



Quil Ceda Village
Regular Council Meeting
October 16, 2012
Minutes

Roll Call @ 9:02 a.m.

President Marlin Fryberg, Jr. - Here
Councilman Glen Gobin – Funeral
Councilman Mark Hatch - Here

- 1) **Motion made by Councilman Hatch to approve the agenda for the regular Village Council meeting of October 16, 2012.**
Seconded
Questions:
2 For 0 Against
Motion carried

- 2) **Motion made by Councilman Hatch to approve the minutes for the regular Village Council meeting of September 18, 2012.**
Seconded
Questions:
2 For 0 Against
Motion carried

Law Enforcement

- 3) September Police Report
Discussion: Deputy Sergeant Echevarria; Deb Bray; Steve Gobin; Councilman Hatch; President Fryberg; Deb Parker; Chuck James
Discussion on September Police report. Black Friday is next month. Police will be working with Seattle Premium Outlets to coordinate this date. Protest at Walmart was attended by three people. Vehicle prowls

continue usually because valuables are left visible and windows are broken. Collisions, 14 occurred last month. If staff has details where accidents happen more frequently then they can monitor and possibly make changes. Local stores have security and they increase it during the holiday. Outlets open earlier than other local stores. Officers have a greater presence. The last few years have gone smoothly. The stores cooperate to spread out the opening hours. Staff is preparing a report on speed zones and should have that available soon. The report will show all the options. Walmart event was very peaceful and cooperated with the Village. Law Enforcement will work with the Village to place a substation within the Village. Space is available now.

Finance

- 4) September Month End Budget Reports
- 5) **Motion made by Councilman Hatch to approve Resolution No. 2012-2016 authorizing the transfer of \$5,800,000.00 from the tax account to the Village general fund to pay operational expenses through September 30, 2012.**
 - Seconded
 - Questions
 - 2 For 0 Against
 - Motion carried

General Manager

- 6) Contracts - None
- 7) Out of State Travel Report

Environmental Health

- 8) Third Quarter Report
FYI – July thru September 2012 Food Inspection Report

Engineering/Special Projects

- 9) Tribal C-Store Summit Discussion
Discussion: Fred McDonald; Kelley Croman; Dave Johns; Steve Gobin; Treasurer Chuck James; Vice Chairwoman Deb Parker; Councilman Hatch;
Jamey Bolousek and Ron Meyers started this organization to help Tribes get into the business of C-Stores with the idea of how to start a store, what products to carry, who to manage the products, what vendors work well within Indian Country and Tribes. Marine View Ventures has been paying for the expenses related to the group and maintaining the websites etc. but they can't keep doing it without support. This group pools together its resources and has vendors who want to participate with Tribes. They incorporated just a few weeks ago under the Squaxin Island Tribe. They have officers and a dues structure. The goal is to have a full time staff person. Salish Seafoods is an enterprise of the Squaxin Tribe. They see the opportunity to work with Tribal C-Stores to accommodate Tribal enterprise products which promotes employment, etc. within local Tribes. It's exciting to be able to network with other Tribes. This group

helped Tribes with the aftermath of I-1183. The group has a lot of information that can benefit all Tribes. This is not a politically motivated organization and the articles of incorporation actually prohibit this. This seems like a very good organization to work on marketing and joint buying power. The meetings are generally attended by store managers and the discussions are generally about operations. Leveraging the vendors and suppliers is a good idea. Council supports having Indian Country products in our own stores. This is a great Nation to Nation building. Salish Seafoods supplies a lot of oysters at tribal golf functions.

10) JOA Water Rates

Discussion: Tom McKinsey; Steve Gobin; Chuck James; Lukas Reyes.

Water rates are going up everywhere across the nation. Everett lost its largest customer, Kimberly Clark last year so they hired a firm to discuss water rate structure. Water rates will go up as much as 30%. Everett City Council will have its first read at their council meeting tonight. Tulalip is a JOA partner. The partners are in agreement that a 20% markup on the wholesale water rate is inappropriate. This will have an impact on the future cost of Big Water. We will have more discussions with Marysville and PUD to see how this will be dealt with. At peak, Tulalip uses 1.5 million gallons of water per day. A 30% increase will have a huge impact. Staff believes the study is inadequate. Everett is trying to take the cost of the loss of Kimberly Clark and reallocating it to the wholesale customer instead of their city customers. This is not right.

