



City of Kenmore - 18120 68th Avenue NE - Kenmore, WA 98028
Phone: 425-398-8900 - E-mail: cityhall@kenmorewa.gov

City Council Special Meeting CITY COUNCIL RETREAT

OFF-SITE at Icicle Village Resort - Wedge Mountain Room
505 Highway 2, Leavenworth, WA 98826

FRIDAY, APRIL 26, 2024 - 10:30 AM to 5:00 PM

SATURDAY, APRIL 27, 2024 - 9:00 AM to 4:00 PM

In addition, we try to provide access to the meeting virtually:

YouTube Livestream: <https://www.youtube.com/@cityofkenmore4367/streams>

If you have technical difficulties accessing the meeting virtually, please contact the Deputy City Clerk at
mkang@kenmorewa.gov.

Technical Difficulties - If the virtual component of the meeting disconnects, and we cannot resolve technical difficulties to reconnect the virtual component, the in-person meeting will continue at City Hall if there is a quorum of the body to conduct business.

Land Acknowledgement to Honor First Peoples

We acknowledge that the City of Kenmore is situated upon the ancestral lands of the Snohomish, Snoqualmie, Sauk-Suiattle, Duwamish, Stillaguamish, Tulalip, Suquamish, Muckleshoot, and other tribes who are part of the Coast Salish Peoples. We recognize and express our deepest respect for their enduring stewardship and profound relationship with this land, which they have cherished and protected since time immemorial. We honor the First Peoples, acknowledge their vibrant cultures, and commit ourselves to learning from their wisdom in our journey to promote justice, equity, and mutual understanding. We pledge to stand alongside these communities in acknowledging past injustices and working towards a future that respects and celebrates the diverse heritage of this land.

Note: Times required for each topic are estimates. Once a topic is completed, the next topic will be addressed. Items on the Friday agenda may continue into the Saturday agenda. Conversely, items scheduled for Saturday might get discussed on Friday.

DAY ONE - FRIDAY, APRIL 26, 2024

10:30 AM Call Special Meeting Council Retreat Day One to Order

Welcome and Introduction

- Ground Rules
- Agenda Review

[Retreat Ground Rules](#)

[2024 Kenmore City Council Priorities](#)

[Kenmore 20 Year Vision Statement](#)

[Department Work Plan Summaries for 2025-2026](#)

[Progress on the Top 5 City Council Priorities \(as of April 2024\)](#)

[City Council Retreat Agreements](#)

10:40 AM Future magazine article to be published three years from now: "How Kenmore Became the Best City in America"

- Sharing of Articles
- Discussion

12:00 Lunch
PM

1:00 The Fiscal Landscape:
PM

- Financial Forecast Update
- Sneak Peek at Financial Sustainability Task Force Recommendations
- 2025-2026 Biennial Budget Preparation Calendar

[Memo - Financial Forecast \(Uploaded 4/22\)](#)
[FSP Task Force Summary Recommendations \(Uploaded 4/26\)](#)
[2025-2026 Biennial Budget Preparation Calendar \(Uploaded 4/22\)](#)

2:00 Break
PM

2:15 Love Where You Live Community Engagement Project: Phase II
PM

- Community Engagement Workshops
- EMC Survey #2 Results

[Love Where You Live Phase II Presentation](#)
[LWYL Phase II - Downtown Feedback Data](#)
[LWYL Phase II - Lakepointe Feedback Data](#)
[Love Where You Live Phase I Recap and Phase II Presentation \(from 1/9/2024\)](#)
[EMC Survey #1 - Presentation for City Council \(from 2/12/24\)](#)
[EMC Survey #1 - Topline Results](#)
[EMC Survey #1 - Open Ended Verbatims](#)
[EMC Survey #2 - Presentation](#)
[EMC Survey #2 - Topline Results](#)
[EMC Survey #2 - Affordable Housing Verbatims](#)
[EMC Survey #2 - Lakepointe Amenity Verbatims](#)

3:15 Break
PM

3:30 Lakepointe
PM

- Community Interest & Possibilities
- Funding Options, including timing and in the context of other funding needs including human services and public safety
- Next Steps

[Memo - Lakepointe Funding Options \(Uploaded 4/22\)](#)
[Memo Attachment A \(Uploaded 4/22\)](#)
[Memo Attachment B \(Uploaded 4/22\)](#)
[Timelines of Possible Funding Strategies \(Updated 4/25\)](#)

5:00 Adjourn Special Meeting Council Retreat Day One
PM

DAY TWO - SATURDAY, APRIL 27, 2024

9:00 AM Call Special Meeting Council Retreat Day Two to Order

Economic Development

- Urban Land Institute (ULI) Downtown Panel Report Preview
- Property near Library (former Shell property)
- Transit Oriented District Update and the associated Swamp Creek Study Update

[Memo - Update on ULI Input and Downtown Planning](#)

9:45 AM Climate Action Plan & Environmental Sustainability

- Work Plan for the CAP
 - How does it all lay out?
 - What is going to happen in 2025?

10:30 AM Break

10:45 AM Single Agenda Items

- Aquatic Center
- Parks & Trails Map - to show missing links; guide for visitors and the public
- Diversity, Equity, Inclusion, and Accessibility (DEIA)
- Housing: Impacts of allowing for state-required middle housing, including:
 - The need for sidewalks
 - Quarter mile to transit
 - Using impact fees for sidewalks
 - Incentivizing the use of existing impervious surfaces
- Community Engagement: how to increase participation and involve different voices
- Youth Advisory Council
- Transportation
 - Better metro bus connecting routes to BRT
 - Pedestrian and Bicycle Safety
 - Walkability
- Play Structure in the Downtown

12:00 PM Lunch

1:00 PM Priorities for 2025 and 2026

- New goals and formal process or discussion of goal setting process
- Goal Priority Process
- City Manager Performance Evaluation Goals Clarification. What does success look like for each goal?
- Other

2:00 PM Break

2:15 Continuation of above
PM

4:00 Wrap Up and Adjourn Special Meeting Council Retreat Day Two
PM

- Reflections on Retreat and Next Steps

Retreat Ground Rules

- **Empower The Facilitator**
- **Be On Time**
- **Respect For Others And Their Views**
- **Speak Only For Yourself And Not Others**
- **Seek Facilitator Acknowledgment Before Speaking**
- **Share Air Time**
- **One conversation at a time**
- **Listening is Sign of Respect**
- **Move On-Avoid Saying the Same Thing Twice**
- **Seek Positive Outcomes and a Positive Experience**



2024 KENMORE CITY COUNCIL PRIORITIES

- 1. Increase and preserve the options for affordable housing.**
- 2. Implement the adopted Climate Action Plan and promote environmental stewardship, including water, air, forest, and habitat restoration and preservation.**
- 3. Enhance multimodal transportation, including pedestrian and bicycle safety:**
 - Pedestrian Facilities Plan
 - Target Zero
 - Bus Rapid Transit
 - Passenger Ferry
 - KAPE (Photo Enforcement) Program
- 4. Update the Financial Sustainability Plan.**
- 5. Implement the Diversity, Equity, Inclusion, and Accessibility (DEIA) Strategic Plan.**
- 6. Continue to seek opportunities to activate the Lakepointe property.**
- 7. Support public safety and social justice reform.**
- 8. Promote sustainable economic development.**
- 9. Foster community engagement, participation, and fun.**
- 10. Support the post-pandemic recovery process.**

KENMORE 20-YEAR VISION

As we look into the future, we see Kenmore as a place that residents, businesses and visitors find welcoming, with courteous people, offer a high quality of life to live, raise children, shop, work, recreate, and socialize. In 2044, we see Kenmore as a fun, vibrant community centered on the waterfront but including a variety of unique neighborhoods that

- encourages a diversity of well-maintained, complementary housing types to provide living accommodations affordable to all residents
- protects natural and environmentally sensitive areas, significant open space, trees, air and water quality, and healthy wildlife habitat, knowing that a healthy environment is critical to human health
- leads and actively participates in regional efforts to promote environmental stewardship, sustainability, restoration, and conservation while continuing to act boldly and wisely to slow climate change and address its impacts
- is friendly and inclusive, welcoming all types of families, supporting diversity, and fostering a sense of belonging and pride in all residents
- is connected both visually and physically to its waterfront, recognizing it as a significant local and regional asset
- supports recreation and health through well-maintained parks, community centers, trails, and open spaces
- is a walkable and bikeable community that provides a safe, reliable and effective system of streets, sidewalks, bike ways, and trails, linking significant local and regional destinations
- embraces its role as a high-capacity transit community, supporting bus rapid transit and other transit options as part of the regional network
- provides convenient access to goods and services essential to residents' daily needs
- seeks to enhance the quality of life in its residential neighborhoods
- has its own sense of place and pedestrian-friendly downtown offering commercial, civic, cultural and park spaces, integrated with housing
- has an economic base that provides a range of goods and services, offers quality employment opportunities, and supports local businesses
- has clear design standards creating attractive, functional, and enduring buildings and places
- encourages volunteerism and public involvement and works as a good partner with residents and governments throughout the region
- supports the safety, physical and mental health, and welfare of all of its residents
- supports and encourages education and quality schools
- supports local arts, culture and history

To achieve this vision, responsible and financially sustainable commitments in planning and resources will be made. We share and support this vision for Kenmore.

CITY OF KENMORE

City Council Retreat

Department Work Plan Summaries

for 2025-2026

April 26 – 27, 2024



City Manager's Department Essential Duties

- Citywide projects and initiatives
- Core functions of democracy
- Council meetings and support
- Communications
- Community engagement
- Diversity, Equity, Inclusion & Accessibility
- Economic development and tourism
- Housing and human services
- HR functions of recruitment and training
- Organizational health
- Pandemic response special projects
- Public records
- Public safety and judicial branch support
- Reception desk
- Regional partnerships



The City Manager's Office team

City Manager's Department

2025-2026 Projects and Work Plan

- Preparation, management, and recording of hybrid City Council meetings (ongoing)
- Custodian of official city documents and records management (ongoing)
- Public records request response and management (ongoing)
- Citywide training (ongoing)
- Citywide recruitments (ongoing)
- Citywide committees (ongoing)
- Work Study program implementation (2025 and then ongoing)
- Codify project (ongoing)
- Support to City Council (ongoing)
- Reception desk and support of public (ongoing)
- Diversity, Equity, Inclusion and Accessibility Plan Implementation (ongoing)
- DEIA Advisory Committee management and support (ongoing)



City Manager's Department

2025-2026 Projects and Work Plan

- Citywide communications and community engagement (ongoing)
 - Comms support to citywide projects, website, social media, E-News, Top Four
 - Quarterly newsletters, postcards, other print mediums
 - Citywide events promotion and support and LWYL Phase III and beyond
- Bothell Kenmore Chamber of Commerce partnership and support (ongoing)
- Kenmore Business Alliance leadership and support (ongoing)
- Community partnerships to support economic development (ongoing)
- Business outreach (ongoing)
- City tourism and marketing program including Lodging Tax implementation (2024-25 and ongoing)
- Business registration program management and support (ongoing)
- Port of Seattle economic development grants (2025, 2026 and beyond)



City Manager's Department

2025-2026 Projects and Work Plan

- Support and project management of Imagine project (2025-26 and beyond)
- Housing strategy (2025-26 and beyond)
- Human Services Needs Assessment Implementation (2025-26 and beyond)
- Human services contracts (2025-26 and ongoing)
- Human services partnerships and community connections (ongoing)
- Organizational health efforts (ongoing)
 - Expanded Leadership Team management and support (ongoing)
 - Annual employee recognition efforts and All-Staff meetings (ongoing)
- Pandemic response special projects (will end after 2025-26 biennium)
- Public safety and judicial branch support (ongoing)
- Regional partnerships (ongoing) – King County Regional Homelessness Authority, North King County Coalition on Homelessness, Regional Crisis Response Agency, Community Court, Connections Health Kirkland facility



Community Development

2025-2026 Planning Projects

- Affordable Housing Strategy Plan Update (2025)
- Supportive Housing Regulations (2025)
- Park, Recreation and Open Space Comprehensive Plan Element Update (2025)
- Park, Recreation and Open Space (PROS) Plan Update (2025)
- Bastyr Master Plan Extension/Update (2025)
- Park Impact Fee Study (2025-2026)
- Downtown Strategy and Implementation Measures (2025-2026)
- Expanding Multi-Family Tax Exemption (MFTE) Area (2026)
- Airport plan (2026+)
- Small-Scale Neighborhood Commercial Uses (2026)



Community Development

2025-2026 Park Capital Projects

- **Tl' awh-ah-dees Park:** Mitigation/Monitoring/Stewardship of native habitat plantings (2025-2026+).
- **Log Boom Park:** Mitigation/monitoring/stewardship of native habitat plantings (2025-2026+).
- **Rhody Boathouse:** Mitigation/monitoring/stewardship of native habitat plantings (2025-2026).
- **Twin Springs Park:** Project closeout for Phase 1 improvements (2025)
- **Moorlands Park:** Assess feasibility of existing field Under-drainage for turf replacement (2026).



Community Development

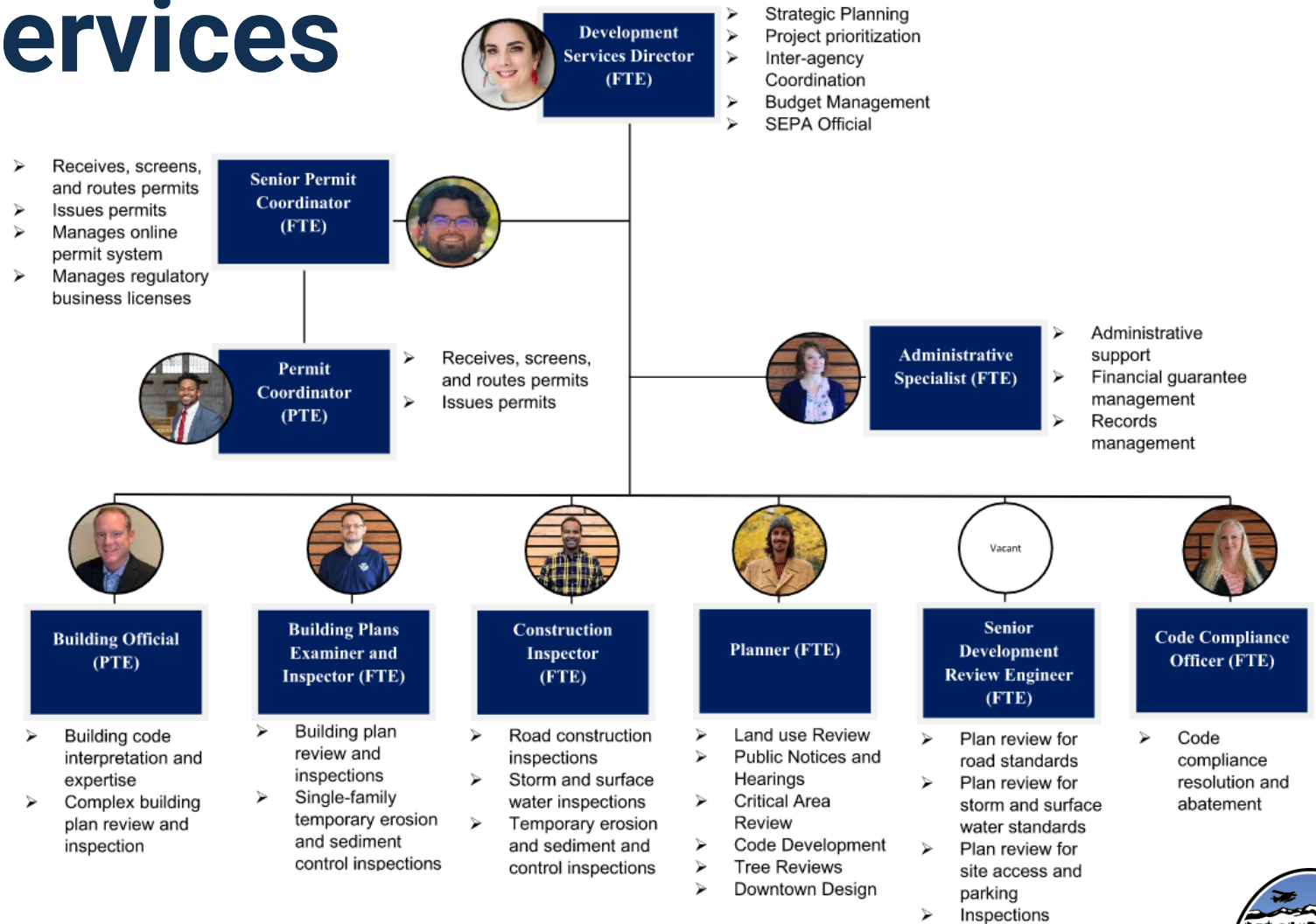
2025-2026 Other Projects & Work Plan

- Lakepointe Strategy (2025-2026+)
- Imagine Housing Project (2025-2026+)
- Bastyr Athletic Field Lease Expires 12/31/25 (2025)
- Downtown City Projects (ongoing)
- Emergency Management (ongoing)
- ARCH Liaison: ARCH Board, staff planning groups (ongoing)
- Kenmore Historical Society Liaison (ongoing)
- Arts of Kenmore Liaison (ongoing)
- Grant Application/Management



Development Services Essential Duties

- Permit processing
- Land use public notice
- Plan review
- Inspection
- Code Compliance
- Code Development
- Regulatory Compliance



Development Services 2025-2026 Workplan

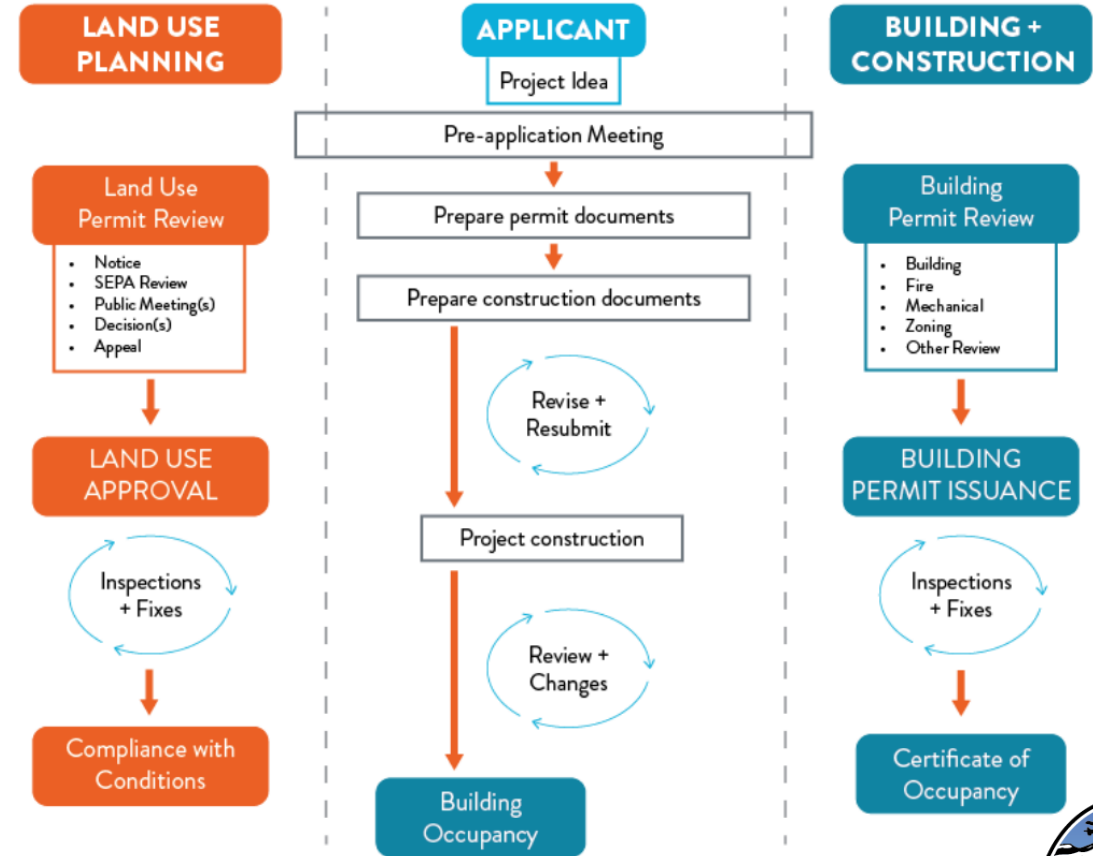
- Projects

- 25 Degrees Condominiums
- Beachwood II Townhomes
- Hiatt Springs Townhomes
- Burkard Long Plat
- Timber Townhomes
- Kenmore Urban Townhomes
- Inglewood Golf Club
- First Romanian Pentecostal Church
- Inglemoor High School
- Kenmore Elementary
- Larus Affordable Housing
- Holt Affordable Housing
- Public Works Operations Center
- ST3 Park and Ride / TOD



Development Services 2025-2026 Workplan

- Customer Service
 - SB 5290: Permit processing deadlines
 - Forms update
 - Website update
 - ADU promotion
- Fees
 - Fee study
 - Echeck feasibility
 - Annual fee resolution update



Development Services 2025-2026 Workplan

- Technology
 - MBP software procurement study
 - Green Halo integration
 - Business registration integration
 - Updates/fixes (e.g., OTC permits)
- Code Updates
 - SB 5290
 - Trees
 - Implementation of recent code updates



greenhalo
S Y S T E M S

Recycling today's resources
for tomorrow's generations.



