



City Council, Study Session/ Regular Meeting

AGENDA

July 15, 2014

6:30 pm – 9:30 pm
Council Chambers

Study Session

Call to Order

Public Comment

This is an opportunity for the public to address the Council. Three-minutes limit per person or five-minutes if representing the official position of a recognized community organization.

Topics

- Sammamish Plateau Water & Sewer District Comprehensive Plan
- Klahanie Potential Annexation Area Fiscal Report
- Financial Update: Budget Revenue Forecast

Adjournment

Regular Meeting

Call to Order

Roll Call

Pledge of Allegiance

Approval of Agenda

Presentations/Proclamations

City Council meetings are wheelchair accessible. American Sign Language (ASL) interpretation is available upon request. Please phone (425) 295-0500 at least 48 hours in advance. Assisted Listening Devices are also available upon request.

Consent Agenda

- Payroll for the period ending June 30, 2014 for pay date July 3rd, 2014 in the amount of \$ 335,377.40
- 1. **Approval:** Claims for period ending July 15, 2014 in the amount of \$2,365,730.40 for Check No. 37922 through 38059
- 2. **Bid Authorization:** East Sammamish Park Backstop Improvement Project/TBD
- 3. **Resolution:** Accepting The Upper Sammamish Commons Park Playground Equipment Replacement Project As Complete
- 4. **Resolution:** Accepting The NE 25th Way Neighborhood Traffic Management Project As Complete
- 5. **Resolution:** Declaring As Surplus And Providing For The Disposal Of Certain Real Property
- 6. **Contract:** Professional Services Contract for Inspection Services/BHC Consultants
- 7. **Approval:** Purchase of two variable message boards for Maintenance and Operations
- 8. **Approval:** June 17, 2014, City Council Regular meeting minutes

Public Hearings - None

Unfinished Business - None

New Business

- 9. **Emergency Ordinance:** Establishing Interim Development Regulations As Authorized By The Growth Management Act Relating To Surface Water Management; Providing For Severability; And Declaring An Emergency
- 10. **Bid Award:** Sammamish Landing Parking and Pedestrian Access Improvements Bid Award

Council Reports

City Manager Report

Executive Session – If necessary

Adjournment

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AGENDA CALENDAR

August 2014			No Meetings – Council In Recess
Sept 2014			
Tues 09/02	6:30 pm	Regular Meeting	Resolution: Approval of Eastside Fire & Rescue Interlocal Amendment – consent Resolution: Final Acceptance 2013 Crack Seal Project (consent) Contract: Asset Management Implementation/Geo Engineers (consent)
Tues 09/09	6:30 pm	Study Session/Joint Meeting with Planning Commission	Budget study session: Preliminary budget overview. Department discussions (Parks)
Mon 09/15	6:30 pm	Regular Committee of the Whole Meeting	Public Safety Report Economic Development Plan
Tues 09/16	6:30 pm	Regular Meeting	Proclamation: National Recovery Month Budget study session: Departments
October 2014			
Tues 10/07	6:30 pm	Regular Meeting	Public Hearing: Ordinance 1 st Reading Recreational Marijuana Ban Budget study session: Departments
Tues 10/14	6:30 pm	Study Session	Discussion: Public Works Standards Budget study session: Departments and Council changes
Mon 10/20	6:30 pm	Regular Committee of the Whole Meeting	Human Services Grants
Tues 10/21	6:30 pm	Regular Meeting	Ordinance: 2 nd Reading Recreational Marijuana Ban Budget study session: (if needed)
Nov 2014			
Tues 11/04	6:30 pm	Regular Meeting	Public Hearing: 1 st Reading Property Tax Levy Ordinance Public Hearing: 1 st Reading 2015-2016 Budget Ordinance Resolution: 2015 Fee Schedule Resolution: 2015 Salary Schedule Resolution: 2015 Medical Premium Co-pay percent
Tues 11/11	6:30 pm	Special Meeting	Public Hearing: Ordinance 1 st Reading Klahanie Annexation
Mon 11/17	6:30 pm	Regular Committee of the Whole Meeting	(if needed)
Tues 11/18	6:30 pm	Regular Meeting	Public Hearing: 2 nd Reading Property Tax Levy Ordinance Public Hearing: 2 nd Reading 2015-2016 Budget Ordinance Ordinance: 2 st Reading Klahanie Annexation
Dec 2014			
Tues 12/02	6:30 pm	Regular Meeting	Approval: Human Service Grant Recommendations (consent)
Tues 12/09	6:30 pm	Study Session/Joint Meeting with Planning Commission	
Mon 12/15	6:30 pm	Regular Committee of the Whole Meeting	(if needed)
Tues 12/16	6:30 pm	Regular Meeting	
To Be Scheduled		To Be Scheduled	Parked Items

Ordinance: Second Reading Puget Sound Energy Franchise	Ordinance: First Reading Social Hosts	Mountains to Sound Greenway Sustainability/Climate Change Bid Award: Stormwater Repairs
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If you are looking for facility rentals, please click [here](#).

<< June

July 2014

August >>

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
		1 8:30 a.m. Trail Work Project with WTA 5 p.m. City Council Office Hour 6:30 p.m. City Council Meeting	2 8:30 a.m. Trail Work Project with WTA 4 p.m. Farmers Market 6:30 p.m. Parks and Recreation Commission Meeting	3 8:30 a.m. Trail Work Project with WTA	4 Independence Day City offices closed 6 p.m. Fourth on the Plateau	5 9 a.m. Fifth of July Clean Up
6	7	8 8:30 a.m. Trail Work Project at Evans Creek Canceled 12 p.m. Kiwanis KidsFirst! 6:30 p.m. City Council Special Meeting / Study Session	9 4 p.m. Farmers Market	10 10 a.m. Family Volunteer Event 6:30 p.m. Planning Commission Meeting 6:30 p.m. Concerts in the Park	11	12 8:30 a.m. Trail Work Project with WTA
13 8:30 a.m. Trail Work Project with WTA	14 10 a.m. Finance Committee Meeting 4:30 p.m. Joint Meeting with City of Issaquah 6:30 p.m. Arts Commission Meeting	15 12 p.m. KCLS sponsored Kiwanis KidsFirst! 6:30 p.m. Special Meeting / Study Session	16 4 p.m. Farmers Market	17 6:30 p.m. Concerts in the Park	18 3 p.m. "Call to Artists" - Comprehensive Plan	19 9 a.m. Volunteer at Sammamish Landing 10 a.m. Sammamish Children's Walk at Big Rock 7 p.m. Shakespeare Plays
20	21 6:30 p.m. Arts Commission Meeting Canceled	22 12 p.m. Kiwanis KidsFirst!	23 4 p.m. Farmers Market	24 10 a.m. Family Volunteer Event 6:30 p.m. Planning Commission Meeting 6:30 p.m. Concerts in the Park	25	26 7 p.m. Shakespeare Plays
27	28	29 12 p.m. KCLS sponsored Kiwanis KidsFirst!	30 4 p.m. Farmers Market	31 6:30 p.m. Concerts in the Park		

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<< July

August 2014

September >>

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
					1	2
3	4	5 2 p.m. Safe and Sound Sammamish	6 4 p.m. Farmers Market 5:30 p.m. Klahanie Annexation open house 6:30 p.m. Parks and Recreation Commission Meeting	7 6:30 p.m. Concerts in the Park	8	9 7 a.m. Sammamish Rotary Club Challenge Race / Soap Box Derby 10 a.m. Sammamish Days and Nights
10 7:30 a.m. Obliteride Bike Event Fundraiser for Fred Hutch. Cancer Research	11	12 12 p.m. KCLS sponsored Kiwanis KidsFirst!	13 4 p.m. Farmers Market	14 10 a.m. Family Volunteer Event 6:30 p.m. Concerts in the Park	15	16 7 a.m. Beaver Lake Triathlon 10 a.m. Sammamish Walks at Evans Creek Preserve
17	18 6:30 p.m. Arts Commission Meeting	19 12 p.m. Kiwanis KidsFirst!	20 4 p.m. Farmers Market	21 6 p.m. Kinfolk artists David Berfield Reception 6:30 p.m. Concerts in the Park	22	23 7 a.m. Lake Sammamish Triathlon
24	25	26	27 4 p.m. Farmers Market	28 10 a.m. Family Volunteer Event 6:30 p.m. Concerts in the Park	29	30
31	City offices closed					



WASTEWATER COMPREHENSIVE PLAN

Sammamish Plateau
Water & Sewer District





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Butkus Consulting, Inc.

290 East Fern Creek Rd

Shelton, WA 98584

(425) 281-8113

www.butkusconsulting.com

MEMORANDUM

TO: Lyman Howard, Deputy City Manager
FROM: Pete Butkus
RE: Report - Klahanie Area PAA Fiscal Determination
DATE: 02 JULY 2014

Attached is a copy of the completed Report. An electronic file of this document and background information have been provided to Debbie Beadle of the Department of Community Development and Melonie Anderson, City Clerk.

It is likely that the members of the City Council will have questions about the development of the Report and the assumptions used to generate the included figures. I will attempt to anticipate those questions and to provide responses to them via this Memo.

First of all an explanatory point: When initiating this project I considered who the audiences were likely to be and came up with three:

- Members of the Klahanie community
- Members of the Sammamish community
- Elected and appointed government officials who have some role in the Klahanie Potential Annexation Area (PAA) discussion

Based on the identification of the audiences, I then considered what was needed from a statutory standpoint and what would be needed to respond to issues likely to be raised. Thus, the Report is divided into four parts:

- Part I: The Big Picture
- Part II: Revenue Details (Sammamish and Klahanie)

- Part III: The Cost of Klahanie Service Delivery
- Part IV: Impacts to Other Local Services

The Report is organized with each Part making a general or broad definitive statement with the remainder of each Part providing supporting documentation.

Examples:

- Part I presents an Executive Summary as well as summary information for the Boundary Review Board. These are supported by Parts II, III and IV.
- Part II provides projected revenues: Tables II and Table III. These two Tables are supported, or the basis of their determination is supported, in Table 4 through Table 8. Table 4 is supported by Table 5. The pattern continues.

Starting with the beginning of the Report the following are likely questions and their responses:

Q: What is the significance of the "Simplified Critical Path for Annexation" on page 7?

R: A similar chart has already been used in a presentation by the City Manager to residents of the Klahanie Area concerning the annexation process. The chart is repeated here to illustrate to anyone not yet benefiting by its information that there are multiple steps to complete an annexation, if there is to be one.

Further, that anyone making a statement or providing a guarantee that something will "happen" by a certain date may not be in possession of all the facts. The steps are generally linear - one must be complete before the next can be taken. Several of the steps have timing aspects that are not in the control of the City.

Q: Under "Methodology and Assumptions" beginning on page 7, the Nesbitt Report for Issaquah is mentioned. Since Sammamish purchased the right to the Issaquah information how much of this new Report is original data and how much is from the Nesbitt Report?

R: Nearly all of the work in this new Report is original work, based on independent research. The Nesbitt work did, however, provide a check on what information might be needed. In several cases, the Nesbitt work enabled researchers to contact specific state or county offices to obtain needed information. Such information was then updated by those researchers to reflect 2014 or other year data as footnoted. There a few

places where Nesbitt data was used without independent confirmation. Two examples are:

- Page 14, Table 3, relating to Park and Transportation Impact Fees. The number of available lots for potential development that would generate impact fees was established by Nesbitt as 32. This number was used in the Report without independent verification.
- Page 16, Table 5, the population notation related to Census Tract 322.10, block 3, was used without independent verification.

Q: What is the basis of the "Summary Information for the Boundary Review Board"? Or, put another way, why is this information included in the Report?

R: The four item question/response in the first part of the Summary Information on page 9 is based on likely questions to be asked by citizens and government officials. The numbers and service changes covered on pages 9 and 10 come from areas mandated to be covered by state law regarding annexations.

Q: Speaking of this Summary, I note that the population figures for Sammamish just released by the State Office of Financial Management (OFM) are higher than those used in the Report. Can this be explained?

R: Yes, the Report was initiated in early April of this year. The April 1, 2014 population figures *released the last few days of June 2014* are used by local governments for budget estimating in 2015 as it relates to state-shared revenues. It did not make sense to go back and change the Report, to repeat the research, based on the potential to use population data for 2015.

The population increase for Sammamish of 1200, or 2.44 percent, is a small level of change for Sammamish. Population figures for the Klahanie PAA is based on the Office of Financial Management Small Area Estimates Program and this data has not been updated for the 2015 projections, so there is no corresponding population update number available for the Klahanie PAA.

I will note that the PAA increased in population by an average of 87 persons per year for the last three years for which data is available. If this figure were extrapolated and used as the 2015 estimate, it would be an increase of less than 8/10 of one percent. In summary, population growth over one year will make very little difference in the fiscal projections.

Q: Table 1 on page 11 puts two City Funds together: The General Fund and the Street Fund. It calls them "Operating Funds." Why is this?

R: If you look at the broad range of city services, Sammamish's direct service deliveries are largely encapsulated in these two funds. Like many cities, Sammamish also financially supports Street Fund operations by a transfer from the General Fund. However, in Sammamish, transfers from the General Fund are quite significant.

For example in the CY 2014 (last half of the current biennium) the General Fund transfer to the Street fund is \$5,250,000. Whereas the actual dedicated Street Fund revenue from state-levied fuel taxes is about \$910,000. Explained another way, the General Fund portion of the Street Fund revenue is 73% with an additional 12% coming from Real Estate Excise Tax (REET) sources. 85% of the Street Fund is other than from fuel taxes.

To account for the Street Fund separately in this Report would be to provide a picture that does not accurately reflect the actual operational practices.

Finally, the Government Accounting Standards Board (GASB) actually considers street budget functions to be a part of what they consider an operating fund budget. Sammamish has separate General and Street Funds because state laws (Amendment 18, State Constitution and implementing statutes) require local governments to separately account for fuel tax proceeds.

Q: Table 1 illustrates the difference of revenues vs. expenditures in two ways: (1) showing a projected fiscal surplus of \$2,467,651 and (2) showing a projected fiscal surplus, without Park and Transportation Capital Improvement Projects (CIP) revenues of only \$1,926,810. Why are two figures shown?

R: As Impact Fees directed to the Park and Transportation CIPs are a potential revenue sometime (from the 32 lots currently undeveloped) they are not a solid basis for one year financial forecasting. Therefore, they were shown as potential revenue but it was also shown what the projected balance would be if they were discounted.

CIP funds which are from the REET are a different matter. This revenue source is based on property sales, a frequently occurring event with a reasonably solid basis for revenue estimates. These funds are restricted by statute and must be invested in projects that are listed in the City's CIP that is a part of the Comprehensive Plan. I note that these funds are divided 50/50 among parks and transportation purposes by City Council policy.

Q: Table 4 on page 15, footnote #5: Is "postcensal" a real word?

R: Yes, it is.

Q. It is noted in the text on page 19 and Table 9 on page 22 that the 2014 Eastside Fire and Rescue (EF&R) costs were not used, but the 2015 figures were used instead. Why is this?

R: EF&R 2014 budget work is based on the existing, soon to be "old" funding model formula. The projected or estimated 2015 cost if the Klahanie PAA were to be annexed is thought to be a better number – a number more likely to be close to the actual budgeted or cost figure. Therefore, in this one case, 2015 data was used. I note that the EF&R costs of the future will be partially based on calls for service, similar to the existing police services funding model.

Q: In Part III, many of the criminal and civil justice costs are based on a percentage population (adding Klahanie PAA to Sammamish population) basis. Why was this method used?

R: I looked over available case load data for Sammamish and the Klahanie PAA as provided by the King County Sheriff's Office research staff located here in the East Precinct office and at the central Contract Unit. After considering what was available, the varieties of ways workload data can be changed based on field conditions and my personal experiences with justice system data, I looked for options. I settled on using the existing city budget (2014) figures and applying the percentage of population increase to obtain a reasonable estimate.

Q: Do you have any cautions on the use of data in the Report?

R: Two. The first is about assumptions: any fiscal or economic determination is only as good as the assumptions used for its basis of research. Based on the assumptions for this Report, the numbers herein are accurate at a specific point in time. If the assumptions are changed, the outcomes are likely to change also. Further, the assumptions used are reasonable and were derived after consultation with other professionals, budget development guidelines as well as my professional/personal experiences.

The second caution relates to the cost estimates for Streets and Surface Water Management that are due to seriously-deferred maintenance and necessary to bring the service to Sammamish standards. References to this,

with a side reference to deferred park maintenance, can be found in the Report at:

- Page 8, paragraph four
- Page 19, paragraph two
- Page 20, mid-page (Streets and Surface Water Management)
- Page 22, Table 9, the two far right columns identifying “Unprogrammed Costs”
- Page 30 (Street), page 31 (Surface Water Management) and Page 32 (Parks).

The Parks listing is addressed in the detail on page 33 as: “Irrigation and furniture replacements/upgrades”.

The potentially largest unknown is in Surface Water Management. For example, once some trees and brush have been removed from SWM ponds to allow a full inspection of inlet and outlet structures, there may be a need for further action to correct the problem or to bring the system to our standards. The vegetation removal process is necessary to allow staff or contractors to get to the area needing to be examined.

I note in general that the seriously deferred maintenance issue and resolution is similar to what the people of Sammamish have experienced the last 14 years. The City has and continues to lead a concerted effort to identify, plan corrective action, fund and execute projects to bring the existing infrastructure up to Sammamish standards.

Q: What would your major talking points be about this work if you were asked to summarize?

R: Any summary is only as good as the full range of data that back it up. So my first point would be that simply relying on the Executive Summary or any major points I might make may cause the reader/listener to miss something of interest. Having said that, here is my short list of major talking points:

- Service levels: if the Klahanie PAA were to be annexed to the City, the following could be expected:
 - Police services would be improved
 - Emergency medical and fire services would remain as they currently exist
 - Streets, Surface Water Management and Parks would see an increase in service levels
 - Other major governmental services offered by local governments other than the City, like schools and libraries, would not change. Annexation has no impact on these services.

- Other public and private services like telephone (in all of its permutations) and electrical service would see no change. Solid waste/recycling would experience very minimal change.
- Taxes of residents and businesses in the PAA would decrease if annexed.
 - Property taxes will decrease
 - Sammamish has no utility or B & O taxes
 - Sales taxes remain the same
- Service levels to existing Sammamish citizens should not decrease.
- Sammamish has already made a commitment on the major transportation issue of the area: improvements for safety and congestion relief on the SE Issaquah-Fall City Road.
- There is a need to bring existing infrastructure systems in the PAA up to Sammamish standards. Like in Sammamish itself, this will likely be a multi-year effort.

I understand that Tuesday, July 15, is the date scheduled for a presentation of the Report to the City Council. I plan to be in attendance for that presentation and look forward to working with members of the Council on any questions beyond those anticipated in this memo.

C: Debbie Beadle

Melonie Anderson

Report

on the

Klahanie Area PAA

Fiscal Determination

Commissioned by the City of Sammamish

June 2014



Photo Credit: Tim Larson, City of Sammamish



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Prepared by:

Butkus Consulting, Inc.

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Part II: Revenue Details

Sammamish and Klahanie

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Appendices: Related Documents

Following page 40

Table 10: Klahanie PAA – Relevant Changes in Property Taxes	A
Sammamish Resolution No. R2014-563	B
Sammamish Resolution No. R2013-549:	C
Sammamish Resolution No. R2001-76: Annexation Policies	D

Acknowledgements

Butkus Consulting, Inc. acknowledges the contributions from staff of King County as well as the cities of Issaquah and Sammamish who provided information and technical assistance in the preparation of this Report. Eastside Fire & Rescue personnel and representatives of King County Fire District #10 are also recognized for their contributions. Washington State Department of Revenue staff members provided financial data and observations and projections on economic activity to complete portions of this Report. Some data in the Nesbitt Planning and Management, Inc. (hereinafter Nesbitt) annexation study for Issaquah (2013) was used, with permission.

Part I: The Big Picture

Executive Summary

The City of Sammamish, in cooperation with other local governments, is preparing to place the Klahanie Potential Annexation Area (PAA) under the province of Sammamish. A study to determine the financial viability of an annexation of the Klahanie area by Sammamish, should one take place, is a standard part of local government annexation process. Butkus Consulting Inc. was retained to coordinate the study effort and to provide a Report. The purpose of the study is threefold:

- To assist Sammamish in meeting the requirements of the Growth Management Act, state annexation law and related review standards of the Boundary Review Board for King County (a body established under state law). The various laws and local standards require that certain information be available for those individuals or organizations potentially affected by an annexation.
- To illustrate to Klahanie residents what services and service levels could be expected after an annexation. Included in this is what level of taxes and fees could be expected after joining with Sammamish and to determine if that level is higher or lower than now paid under King County and other local governments.
- To indicate to existing Sammamish residents if there would be any change in their services and service levels after an annexation.

The study indicates that if Klahanie is annexed, area property owners would pay less property tax than they do now (Table 10). Some service levels would increase, like police and infrastructure maintenance in the arenas of roadway, stormwater management and parks. Emergency medical and fire service delivery would remain the same. Changes to other public and private service providers would be minimal or none. There would be no change to service levels for Sammamish citizens.

Introduction to the Klahanie PAA

The Klahanie Potential Annexation Area (PAA) has been in existence since the early 1990's when it was so designated as a part of King County actions to meet the state Growth Management Act. In the remainder of this Report the area may be referred to in several ways such as: "Klahanie," the "PAA," or simply the "area."

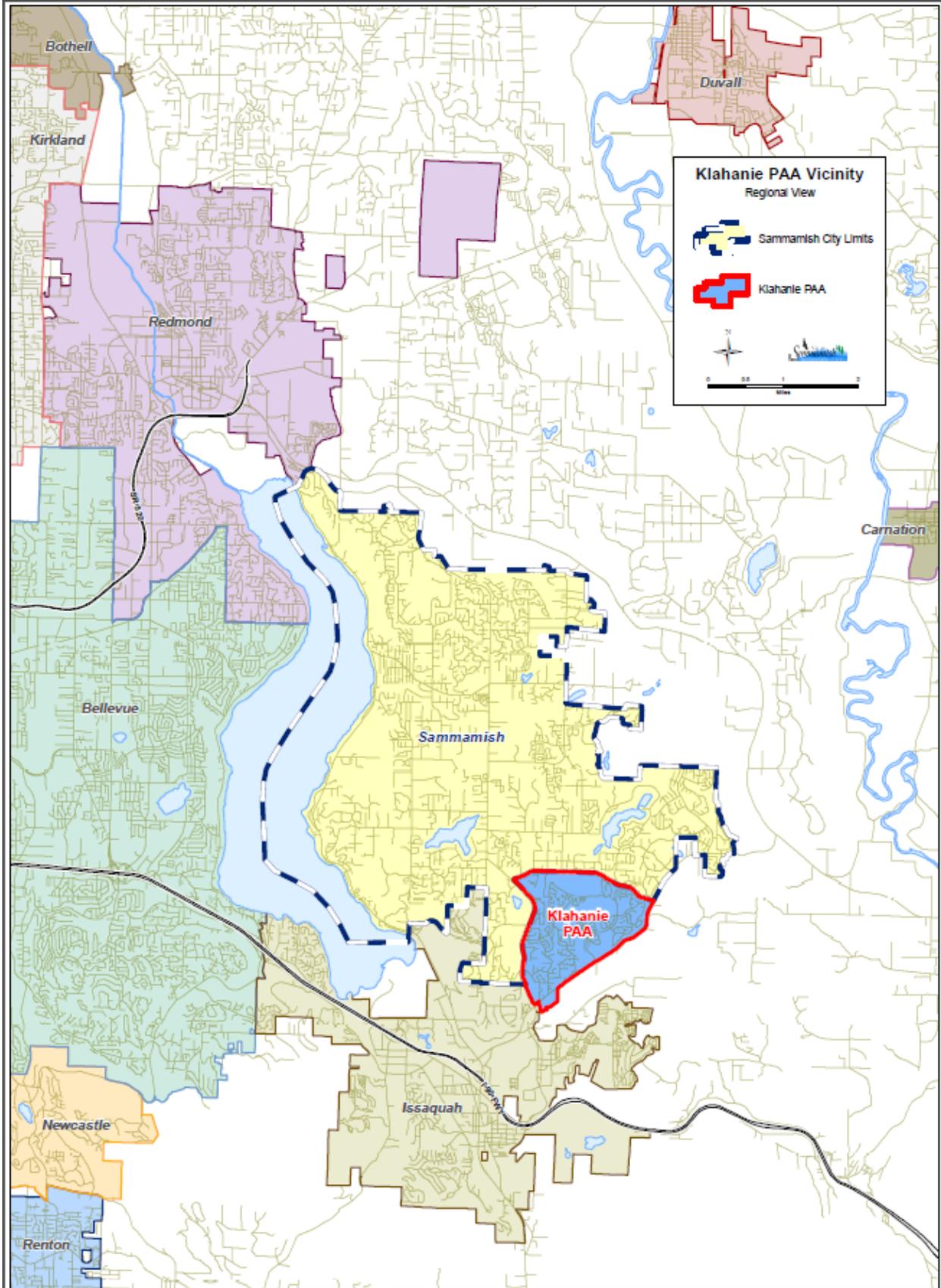
The PAA includes over 25 subdivisions, many without “Klahanie” in their names. The Klahanie PAA is located in an area generally described as north of Issaquah and south of Sammamish, although parts of the PAA actually touch both city boundaries on the west side. The area is generally triangular in shape with the boundary delineated by several arterial roadways: SE 32nd Way/Street and SE Issaquah-Beaver Lake Road on the north, Issaquah-Pine Lake Road SE on the west and SE Issaquah-Fall City Road and SE Duthie Hill Road on the south and east. The PAA has an estimated population of 10,939. A map of the Klahanie area is provided on the next page.

