 – AUTHORIZING THE DEMOLITION OF THE RYAN HOUSE.

Communications Director Carmen Palmer and Engineering Specialist Drew McCarty addressed the Council.

Mr. Foster spoke against the proposed demolition.

Nancy Ryan Dressel yielded her time to Mr. Foster.

George Joston who resides on 64th Street East, Sumner, spoke against the Resolution.

Attached are 11 written comments (sent via email) from community members who all spoke against the proposed action.

Councilmembers Reed, Stuard, Bitetto, Brown and Deputy Mayor Hochstatter commented on the topic.

PASSED BY ROLL CALL VOTE, 6-1.

COUNCILMEMBERS VOTING YAY – NEUMAN, REED, BITETTO, COLE, STUARD AND HOCHSTATTER.

COUNCILMEMBERS VOTING NAY – BROWN.

4. **Reports**

a. **Council**

There were no reports from Council.

b. **City Administrator**

City Administrator Jason Wilson reported on the following:

Upcoming Policy Issues:

- September 25, 2023 – Study Session
 - Affordable Housing Planning
- October 2, 2023 – Regular Council Meeting

Commission Updates:

- The Planning Commission continues to work through the 2024 comprehensive plan update. They are meeting several times between now and the end of the year to review proposed changes.
- The Design Commission has a meeting this Wednesday to review the Sound Transit Garage and should be making final recommendations that evening.

Personnel Issues:

- Sergeant Kurlle has announced his retirement effective September 30, 2023. Matt has worked for the City for nearly 30 years. Matt could be seen working at many community events and coaching the South Sound Titans Alternative Baseball team. We wish him well in retirement. The city is currently working through an internal promotional process for sergeant.
- Public Works Director Mike Dahlem has also announced his retirement effective in January of 2024. Mike has worked for the City since 2000, and been the public works director since 2016. Through Mike's vision, and resourcefulness, several transportation and environmental projects have been completed. Effective today, the Mayor has promoted Michael Kosa as the interim public works director. This interim appointment allows Mike to focus on winding down several of his larger projects, while transferring the day-to-day leadership to Michael.

Miscellaneous:

- The fall open house is scheduled for Tuesday, September 26th from 5-7 pm at City Hall. Staff will be available to answer questions on the significant projects going on within the city. If you can't join us in person that day, please visit our Sumner Connects site to get updated on projects.

c. **Mayor**

Mayor Hayden shared the following:

She attended the ribbon cutting to celebrate the completion of the Town Center Utility project, which included replacing utility lines through downtown, added the plaza around Heritage Park and bike lanes down Academy

Street. She thanked our funding partners Sound Transit and Pierce County as well as the designers and contractors. But the biggest thanks goes to the neighboring homes and the businesses for their patience through construction!

5. Executive Session

There was none tonight.

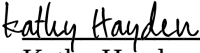
6. Adjournment

With no other matters before the Council, Mayor Hayden adjourned the meeting at 7:01pm. Councilmembers concurred.

ATTEST:

DocuSigned by:

Michelle Converse, City Clerk

DocuSigned by:

Kathy Hayden, Mayor

To Whom it may concern:

I understand the City Council is taking public comment about the Ryan House and its future (or lack of). Let me first say that I don't support the demolition of the house. One of the reasons I moved to Sumner was because of its small-town charm which is currently being stripped at every turn. I am not so naive that I don't understand that there must be some growth, and I also understand the politics of it. But if you look at the changes in our area over the last 20 years, we are losing our soul at a rapid pace. The Ryan House is one of the last pieces of Sumner's past.

Of the four options listed in the news article, I cannot support the last two options resulting in the demolition of the house. I understand the costs involved, but I honestly believe that the City of Sumner had a responsibility to care for and maintain what was given to them in good faith. You failed to do that, and therefore SHOULD bear the consequences. If that means you put something else on the back burner, so be it. Poor management of property is not an excuse. Show Sumner residents that you are doing your job.

You can do better, make it right!

Kay McArthur

Please save the Ryan House from demolition!