Department of
Revenue
Washington State



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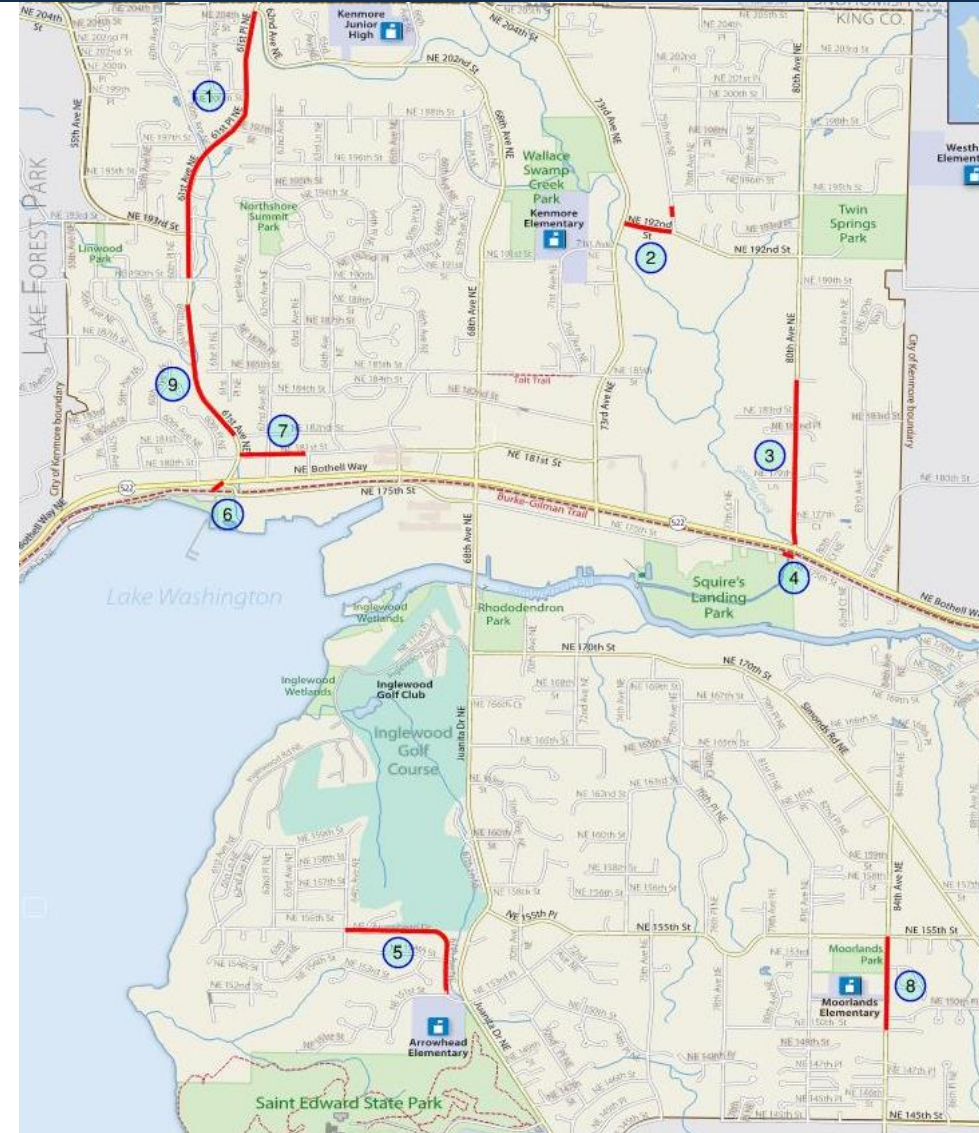


CENTRAL SQUARE
TECHNOLOGIES



Engineering Transportation Capital Projects

1. NE 61st Sidewalk Replacement
2. NE 192nd St Sidewalk/Culvert
3. 80th Ave Ped/Bike
4. Lower Swamp Creek Bridge Replacement
5. Arrowhead Dr Sidewalk & traffic calming
6. Burke Gilman Trail/SR522 Connection
7. NE 181st Sidewalk
8. 84th Ave Ped/Bike
9. 61st Ave Sidewalk Relocation/Stream Enhancements



Engineering

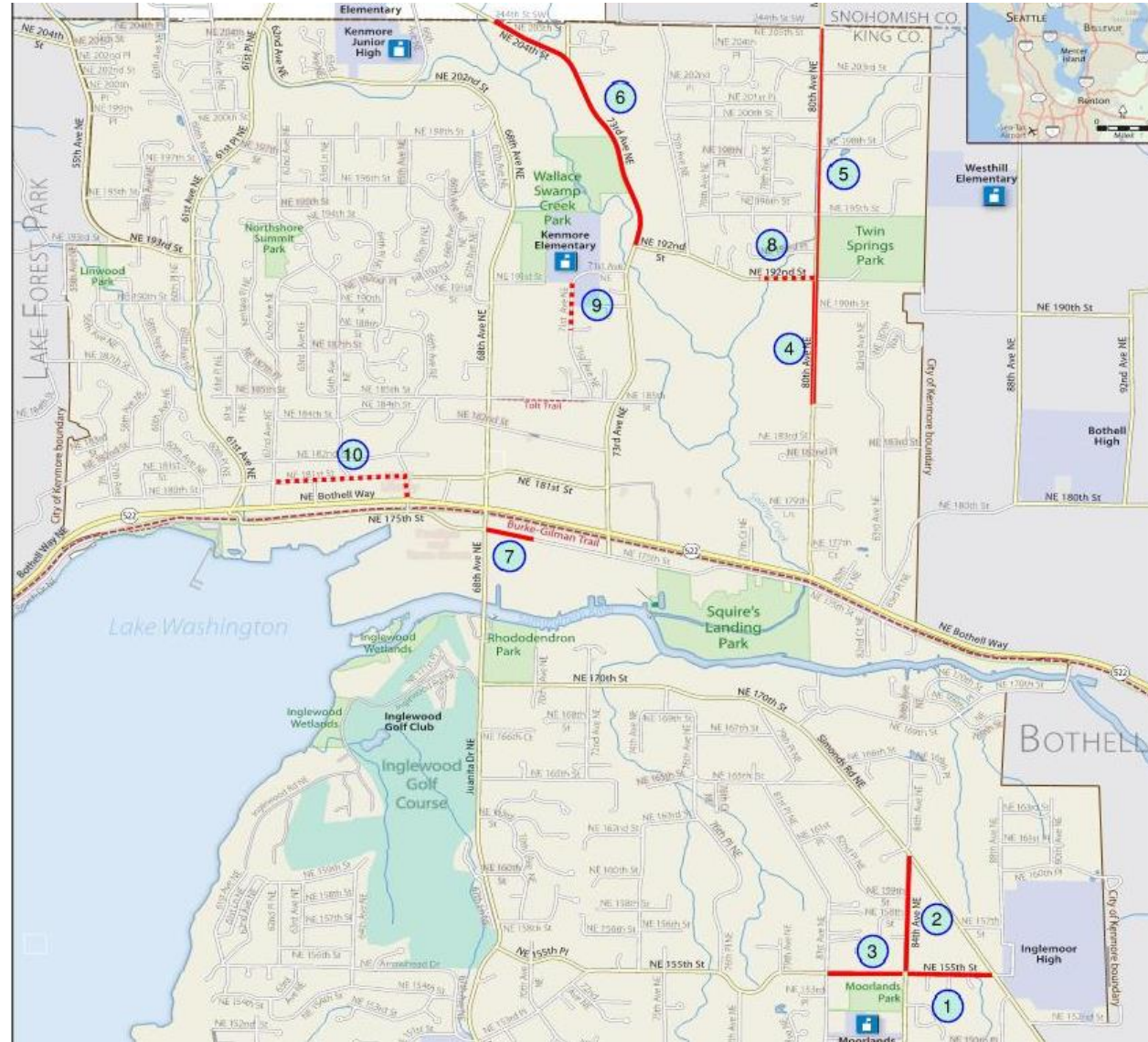
Transportation Capital Projects Schedule

City of Kenmore Roadway Project Schedule Estimate																			
Project	2024				2025				2026				2027						
	Winter	Spring	Summer	Fall	Winter	Spring	Summer	Fall	Winter	Spring	Summer	Fall	Winter	Spring	Summer	Fall			
NE 192nd St Sidewalk and Culvert Replacement	Design, permitting, and public outreach													Construction					
NE 181st Sidewalks		Design, permitting, and public outreach								Construction									
BGT/SR522 Accessibility Connection	Design, permitting, and public outreach												Construction						
Arrowhead Sidewalk	Design, permitting, and public outreach												Construction						
80th Ave NE Ped/Bike	Design, permitting, and public outreach												Construction						
Lower Swamp Creek Bridge	Design, permitting, and public outreach													Construction					
61st Ave Sidewalk Repair Phase 1	Design, permitting, and public outreach				Construction														
84th Ave Ped/Bike					Design, permitting, and public outreach									Construction					
61st Ave Sidewalk Relocation and Stream En									Design, permitting, and public outreach										



Engineering Other Work

- Traffic Safety Analysis
- Automated Photo Enforcement
- Utility Permitting
- Grants (Ped/Bike, STBG, SRTS, TIB, SS4A)
- ADA Transition Plan Phase 2
- Pavement Management



Environmental Services



Richard Sawyer 2009
Director



Sammie Roeun 2018
Administrative Specialist



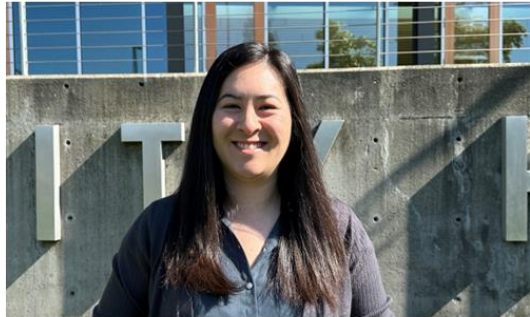
Art Simpson 2010
Senior Technician



Charlie Parks 2022
Technician



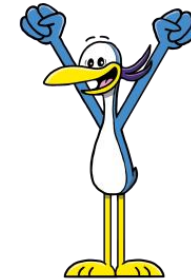
Amanda Larson 2023
GIS Analyst



Nina Rasmussen 2023
Climate Action Manager



Darrin Neil 2024
Technician



TBD 2024
Capital Projects Manager

Environmental Services

General Programs

- Surface Water Fees & Budget
- Service Requests
- Capital Improvement Program (CIP) Projects
- Small Works Projects
- GIS
- Special Projects
- Planning
 - Comprehensive Plan
 - Master Planning
 - Basin Planning
- Total Maximum Daily Load (TMDL)
- Aquatic Vegetation Management
 - IAVMP
- Lake & River Management
- Utility Locates
- NPDES Permit (Next Slide)
- Climate Action (Next Slide)



Environmental Services

NPDES Permit

- *Controlling Runoff from Development, Redevelopment and Construction Sites*
- Illicit Discharge Detection and Elimination (IDDE)
- Monitoring and Assessment
- MS4 Mapping and Documentation
- Operations and Maintenance (O&M)
- Public Education and Outreach
- Public Involvement and Participation
- Source Control Program for Existing Development

- Stormwater Planning
- Total Maximum Daily Load (TMDL)
- **Climate Action**
 - Climate Action Plan
 - Climate Action Element
 - Greenhouse Gas Inventory
 - EV Programs
 - Solarization Programs
 - Waste Reduction Programs
 - Urban Forestry Management Plan
 - Education & Outreach
 - Regional Coordination & Lobbying
 - Grants
 - Air Quality



Finance and Administration Team



**Open Accountant
position**



**Melinda Merrell
Finance & Admin
Director**



**Carla Schnee
Admin/Financia
l Svcs Manager**



**Brenda Chamness
Payroll & Accounting
Coordinator**

Finance and Administration

Essential Duties

Financial and Accounting Services

- Budget Prep and Oversight
- Financial Reporting and Audit
- AP, AR, Payroll, Benefits, Fixed Assets, Cash Receipts, Internal Controls

Treasury, Debt and Investment Management

Human Resources

- Post hire, Onboarding, Compensation & Benefits Mgmt, Leave Administration, Dispute Resolution

Risk Management

Information Technology



Finance and Administration

2025 – 2026 Workplan

- Budget Review and Development
 - (Re)consider move to ClearGov
 - Monitor spending and trends
 - Keep financial forecast updated
 - Implement the Financial Sustainability Plan
 - 2027-2028 Biennium Budget Preparation in 2026
- Cash and Investment Management
 - Consolidate bank accounts
 - Secure best bond rates
- Payroll & Benefits
 - Provide benefit trainings at All Staff meetings
 - Ensure all PR reporting completed timely



Finance and Administration

2025 – 2026 Workplan

- Information Technology
 - Consider IT services RFP
 - Look for contract cost efficiencies
- Human Resources
 - Complete research/implementation of new Recruiting platform
 - Ensure compliance with DEIA plan
- Miscellaneous
 - CIP management, updates, presentations
 - Debt Management, issue bonds, monitor spending



Public Safety Police

- 3,500 Calls for Service Anticipated per Year
 - 6,500 On-view Activities per Year Anticipated
- Case Follow-up/Detective Investigations
- Department Administration
 - Intradepartmental Training
 - Grant Administration
- Crime Prevention and Community Outreach
- Crime Analysis/Data Presentations
- Contract Management and Representation
 - Regional Crisis Response
 - SCORE Jail



Public Safety Special Projects

- Automated Photo Enforcement Support
- DEIA Strategy Implementation
 - Nurturing Trust Workshops
 - Future Listening Sessions
- Community Outreach
 - National Night Out
 - Community Events
 - Social Media
 - House Checks/Crime Prevention
- School Outreach Programs



Public Safety Contract Services

- King County District Court
 - Community Court
 - Prosecutor and Public Defense
- Regional Crisis Response (RCR)
- SCORE Jail Contract Management
- KCSO Specialty Services
 - Major Crimes/Special Assault Unit
 - Marine Services
 - SWAT/Crisis Negotiation Team
 - Fire Investigation Unit



Public Works Operations



Jennifer Gordon
PW Operations
Director



Nicki Sawyer
Administrative
Specialist



Aleks Firsov
Facility & Fleet
Supervisor



Facilities
Capital Project
Manager



Quinn Proffitt
Parks & Streetscapes
Supervisor



Justin Ell
Streets & SW
Supervisor



Stephanie Brown
Events & Volunteer
Supervisor



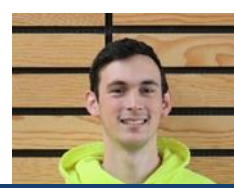
Nicole Suarez
Events
Specialist



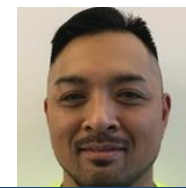
Bill Garza
Senior Facilities
Technician



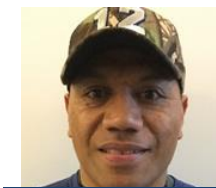
Anna Arnott
Maintenance
Worker



Seth Thompson
Maintenance
Worker



Reggie Bautista
Maintenance
Worker



Paul Halalilo
Maintenance
Worker



Chase Walker
Maintenance
Worker



Maurita Colburn
Recreation Program
Supervisor



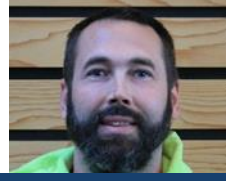
Events
Intern



Jim Garrity
PT Facilities
Technician



PT
Maintenance
Worker



Case Rogers
Maintenance
Worker



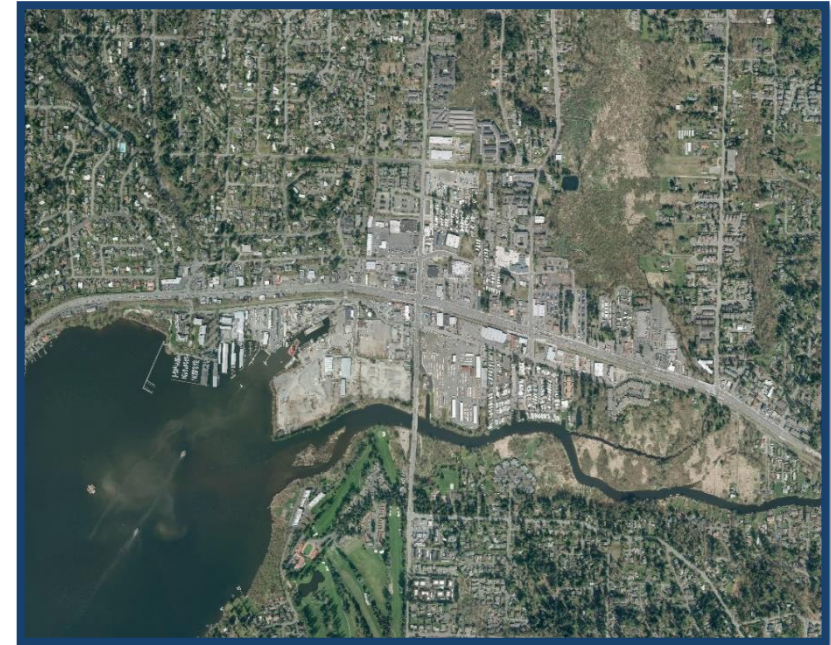
Seasonal
Maintenance
Workers



Public Works Operations

Essential Duties: Operation & Maintenance of City Infrastructure

- Park & Streetscapes Maintenance
- Streets & Surface Water Maintenance
- Facilities & Fleet Operation & Maintenance
- Events & Volunteer Programs
- Recreation Programs
- Facility Capital Improvements
- Customer Service Request Response
- 24/7 Operations/Emergency Response



Public Works Operations

Administrative & General Department Programs

- Department Administration & Management (Budget/Financial, Dept. Supervision/HR, Records Mgmt.)
- Contract development & management (cradle to grave)
- Project Management
- Policy development
- Customer Service Response; Cityworks administration & staff training; and customer portal admin
- Property Management; tenant negotiations & relations
- Multi-division website management
- Solid Waste & Recycling Management; Grant administration & community events
- Capital Improvement Project support & coordination (Parks, Transportation, & Surface Water)
- Coordination across all City departments
- Risk Management/Insurance Claims/Safety & Emergency Management/NEMCo Board

Public Works Operations

2025-2026 Workplan: Parks & Streetscapes

- Maintenance of manicured landscapes in parks and right-of-way amenity zones
- Irrigation Systems – Programming, Startup/Winterizing, Monitoring & Repairs
- Moorlands Athletic Field Maintenance and Grooming
- Daily park opening, restroom cleaning, & garbage/recycle removal
- Playground inspection, maintenance, and repair program
- Building repair and maintenance (Senior Center, Rhody Boathouse, restrooms/small buildings)
- Pressure washing – buildings, roofs, shelters, benches, tables, and hardscapes
- Park volunteer project coordination (develop SOW)
- Vegetation management (invasive and noxious weed removal)
- Integrated Pest Management
- CIP coordination & support/transition from construction to maintenance



Public Works Operations

2025-2026 Workplan: Streets & Surface Water

- Road maintenance & sidewalks – potholes, pavement repair, & concrete repair
- ROW maintenance – shoulders, handrails, guardrails, fencing, sidewalks, walls, & curbs
- Street sign installation, maintenance and repair including temporary traffic control
- Traffic markings – annual striping and thermoplastic refreshing and new installations
- Traffic Signals, RRFB's, & Speed Feedback – installation, operations, maintenance & repair
- Snow/Ice, Storm
- 24/7 Emergency & Accident Response
- SW/NPDES maintenance & repair (CB's, ditches, culverts, pipes, ponds, vegetation, etc.)
- Street sweeping
- Integrated Pest Management, invasive and noxious weed removal
- Public Works Yard maintenance
- CIP coordination & support/transition from construction to maintenance

Public Works Operations

2025-2026 Workplan: Facility & Fleet

- City Hall, Hangar, & Post Office building systems operation, maintenance, & repair
 - Access control, site safety & security
 - Janitorial (day to day and special projects)
 - HVAC, electrical, plumbing, fire suppression and monitoring systems
 - Small works/special projects
 - Exterior building envelope, hardscapes, walkways, windows, debris removal
 - Facility rentals – coordination & support for internal & external users
 - Furniture procurement, installation, repair and relocation
 - Wall repair & painting
 - Surface parking lot & garage maintenance
 - Signage
- Fleet procurement, maintenance, & repair

Public Works Operations

2025-2026 Workplan: PWOC Project

- Public Works Operations Center Capital Improvement Project
 - Grant Application and Award Management
 - 2025 Complete Building & Site Design
 - Bid project & award contract for construction
 - Issue Notice to Proceed 2025
 - Complete construction 2026
 - Relocate PW Operations to new facility 2026



Public Works Operations

2025-2026 Workplan: Events & Volunteers

- City Events – Develop, plan, budget, schedule, sponsorships, internal/external coordination
 - Larger Events - Summer Concerts, Farmers Markets, 4th of July, Winter Event, Juneteenth, & Movies at the Square
 - Smaller Events - Pride Month, Juneteenth, Playday, Online Events
 - Farmers Market Coordination and Financial Support – operated by non-profit, but will still require significant PW Ops support on market days
- Volunteer Programs – recruit, coordinate, document, schedule
 - Community Court
 - Adopt A Park & Adopt A Street Programs
 - Event support
 - Individual volunteers

Public Works Operations

2025-2026 Workplan: Recreation Programs

- Facility & Park Rentals
 - City Hall, Hangar, Moorlands Athletic Field, Picnic Shelters
 - Software Management and oversight/Website & CivicRec Portal/Finance coordination
 - Coordination with Facilities and Parks staff
 - Policy Updates
 - Community Recreation Programming
 - Recreation provided by community partners like: KWAC, KCRC, WhatsSup, Skyhawks, Skate Like a Girl, YMCA, Northshore School District
 - Contract negotiation and management; attend board meeting and ongoing communications
 - Love Notes & City Supported Community Projects
 - Special Events – Permit Review and Staff Coordination
-





City of Kenmore, Washington

PROGRESS ON THE TOP 5 CITY COUNCIL PRIORITIES

So Far This Biennium
As of April 2024

Priority #1: Increase and preserve the options for affordable housing.

a. Imagine Housing Proposal – 7010 NE 181st Street

In July 2023, a Request for Proposal (RFP) was issued to solicit affordable housing proposals. Two submittals were received by the October 6, 2023 submittal deadline. At the December 4, 2023 City Council meeting, staff and the Imagine Housing team described the proposal and City Council gave direction to move forward with creating a partnership consistent with the proposal and initiate negotiations for land sale price of \$1.5M, property transfer agreement, and any other necessary agreements. The initial proposal included 152 affordable housing units, 20 affordable ownership units at 80% AMI and 132 affordable rental units with half the units at 50% AMI and half at 60% AMI. Commercial space for community services (7,000 square feet) was also included.

The Imagine Housing team are preparing a revised schedule for next steps including funding and community engagement. Staff anticipates receiving this schedule in the next few weeks. The initial step is for Imagine Housing to complete their due diligence and site assessments and a pre-application meeting with the Development Services Department Team to determine the process based on the proposed project scope.

b. Housing Docket

The 2024 Planning Commission docket work program includes updating Comprehensive Plan Housing Element and Land Use Element policies (adopted in 2022) and developing middle housing regulations to comply with House Bill (HB) 1110 passed by the Washington State Legislature in 2023. State law requires that the City adopt regulations in compliance with HB 1110 by June 2025.

The City had an extensive middle housing outreach engagement process in 2023, funded by a Department of Commerce (Commerce) Grant. Final reports were presented to City Council September 25, 2023. Later in 2023, the City received an additional grant from the Department of Commerce to assist in developing middle housing regulations in order to comply with the new state law. The City hired consultant Kimley-Horn to assist with the middle housing docket work program including amendments to the Land Use and

Housing Elements of the comprehensive plan; developing zoning regulations for middle housing and Accessory Dwelling Units (ADUs) consistent with recent state legislation; developing cottage housing regulations; and developing regulations for small houses on small lots. The goal is for City Council adoption of an ordinance before the end of this year for both comprehensive plan amendments and implementing regulations.

At the April 8, 2024, joint City Council/Planning Commission study session, staff and our consultant presented background information about middle housing and policy choices. Community engagement activities are planned throughout the summer including attending community events (e.g. farmers market, summer concerts), open houses, and website and online engagement.

c. ARCH Strategic Plan

The ARCH March 2024 Strategic Plan, Building More Affordable Housing Faster was recently adopted by the ARCH Executive Board. The Strategic Plan was also received and filed by the City Council on the April 8, 2024, consent agenda. The Strategic Plan creates a framework to guide the ARCH Board over the coming years including development of the ARCH budget and work program. The City Council approves the ARCH budget and work program each year.

d. Update of the Affordable Housing Strategy and Supportive Housing Regulations

At the March 25, 2024, City Council meeting, staff recommended that the affordable housing strategy plan be updated in 2025 as a docket work program item. In addition, staff recommended that amending regulations related to supportive housing also be placed on the 2025 docket work program. Staff will also bring back options for community engagement. State law (HB 1220) amended the Growth Management Act and instructed local governments to “plan for and accommodate” housing affordable to all income levels. The amended law also directed the Department of Commerce to project future housing needs for jurisdictions by income bracket. Commerce provided information to King County on projected housing needs based on income bands and King County adopted Ordinance 19960.

e. Updating Supportive Housing Regulations

At the March 25, 2024, Council meeting staff recommended that amending regulations related to supportive housing also be placed on the 2025 docket work program. Staff will also bring back options for community engagement. State law (HB 1220) amended the Growth Management Act and instructed local governments to “plan for and accommodate” housing affordable to all income levels. The amended law also directed the Department of Commerce to project future housing needs for jurisdictions by income bracket. Commerce provided information to King County on projected housing needs based on income bands and King County adopted Ordinance 19960.

f. Glossary of Housing Terms

City Council requested A glossary of affordable housing terms be created and added to the City's website. A glossary is being created by the North Urban Human Services Alliance (NUHSA) is being created by NUHSA.

Priority #2: Implement the adopted Climate Action Plan and promote environmental stewardship including water, air, forest, and habitat restoration and preservation.

In February 2023 the City Council approved utility tax increases to fund the creation of a Climate Action Plan Program Manager (CAP Manager) Position and operating budget. The CAP Manager was hired in May 2023 and began assessing current progress and opportunities for the City to pursue.