The area as well as nearby Issaquah and the then-unincorporated Sammamish Plateau were included within the Urban Growth Area (UGA) boundary of King County. Sammamish itself was not incorporated until 1999. In 2008 a minor modification to the King County Comprehensive Plan concerning the UGA was made in the area to include three tax parcels on the south side of SE Issaquah-Fall City Road east of Highlands Drive NE.

The area has long been considered as likely to be annexed by Issaquah; this is supported by both Issaquah and King County Comprehensive Plans. In 2002 there was interest expressed by some residents of the Klahanie area to annex to Sammamish. This interest was later countered by another group of Klahanie residents who wished to be a part of Issaquah. No change was made to the Issaquah or King County Comprehensive Plans as a result of these activities – Issaquah retained the authority to consider annexation of the Klahanie PAA.

Since then, Issaquah has held two annexation elections for citizens of Klahanie. In November 2005 a majority of Klahanie area voters expressed a desire to annex to Issaquah but on a related ballot issue, declined to assume their share of existing voter-approved city debt. The Issaquah City Council considered the results of the two ballot issues and declined to annex the area. In November 2013 a second vote was taken regarding annexation to Issaquah. This time, a majority of the voters declined to be annexed.

Since that time discussions have taken place between Issaquah and Sammamish officials in consultation with King County representatives. Issaquah and Sammamish have jointly requested King County to initiate the regional process to transfer the Klahanie PAA from Issaquah to Sammamish. Issaquah removed the PAA designation for the Klahanie area from its Comprehensive Plan in mid-2014. Sammamish and King County are working on modifications to include this change as a part of their 2014 Comprehensive Plan updates.



Simplified Critical Path for Annexation

There are several steps to complete the effort to give Klahanie residents a chance to annex to Sammamish. In simplified order they are:

- **Transfer Klahanie PAA from Issaquah to Sammamish**
 - Who: Issaquah, Sammamish & King County
 - How: Comprehensive Plan Amendments for all three entities
 - When: By end of 2014

- **Boundary Review Board of King County (BRB) process ***
 - Who: BRB; Sammamish provides Notice of Intent (NOI) (to annex)
 - How: Sammamish submits NOI, BRB has a set legal process to follow
 - When: Early 2015

- **Start election process (assuming approval of annexation by BRB)**
 - Who: Sammamish City Council
 - How: Pass Resolution setting election date
 - When: Early-mid 2015

- **After election (assuming a positive vote to annex)**
 - Who: City Council sets date of Annexation; staff arranges asset transfers
 - How: Council by Ordinance; staff by negotiation & fiscal review
 - When: 2015

- **Annexation**
 - Who: Klahanie residents
 - How: Following above process
 - When: On the date set in the Council Ordinance

*This Report is a key part of providing information to Sammamish and Klahanie citizens as well as the development of the NOI to the BRB

Methodology & Assumptions

Earlier work to identify the financial costs and benefits of annexing Klahanie were provided by Nesbitt Planning and Management, Inc. (hereinafter Nesbitt) for the City of Issaquah in 2013 and estimates made by the City of Sammamish in 2002 when some residents of the Klahanie area requested that Sammamish consider annexation of the area. Both of these financial reviews indicate that annexation would have a net positive financial effect for the annexing cities. At the same time, Klahanie PAA property owners would experience a reduction in property taxes.

This Report uses 2014 as the baseline to ensure continuity and consistency with comparison of population, revenue and service delivery costs. In Washington State the fiscal year for local governments is the calendar year, thus simplifying comparisons for readers not associated with government. In the limited cases where data from another year is used, it is clearly stated. Information was garnered from the various agencies that currently provide service delivery to the PAA, several Geographical Information System (GIS) sources and the State of Washington.

In future years the revenue assumptions and the cost of delivering services is likely to change. Since an annexation, if any, will not take place until 2015 or later, the estimates provided herein will need to be confirmed with the new data available at that time. The 2002 Sammamish prediction of financial viability of a Klahanie area annexation has held true for over a decade. It is reasonable to assume that barring major economic events the base data provided in this Report will remain viable for several years.

While the City of Sammamish purchased the rights to Issaquah data for the Klahanie PAA including the 2013 Annexation Study by Nesbitt, this Report independently updates the vast majority of that information to reflect the timeline change and the different service delivery standards of Sammamish. Data sources varied, according to need and availability. Most are footnoted to document sources. When Nesbitt data was used it was clearly identified.

Operations and maintenance delivery costs are based on providing the full range of services Sammamish offers, including one-time or start-up costs in personnel, materials and equipment. This Report also identifies the need to bring existing street and surface water management systems up to current Sammamish standards. It is noted that in many cases these below standard conditions are due to seriously deferred maintenance. Capital projects are not identified in this Report. Based on the experience of the City of Sammamish since incorporation in 1999, it is reasonable to anticipate that future capital investments will be performed over several years after professional examination and with public input to the planning and budgeting process.

Annexations and their counterparts, incorporations, frequently focus on public safety issues – emergency medical/fire and police. These two services are very significant investments and service delivery drivers for local governments in Washington. In this case, these two service levels are already determined by policy statement (police) and a simple continuation of services (emergency medical and fire) by the same service provider, Eastside Fire & Rescue. The only difference for emergency medical and fire services is that payment for most of these services would be through the City of Sammamish rather than King County Fire District #10.

Summary Information for the Boundary Review Board

The Washington State Boundary Review Board for King County (hereinafter BRB) has traditionally requested certain financial, population and service impact information to be considered for review of potential annexations. This information as well as other information will be fully addressed in the "Notice of Intent" (to annex) to be filed by Sammamish with the BRB at a future date. Summary information is provided on the following pages.

Net Impacts for People & Local Governments: A Quick Look

If the Klahanie PAA is annexed:

Will Klahanie area property owners experience a reduction in property taxes?	Yes
Will Klahanie area residents and business owners experience an increased level of government services?	Yes
Will Sammamish Citizens maintain their existing level of government services; or, put another way: will Klahanie pay for itself?	Yes
Will other local governments experience changes in their revenues or service delivery?	Yes

By The Numbers: An Overview

Population of Sammamish (2014) ¹	48,060
Population of Klahanie (2014) ²	10,939
Klahanie population percentage of Sammamish (if annexed)	18.54
Sammamish territory (sq. mi.)	21.55
Klahanie territory (sq. mi.)	1.98
Klahanie territory percentage of Sammamish (if annexed)	8.41
Sammamish population density (per sq. mi.) ³	2230
Klahanie population density (per sq. mi.)	5538
Sammamish population density (if Klahanie annexed) (per sq. mi.)	2507
Sammamish Valuation (from Table 6) ⁴	\$9,270,208,168
Klahanie Valuation (from Table 6)	\$1,486,976,000
Klahanie percentage of Sammamish AV (if annexed)	13.82

¹ Source: OFM as of 01 APR 2013. This figure is used for state revenue sharing with local governments in 2014

² Source: OFM Small Area Estimate Program

³ Source: Sammamish GIS using NAD_1983 HARN_StatePlane_Washington_North_FIPS_4601_Feet coordinates

⁴ Source: Sammamish GIS - from King County GIS as of 19 May 2014 and King County Assessor.

Sammamish Revenues from Klahanie area (Operating Funds) ⁵	\$4,730,886
Sammamish Proposed Expenditures in Klahanie Area (Operating Funds only) ⁶	\$4,306,135
King County Revenue Lost (GF only) ⁷	\$584,022
King County Expenditure Reduction (GF only) ⁸	\$0
Fire District 10 Revenue lost ⁹	\$2,204,582
Fire District 10 Cost Reduction ¹⁰	\$932,923
Revenue increase/(decrease)	(\$1,271,659)

Major Public Service Changes for Klahanie Residents/Business Owners

Water	No change as a result of annexation, water service will still be provided by Sammamish Plateau Water & Sewer District.
Sewer	Same as above
Emergency Medical & Fire	No change as a result of annexation, service will still be provided by Eastside Fire & Rescue (EF&R). King County Fire District #10 and Sammamish are part of EF&R.

A graphic depiction of revenues from and proposed expenditures within Klahanie is contained in Table 1 on the following page. Attention is called to the two impact fee based funds: the Parks CIP and the Transportation CIP: There are only 32 undeveloped lots in the PAA. For purposes of determining impact fee revenue it was assumed that all lots would be developed in one year. This may or may not occur. As a result Table 1 shows the difference between revenues and expenditures with and without the impact fees.

⁵ See Part II for all revenue details. Note: The General Fund and the Street Fund are combined and called “Operating Funds” for the purposes of this Report.

⁶ See Part III for all expenditure details

⁷ Source: Local share of sales taxes, liquor and criminal justice state-shared revenues only.

⁸ No significant reduction in Sheriff’s Office costs as a result of annexation; all other King County GF expenditures are likely to remain as is.

⁹ Source: Eastside Fire & Rescue; this is the total of property tax and fire benefit charge reductions for 2014

¹⁰ Source: Eastside Fire & Rescue; based on the 2014 funding formula.

The consultant cautions readers of this Report to not assume that the surplus of revenues over proposed expenditures found in Table 1 are going to be a windfall for the City. Sammamish has already committed to a \$3 million investment in improvements to SE Issaquah-Fall City RD. This amount is but a start on what will be a multi-million dollar transportation improvement. Sammamish also has a history of moving operational dollars to capital projects, allowing the City to bring infrastructure up to desired standards.

<u>Projected Revenue - 2014</u>		<u>Projected Expenditures - 2014</u>				<u>Difference</u>
Fund Name	Amount	Fund	One-time (equipment, supplies, etc.)	Operations & Maintenance	Total	Rev/Exp
Operating Funds	\$ 4,730,886	Operating Funds	\$ 245,508	\$ 3,245,911	\$ 3,491,419	\$ 1,239,467
Surface Water (Utility)	\$ 801,516	Surface Water (Utility)	\$ 110,579	\$ 443,200	\$ 553,779	\$ 247,737
CIP-General (REET)	\$ 439,606	CIP-General	\$ -	\$ -	\$ -	\$ 439,606
CIP-Parks	\$ 86,304	CIP-Parks	\$ -	\$ -	\$ -	\$ 86,304
CIP-Transportation	\$ 454,537	CIP-Transportation	\$ -	\$ -	\$ -	\$ 454,537
Total	\$ 6,512,849	Total	\$ 356,087	\$ 3,689,111	\$ 4,045,198	\$ 2,467,651
				Without Park & Transportation CIP:		\$ 1,926,810
<u>Notes:</u>						
1. Projected Revenues from Tables 2 & 3.						
2. Projected Klahanie Expenditures from Table 9.						
3. Operating Funds includes the General Fund and the Street Fund.						
5. CIP-General is REET revenue; CIP Parks and CIP Transportation are Impact Fee revenue						
6. CIP-General is equally divided between Parks and Transportation purposes						
7. Note on positive balance - Capital investments are frequently funded from similar balances						

Part II: Revenue Details

Sammamish & Klahanie

Part II provides details on the tax revenue and user fees identified throughout this Report. All data was researched and compiled by staff of the Sammamish Finance Department unless otherwise noted.

Table 2 and Table 3 provide summary information that is used elsewhere in this Report.

Table 4 through Table 8 provide the background information that was used to develop Table 2 and Table 3 and are provided to assist anyone who may wish to understand how the revenue estimates were derived. Specific documents included are:

- Table 4: Klahanie Demographic Data. Used in Tables 2 and 3. Note: Population data is critical to determining state-shared revenues.
- Table 5: Klahanie Population by Census Tract. Supports Table 4.
- Table 6: Basis of Determination for Property Taxes, as found in Table 2.
- Table 7: Klahanie Real Estate Sales, used to determine Real Estate Excise Tax (REET) in Table 2.
- Table 8: Basis of Sales Tax Determination, as found in Table 2.

Tables for part II begin on the following page.

Table 2: Major Revenues

Revenue in Sammamish 2014 Budget				Revenue Projected for Klahanie				
Fund	Line Item Name	Amount	Revenue Name	Fiscal Base Name	Fiscal Base	Rate	Revenue	
General	Property Tax	\$ 22,280,000	Property Tax	Taxable Assessed Valuation	\$ 1,486,976,000	\$241 per 1,000	\$ 3,583,612	
General	Local Option Sales Tax	3,100,000	Local Option Sales Tax	Taxable Retail Sales-Klahanie	\$ 25,946,000	0.008415	\$ 218,336	
Street	State Shared Revenues (Gas Tax)	910,000	State Shared Revenues (Gas Tax)			20.40	\$ 223,156	
General	State Shared Revenues (Liquor Profits)	427,000	State Shared Revenues (Liquor Profits)			8.89	\$ 97,248	
General	State Shared Revenues (Liquor Excise Tax)	57,000	State Shared Revenues (Liquor Excise Tax)	Population	10,939	1.19	\$ 13,017	
General	State Shared Revenues (Criminal Justice Population)	12,500	State Shared Revenues (Criminal Justice Population)			0.26	\$ 2,844	
General	State Shared Revenues (Criminal Justice Contract Services)	67,900	State Shared Revenues (Criminal Justice Contract Services)				\$ 15,449	
General	State Shared Revenues (Criminal Justice Special Program)	41,700	State Shared Revenues (Criminal Justice Special Program)			0.87	\$ 9,517	
General	Criminal Justice Sales Tax	1,000,000	Criminal Justice Sales Tax	Population/Crime Rate			\$ 227,611	
General	Cable Franchise Fees	550,000	Cable Franchise Fee	Gross Revenue-Cable			\$ 125,186	
CIP	Real Estate Excise Tax (REET)	3,500,000	Real Estate Excise Tax	Real Estate Sales			\$ 439,606	
	Total Major Revenues	\$ 31,946,100					\$ 4,955,583	

Notes:

1. Sammamish's share of sales tax is 1%. For every dollar collected, the City receives 85 cents and the County 15 cents, less a state collection fee.
2. State shared revenue per capita rates from Municipal Services and Research Center.
3. Criminal Justice Contract Services per capita estimated by dividing Sammamish budget by population and then using Klahanie population
4. Criminal Justice Sales Tax is distributed partially on crime rates. Used same procedure as Note 2.
5. Cable revenue and customers not available for Klahanie; assumed same ratio of cable customers as Sammamish
6. REET average of 2011-2013 from home sales (Source: King county Assessor's Office)

Table 3: Minor Revenues with Revenue Summary								
Revenue in Sammamish 2014 Budget				Revenue Projected for Klahanie				
Fund	Line Item Name	Amount	Revenue Name	Fiscal Base Name	Fiscal Base	Rate	Revenue	
Metrics-Miscellaneous Other Revenues	General	Business Licenses	\$ 50,000	Business Licenses	Number of businesses	200	\$ 15.00	\$ 3,000
	General	Building Permits	975,000	Building Permits	Actual History-Nesbitt			127,000
	General	Plan Check Fees	750,000	Plan Check Fees	Actual History-Nesbitt			5,000
	General	Other Licenses & Permits	517,050	Other Licenses & Permits	Actual History-Nesbitt			38,000
	General	Other Dev. Review/Inspections	927,100	Other Dev. Review/Inspections	None?			-
	General	Field Use/Recreation Fees	340,000	Field Use/Recreation Fees	Estimate-Sammamish Parks Director			15,000
	General	Court Fees	118,250	Court Fees	Population	10,939	2.46	26,910
	Surface Water	Stormwater Charges for Services	3,392,491	Stormwater Charges for Services	Households	3,929	204.00	801,516
	Park CIP	Park Impact Fees	700,000	Park Impact Fees	New homes-Nesbitt estimate	32	2,697.00	86,304
	Transportation CIP	Transportation Impact Fees	2,705,000	Transportation Impact Fees	New homes-Nesbitt estimate	32	14,204.27	454,537
	Various	Miscellaneous and not applicable to Klahanie	5,111,840	Miscellaneous and not applicable to Klahanie				
		Total Revenues (Miscellaneous)	\$15,586,731					\$ 1,557,267
	GRAND TOTAL REVENUES	\$47,532,831		GRAND TOTAL REVENUES			\$ 6,512,849	

Note:

Park CIP and Transportation CIP revenue is based all 32 undeveloped lots developing in one year. This may or may not occur.

Table 4: Sammamish & Klahanie Demographics		
Estimates, April 1, 2013	City of Sammamish	Klahanie PAA
Population	48,060	10,939
Area (Sq Miles)	21.55	1.98
Area (Acres)	13,792	1,264
Population Per Square Mile (rounded)	2,230	5,538
Population Per Acre	3.48	8.65
Housing Units	16,490	3,929
<u>Notes:</u>		
1. Population for Sammamish from OFM April 1, 2013 population estimates for cities and towns.		
2. Population for Klahanie PAA from OFM estimates of population for census block		
3. Sammamish area from OFM April 1, 2013 population density and land area by city and town.		
4. Klahanie area from City of Sammamish GIS maps.		
5. Sammamish housing units from OFM postcensal estimates of housing units.		
6. Klahanie PAA housing units from OFM estimate of total housing units for census block		

Some data for Table 4 was obtained by using a breakdown of the specific census tracts that make up the Klahanie area PAA. Table 5, on the next page, illustrates this breakdown.

Table 5: Klahanie Population by Census Tract					
Klahanie Demographics					
		Total	Total	Total	Occupied
	Block	Population	Population	Hsg Units	Hsg Units
Census Tract	Group	2010	2013	2013	2013
322.11	2	1,499	1,520	537	523
322.11	3	1,388	1,420	515	499
322.12	1	2,468	2,502	864	845
322.12	2	995	1,043	347	337
322.12	3	1,515	1,596	511	501
322.12	4	2,809	2,856	1,154	1,099
322.10	3	2	2	1	1
	Total	10,676	10,939	3,929	3,805
Notes:					
1. Source: OFM					
2. Tract 322.10 is a small area to the south and east of Issaquah-Fall City RD SE with only one residence, as per Nesbitt.					

Property Type	City of Sammamish	Klahanie PAA
Land- Taxable Value	4,411,387,547	692,381,500
Improvements - Taxable Value	\$ 4,795,368,232	\$ 785,478,500
Personal Property	\$ 63,452,389	\$ 9,116,000
Total Taxable Value	\$ 9,270,208,168	\$ 1,486,976,000
<u>Notes:</u>		
1. Property Type Value is for taxes to be paid in 2014		
2. King County levy codes 6825 and 6993 with a suggested multiplier used to calculate personal property values.		
3. Sources: King County Assessor's Office and Sammamish GIS - the latter as of 19 MAY 14.		

YEAR	Total of Sale Price		
	LAND WITH NEW BUILDING	LAND WITH PREVIOUS USED BUILDING	TOTAL SALES
2011	\$ 2,542,900	\$ 73,532,640	\$ 76,075,540
2012	\$ 5,161,529	\$ 65,158,050	\$ 70,319,579
2013	\$ 13,962,330	\$ 106,070,518	\$ 120,032,848
3 Yr. Average	\$ 7,222,253	\$ 81,587,069	\$ 88,809,322
	New Construction	Presumably recurring sales	
<u>Notes:</u>			
1. Source: King County Assessor's Office			
2. Data differs from Nesbitt, most recent King County information used for this Report.			

Table 8: Determination of Klahanie Sales Tax Base

Taxable Retail Sales - Klahanie PAA		Taxable	Adjusted Taxable
NAICS2	Sector	Retail Sales	Retail Sales
23	Construction	\$ 1,543,052	\$ 2,314,579
31	Manufacturing	Confidential	Confidential
32	Manufacturing	Confidential	Confidential
33	Manufacturing	\$ 81,846	\$ 122,770
42	Wholesale Trade	\$ 920,528	\$ 1,380,793
44	Retail Trade	\$ 2,965,963	\$ 4,488,944
45	Retail Trade	\$ 1,217,739	\$ 1,826,608
48	Transportation/Warehousing	Confidential	Confidential
49	Transportation/Warehousing	Confidential	Confidential
51	Information	\$ 273,778	\$ 410,667
52	Finance and Insurance	\$ 61,683	\$ 92,525
54	Prof., Scientific, Technical Services	\$ 763,082	\$ 1,144,623
56	Admin, Supp, Remed Svcs	\$ 45,518	\$ 68,277
61	Educational Services	\$ 16,939	\$ 25,408
62	Health Care Social Assistance	\$ 15,365	\$ 23,048
71	Arts, Entertainment, Recreation	\$ 1,276,447	\$ 1,914,671
72	Accommodations and Food Svcs	\$ 4,703,196	\$ 7,054,793
81	Other Services	\$ 3,170,266	\$ 4,755,400
Total for all businesses in the Klahanie PAA		\$ 17,297,620	\$ 25,946,431
Adjustment factor recommended by DOR for businesses out of area		1.5	
Total rounded			\$ 25,946,000

Notes:

1. Source: WA Department of Revenue (DOR).
2. Adjustable Taxable Retail Sales are 1.5 times the listed Taxable column, as recommended by DOR to account for out of area sales (Nesbitt similar).
3. Estimates based on multiple data by DOR, including merging of state employment data.
4. Gross income and taxable retail sales based on CY 2012-13 data.
5. Employment data merge was based on most recent information available: CY 2012.
6. Totals for all businesses includes the "confidential" sales data.
7. NAICS2: North American Industry Classification System (2 digit)

Part III: The Cost of Klahanie

Service Delivery

Service Area Details

Throughout Part III the term “FTE” is used. This stands for Full-Time Equivalent (employee). Special attention is paid to how cost assumptions were developed. Cost assumptions vary and are based on analysis and by discussion with the affected City of Sammamish Departments. The use of differing methods is designed to get to the best available method to determine likely costs and their allocation.

During the preparation of this Report special attention was given to identifying and describing seriously deferred maintenance in the service areas of streets and storm water management. There are three ways to describe these needed projects: (1) as a form of capital improvement, (2) as made necessary by seriously-deferred maintenance and, (3) as reconstruction of the existing infrastructure to meet Sammamish standards. All three are correct and could be used independently or together. For the purpose of this Report the projects are described as reconstruction to meet Sammamish standards. Ultimately the decision to handle the specific system needs that are identified is to be made by policy makers. This Report identifies the work needing to be done and the estimated cost but does not include those costs in the roll up of anticipated 2014 expenditures for the Klahanie PAA.

Details on development of cost by service area are:

- Emergency Medical and Fire – a simple computation of costs to provide service through Eastside Fire & Rescue (EF&R) through the organization’s funding formula. The funding formula will undergo a major change in 2015. Due to the change in the funding formula, projected expenditures by Sammamish for EF&R services will be based on 2015 projections.
- Police cost data is based on information provided by the King County Sheriff’s Office. This figure includes direct and indirect costs for providing six commissioned police officers. Under the structuring of the police services contract all costs: training, supplies, vehicles, fuel, salary and benefits are included. Included in this Report are the proportionate share of dispatch and shared supervision costs. If you

take the projected amount for police service and divided by 6, you would have the true cost of providing a single commissioned officer to the community. In short, full cost accounting.

