



## TOWN OF BEAUX ARTS VILLAGE

### TOWN COUNCIL MINUTES

January 13, 2026

**PRESENT:** Mayor Aletha Howes, Councilmembers Paula Dix, Stacy Saal, Tom Stowe, and Brad Wheeler.

**EXCUSED:** Councilmember James McCarthy

**STAFF:** Clerk/Treasurer Sue Ann Spens, Clerk/Treasurer Amy Myhre, Town Engineer Stacia Schroeder.

**GUESTS:** Water Department Supervisor Eric Antonelli, Community Member Tony Garon

Newly elected Councilmembers took the Oath of Office prior to the start of the meeting.

Mayor Howes called the meeting to order at 7pm.

**INTRODUCTIONS:** Councilmembers introduced themselves to newly hired Clerk/Treasurer, Amy Myhre, who is taking over the role from Sue Ann Spens once she retires at the end of January. Clerk/Treasurer Myhre's new email address is Clerk@beauxarts-wa.gov.

**MINUTES:** Councilmember Wheeler moved to approve the December 9, 2025, minutes as amended. Councilmember Dix seconded.

Vote: 4 For, 0 Against, 0 Abstain. Motion carried.

Councilmember Stowe moved to approve the December 30, 2025, minutes as presented. Councilmember Wheeler seconded.

Vote: 4 For, 0 Against, 0 Abstain. Motion carried.

**CLAIMS:** Councilmember Stowe moved to approve the updated Final December 30, 2025, Claims Register for check numbers 16941 through 16947 in the amount of \$58,039.16. Councilmember Saal seconded.

Vote: 4 For, 0 Against, 0 Abstain. Motion carried.

Councilmember Stowe moved to approve the updated Final January 13, 2026, Claims Register for check numbers 16948 through 16956 in the amount of \$9,911.84. Councilmember Wheeler seconded.

Vote: 4 For, 0 Against, 0 Abstain. Motion carried.

#### **CLERK'S REPORT:**

**REPUBLIC'S WORK STOPPAGE:** Clerk/Treasurer Spens reported that some Villagers were able to get a credit on their Republic Services bill for the work stoppage during the strike in July, while others, including BAV resident, Bill Knowles were not able to obtain a credit. There have been challenges in getting credits for stoppages in the past as well.

Approved January 13, 2025 Council Minutes

After discussion, the Council determined that they would not continue efforts to pursue credits from Republic. Individual Villagers can still pursue credits for their bills, but the Council felt there was little more they could do to help at this time.

**BIG LEAF MAPLE FAILURE:** Clerk/Treasurer Spens reported that one of the neighbors near tree #450 that fell last October is requesting that the Town remove the remainder of the tree due to a concern about its health and longevity.

On discussion, Councilmembers commented that the tree would be reviewed during the annual tree assessment with the Town Arborist. The Town does not have money in the budget to prioritize removing unsightly trees unless they pose a danger. After the Arborist's evaluation, a recommendation on how to proceed with the remains of tree #450 will be made.

Council duties will be reviewed next month. The calendar of meeting dates and hosts has been updated and distributed to Council. Please let staff know asap if you are unable to host a meeting. The directory of officials has also been updated, and an electronic copy will be emailed to Council.

**MARSHAL'S REPORT:** Nothing to report.

**WATER REPORT:** Work with our new company, Good Boy Excavating and Plumbing, has been going well so far.

**WABA REPORT:** The annual WABA meeting will be held on 2/1/26 at the Bellevue Club. Steve Mallouk is likely going to be voted in as the new WABA president, with his term beginning in February 2026.

**APPEARANCES:** None.

**PROPOSED RESOLUTION NO. 344 WATER RATE INCREASE:** Last month, the Council reviewed a proposal from Councilmember McCarthy for increasing water rates to fund critical repairs of the water-system infrastructure. At the conclusion of this review, it was the consensus of the Council to increase rates as follows:

|   | Current | New                |
|---|---------|--------------------|
| Base Fee, including first 500 cf used               | \$100   | \$135              |
| Volume used fee, per 100 cf in excess of base usage | \$1.50  | \$1.50 (no change) |

**MOTION:** Councilmember Stowe moved to pass Resolution No. 344, memorializing the decision made at the December 2025 Council meeting to amend the Town's Fee Schedule to reflect these rates, effective 1/1/26.

Councilmember Wheeler seconded.

Vote: 4 For, 0 Against, 0 Abstain. Motion carried.

PROPOSED RESOLUTION NO. 345 APPROVING THE ARCH BUDGET AND WORK PROGRAM FOR 2026: The state Growth Management Act requires all cities to directly provide for affordable housing or find a means of indirectly providing it. Because of our small size, Beaux Arts has few options for directly providing affordable housing. The Town’s membership in A Regional Coalition for Housing (ARCH) is currently the simplest means of meeting this requirement. All five of the Points Cities are members.

The Town has participated in ARCH for more than 20 years, contributing toward ARCH’s operating expenses in an amount proportional to our population. Other larger communities also contribute additional funds to the ARCH Trust Fund, which is used to develop affordable housing units. In recent years, the Beaux Arts Town Council has considered whether to begin making contributions toward the Trust Fund but has not taken action to do so.

Each year, member cities are asked to review and approve ARCH’s work program and budget for the year as required by the Interlocal Agreement among the member cities and towns.