During the summer and fall of 2023, outreach and education efforts were increased. Partnerships were strengthened as well; through this, Kenmore collaborated with the Cities of Shoreline and Lake Forest Park to host a series of educational seminars on home electrification, in an effort to engage the public more strategically and highlight individual actions. Additional outreach was conducted at farmers markets and other special events. These efforts have continued into 2024 with several planned events for participation.

City staff, with the help of a consultant, worked to create a Climate Action Element of the Comprehensive Plan. This guiding document provides long-term goals for climate in regard to emissions reductions and community resiliency. This Element is a new requirement from the Growth Management Act, and Kenmore was an early adopter in implementing the addition. The City Council approved the Element in November 2023.

Kenmore has also been underway with an update to the greenhouse gas emissions inventory. This was last calculated for 2019. 2021 and 2023 updates are being assessed to evaluate general trends in emissions and to see which sectors need the most attention for change.

A community workshop in September 2023 helped to determine the 2024 climate workplan. Based on the feedback provided, staff created a workplan that involved creating an EV infrastructure plan, hosting a Solarize Kenmore program, creating a climate advisory committee, creating an urban forestry management plan, as well as other smaller projects. The CAP Manager applied for several grants to help fund the items on the workplan.

The Washington State Department of Commerce awarded the City of Kenmore funds for the creation of an EV infrastructure plan in February 2024. This plan will help the City be strategic in our approach to installing electric vehicle charging infrastructure. With the help of a consultant, this project will take into account high-traffic areas, charging deserts, impacts to surrounding residents, community preferences, commercial property

partnerships, and assess trends for future demand. This plan will be completed by June 2025.

Additionally, the Department of Commerce also awarded funds for a handful of chargers to be installed in the near future. Three chargers will be installed in the City Hall garage for fleet vehicles and 4 chargers will be installed in the public right of way for public use in the greater downtown area.

At the end of February 2024, the Washington State Department of Natural Resources awarded the City of Kenmore funds for the creation of an urban forestry management plan (UFMP) and street tree inventory. The UFMP will provide best practices for canopy management, assess areas of highest need, and recommend improvements for current policies and procedures. The plan will take a long-term approach to growing and protecting our local canopy. The street tree inventory will be conducted by Environmental Services interns over the summer. The completed inventory will inform future maintenance and care.

The City of Kenmore partnered with Olympia Community Solar to host the Solarize Kenmore campaign this year. The program educates residents about rooftop solar and promotes installations. The program offers bulk purchasing discounts and partners with vetted installers. This is an effort to simplify the process and provide a resource for those with questions.

City staff have started the Climate Action Advisory Committee, after City Council approved the group's charter in November 2023. Staff interviewed and selected 9 members of the public to serve on the committee. This committee aims to inform the City Manager on climate-related issues and will focus on ways to supplement current staff efforts. Members will assist in education and outreach efforts and provide support toward the City's climate goals. The committee had their first meeting on February 22, 2024 and continues to meet monthly.

Staff continue to assess grants and partnership opportunities to expand on the work being done and meet our goals.

Priority #3: Enhance multimodal transportation, including pedestrian and bicycle safety.

Pedestrian Facilities Plan, Target Zero, Bus Rapid Transit, Passenger Ferry, and KAPE (Photo Enforcement) Program

Over the last few years, we have secured over \$8 million in grants for building new sidewalks, bike facilities, and traffic calming. These grants were provided to the City through the WSDOT Pedestrian/Bicycle Program and the Safe Routes to Schools Program, State legislation earmark money, Sound Transit System Access Funds, and the Transportation Improvement Board Complete Streets Program.

Many of those projects have started design (80th Ave NE Ped/Bike Project, NE 192nd Sidewalk Project, Arrowhead Dr. Sidewalk Project, and BGT/SR522 Accessibility Project). Design is anticipated to start soon on the NE 181st Sidewalk Project and design will start next year on the 84th Ave NE Ped/Bike Project. Construction will be starting soon on the NE 170th Interim sidewalk project.

We are also in the process of developing the sidewalk replacement proposal for council review (expected after the retreat). Additional grants will be sought after this year for other projects identified in the Pedestrian Facilities Plan.

The automated photo enforcement (KAPE) program has been very successful. For example, since its implementation, we have seen speeding violations (26+ MPH) on Juanita Dr. reduced from 99% (at the start of the program) to 1.3 % (as of recently) of traffic during school zone hours. The red-light camera at SR522 and 61st Ave NE (east to north movement) will be installed shortly, and we anticipate a near total compliance once operational.

Sound Transit is nearly complete with their design for the Kenmore portion of the BRT. Right-of-way still needs to be completed and Sound Transit plans to construct the Kenmore portion of the BRT in 2025-2026.

Priority #4: Update the Financial Sustainability Plan.

A six-year financial forecast was presented to City Council at their 2023 summer retreat and with expenses increasing faster than revenues, they adopted financial sustainability as a top 5 priority for 2024.

On October 9, 2023, the Council approved the charter for the Financial Sustainability Task Force. In late 2023, nine (9) community members were selected to serve on the task force. The first meeting was held on January 3, 2024, and the meetings continued on the first and third Wednesdays of each month, January through April, 2024. In March and April, a third meeting was added to stay on track.

The task force is advisory in nature. It is comprised of nine Kenmore residents and/or Kenmore business owners, many of whom have professional experience in accounting or financial management. The task force spent the first two months learning about the City budget and operations. The last two months were spent gathering input from residents analyzing the data, and preparing recommendations for City Council.

To assist in gathering input from Kenmore residents, the task force held a Town Hall event on April 3 which was attended by over 35 residents. During the Town Hall, residents worked with task force members to identify possible revenue additions and expense reductions to various City departments. Furthermore, residents were able to complete a

budget simulation exercise online using the Balancing Act tool and solve for a hypothetical \$2M deficit. This provided additional information about how residents feel about revenue increases and reductions in expenditures. Engagement HQ, an online discussion platform, allowed residents to have real time discussions about Kenmore's budget and ideas they wanted to share. All of this information was used to inform the task force in their development of recommendations for fiscal sustainability.

Priority #5: Implement the Diversity, Equity, Inclusion, and Accessibility Strategic Plan.

In September 2023, City Council adopted Kenmore's first ever Diversity, Equity, Inclusion, and Accessibility (DEIA) Strategic Plan. Staff continues to work diligently to implement the Strategic Plan, including quarterly recap and planning meetings with the DEIA Coordinator to stay on schedule. While much of the Plan is made up of ongoing services and objectives, many of the one-time action items have already been checked off as complete.

In March and April, two citywide trainings were provide to all employees: one on implicit bias and one on our City DEIA documents: the DEIA Policy, Strategic Plan, and Equity Toolkit.

Staff will prepare and present to City Council the first of what will be annual reports on the DEIA Strategic Plan and how we are meeting our goals this July.

In June 2024, Kenmore will host its second annual Juneteenth celebration after a well-attended inaugural event in 2023 was a great success. Additionally, the City will continue to show its support for the LGBTQ+ community through the Pride Steps at City Hall and a Pride flag raising on June 1 to celebrate Pride month.

City Council Retreat Agreements

June 30 – July 1 2023 Two Day Retreat

Agreement One: Convene a new Financial Sustainability Task Force with a consultant and utilize the Service Level Budgeting Tool. As part of the new task force work plan a review of the last task force plan and other recommendations that did not make it into the initial plan should occur. IN PROGRESS. TASK FORCE WRAPPING UP APRIL 2024.

Agreement Two: YMCA Youth Swimming Program: Once the vacant Recreation Supervisor position is filled, the new person will provide the City Council with an update sometime in 2024 and then the Council can consider a funding decision if the program is to continue. COUNCIL WILL SEE THIS IN FALL 2024 AS PART OF 2025-2026 BIENNIAL BUDGET DISCUSSIONS.

Agreement Three: Staff will come back to the Council with a proposal for bike parking within the downtown area. – John to set up a meeting. WILL BE PART OF MULTIMODAL ANALYSIS TO PRESENT TO COUNCIL IN JULY – ALSO DEPENDENT ON DOWNTOWN WORK.

Agreement Four: Staff will look into what authority the city might have to create a city ordinance that addresses burning and come back to the City Council with options. – Samantha. WILL BE PART OF BUILDING CODE CHANGES ON 2/26.

Agreement Five: Councilmembers Pfeil and Kugler agreed to participate as an ad hoc committee to develop a new onboarding program for new City Councilmembers. DONE.

January 29, 2024 Mini Retreat

Agreement One: An ad hoc committee consisting of the Mayor Herbig, Council Member Culver and the City Manager will meet to discuss the possibility/process for establishing written Council Norms. Note: One Council Member does not support the codification of council norms.

City of Kenmore, Washington



Memorandum

Date: April 26, 2024
 To: City Councilmembers
 City Manager, Rob Karlinsey
 From: Melinda Merrell, Finance and Administration Director
 Regarding: City Council Retreat – Financial Forecast

Purpose: Updated General and Street Fund financial forecast with 2023 final numbers, 2024 amended budget numbers and 6-year forecast.

General Fund Revenue and Expense Outlook through 2030:

This General Fund forecast is for the period that extends through the year 2030 which represents a look to the future three (3) biennial budget periods. This forecast includes actual balances for calendar year 2023 and our amended 2024 budget amounts but does NOT include any recommendations from the 2024 Financial Sustainability Task Force.

The basic assumptions underlying the future forecast in the General Fund for the most significant categories of revenue and expenditure include the following. Of special note is the inclusion of banked capacity in 2025 and 2026 along with the implementation of the 0.1% transportation sales tax which were both recommended in the 2020 adopted financial sustainability plan.

Revenues assumptions in 2025 through 2030:

- The property tax levy rises by 1.9% annually with the addition of banked capacity in 2025 and 2026 (\$130,000 each year).
- Sales tax increases annually by 3%.
- Electric utility tax revenues increase by 2% annually; cellphone utility tax revenues increase 1% annually; surface water utility tax revenues increase variably in conjunction with the new surface water rates; cable is reduced by 2% annually and telephone is reduced 1% annually.
- Franchise fee revenues for water and sewer increase annually at 3%; cable franchise fees are reduced 2% each year.
- Admissions tax revenues are presumed to begin in 2024 and are estimated to increase annually by 3%; while the gambling tax revenues are set to increase 5% annually based on 2022 and 2023 actuals.

- Development revenues (building permits, land use fees) are estimated to increase 3% annually.
- Liquor taxes increase 3% annually; however, liquor profits only grow by 1%.
- Rents and leases and reimbursements are held flat each year.
- Based on 2023 actuals and current earnings rates on our investments, investment earnings were increased to \$125,000 in 2025 and 2026 and then lowered to \$120,000 for the remaining 4 years.
- The new vehicle fee revenue along with the new gas and solid waste utility taxes were increased just 1% annually.
- 0.1% Transportation Sales Tax to begin in 2027 raising approximately \$480K and growing 3% annually thereafter.

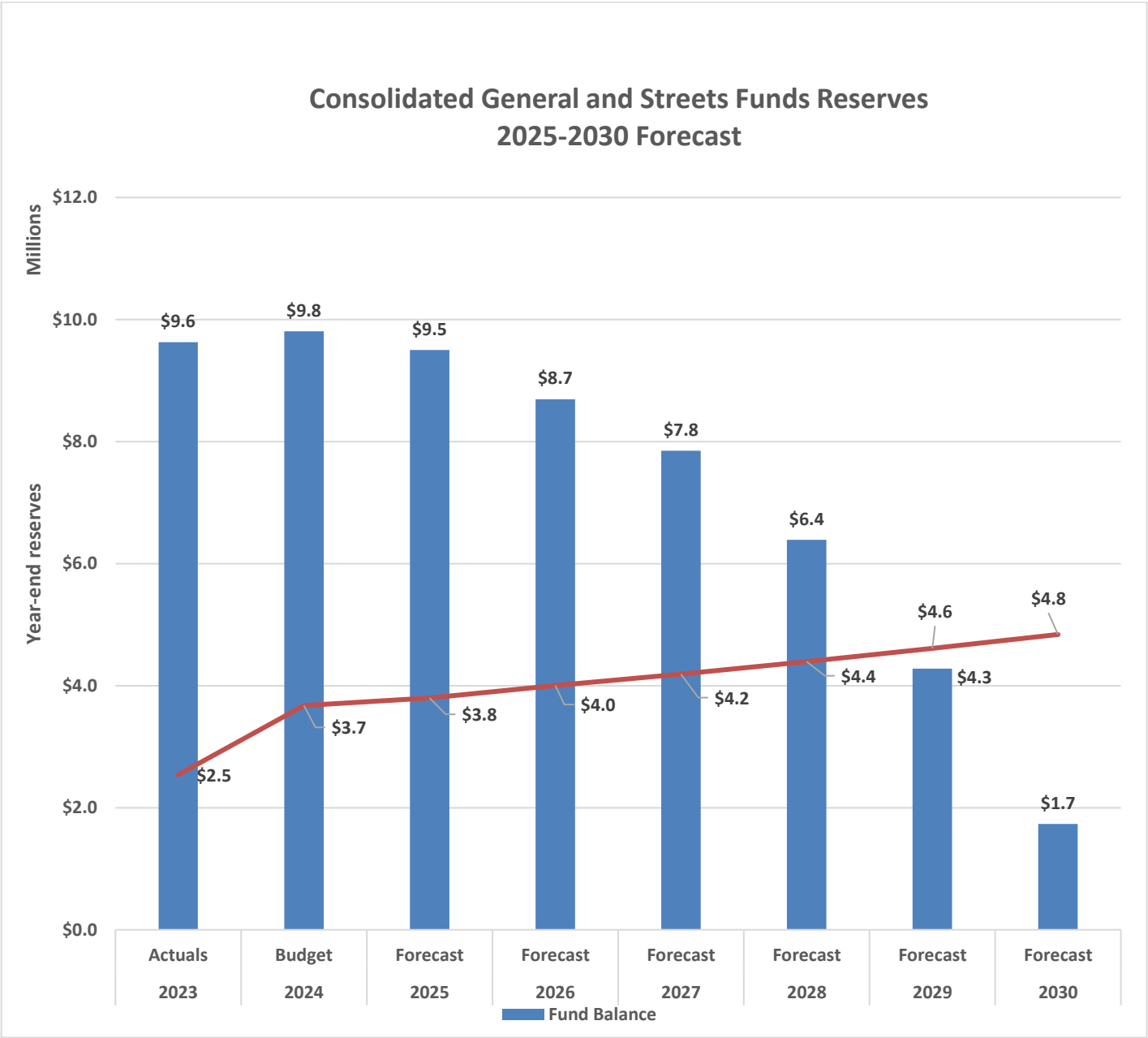
Expenditure assumptions in 2025 through 2030:

- All expenditure line items anticipated to increase 5% annually.
- The new CAP and Housing and Human Services expenses beginning in 2023 are included in the forecast and also grow 5% annually.
- Certain costs budgeted in the Strategic Opportunities Fund in 2023-2024 are shifted to the General Fund starting in 2025-2026. These costs include Farmer's Market, RCR Program and Asphalt Plant legal/consulting services.

Summary/Fund Balance:

- The pressure of our expenses growing faster than our revenues is putting the City on the trajectory of dropping below our Reserve goal.
- The Reserve goal states the City should, at a minimum, hold at least 20% of operating expenditures in reserves.
- Within the General Fund, we anticipate dropping below 20% in 2029. When combined with the Street Fund, we drop below 20% in 2029 as well.

Summary General & Street Fund	2023	2024	2025	2026	2027	2028	2029	2030
Updated: 3/25/2024	Actuals	Budget	Forecast	Forecast	Forecast	Forecast	Forecast	Forecast
General Fund								
Beginning Fund Balance	3,533,759	7,332,790	7,670,733	7,889,465	7,672,579	7,007,459	5,787,867	3,978,217
Revenue	17,299,604	16,759,199	17,306,651	17,815,678	18,206,073	18,595,161	18,995,840	19,666,466
Expense	11,100,573	16,421,256	17,087,919	18,032,565	18,871,193	19,814,753	20,805,490	21,845,765
Transfer to Strat Opps for Special Projects	2,400,000							
Ending Fund Balance	7,332,790	7,670,733	7,889,465	7,672,579	7,007,459	5,787,867	3,978,217	1,798,918
Fund balance as % of operating expenditures	66%	47%	46%	43%	37%	29%	19%	8%
Street Fund								
Beginning Fund Balance	2,270,571	2,294,467	2,136,351	1,610,891	1,020,359	840,232	601,801	301,342
Revenue	1,625,318	1,791,682	1,378,476	1,393,512	1,887,961	1,917,867	1,948,458	1,979,751
Expense	1,601,422	1,949,798	1,903,937	1,984,043	2,068,088	2,156,298	2,248,916	2,346,199
Ending Fund Balance	2,294,467	2,136,351	1,610,891	1,020,359	840,232	601,801	301,342	-65,106
Fund balance as % of operating expenditures	143%	110%	85%	51%	41%	28%	13%	-3%
Combined Ending Fund Balance	\$9,627,257	\$9,807,084	\$9,500,356	\$8,692,938	\$7,847,691	\$6,389,668	\$4,279,559	\$1,733,812
Fund Balance as % of operating expenditures	76%	53%	50%	43%	37%	29%	19%	7%
(Threshold is 20%)								
	2023	2024	2025	2026	2027	2028	2029	2030
Strategic Ops Fund	Actuals	Budget	Forecast	Forecast	Forecast	Forecast	Forecast	Forecast
Beginning Fund Balance	799,755	440,630	143,918	193,918	233,918	273,918	293,918	313,918
Transfer: From GF to Strat Opps for Spec Projects	2,400,000		-					
Revenue	36,637	66,288	50,000	40,000	40,000	20,000	20,000	2,000
Expense (RCR, Farmers Mkt, DEI)	395,762	363,000	-	-	-	-	-	-
Fund Balance Reserved for Special Projects	2,400,000							
Ending Fund Balance	440,630	143,918	193,918	233,918	273,918	293,918	313,918	315,918



Since 2020, the City has been implementing the recommendations from the 2020 Financial Sustainability Plan. In 2023, it was decided to use ARPA monies to pay for police expenses which amounted to \$4.6M. This resulted in a surplus at the end of 2023; therefore we recommend moving \$2.4M from the General Fund to the Strategic Opportunities Fund for future one-time projects (indirectly made possible by ARPA). Looking ahead six (6) years, we continue to see a structural deficit which results in the City not able to meet its 20% reserve goal starting in 2029.

In early 2024, the City reconvened a new Financial Sustainability Task Force to address the structural deficit and secondarily, look for ways to replenish the Strategic Opportunities

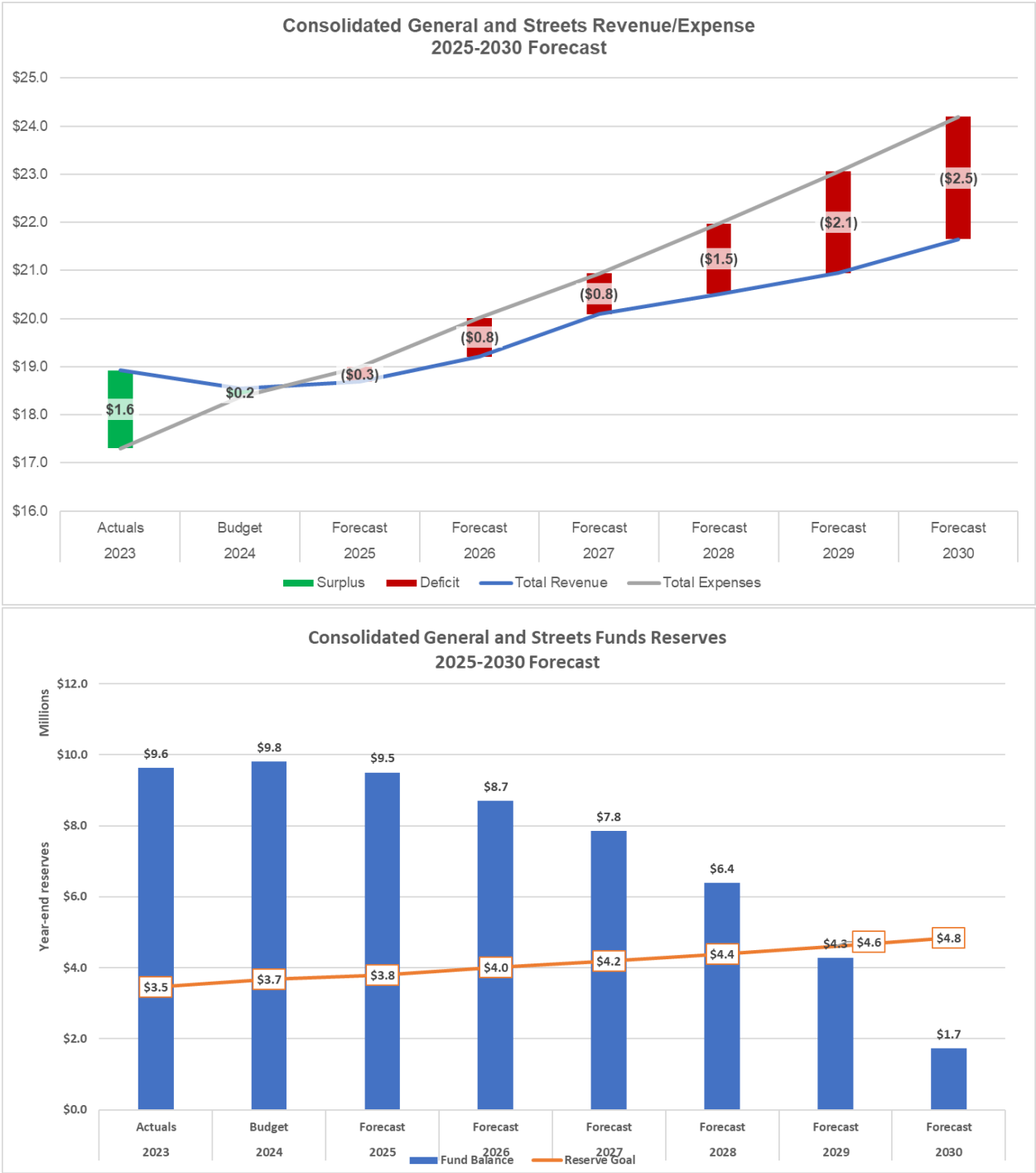
Fund. The Task Force has been meeting regularly since January and has a goal to finalize their recommendations by April 24, 2024.