- Court, Prosecutor and Public Defender costs were determined by using the current 2014 Sammamish Budget figure and adding 25% to that number. This is based on a 23% increase in population and rounding up. Costs for these three services has historically varied from year to year and the use of an estimated increase based on percentage of population is deemed to be as reliable as any other method.
- Public Defense Screener and Domestic Violence Advocate as noted later in Part III are de minimis and not computed.
- Streets uses a cost projection based on lane mile for public roadways in the PAA. The operating costs provided include equipment, personnel and contracted services necessary to provide maintenance of the street system. The Public Works Department has identified several areas where deferred maintenance coupled with an accelerated pavement breakup has caused the area to not meet Sammamish standards for pavement condition. These costs are discussed beginning on page 30 and accounted for in Table 9.
- Surface Water Management includes anticipated costs needed to maintain the system at Sammamish standards. These costs include equipment, personnel and contracted services necessary to operate the system to Sammamish standards. Like streets, there are identified needs to address deferred maintenance to bring the existing system to Sammamish standards. These costs are described beginning on page 31 and accounted for in Table 9.
- Parks costs are based on costs per acre. Undeveloped areas or nature preserves are not included in the per acre cost analysis. The costs identified are for equipment, personnel and contracted services necessary to operate the park facility. The Department has identified that the current irrigation system controls and park furniture (tables, etc.) need to be replaced to bring Klahanie Park to Sammamish standards. These costs are included as one-time expenses.
- Clerk functions were determined by estimating the likely number of service requests in several areas.

- Community Development looked at King County permit history and considered the limited remaining development potential in Klahanie to estimate probable cost of annexation
- Administrative Services (Human Resources, or HR) needs do not specifically arise from a Klahanie area annexation but would benefit the city as a whole. Options to address would likely include restructuring the existing function, reassigning existing personnel or retaining additional personnel. Because this appears to be a normal part of budget development and decision-making, no specific costs are established as a part of this Report.
- Communications, a part of the City Manager's Office, is expected to incur additional costs for preparation and delivery of newsletters and other publications designed to inform Klahanie area businesses and residents of changes in policy and operations that affect them if they annex to Sammamish. Additional communication needs are not quantified in this Report but would come from Clerk (licensing), Community Development (permitting, planning & code enforcement and Public Works for street and stormwater activity notifications. Additional annual costs for publication and distribution of the city newsletter are identified.

Table 9: Summary of Costs and Funding Sources which incorporates the above Service Area Details is on the following page.

TABLE 9: Summary of Costs and Funding Sources									
Service Area	FTE add	One-time Equipment Costs	Annualized Operations & Maintenance	Funding Sources 2014		Unprogrammed costs to meet Sammamish standards			
				Operating Funds	Surface Water (Utility)				
EMS/Fire		\$ -	\$ 581,016	\$ 581,016	\$ -				
Police	6	\$ -	\$ 1,228,836	\$ 1,228,836	\$ -				
Court		\$ -	\$ 42,500	\$ 42,500	\$ -				
Prosecutor		\$ -	\$ 22,500	\$ 22,500	\$ -				
Public Defender		\$ -	\$ 10,500	\$ 10,500	\$ -				
Streets	1.5	\$ 106,579	\$ 851,300	\$ 957,879	\$ -	Patch & overlay		\$ 250,000	
Surface Water	1.5	\$ 110,579	\$ 443,200		\$ 553,779	Trees & brush		\$ 100,000	
Parks	1	\$ 138,929	\$ 321,769	\$ 460,698					
Clerk			\$ 16,000	\$ 16,000	\$ -				
Community Development	1		\$ 106,578	\$ 106,578	\$ -				
Human Resources			\$ -	\$ -	\$ -				
Social Services			\$ 40,000	\$ 40,000					
Communications			\$ 24,912	24,912					
Totals	11	\$ 356,087	\$ 3,689,111	\$ 3,491,419	\$ 553,779				
Grand Total - 2014		\$	4,045,198	\$	4,045,198				
Notes:									
1. Operating Funds are the combined General Fund and Street Fund (same as Table 1)									
2. Fire Expenditures of \$581,016 are estimates of increased 2015 costs under the new funding model									
3. Unprogrammed costs - as per text on pages 8,19 & 30-32									
4. Surface Water equipment includes \$30,000 in one-time supplies									
5. Parks equipment includes \$22,350 in one-time improvements									

Departmental Narratives to Support Table 9

Emergency Medical and Fire

On January 1, 1999, the consolidation of several agencies created a new fire and emergency medical services agency called Eastside Fire & Rescue (EF&R). The agencies joining in this consolidation were King County Fire Districts #10 and #38, as well as the cities of Issaquah and North Bend. The City of Sammamish joined the consolidated organization in January 2000.

Eastside Fire & Rescue was founded on the principle that the members are better together as partners than apart when it comes to economics, resources, and governance. EF&R provides the following fire, rescue and emergency medical services:

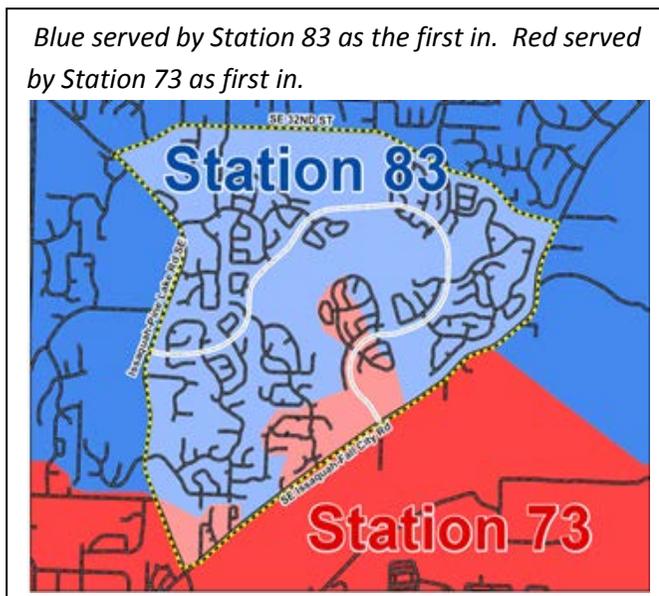
- Fire Protection and Suppression
- Emergency Medical Aid
- Fire and Life Safety Inspections
- Fire Investigation Services
- Fire Code Construction Plan Reviews
- Specialized Technical and Swift water Services
- Hazardous Materials and Confined Space Services
- Wild land Fire Services
- Public Education for Fire Safety and Prevention
- Disaster Preparedness and Education
- Community Relations and Events

Paramedic services are provided by King County Medic One through a service agreement with the Bellevue Fire Department. The annexation of the Klahanie area will have no effect on the provision of all of the currently provided services, including Medic One.

In the illustration on the following page "first due" is the responding station that should be first on the scene when multiple stations are dispatched, under normal circumstances. EF&R uses travel time software to determine which areas are first due for each of its staffed stations.

STATION	Assignment	Address
83	First due to majority of Klahanie	3425 Issaquah- Pine Lake RD, SE, Sammamish
73	First due to a portion of Klahanie and second due for a majority. Bellevue Medic 14 housed here.	1280 NE Park Drive, Issaquah
81	Second due for a portion on the north	2030 212th Ave. SE, Sammamish
71	Third due	190 E. Sunset Way, Issaquah

For larger emergency events, units from Fall City and Bellevue may also respond via mutual aid agreements that are in place. These agreements will remain in place if Klahanie is annexed.



The Complete service area of Eastside Fire & Rescue and jurisdictional boundaries as of 2014 (no annexation) is illustrated on the following page.

If the annexation were to become effective in 2014, the estimated impacts on Fire District #10 would be:

Decreased cost of Station 83	\$ 932,923
Decreased Property Tax & Benefit Charge	\$2,204,582
Net Loss	\$ (1,271,659)

A 2012 voter approved bond issue for Fire District #10 will remain in effect for the PAA until it is paid off in late 2026.

In order to provide emergency medical and fire services to the Klahanie area the following are required:

- Equipment: None, service same as currently under EF&R
- Personnel: None, same personnel as currently assigned by EF&R
- Cost to bring the service to Sammamish standards: None
- Other costs: None, the figure below is all-inclusive
- Fiscal determination: \$581,016 (Sammamish Operating Funds)

*Assessed Value for Klahanie in this section is that as determined in 2013 for tax year 2014. It differs from the Sammamish GIS determination of 19 MAY 14, which is used elsewhere in this Report.

Emergency Medical and Fire Service cost and service delivery information provided by Eastside Fire & Rescue.

Fiscal determination is the estimated 2015 costs under the new funding model.

Police Services Sammamish City Council Resolution No. R2014-563 set the desired staffing levels for police services if the Klahanie PAA were to be annexed. This policy statement specifies an investment of six commissioned officers. That number is used throughout this Report.

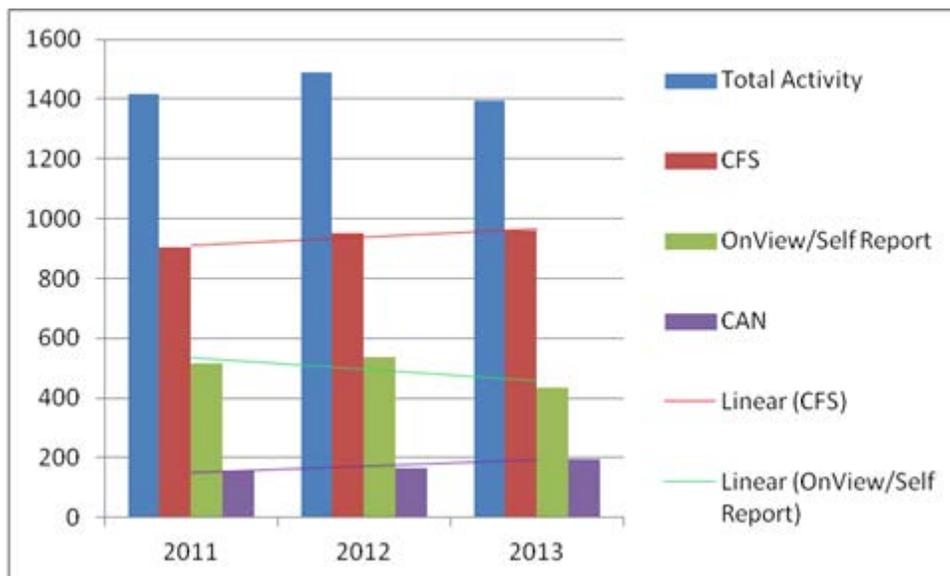
For the purposes of this Report the costing data is based on 1 Sergeant and 5 deputies/police officers. If the decision is made to instead add 6 deputies/police officers (no Sergeant) the cost identified herein is about \$20,000 less. The figure is based on adopted 2014 costs together with estimated shared supervision & dispatch costs.

The 2013 Nesbitt work for Issaquah identified the potential for increased calls for service if the Klahanie area was annexed. That matter was specifically vetted for this Report by research staff of the King County Sheriff’s Office (KCSO) upon request of Butkus Consulting. The response was: It is estimated that dispatched

calls for service will increase by 5-8 percent over the current level if the area is annexed to Sammamish.

This estimate is based on experience in cities that annexed incorporated areas with city police services provided by KCSO.

In order to examine what this might look like and to provide a basis for future year comparisons, King County Sheriff's Office research staff provided the following graphic to illustrate a three-year activity level in the Klahanie PAA.



This chart represents all activity in the Klahanie PAA for the past three years. It includes Calls for Service (CFS), activity observed by the deputies (often called On-View) as well as incidents where reports were filed by victims online and over the phone (Self Report), and calls that were cancelled prior to arrival (CAN).

Summary for this chart:

- Dispatched calls for service (red) in Klahanie have trended upward over the past three years
- On View/Self-Report activity (green) has declined in 2013. This is likely related to a reduction of staffing in the Sheriff's Office throughout unincorporated King County.
- The number of cancelled calls (purple) has increased over the past three years. This too is likely related to reduction of staffing in the Sheriff's Office and the resulting increased response times.

Given the additional staffing identified, Sammamish Police will provide an increased level of service to the residents of Klahanie. This will likely result in an increase in On View activity and a reduction in cancelled calls due to improved response times.

The planned work assignments for the six additional commissioned officers will be to patrol duties. Existing Sammamish patrol district boundaries will need to be readjusted to provide for an even workload distribution. The Klahanie PAA will likely become part of the same district that encompasses the neighborhoods of Trossachs, Aldarra, and Montaine.

In order to provide service to the Klahanie area the following are required:

- Equipment: None, equipment costs are included in the cost for each officer, as per existing contract.
- Personnel: 6 FTE commissioned officers/deputies
- Cost to bring the service to Sammamish standards: None
- Other costs: None, the figure below is all-inclusive.
- Fiscal determination: \$1,228,836 (Operating Funds)

All KCSO data and staff distribution information provided by KCSO: Sammamish Chief Nathan Elledge, research staff of Precinct 2, and the central Contracting Unit.

Court

Adjudication of civil infractions (Example: lower level traffic infractions) and misdemeanor crimes (Example: major traffic crimes and crimes like domestic violence and theft) are managed for the Klahanie area by the King County District Court with several offices in the county. Klahanie area cases are currently separated by the District Court: traffic infractions go to Issaquah, misdemeanor cases go to Redmond and domestic violence cases to the Regional Justice Center in Kent.

Under the current contract for court services with Sammamish all city cases originating in Sammamish, including the Klahanie area, would be managed by the Issaquah court. Superior Court workload for Sammamish (felony crimes and major civil cases) would not change, as it is a responsibility of King County.

As identified in the introductory comments in Part III, the additive costs for court were estimated at an additional 25% of the existing budget.

In order to provide court services to the Klahanie area the following are required:

- Equipment: None
- Personnel: None
- Cost to bring the service up to Sammamish standards: None
- Other Costs: None, the figure below is all-inclusive
- Fiscal determination: \$42,500 (Operating Funds)

City Prosecutor

As police activity increases and arrests are likely to occur in the Klahanie area, the case load of the contracted City Prosecutor can be expected to increase. As was used for the court services analysis, the additive costs for the Prosecutor were estimated at an additional 25% of the existing budget.

In order to provide service to the Klahanie area following are required:

- Equipment: None
- Personnel: None
- Cost to bring the service up to Sammamish standards: None
- Other costs: None, the figure below is all-inclusive
- Fiscal determination: \$22,500 (Operating Funds)

Public Defense Screener

Criminal defendants who need but are not able to afford the services of an attorney may be eligible to receive legal assistance from the retained Public Defender. Income and asset levels are used to determine eligibility for Public Defense services. The process to determine eligibility is performed by a professional services contractor. In 2013 these services cost \$1500. Any increase in case load as a result of the annexation of the Klahanie area would likely be de minimis and is not determined for this Report.

Public Defender

As with court services and the prosecutor costs, the added costs for the contracted Public Defender are estimated at an additional 25% of the existing budget.

In order to provide public defender services to the Klahanie area the following are required:

- Equipment: None
- Personnel: None
- Cost to bring the service up to Sammamish standards: None
- Other costs: None, the figure below is all-inclusive
- Fiscal determination: \$10,500 (Operating Funds)

Domestic Violence Advocate

A critical part of providing services to victims of domestic violence is offering support and encouragement beyond that offered by the initial and follow-up efforts of police and prosecutor. Sammamish retains the services of a professional advocate. The costs for the city in 2013 were less than \$5000. Any increase in case load as a result of the annexation of the Klahanie area would likely be de minimis and is not determined for this Report.

Street System

Klahanie area transportation systems, largely streets with some sidewalks (walking trails are considered to be "parks") were designed and constructed to the standards in place at the time of development. The systems are in generally fair to poor condition. There is a justified concern by city staff over the deteriorated pavement conditions that are evident in some of the areas. Based on field observations by the consultant, the majority of the streets in the Klahanie PAA fall into one of the four following categories as developed by city staff: (1) oxidized pavement waiting to develop cracks (2) pavement beginning to crack (3) pavement beginning to fail and (4) pavement that has failed. It is recognized that street surface conditions vary from subdivision to subdivision.

Sammamish would provide basic operations (Examples: snow/ice control and street sweeping) as well as maintenance (Examples: traffic signals/school crossing beacons and pavement repair/restoration) on these public streets. As is currently performed in Sammamish, these activities would be a mix of work performed by city employees and contractors.

In order to provide street services to the Klahanie area the following are required:

- Equipment (one time): \$106,579 (Streets share) Note: equipment is shared with Surface Water and Parks; all equipment is listed here and costing to the three service areas is reflected in the respective service area description.
 - One Utility truck, snow plow & sander (550)
 - 2 pickups; light & medium duty (150 & 250)
 - One Ford Escape or similar (engineering)
 - Equipment shed for added park
 - Equipment trailer
 - "Gator" or similar utility vehicle for added park
 - Infield groomer for added park
- Personnel (permanent)
 - 1.0 FTE Maintenance worker
 - 0.5 FTE Engineering technician/inspector
- Other costs: \$851,300
- Fiscal determination (total): \$957,879 (Operating Funds)

Deficient street conditions believed to be caused by long-term deferred maintenance have been identified and the corrective action of deep patching and asphalt overlays (beyond the normal year's activities) or total reconstruction of some roadways are estimated to cost \$250,000. This amount is accounted for in Table 9. These costs are not programmed in the above service area description and are included in this Report only to make the need known. It is noted that a similar situation existed in the new city of Sammamish after it incorporated. It has taken over a decade of effort to address the original Sammamish issues and to bring most of the existing street system to current Sammamish standards.

Sources: Sammamish Public Works Department. Observations by Butkus Consulting on-site visits

Surface Water Management (SWM)

The Klahanie area SWM consists of several different water management systems that were designed and built to the standards in place several decades ago. It also includes three dams as water impoundment structures that are regulated by the state. Sammamish intends to maintain these systems under the regulations in place at the time of their design, with updates to meet changes in state and federal water quality standards. Basic maintenance and operation of the SWM systems would be done by a mix of city personnel and contracted work forces, as is done currently in Sammamish.

In order to provide surface water management services to the Klahanie area the following are required:

- Equipment (one time): \$110,579 (SWM share) See list in streets, above
- Supplies (one time): \$30,000 (included in above total)
- Personnel (permanent)
 - 1.0 FTE Maintenance worker
 - 0.5 FTE Engineering technician/inspector
- Other costs: \$443,200
- Fiscal determination (total): \$ 553,779 (Surface Water Management Fund)

Deficient SWM facilities believed to be caused by long-term deferred maintenance have been identified. Removing trees and mowing or otherwise managing brush and tall grass as well as inspection of inflow and outflow facilities at existing treatment sites have been identified as the needed corrective actions to bring the system to Sammamish standards. Inspection may reveal additional system work needs. This work is estimated to cost \$100,000 and is included in Table 9. These costs are not programmed and are included in this Report only to make the need known. It is noted that a similar situation existed in the new city of Sammamish after it incorporated.

Sources: Sammamish Public Works Department. Observations by Butkus Consulting on-site visits.

Parks & Recreation

Sammamish does not currently provide community recreation services, with the exception of special events. Recreation services are provided by not-for-profit and for-profit groups, sometimes in rented city facilities. The City may in the future choose to relocate one or two existing special events to Klahanie Park. There is no anticipation of adding new events. No costs were included for these types of activities as they would not be unique or additive to the municipal budget if Klahanie were annexed. Maintenance costs for the adjacent trail system are not included, as they are currently maintained by the Home Owners Association.

Sammamish parks are currently budgeted for approximately \$3760 per acre for annual operations and maintenance. When examining the sole public park in the PAA, Klahanie Park, it was determined that operation and maintenance costs would slightly exceed this amount per acre. This number was derived using the public access area of the park and does not include the substantial acreage classified as natural area for which there are limited operational costs. The natural area will be left as is according to Park Department managers.

The differences in estimated investment levels can be explained simply by pointing out that Sammamish has high standards for park maintenance. A representative of Butkus Consulting visited several local parks and verified the difference in maintenance standards. The ball field at Klahanie Park and the ball fields at two Sammamish facilities, Beaver Lake Park and East Sammamish Park were inspected. The visits confirmed that the Sammamish investment model yields a higher level of maintenance.

Maintenance of Klahanie Park would generate the need for additional full-time personnel. Maintenance would also involve some contracted services, as is now done throughout the Sammamish park system.

In order to provide services to the Klahanie area the following are required:

- Equipment (one time) \$138,929 (Parks share) See list in streets, above.
- Irrigation and furniture replacements/upgrades (one time): \$22,350 (included in above total)
- Personnel (permanent)
 - 1.0 FTE Maintenance worker
- Other costs: \$321,769
- Fiscal determination (total): \$460,698 (Operating Funds)

Sources: Sammamish Parks & Recreation. Observations by Butkus Consulting on-site visits.

Community Development

The Department developed some basic service delivery assumptions regarding the proposed annexation area and what service delivery under Sammamish might look like. Given the differences of Sammamish and King County in their land-use activities the following factors were considered:

- Sammamish has a higher level of permitting, tree removal, re-roofing and similar permits.
- Code compliance is a high priority and vigorously addressed in Sammamish.
- King County data reported no land use cases (Example: variances, reasonable use exceptions, etc.) These can be expected to occur if the area were to be annexed.
- There will likely be an increase in long-term planning activities, public participation and general front counter service.
- Consistent with Sammamish service delivery practices, some effort would likely be made to provide enhanced public information outreach to the

residents of the PAA to inform them of new standards, like tree removal reviews and business signage compliance.

- Front counter/customer service at City Hall will increase with higher population. The proximity of city offices will likely generate more walk in customers for general and planning questions.

The reasonably anticipated work load could be addressed by providing in-house staff assistance in several areas: planning, building/permits and code compliance. At this time, the exact nature of the split in duties over these three areas is undetermined. For the purposes of this Report, the one FTE allocated was designated as an Associate Planner. In order to provide community development services to the Klahanie area the following are required:

- Equipment: None
- Personnel: 1.0 FTE Associate Planner
- One-time costs: None
- Cost to bring up to Sammamish standards: None
- Other costs (employees, contracts, materials, supplies, etc.) \$106,578
- Fiscal determination \$106,578 (Operating Funds)

Source: Sammamish Community Development Department

Emergency Management

There are no needed additions to existing emergency management resources as a result of annexation of the area. Emergency operations at the city level utilizes the National Incident Management System (NIMS) for guidance. Under NIMS city efforts would largely be related to coordination of services and securing additional resources for field operations. Field operations like police, emergency medical and fire as well as public works functions are carried out by already employed staff members. Once field staff determine the need for additional resources the city emergency management responsibility is to make such requests through King County to the State of Washington and from that level to the national government, if needed.

Source: Sammamish Emergency Manager

Finance & Technical Services (IT or Information Technology)

Annexation of the Klahanie area to Sammamish would not significantly affect current finance operations. Revenue collection is generally performed by other

governments, including city surface water utility fees. The potential modest increase in solicitor licensing, building and permitting activity would be a very small part of the over-all finance function.

IT is largely a function of the number of city employees, electronic document storage needs and public access features. Existing resources are sufficient to meet the projected demand from additional employees and public access features. Electronic document storage resources are frequently being upgraded and would continue with upgrades with or without an annexation of the area.

Source: Sammamish Finance & Technical Services Department

Clerk (Administrative Services)

City Clerk management has five identified work load areas that would potentially be affected by a Klahanie annexation. Those areas are: public records requests, business licenses, solicitor licenses, claims management (against the city - a part of risk management) and support for the Hearings Examiner. A related area - social services - is covered separately in this Report.

Public records requests currently mandate over 600 hours per year of staff time.

Business licenses are jointly managed by the city and the State of Washington. Interestingly, the request to initiate a business license evolved from the local Chamber of Commerce. The purpose of business licensing in Sammamish is focused on having information on what services are offered and by whom. The licensing function is not designed to be regulatory or fee-generating beyond the cost to manage the function.

Sammamish was one of the first local governments to partner with the state to manage real-time electronic business licensing through the state web portal. This is expected to continue. However, some public information and referral work is still handled by the Clerk. It is estimated that the Clerk's Office dedicates about 50 hours per year to this function. There may be additional investment in a larger public information campaign to advise businesses of the Sammamish licensing standard beyond that performed by the state.