11) Water/Sewer to 116th Street

Discussion: Steve Gobin; Deb Bray; President Fryberg; Chuck James; Cameron Reyes; Councilman Hatch; Lukas Reyes; Deb Parker;

The Village received some strategic fund dollars that should be used to bring infrastructure to 116th to improve the chances of developing this area. The infrastructure plan will be brought back to the Village Council in November. There is still property available north of the outlets for future development but the infrastructure needs to be there before leases can be negotiated for the property. The property available for development is still on the east side of 27th. Land is being surveyed to market the property. It is about a million dollar project to connect sewer and water to these pads. Staff is identifying the customer base and possible tenants. It is time to develop the property on 27th Avenue. 34th (frontage) is almost full. Staff is looking at the possibilities of anchor tenants and building it ourselves to keep the tax structure. Light manufacturing is being looked at west of 27th but the infrastructure costs are really large and it is not time to invest in developing this area. Wetlands are still being mapped. Moving west of 27th means changing the wetlands and mitigating the entire area. Manufacturing takes a huge hit when the economy goes down. It's important to look at longevity of the tenants.

12) Broadband Infrastructure

Discussion: Richard Brown; Councilman Hatch; Steve Gobin

Broadband has identified some projects that are needed to increase income within the enterprise. Tulalip Broadband is lower than other companies. Staff is looking at raising their rates. This will help the profitability of the enterprise. Broadband has a quality product. The area they are lacking is the triple package. Many customers are looking for phone, internet and cable. Staff is looking at integrating phone service in their package. The return on investment is very good. There are more homes that could use cable but the distance between homes makes it cost prohibitive to bring cable everywhere on the Reservation. Competition is huge in this area. As a small company, it is harder to compete with Dish Network and others. Some of the larger companies have exclusive rights to packages so Tulalip Broadband cannot offer all programming.

13) Wetlands

Discussion: Allison Warner; Kurt Nelson; Treasurer James; Steve Gobin; Deb Bray; Kimberly Ordon; Vice Councilwoman Parker; Tom McKinsey; President Fryberg

Staff was asked to look at the original options. The map presented last month was different. The original map to not have all the wetlands identified. Staff has been diligently studying the areas west of 27th Avenue due to the permitting process. There are three different options and staff has outlined the advantages and disadvantages. Getting through the Army Corps and EPA could take 3-4 years if the Tribe tries to permit all the area west of 27th. Staff feels it would be best to continue with permitting smaller areas. Without an actual tenant study, it's hard to predict the full impact to the area. Some of the properties have issues from Boeing and the Defense Department's previous uses and it keeps the Tribe from developing those lands. Purchasing land near to the Village will make permitting wetlands areas within the Village easier because it can delineate the wetlands. The rules seem to keep changing with the permitting process. Legal Counsel has been involved and it is the Corps position that the Tribe will have to do an Environmental Impact Statement (EIS) and the Tribe will probably have to hire an outside consulting firm to do this. Staff has worked with all departments to look at infrastructure placement. Staff believes that too much time to permit a piece of property could kill future leases with some very good tenants. Staff has experience working with the Corps and getting them to look outside their process although it delays development sometimes for years. The Corps is familiar with certain processes and doesn't know how to think outside of those processes. Tulalip Tribes would be the first to go the 404 jurisdictional route. The 404 program is administered jointly by the Corps and EPA. Would it be beneficial to go straight to the agency and put together an MOU? Federal agencies appear to be more open to working with Tribes. It would be good for the tribe to look into those partnerships. These partnerships take time to create but if the timing is right then the Tribe should look into this. There are two other Tribes working on the 404 process. The federal government created the issues we have and are not taking responsibility for those issues.

Property Management

14) Closed Session-Leasing

Directive No. 2012-2017 authorizing the Tribes' legal opinion to go with the first option regarding the lease with Salon de Porres, a tenant located in the Tulalip Retail Center.

Seconded

Questions

2 For 0 Against

Motion carried

ADJOURN

Present:

Steve Gobin, General Manager
Nina Reece, Administrative Director
Kevin Jones, TDS Network Sr. Manager
Kimberly Ordon, Legal Counsel

Martin Napeahi, Deputy General Manager
Howard Brown, Interim TDS Director
Kurt Nelson, Natural Resources
Vice Chairwoman Deborah Parker

Treasurer Chuck James
Sarah Johnson, Finance Director
Tom McKinsey, Special Projects
Cameron Reyes, Property Management
Tim Brewer, Legal Counsel
Nick Gobin, Construction Manager
Fred McDonald, Civil Engineer
Kelley Croman, CEO Squaxin Island Enterprises
Dave Johns, Vice CEO Squaxin Island Enterprises

Allison Warner, Wetlands Specialist
Amanda Gaffney, Finance Manager
Deb Bray, Transportation
Lukas Reyes, Utilities Manager
Lisa Koop, Legal Counsel
Richard Brown, Broadband Director
Foley Cleveland, Big Flats
Tim Brewer, Legal
Travis Hill, TDS Sr. Manager

Minutes approved at the regular Village Council meeting of November 20, 2012.

Nina Reece, Village Clerk

Date