Next Steps:

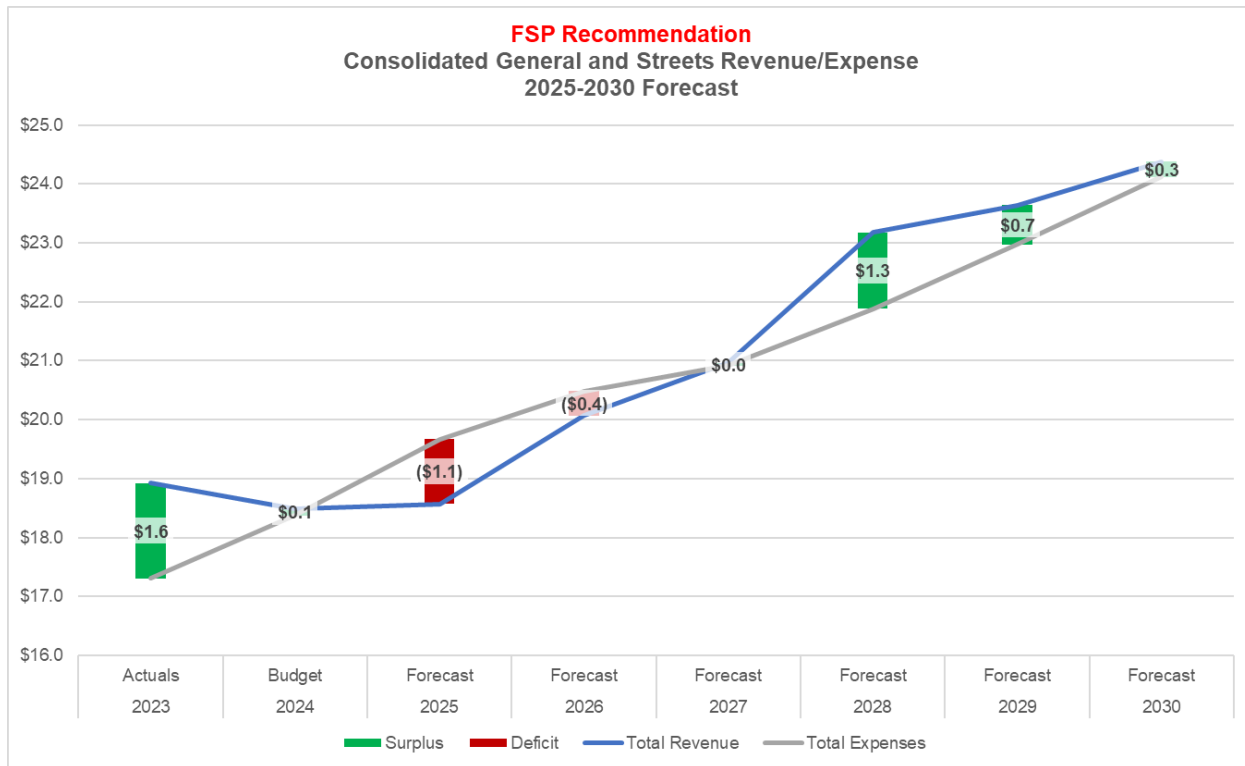
- Present the Task Force Recommendations to the City Council. Due to a short turnaround, summary Task Force recommendations will be presented at the City Council Retreat on April 26. Then, a full report will be given to the City Council at the May 6, 2024 regular council meeting.
- At a future City Council meeting, provide an updated Financial Sustainability Plan for City Council adoption, with or without modifications.

April 26, 2024

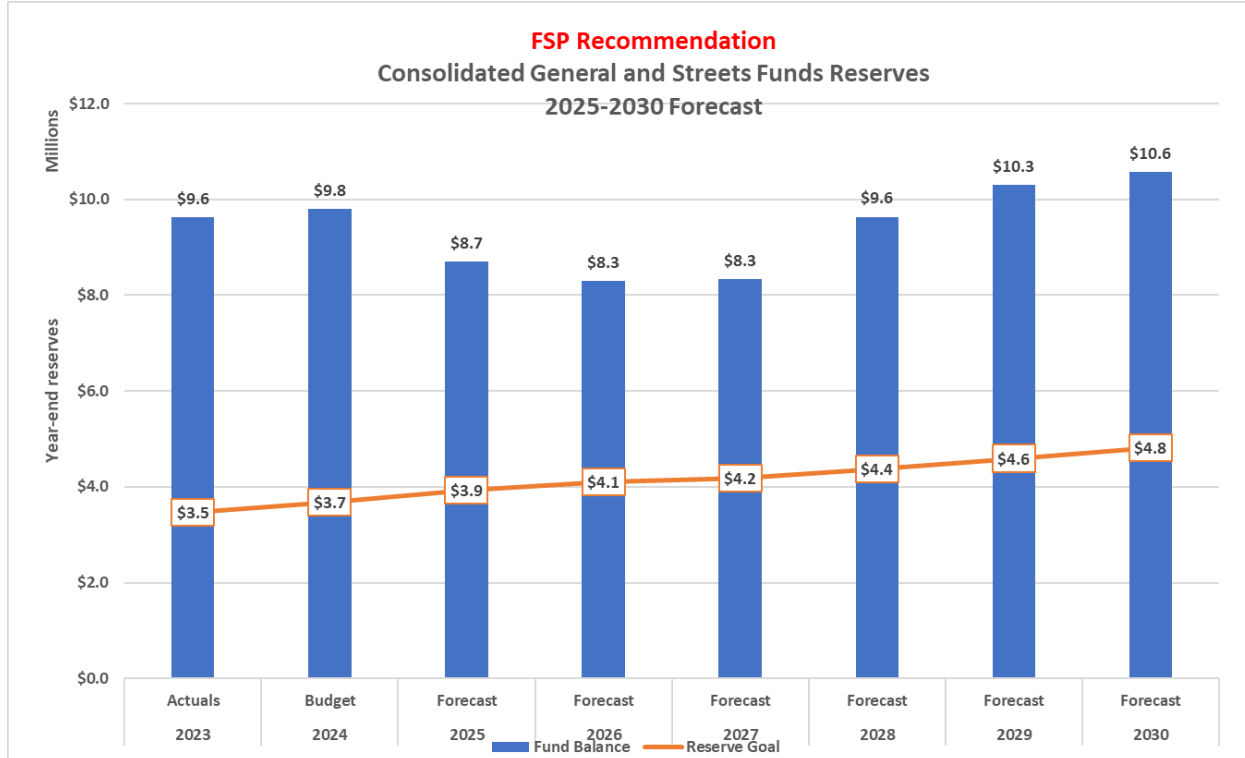
As a reminder, here's where the forecast stands before our recommended budget strategies. The revenue/expenditure lines cross in 2025 and the consolidated fund balance / reserve drops below the target reserve in 2030. The structural deficit grows to \$2.5M by 2030.



The Task Force is recommending a plan that keeps expenditures below revenue through 2030, dipping into reserves for 2025 and 2026 before certain budget strategies take effect in 2028.



Through the 6-year period, we add \$0.8M to the reserve.



Recommended **revenue enhancement strategies** include:

- \$1.6M in net new tax revenue (including \$355K reduction in revenue from a recommended utility tax rebate program and the removal of the planned admissions tax)
 - \$1.1 million from a public safety levy lid lift of \$0.16 per \$1,000 assessed value
 - \$0.4 million from a public safety sales tax of 0.1%
- \$1.1M from an expanded KAPE program (4 additional cameras and an increase in first tier ticket cost to \$136)
- \$350K from the establishment of a metropolitan park district levy (\$0.05 per \$1,000 assessed value)

The task force was drawn to public safety-related strategies due to the recent increases in the cost of Kenmore's King County Sheriff police services contract. For context, from 2021 to 2024, the public safety budget increased from \$3.7 million to \$5.1 million, a 36% increase over 3 years, or a cumulative average growth rate (CAGR) of 11%. The \$1.6 million in recommended new taxes aligns reasonably well with the \$1.3 million increase in public safety costs.

We also recommended **cost savings and efficiencies** of \$526K, including \$240K of reallocation of employee expense to other funds.

Lastly, we have included some investments or cost additions:

- **Human services case worker / program navigator** (\$225K) - the task force is concerned about the regressive nature of many of the revenue strategies available to the city and the potential impact to low-income residents. Investing in a dedicated headcount / program will mitigate the impact of these new taxes to the most vulnerable in our community by helping them get connected with existing programs and services. The cost of this program could be offset by grants or other funding sources.
- **Strategic and Economic Development Manager** (\$180K) - The task force wasn't able to identify any economic development opportunities that would positively impact the FSP through 2030. However, the task force discussed the potential impact of economic development on the long-term financial sustainability of the city. Attendees of the FSP Town Hall also indicated support for the City to drive economic development.

As such, the task force recommends hiring a Strategic and Economic Development Manager with expertise in grant applications, working with private developers, and prospective businesses. We believe that this position could have a significant impact on the type and timing of economic development, helping to guide development in a way that benefits the community. This cost of this position could also be offset by grants and other capital project funding.

- **Lakepointe development opportunity** (\$500K in 2025 and 2026) - the task force and Kenmore residents broadly (per the recent EMC survey results) show strong support for the City of Kenmore to take an active role in developing the Lakepointe property. As such, we have incorporated estimated costs expected as part of assessing and preparing the property for the next stage of development. We presume these costs will only affect the general fund temporarily and would not impact the ongoing financial sustainability of the general and street funds.

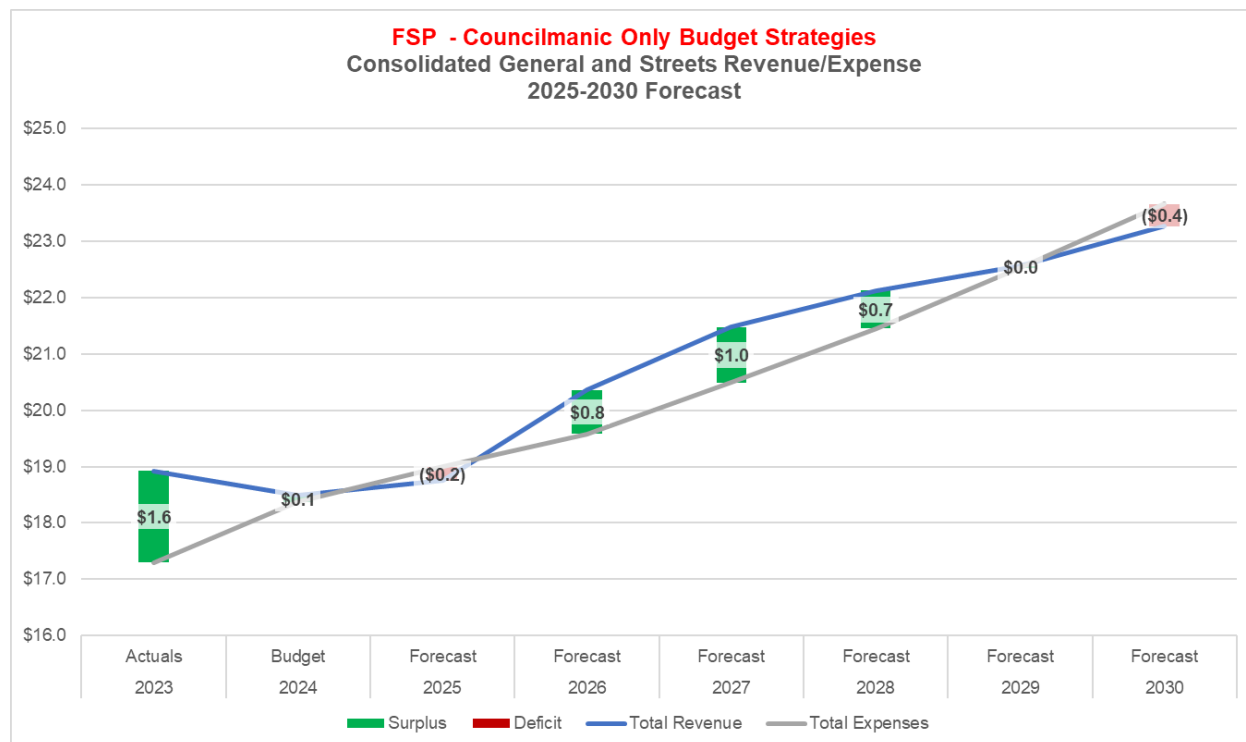
NOTE: the full list of strategies included in the above recommendations are on the last page.

Alternate FSP - Councilmanic-Only Budget Strategies

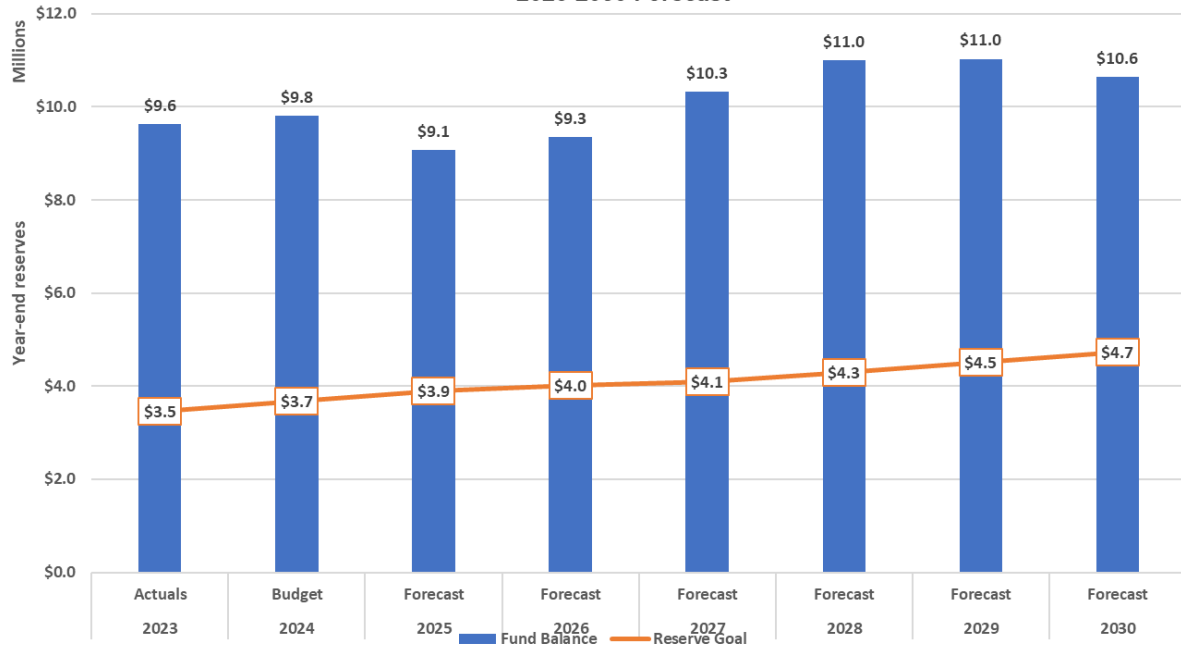
The FSP presented above assumes the public safety related ballot measures pass. If the ballot measures don't pass, the city will likely need to rely on councilmanic budget strategies. As such, we present an alternative FSP under this scenario:

- **Vehicle tab fee increase** (\$180K) - DEIA concerns related to the regressive nature of these fees.
- **Expand B&O tax to other industries (retail, services, etc.)** (\$400K) - concerns expressed by task force members that additional B&O taxes would not encourage economic development.
- **Electric utility tax increase to 6%** (\$400K) - DEIA concerns related to the regressive nature of these taxes.

This scenario also assumes no investment into the programs mentioned above (Human Services program navigator, Economic Development Manager, Lakepointe investment, and utility tax rebate program). Even with these additional budget strategies, the 2030 forecast falls just short of maintaining a net positive surplus. Under this circumstance, the council may have to consider cuts to services and programs such as summer events (fireworks, summer concerts).



FSP - Councilmanic Only Budget Strategies
Consolidated General and Streets Funds Reserves
2025-2030 Forecast



Page 61 of 218							
Budget Strategy	Type	Group	Councilmanic?	Score	Toggle	Amount	Year
KAPE program first tier ticket cost by to \$136 for two cameras	Revenue	KAPE	Y	3.00	1	180,000	2026
Convert street lights to LED	Expense	Efficiencies	Y	3.00	1	68,837	2028
Expand KAPE program - First Camera	Revenue	KAPE	Y	2.89	1	225,000	2026
Expand KAPE Program - Second Camera	Revenue	KAPE	Y	2.89	1	225,000	2026
Levy lid lift to fund public safety \$0.08	Revenue	Public Safety Tax	N	2.78	1	560,000	2028
Expand KAPE Program - Third Camera	Revenue	KAPE	Y	2.78	1	225,000	2028
Parks Project Manager: 1500 hours to capital fund (similar to Engineering Project Managers).	Reallocation	Efficiencies	Y	2.67	1	100,000	2026
Strategic and Economic Development Manager position	Expense	Investment	Y	2.67	1	(180,000)	2025
Eliminate Admissions Tax in the plan	Revenue	Revenue Reduction	Y	2.63	1	(130,000)	0
Operational Efficiency	Expense	Efficiencies	Y	2.63	1	100,000	2026
Picnic shelter rental fees (Log Boom, TI' awh-ah-dees, Moorlands)	Revenue	Efficiencies	Y	2.56	1	17,000	2025
Expand KAPE Program - Fourth Camera	Revenue	KAPE	Y	2.56	1	225,000	2027
Move Civil Engineers/Cap Project Manager entirely to transportation	Reallocation	Efficiencies	Y	2.56	1	140,000	2026
Let temporary employees contract end	Expense	Efficiencies	Y	2.50	1	100,000	2026
Levy lid lift to fund public safety at \$0.16 (incremental from first \$0.08)	Revenue	Public Safety Tax	N	2.44	1	560,000	2028
Utility tax rebate program	Revenue	Revenue Reduction	Y	2.44	1	(225,000)	2027
Human services case worker/program navigator	Expense	Investment	Y	2.43	1	(225,000)	2026
Public safety sales tax 0.1%	Revenue	Public Safety Tax	N	2.33	1	460,000	2028
MPD Levy (\$0.05 per \$1000)	Revenue	MPD	N	2.22	1	350,000	2026
Lakepointe Preliminary Costs (assuming grant is funded)	Expense	Lakepointe	Y	2.20	1	(500,000)	2025

2025-2026 Budget Preparation Calendar

2025-2026 Budget

- May – Update Service Level Budgeting model
- May/June – Depts update 25-26 workplans based on council priorities
- June – Budget kick off
- June - Departments begin preparing budgets
- July 26 – Budget requests due back to Finance
- August – Budget meetings with City Manager, other Depts and Finance
- September – Presentation to Council, Review estimates for revenues/expenditures for 2025-26 and forecast thru 2030
- October – Full preliminary budget delivered to City Council
- October/November – Department presentations to Council
- November – Public Hearings
- November 25 – Budget adoption

6-Year Capital Improvement Program (CIP) Update

- August – CIP review w/departments
- September 23 – Council review/update
- October 14 – Public hearing/adoption

2023-2024 Biennium Budget Amendments

- November 11 – Review presentation to Council
- November 18 – Public Hearing
- November 25 – Adoption ordinance

2025 Property tax levy

- October – Review/Public Hearing
- November 25 – Adoption ordinance

BARS Statutory Budget Deadlines:

Statutory Deadlines for Preparing 2024 City/Town Budgets	
Pre-Budget Items (Spring/Summer 2023)	Council retreat; Adopt/update financial policies; Public hearings for capital facility plan updates; Public forums or community outreach (ex: community priorities); Mayor/manager communicates budget objectives to staff
Sept. 11	Budget request to all department heads
Sept. 11-24	Department heads prepare estimates of revenues and expenditures; Clerk prepares estimates for debt service and all other estimates
Sept. 25	Implicit price deflator calculated (only applies to cities of 10,000+ population)
Sept. 25	Budget estimates from department heads filed with clerk
Oct. 2	Clerk provides estimates filed by department heads to mayor/manager showing complete financial program
Oct. 2	Mayor/manager provides council with estimates of revenues from all sources, including estimates prepared by clerk, for consideration of setting property tax levy
Mid-October to mid-November (approx.)	Public hearing on revenue sources including possible increases in property tax
Nov. 2	Mayor/manager prepares preliminary budget and budget message; files with clerk and council
Nov. 1-18 (approx.)	Publication notice of preliminary budget and final hearing
Nov. 1-25 (approx.)	Public hearing(s) on preliminary budget
Nov. 21	Copies of budget available to public
Nov. 30	Property tax levies set by ordinance and filed with county
Dec. 4	Final budget hearing
Dec. 31	Budget adoption deadline

CITY OF KENMORE



The LOVE where you LIVE *Project*

Community Engagement Phase II Overview

April 26, 2024



The Love Where You Live Project

Background and Purpose

- Year-long community engagement effort began in the summer of 2023
- Goal to gather broad feedback from the community on their values and priorities for the future of Kenmore
- Use the “Dream, Play, Build” method to encourage creative thinking
- Engage with as many community members as possible



The Love Where You Live Project

Phase I Recap

- **June – December 2023**
- Statistically valid survey #1
- 1,100+ responses and ideas collected through 22+ community engagement events and online survey
- The top two themes that emerged:
 - **Community Spaces**
 - **Economic Development**
- *Both these themes included strong interest in future development planning for **Kenmore's Downtown and Lakepointe***



The Love Where You Live Project

Phase II Engagement Overview

- **February – March 2024**
- **4 in-person Love Where You Live (LWYL) Community Workshops**
- Kenmore Middle School, Kenmore Community Club, Moorlands Elementary, The Hangar
- 200+ attendees
- Participants used their hands and imaginations to share their ideas for the future of downtown and Lakepointe
- **Accompanying online survey (130 responses)**
- **Over 550+ total ideas collected**

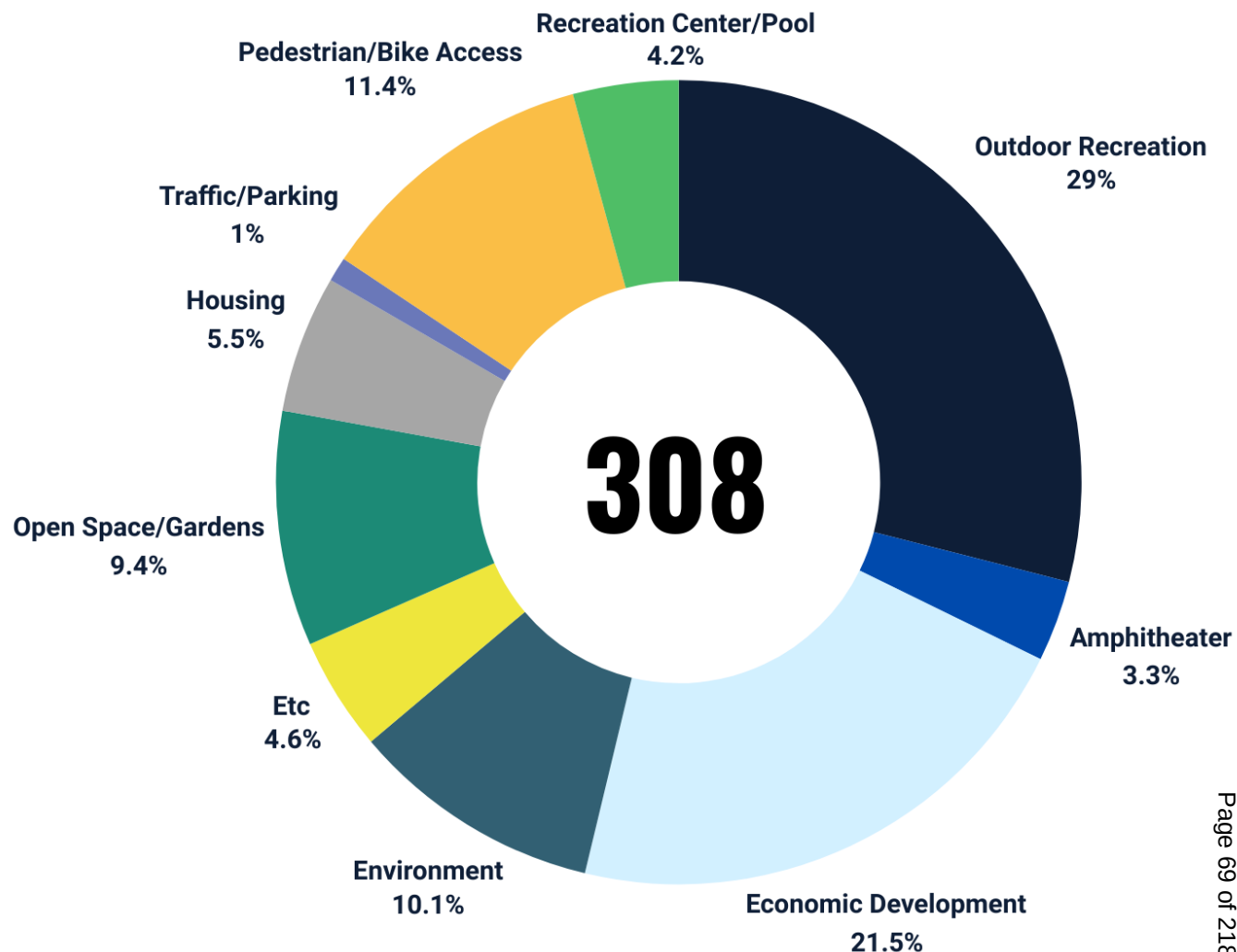


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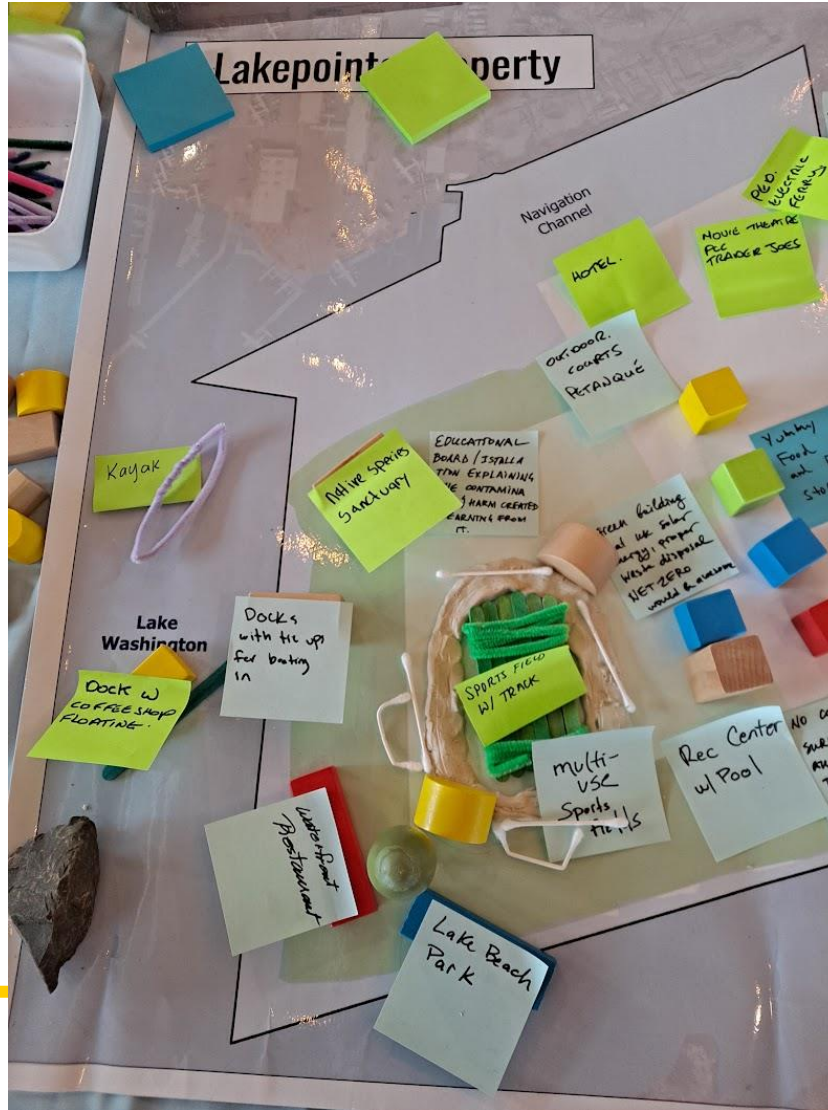
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Lakepointe Response Analysis: Top Themes