Solicitor License duties involve application, performing criminal background checks, issuance and responding to public inquiries. Like business licenses, this is estimated to take about 50 hours per year. Similar to business licenses, there may be a need for additional investment in a larger public information campaign to advise solicitor firms of the Sammamish licensing standards. The Clerk also noted

that based on recent experience, once solicitor firms learn of the licensing and accompanying criminal background checks some will not complete the process, electing to not do business in the city.

Claims against the city, a part of the over-all risk management and insurance function, currently consume about 50 hours of staff time per year. This function is also expected to grow with Klahanie citizens joining Sammamish.

Hearing Examiner staff support currently consumes about 80 staff hours per year. Annexation is anticipated to add to this work. Included would be an estimated additional \$10,000 in Hearing Examiner professional services fees.

Using the same 23% rounded up to 25% for community development functions it appears that the five areas above generate the following fiscal needs:

- Public Records: 600 hours now; 25% equals 150 hours additional needed.
- Business Licenses: 50 hours now, 25% equals 12 hours additional needed.
- Solicitor Licenses: 50 Hours now, 25% equals 12 hours additional needed.
- Claims Management: 50 hours now, 25% equals 12 hours additional needed.
- Hearing Examiner: 80 hours now, 25% equals 20 hours additional hours needed and \$10,000 in professional services fees for the Hearing Examiner.

While each one of these individual functions would be considered de minimis as far as staff investment of time, together they total over a full month of work.

Discussion with the Sammamish Administrative Services Director (City Clerk functions are a part of Administrative Services) revealed that potential position changes and the filling of a currently vacant Administrative Assistant position (0.5 FTE) may allow these work items to be addressed as well as provide for desired cross-training.

In order to provide services to the Klahanie area the following are required:

- Equipment: None
- Personnel: None (note above explanation)
- Cost to bring service up to Sammamish standards: None
- Other costs(employees, contracts, materials, supplies, etc.) \$16,000
- Fiscal determination: \$10,000 for Hearing Examiner; miscellaneous staff time listed above for \$ 6000; Total of \$16,000 (Operating Funds).

Source: Sammamish City Clerk

Social Services (Administrative Services)

Human Service Grants, managed by the City Clerk, are subject to the biennial budget process and may vary from year to year. At the current level, the grant program is based on approximately \$3.50 per city resident per year. If the Klahanie area annexation took place the increase would be in the range of \$38,000. Factoring in the slight change in demographics as measured by household income levels the clerk believes that a figure of \$40,000 is an appropriate level.

This figure is incorporated in this Report and it is noted that there is no anticipated significant increase in staff time to manage the program.

- Equipment: None
- Personnel: None
- Cost to bring service up to Sammamish standards: None
- Other costs(employees, contracts, materials, supplies, etc.) \$40,000
- Fiscal determination: \$40,000 for grants (Operating Funds).

Source: Sammamish City Clerk

Human Resources (Administrative Services)

The addition of city staff will create an increased workload on Human Services (HR) that is both one-time (hiring and orienting new employees) and on-going in nature (processing performance reviews, periodic payroll change notices, and other maintenance activities). The greatest impact would come from the one-time obligations. Note that police FTE's are actually County employees and do not impact City HR functions.

However, some of the HR workload challenges exist with or without annexation. Depending on how these workload challenges are addressed, Administrative Services may or may not need additional resources in the event of annexation. Given the fluid nature of this service area and the qualifications noted above, no direct costs were identified at this time.

Source: Sammamish Administrative Services

Communications

This function, a part of the City Manager's Office has identified specific costs related to publication and distribution of the monthly city newsletter if the PAA were to be annexed.

- Equipment: None
- Personnel: None
- Cost to bring service up to Sammamish standards: None
- Other costs (employees, contracts, materials, supplies, etc.) \$24,912
- Fiscal determination: \$24,912 (Operating Funds).

Future costs for special notification to the Klahanie area, if annexed have not been determined as the specific information to be delivered and form of delivery have not been established.

Part IV: Impacts to Other Local Services

In a financial and service delivery arenas, the Klahanie PAA is largely about Klahanie and Sammamish. However, there are other government and private sector services delivered in the Klahanie area that may be impacted by an annexation. This portion of the Report identifies those impacts and quantifies them for the reader.

King County General Fund, Road Services and Sheriff's Office

The King County General Fund property taxes will not change as a result of annexation of the PAA. This portion of the property tax levy attributed to King County will remain unchanged. The County will see a reduction in sales tax revenue as well as miscellaneous sources, like the Franchise Fee from Cable TV. These reductions are not likely to change general government services like Auditor, Assessor and Superior Court, to identify just three of the many services the County provides. The reduction may cause other budget considerations, but the total is relatively small compared to the entire County budget.

The King County Road Levy will change dramatically upon annexation: it will disappear in the PAA. Elimination of the Road Levy will result in discontinuation of King County government road services to the PAA. There is no similar property or other tax or fee levied by Sammamish for roadway purposes. Upon annexation, Sammamish will assume the responsibilities for planning, design, and maintenance of all public roadways within the PAA.

Services of the King County Sheriff: There is no specific tax set-aside that applies to the Sheriff's Office that is unique to the PAA. There are two related county-wide tax set-asides: (1) the 9-1-1 tax on telephone service, and (2) the regional Automated Fingerprint Identification System (AFIS) from a voter-approved property tax levy. These two taxes would continue at their present rate if the PAA were to be annexed by Sammamish.

Law enforcement services would be provided as a part of the General Fund budget of Sammamish. Since Sammamish contracts with the Sheriff's Office for services, there will be no change in 9-1-1, dispatch or law enforcement procedures. Service levels will increase as Sammamish has committed to increasing police presence in the PAA upon annexation.

Klahanie is currently part of a much larger patrol district within the King County Sheriff's Office. Because of this, the Sheriff's Office does not anticipate any staff reductions as a result of the loss of Klahanie. Existing personnel will be reallocated to other patrol areas including but not limited to Sammamish.

King County Fire District #10

King County Fire Protection District #10, levies a property tax as well as a Fire Benefit Service Charge. If the PAA were to be annexed, these two revenue sources would no longer be collected within the PAA. This, as illustrated earlier in this Report would result in an estimated reduction of \$1,271,659 to the District based on 2014 assumptions. At the same time, since District 10 and the City of Sammamish are both members of Eastside Fire & Rescue, the City would pick up the EF&R planned operational cost of emergency medical and fire services. Thus, service delivery to residents and business owners in the PAA would remain at the same level if annexed.

For the short term the District can continue to operate under the reduced revenue if the area were to be annexed. Over the longer term, finances of the fire district in general may need to be examined for tax, benefit fee or service delivery changes.

Other Public Services

Other public services in the PAA that may be of interest are not affected by a PAA annexation to Sammamish. These services are as set forth below:

Service	Provided by	Details
Cable & Broadband (PVT)	Comcast	No Change
Cellular Communications & Broadband (PVT)	Various	No Change
Cemetery District	None in PAA	No change
Conservation	King County Conservation District	No change - PAA and Sammamish both served by the District
Electricity & Natural Gas (PVT)	Puget Sound Energy	No Change
Hospital District	None in PAA	No Change
Lake Protection	None in PAA	No change
School	Issaquah School District	No change – Klahanie and the southern part of Sammamish are both served by the District
Port	Port of Seattle	No change – PAA and Sammamish both in the Port District.
Telephone & Broadband (PVT)	Century Link	No Change
Water-Sewer	Sammamish Plateau Water & Sewer District	No change - PAA and Sammamish both served by District
Solid Waste & Recycling (PVT)	Rabanco/Republic	No change for basic residential, commercial or recycling rates. In Klahanie there is a King County administrative fee and in Sammamish there is a charge for rental of a recycling cart. Essentially no difference with annexation.

Key sources: Port of Seattle and Municipal Research & Services Center web pages, Washington Utilities and Transportation Commission, Rabanco and King County iMAP

PVT = private, or investor-owned

Appendices: Related Documents

One certain question from residents about potential annexations is: “Will this change my taxes?” In the case of Sammamish and the Klahanie PAA, taxes will decrease. Sammamish does not have a utility tax nor a Business and Occupation Tax. Local sales taxes, collected in concert with the state sales tax, would remain the same.

Property taxes will change – downward. Table 10, below, graphically illustrates this fact.

Appendix A

Table 10: Klahanie PAA - Relevant Changes in Property Taxes		
Relevant Property Tax Changes	Klahanie PAA	
	2014	
Levy Code Area	6993	6825
Current Levy Rates per \$1,000 of AV [2014 Roll]	13.27195	13.17905
Fire District 10 Levy (operating)	(1.00)	(1.00)
King County Road Levy	(2.25)	(2.25)
Sammamish City Levy (operating)	2.40692	2.40692
Sammamish City Levy (voted debt)	-	-
Net Change in Levy Rate	(0.84308)	(0.84308)
Levy Rates per \$1,000 of AV After Annexation	12.42887	12.33597
Property Tax Change per \$100,000 of AV	(84.31)	(84.31)
Property Tax Change on \$500,000 Residence (example)	(421.54)	(421.54)
Notes:		
1. AV = Assessed valuation		
2. Klahanie PAA residents will continue to pay the Fire District Bond of \$.08643 per \$1,000 of AV		
3. No change to other district's levy rates - school, library, etc. These taxes not illustrated.		

Appendix B

CITY OF SAMMAMISH WASHINGTON RESOLUTION NO. R2014-563

A RESOLUTION OF THE CITY OF SAMMAMISH CITY COUNCIL REGARDING THE KLAHANIE AREA POTENTIAL ANNEXATION AREA

WHEREAS, the Klahanie area is an unincorporated area of the Sammamish Plateau that is adjacent to the City of Sammamish on two of its three sides for a total common boundary of 3.5 miles or approximately ten times the common boundary with Issaquah; and

WHEREAS, a large percentage of the children in the Klahanie area reside within the attendance areas for Skyline High School and other district schools located in Sammamish; and

WHEREAS, major improvements to the Klahanie perimeter roads like Issaquah/Fall City Road and Issaquah/Pine Lake Road would much more likely to occur with Klahanie annexation to Sammamish; and

WHEREAS, the Klahanie area residents would benefit from significantly lower taxes with Sammamish than they are experiencing in unincorporated King County;

WHEREAS, all municipal services would be improved for both the existing Sammamish and Klahanie PAA residents with annexation to Sammamish; and

WHEREAS, the Sammamish City Council has heard from many Klahanie area residents that they identify with the Sammamish Plateau and utilize the Sammamish Library, Sammamish parks, shops, and schools, and that they attend many Sammamish city events; and

WHEREAS, in June, 2013 the Sammamish City Council unanimously approved a motion supporting annexation of the Klahanie area to Sammamish if annexation to Issaquah fails; and

WHEREAS, on October 1, 2013 the Sammamish City Council adopted Resolution R2013-549 that states: 1) The Sammamish City Council strongly believes that the residents of the Klahanie area deserve the opportunity for an informed choice between annexation to either the City of Sammamish or the City of Issaquah, 2) The City Manager shall include studies of the Klahanie area in the Sammamish Comprehensive Plan Rewrite process, and 3) Sammamish may proceed with annexation once the Potential Annexation Area map in the Countywide Planning

Policies has been amended.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SAMMAMISH, WASHINGTON, RESOLVES AS FOLLOWS:

1. The Sammamish City Council believes that Klahanie residents and businesses deserve to make an informed choice that includes the City of Sammamish as an option.
2. The Sammamish City Council believes that high quality public facilities and services can be efficiently and safely provided by the City of Sammamish to the Klahanie area, and that this can be accomplished consistent with Sammamish's adopted Level of Service standards. Examples of such facilities and services include:
 - a. Identifying opportunities to improve transportation facilities that serve the Klahanie area such as Issaquah - Fall City Road, Duthie Hill Road, and Issaquah - Pine Lake Road. This would be accomplished during the city's process for updating the Six Year Transportation Improvement Plan in 2014.
 - b. Providing street maintenance and snow removal services to the Klahanie area.
 - c. Sammamish Police Force would be upgraded by at least six additional police officers
 - d. Providing convenient access to other local government services at Sammamish City Hall and other city facilities.
 - e. Klahanie residents would be fairly represented for all City Council created board and commissions. And some of the Board/Commission meetings would be held in Klahanie area to make them more accessible.
3. The Sammamish City Council is committed to "fast-track" the annexation and merging process through mechanisms such as creating a Transition Committee composed of Klahanie area residents and businesses to advise the Council regarding parks, streets, and various service delivery needs and options.

ADOPTED BY THE CITY COUNCIL AT A REGULAR MEETING THEREOF ON JANUARY 7, 2014.

CITY OF SAMMAMISH



Mayor Thomas Vance

ATTEST/AUTHENTICATED:

Approved as to form:



Mike Kenyon, City Attorney

Appendix C

CITY OF SAMMAMISH
WASHINGTON
RESOLUTION NO. R2013-549

A RESOLUTION OF THE CITY OF SAMMAMISH CITY COUNCIL
REGARDING THE KLAHANIE POTENTIAL ANNEXATION AREA

WHEREAS, in 1995 the Klahanie area was included in the Issaquah Comprehensive Plan as a Potential Annexation Area (PAA); and

WHEREAS, in August 1999 the City of Sammamish incorporated an area of unincorporated King County formerly in the PAAs for Redmond and Issaquah; however no adjustment was made to the Klahanie PAA to reflect the Sammamish incorporation; and

WHEREAS, since incorporation the City of Sammamish has completed an annexation study of its designated PAAs, and adopted contingent land use and zoning designations for those areas; and

WHEREAS Sammamish has accepted four petitions for annexation, and all of those areas are now part of Sammamish; and

WHEREAS, in May 2001 the Sammamish City Council first expressed the desire to include the Klahanie area as part of the Sammamish PAA; and

WHEREAS, in May, 2002 the City of Issaquah signed a Memorandum Of Understanding with Sammamish that agreed to initiate removal of Klahanie from the Issaquah PAA; and

WHEREAS, in September, 2002 the Issaquah City Council reaffirmed its intention to retain Klahanie in the Issaquah PAA; and

WHEREAS, in November 2005 Klahanie residents voted to annex to Issaquah but to not accept a pro rata share of existing Issaquah debt, and subsequently the Issaquah City Council rejected Klahanie annexation due to this issue; and

WHEREAS, in June, 2013 the Sammamish City Council unanimously approved a motion supporting annexation of Klahanie to Sammamish if an attempt to annex to Issaquah fails; and

WHEREAS, in July, 2013 the Issaquah City Council approved a resolution of intent to annex Klahanie by the election method in early 2014 and subsequently invoked the jurisdiction of the King County Boundary Review Board (BRB); and

WHEREAS, the BRB held Public Hearings on September 18 and 19, 2013 on this subject at which Klahanie residents and representatives of the Cities of Issaquah and Sammamish testified; and

WHEREAS, Klahanie is an unincorporated area of the Sammamish Plateau that is adjacent to the City of Sammamish on two of its three sides for a total common boundary of 3.5 miles or approximately ten times the common boundary with Issaquah; and

WHEREAS, a large percentage of the children in Klahanie reside within the attendance areas for Skyline High School and other district schools located in Sammamish; and

WHEREAS, the Sammamish City Council has heard from many Klahanie residents that they identify with the Sammamish Plateau and utilize the Sammamish Library, Sammamish parks, shops, and schools, and that they attend many Sammamish city events; and

WHEREAS, public services can be efficiently and safely provided by the City of Sammamish to the Klahanie area and the City's financial conditions is strong and stable.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SAMMAMISH, WASHINGTON, RESOLVES AS FOLLOWS:

1. The Sammamish City Council believes that the residents of the Klahanie area deserve the opportunity for an informed choice between annexation to either the City of Sammamish or the City of Issaquah.
2. The City Manager is directed to include in the upcoming studies conducted for the Comprehensive Plan Rewrite the addition of Klahanie as a Potential Annexation Area, as shown on the map in Attachment A. Such studies may include critical areas, zoning, infrastructure, logical boundaries, public services and projected costs and revenues to serve the proposed annexation.
3. In accordance with the requirements and provisions of applicable state law, Sammamish may proceed with consideration of an annexation of Klahanie following amendment of the Countywide Planning Policies.

ADOPTED BY THE CITY COUNCIL AT A REGULAR MEETING THEREOF ON THE 1st DAY OF OCTOBER, 2013.

CITY OF SAMMAMISH
Mayor Thomas T. Odell

ATTEST/AUTHENTICATED:

Melonie Anderson, City Clerk



Michael R. Kenyon, City Attorney

NOTE: the map identified as "Attachment A" to this Resolution is not included.

Item # 3

*Financial Update:
Budget Revenue Forecast*

*Presentation
at Meeting*



MEMORANDUM

TO: Melonie Anderson/City Clerk
FROM: Marlene/Finance Department
DATE: July 10, 2014
RE: Claims for July 15, 2014

\$ 273,019.06
 665,386.24
 1,280,223.59
 147,101.51

Top 10 Over \$10,000 Payments

Lakeside Industries	\$651,309.27	2014 Pavement Program - June 2014
Eastside Fire & Rescue	\$491,206.08	Fire Services - July 2014
King County Sheriff	\$405,376.83	Police Services - June 2014
Global Contractors	\$147,101.51	2014 Curb Ramp Retrofit - June 2014
Gray & Osborn	\$42,471.09	NPDES Basemapping - June 2014
NW Playground	\$32,787.14	Playground Grass & Structure - Commons
Osborn Consulting	\$25,985.40	Stormwater Improvements - May 2014
NW Playground Equipment	\$16,130.26	Playground Equipment - Commons Park
Kimberly Leyton	\$15,000.00	Domestic Violence Advocate - May/June 2014
HWA Geo Sciences	\$13,542.58	2014 Overlay Testing - June 2014

TOTAL \$ 2,365,730.40

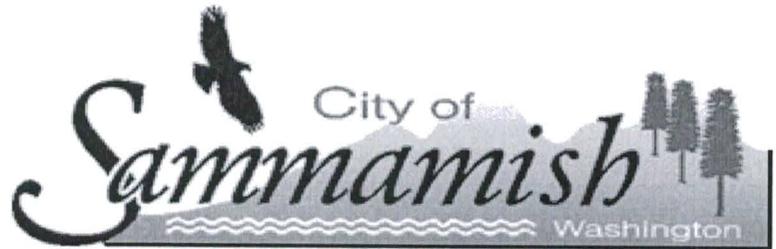
Checks # 37922 - #38059

273,019.06 +
 665,386.24 +
 1,280,223.59 +
 147,101.51 +
 2,365,730.40 +

Accounts Payable

Check Register Totals Only

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Check	Date	Vendor No	Vendor Name	Amount	Voucher
37922	07/03/2014	ALLIANCE	Allianceone Receivables Mgmt	219.65	37,922
37923	07/03/2014	ANI	ANI Administrators NW Inc	1,677.55	37,923
37924	07/03/2014	AWCMED	AWC Employee BenefitsTrust	110,361.33	37,924
37925	07/03/2014	COMCAST2	COMCAST	95.80	37,925
37926	07/03/2014	ICMA401	ICMA 401	40,885.89	37,926
37927	07/03/2014	ICMA457	ICMA457	9,509.56	37,927
37928	07/03/2014	ISD	Issaquah School District	106,005.00	37,928
37929	07/03/2014	LWSD	Lake Washington School Dist	3,151.00	37,929
37930	07/03/2014	PREPAIDL	LegalShield	161.40	37,930
37931	07/03/2014	PSE	Puget Sound Energy	659.88	37,931
37932	07/03/2014	WASUPPOR	Wa State Support Registry	292.00	37,932
Check Total:				273,019.06	

Accounts Payable

Check Register Totals Only

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Check	Date	Vendor No	Vendor Name	Amount	Voucher
37933	07/15/2014	3TRICKPO	James Foreman	900.00	37,933
37934	07/15/2014	ALDWORTH	Kurt Aldworth	238.72	37,934
37935	07/15/2014	AMEX	American Express	25.60	37,935
37936	07/15/2014	ANDERMEL	Melonie Anderson	22.40	37,936
37937	07/15/2014	ANI	ANI Administrators NW Inc	132.00	37,937
37938	07/15/2014	APPGROUP	Appraisal Group of the NW	2,500.00	37,938
37939	07/15/2014	BELZAK	Steve Belzak	86.80	37,939
37940	07/15/2014	BLACKTOP	Blacktop Pavers LLC	10,500.00	37,940
37941	07/15/2014	BUTKUS	Butkus Consulting, Inc.	11,950.00	37,941
37942	07/15/2014	CADMAN	Cadman, Inc.	837.17	37,942
37943	07/15/2014	CDW	CDW Govt Inc	164.50	37,943
37944	07/15/2014	CNR	CNR Inc	1,457.01	37,944
37945	07/15/2014	COSTCO	Costco Wholesale	675.05	37,945
37946	07/15/2014	CUMMINGS	Deandre' Cummings	150.00	37,946
37947	07/15/2014	DAILY	Daily Journal of Commerce	197.60	37,947
37948	07/15/2014	DEERE	John Deere Landscapes	16.10	37,948
37949	07/15/2014	DELL	Dell Marketing L.P.	2,162.30	37,949
37950	07/15/2014	DELPHI	Frederick R. Doughty	700.00	37,950
37951	07/15/2014	EASTFIRE	Eastside Fire & Rescue	491,206.08	37,951
37952	07/15/2014	EVERSONS	Everson's Econo Vac, Inc.	12,117.85	37,952
37953	07/15/2014	FASTENAL	Fastenal Industrial Supplies	324.36	37,953
37954	07/15/2014	FRANKEL	Robert Frankel	18.60	37,954
37955	07/15/2014	GALT	John E. Galt	5,751.25	37,955
37956	07/15/2014	GRAINGER	Grainger	203.28	37,956
37957	07/15/2014	GRIBBEN	Bryn Gribben	200.00	37,957
37958	07/15/2014	HACHEY	Lita Hachey	53.54	37,958
37959	07/15/2014	HERMANER	Eric Herman Endres	850.00	37,959
37960	07/15/2014	HILDE	Katherine Hilde	55.32	37,960
37961	07/15/2014	HOMEDE	Home Depot	2,946.97	37,961
37962	07/15/2014	HOWARD	Lyman Howard	37.27	37,962
37963	07/15/2014	HUCK	Kathleen Huckabay	308.70	37,963
37964	07/15/2014	IBSEN	IBSEN Towing	198.10	37,964
37965	07/15/2014	IPS	Integrated Print Solutions, Inc	4,031.64	37,965
37966	07/15/2014	ISSCITY	City Of Issaquah	1,400.00	37,966
37967	07/15/2014	IVERS	Seth Ivers	100.00	37,967
37968	07/15/2014	KELLER	Mike Keller	15.68	37,968
37969	07/15/2014	KINGFI	King County Finance A/R	2,810.82	37,969
37970	07/15/2014	KINGPET	King County Pet Licenses	245.00	37,970
37971	07/15/2014	KLEINFEL	Kleinfelder, Inc.	3,145.32	37,971
37972	07/15/2014	LAKEMONT	Lakemont Homes LLC	7,500.00	37,972
37973	07/15/2014	LAKESIDE	Lakeside Industries	1,561.19	37,973
37974	07/15/2014	LESARGE	Cody LeSarge	95.00	37,974
37975	07/15/2014	LEYTON	Kimberly Leyton	15,000.00	37,975
37976	07/15/2014	MAILPO	Mail Post	1,839.71	37,976
37977	07/15/2014	MALACON	Rene Malacon	25.76	37,977
37978	07/15/2014	MOBERLY	Lynn Moberly	7,500.00	37,978
37979	07/15/2014	NC MACH	NC Machinery Co	2,365.29	37,979
37980	07/15/2014	NORTHCOU	North Country Bluegrass	1,000.00	37,980
37981	07/15/2014	NWCASC	Northwest Cascade, Inc.	1,438.94	37,981
37982	07/15/2014	NWNUISAN	Willard's Pest Control Company	138.52	37,982