My family has been a long time resident of Sumner for decades and have seen Sumner grown into a unique suburb with tons of charm and history. Please keep the history alive by saving the Ryan House.

It appears that the potential demolition of the Ryan House has not been very transparent and very little notification to the community for input. Please take time to include your residents and stakeholders in the discussion of this decision prior to taking a vote to demolish this historic site. At

the very least, postpone the vote.

It seems very unlikely that the two million dollar renovation price tag is realistic! I'm sure a group of dedicated citizens could work hard to find federal, state and county grants to help fund the necessary renovations to bring preserve the Ryan House.

Thank you for your consideration.

Carol Cullivan

Hey Jason,

Hope you are doing well. It's been forever since I've talked to you. The reason I'm writing is because I heard about the Ryan House last week. I am just sick about it, but completely understand why the City will likely be taking it down. I was wondering if you would be willing to let my curator and I into the house prior to any demolition so that we can document it. We have 3D software and have specific things we photograph for various reasons that can be connected to the information and archives we already have in our Collections. We know that Ezra served on the jury with Mr. Kincaid and that the two of them voted in opposition to hanging Chief Leschi. Ezra admired Mr. Kincaid, and it is our understanding that after his family left the home, Ezra worked with the Ryans to eventually move into the Kincaid's former residence and then add on to it. The last part we have as part of our oral history records from the Sumner Historical Society members, so we do not have published proof. However, based on the timeline and our other records, it is likely Ezra knew Mr. Ryan.

We are familiar with documenting properties and do that quite often here for multiple cities, plus the county and the state. We are happy to share any and all photos with the city if you'd like, and we would also offer copies to the Sumner Historical Society, if and when, they are interested. We have communicated with Dale several times regarding their society's move from the property. When they sold and gave away many of the items in the house before their move, Dale contacted us ahead of time so four of our volunteers and our curator were there to get as many items as possible. Many of them had accession numbers from their database and look like they belonged to the Ryans. We plan to store them until such time as the Historical Society can find a new home to display the items. We have also talked with them about holding meetings here, but to date, that has not happened. We are also working with Heritage Quest and the Orting Historical Society for the same reasons. Our goal is to work with smaller organizations to ensure that the local heritage does not disappear.

Let me know if documenting the property is a possibility.

I look forward to hearing from you,
Shelly

P.S. If you and your wife would ever like to tour the Mansion, I'd love to have you over. I've had Ryan and Michelle here. Restoring, preserving and operating 130+ year old buildings is not for the faint of heart. All of us here appreciate the position the city is in right now as owner of the Ryan House property. It's taken us 50+ years and 100's of volunteers to get where we are right now. We are all wishing you and the City only the best of outcomes.

Shelly Schlumpf
President Cultural Heritage Center at Meeker Mansion

Hi Carmen:

Thank you for the information. I have contacted my siblings and referred the information on to them. I've also been in discussions with Dale and a cousin, Carol Peterkin Myers. I will not be attending the city council meeting Monday but sister, Nancy Ryan Dressel; and brother Tom Ryan plan to be there. I personally do not want anything as they demolish the house but Nancy and Tom may have an interest. I've told them all that if they do, to make arrangements with you directly.

I'm sure the city will share plans for the park and I'll see them through Dale. My only concern is that Carol Myers wants to call it Lucy Ryan Green which, as I explained to her, sounded like Lucy's full name. I prefer "Lucy Ryan Memorial Park" since "Green" is not a common NW designation.

Thanks again during this sad time but I do understand the circumstances.

Mary Beth Ryan

Dear Mayor Hayden and Council,

It was a surprise to learn about the current situation regarding the Ryan House. It is of particular interest to me as Lucy Ryan was my great grandmother, Amy Ryan, who wrote *The Sumner Story*, was my grandmother, and Dorothy Ryan Peterkin, my mother, was curator of the Ryan House Museum from the beginning until around 1994. So, Sumner history runs deep in my bones, growing up in Sumner surrounded by stories of its history and the Ryans, spending much time at my grandmother's next door to the library, and working at the library in the Ryan home throughout high school and a summer as vacation supply librarian. The Ryan House has served Sumner long and well. It is sad that its time is coming to a close. So, the question is, what is the best thing that can happen in this place next? What could best honor Lucy Ryan, the Ryan family's intentions, and enhance Sumner's Main Street?