1. Outdoor Recreation (29%)
2. Economic Development (21.5%)
3. Pedestrian/Bike Access (11.4%)
4. Environment (10.1%)
5. Open Space/Gardens (9.4%)
6. Housing (5.6%)
7. Recreation Center/Pool (4.2%)
8. Amphitheater (3.3%)
9. Traffic/Parking (1%)
10. Etc. (4.6%)



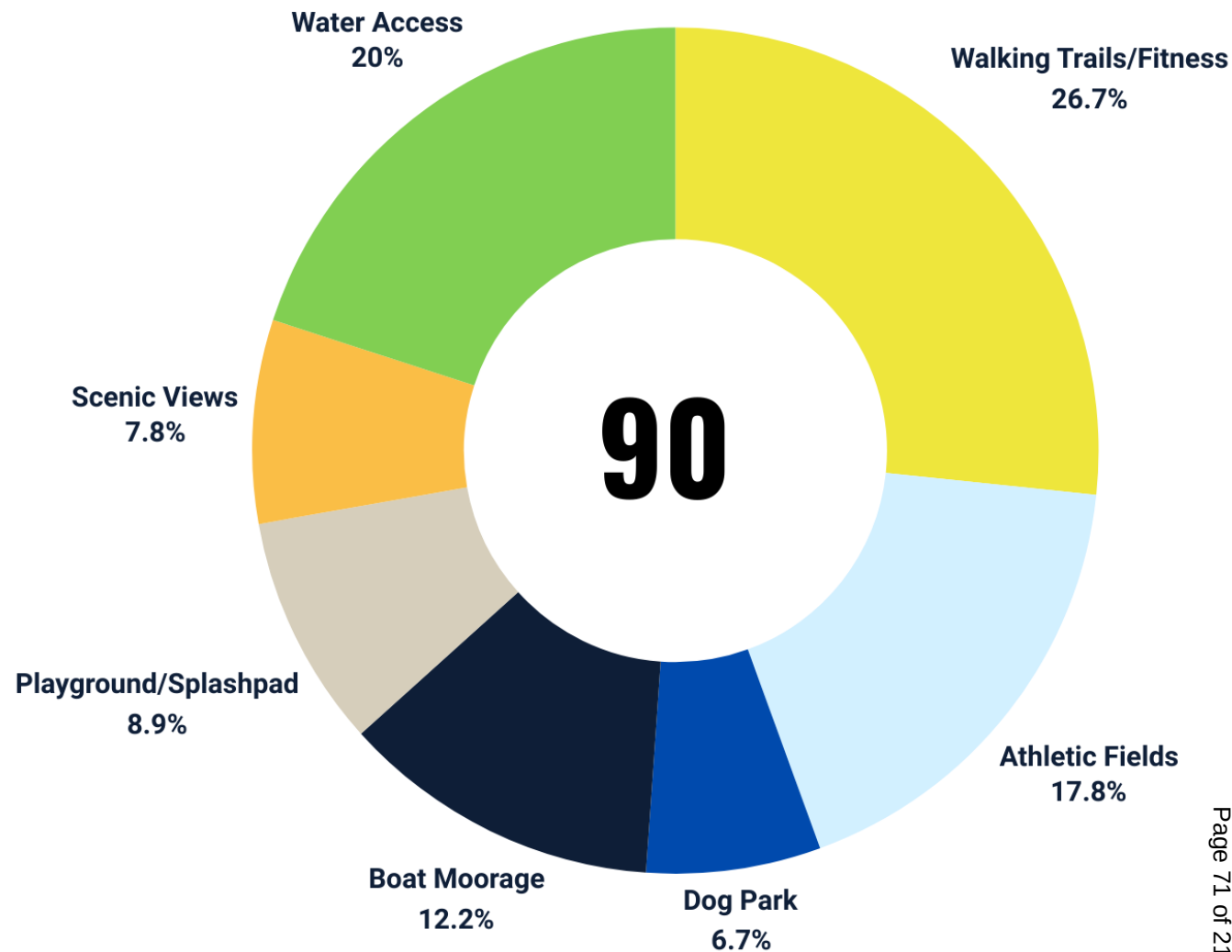
Dream, Play, Build: Lakepointe



Lakepointe Response Breakout: Outdoor Recreation

29% of total responses

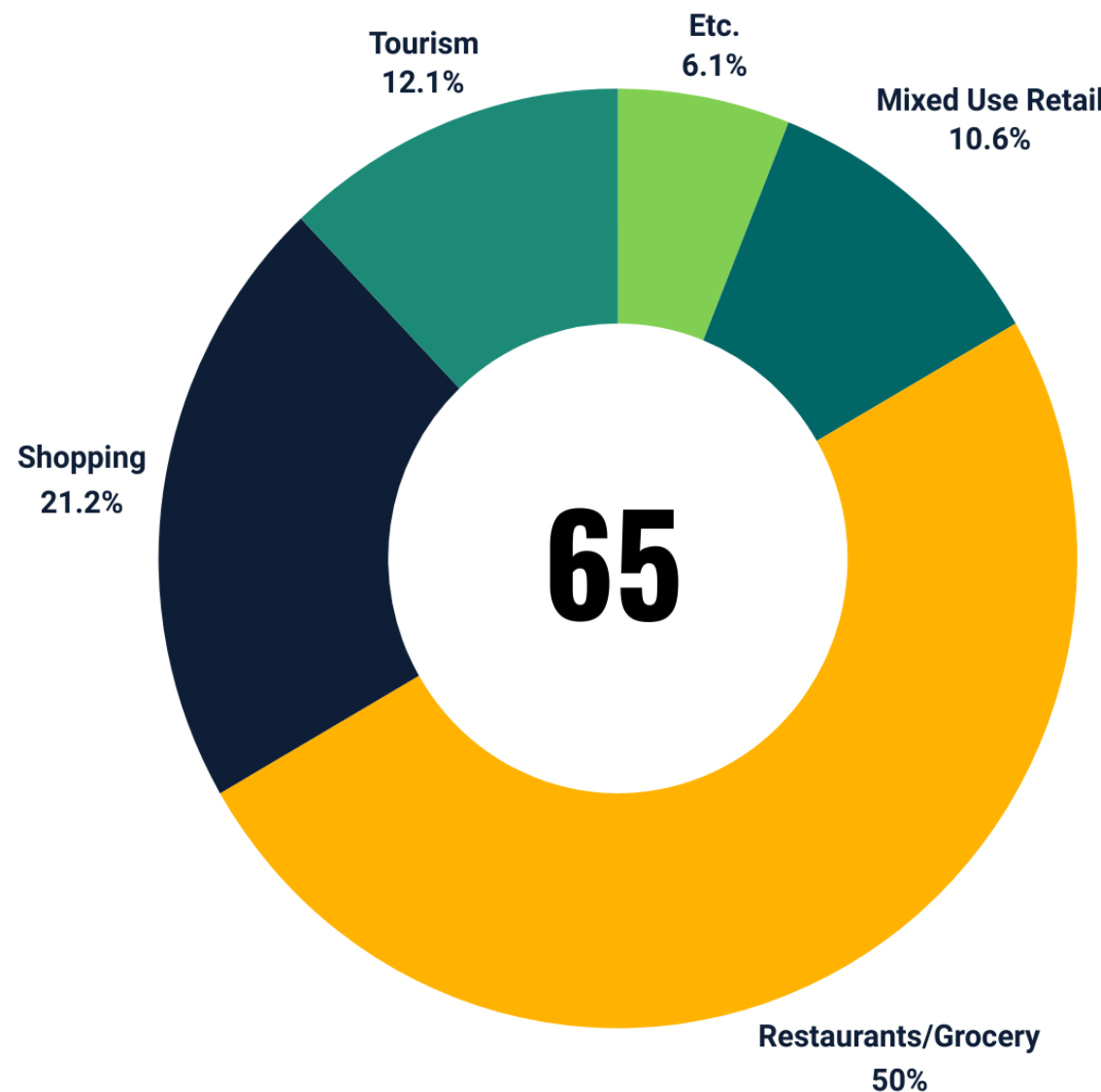
1. Walking Trails/Fitness (26.7%)
2. Water Access (20%)
3. Athletic Fields (17.8%)
4. Boat Moorage (12.2%)
5. Playground/Splashpad (8.9%)
6. Scenic Views (7.8%)
7. Dog Park (6.7%)
8. Bikes (2.1%)



Lakepointe Response Breakout: Economic Development

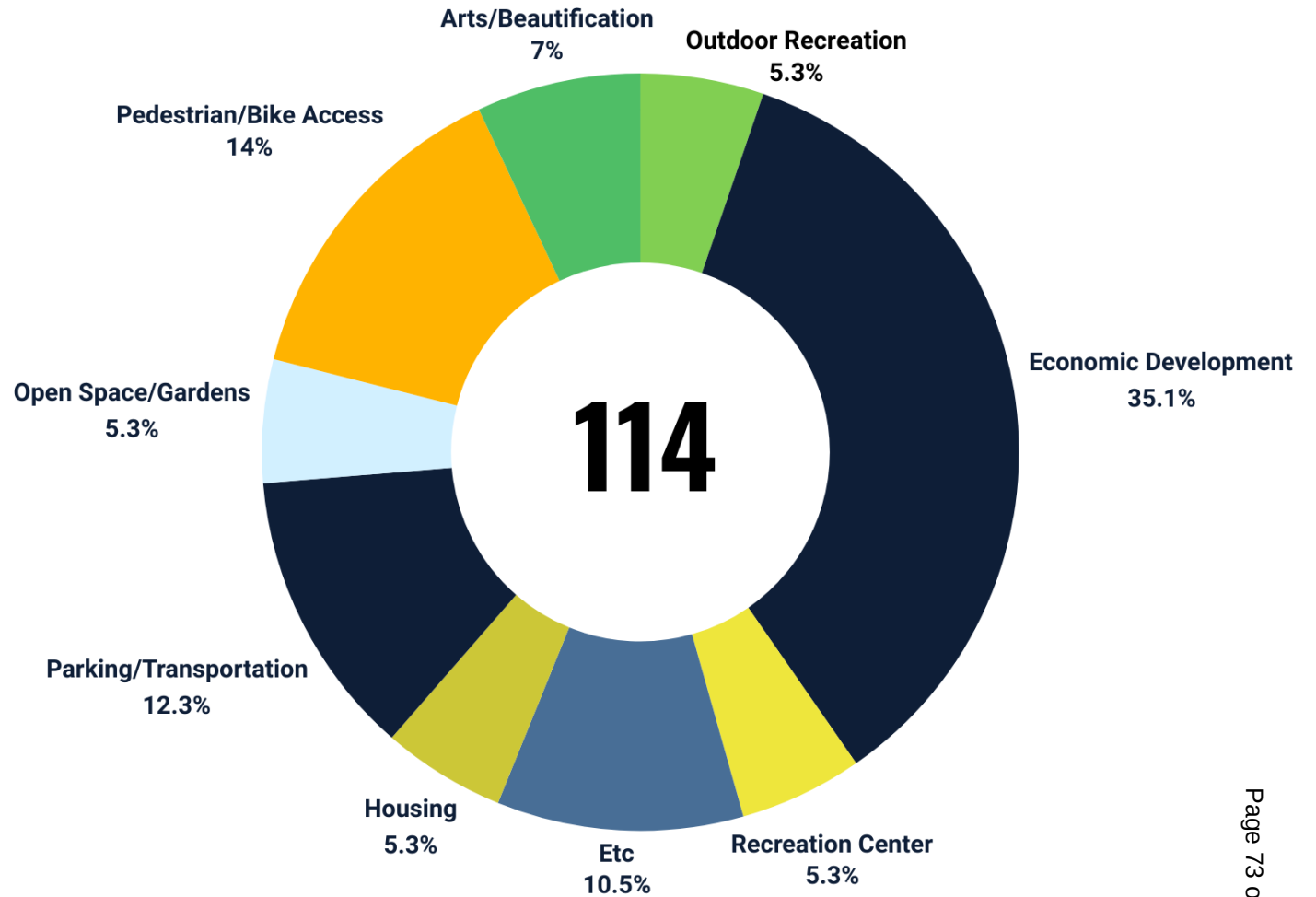
21.5% of total responses

1. Restaurant/Grocery (50%)
2. Shopping (21.2%)
3. Mixed Use Retail (10.6%)
4. Tourism (12.1%)
5. Etc. (6.1%)

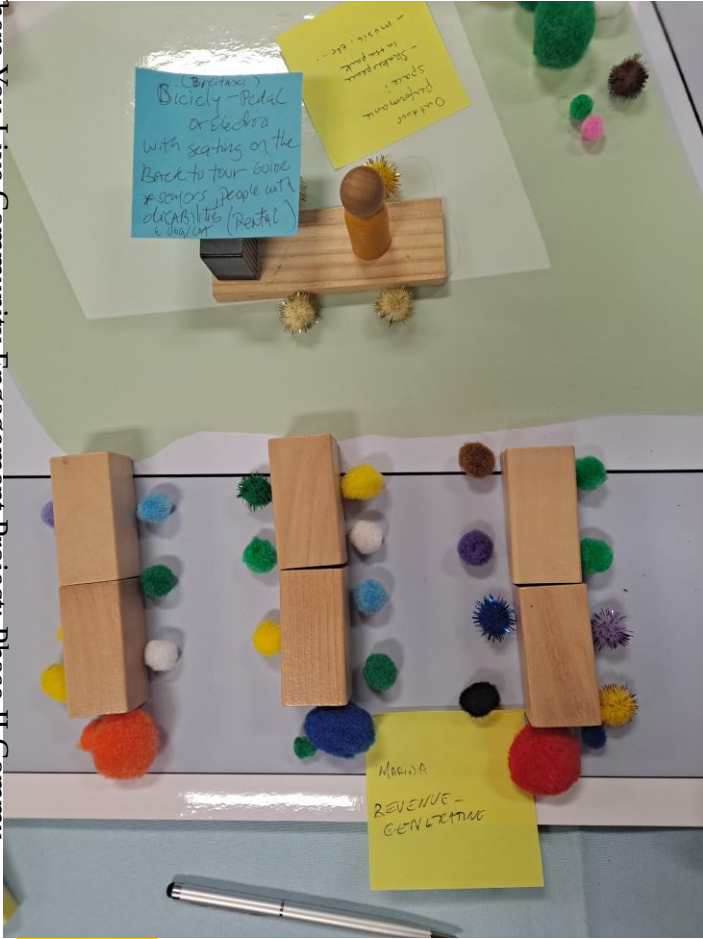


Downtown Response Analysis: Top Themes

1. Economic Development (35.1%)
2. Pedestrian/Bike Access (14%)
3. Parking/Transportation (12.3%)
4. Arts/Beautification (7%)
5. Outdoor Recreation (5.3%)
6. Open Space/Gardens (5.3%)
7. Housing (5.3%)
8. Recreation Center (5.3%)
9. Etc. (10.5%)



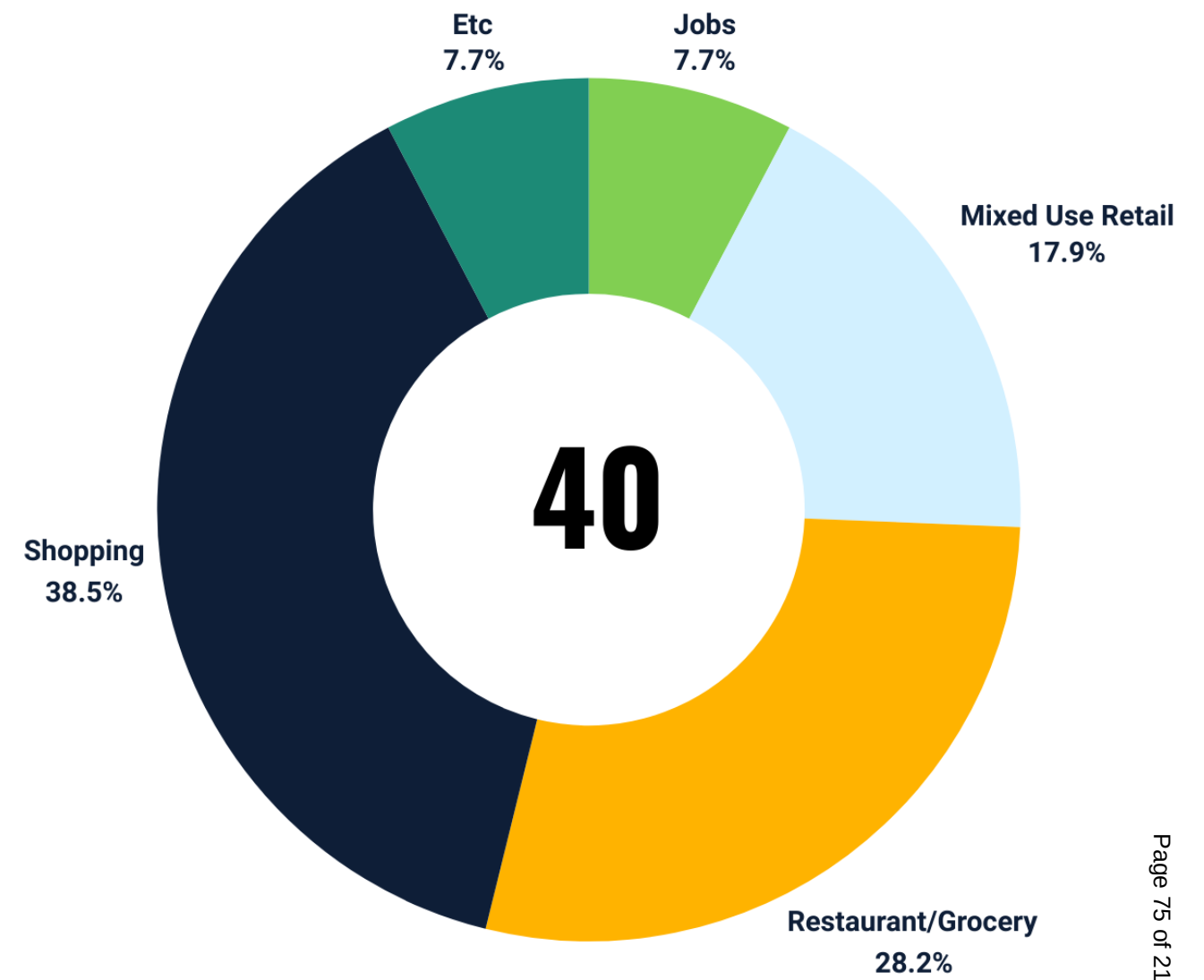
Dream, Play, Build: Downtown



Downtown Response Breakout: Economic Development

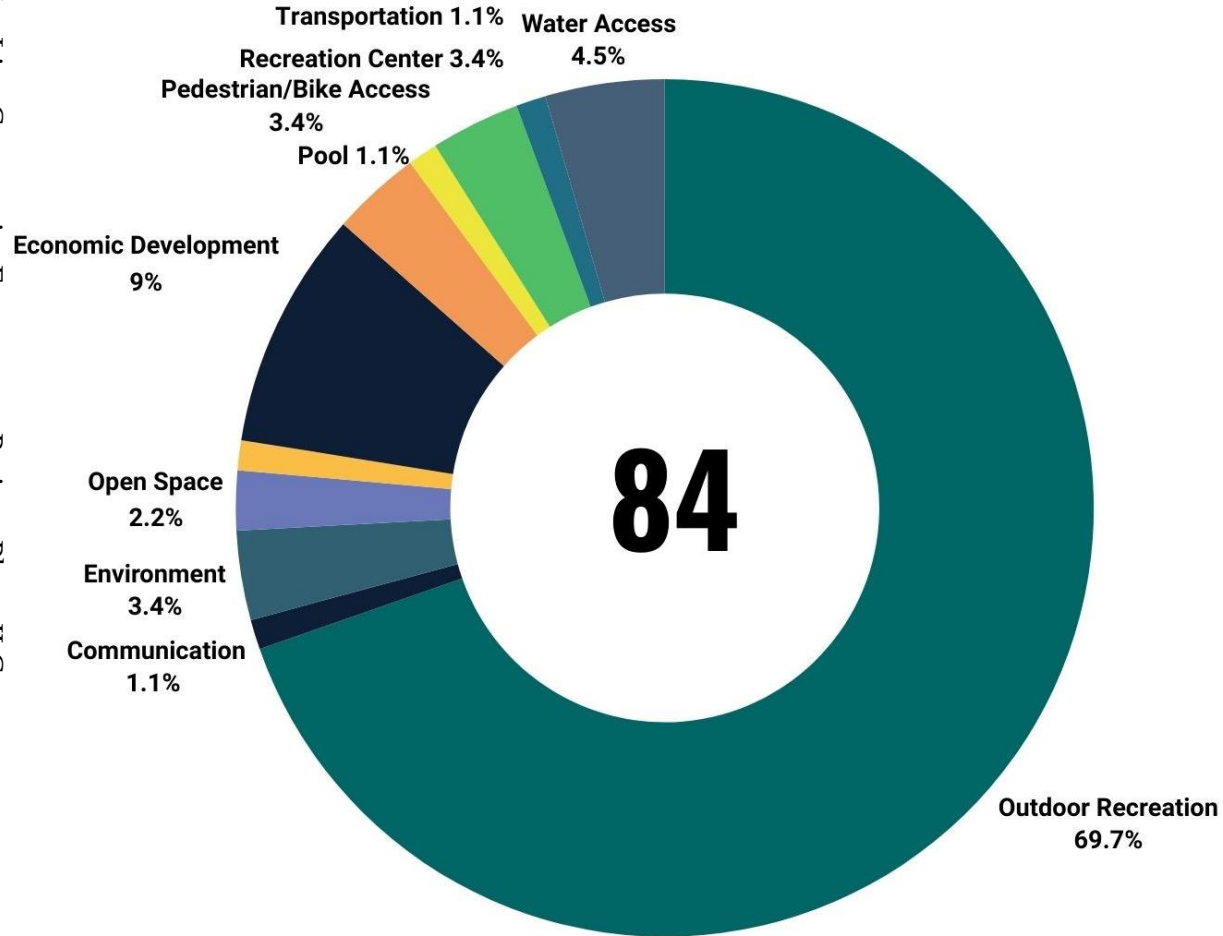
35.1% of total responses

- 1. Shopping (38.5%)
- 2. Restaurant/Grocery (28.2%)
- 3. Mixed Use Retail (17.9%)
- 4. Jobs (7.7%)
- 5. Etc (7.7%)