Check	Date	Vendor No	Vendor Name	Amount	Voucher
37983	07/15/2014	NWPLAY	Northwest Playground Equipment	16,130.26	37,983
37984	07/15/2014	ODELL	Thomas Odell	944.86	37,984
37985	07/15/2014	OSS	On Site Security Services LLC	684.90	37,985
37986	07/15/2014	PAETEC	PAETEC Integrated Solutions Group,	2,282.92	37,986
37987	07/15/2014	PLANTSCA	Plantscapes, Inc	4,218.33	37,987
37988	07/15/2014	POTHOLE	Pothole solution, LLC	2,850.00	37,988
37989	07/15/2014	PSE	Puget Sound Energy	8,489.79	37,989
37990	07/15/2014	RAPID7	Rapid 7 LLC	4,818.00	37,990
37991	07/15/2014	ROTARSAM	Rotary Club of Sammamish	230.00	37,991
37992	07/15/2014	RUIZ	Kevin Ruiz	70.00	37,992
37993	07/15/2014	SAGAUDIO	SAG Audio and Staging	1,047.09	37,993
37994	07/15/2014	SEASHAKE	Seattle Shakespeare Company	1,800.00	37,994
37995	07/15/2014	SEASHAKE	Seattle Shakespeare Company	1,800.00	37,995
37996	07/15/2014	SPRAGUE	SPRAGUE	179.59	37,996
37997	07/15/2014	STOECKL	Jane C. Stoecklin	130.00	37,997
37998	07/15/2014	SUNBELT	Sunbelt Rentals	826.98	37,998
37999	07/15/2014	SUTTER	Sutter Paving Inc	100.00	37,999
38000	07/15/2014	SWIFTTRE	Swift Tree Care	438.00	38,000
38001	07/15/2014	TROSSACH	The Trossachs Group	7,500.00	38,001
38002	07/15/2014	ULINE	ULINE	332.73	38,002
38003	07/15/2014	VERIZON	Verizon Wireless	2,322.27	38,003
38004	07/15/2014	VOYAGER	Voyager	8,931.52	38,004
38005	07/15/2014	ZEE	Zee Medical Service	83.08	38,005
38006	07/15/2014	ZUMAR	Zumar Industries, Inc.	1,976.48	38,006

Check Total:

665,386.24

Accounts Payable

Check Register Totals Only

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Check	Date	Vendor No	Vendor Name	Amount	Voucher
38007	07/15/2014	BELPAINT	Bellevue Paint & Decorating Inc	10.33	38,007
38008	07/15/2014	BEST	Best Parking Lot Cleaning, Inc	2,067.49	38,008
38009	07/15/2014	BLUELNDR	The Blue Line Group, LLC	6,957.15	38,009
38010	07/15/2014	BRICKMAN	Brickman Group Ltd LLC	5,781.05	38,010
38011	07/15/2014	CARLSONM	Malcolm Carlson	50.00	38,011
38012	07/15/2014	CENTLIN2	Century Link	348.36	38,012
38013	07/15/2014	CERTIFIE	Certified Backflow Testing, Inc	151.40	38,013
38014	07/15/2014	COMCAST2	COMCAST	8.95	38,014
38015	07/15/2014	COMCAST3	Comcast	1,228.91	38,015
38016	07/15/2014	DEERE	John Deere Landscapes	262.05	38,016
38017	07/15/2014	EASTEQ	Eastside Equipment & Marine	1,456.71	38,017
38018	07/15/2014	EVERSONS	Everson's Econo Vac, Inc.	5,079.35	38,018
38019	07/15/2014	FASTENAL	Fastenal Industrial Supplies	714.99	38,019
38020	07/15/2014	FRONTIR2	Frontier	362.19	38,020
38021	07/15/2014	GRAYOS	Gray & Osborne, Inc.	42,471.09	38,021
38022	07/15/2014	HAGEE	Hagee Plumbing Inc	906.15	38,022
38023	07/15/2014	HANDLOS	Lynne Handlos	17.86	38,023
38024	07/15/2014	HDFOWL	H. D. Fowler Company	1,082.17	38,024
38025	07/15/2014	HOGAN	D. A. Hogan & Assoc., Inc	1,010.00	38,025
38026	07/15/2014	HUCK	Kathleen Huckabay	313.20	38,026
38027	07/15/2014	HWA	HWA GeoSciences, Inc	13,542.58	38,027
38028	07/15/2014	ISSCITY	City Of Issaquah	4,923.81	38,028
38029	07/15/2014	ISSIGNS	Issaquah Signs	142.35	38,029
38030	07/15/2014	KINGFI	King County Finance A/R	11,187.52	38,030
38031	07/15/2014	KINGSH	King County Sheriff's Office	405,376.83	38,031
38032	07/15/2014	KINGTREA	King County Treasurer	530.00	38,032
38033	07/15/2014	LAKESIDE	Lakeside Industries	2,710.67	38,033
38034	07/15/2014	LAKESIDE	Lakeside Industries	651,309.27	38,034
38035	07/15/2014	LESSCHWA	Les Schwab Tire Center	2,605.27	38,035
38036	07/15/2014	MARTINJO	Joanna Martin	70.94	38,036
38037	07/15/2014	MINUTE	Mike Immel	250.76	38,037
38038	07/15/2014	NAPA/RED	Woodinville Auto Parts	1,696.20	38,038
38039	07/15/2014	NESAM	NE Sammamish Sewer & Water	343.89	38,039
38040	07/15/2014	NWCASC	Northwest Cascade, Inc.	310.00	38,040
38041	07/15/2014	NWPLAY	Northwest Playground Equipment	32,787.14	38,041
38042	07/15/2014	OSBORN	Osborn Consulting, Inc	25,985.40	38,042
38043	07/15/2014	PACE	Pace Engineers, Inc.	3,257.50	38,043
38044	07/15/2014	PACSOIL	Pacific Topsoils, Inc	7,924.45	38,044
38045	07/15/2014	PIEDMONT	Piedmont Directional Signs	525.00	38,045
38046	07/15/2014	PSE	Puget Sound Energy	391.13	38,046
38047	07/15/2014	REDMOND	City Of Redmond	119.85	38,047
38048	07/15/2014	RH2	RH2 Engineering Inc	828.85	38,048
38049	07/15/2014	SAGAUDIO	SAG Audio and Staging	1,047.09	38,049
38050	07/15/2014	SAGAUDIO	SAG Audio and Staging	1,047.09	38,050
38051	07/15/2014	SAM	Sammamish Plateau Water Sewer	5,253.50	38,051
38052	07/15/2014	SEQUOYAH	Sequoyah Electric, LLC	1,042.08	38,052
38053	07/15/2014	STANTEC	Stantec Consulting Services	5,132.48	38,053
38054	07/15/2014	STUDIO3M	Studio 3MW, LLP	7,406.88	38,054
38055	07/15/2014	TOPTOBOT	Top To Bottom Janitorial, Inc	10,300.83	38,055
38056	07/15/2014	UPROAR	Uproar, Inc.	5,100.00	38,056

Check	Date	Vendor No	Vendor Name	Amount	Voucher
38057	07/15/2014	WATSONSE	Watson Security	520.87	38,057
38058	07/15/2014	WINDWARD	Windward Environmental LLC	6,273.96	38,058
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				Check Total:	
				1,280,223.59	
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Accounts Payable

Check Register Totals Only

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Check	Date	Vendor No	Vendor Name	Amount	Voucher
38059	07/15/2014	GLOBALCO	Global Contractors LLC	147,101.51	38,059
				147,101.51	
Check Total:				147,101.51	



City Council Agenda Bill

Meeting Date: July 15, 2014

Date Submitted: July 09, 2014

Originating Department: Parks and Recreation

Clearances:

<input checked="" type="checkbox"/> City Manager	<input type="checkbox"/> Community Development	<input checked="" type="checkbox"/> Parks & Recreation
<input checked="" type="checkbox"/> Attorney	<input type="checkbox"/> Finance & IT	<input type="checkbox"/> Police
<input type="checkbox"/> Admin Services	<input type="checkbox"/> Fire	<input type="checkbox"/> Public Works

Subject: Bid Authorization for the East Sammamish Park Backstop Improvement Project

Action Required: Authorize the City Manager to award and execute a contract for the East Sammamish Park Backstop Improvement project.

Exhibits: 1. Exhibit A: Existing and Proposed Backstop Improvements Plan

Budget: \$95,000 is allocated in the 2013-14 Parks Capital Replacement Budget for the Backstop Improvement project at East Sammamish Park

Summary Statement:

The East Sammamish Park Backstop Improvement project consists of modifying two existing backstops including removal of existing netting and chain link fence posts and replacement with new posts and ball control netting. Minor demolition and replacement of asphalt paving and concrete curbing is required to complete the work.

Bids for this project will be solicited via the small works roster. As the bid opening will occur in early August (during the Council recess), staff are requesting authorization from the City Council to award the contract in August. This requested authorization will allow the City Manager to award this bid to the lowest responsible bidder in an amount not to exceed \$85,000, inclusive of sales tax and a construction contingency.

It is anticipated this work will take approximately 60 days to complete, concluding sometime in October. As with all construction projects, it is our desire to take advantage of as much of the dry season as possible.

Background:

East Sammamish Park, a 19-acre park located at NE 16th Street, just west of 216th Avenue NE, was transferred to the City of Sammamish from King County in 1999. The park currently includes two little league baseball fields, a soccer field, a restroom building, tennis courts and a children's play area.

In early 2012, little league user groups requested that the baseball field backstops be upgraded to improve safety in the spectator seating area. Staff observed existing conditions and concurred with the



City Council Agenda Bill

recommendation. The Eastlake Sammamish baseball fields are the highest used natural turf fields in the Sammamish parks system, with resulting high use and crowding in the spectator area. Play on the baseball fields begins in February and concludes in mid-August. The fields are also used for soccer in the fall.

Exhibit A (see attached) provides a comparison of the existing backstop design (on the left in the graphic) and the proposed design (on the right in the graphic). The proposed design includes installation of four new 25' netting posts along each baseline (two fields – total of four baselines). Each baseline will also include 73 linear feet of new netting material, extending 15' above the existing 10' chain link fence. A considerable cost saving is associated with utilizing the existing chain link fence.

For comparison, this netting system is consistent with what we've installed at the Community Sports Fields at Eastlake High School and Skyline High School. It is also the industry standard for all new backstops.

Financial Impact:

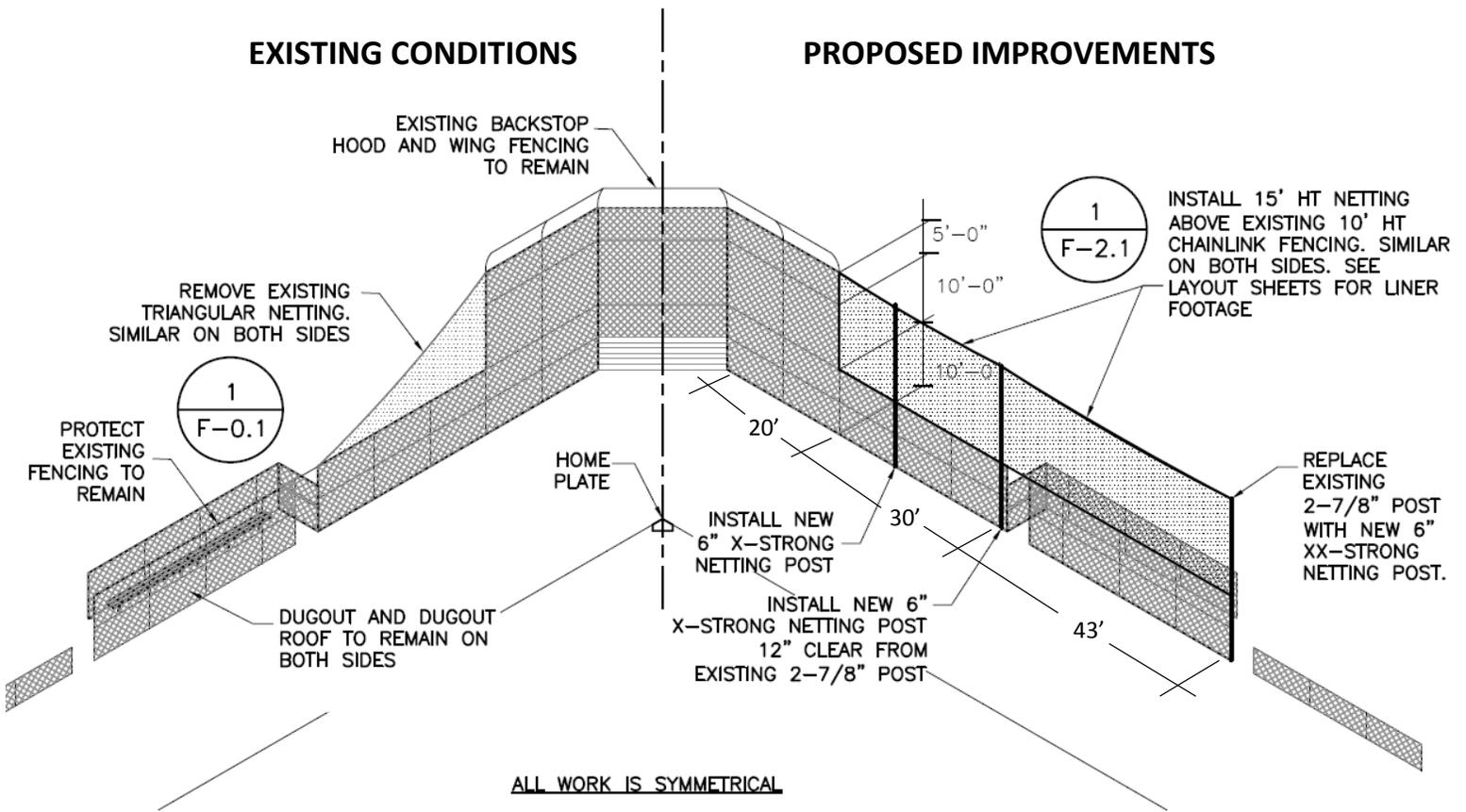
This project was identified in the 2013-14 biennial budget as a parks capital replacement project. \$200,000 is allocated annually in the Parks CIP replacement fund for projects of this nature. The budget for this project is \$95,000 and includes \$10,000 for design and engineering and \$85,000 for construction.

This project was originally scheduled to be completed in 2013, but due to scheduling conflicts with user groups it was moved to 2014 and the associated funds were carried forward from 2013 to 2014.

Recommended Motion:

Authorize the City Manager to award and execute a construction contract with the lowest responsive and responsible bidder for the East Sammamish Park Backstop Improvement project in an amount not to exceed \$85,000, inclusive of taxes and a construction contingency.

**Existing and Proposed Backstop Improvement Plan
East Sammamish Park**

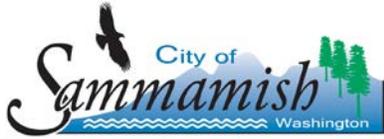


Existing backstops at East Sammamish Park



Existing triangular netting attached to fencing

Exhibit 1



City Council Agenda Bill

Meeting Date: July 15, 2014

Date Submitted: July 3, 2014

Originating Department: Parks and Recreation

Clearances:

<input checked="" type="checkbox"/> City Manager	<input type="checkbox"/> Community Development	<input checked="" type="checkbox"/> Parks & Recreation
<input checked="" type="checkbox"/> Attorney	<input type="checkbox"/> Finance & IT	<input type="checkbox"/> Police
<input type="checkbox"/> Admin Services	<input type="checkbox"/> Fire	<input type="checkbox"/> Public Works

Subject: Upper Sammamish Commons Park Playground Equipment Replacement, C2014-118: Final project acceptance

Action Required: Accept construction of the Upper Sammamish Commons Park Playground Equipment Replacement project by Northwest Playground Equipment, Inc. as complete

Exhibits: 1. Resolution of project acceptance

Budget: \$200,000 dollars was allocated in the 2013-14 Budget for Capital Replacement.

Summary Statement:

Northwest Playground Equipment, Inc. was selected to install play equipment at the site of the former climbing wall in the Upper Sammamish Commons Park. The contract included site preparation, safety surfacing, and installation of play equipment and restoration of the site.

There were no contractor claims filed against the City and no liquidated damages were assessed against the contractor.

All work on the project has been successfully completed; a final inspection has been held and the contractor has completed the final punch list of deficiencies. Acceptance by City Council is necessary before the Department of Revenue is asked to close the project so that the contractor's retainage may be released.

Background:

The contract for the Upper Sammamish Commons Park Playground Equipment Replacement was awarded by City Council on March 11, 2014 to Northwest Playground Equipment, Inc. in the amount of \$46,935.19 + WSST. The project has been successfully completed and City staff are ready to close out the project.

Financial Impact:

None

Recommended Motion:

Approve resolution for acceptance of the Upper Sammamish Commons Park Playground Equipment Replacement project by Northwest Playground Equipment, Inc.

**CITY OF SAMMAMISH
WASHINGTON
RESOLUTION NO. R2014-_____**

**A RESOLUTION OF THE CITY OF SAMMAMISH,
WASHINGTON, ACCEPTING THE UPPER SAMMAMISH
COMMONS PARK PLAYGROUND EQUIPMENT
REPLACEMENT PROJECT AS COMPLETE**

WHEREAS, at the Regular Council meeting of March 11, 2014, the City Council authorized the City Manager to enter into a contract with Northwest Playground Equipment, Inc. for the Upper Sammamish Commons Park Playground Equipment Replacement project; and

WHEREAS, the City Manager entered into contract C2014-118 with Northwest Playground Equipment, Inc. on March 18, 2014; and

WHEREAS, the project was substantially completed by the contractor on June 5, 2014; and

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SAMMAMISH, WASHINGTON, DO RESOLVE AS FOLLOWS:

Section 1. Acceptance of the Upper Sammamish Commons Park Playground Equipment Replacement project as complete. The City of Sammamish hereby accepts the Upper Sammamish Commons Park Playground Equipment Replacement project as complete.

Section 2. Authorization of Contract Closure Process. The City of Sammamish Director of Parks and Recreation is hereby authorized to complete the contract closure process upon receiving appropriate clearances from the Department of Revenue, the Department of Labor and Industries and the Department of Employment Security.

Section 3. Effective Date. This resolution shall take effect immediately upon signing.

PASSED BY THE CITY COUNCIL AT A REGULAR MEETING THEREOF ON THE _____ DAY OF JULY, 2014.

CITY OF SAMMAMISH

Mayor Thomas E. Vance

Exhibit 1

ATTEST/AUTHENTICATED:

Melonie Anderson, City Clerk

Approved as to form:

Michael R. Kenyon, City Attorney

Filed with the City Clerk: July 10, 2014

Passed by the City Council:

Resolution No.: R2014-___



City Council Agenda Bill

Meeting Date: July 15, 2014

Date Submitted: July 9, 2014

Originating Department: Public Works

Clearances:

- | | | |
|--|--|--|
| <input checked="" type="checkbox"/> City Manager | <input type="checkbox"/> Community Development | <input type="checkbox"/> Parks & Rec |
| <input type="checkbox"/> Attorney | <input type="checkbox"/> Finance & IT | <input type="checkbox"/> Police |
| <input type="checkbox"/> Admin Services | <input type="checkbox"/> Fire | <input checked="" type="checkbox"/> Public Works |

Subject: NE 25th Way Neighborhood Traffic Management Project
Contract #C2014-110
Final Project Acceptance

Action Required: Adopt the attached Resolution No. R2014_____ accepting NE 25th Way Neighborhood Traffic Management Project as complete.

Exhibits:

1. Resolution of Project Acceptance
2. Final Contract Voucher Certificate

Budget: \$3,350,000 budgeted in the adopted 2014 Transportation Capital Improvement Fund and Street Fund.

Summary Statement:

All work for the above referenced contract has been completed in accordance with the project specifications and plans approved by the City Engineer. This project provided for construction of physical neighborhood traffic management devices and ADA curb ramp retrofit improvements on NE 25th Way from 228th Ave NE to 239th PI NE.

This project was completed on time and within the budgeted amount for construction. The awarded contract amount was \$327,962.50. The final construction contract amount was \$304,649.20. There were no contractor claims filed against the City, and no liquidated damages were assessed against the contractor. The recommended action approves the final contract amount and constitutes the final acceptance of the work by the project contractor, RRJ Construction LLC of Monroe, Washington.

Background:

On February 4, 2014, City Council authorized the City Manager to award and execute a construction contract with RRJ Construction LLC for construction of NE 25th Way Neighborhood Traffic Management Project in the amount of \$327,962.50 in addition to a 10% construction contingency. Construction began in February 2014 and was substantially completed in May 2014.



City Council Agenda Bill

Financial Impact:

The completed improvements were constructed within the project budget. A summary of the budget and actual expenditures is below:

Program		2014 Budget	Construction Actual
Neighborhood Projects	340-117-595-30-63-00	\$ 100,000	\$ 81,442.98
Sidewalk Program	340-118-595-61-63-00	\$ 250,000	\$ 140,844.66
Pavement Management Program	101-000-542-30-48-51	\$ 3,350,000	\$ 82,361.56
TOTALS:		\$ 3,700,000	\$ 304,649.20
Project Expenditures			
Design & Construction Management (In-House)			\$ 0
Construction (RRJ Construction LLC)			\$ 304,649.20
TOTAL PROJECT EXPENDITURES:			\$ 304,649.20

Recommended Motion:

Approve the final contract amount with RRJ Construction LLC of Monroe, Washington, for the base amount of \$327,962.50, plus bid item quantity increases and decreases which resulted in a final contract amount of \$304,649.20 and adopt Resolution No. R2014- _____ accepting construction of NE 25th Way Neighborhood Traffic Management Project complete as of May 31, 2014.

**CITY OF SAMMAMISH
WASHINGTON
RESOLUTION NO. R2014- ____**

**A RESOLUTION OF THE CITY OF SAMMAMISH,
WASHINGTON, ACCEPTING THE NE 25TH WAY
NEIGHBORHOOD TRAFFIC MANAGEMENT PROJECT AS
COMPLETE.**

WHEREAS, at the Council meeting of February 4, 2014, the City Council authorized award of the construction contract for the NE 25th Way Neighborhood Traffic Management Project; and

WHEREAS, the City Manager entered into Contract C2014-110 for construction of the NE 25th Way Neighborhood Traffic Management Project with RRJ Construction LLC on February 6, 2014; and

WHEREAS, the project was substantially completed by the contractor on May 31, 2014; and

WHEREAS, the project was completed within the adopted project budget and within the authorized construction contract plus contingencies amount;

**NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SAMMAMISH,
WASHINGTON, DOES RESOLVE AS FOLLOWS:**

Section 1. Project Acceptance. The City of Sammamish hereby accepts the NE 25th Way Neighborhood Traffic Management Project as complete.

Section 2. Authorization of Contract Closeout Process. The City of Sammamish Director of Public Works and City Clerk are hereby authorized to complete the contract closure process upon receiving appropriate clearances from the Department of Revenue, and the Department of Employment Security.

Section 3. Effective Date. This resolution shall take effect immediately upon signing.

**PASSED BY THE CITY COUNCIL AT A REGULAR MEETING THEREOF ON
THE 15TH DAY OF JULY 2014.**

CITY OF SAMMAMISH

Mayor Thomas E. Vance

ATTEST/AUTHENTICATED:

Melonie Anderson, City Clerk

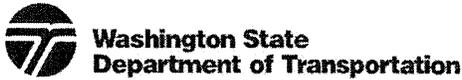
Approved as to form:

Michael R. Kenyon, City Attorney

Filed with the City Clerk: July 9, 2014

Passed by the City Council:

Resolution No.: R2014-_____

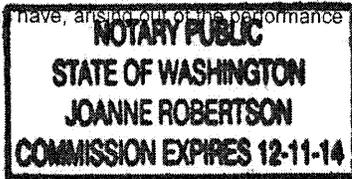


Final Contract Voucher Certificate

Contractor <u>RRJC LLC</u>			
Street Address <u>14076 Frylands Blvd / P.O. Box 607</u>			
City <u>Monroe</u>	State <u>WA</u>	Zip <u>98272</u>	Date <u>7/8/14</u>
State Project Number <u>Contract #: C2014-110</u>	Federal-Aid Project Number <u>N/A</u>	Highway Number <u>N/A</u>	
Contract Title <u>NE 25th Way Neighborhood Traffic Management Project</u>			
Date Work Physically Completed <u>5/31/14</u>		Final Amount <u>\$304,649.20</u>	

Contractor's Certification

I, The undersigned, having first been duly sworn, certify that I am authorized to sign for the claimant; that in connection with the work performed and to the best of my knowledge no loan, gratuity or gift in any form whatsoever has been extended to any employee of the Department of Transportation nor have I rented or purchased any equipment or materials from any employee of the Department of Transportation; I further certify that the attached final estimate is a true and correct statement showing all the monies due me from the State of Washington for work performed and material furnished under this contract; that I have carefully examined said final estimate and understand the same and that I hereby release the State of Washington from any and all claims of whatsoever nature which I may have, arising out of the performance of said contract, which are not set forth in said estimate.