The Ryan family's intention, as shown in the 1926 deed, is clear that the house and property were to be used for a public library. I believe they truly expected that the house would eventually be replaced by a new library building. The grounds intended to be kept as attractive park-like space around the building—both the original home and a replacement library. As we know, the new county library was built on a different site and the Ryan home then used as the Ryan House Museum. For a host of reasons, renovation of the Ryan house is no longer practical. The city's September 2023 Update on the Ryan House states that the city looks "forward to working with the family and the public to honor [Lucy Ryan] into the future with her park on Main Street."

I would like to propose the Lucy Ryan Green be an attractive, inviting place that welcomes citizens and visitors to sit and enjoy a beautiful, restful space, as well as host small events to complement Main Street activities; it would also be a good space for some Historical Society activities. The park to include:

- Landscaping featuring plantings that had been on the grounds in Lucy's time, including a butternut tree, cut leaf birch, holly, rhododendrons, a hemlock, and roses, as these were named in the 1926 deed. In addition other plantings common to the era, such as beauty bush, spirea, snowball, mock orange, honeysuckle, hollyhocks, sweet peas, violets, forget-me-nots, and snap dragons;

- A plaque with the name, Lucy Ryan Green, a relief image of the home, text telling about Lucy, including as first postmistress, that it was the home of George and Lucy Ryan and their five children, mentioning George was the first Sumner mayor;
- Retaining the memorial to George Whitworth, though, perhaps, moving it;
- Benches that would invite people to stop and sit;
- A Victorian gazebo (there is a gazebo in the Centennial Park where I live and it gets a lot of use)

Such a park would honor Lucy Ryan and respect the Ryan family while enhancing the city. It would fulfill the 1926 stipulation of “a tablet to the memory of their mother, Lucy V. Ryan, the same to be perpetually maintained by the town of Sumner.” It would be a positive addition to Main Street, a green oasis in the heart of downtown, much more appealing than a grassy area with a picnic table or two.

It would be heartening for both the Ryan family and Sumner citizens to have such a positive proposal to accompany the pending loss of the Ryan House. I would welcome an opportunity to have a conversation with you about how we together could make this happen.

Cordially,
Carol Peterkin Myers

cc. Mary Beth Ryan
Joseph W. Ryan

Submission for tonights meeting

I am devastated to learn that the city is considering tearing down the Ryan House. I believe that it is a piece of Sumner’s History that should be preserved at all costs. It is irreplaceable. As a lifelong Sumner resident am very disappointed at the way this has been handled. So much money is spent on things that hold little value to me as a resident and this is one item that I think is well worth the investment of my tax dollars. It is the only “park” in Sumner that I visit and holds value not just for me but for the future of our city and should not be destroyed despite any associated costs. This issue is definitely worth a second opinion and gathering additional bids, especially considering the investment that has already been made in consultants. This is not a decision that should be rushed.

Sincerely,
Amie Rang

City Council Members,

My name is Adeline Rang. I am the seventh generation of my family to live in Sumner and a current student at Oregon State University. I have spent my summer abroad conducting pollinator research in Thailand. You can imagine my surprise when I returned home to news of the Ryan House potentially being torn down. There is not enough time to give a fully cohesive response, but I must share my anguish and severe disappointment that this is even being considered by you, our city council. Your job is to advocate for Sumner. The Ryan House is an invaluable cultural stronghold of our city, and has provided over 100 years of our history as a town. As an older generation, you should best understand the importance of preserving and valuing history. As a young person I should not have to be the one to educate you on the importance of the Ryan House to Sumner. When I reached out to my friends no one even knew this was happening. We all grew up touring the Ryan House on school field trips and this is a piece of Sumner history that must be preserved.

In the future I simply cannot possibly with good conscience vote for anyone who claims to be for Sumner while choosing to demolish this vital piece of our community. I am very disappointed in the lack of opportunity to provide meaningful feedback. The way this is being handled makes it clear that the council has already made up their minds and I can not tell you how disappointed this makes me in our city government.