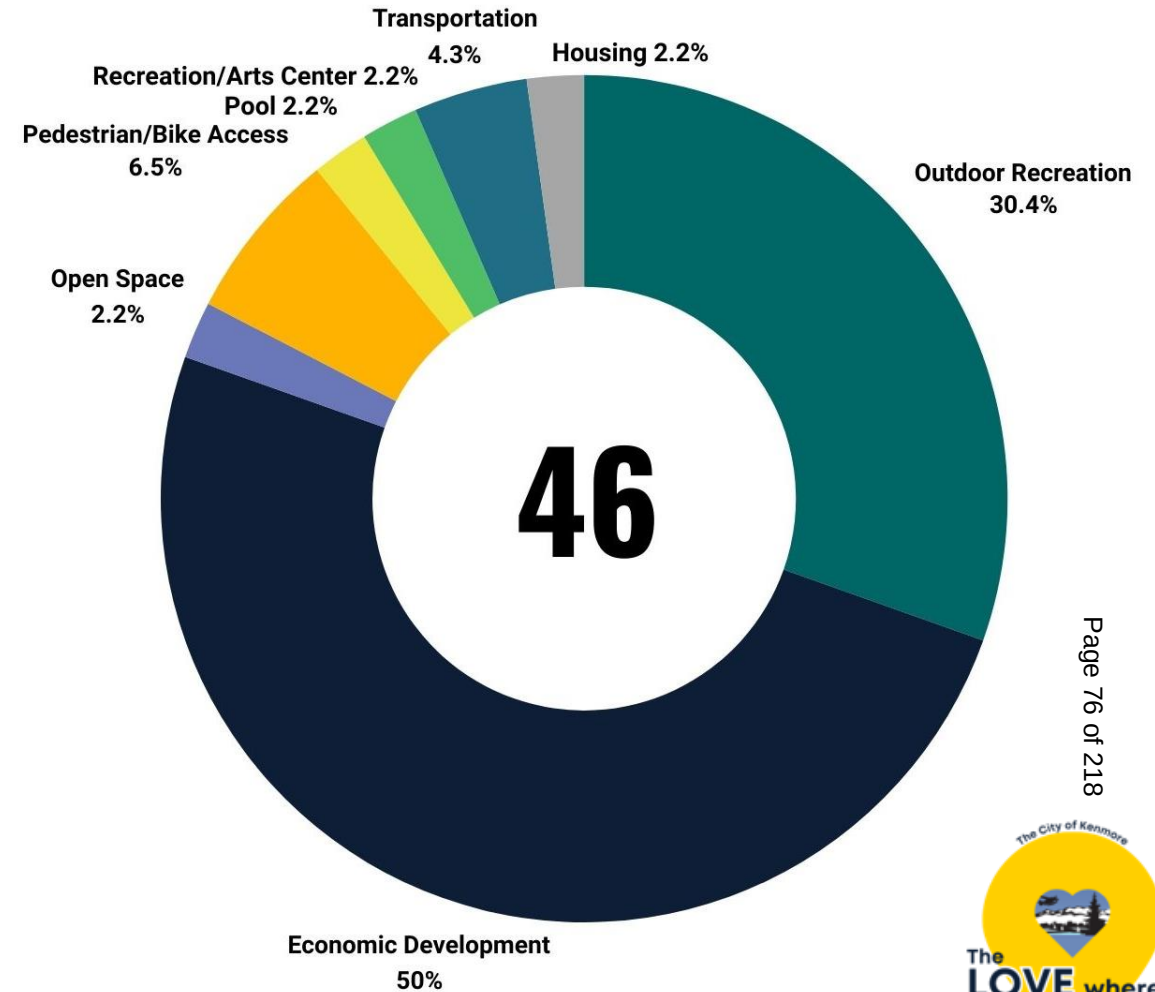


Online Responses:

Lakepointe



Downtown



The Love Where You Live Project

Themes and Takeaways from Phase II Outreach



- **The community is excited for future opportunities at Lakepointe and Downtown.**
- Economic development, especially bringing additional restaurants and shops to Kenmore is a top priority for both locations.
- The community is seeking more opportunities for outdoor recreation and access to the water, and would like to see more open space and multi-use facilities.
- Many comments and ideas reflected a need for overall connectivity around the city and better access and connection for pedestrians, cyclists, and drivers.
- The community is open to engagement (*new places, new faces*).



The Love Where You Live Project

Statistically Valid Survey Results

- **Statistically Valid Community Survey #2**
- March 2024
- 303 Respondents
- Results and feedback presented by EMC Research





The LOVE where you LIVE *Project*

Questions?

Website: kenmorewa.gov/lovewhereyoulive

Email: communications@kenmorewa.gov



Location

[illegible]

Downtown Table

- Balance of growth plus existing
- Activate the Post Office site
- Utilize St Vincent's as an asset, resource provider
- High tech companies from 181st north to downtown
- Tech offices
- homebased business office space
- New Post Office with mixed use building
- Something like Edmonds City Center at Ferry Dock - Highly Accessible aal modes, meeting room, events, restraurants for low income and higher income folks
- Mixed retail ground floor use including luxury condos between 522 and 181st between 65th & 68th with adequate parking
- New Post Office with mixed use building
- Maker space with retail and Arts & Crafts classes
- Mixed use Apartments for Seniors
- more cohesive feel to downtown
- eating space like LFP mall
- Ice Cream shop
- Neighborhood Markets (health conscious products)
- Town and Country Market, PCC
- Restaurants
- Family Resturant
- Restaurants and shops on Shell property - rooftop bar/restaurants
- More restaurants
- Diverse choices in restaurants
- More food options
- Bistro Coffee shop
- hardware store
- Gathering, shopping,
- Walkable shopping areas
- Independent bookstore in town square vacant building
- Molkbaks like nursery
- hardware store next to Kenmore Camera
- History Museum and general store
- Maker space with retail sales opportunity
- Large stores inetrated with smaller
- Stores
- Pop up and permanent retail in Safeway parking lot
- More retail
- Hot chocolate/ice cream/florist /gift shops
- More retail (gifts)
- Totem Lake like Shopping including theater near Kenmore Air
- skybridge over 522
- Dog Park by Kenmore Camera
- Nature walkway surrounding downtown area
- Splash pad and swingset at Rite Aid
- Lots of play structures
- Waterpark
- More flowers to beautify around Hangar
- Paint top of World's Fair Building with wood façade to match surrounding buildings
- Patio Tables outside World's Fair building
- Landmark identifying Kenmore
- welcome to Kenmore Sign
- Light art all around City
- Lots of flowers/plants

Overarching

[illegible]

Keywords

[illegible]

LWYL Workshop	Pavement wayfinding paint to connect areas like Brew Row with Downtown
LWYL Workshop	Community garden on vacant lot
LWYL Workshop	Pea Patch
LWYL Workshop	Art Garden
LWYL Workshop	Community garden next to multi unit buildings
LWYL Workshop	Remove impervious concrete
LWYL Workshop	Cozy Inn site Miayawaki Forest
LWYL Workshop	Better use of space
LWYL Workshop	Can money be saved on the public works building to then spend on a Lakepointe project or Downtown improvements
LWYL Workshop	It would be interesting to count pedestrians and cyclists on the trail & sidewalks on a regular basis
LWYL Workshop	Whats the height - 6 or 9 stories?
LWYL Workshop	Development (whitespace) Auction Yard - Housing Dev. Don't like the downtown Bothell look
LWYL Workshop	Limit number of renters allowed per rental home
LWYL Workshop	Match style of the Hangar
LWYL Workshop	Would like to see community newspaper or website reporting community events
LWYL Workshop	Limit to 3-4 stories on 522 to retain small town feel.
LWYL Workshop	Keep density in downtown corridor build up
LWYL Workshop	Police presence to deal with homelessness
LWYL Workshop	Free Daycare for all ages, free lunches and community kitchen
LWYL Workshop	Luxury condominiums along 522 west of 68th Ave NE
LWYL Workshop	Low income Housing
LWYL Workshop	Permanent supportive housing at vacant lot beside Tab's & Holt
LWYL Workshop	market rate housing at Jay's café
LWYL Workshop	Less Housing more parks for families
LWYL Workshop	Residential Building 15-20 stories
LWYL Workshop	Update Kenmore Camera Area (parking)
LWYL Workshop	4 story parking at Kenmore Camera lot with Floral Zones to beautify
LWYL Workshop	More parking for residential buildings plus require parking at new businesses
LWYL Workshop	Parking at Imagine Housing project - increased
LWYL Workshop	Reduce parking minimums to zero between 67th & 68th between 522 and 181st
LWYL Workshop	Parking garage with mixed use above
LWYL Workshop	Sound transit working parking garage with connection to the housing
LWYL Workshop	Free Parking
LWYL Workshop	Roundabouts
LWYL Workshop	Don't close streets to traffic
LWYL Workshop	Stop lights in synch
LWYL Workshop	Light rail on 522
LWYL Workshop	Traffic connections and roundabouts on the "Super blocks"
LWYL Workshop	Circle on 65th at the bend to 66th and 182nd
LWYL Workshop	No cars on 181st from 65th to 68th or 73rd
LWYL Workshop	Raised boardwalk in wetlands adjacent to P & R (to north)
LWYL Workshop	Raised walkway crossing 522 at 67th
LWYL Workshop	Pedestrian overpass leading from water/trail to shops downtown - coffee shops, hot chocolate
LWYL Workshop	Nature path sorrounding downtown area
LWYL Workshop	Bike/ped trail parallel to B-G along 175th through expanded downtown area
LWYL Workshop	Bikeable downtown - get kids on bikes
LWYL Workshop	Protected bike lane on 522
LWYL Workshop	Safe Crosswalks
LWYL Workshop	More bike lanes
LWYL Workshop	Park concrete overpass over 522
LWYL Workshop	Walkable Main street
LWYL Workshop	Flip Safeway and grade 181st over 522. Parking underneath and pedestrain access
LWYL Workshop	Not needing cars to get around downtown/kenmore

Arts & Beautification
Open Space/Gardens
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Pedestrian/Bike Access
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LWYL Workshop
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LWYL Workshop

bike lanes
Walkable Main street
Rec Center behind St Vincent
Rec Center with pool for all ages, sports courts
future development of Bastyr into quieter natural space with Arts Center for adults and kids with coffee
Community gym
Community Center at St Vincents with human service resources, employment services etc
Gymnasium & Climbing wall

Pedestrian/Bike Access
Pedestrian/Bike Access
Recreation/Arts Center
Recreation/Arts Center
Recreation/Arts Center
Recreation/Arts Center
Recreation/Arts Center
Recreation/Arts Center

Location Lakepointe Table

LWYL Workshop	Partner with Grantors and Developers
LWYL Workshop	Small Nuclear Power Plant
LWYL Workshop	Small Buildings that are not crowded
LWYL Workshop	Hospital
LWYL Workshop	Tech Offices
LWYL Workshop	Higher density in the back - 6+ stories and more open space in the front
LWYL Workshop	Mixed Development
LWYL Workshop	Variety of Housing types mixed together
LWYL Workshop	Village style
LWYL Workshop	Mixed Use Ground Floor Retail
LWYL Workshop	Walkable Urban Village
LWYL Workshop	Concession Building for water taxi customers
LWYL Workshop	Service building - coffee food vendors
LWYL Workshop	Trader Joe's /PCC
LWYL Workshop	Trader Joe's /PCC
LWYL Workshop	Trader Joe's /PCC
LWYL Workshop	"Let's meet at Lakepointe for a pint"
LWYL Workshop	Higher End shops and resturants like Anthonys
LWYL Workshop	Restaurants Storefronts with walking grid design
LWYL Workshop	Fish and Chips on a Friday sunny night,
LWYL Workshop	Food Options
LWYL Workshop	Food Truck Area
LWYL Workshop	Food Truck Row
LWYL Workshop	Food trucks with picnic tables
LWYL Workshop	Food trucks with picnic tables
LWYL Workshop	Hotel Resturants and stores
LWYL Workshop	ice cream
LWYL Workshop	ice cream and shaved ice
LWYL Workshop	Ice Cream Shoppe
LWYL Workshop	Ice Cream Shoppe
LWYL Workshop	Loved to be very high end resturant
LWYL Workshop	More Resturants
LWYL Workshop	More resturants
LWYL Workshop	Popeyes
LWYL Workshop	Resturant like Scott's Bar and Grill
LWYL Workshop	Resturant on the Water
LWYL Workshop	Resturants
LWYL Workshop	Resturants
LWYL Workshop	Resturants with Views
LWYL Workshop	Rooftop public access resturant
LWYL Workshop	Rooftop resturant
LWYL Workshop	Waterfront Mini Café
LWYL Workshop	Waterfront Resturant

Overarching Keywords

[illegible]

LWYL Workshop	wine tasting like Woodinville
LWYL Workshop	Bend Oregon Mill Town Project
LWYL Workshop	Boutique shops
LWYL Workshop	Business/Retail
LWYL Workshop	Higher End shops and resturants like Anthony's
LWYL Workshop	Outdoor Mall (Totem Lake)
LWYL Workshop	Retail
LWYL Workshop	Retail
LWYL Workshop	Rustin Tacoma: outdoor space, farmer's market, shops, YMCA
LWYL Workshop	Shop Options
LWYL Workshop	Shopping
LWYL Workshop	Similar to Kirkland Waterfront
LWYL Workshop	Stores
LWYL Workshop	Unique Shops
LWYL Workshop	Bicitaxi - Tour guide using bikes to show city tours to seniors
LWYL Workshop	Choo Choo train - to tour the Lakepointe Facilities
LWYL Workshop	Make it a destination
LWYL Workshop	Something attracting people to go there - businesses, living spaces are inviting
LWYL Workshop	Movie Theater
LWYL Workshop	Hotel
LWYL Workshop	Hotel
LWYL Workshop	Tourism Expansion: Invite developers and promote Kenmore as a destination
LWYL Workshop	2nd Skate Park
LWYL Workshop	Edmonds dog park, pier and ferry
LWYL Workshop	Fitness Trail
LWYL Workshop	go for a walk along water to see sunset
LWYL Workshop	Outdoor Courts
LWYL Workshop	Outdoor Courts
LWYL Workshop	Outdoor Fitness Park
LWYL Workshop	Outdoor/Open Fitness Park/Track
LWYL Workshop	Pickelball Complex
LWYL Workshop	Public Boardwalk
LWYL Workshop	skateboard and basketball and tennis courts (Greenlake style)
LWYL Workshop	Trail along water
LWYL Workshop	Active like Edmonds Waterfront
LWYL Workshop	Walkability
LWYL Workshop	Walking Paths
LWYL Workshop	Walking Trails
LWYL Workshop	Walking Trails
LWYL Workshop	Walkways Around Property
LWYL Workshop	Pickelball Complex
LWYL Workshop	Pickelball Complex
LWYL Workshop	skateboard and basketball and tennis courts (Greenlake style)
LWYL Workshop	Bike Park at Lakepointe
LWYL Workshop	Bike Trail

Economic Development
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Restaurant/Grocery
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Walking Trails and Sports Courts
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Walking Trails and Sports Courts

The Where You Live Community Engagement Project, Phase II Community...	LWYL Workshop	Volleyball	Outdoor Recreation	Walking Trails and Sports Courts
	LWYL Workshop	Active Park-Sportsfield Complex	Outdoor Recreation	Athletic Fields
	LWYL Workshop	Active Park-Sportsfield Complex	Outdoor Recreation	Athletic Fields
	LWYL Workshop	Active Park-Sportsfield Complex	Outdoor Recreation	Athletic Fields
	LWYL Workshop	Ballfields - mixed use park, Picnic tables, BBQ Pits	Outdoor Recreation	Athletic Fields
	LWYL Workshop	Baseball field	Outdoor Recreation	Athletic Fields
	LWYL Workshop	More ballfields	Outdoor Recreation	Athletic Fields
	LWYL Workshop	Movable bleachers for different sports viewing	Outdoor Recreation	Athletic Fields
	LWYL Workshop	Movable bleachers for different sports viewing	Outdoor Recreation	Athletic Fields
	LWYL Workshop	Multi purpose ballfields - lacrosse, basketball	Outdoor Recreation	Athletic Fields
	LWYL Workshop	Multi purpose ballfields - lacrosse, basketball	Outdoor Recreation	Athletic Fields
	LWYL Workshop	Multipurpose Ballfield	Outdoor Recreation	Athletic Fields
	LWYL Workshop	Multipurpose Ballfield	Outdoor Recreation	Athletic Fields
	LWYL Workshop	Multiuse Field	Outdoor Recreation	Athletic Fields
	LWYL Workshop	Sportsfield with Lacrosse lines	Outdoor Recreation	Athletic Fields
	LWYL Workshop	Sportsfield with Lacrosse lines	Outdoor Recreation	Athletic Fields
	LWYL Workshop	Sportsfields	Outdoor Recreation	Athletic Fields
	LWYL Workshop	Dog Park	Outdoor Recreation	Dog Park
	LWYL Workshop	Dog Park	Outdoor Recreation	Dog Park
	LWYL Workshop	Dog Park	Outdoor Recreation	Dog Park
	LWYL Workshop	Off Lease Dog Park	Outdoor Recreation	Dog Park
	LWYL Workshop	Off Lease Dog Park	Outdoor Recreation	Dog Park
	LWYL Workshop	Dog Park	Outdoor Recreation	Dog Park
	LWYL Workshop	Canoe and kayak moorage - loads to sammamish river, access to Log Boom, coffee shops on Lk Washington	Outdoor Recreation	Boat Moorage
	LWYL Workshop	Boat Moorage - Marina like Carillon point. Also fix Log Boom dock for boats	Outdoor Recreation	Boat Moorage
	LWYL Workshop	Day mooring for power boats and hand carried crafts	Outdoor Recreation	Boat Moorage
	LWYL Workshop	Docks	Outdoor Recreation	Boat Moorage
	LWYL Workshop	Docks with tie ups for boating	Outdoor Recreation	Boat Moorage
	LWYL Workshop	Docks with tie ups for boating	Outdoor Recreation	Boat Moorage
	LWYL Workshop	Guest Moorage boat and plane	Outdoor Recreation	Boat Moorage
	LWYL Workshop	Kayak docking	Outdoor Recreation	Boat Moorage
	LWYL Workshop	Marina	Outdoor Recreation	Boat Moorage
	LWYL Workshop	Marina	Outdoor Recreation	Boat Moorage
	LWYL Workshop	Moorage	Outdoor Recreation	Boat Moorage
	LWYL Workshop	Playground	Outdoor Recreation	Playground/Splash Pad
	LWYL Workshop	Big activities - games - Giant jenga, giant chess	Outdoor Recreation	Playground/Splash Pad
	LWYL Workshop	Park	Outdoor Recreation	Playground/Splash Pad
	LWYL Workshop	Parks	Outdoor Recreation	Playground/Splash Pad
	LWYL Workshop	Playground	Outdoor Recreation	Playground/Splash Pad
	LWYL Workshop	Playground	Outdoor Recreation	Playground/Splash Pad
LWYL Workshop	Playground	Outdoor Recreation	Playground/Splash Pad	
LWYL Workshop	Public Restrooms and Park and Complex	Outdoor Recreation	Playground/Splash Pad	
LWYL Workshop	Boardwalks or sidewalks to view water	Outdoor Recreation	Scenic Views	
LWYL Workshop	Low Buldings - don't block view/height	Outdoor Recreation	Scenic Views	
LWYL Workshop	Obscure view of Asphalt Plant	Outdoor Recreation	Scenic Views	

Live Your Life Community Engagement Project: Phase II Community...	LWYL Workshop	see stars	Outdoor Recreation	Scenic Views	
	LWYL Workshop	Trees to block bad views/screen	Outdoor Recreation	Scenic Views	
	LWYL Workshop	Viewing walk outs	Outdoor Recreation	Scenic Views	
	LWYL Workshop	Vinocular Viewing	Outdoor Recreation	Scenic Views	
Live Your Life Community Engagement Project: Phase II Community...	LWYL Workshop	Kayak boat launchescrossing Sammamish River	Outdoor Recreation	Water Access	
	LWYL Workshop	Another Boat Launch	Outdoor Recreation	Water Access	
	LWYL Workshop	Kayak Launch	Outdoor Recreation	Water Access	
	LWYL Workshop	Kayak Rental	Outdoor Recreation	Water Access	
	LWYL Workshop	Access to water, walking path	Outdoor Recreation	Water Access	
	LWYL Workshop	Access Water Eg Skip Stones, Get Feet Wet	Outdoor Recreation	Water Access	
	LWYL Workshop	Beach like Log Boom	Outdoor Recreation	Water Access	
	LWYL Workshop	Free Access to Water Shoreline	Outdoor Recreation	Water Access	
	LWYL Workshop	More Direct Access to Lake	Outdoor Recreation	Water Access	
	LWYL Workshop	More direct Access to Lake Beach (like Log Boom)	Outdoor Recreation	Water Access	
	LWYL Workshop	Ped Bridge oAccess to Boat Launch	Outdoor Recreation	Water Access	
	LWYL Workshop	Pier	Outdoor Recreation	Water Access	
	LWYL Workshop	Pier or jetting out of the water of Log Boom	Outdoor Recreation	Water Access	
	LWYL Workshop	Public Access to shoreline - connected for walking and bicycling - full loop	Outdoor Recreation	Water Access	
	LWYL Workshop	Public access to water	Outdoor Recreation	Water Access	
	LWYL Workshop	Sandy beach area	Outdoor Recreation	Water Access	
	LWYL Workshop	Sandy beach area - swimming, gazebos, house, gathering publicright next to the water	Outdoor Recreation	Water Access	
	LWYL Workshop	Swimming area	Outdoor Recreation	Water Access	
	Live Your Life Community Engagement Project: Phase II Community...	LWYL Workshop	Ampitheater		Amphitheater/Outdoor Performance Space
		LWYL Workshop	Ampitheater		Amphitheater/Outdoor Performance Space
LWYL Workshop		Ampitheater		Amphitheater/Outdoor Performance Space	
LWYL Workshop		Ampitheater		Amphitheater/Outdoor Performance Space	
LWYL Workshop		Concerts		Amphitheater/Outdoor Performance Space	
LWYL Workshop		Hill with Ampitheater built into it		Amphitheater/Outdoor Performance Space	
LWYL Workshop		Outdoor Concert Space		Amphitheater/Outdoor Performance Space	
LWYL Workshop		Outdoor Performance Space - Shakespeare in the Park, music etc		Amphitheater/Outdoor Performance Space	
LWYL Workshop		Special Events like weddings		Amphitheater/Outdoor Performance Space	
LWYL Workshop		Walkway prominade - lawn for events, movie night, ampitheater		Amphitheater/Outdoor Performance Space	
LWYL Workshop		Add beavers for eco system		Environment	
LWYL Workshop		Beaver Dams		Environment	
LWYL Workshop		Education of Environmental Issues		Environment	
LWYL Workshop		ensure sufficient soils/ water		Environment	
LWYL Workshop		Forest		Environment	
LWYL Workshop		Get Rid of Asphalt Plant		Environment	
LWYL Workshop	Green natural spaces for picnics etc more open space and integrate animals		Environment		
LWYL Workshop	Green roof		Environment		
LWYL Workshop	Green Space/ Nature		Environment		
LWYL Workshop	lots of green space		Environment		
LWYL Workshop	Lots of trees, plants, green space		Environment		
LWYL Workshop	Native Preserve Space		Environment		
LWYL Workshop	Native Species Sanctuary		Environment		