Robert A. McLeod
Contractor Authorized Signature Required
Robert A. McLeod
Printed Signature Name

Subscribed and sworn to before me this 8th day of July 20 14

Joanne Robertson Notary Public in and for the State of Washington
Notary Signature
residing at Woodinville

Department of Transportation Certification

I, certify the attached final estimate to be based upon actual measurements, and to be true and correct.

Approved Date 7/9/14

[Signature] P.E.
Project Engineer / Project Administrator Signature

[Signature]
Regional Administrator, Area Administrator, or Facilities Administrator Signature
City Engineer

Headquarters Use Only

Secretary of Transportation hereby accepts the completed contract pursuant to Section 1-05.12 of the Contract provisions.

X Secretary of Transportation/or Designee Signature _____ Date of Acceptance _____

This Final Contract Voucher Certification is to be prepared by the Project Engineer or Project Administrator and the original forwarded to Olympia Headquarters for acceptance and payment.

Contractors Claims, if any, must be included and the Contractors Certification must be labeled indicating a claim attached.

Original to: State Construction Office Copies by State Accounting Office, Contract Payments to: Region Project Engineer or Project Administrator Contractor



City Council Agenda Bill

Meeting Date: July 15, 2014

Date Submitted: July 10, 2014

Originating Department: Parks and Recreation

Clearances:

<input checked="" type="checkbox"/> City Manager	<input type="checkbox"/> Community Development	<input checked="" type="checkbox"/> Parks & Recreation
<input checked="" type="checkbox"/> Attorney	<input type="checkbox"/> Finance & IT	<input type="checkbox"/> Police
<input type="checkbox"/> Admin Services	<input type="checkbox"/> Fire	<input type="checkbox"/> Public Works

Subject: Declaring real property surplus and authorizing its sale

Action Required: Motion to adopt the resolution declaring certain real property as surplus to the needs of the City and authorizing its sale.

Exhibits:

1. Resolution
2. Parcel Map of Sammamish Landing area (Exhibit A to Resolution)

Budget: N/A

Summary Statement:

The proposed resolution would declare parcels 1825069059, 1825069030 and 1825069074, currently owned by the City of Sammamish, as surplus and authorize the City Manager or his designees to convey these properties using reasonably available commercial means, including but not limited to, a real estate broker. A parcel map of the Sammamish Landing area showing the parcels at issue is attached.

Background:

These parcels, also known as the "Magnusson Parcels," were purchased in 2011 for a purchase price of \$700,000. The purchase included two adjoining waterfront parcels, contiguous with Sammamish Landing Park.

Shortly after the purchase of the Magnusson parcels, the waterfront portion of the property was separated from the upland parcels and is now undeveloped land at Sammamish Landing Park; these waterfront parcels are shown as parcels 1825069121 and 1825069122 on the attached parcel map. Staff evaluated the remaining upland parcels and did not identify a future public use for this land. The staff recommendation is to surplus and convey this property.

Financial Impact:

Staff obtained a preliminary fair market value assessment from a local realtor specializing in the sale of vacant land. The combined fair market value of all three parcels is approximately \$800,000.

Recommended Motion:

Move to approve the resolution declaring certain real property as surplus to the needs of the City and authorizing its sale.

**CITY OF SAMMAMISH
WASHINGTON
RESOLUTION NO. R2014-__**

**A RESOLUTION OF THE CITY OF SAMMAMISH,
WASHINGTON, DECLARING AS SURPLUS AND
PROVIDING FOR THE DISPOSAL OF CERTAIN REAL
PROPERTY**

WHEREAS, the City of Sammamish from time to time has assets which become surplus to its needs; and

WHEREAS, the City Council has the responsibility to dispose of surplus property pursuant to Section 35A.11.010 RCW; and

WHEREAS, the City Council must assure that this responsibility is carried out in the public interest by the City of Sammamish;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SAMMAMISH, WASHINGTON, DOES RESOLVE AS FOLLOWS:

Section 1. The follow parcels of real property (“Assets”) are hereby declared surplus:

- a. Tax Parcel No. 1825069029 as depicted on the attached Exhibit A, subject to City confirmation of the legal description for said Tax Parcel;
- b. Tax Parcel No. 1825069030 as depicted on the attached Exhibit A, subject to City confirmation of the legal description for said Tax Parcel; and
- c. Tax Parcel No. 1825069074 as depicted on the attached Exhibit A, subject to City confirmation of the legal description for said Tax Parcel.

Section 2. The Assets described in Section 1 of this Resolution will be disposed of in a commercially reasonable manner, including, but not limited to, by public auction, private negotiation, or the use of a real estate professional.

PASSED BY THE CITY COUNCIL OF THE CITY OF SAMMAMISH, WASHINGTON, AT A REGULAR MEETING THEREOF THIS ____ DAY OF JULY, 2014.

CITY OF SAMMAMISH

Mayor Thomas E. Vance

Exhibit 1

ATTEST/AUTHENTICATED:

Melonie Anderson, City Clerk

Approved as to form:

Michael R. Kenyon, City Attorney

Filed with the City Clerk: July 10, 2014

Passed by the City Council:

Resolution No.:





City Council Agenda Bill

Meeting Date: July 15, 2014

Date Submitted: July 10, 2014

Originating Department: Community Development

Clearances:

- | | | |
|--|---|---|
| <input checked="" type="checkbox"/> City Manager | <input checked="" type="checkbox"/> Community Development | <input type="checkbox"/> Parks & Recreation |
| <input checked="" type="checkbox"/> Attorney | <input checked="" type="checkbox"/> Finance & IT | <input type="checkbox"/> Police |
| <input type="checkbox"/> Admin Services | <input type="checkbox"/> Fire | <input type="checkbox"/> Public Works |

Subject: Professional services contract for inspection services with BHC Consultants.

Action Required: Authorize the City Manager to sign the contract.

Exhibits: 1. Attachment A, contract

Budget: 2014 – General Fund/Community Development operating budget (professional services account number 001-558-559-20-41-00). The cost of the additional contracted inspection services is needed due to the departure of our Limited Term Employee, building inspector.

Summary Statement: Building inspections are demand driven, time sensitive, and are required for all permits issued. Due to an increase in permits being issued and unanticipated staffing vacancies, contracted inspection services are needed. This new contract with BHC Consultants for inspection services would be utilized as a 40 hour a week service through the year 2014. The amount of the contract would not exceed \$60,000. Revenue from an increased number of permits issued is anticipated to be sufficient to cover the contract amount.

Financial Impact: There is no financial impact since the soon to be vacant Limited Term Employee position was already budgeted and approved. Any cost overruns are expected to be offset by greater than anticipated building permit revenue collections. This contract is revenue neutral being paid for with development permit revenues.

Recommended Motion: Authorize the City Manager to execute the contract with BHC Consultants in an amount not to exceed \$60,000.

**CITY OF SAMMAMISH
AGREEMENT FOR SERVICES**

Consultant: BHC Consultants, LLC

This Agreement is entered into by and between the City of Sammamish, Washington, a municipal corporation, hereinafter referred to as the "City," and BHC Consultants, LLC hereinafter referred to as the "Consultant."

WHEREAS, the City desires to have certain services performed for its citizens; and

WHEREAS, the City has selected the Consultant to perform such services pursuant to certain terms and conditions;

NOW, THEREFORE, in consideration of the mutual benefits and conditions set forth below, the parties hereto agree as follows:

1. Scope of Services to be Performed by Consultant. The Consultant shall perform those services described in Exhibit "A" of this agreement. In performing such services, the Consultant shall comply with all federal, state, and local laws and regulations applicable to the performance of such services. The Consultant shall perform services diligently and completely and in accordance with professional standards of conduct and performance.

2. Compensation and Method of Payment. The Consultant shall submit invoices for work performed using the form set forth in Exhibit "B".

The City shall pay Consultant:

[Check applicable method of payment]

According to the rates set forth in Exhibit "A"

A sum not to exceed

Other (describe): _____

The Consultant shall complete and return to the City Exhibit "C," Taxpayer Identification Number, prior to or along with the first invoice submittal. The City shall pay the Consultant for services rendered within ten days after City Council approval.

3. Duration of Agreement. This Agreement shall be in full force and effect for a period commencing upon execution and ending December 31, 2014, unless sooner terminated under the provisions of the Agreement. Time is of the essence of this Agreement in each and all of its provisions in which performance is required.

4. Ownership and Use of Documents. Any records, files, documents, drawings, specifications, data or information, regardless of form or format, and all other materials produced by the Consultant in connection with the services provided to the City, shall be the property of the City whether the project for which they were created is executed or not

5. Independent Contractor. The Consultant and the City agree that the Consultant is an independent contractor with respect to the services provided pursuant to this Agreement. The Consultant will solely be responsible for its acts and for the acts of its agents, employees, subconsultants, or

Exhibit 1

representatives during the performance of this Agreement. Nothing in this Agreement shall be considered to create the relationship of employer and employee between the parties hereto.

6. **Indemnification.** The Consultant shall defend, indemnify and hold the City, its officers, officials, employees and volunteers harmless from any and all claims, injuries, damages, losses or suits including attorney fees, arising out of or resulting from the negligent acts, errors or omissions of the Consultant, in performance of this Agreement, except for injuries and damage caused by the sole negligence of the City.

7. **Insurance.**

A. The Consultant shall procure and maintain for the duration of the Agreement, insurance against claims for injuries to persons or damage to property which may arise from or in connection with the performance of the work hereunder by the Consultant, its agents, representatives, or employees.

Minimum Scope of Insurance

Consultant shall obtain insurance of the types described below:

1. Automobile Liability insurance covering all owned, non-owned, hired and leased vehicles. Coverage shall be written on Insurance Services Office (ISO) form CA 00 01 or a substitute form providing equivalent liability coverage. If necessary, the policy shall be endorsed to provide contractual liability coverage.
2. Commercial General Liability insurance shall be written on ISO occurrence form CG 00 01 and shall cover liability arising from premises, operations, independent contractors and personal injury and advertising injury. The City shall be named as an additional insured under the Contractor's Commercial General Liability insurance policy with respect to the work performed for the City.
3. Workers' Compensation coverage as required by the Industrial Insurance laws of the State of Washington.
4. Professional Liability insurance appropriate to the Consultant's profession.

Minimum Amounts of Insurance

Consultant shall maintain the following insurance limits:

1. Automobile Liability insurance with a minimum combined single limit for bodily injury and property damage of \$1,000,000 per accident.
2. Commercial General Liability insurance shall be written with limits no less than \$1,000,000 each occurrence, \$2,000,000 general aggregate.
3. Professional Liability insurance shall be written with limits no less than \$1,000,000 per claim and \$1,000,000 policy aggregate limit.

Other Insurance Provisions

The insurance policies are to contain, or be endorsed to contain, the following provisions for Automobile Liability, Professional Liability and Commercial General Liability insurance:

Exhibit 1

- A. The Consultant's insurance shall not be cancelled by either party except after thirty (30) days prior written notice has been given to the City

Verification of Coverage

Consultant shall furnish the City with original certificates and a copy of the amendatory endorsements, including but not necessarily limited to the additional insured endorsement, evidencing the insurance requirements of the Consultant before commencement of the work.

8. Record Keeping and Reporting.

A. The Consultant shall maintain accounts and records, including personnel, property, financial, and programmatic records, which sufficiently and properly reflect all direct and indirect costs of any nature expended and services performed pursuant to this Agreement. The Consultant shall also maintain such other records as may be deemed necessary by the City to ensure proper accounting of all funds contributed by the City to the performance of this Agreement.

B. The foregoing records shall be maintained for a period of seven years after termination of this Agreement unless permission to destroy them is granted by the Office of the Archivist in accordance with RCW Chapter 40.14 and by the City.

9. **Audits and Inspections.** The records and documents with respect to all matters covered by this Agreement shall be subject at all times to inspection, review, or audit by the City during the performance of this Agreement.

10. Termination.

A. This City reserves the right to terminate or suspend this Agreement at any time, with or without cause, upon seven days prior written notice. In the event of termination or suspension, all finished or unfinished documents, data, studies, worksheets, models, reports or other materials prepared by the Consultant pursuant to this Agreement shall promptly be submitted to the City

B. In the event this Agreement is terminated or suspended, the Consultant shall be entitled to payment for all services performed and reimbursable expenses incurred to the date of termination.

C. This Agreement may be cancelled immediately if the Consultant's insurance coverage is canceled for any reason, or if the Consultant is unable to perform the services called for by this Agreement.

D. The Consultant reserves the right to terminate this Agreement with not less than fourteen days written notice, or in the event that outstanding invoices are not paid within sixty days.

E. This provision shall not prevent the City from seeking any legal remedies it may otherwise have for the violation or nonperformance of any provisions of this Agreement.

11. **Discrimination Prohibited.** The Consultant shall not discriminate against any employee, applicant for employment, or any person seeking the services of the Consultant under this Agreement, on the basis of race, color, religion, creed, sex, age, national origin, marital status, or presence of any sensory, mental, or physical handicap.

12. **Assignment and Subcontract.** The Consultant shall not assign or subcontract any portion of the services contemplated by this Agreement without the prior written consent of the City.

Exhibit 1

13. Conflict of Interest. The City insists on the highest level of professional ethics from its consultants. Consultant warrants that it has performed a due diligence conflicts check, and that there are no professional conflicts with the City. Consultant warrants that none of its officers, agents or employees is now working on a project for any entity engaged in litigation with the City. Consultant will not disclose any information obtained through the course of their work for the City to any third party, without written consent of the "City". It is the Consultant's duty and obligation to constantly update its due diligence with respect to conflicts, and not the City's obligation to inquire as to potential conflicts. This provision shall survive termination of this Agreement.

14. Confidentiality. All information regarding the City obtained by the Consultant in performance of this Agreement shall be considered confidential. Breach of confidentiality by the Consultant shall be grounds for immediate termination.

15. Non-appropriation of funds. If sufficient funds are not appropriated or allocated for payment under this Agreement for any future fiscal period, the City will so notify the Consultant and shall not be obligated to make payments for services or amounts incurred after the end of the current fiscal period. This Agreement will terminate upon the completion of all remaining services for which funds are allocated. No penalty or expense shall accrue to the City in the event that the terms of the provision are effectuated.

16. Entire Agreement. This Agreement contains the entire agreement between the parties, and no other agreements, oral or otherwise, regarding the subject matter of this Agreement shall be deemed to exist or bind either of the parties. Either party may request changes to the Agreement. Changes which are mutually agreed upon shall be incorporated by written amendments to this Agreement.

17. Notices. Notices to the City of Sammamish shall be sent to the following address:

City of Sammamish
801 228th Avenue SE
Sammamish, WA 98075
Phone number: (425) 295-0500

Notices to the Consultant shall be sent to the following address:

Company Name BHC Consultants, LLC
Contact Name Willie Hill
Street Address 1601 Fifth Avenue, Suite 500
City, State Zip Seattle, WA 98101
Phone Number 206-505-3400
Email william.hill@bhconsultants.com

18. Applicable Law; Venue; Attorneys' Fees. This Agreement shall be governed by and construed in accordance with the laws of the State of Washington. In the event any suit, arbitration, or other proceeding is instituted to enforce any term of this Agreement, the parties specifically understand and agree that venue shall be exclusively in King County, Washington. The prevailing party in any such action shall be entitled to its attorneys' fees and costs of suit, which shall be fixed by the judge hearing the case and such fee, shall be included in the judgment.

19. Severability. Any provision or part of this Agreement held to be void or unenforceable under any law or regulation shall be deemed stricken and all remaining provisions shall continue to be valid and binding upon the City and the Consultant, who agree that the Agreement shall be reformed to replace such

Exhibit 1

stricken provision or part with a valid and enforceable provision that comes as close as reasonably possible to expressing the intent of the stricken provision.

CITY OF SAMMAMISH, WASHINGTON

CONSULTANT

By: _____

By: Craig Chambers,

Title: City Manager

Title: President

Date: _____

Date: _____

Attest/Authenticated:

Approved As To Form:

City Clerk

City Attorney

EXHIBIT A
CONSULTANT SERVICES

SERVICES TO BE PROVIDED:

BHC Consultants will provide building code inspection services as requested by the City.

I. BUILDING INSPECTIONS:

Consultant will provide an ICC certified building inspector to perform the following services:

- A. Upon authorization by the CITY, inspector will perform building inspection work for the City.
- B. At the request by the CITY, the inspector shall be asked to perform one or more of the following inspection tasks:
 - 1. non-structural fire and life safety inspections
 - 2. structural inspections
 - 3. energy code inspections
 - 4. barrier free inspections
 - 5. mechanical & plumbing inspections
- C. Inspector will provide building inspections in accordance with the currently adopted International Codes, Washington State Building Code (WAC 51-50 and 51-51), and energy code (WAC 51-11), and the applicable City Building Codes, except that inspector will confer with the Building Official or his/her agent on any portion of the review that specifically requires an approval of the Building Official under the applicable Code(s), or that involves an unusual interpretation.
- D. Inspections will be done in accordance codes, ordinances and regulations in effect and will be performed in a courteous and professional manner. Up-to-date records of inspection status will be maintained on the job card in the field and on the office copy of the permit.
- E. CITY shall guarantee a minimum of four (4) hours inspection work each day inspection services are provided.
- F. Inspection Fees as follows:

Inspection services will be billed at an hourly rate identified below.

Exhibit 1

Inspector's mileage to and from City assignment will be billed portal to portal from the Seattle BHC office at current IRS rate.

Travel mileage and time will not be charged for full time regular inspection assignments

Building Inspector,	\$65.00
Building Inspector, Combination	\$75.00
Backup inspections by William Hill	\$90.00
Civil Inspector	\$85.00
Administrative support	\$55.00
Travel and Mileage (for client requested meetings)	T & M (portal to portal)
Overtime Services	150% of rate schedule shown

These rates are effective from July 9, 2014 through December 31, 2014. No overtime will be charged without prior authorization by client.

EXHIBIT B



REQUEST FOR CONSULTANT PAYMENT

To: City of Sammamish
801 228th Avenue SE
Sammamish, WA 98075
Phone: (425) 295-0500
FAX: (425) 295-0600

Invoice Number: _____ Date of Invoice:

Consultant:

Mailing Address:

Telephone:

Email Address:

Contract Period: _____ Reporting Period:

Amount requested this invoice: \$ _____

Specific
Program: _____

Authorized signature

ATTACH ITEMIZED DESCRIPTION OF SERVICES PROVIDED

For Department Use Only

Exhibit 1

Total contract amount	
Previous payments	
Current request	
Balance remaining	

Authorization to Consultant: \$
Account Number:
Date:

Approved for Payment by: _____

Date:

Finance Dept.

Check # _____

Check Date: _____

EXHIBIT C



TAX IDENTIFICATION NUMBER

In order for you to receive payment from the City of Sammamish, the must have either a Tax Identification Number or a Social Security Number. The Internal Revenue Service Code requires a Form 1099 for payments to every person or organization other than a corporation for services performed in the course of trade or business. Further, the law requires the City to withhold 20% on reportable amounts paid to unincorporated persons who have not supplied us with their correct Tax Identification Number or Social Security Number.

Please complete the following information request form and return it to the City of Sammamish prior to or along with the submittal of the first billing invoice.

Please check the appropriate category:

Corporation

Partnership

Government
Consultant

Individual/Proprietor

Other (explain)

TIN No.: 26-1363237

Social Security No. NA

Exhibit 1

Print Name: Pakalana Patterson

Title: Office Manager

Business Name: BHC Consultants, LLC

Business Address: 1601 Fifth Avenue, Suite 500, Seattle WA, 98101

Business Phone: 206-505-3400

July 9, 2014

Date

Authorized Signature (Required)



City Council Agenda Bill

Meeting Date: July 15, 2014

Date Submitted: July 9, 2014

Originating Department: Public Works

Clearances:

- | | | |
|--|--|--|
| <input checked="" type="checkbox"/> City Manager | <input type="checkbox"/> Community Development | <input type="checkbox"/> Parks & Recreation |
| <input type="checkbox"/> Attorney | <input type="checkbox"/> Finance & IT | <input type="checkbox"/> Police |
| <input type="checkbox"/> Admin Services | <input type="checkbox"/> Fire | <input checked="" type="checkbox"/> Public Works |

Subject: Purchase of two variable message boards for Maintenance and Operations off of the State contract.

Action Required: Authorize the City Manager to purchase two variable message boards for Maintenance and Operations through the State contract.

Exhibits: NA

Budget: \$40,000 is available for variable message boards in the approved 2014 budget in the equipment and replacement fund (501-000-594-48-64-00).

Summary Statement:

These Variable message boards will meet the needs of the public works, parks, and police team in notifying the public about important information dealing with road conditions, city events, and public safety notifications.

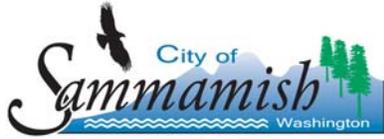
Background:

These two variable message boards will replace the two existing message boards that the city currently owns. The two existing variable message boards were acquired by the city during the construction of 228th Avenue SE Phase B. These boards currently do not work. They use outdated technology and the replacement parts for these boards are no longer available making them impossible to service and repair.

Financial Impact:

The total cost of two variable message boards is \$39,310.50 including sales tax. There is \$40,000 in equipment and replacement fund budget (501-000-594-48-64-00).

Costs	
Two variable message boards MB2-LR-1548	\$35,900.00
SST@9.5 %	\$ 3,410.50
Total	\$39,310.50



City Council Agenda Bill

Recommended Motion:

Authorize the City Manager to purchase two variable message boards for Maintenance and Operations through the State contract for a total cost of \$39,310.50 including sales tax. Equipment Rental & Replacement Fund – Machinery & Equipment
501-000-594-48-64-00

COUNCIL  *MINUTES*

Regular Meeting
June 17, 2014

Mayor Tom Vance called the regular meeting of the Sammamish City Council to order at 6:30 pm.

Councilmembers present:

Mayor Tom Vance
Deputy Mayor Kathy Huckabay
Councilmember Bob Keller
Councilmember Tom Odell
Councilmember Ramiro Valderrama
Councilmember Nancy Whitten

Councilmembers excused:

Councilmember Gerend

Motion: Deputy Mayor Huckabay moved to excuse Councilmember Gerend. Councilmember Odell seconded. Motion carried unanimously 6-0.

Staff present:

Ben Yazici, City Manager
Lyman Howard, Deputy City Manager
Laura Philpot, Assistant City Manager/Director of Public Works
Beth Goldberg, Administrative Services Director
Joe Guinasso, Finance and Technical Services Director
Jesse Bon, Director of Parks and Recreation
Jeff Brauns, City Engineer
Mike Kenyon, City Attorney
Lita Hachey, Administrative Assistant to the City Clerk

Roll Call

Roll was called

Flag Ceremony/Pledge of Allegiance

Boy Scout Troop 751 led the flag ceremony and pledge.

Approval of Agenda

MOTION: Deputy Mayor Huckabay moved to approve the agenda. Councilmember Whitten seconded. Motion carried unanimously 6-0.

Councilmember Odell moved to remove item # 8, 2014 Residential Pond Mowing/Plantscapes from the consent agenda and move it to Item # 13 on the agenda.

MOTION: Councilmember Huckabay moved to approve the consent agenda as amended. Councilmember Whitten seconded. Motion carried unanimously 6-0.