Sincerely,
Adeline Rang

Sadly, I am just now understanding that the City of Sumner is strongly considering the demolition of a cherished piece of our history, one that I believe is also on the National Historical Registry. I understand that if I had followed what you were doing, I would have known sooner. Had you also included this in your mailers to the citizens of Sumner, even in the water bills, we would have also known. With me being a Real Estate Broker, anytime a property is going to have anything done to it, we are required to post that change is being considered on large signs on the property for a significant period of time for everyone to see and give folks the opportunity to learn more. This has not been done here and leaves me to wonder why not? Without getting into finger pointing, could you simply send out to all citizens of Sumner what you are considering and the specific costs for each of the options, including monies already spent on this project, before you even consider railroading this through without true notification to your voters. I only have been here since 1969, yet living across the street from the Ryan family on Valley Ave I quickly learned the importance of the family in Sumner's history. As a matter of fact, my classmates & I have been working on the Class of 73's recent 50 yr reunion over the last 3/4 months, and this topic never came up, despite one of our committee being Nancy Ryan Dressel. She certainly was not in the loop or we all would have rallied to protect this historical home sooner and our pride in this special piece of Sumner's history. I look forward seeing all the accounting regarding the Ryan House options, incl. the monies already spent, how much of the \$1M grant is still available, and hope that you realize the irreversible pain that removing it would cause to current citizens and to the charm that helps our downtown be destination spot for many. This is especially hard to accept without the City sending out more information and truly soliciting feedback from the Citizens of Sumner. I can't imaging that you have a large contingent of voters who have been knocking on your doors saying remove the Ryan House....

Sincerely yours,
Randall Adams

Hello,
I am writing to weigh in on the fiscal responsibility of the City and as someone who was born and raised in Sumner. I feel the Ryan house should be preserved as an important historical piece of our City. It is sad that previous City Councils did not secure appropriate funds up to now. So much of the valley's history has already been lost. We do have to keep up with the needs of the City and be fiscally responsible, but I hate seeing the Cities history being sacrificed. Public meeting spaces are needed as is the museum. With a million dollars secured in grants, the costs of renovations should be covered (if not completely, it should certainly be close). There may be local contractors who would donate time and energy to help keep costs down. Citizens may also be willing to volunteer to help along the way. I hope the Council votes for one of the first two options and keeps a small piece of our history intact.

Thank you for all you do.
[Peggy Longnecker](#)

Dear Michelle C.,

I am concerned with the upcoming vote on the Ryan House. The proposal for preservation have merit. The complete restoration is expensive, but could be fundraised. The second seems to be the most cost effective. The grant will offset costs. The folly of destroying history is a loss to the community. It is interesting that the grant came from port of Tacoma and Sumner has not shared the expense. You can't replace what is destroyed. Don't erase your history. The city's lack of maintenance and hiring contractors that did not inspect the floor before demolition was the city's error and the house deserved better. It lasted 100 + years before interference caused the floor's demise. Think about it. Preserve it.

Sincerely, sue carson

Hello,

I moved to Sumner when i was three (1970). I have so many memories at the Ryan house. To me it is the heart and soul of the city. It is a shame that the City of Sumner let the home deteriorate. It should never have been allowed to get to this sad state, there should at least be some attempt to save it. At least give the community a chance and the time to raise the funds. For many this vote is the first time they are hearing the news. I would be willing to help raise money and I know many others in the community would feel the same way.

Julie Bacon (Raulston)

Certificate Of Completion

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Michelle Converse

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Andrea Marquez

andream@sumnerwa.gov

City Attorney

City of Sumner

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Kathy Hayden

khayden@sumnerwa.gov

Mayor

City of Sumner

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Kathy Hayden

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Michelle Converse

michellec@sumnerwa.gov

City Clerk

City of Sumner

Security Level: Email, Account Authentication
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Michelle Converse

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Noel Clark

noelc@sumnerwa.gov

Confidential Assistant

City of Sumner

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Noel Clark

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