LWYL Workshop	Native Species Sanctuary
LWYL Workshop	Nature preserve
LWYL Workshop	Polinator Trails and Paths/Landscapes
LWYL Workshop	Rebuilding what you can to create river delta
LWYL Workshop	Remove Asphalt Plant
LWYL Workshop	Require all buildings to be carbon neutral and green built
LWYL Workshop	Restoration natural areass
LWYL Workshop	Restore Shoreline/Natural
LWYL Workshop	Restructured/riparian area
LWYL Workshop	Return to Natural Habitat
LWYL Workshop	Salmon Habitat
LWYL Workshop	Salmon Habitat
LWYL Workshop	Salmon Habitat
LWYL Workshop	Solar panels
LWYL Workshop	Solar panels
LWYL Workshop	Testing and Remediation
LWYL Workshop	Trail in the greenspace
LWYL Workshop	Very important to maintain park and natural area
LWYL Workshop	Economic Driver - how would what we develop here bring economy to Kenmore
LWYL Workshop	Funding Package
LWYL Workshop	Expand the Senior Center @ Rhody Park
LWYL Workshop	Fix Log Boom Park dock for Boats
LWYL Workshop	Kenmore Air restrictions
LWYL Workshop	Kenmore Air restrictions
LWYL Workshop	Like Bowling alley
LWYL Workshop	Limit Kenmore Air
LWYL Workshop	Marina Land Swap
LWYL Workshop	Keep the Funky Vibe
LWYL Workshop	Artwork
LWYL Workshop	Common Meeting Place
LWYL Workshop	kiosk/information booth on parks
LWYL Workshop	Worst = Only boardwalk around with fenced to a dead end turn around
LWYL Workshop	10-15 story residential high rise with shops and rooftop resturants
LWYL Workshop	4-6 Story Housing
LWYL Workshop	Affordable Housing
LWYL Workshop	Apartment/Housing
LWYL Workshop	Apartments
LWYL Workshop	Apartments and Housing
LWYL Workshop	High Density affordable housing
LWYL Workshop	High Density affordable housing
LWYL Workshop	High End Housing on the Waterfront
LWYL Workshop	High End Housing on the Waterfront
LWYL Workshop	Higher Density
LWYL Workshop	Housing to serve all ages
LWYL Workshop	Madison Park Apt/Residential Towers 10-15 towers in the back against the road

Environment
Environment
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The Whitefoot Live Community Engagement Project: Phase II Community...	LWYL Workshop	Maximize Housing	Housing
	LWYL Workshop	More dense housing	Housing
	LWYL Workshop	Multi-family housing	Housing
	LWYL Workshop	Residential 3-4 story	Housing
	LWYL Workshop	80% park/20% developed	Open Space
	LWYL Workshop	Conspicuous Open Space	Open Space
	LWYL Workshop	Open Lawns for pick up games	Open Space
	LWYL Workshop	Picnic Shelter	Open Space
	LWYL Workshop	Picnic Tables along a water trail	Open Space
	LWYL Workshop	Covered picnic area - big gathering size	Open Space
	LWYL Workshop	Family Gathering Spaces	Open Space
	LWYL Workshop	Gas Works type dilemma	Open Space
	LWYL Workshop	Gasworks Park like mound	Open Space
	LWYL Workshop	Gazebo	Open Space
	LWYL Workshop	Gazebo, house, tenant space in the green area overlooking water	Open Space
	LWYL Workshop	Greenery in walking trail with picnic tables	Open Space
	LWYL Workshop	Like Magnuson Park	Open Space
	LWYL Workshop	Lots of trees, plants, green space	Open Space
	LWYL Workshop	Maintain feeling of open space, don't crown structures	Open Space
	LWYL Workshop	Mound in green space like Gas Works Park	Open Space
	LWYL Workshop	Mound in park area (Gas Works style)	Open Space
	LWYL Workshop	Nature preservation Space	Open Space
	LWYL Workshop	Open Grass area	Open Space
	LWYL Workshop	Open Space	Open Space
	LWYL Workshop	Places to hang out outside in the summer	Open Space
	LWYL Workshop	Public Access with walkable park, open space,	Open Space
	LWYL Workshop	Tall in the back and open space front	Open Space
	LWYL Workshop	Public Space	Open Space
	LWYL Workshop	Community Pea Patch	Open Space/Garden
	LWYL Workshop	Community Pea Patch	Open Space/Garden
	LWYL Workshop	Edible Landscape Park	Open Space/Garden
	LWYL Workshop	Community Garden - Pea Patch with Child programming	Open Space/Garden
	LWYL Workshop	Rose Garden/memorial garden	Open Space/Garden
	LWYL Workshop	Sound Transit parking garage on Bothell Way with connector to Housing	Pedestrian/Bike Access
	LWYL Workshop	Connect safe pedestrain access from transit stops	Pedestrian/Bike Access
	LWYL Workshop	Linked to Public Transportation	Pedestrian/Bike Access
LWYL Workshop	Pedestrian bridge over 522	Pedestrian/Bike Access	
LWYL Workshop	Pedestrian bridge over 522	Pedestrian/Bike Access	
LWYL Workshop	Pedestrian friendly alleys to break up large blocks	Pedestrian/Bike Access	
LWYL Workshop	Tall bridge	Pedestrian/Bike Access	
LWYL Workshop	Ability to wander there	Pedestrian/Bike Access	
LWYL Workshop	accessible bridge for people in wheelchairs and walkers	Pedestrian/Bike Access	
LWYL Workshop	Bridge Connecting Lakepointe and community similar to Kirkland waterfront	Pedestrian/Bike Access	
LWYL Workshop	Bridge connecting Lakepointe and Inglewood Area	Pedestrian/Bike Access	
LWYL Workshop	Bridge over 522	Pedestrian/Bike Access	

LWYL Workshop Where You Live Community Engagement Project: Phase II Continu...	Connect to 68th and Burke Gilman	Pedestrian/Bike Access
	Connect to Burke Gilman	Pedestrian/Bike Access
	Connection to the Burke	Pedestrian/Bike Access
	Connection to the Burke	Pedestrian/Bike Access
	Connection to the Burke	Pedestrian/Bike Access
	Direct connection from trail to walkable village downtown	Pedestrian/Bike Access
	E-Ferry	Pedestrian/Bike Access
	Improve crossing of 522 to connect to Hangar area	Pedestrian/Bike Access
	More Walkable park	Pedestrian/Bike Access
	No Parking Lots (Walk, Bike)	Pedestrian/Bike Access
	Pass through for bikes, safer to bike around town	Pedestrian/Bike Access
	Ped Bridge over SR522 or underpass	Pedestrian/Bike Access
	Pedestrian bridge over 522	Pedestrian/Bike Access
	Pedestrian Ferry	Pedestrian/Bike Access
	Pedestrian only development	Pedestrian/Bike Access
	Pedestrian Walkway connecting Bothell Way to Lakepointe	Pedestrian/Bike Access
	Raise Boardwalk	Pedestrian/Bike Access
	Restrooms are needed for bike/peds	Pedestrian/Bike Access
	Bike Storage	Pedestrian/Bike Access
	Bike and Pedestrian Friendly	Pedestrian/Bike Access
	walkable	Pedestrian/Bike Access
	Walking Trails	Pedestrian/Bike Access
	Water Taxi	Pedestrian/Bike Access
	Pool	Pool
	Pool	Pool
	pool	Pool
	with Pool	Pool
	Art Spaces	Recreation/Arts Center
	Art Spaces	Recreation/Arts Center
	Climbing Gym	Recreation/Arts Center
Community Center	Recreation/Arts Center	
Community Center	Recreation/Arts Center	
Great community space - a day to night activity - all ages	Recreation/Arts Center	
Kenmore doesn't have a high end hotel - would be great for event center- view of water, golf course, easy access	Recreation/Arts Center	
Recreation Center Complex for entire area - indoor and out	Recreation/Arts Center	
Theater	Recreation/Arts Center	
Concern about traffic	Traffic/Parking	
Fix traffic first	Traffic/Parking	
Limited Paid Parking	Traffic/Parking	

CITY OF KENMORE



Community Engagement

Phase I Overview and Proposed Phase II Plan

January 9, 2024



The Love Where You Live Project

Background and Purpose

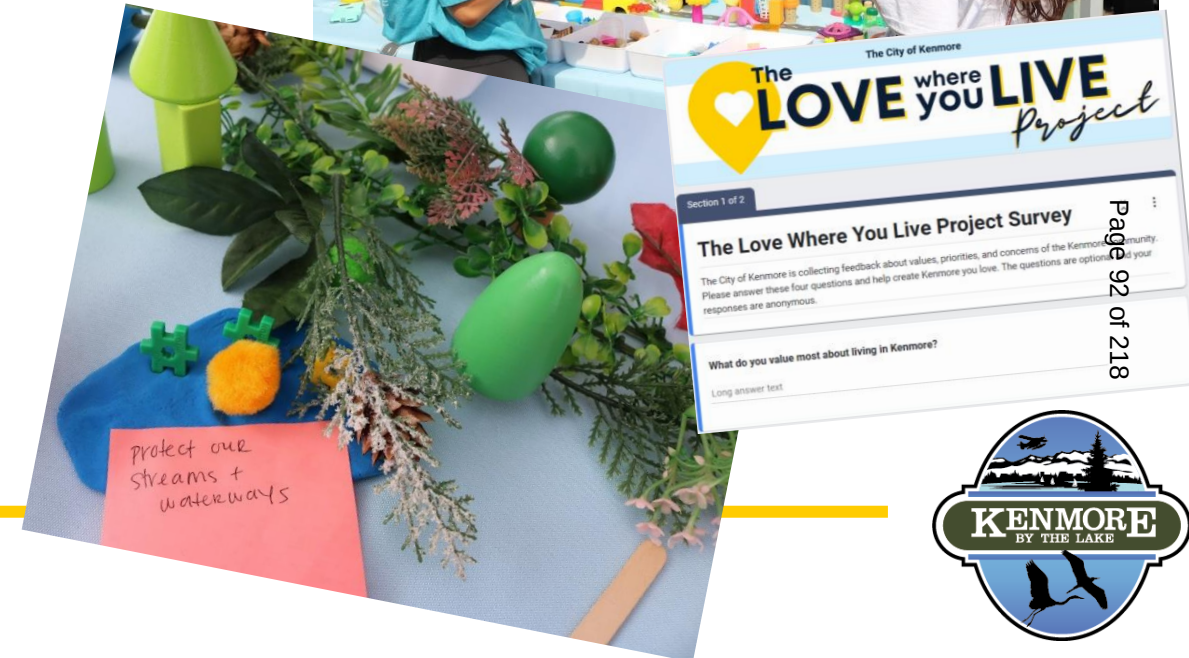
- Year-long community engagement effort began in the summer of 2023
- Goal to gather broad feedback from the community on their values and priorities for the future of Kenmore
- Use the “Dream, Play, Build” method to encourage creative thinking
- Engage with as many community members as possible



The Love Where You Live Project

Phase I Engagement Overview

- **June – September 2023**
 - 22 in-person Love Where You Live (LWYL) outreach booths
 - Farmers markets, special events, parks, Safeway, Hangar
 - 759 in-person respondents
 - **Online Survey – open to all**
 - 145 online respondents
 - 904 total respondents and 1171 total responses
 - Anyone who lives, works or plays in Kenmore
- **December 2023**
 - Statistically valid community survey



The Love Where You Live Project

Summer Outreach

- *We loved hearing from you!*
- Thanks to everyone who stopped by the booth and shared their feedback.



The Love Where You Live Project

UW Bothell Student Project

- A team of Business Project Management students were assigned to organize, analyze, and synthesize the collected responses
- Team Tenets:
 - Prioritize and emphasize the needs of the community of Kenmore
 - Commit to accuracy, only highlighting what is important
 - Adhere to transparency
- Objectively categorized over 1,100 responses
- Created a presentation of response results



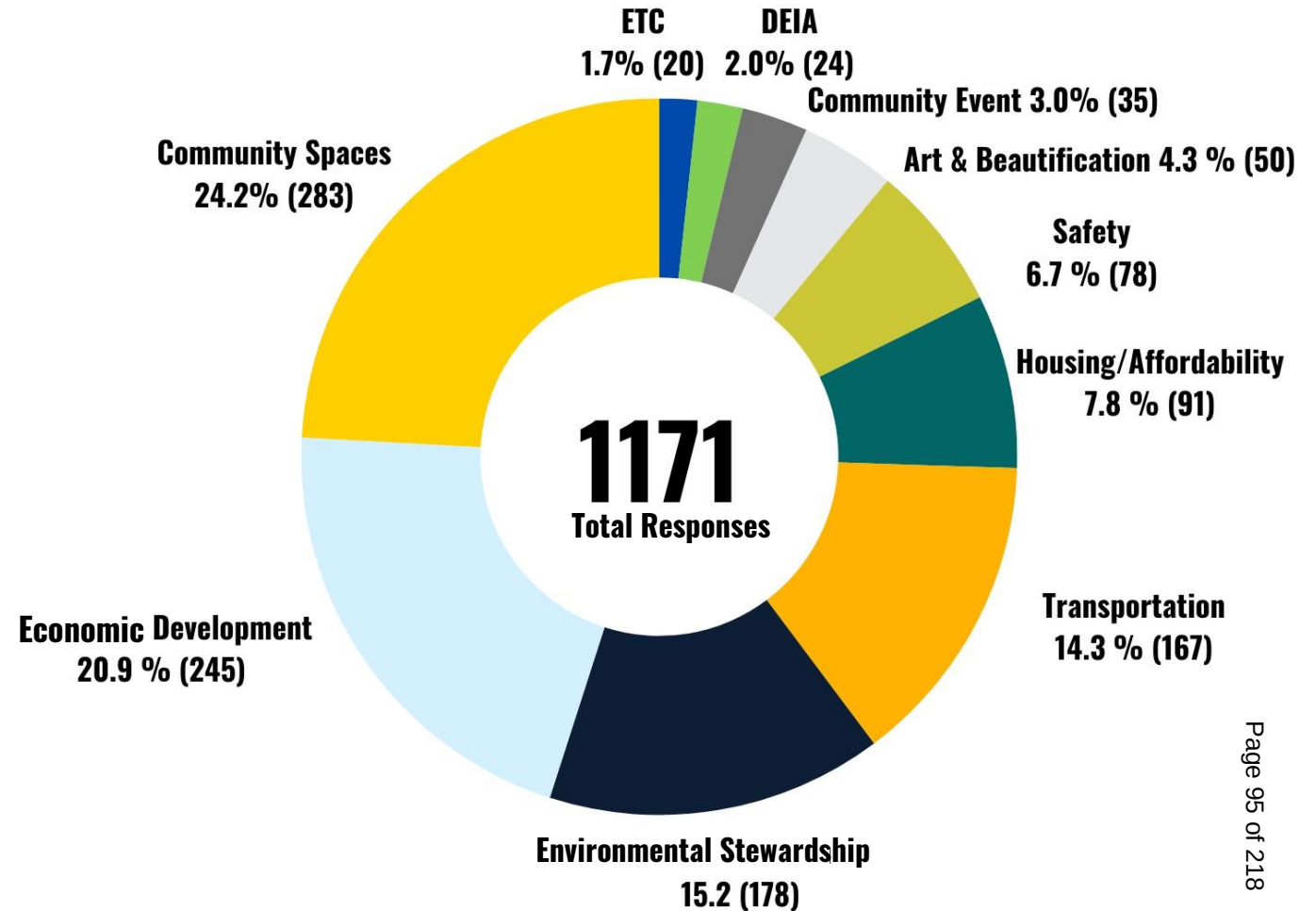
UW Bothell Business Project Management Students:

Aurelia Jacqueline, Sahej Oberoi, Vanny Nguyen, Adan Rodriguez, Muhammad Abubakar, Abdul Zia, Kayla Park, Hao (Gary) Fu, Myriam Mai, and Jedy Alexander
Professor Nick Cuhacian

2:15 PM Love Where You Live Community Engagement Project: Phase II Commu...

Response Analysis: Top Themes

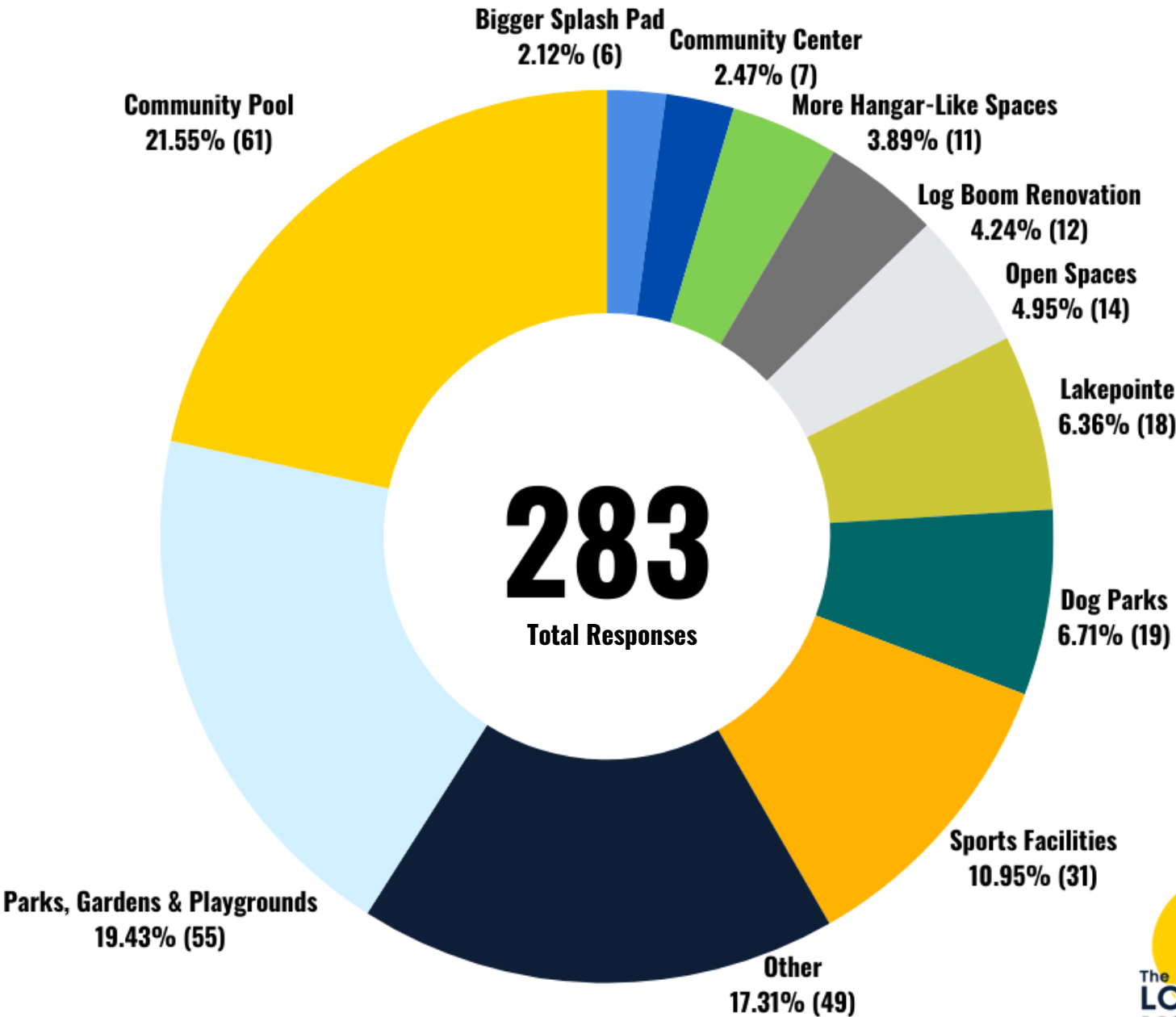
1. Community Spaces (24%)
2. Economic Development (21%)
3. Environmental Stewardship (15%)
4. Transportation (14%)
5. Housing/Affordability (8%)
6. Safety (7%)
7. Art & Beautification (4%)
8. Community Events (3%)
9. DEIA (2%)
10. ETC. (2%)



Community Spaces

24% of total responses

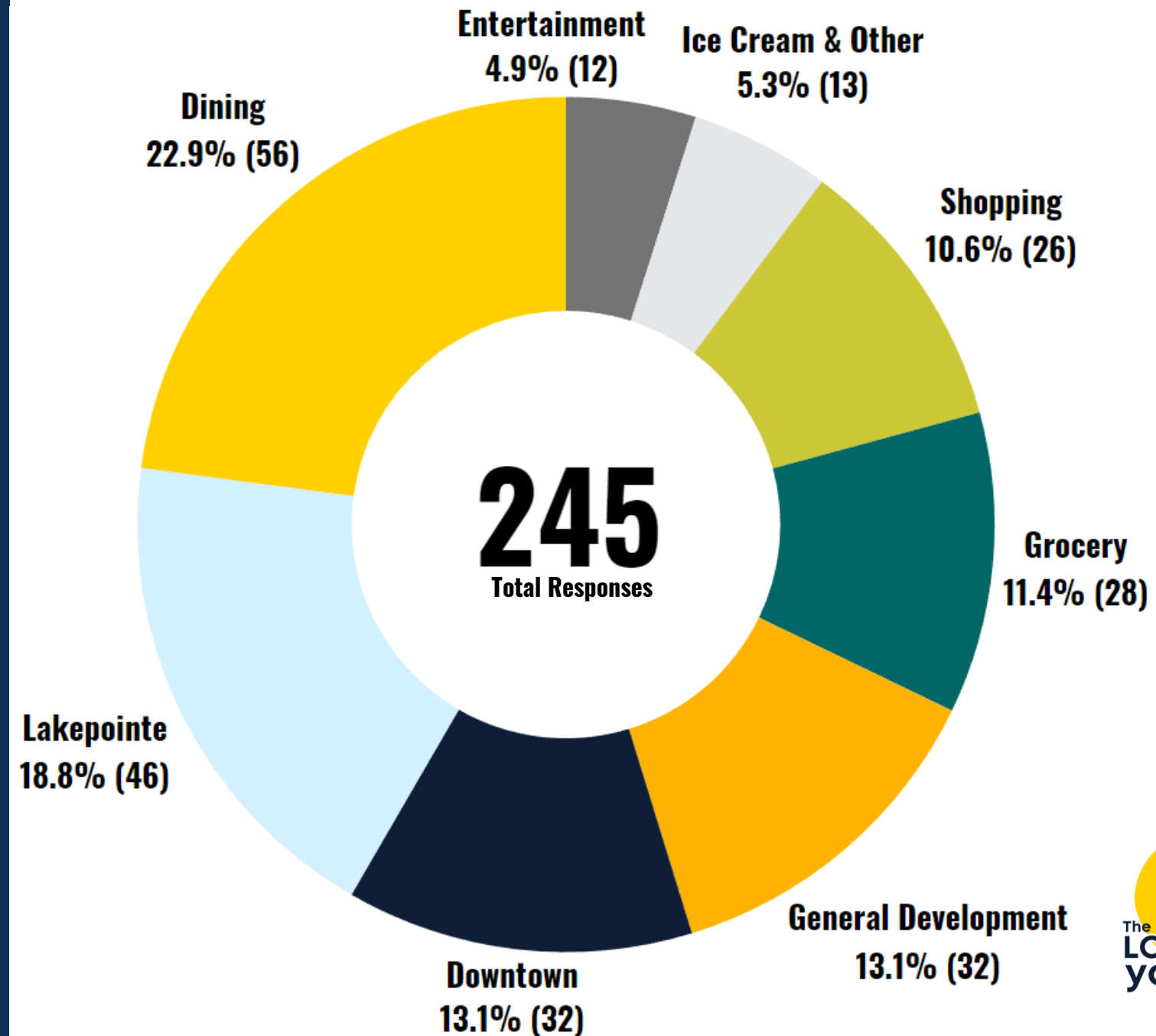
- Community Pool
- Parks, Gardens & Playgrounds
- Other
- Sports Facilities
- Dog Parks
- Lakepointe
- Open Spaces
- Park Renovations, like Log Boom
- More Hangar-Like Spaces
- Community Center
- Bigger Splash Pad



Economic Development

21% of total responses

- 1. Dining
- 2. Lakepointe
- 3. Downtown
- 4. General Development
- 5. Grocery
- 6. Shopping
- 7. Ice Cream & Other
- 8. Entertainment



The Love Where You Live Project

Phase I Next Steps and Wrap Up

- **Review findings from UW Bothell data analysis and finalize Phase I outreach report**
 - Share with City Council, staff, and community
- **Review Results of Statistically Valid Community Survey #1**
 - EMC Research
 - December 5 – 18
 - 300+ responses – representative of the community
 - General feedback on goals and priorities



The Love Where You Live Project

Proposed Phase II Plan

- **Conduct Statistically Valid Community Survey #2 in March 2024**
 - EMC Research
 - More focused questions based on emerging themes and data from survey #1
- **Three Community Workshops and One Town Hall**
 - Workshops in late January – February out in the community
 - Town Hall at City Hall in March
 - Focus on finding out more about the emerging top themes
- **Foster Community Partnerships Around Community Spaces and Economic Development**
 - Engage with stakeholders and partners, including Lakepointe property owner and potential developers
 - Host downtown development discussions to include a possible partnership with the Urban Land Institute
- **Come back to Council in April 2024 with Next Steps Based on What We Learn**



The Love Where You Live Project

Proposed Council Motion

Approve the Love Where You Live Project Community Engagement Phase II and direct the City Manager to Further Explore the Top Themes Including Economic Development, including Lakepointe and Downtown Development; and Community Spaces. This Includes Engaging with the Lakepointe Property Owner, Possible Developers, and Downtown Property Owners; as well as Hosting Downtown Development Discussions and Exploring Downtown Development Partnerships, and Bringing Forth Options for Future Council Consideration as Part of this Phase II Engagement Plan.