Presentations/Proclamations

East Lake Sammamish Trail/King County

Laura Philpot, Assistant City Manager/Director of Public Works introduced Monica Leers, King County Capital Planning Manager, who gave an update on the improvements to the East Lake Sammamish Trail Project (ELSTP) and showed a presentation (*available on the City website at www.sammamish.us/events/Default.aspx?ID=2985*)

Public Comment

Ed Bronsdon, 6344 NE 74th Street, #102, Seattle, WA, Executive Director - Outdoors for All Foundation – Here to speak officially on position of the Outdoors for All Foundation. Too often individuals with disabilities lack access to recreation. Their position is very much in favor of a paved, multi-use trail. Urge continued support of the trail.

Mike Collins, 2841 E. Lake Sammamish Pkwy NE – (Submitted a list of signatures) the design plans are very difficult to read for the average person on the lake [placed full-sized plan set atop lectern]. This will be one of the most congested trails in the state. The amount of space between the trail and home is very limited. Parks have a real tough job. Read the [Danny Westneat article, [Seattle Times – 6/7/2014](#)] – who bought what and when. Also referenced another Seattle Times article about the current negotiation concerning the width of the trail in Ballard – a 10 foot trail vs. 18 feet. The environmental issues on Lake Sammamish are significant. 8 feet makes a difference. The City Council is the governing body for things like speed limits and width of the trail. Renton decreased the speed limit to 10 mph. In some places the Sammamish trail will be only 8’ wide – there’s at least one in this drawing. Some of the other laws have changed recently – heard about the lawsuit in Wyoming, protections that afforded for park owners have been lowered.

Questions:

- 1. *How are the plans going to be shared to make it easier for people to understand them?***
- 2. *What specific location on the Sammamish trail will be only 8 feet wide? Can that be done on other portions of the trail?***
- 3. *What is the current speed limit on the trail and would Sammamish consider a 10 MPH speed limit?***
- 4. *What are the implications to the ELST project in light of recent judicial action/legislation (Wyoming lawsuit & protections to Park owners) Park owners or landowner?***

Shikha Minocha, 370 218th Place SE, spoke about the increase in traffic on SE 4th Street and requested a sidewalk be built. She submitted a petition from the local residences.

Karen Abel, 95 Front Street N, Issaquah, Executive Director of Art East, Issaquah, WA, spoke regarding the Art East programs and the Arts Outside Festival happening this summer. www.ArtEast.org

Gene Morel, 2933 E. Lake Sammamish Pkwy SE – (His grandfather bought their lot 70 years ago) Requested that the City Council fulfill their obligations to their local government entity and require King County to define their legal easement rights. He heard basically the same presentation from Parks employees. The County rep stated specifically that parcels in Section 7 the county doesn't have fee title to the parcels, nor do they have written easement agreements that define the easement width. As a result they filed a lawsuit and won a takings claim for the taking of their land for the trail. The US Federal Claims court has confirmed that they own the underlying fee title to the land. One of the complications of this result, specifically for Section 7, is that not only does the County not have fee title to the land, but no documents exist that document the exact width of the right of way. There are no documents that say that they can construct an 18 foot trail. At most they have a prescriptive easement of an unknown width. Back at that previous meeting – he has a transcript and a recording - the Parks representative stated that the County would work to get the necessary easement agreements before the Interim Trail planning continued. Nothing has happened. The City issued permits for the interim trail without proper documentation, specifically defining the County right to build on the ROW. He requested that the property ownership issue be resolved before the 60% plans are released.

Question: How is the county asserting they have proper easements through the Section 7 area?

Andrea Parrish, 3835 E. Lake Sammamish Parkway NE – (Grew up on East Lake Sammamish) they are not against the trail – but asking for help. There is a sense of helplessness for some give and take. Feels that the homeowners/citizens need to be heard and listened to. Expressed concerned about 30-year old redwood trees 1' from the trail being removed [she held up “protected” tree tags].

Questions: How many significant trees were removed in phase 1? What do the tree tags signify?

Jan Bird, 3310 221st Ave SE, Friends of the East Lake Sammamish Trail – Supports the trail. Very happy with the interim trail – a great amenity for the community. It makes no sense to leave the middle section unpaved. Acknowledged the need for an accessible trail. Hope that the County will only remove the trees that are absolutely necessary. The arborvitae that homeowners have planted next to the trail create a tunnel.

Jim Stenson, 2029 E. Lake Sammamish Pkwy NE – [He attempted to ask the audience to express support by holding flags] He is the “poster boy” for Stenson Et al. He is not here to affect the permit for the North Sammamish Section. His first meeting with King County parks was very negative – it was a presentation. He didn't hear anything from the County about making changes to accommodate any of the resident's concerns. What he took out of the meeting was “It's mine, I own it, so sue me”. Felt bullied. He heard about the permit being issued - he didn't receive the required legal notice. The legal process was the only tool to get the County to listen. As a result, he appealed the shoreline permit and eventually settled with King County. The legal process was unnecessary, but there was no alternative. Requested that the permit process be reviewed and expressed his concerns about the process to date.

Questions:

- 1. What process/public involvement improvements have been made to improve citizen interaction for the South Sammamish segments?***
- 2. How does King County ensure that all legal mailing notices are sent and that mailing lists are accurate?***

Tom Masterson, 2007 E. Lake Sammamish Pkwy NE - In favor of the trail improvements, but doesn't think the County is considering adjacent resident's needs. King County has this agenda that they are building a world class trail/road. The trail alignment is moving toward the lake – not equally to all. They did this with their own agenda – approved their own plans. Things need to be done legally and done right. The devastation is appalling. Their staff is very nice but they won't adjust the alignment. He lost very little, but wants privacy. He couldn't find anything on the plans that shows replanting – he can read plans. They are not doing anything. This is not Russia. Encouraged City Council to do the right thing and “Stand by Me” and his neighbors.

Question: Is there a revised planting plan for the North Sammamish segment?

Reid Brockway, 167 E. Lake Sammamish Shore Lane NE – King County is not in compliance with City code – 1) Title 25, shoreline requirements, 2) 21A.50, Environmentally Critical Areas, or 3) Title 13, Surface Water Management. The biggest issue is the gross understatement of the additional impervious areas. The SMP requires to minimize clearing and grading.

Question: Verify Phase 1 is in compliance with Sammamish Codes: Titles 25, 21A.50, and Title 13

Susan Brockway, 167 E. Lake Sammamish Shore Lane NE - [continuing from her husband's comments] The ECA calls for no impervious surfaces within the fish and wildlife habitat conservation areas. Concern for code compliance: surface water. Dog waste runoff is piped directly to the lake. Problems with Critical Areas Study. The design takes as a given that the trail would be 18 feet wide. King County's design should use pervious pavement.

Question: Verify Phase 1 is in compliance with Sammamish Codes: Titles 25, 21A.50, and Title 13

Dan Denton 835 E. Lake Sammamish Pkwy NE – He joins in the previous comments. He is not against the trail but is this much pavement really necessary? Eighteen feet is enough for two semis to pass. The County said that there would be no increase in the number of bicyclists riding on the trail. He was surprised when construction began on the trail. He was not informed. He feels that the final design decisions should be with the City of Sammamish.

Questions: Provide information about the difference between forecast of bicycle riders on interim trail vs. master plan trail

Jim Creevey, 1103 E. Lake Sammamish Pkwy NE, former CAG (Citizens Advisory Group) member - Lived through much controversy on this corridor; beginning with train whistles. I was the only CAG member who voted to not pave the trail. Concern for privacy, landscaping, impacts to private property. He would like King County to listen to the homeowners complaints.

Question: What process/public involvement improvements have been made to improve citizen interaction for the South Sammamish segments?

Ann Harrison, 1637 219th Place SE, spoke regarding site B in Big Rock Park. She is excited about the new park but concerned that they get the right amount of parking. Enough for park users but not so much that cars are spilling out into the neighborhood. She feels the gravel road should be paved for concerns about sound reduction.

Deb Grasso, 1700 220th Ave SE, spoke about Big Rock Park, Site B. After several meetings last year it was revealed that this would be natural, passive, park with limited parking of 8 – 10 spaces, including ADA parking. There would be no community garden and a medium size picnic shelter. The plans are now continually changing and expanding. She suggested making the minimal changes that were agreed upon, while still making a beautiful park for the community.

Elizabeth Holt, 21926 SE 16th Place, spoke about Big Rock Park, Site B. She feels like the community is not being heard.

Janet Wilson, 1653 219th Place SE, spoke regarding Big Rock Park.

Sean Smith, 1605 218th Court SE, spoke regarding Big Rock Park.

Peter Goldman, 615 2nd Ave # 360, Seattle, WA - Thank you for making the trail a reality. King County needs to be a good neighbor and I urge King County to listen to neighbors' concerns. The master plan trail should be designed safely. Perhaps the trail could be narrowed in select locations to save trees. Consider installing electronic system to alert cars of trail crossings.

Question: Share the safety features of the new intersection design.

Matt Cohen, 1531 32nd Ave S, Seattle, WA, Friends of the East Lake Sammamish Trail – The amount of litigation and administrative process on this project is appalling. King County is almost done. The project is a huge success and jewel for our community. Need to finish the trail and protect the rights & minimize impacts to neighbors.

Vicki Beres, 2305 E. Lake Sammamish Place SE – (Resident since 1975) the trail splits many properties in half. The plan calls for inserting a public park through their property. The lack of concern frightens her. We're having this done to us. Several of the people in support of the project are from the Land Conservancy -- they doubled their money by selling to King County. They stand to make money. I'm not trying to stop the trail, but want it done with consideration.

Fred Wilson, 1547 211th Ave NE - (20-year resident) Supports the trail project and would like to see it completed as soon as possible. The vast majority of residents in Sammamish support the trail. This is a long time coming. Continue forward. The trail is a wonderful asset

Lee Donahue, 1909 234th Court NE, (12-year resident) supports the trail and is a frequent bike commuter and regional trail user. Many people commute by bike on the trail. I hope you can tell by looking at me that I'm not a fast cyclist. Several recommendations to make the City more bike friendly: provide a bicycle map, landmarks, bike lanes, commuter routes. Fixing potholes on the downhill routes is critical for safety purposes. He would like to see multi-use trail connections. He suggested creating an Advisory committee for commuters, bikers and pedestrians.

Question: City staff to follow up requesting locations of potholes.

Samuel Rodabough, 10900 NE 4th St. suite 2300, Bellevue, WA, Legal Counsel for SHO Group - Legal counsel speaking on behalf of shoreline property owners. They reached a settlement with King County during the recent appeal process. The spirit of the settlement - They asked for greater transparency, robust public process, and safety improvements. He has seen positive signs from King County but there is much to be done. The measuring stick is not about the quantity of public meetings and mailings but the responsiveness of the County and City. One issue off limits is the trail alignment, but it is most

important to residents. He is asking for the County to find some way to be flexible. Vegetation, landscaping and privacy are also important issues. The property owners must apply to the County to plant on their own property. The County owns fee interest through the conditional use permit process. Urge the Council to consider speed limits reductions.

Questions:

- 1. What process/public involvement improvements have been made to improve citizen interaction for the South Sammamish segments?**
- 2. What is the planting plan for the North Sammamish segment? Is there a more robust plan being developed?**
- 3. What is the current speed limit on the trail and would Sammamish consider a 10 MPH speed limit?**

Lance Kilgore, 1731 E. Lake Sammamish Place SE - King County is walking all over the residents and the City. Why are trees being removed clearly marked by Sammamish to be preserved? They're cutting down old growth trees and removing natural habitat; replacing trees with low growing shrubs. What about the lake? Concern for water quality. King County needs to show more respect. The trail runs within feet of homes. This is illegal and unconstitutional. We own this property. Supports the trail but not an 18 foot eyesore.

Questions: How many significant trees were removed in the North Sammamish segment? What are the tree tags signifying? What is the new planting plan?

Ray Spencer, 133 E. Lake Sammamish Place NE, President of Citizens for Safe and Legal Trails - (resident since 1992) He is on the opposite side of Peter Goldman. He is the lead plaintiff in the US court case. He has found the County to be pros at pushing their own agenda. They provide little information and it is very confusing. King County ripped out structures on private property during the construction of the interim trail.

Question: What process/public involvement improvements have been made to improve citizen interaction for the South Sammamish segments?

Mark Cross, 247 208th Ave SE – (28-year resident) He hopes that the City can go forward with a native planting plan. Planting arborvitae to provide privacy and block public views from the public lake is not appropriate, he suggested that the City consider allocating \$5M for flexibility in design, preserving public views, and planting.

Question: What is the new planting plan?

Mike Parrott, 2311 E. Lake Sammamish Pkwy SE – The trail bisects his property – it is one of the reasons why they moved to this property. The issue is with the width – flexibility is needed. He is all for paving the trail and accessibility, but is concerned about the width. He uses the trail daily and the width is a real issue. King County is knocking out fences and walls.

Chuck Meyer, 2121 E. Lake Sammamish Place SE – (resident along corridor since 1969) He wanted to provide perspective for emotions and frustrations. In 1974 King County chose 7 areas to convert to public parks. They would have condemned homes. Over 450 residents attended a public meeting in Redmond. It feels like we've been fighting against this project for 40 years. He's not opposed to the trail but is opposed to the juggernaut that runs over citizens without common decency. Not respecting

property rights and a lack of respect. He asked to please understand how they feel. He is looking forward to the Council protecting their interests.

Question: What process/public involvement improvements have been made to improve citizen interaction for the South Sammamish segments?

Scott Bergevin, 3811 E. Lake Sammamish Pkwy NE – He doesn't think anyone plans on listening to us tonight. He has been told over and over, but nothing happens. He had the right to appeal the plans. He paid his \$250 but his appeal application was refused by the City. They threw out his appeal and said his interests would be represented by the other appellants. They lost the appeal. A drain shown on the plans that he installed is being claimed by the County. He has extensive experience in design and construction and there's no way he could get away with how King County is addressing impervious surface – it's insane. His main complaint is the wetland impacts. If the public has a right to enjoy their views they should pay a part of their property taxes.

Questions:

1. ***What process/public involvement improvements have been made to improve phase 2 citizen interaction?***
2. ***What are the surface water codes and regulations that are relevant and how is the County meeting them?***

Ben Yazici, City Manager - He suggested going through the transcripts to create a list of questions to review. The City Council will then review and also add their questions.

1. Are there sections of the North Sammamish segment that are only 8' wide? (Mike Collins statement)

KC Response: Does not know of any areas in the North Sammamish segment to be 8 feet. There are some narrower sections along the Sammamish River trail, 10 or 12 feet but not 8 feet. Will need to check. The County wants to be a good neighbor. They meet with the City every 2 weeks. Please work with the City attorney to address homeowners concerns regarding ownership of the trail corridor.

KC Response: Regarding legal ownership – the County Prosecuting Attorney to follow up. Regarding settlements with property owners – this is at a Federal level and are using federal funds. King County does not have a hand in the settlements. No King County funds are going to the settlements.

2. Several individuals commented that King County is not complying with City Code. Could you address this comment? The trail is moving towards the lake rather than to the east

KC Response: With regards to the Environmental issues and the trail alignment: There are many constraints to avoid and minimize impacts. King County will have their wetland biologist work with homeowners, step by step. Ben offered support of City staff for sensitive area reviews.

3. Mr. Goldman has suggested the Surface water management and clearing & grading permits were not properly obtained. – Ben to follow up on this

Councilmember Bob Keller - He attended the last open houses and thought that they went well.

1. Why has it taken so long for King County to respond to the citizen questions?

KC Response: There have been 140 questions total and most have had a response now. The response was carefully processed, facts obtained and put together and released as soon as they were complete.

Deputy Mayor Kathy Huckabay –Expressed concern about safety issues when vehicles cross over the trail. There are some sight distance issues and they can be dangerous.

1. How is King County improving intersections? Sight distance is critical. Could you install a mirror system?

KC Response: the crossings are designed with concrete to contrast with the pavement and alert the bikers and pedestrians. There will be bollards, mirrors and signage installed when needed.

Councilmember Nancy Whitten – She’s listened to trail neighbor’s concerns for years and decided the trail is for the greater good of the community. It is a wonderful regional facility. We can work together on landscaping. Providing safe sightlines is the highest priority.

1. Concerning the alignment of the trail, are there other choices? Can we make other plans, moving alignments? Can you be more flexible in the trail alignment?
2. Trail width – Are there areas where there can be flexibility on the width?

KC Response: Absolutely want to be flexible. There are safety and environmental standards to comply with. She pledged to work with people in good faith.

3. Advance negotiations for the future sections. Providing more advance notice and discussions and willingness to work with the homeowners.

Councilmember Ramiro Valderrama - The Trail is a great amenity. I am concerned about the amount of time it’s taken to receive a project update. He would have expected more timely responses to the 140 questions from the homeowners.

1. How many citizens are still awaiting responses from King county.

KC Response: There are 6 more to go that remain open.

2. Trees. There are a number of trees tagged and taken down. How many significant trees will be removed?

KC Response: All the trees have been removed in the north end. An arborist will come in and review the remaining tags. Monica will get back to him.

3. The SMP [Shoreline Master Program] and protection of the lake. Why are we going closer to the lake?

KC Response: The trail is for non-motorized use and trails are exempt from this. The move to the lake and not the wetlands is due to the regulations and are being followed according to the standards.

4. Code compliance is being followed but we need to be sensitive and responsive to the citizen needs.

5. What is the cost of the maintenance and operations moving forward? There is a lot of the money needed to maintain them. What if the County no longer can afford the costs? Would they be transferred back to the City?

KC Response: The trails would not be transferred to local cities in the event of KC not having funds to maintain them. Levy lid lifts has been providing dedicated funding. This are been renewed with a 6 years levy. This is the 3rd parks levy that has been approved by voters.

6. [Question was asked to Staff after Councilmember Odell was finished] Did the wetland review go to the US Army Corps of Engineers?

Councilmember Tom Odell - Stated he has heard no one who was opposed to the trail. But many homeowners are frustrated and their concerns are well taken. He thinks there is an opportunity for common sense.

1. What is the total cost of the Sammamish portion?

KC Response: North section is \$6 million. Section A - \$2.5 million & Section B - \$ 5-6 million. Approximately half of that funding has come through grants.

2. Of the requests for change, what percentage has been resolved? Even partially satisfactorily?

KC Response: Ms. Leers will get back to him with the numbers.

3. During construction, what accommodations are being made to homeowners to provide full access to their properties?

KC Response: Access will always be maintained. She will follow up with this.

4. Has King County considered using pervious pavement?

KC Response: They have been able to meet their mitigation requirements in other ways. They've looked at pervious pavement. It has a higher cost and more maintenance and doesn't last as long. For users, there is not a consistent feel to the surface, it is also a rougher surface.

5. Restroom facilities: Would the County be interested in sharing the cost of a restroom at Sammamish Landing Park?

KC Response: Ms. Leers will look into the matter and the current locations planned for restrooms.

Consent Agenda

Payroll for the period ending May 31, 2014 for pay date June 5, 2014 in the amount of \$311,398.78

Approval: Claims for period ending June 17, 2014 in the amount of \$ 1,878,149.01 for Check No. 37691 through 37837

Ordinance (O2014-370): Second Reading Imposing A Moratorium On The Establishment Of Certain Marijuana-Related Facilities; Defining Said Certain Marijuana-Related Facilities; Entering Legislative Findings; Providing For Severability; And Establishing An Effective Date

Ordinance (O2014-371): Second Reading Prohibiting The Establishment, Location, Operation, Licensing, Maintenance Or Continuation Of Medical Marijuana Collective Gardens; Providing For Severability; And Establishing An Effective Date

Resolution (R2014-588): Appointing One Member to the Beaver Lake Management District Advisory Board

Contract: 212th Way SE Preliminary Design/Gray & Osborne, Inc.

Contract: Sammamish Community & Aquatic Center Building Commissioning Services/Engineering Economics, Inc.

Contract: Sammamish Community & Aquatic Center Construction Materials Testing/Kleinfelder

Contract: 2014 Residential Pond Mowing/Plantscapes

Amendment: Evans Creek Preserve Trails/Washington Trails Association

Approval: May 13, 2014 Study Session Notes

Public Hearing

Resolution (R2014-589): Adopting An Updated Six-Year Transportation Improvement Plan For 2015-2020

Jeff Brauns, City Engineer and Laura Philpot, Assistant City Manager/Director of Public Works gave a staff report and a PowerPoint presentation (*available on the city's website at www.sammamish.us*)

Public Comments

Public Hearing opened and closed at 9:43 pm with no comments.

Councilmember Whitten expressed concerns about Item # 2, Issaquah-Pine Lake Rd – Klahanie Blvd to SE 32nd, the left-hand turn lanes at the Montessori school and that it is not in the 6 year plan. She would like to see sidewalks and biking lanes in Item # 2. This should be brought up to a higher priority for the safety concerns. City Manager Ben Yazici suggested that preliminary design funds will be set aside for 2016 in the Budget and brought back to Council for final action.

Councilmember Valderrama had a question about Item # 7 Issaquah-Fall City Rd – SE 48th Street to Klahanie Dr. SE – This project will be done in phases. This is the only project that is affecting Klahanie at this time.

Deputy Mayor Huckabay – Do traffic counts take into effect that Bellevue College is coming to Sammamish? The Issaquah Highlands complete build out has already been included in our traffic model. Also, the extension of the southbound lane of 228th Ave SE, is that going beyond SE 32nd St so that it matches up with the left turn lane into the middle school. Jeff Brauns stated that the intent is to provide additional capacity southbound through the intersection up until SE 32nd Street and merge back into a single southbound lane.

Deputy Mayor Huckabay reiterated the comments about bike lanes being too narrow, stated that we don't clean them and that many have potholes. She suggested more maintenance is needed. She requested signs for direction to the Lower Commons Park from SE 4th Street for both directions.

Councilmember Keller stated that 212th Ave SE (Snake Hill) needs to be addressed. Ben Yazici confirmed that that is a separate issue and has been approved for design.

MOTION: Deputy Mayor Huckabay moved to approve the resolution (R2014-589) adopting the 2015-2020 Transportation Improvement Plan. Councilmember Whitten seconded. Motion carried unanimously 6-0.

Ordinance: SE 7th Street Vacation

Laura Philpot, Assistant City Manager/Director of Public Works gave the staff update.

MOTION: Councilmember Valderrama moved to cancel the public hearing set by Resolution 2014-584. Councilmember Whitten seconded. Motion carried unanimously 6-0.

Contract: 2014 Residential Pond Mowing/Plantscapes

Councilmember Odell would like to see the mowing of retention ponds as a summer employment opportunity for the Sammamish youth. Director of Public Works, Laura Philpot stated that they can look into it for next year but we must move forward at this time with the mowing schedules.

MOTION: Councilmember Odell moved to approve the contract with Plantscapes. Councilmember Whitten seconded. Motion carried unanimously 6-0.

Unfinished Business - None

New Business - None

Council Reports

Deputy Mayor Huckabay attended an awards luncheon, in early June with Mayor Vance, for Health and Human Service organizations. They met a Sammamish resident, Alana Blythe, who works on the teen crisis lines. On Friday they attended ETP (Eastside Transportation Projects).

Councilmember Keller attended Public Issues Committee with Sound Cities Association last week.

Councilmember Whitten addressed the comments concerning the process at Big Rock Park. They feel that their comments have been lost in the process. Make changes to our parks recommendations process in the future.

Councilmember Valderrama commented about the Big Rock Park issue and the citizen comments. Also regarding the Eastlake Sammamish Trail issue and fences being removed. This is allowing youth are going down to the waterfront for parties. He commented on the emission standards and the cost associated with this when moving forward.

Councilmember Odell spoke regarding the Citizen's issues with the ELST and property ownership. He would like to be briefed on the status of the law regarding this issue, possible during a future study session. Staff will get back to him on this topic.

Mayor Vance attended Mayor's round-table on climate change and will share with Council in the near future. The EF&R Operations Committee to look at efficiencies in the budget.

City Manager Report

- Direction: Marijuana Prohibition

Deputy City Manager, Lyman Howard gave a staff report and showed a brief presentation. This is regarding consent item # 2, A Moratorium On The Establishment Of Certain Marijuana-Related Facilities; Defining Said Certain Marijuana-Related Facilities; Entering Legislative Findings; Providing For Severability; And Establishing An Effective Date. Staff is requesting policy guidance to the Planning Commission from the City Council regarding recreational marijuana – Producers, Processors and Retailers. There are two possible avenues to take:

1. Outright ban.
2. Develop regulations .

Councilmember Whitten would prefer to ban all three.