The Town’s contributions to ARCH over the last five years and the proposed contribution for this year are as follows:

| <u>YEAR</u>   | <u>\$ Contribution</u> | <u>% Change</u> |
|---------------|------------------------|-----------------|
| 2022          | \$2,060                | 3.0%            |
| 2023          | \$2,653                | 29.0%           |
| 2024          | \$3,019                | 14.0%           |
| 2025          | \$3,187                | 3.3%            |
| 2026 Proposed | \$3,294                | 3.3%            |

MOTION: Councilmember Wheeler moved to pass Resolution No. 345, approving the ARCH Administrative Budget and Work Program for 2026.

Councilmember Stowe seconded.

Vote: 4 For, 0 Against, 0 Abstain. Motion carried.

**COB WATER LINE PROJECT/BID RESULTS:** Town Engineer Schroeder reported that the City of Bellevue (COB) received their bids back for the water line project that runs through Beaux Arts. The council now has five days to decide whether to proceed with our water-line project at the same time.

The low bid was from D&G Backhoe, and the price is favorable at \$199,000 plus tax. That would leave just over \$80,000 left for contingencies. The bids were competitive, and there were good recommendations for D&G Backhoe. Town Engineer Schroeder recommended approving the bid and moving forward with the project.

MOTION: Councilmember Saal moved to approve the low bidder for the COB water line project.

Councilmember Stowe seconded.

Vote: 4 For, 0 Against, 0 Abstain. Motion carried.

LEGISLATIVE PRIORITIES 2026: The top five goals for the Town in 2026 are as follows:

1. Finish the No-Camping Policy
2. Review and update the Credit Policy for permits
3. Review and update the Tree Code
4. Document and potentially craft a new agreement for the Bellevue Water service on 107<sup>th</sup>/108<sup>th</sup>
5. Balance the Budget

Mayor Howes will continue to work with our lobbyist to monitor what's going on in the legislature, particularly watching for activity and progress on HB1443, HB1380, HB1175, HB2266 and HB1096.

**DISCUSSION OF TREE BUDGET:** Councilmember Dix worked to document the BAV trees that have been identified by the Town Arborist as possibly needing attention. Because of unplanned storm damage, much of the tree budget in recent years has been spent on trees downed/damaged in storms, and not a lot of money has been available for preventative maintenance. Due to the limited budget available to address trees, Council needs to be able to identify the trees that are most at risk of doing damage to people and/or property. The list of trees provided by Councilmember Dix that outlined trees needing attention was helpful, but assigning a risk rating and prioritizing the trees that should be addressed first is needed before the Council can take further action. The Council decided to table the discussion, and Councilmembers Dix and Saal will work to determine a risk rating for the trees and then prioritize them by risk rating, so the Council has more complete information to help inform tree budget decisions going forward.

Councilmember Dix also reported that Planet Geo did a tree canopy survey of BAV for King County and will create a fact sheet for Beaux Arts. She went on to ask Council if they would like the fact sheet to be published on the King County website. The Council decided to ask Planet Geo not to publish the fact sheet, because Councilmembers were unsure of the accuracy of the report compared to prior reports.

**MAYOR AND COUNCILMEMBER REPORTS:**

**PAVEMENT & ASPHALT PATCHING:** Councilmember Wheeler gave a list of areas needing repair, including speed bumps, to Town Engineer Schroeder to solicit 3 bids.

**COB WATER-LINE PROJECT:** Once COB approves the bid, Council will work with Clerk/Treasurer Myhre to communicate notice of work to Villagers.

**MONITORING LEGISLATION & INTERTIE WATER CONNECTION:** Councilmember Stowe will continue to monitor legislation to see what may come up that applies to BAV. He'll also start investigating the intertie water connection next month.

**NEW CLERK/TREASURER HIRED:** Mayor Howe, and Councilmembers Saal and McCarthy were integral in hiring new Clerk/Treasurer, Amy Myhre. Clerk Myhre began training with Clerk Spens on 1/12/26 and will continue training through the month of

January.

**PROPERTY RECORDS:** Councilmember Saal will work with Clerk Myhre to attempt to match property addresses with block/lot numbers, for reference.

**HOUSING BILLS:** Our lobbyist continues to track housing bills, and Mayor Howes meets with the lobbyist every other Tuesday. The state is over budget, but housing still remains their priority.

**DEPARTMENT OF COMMERCE COMPREHENSIVE PLAN:** We got notice from the Department of Commerce that they selected Beaux Arts to review and potentially adjust our Comp plan. Mayor Howes will work with Deputy Clerk Tych, Town Engineer Schroeder, the Planning Commission and the Department of Commerce on any adjustments required.

**SOUND CITIES ASSOCIATION:** A new small cities sub-committee has been formed within the Sound Cities Association, and it may be helpful for a representative from BAV to attend future meetings. Councilmember Stowes volunteered to attend and represent BAV at future meetings.

**APPOINTMENT OF MAYOR PRO TEM:** Every six months, the council must appoint a Mayor Pro Tem.

**MOTION:** Councilmember Saal moved to appoint Councilmember McCarthy as Mayor Pro Tem.

Councilmember Wheeler seconded.

Vote: 4 For, 0 Against, 0 Abstain. Motion carried.

**UPCOMING COUNCIL TOPICS:** Council duties will be reviewed at the next meeting.

**NEXT MEETING:** The next regular Council meeting is scheduled for Tuesday February 10, 2026, at Councilmember Dix's house.

**EXECUTIVE SESSION:** No Executive Session

**ADJOURN:** Councilmember Stowe moved to adjourn the meeting at 8:40 pm.

Councilmember Saal seconded.

Vote: 4 For, 0 Against, 0 Abstain. Motion carried.

Respectfully submitted,

Amy Myhre  
Clerk/Treasurer