Mayor Vance, Deputy Mayor Huckabay and Councilmembers Whitten and Odell voted to ban all three elements. Councilmember Valderrama and Councilmember Keller did not vote.

Ben Yazici informed the City Council that there is a need to add additional staff. Work load has increased dramatically and we need more staff to help with the burden. He will return as early as July 1, 2014, the next Regular City Council meeting, with staffing requests.

Executive Session - None

Meeting adjourned at 10:30 pm

Lita Hachey, Administrative Assistant
to the City Clerk

Thomas E. Vance, Mayor



City Council Agenda Bill

Meeting Date: July 15, 2014

Date Submitted: July 9, 2014

Originating Department: Public Works

Clearances:

- | | | |
|--|--|--|
| <input checked="" type="checkbox"/> City Manager | <input type="checkbox"/> Community Development | <input type="checkbox"/> Parks & Recreation |
| <input checked="" type="checkbox"/> Attorney | <input type="checkbox"/> Finance & IT | <input type="checkbox"/> Police |
| <input type="checkbox"/> Admin Services | <input type="checkbox"/> Fire | <input checked="" type="checkbox"/> Public Works |

Subject: Emergency Ordinance for Historic Plats with Drainage Concerns

Action Required: Adopt an emergency ordinance that would establish interim development standards for historic plats that drain onto landslide hazard areas.

Exhibits: Draft Ordinance

Budget: No Budget Impact

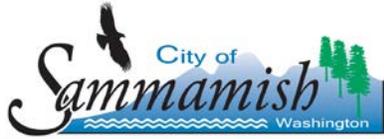
Summary Statement:

There are historically created plats within Sammamish that were platted before considerations were given to surface and stormwater impacts. Some of these plats drain to landslide hazard areas. Current regulations do not adequately address potential cumulative impacts. The emergency ordinance temporarily enacts interim regulations until permanent regulations can be developed through the normal Planning Commission/City Council process.

Background:

There are a number of historic plats within the City of Sammamish. The platting process occurred before much thought was given to stormwater runoff and its effects. The small and affordable lots within these plats are experiencing a lot of development pressure, and without a central drainage system the area is prone to erosion and/or landslides.

Current regulations require all projects with over 2,000 square feet of impervious surfaces to discharge stormwater directly to a tightline pipe system. In these historic plats the effect is to make some lots effectively undevelopable due to the absence of a tightline pipe system. Another result is the high number of projects being developed with just under the 2,000 square foot threshold. While these smaller footprint homes have less significant stormwater impact when considered individually, there is concern about the cumulative effects of the high number of these projects that are being proposed. Development patterns in these plats within, or just above, the landslide hazard areas have resulted in effective residential densities of six units per acre.



City Council Agenda Bill

The interim drainage standards will require that all new homes in these areas review and adhere to the city's surface water regulations until such time as adequate facilities can be put in place or more protective permanent standards can be developed and adopted.

Financial Impact:

There is no financial impact directly associated with adoption of this ordinance.

Recommended Motion:

Adopt emergency ordinance and schedule public hearing within 60 days.

**CITY OF SAMMAMISH
WASHINGTON
ORDINANCE NO. O2014-_____**

**AN ORDINANCE OF THE CITY OF SAMMAMISH,
WASHINGTON, ESTABLISHING INTERIM
DEVELOPMENT REGULATIONS AS AUTHORIZED BY
THE GROWTH MANAGEMENT ACT RELATING TO
SURFACE WATER MANAGEMENT; PROVIDING FOR
SEVERABILITY; AND DECLARING AN EMERGENCY**

WHEREAS, within the express terms of the Growth Management Act, the Washington State Legislature has specifically conferred upon the governing bodies of Washington cities the right to establish and adopt interim development regulations; and

WHEREAS, to promote the public health, safety and welfare, the City of Sammamish (the “City”) provides for geotechnical and civil engineering review of geo-hazard areas and the comprehensive management of surface and stormwaters, which is done through the implementation of comprehensive and thorough permit review, construction inspection, enforcement, and maintenance; and

WHEREAS, Title 13 of the Sammamish Municipal Code (“SMC”) contains development regulations for surface and stormwater management; and

WHEREAS, plats approved prior to 1977 (“historic plats”) were not subject to surface and stormwater regulations; and

WHEREAS, the City has landslide hazard areas that are potentially subject to risk of mass movement and susceptible to landslides due to a combination of geologic, topographic, and hydrologic factors; and

WHEREAS, the City has observed that when development occurs on previously vacant lots within historic plats that drain onto landslide hazard areas, there is a greater possibility for deleterious discharges associated with surface and stormwater when the development is not tightlined below the landslide hazard area; and

WHEREAS, drainage review is currently not required for development permits or approvals that would result in less than 2,000 square feet of new impervious surface, replaced impervious surface, or new plus replaced impervious surface; and

WHEREAS, the City has determined that interim development regulations adopted under the provisions of RCW 36.70A.390 are necessary in order to allow adequate time for the City to

effectively analyze and determine if current development regulations and review requirements address the surface and stormwater issues in landslide hazard areas;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SAMMAMISH, WASHINGTON, DO ORDAIN AS FOLLOWS:

Section 1. Findings of Fact. The recitals set forth above are hereby adopted as the City Council's initial findings of fact in support of the interim development regulations adopted herein. The City Council may, in its discretion, adopt additional findings after the public hearing referenced in Section 4 of this Ordinance.

Section 2. Adoption of Interim Zoning Regulations. The City Council hereby adopts interim development regulations as set forth in Attachment A to this Ordinance amending Section 13.20.020 SMC and Section 1.2.1 of the adopted Surface Storm Water Design Manual.

Section 3. Effective Duration of Interim Development Regulations. The interim development regulations set forth in this Ordinance shall be in effect for a period of six (6) months from the effective date of this Ordinance and shall automatically expire at the conclusion of that six-month period unless sooner repealed.

Section 4. Public Hearing. The City Council will hold a public hearing at the City Council's regular meeting beginning at 6:30 p.m. on September 2nd, 2014 or as soon thereafter as the business of the City Council shall permit, in order to take public testimony and to consider adopting further findings of fact.

Section 5. Referral to the City Manager. The City Manager is hereby authorized and directed to study the issues described in the above findings and to develop appropriate regulations for same as authorized by law. The City Council requests that the City Manager and his staff work diligently to produce regulations for City Council consideration as soon as possible, and not later than January 6, 2015.

Section 6. Severability. Should any section, paragraph, sentence, clause or phrase of this Ordinance, or its application to any person or circumstance, be declared unconstitutional or otherwise invalid for any reason, or should any portion of this Ordinance be pre-empted by state or federal law or regulation, such decision or pre-emption shall not affect the validity of the remaining portions of this Ordinance or its application to other persons or circumstances.

Section 7. Effective Date. This Ordinance, as a public emergency ordinance necessary for the protection of the public health, public safety, public property, and public peace, shall take effect and be in full force immediately upon its adoption. Pursuant to *Matson v. Clark County Board of Commissioners*, 79 Wn. App. 641, 904 P.2d 317 (1995), non-exhaustive underlying facts necessary to support this emergency declaration are included in the "WHEREAS" clauses, above, all of which are adopted by reference as findings of fact as if fully set forth herein.

**ADOPTED BY THE CITY COUNCIL AT A REGULAR MEETING THEREOF
ON THE ____ DAY OF JULY, 2014.**

CITY OF SAMMAMISH

Mayor Thomas E. Vance

ATTEST/AUTHENTICATED:

Melonie Anderson, City Clerk

Approved as to form:

Michael R. Kenyon, City Attorney

Filed with the City Clerk:	July 10, 2014
First Reading:	July 15, 2014
Passed by the City Council:	
Date of Publication:	
Effective Date:	

Exhibit 1

Attachment A
Interim Development Regulations

SMC 13.20.020 Drainage review – When required – Type

(1) Drainage review is required when any proposed project is subject to a City of Sammamish development permit or approval and:

- (a) Would result in ~~5002,000~~ square feet or more of new impervious surface, replaced impervious surface or new plus replaced impervious surface; or
- (b) Would involve 7,000 square feet or more of land disturbing activity; or
- (c) Would construct or modify a drainage pipe or ditch that is 12 inches or more in size or depth or receives surface and stormwater runoff from a drainage pipe or ditch that is 12 inches or more in size or depth; or
- (d) Contains or is adjacent to a flood hazard area as defined in SMC Title 15 or 21A; or
- (e) Is located within a critical drainage area; or
- (f) Is a redevelopment project proposing \$100,000 or more of improvements to an existing high-use site; or
- (g) Is a redevelopment project on a site in which the total of new plus replaced impervious surface is 5,000 square feet or more and whose valuation of proposed improvements, including interior improvements and excluding required mitigation and frontage improvements, exceeds 50 percent of the assessed value of the existing site improvements.

(2) The drainage review for any proposed project shall be scaled to the scope of the project's size, type of development and potential for impacts to the regional surface water system to facilitate preparation and review of project applications. If drainage review for a proposed project is required under subsection (1) of this section, the City shall determine which of the following drainage reviews apply as specified in the Surface Water Design Manual:

- (a) Small project drainage review;
- (b) Targeted drainage review;
- (c) Full drainage review; or
- (d) Large project drainage review. (Ord. O2011-304 § 1 (Att. A))

Surface Water Design Manual

1.2.1 CORE REQUIREMENTS #1: DISCHARGE AT THE NATURAL LOCATION

...

DISCHARGE REQUIREMENTS

Proposed projects must comply with the following discharge requirements (1, 2, and 3) as applicable:

...

2. IF a proposed project or any **natural discharge area** within a project is located within a historic plat²¹ or Landslide Hazard Drainage Area^{21,22} and, in fact, ultimately drains over the erodible soils of a SAO-defined landslide hazard area with slopes steeper than 15%, **THEN** a **tightline system must be provided** through the landslide hazard area to an acceptable discharge point unless one of the following exceptions applies. The tightline system must comply with the design requirements in Core Requirements #4 and in Section 4.2.2 unless otherwise approved by DDES. Drainage easements for this system must be secured from downstream property owners and recorded prior to engineering plan approval.

Exceptions: A tightline is not required for any **natural discharge location** where one of the following conditions can be met:

- a) Less than 5002,000 square feet of new impervious surface will be added within the **natural discharge area**, OR
- b) All runoff from the **natural discharge area** will be infiltrated for runoff events up to and including the 100-year event, OR
- ~~c) The developed conditions runoff volume²² from the **natural discharge area** is less than 50% of the existing conditions runoff volume from other areas draining to the location where runoff from the natural discharge area enters the landslide hazard area onto slopes steeper than 15%, AND the provisions of Discharge Requirement 1 are met, OR~~

²¹ Historic plats are plats approved prior to 1977 that created separate lots as defined in SMC Title 19A smaller than 5,000 square feet.

^{21, 22} Landslide Hazard Drainage Areas are areas mapped by the County where it has been determined that overland flows from new projects will pose a significant threat to health and safety because of their close proximity to SAO-defined landslide hazard areas that are on slopes steeper than 15% (see Definitions Section for a more detailed definition of SAO landslide hazard areas). Such areas are delineated on the Landslide Hazard Drainage Areas map adopted with this manual (see map pocket on inside of back cover).

²² ~~For the purposes of applying this exception, the developed conditions runoff volume is the average annual runoff volume as computed with KCRTS per Chapter 3. Any areas assumed not to be cleared when computing the developed conditions runoff volume must be set aside in an open space tract or covenant in order for the proposed project to qualify for this exception. Preservation of existing forested areas in Landslide Hazard Drainage Areas is encouraged.~~

| c) DDES determines that a tightline system is not physically feasible or will create significant adverse impact based on a soils report by a geotechnical engineer.

...

Exhibit 2



City Council Agenda Bill

Meeting Date: July 15, 2014

Date Submitted: July 8, 2014

Originating Department: Public Works

Clearances:

<input checked="" type="checkbox"/> City Manager	<input type="checkbox"/> Community Development	<input checked="" type="checkbox"/> Parks & Recreation
<input type="checkbox"/> Attorney	<input checked="" type="checkbox"/> Finance & IT	<input type="checkbox"/> Police
<input type="checkbox"/> Admin Services	<input type="checkbox"/> Fire	<input checked="" type="checkbox"/> Public Works

Subject: Sammamish Landing Parking and Pedestrian Access Improvements Bid Award

Action Required: Authorize the City Manager to award and execute a construction contract for construction of the Sammamish Landing Parking and Pedestrian Access Improvements and administer a construction contingency. Authorize a contract amendment with LPD Engineering, PLLC for construction support services.

Exhibits:

1. Bid Summary (to be provided at Council meeting)
2. Contract Amendment

Budget: \$1,595,000 to be allocated from the 2014 Ending Fund Balance.

Summary Statement:

The Public Works Department recommends that the City Council authorize the City Manager to award and execute a contract with the lowest responsive and responsible bidder for construction of the Sammamish Landing Parking and Pedestrian Access Improvements. The bid opening is scheduled for 2:00 PM on Tuesday, July 15, 2014. Therefore bid results are not yet available. The lowest responsive and responsible bid will be announced at the 7/15/2014 City Council meeting.

To provide geotechnical review and engineering support during the construction phase, staff is also recommending the City Council authorize the City Manager execute a contract amendment in an amount not to exceed \$20,000 with LPD Engineering, PLLC to assist with construction engineering services. The majority of the construction engineering services will be provided by in house staff, however, we do not have the expertise to perform the geotechnical review.

The project will construct 35 parking spaces on the upland park parcels at Sammamish Landing, together with pedestrian access improvements that include an enhanced crosswalk, handicap and emergency vehicle parking on East Lake Sammamish Parkway NE, stairs and accessible ramps down to the waterfront park.

Background:

The first phase of improvements at Sammamish Landing Park consisted of two picnic shelters, a trail head, enhancements to existing trails, a portable restroom, site furnishings, mitigation plantings, and



City Council Agenda Bill

access to existing pocket beaches. The two existing docks were also replaced with floating docks for year-round use.

Primary access to the park is from the King County East Lake Sammamish Trail or by vehicle with parking on the shoulders of East Lake Sammamish Parkway NE. There have been safety concerns, particularly in the summer when park usage is at its peak. Previously, many Sammamish Landing users would utilize street parking along 187th Ave NE, approximately 1/3 mile to the north. Unfortunately there is no longer any street parking on 187th Ave NE due to recent a restriping of the roadway. The City of Redmond reconfigured 187th Ave NE to add bike lanes and eliminated on-street parking due to the recent opening of 188th Ave NE to Union Hill Road.

At the December 10, 2013 City Council Meeting, the City Manager was authorized to negotiate and enter into a contract not to exceed \$150,000 to complete the design of a parking lot and pedestrian access improvements. Council authorized the design contract with LPD Engineering, PLLC on March 11, 2014.

Financial Impact:

Project costs are summarized in the table below:

Project Cost: Sammamish Landing Parking and Pedestrian Access Improvements

Design Contract, LPD Engineering	\$	150,000
Construction Contract (Estimate)	\$	1,250,000
Construction Contingency (10%)	\$	125,000
WSST (Estimate)	\$	50,000
Construction Engineering, LPD Engineering	\$	20,000
TOTAL ESTIMATED PROJECT COST:	\$	1,595,000

There is sufficient funding available in the City's ending fund balance to support this project. However, if the Council desires to assign dedicated funding sources to this project, the following table reflects staff recommendation of how that may be accomplished.

Surplus Property Sale Proceeds *	\$	800,000
2007 KC Parks Expansion Levy**	\$	690,509
Parks CIP Ending Fund Balance	\$	104,491
TOTAL:	\$	1,595,000

*Anticipated sale proceeds from the surplus property at Sammamish Landing (also known as the Magnusson parcels). Fair Market Value of the property is estimated at \$800,000.

**Proceeds from the 2007 King County Parks Expansion Levy. The total revenue available is \$690,509.



City Council Agenda Bill

Recommended Motion:

Move to authorize the City Manager to award and execute a contract with _____ (contractor to be named at 7/15/2014 council meeting) for construction of the Sammamish Landing Parking and Pedestrian Access Improvement project, in an amount of \$ _____ (amount to be stated at 7/15/2014 council meeting) plus Washington State Sales Tax and to administer a 10% construction contingency in an amount of \$ _____ (amount to be stated at 7/15/2014 council meeting). In addition, move to authorize the City Manager to execute a contract amendment with LPD Engineering, PLLC for construction support services in an amount not to exceed \$20,000.



SUPPLEMENTAL AGREEMENT

Amendment Number: 2	Date: July 9, 2014
Project: Sammamish Landing Parking and Pedestrian Access Improvements	City Project number:
Consultant: LPD Engineering, PLLC	Contract Number: C2014-115

The City of Sammamish desires to amend the agreement with LPD Engineering, PLLC for the Sammamish Landing Parking and Pedestrian Access Improvements. All provisions in the basic agreement remain in effect except as expressly modified by this amendment.

The changes to this agreement are described as follows:

Additional scope is added by the proposal titled “Exhibit A – Construction Services”.

The fee for these services is not to exceed \$20,000. The contract amount is increased \$20,000 by this agreement.

PAYMENT shall be amended in accordance with the consultant fee determination attached and as summarized as follows:

Original Contract Amount:	Current Contract Amount	Estimated Net Change This Amendment	Estimated Contract Total After Change
\$ 150,000	\$ 150,000	\$ 20,000	\$ 170,000
<div style="display: flex; justify-content: space-between; align-items: flex-end;"> <div style="width: 45%; border-top: 1px solid black; padding-top: 5px;">LPD Engineering, PLLC</div> <div style="width: 45%; border-top: 1px solid black; padding-top: 5px;">Date</div> </div>		<div style="display: flex; justify-content: space-between; align-items: flex-end;"> <div style="width: 45%; border-top: 1px solid black; padding-top: 5px;">City of Sammamish</div> <div style="width: 45%; border-top: 1px solid black; padding-top: 5px;">Date</div> </div>	



Proposal for Engineering Services

Date: July 9, 2014

To: City of Sammamish
Sammamish City Hall
801 228th Avenue SE
Sammamish, Washington 98075

Attn: Jed Ireland, PE, Senior Project Engineer

From: Laurie Pfarr, PE

Project: Sammamish Landing Parking Lot and Access – Construction Services
LPD Number: 135-14-01-CA

Thank you for the opportunity to provide this proposal. This proposal serves as an amendment to our previous contract for design services dated March 4, 2014. We look forward to continuing to work with you on this project. This proposal is to confirm our understanding of the scope and compensation for construction services.

Description of Project

This project is for providing construction services for the parking and access improvements for Sammamish Landing Park. This proposal anticipates that the City of Sammamish will take the lead on project's construction management and will have a construction manager dedicated to this project. LPD will perform a support role to answer contractor questions and help address challenges that may arise in the field.

Scope of Services

Our scope of services is detailed as follows:

- Attend pre-construction conference. The City of Sammamish will organize and conduct pre-construction conference.
- Attend construction meetings and/or conduct site visits as requested by City of Sammamish (up to 8 site visits/Meetings are included). Site visits will not be exhaustive or continuous on-site inspections to check the quality or quantity of the Work.
- Review limited submittals for project specific items. It is assumed that City staff will review submittals for standard civil/public works products.
- Answer RFIs from the Contractor that cannot be answered by City staff. It is assumed that all RFIs will be routed through the City and reviewed prior to forwarding to LPD.
- Conduct preliminary punch list at substantial completion and final punch list prior to review required corrections and project completion (assumes two site visits).



Proposed Fee

Our fee for services is based upon the information we have at this time. We propose to provide civil engineering consulting and drafting services on lump sum basis as follows:

Design Services	Proposed Fees
LPD Engineering	\$13,625
Swenson Say Faget*	\$6,375
Total Compensation	\$20,000

*Fee proposal for sub-consultant is attached.

Billing rates and expenses are per the attached Schedule of Conditions dated January 30, 2014.

Assumptions

- Construction services for landscape and wetland mitigation will be under a separate contract.
- Construction services for irrigation will be by City of Sammamish parks staff.
- LPD may advise or make recommendations to the City of Sammamish regarding Contractor’s work during construction; however the City of Sammamish will be responsible for issuing approvals or authorizations as needed.
- City of Sammamish will provide meeting minutes for construction meeting.
- City of Sammamish will prepare Change Orders (CO) and Construction Change Directives (CCD) and execute these items in accordance with the Contract Documents. LPD will provide supporting documentation.
- City of Sammamish will responsible for coordinating the construction schedule and management of RFIs, COs, and CCDs.
- City of Sammamish will conduct onsite observations and evaluations of the Contractor’s Progress Schedule and updates, review and approve Contractor’s Applications for Payment

Exclusions

- Preparation of meeting minutes.
- Submittal review for standard civil items including but not limited to erosion control products, asphalt pavement, concrete pavement, guard rails, traffic paint, storm pipe, sewer pipe, water service pipe, catch basins, etc.
- Construction services for landscape, irrigation or wetland mitigation construction.
- Attendance at meetings/site visits on a regular basis beyond the meetings noted in the proposal.
- Attendance or presentation at community meetings, hearings, and workshops.

Thank you again for inviting this proposal for the construction phase of this project. This proposal constitutes the entire amendment between the City of Sammamish and LPD Engineering and supersedes any prior understanding or representation of any kind preceding the date of this proposed amendment. Please notify us if you have any concerns or disagree with any of the scope, terms, or conditions. We request that you sign and return a copy of this document to confirm you have read and agree with this document. We are looking forward to working with you.

Sincerely,
 LPD Engineering PLLC

 Laurie J. Pfarr, P.E.
 Principal

 For City of Sammamish

 Date

cc: File



July 8th, 2014

Laurie Pfarr
LPD Engineering
911 Western Avenue, Suite 420
Seattle, WA 98104

Re: Proposal for Structural Engineering Services
Construction Administration Services
Sammamish Landing-Sammamish WA

Dear Laurie:

Please consider this letter our proposal for structural engineering consulting services for the Construction Administration Phase for Sammamish Landing in Sammamish, WA. This proposal is based upon our anticipated scope related to the construction documents we provided to you earlier.

Project Understanding and Scope of Work

As we understand it our Construction Administration (CA) Services will include the following:

1. Review of the structural steel shop drawings for the permanent shoring systems included in our structural drawings in the construction documents.
2. Review of the reinforcing steel shop drawings related to the concrete lagging walls and retaining walls and slabs included in our structural drawings in the construction documents.
3. The review of concrete mix design, mill reports (structural steel and reinforcing steel) and pre-manufactured landing and walkway systems.
4. Site visits to review construction progress or address contractor questions requiring field observation. (5) Site visits maximum at 3 hours per visit.
5. Responding to contractors Request for Interpretation (RFI's) and responding to the RFI's in writing.

As you pointed out to us our scope of work during CA will be limited. Our fees associated with the scope items above relate to normal and traditional effort to accomplish these tasks. If it becomes necessary to expend more time to address these issues or if the scope of work for CA services grows, this will be considered additional services and will be billed on an hourly basis under our current hourly rates. Our rates are included in the enclosed Schedule of Conditions.

Fees

Based upon the scope of work outlined above we propose the following fees:

1.	8 hours	x	\$125/hour	=	\$1,000
2.	8 hours	x	\$125/hour	=	\$1,000
3.	4 hours	x	\$125/hour	=	\$500
4.	15 hours	x	\$125/hour	=	\$1,875
5.	16 hours	x	\$125/hour	=	\$2,000
Total Fee				=	\$6,375

If this proposal is acceptable please sign below, indicating that you have accepted it as well as the enclosed Schedule of Conditions, which is part of this agreement. The Schedule of Conditions outlines billing rates and other contract particulars.

We intend to furnish our services in accordance with this Letter of Agreement, which defines completely the agreement between us. You should understand that no other conditions, express or implied, will apply to Swenson Say Fagét's performance of its services.

If we have not received the countersigned proposal before we begin to perform our services or you do not otherwise object to our Letter of Agreement in writing prior to our beginning work, we will proceed according to the Letter of Agreement and assume that it is acceptable to you.

We look forward to working with you.

Sincerely,

A handwritten signature in black ink, appearing to read "Dan J. Say", with a long, sweeping flourish extending to the right.

Dan J. Say PE SE

For LPD Engineering

Exhibit 1