Questions?

Website: www.kenmorewa.gov/lovewhereyoulive

Email: communications@kenmorewa.gov



City of Kenmore Priorities Survey December 2023

Methodology

Multi-modal Email- and Text-to-Web/live telephone survey of registered voters in Kenmore, Washington

Survey conducted December 4 – 19, 2023

300 interviews; overall margin of error ± 5.7 percentage points

Telephone interviews were conducted in English by trained, professional interviewers; landlines and mobile phones included

Where applicable, results compared with the following:

Methodology	Dates	Universe	Sample Size	Margin of Error	EMC #
Phone and Text-to-Web	December 4 – 12, 2019	All Registered Voters	300	± 5.7 percentage points	19-7497
Phone	April 24 – May 2, 2016	All Registered Voters	300	± 5.7 percentage points	16-5967
Phone	December 2 – 10, 2015	All Registered Voters	300	± 5.7 percentage points	15-5355

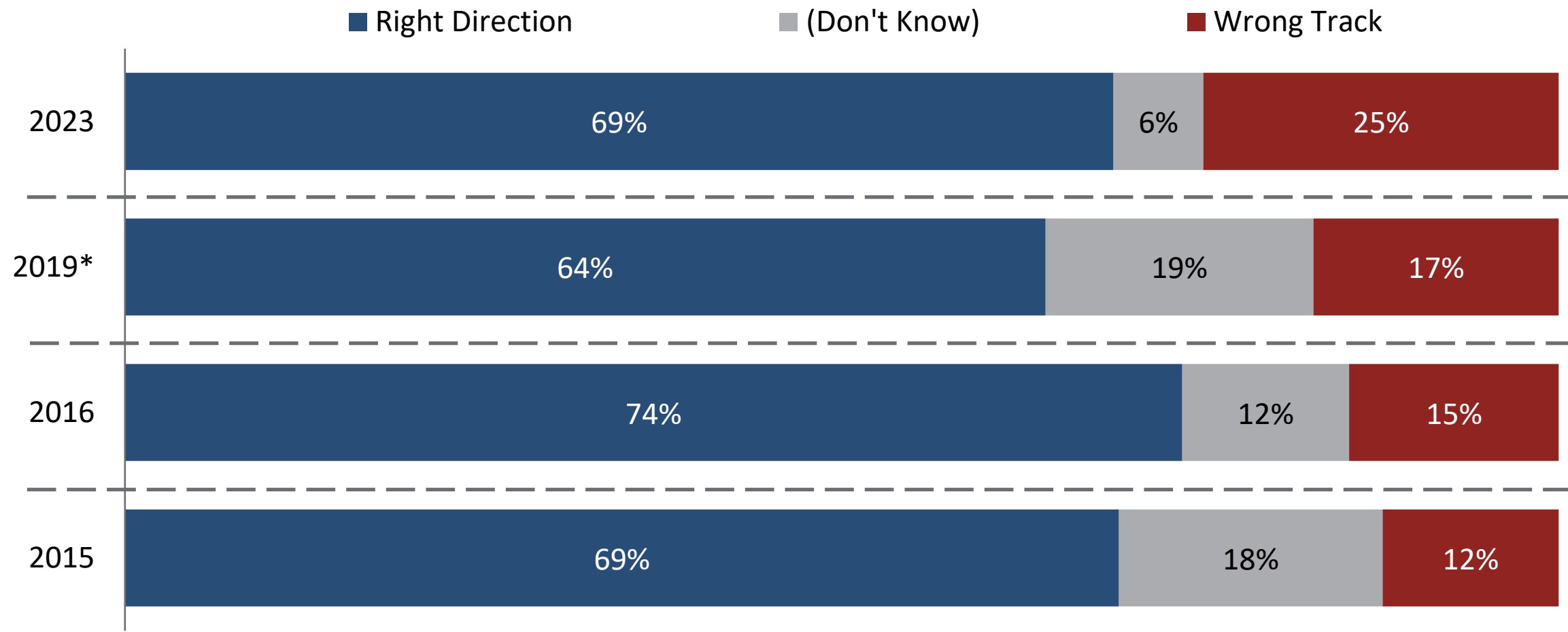
Please note that due to rounding, some percentages may not add up to exactly 100%.

Kenmore Issue Environment



Direction of Kenmore

Residents continue to be optimistic about the direction of Kenmore.



*2019 was the first survey to include web respondents and offered an explicit “Don’t know” response option on web; an explicit “Don’t know” option was not offered for web in 2023
Q2. Do you feel things in Kenmore are generally going in the right direction, or do you feel things have gotten pretty seriously off on the wrong track?

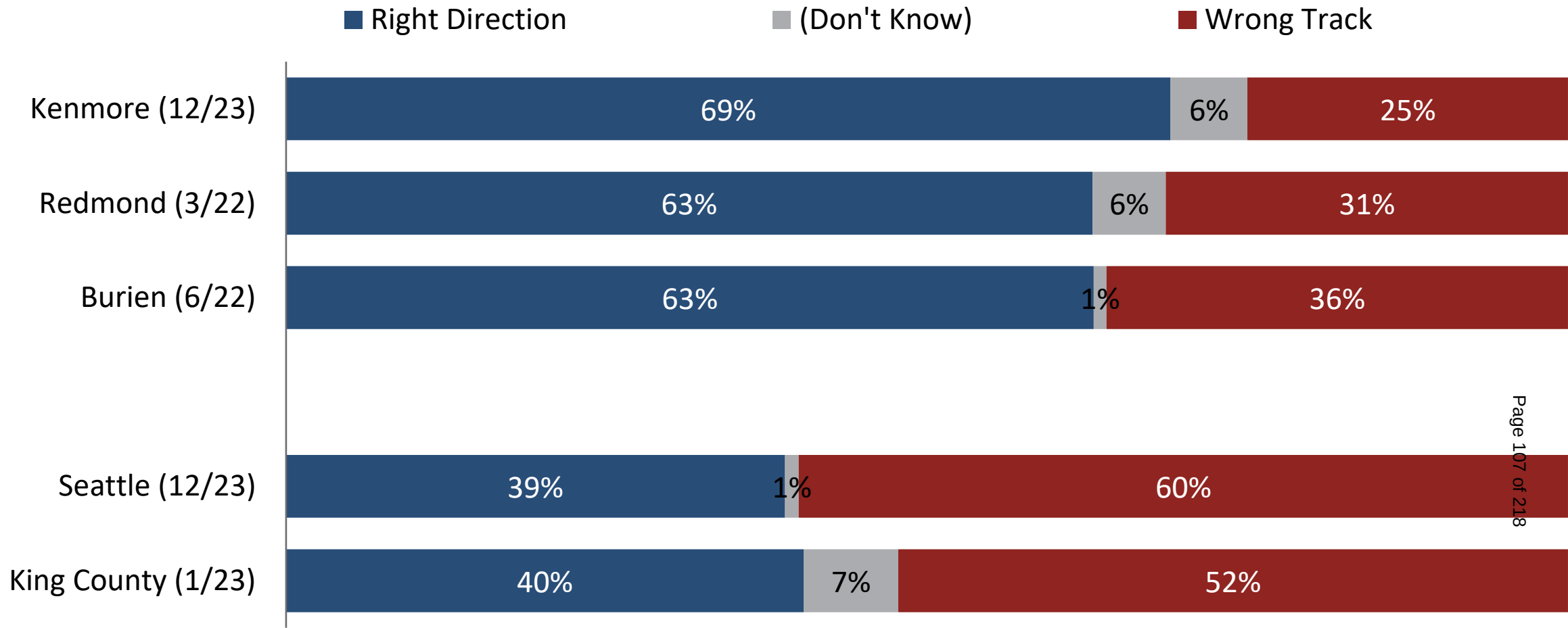
2.15 PM Love Where You Live Community Engagement Project: Phase II Commu...

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Right Direction/Wrong Track in the Region

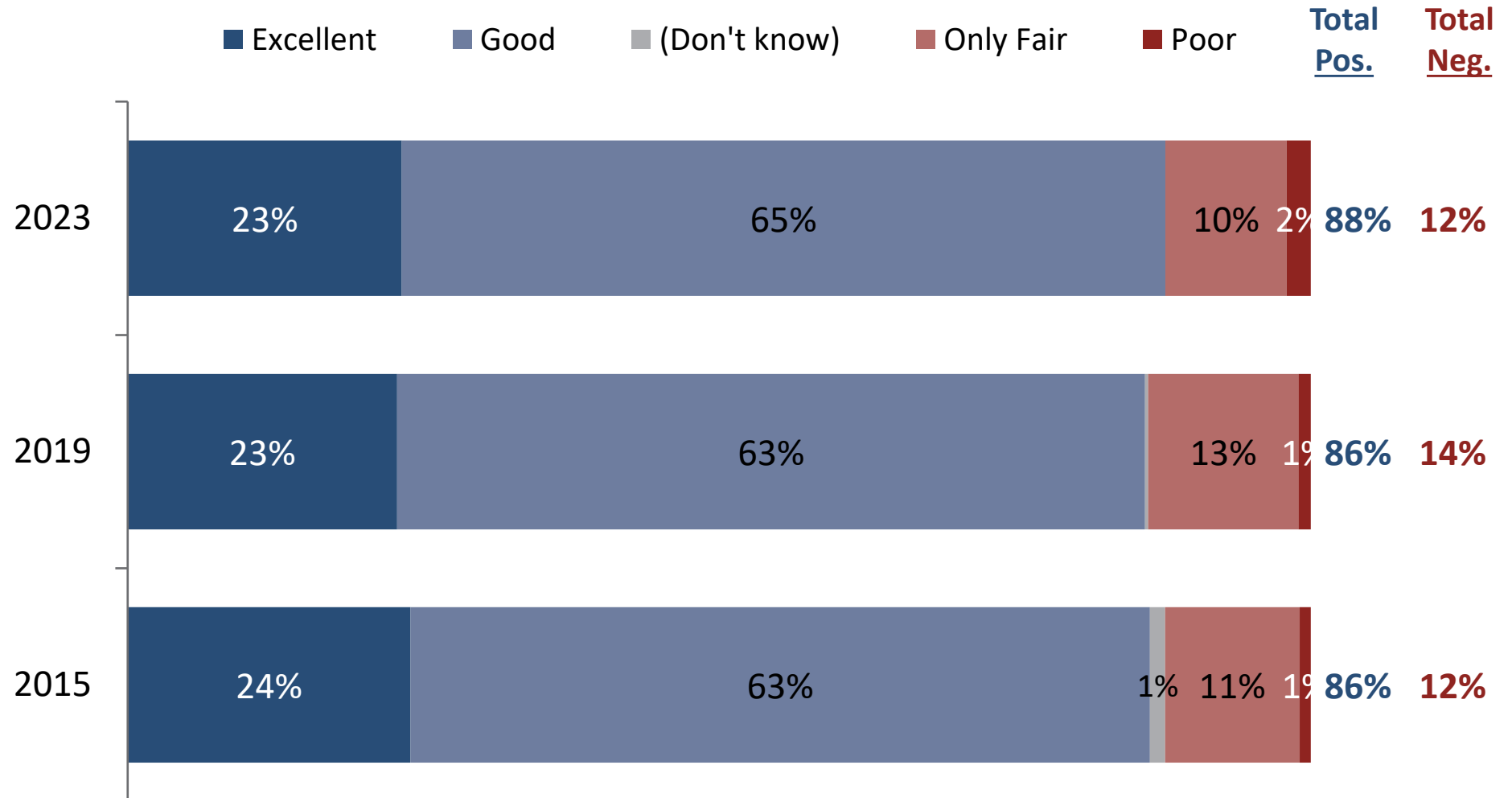


Levels of optimism in Kenmore are comparable to other small cities in the region.



Quality of Life in Kenmore

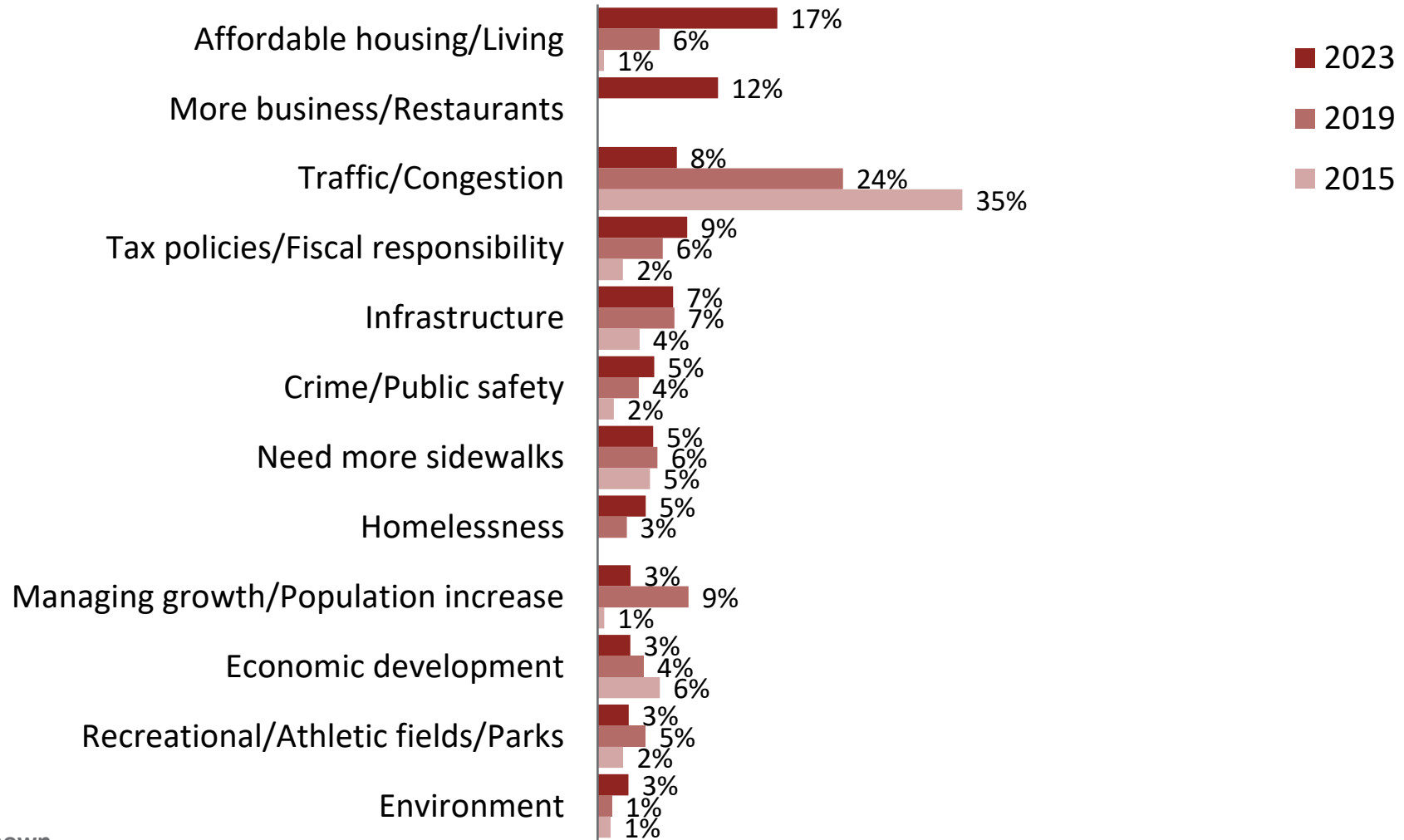
Perceptions of the quality of life in Kenmore remain overwhelmingly positive.



**The overall
quality of life in
Kenmore**

Most Important Problem in Kenmore

Affordable housing is now the top mentioned problem in Kenmore, followed by the need for more businesses and restaurants—which had not received enough mentions to warrant its own category in previous years.



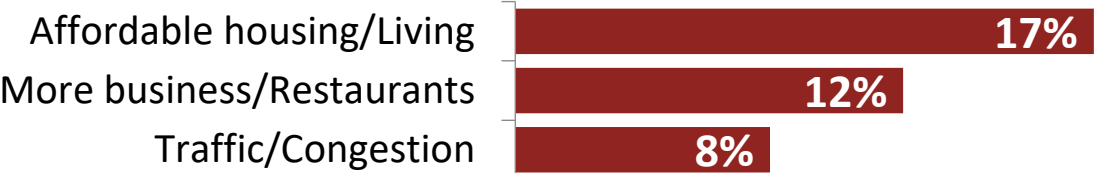
Other and No Opinion categories not shown

Q3. What is the most important issue the Kenmore City Council needs to address over the next two years? (Verbatim responses coded into categories)

Most Important Problem in the Region

Affordable housing is a common concern in communities throughout the region.

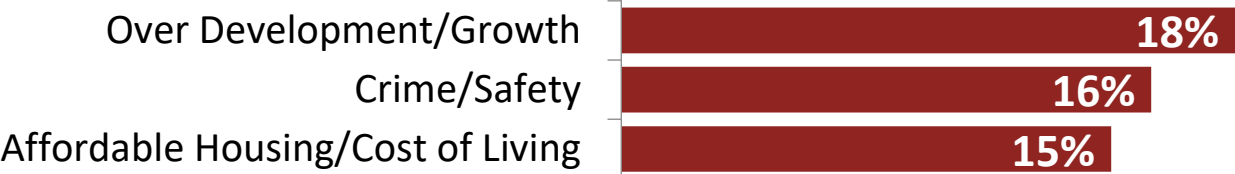
Kenmore 12/23*



Redmond 2/23



Kirkland 6/23



Burien 6/22



*Kenmore wording was “What is the most important issue the Kenmore City council needs to address over the next two years?” as compared to “What do you think is the most important problem facing the City of X today?”

Perceptions of Local Government

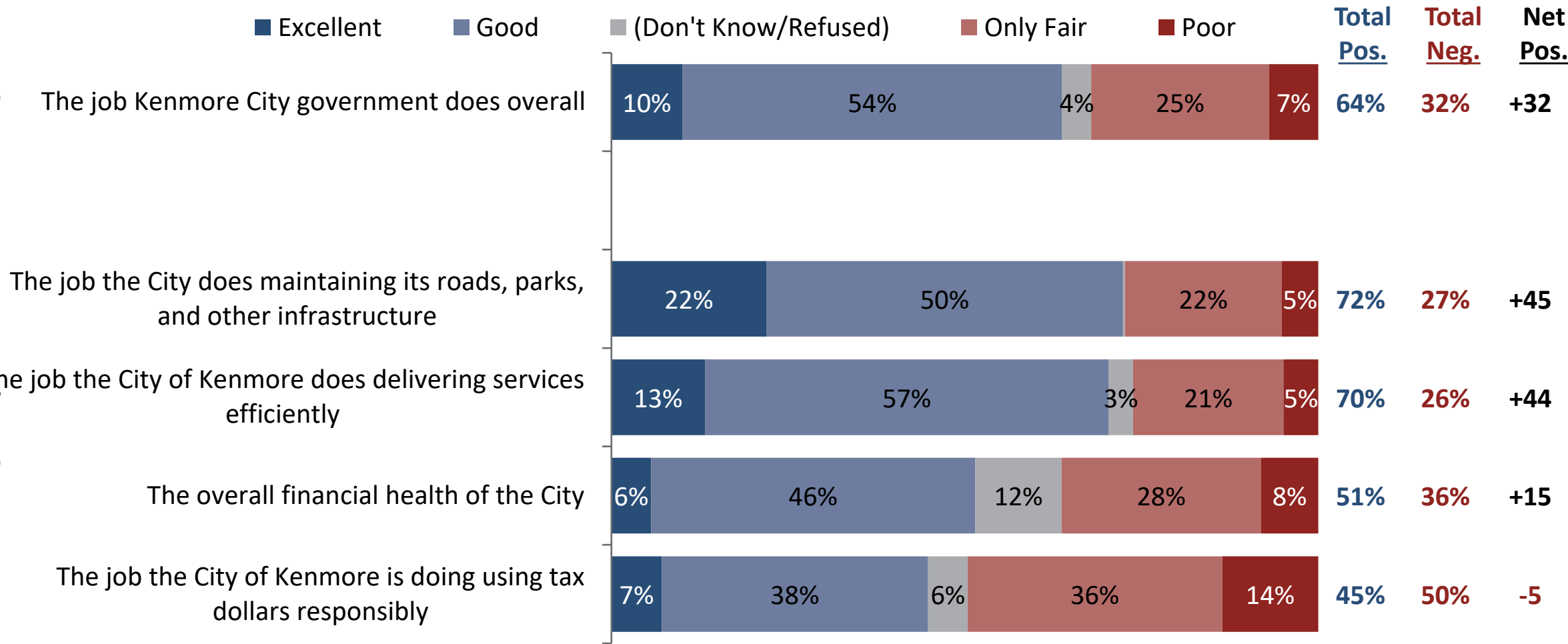
Page 111 of 218



Kenmore Job Ratings

2:15 PM Love Where You Live Community Engagement Project Phase II Commu...

Majorities feel Kenmore City government does a good job overall and in delivering services. Residents are more divided over the use of tax dollars and are less sure about the financial health of the City.



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Job Ratings in the Region



Ratings of other municipal governments in the region overall, as well as specifically on fiscal management and delivery of services, tend to be similar to ratings of Kenmore.

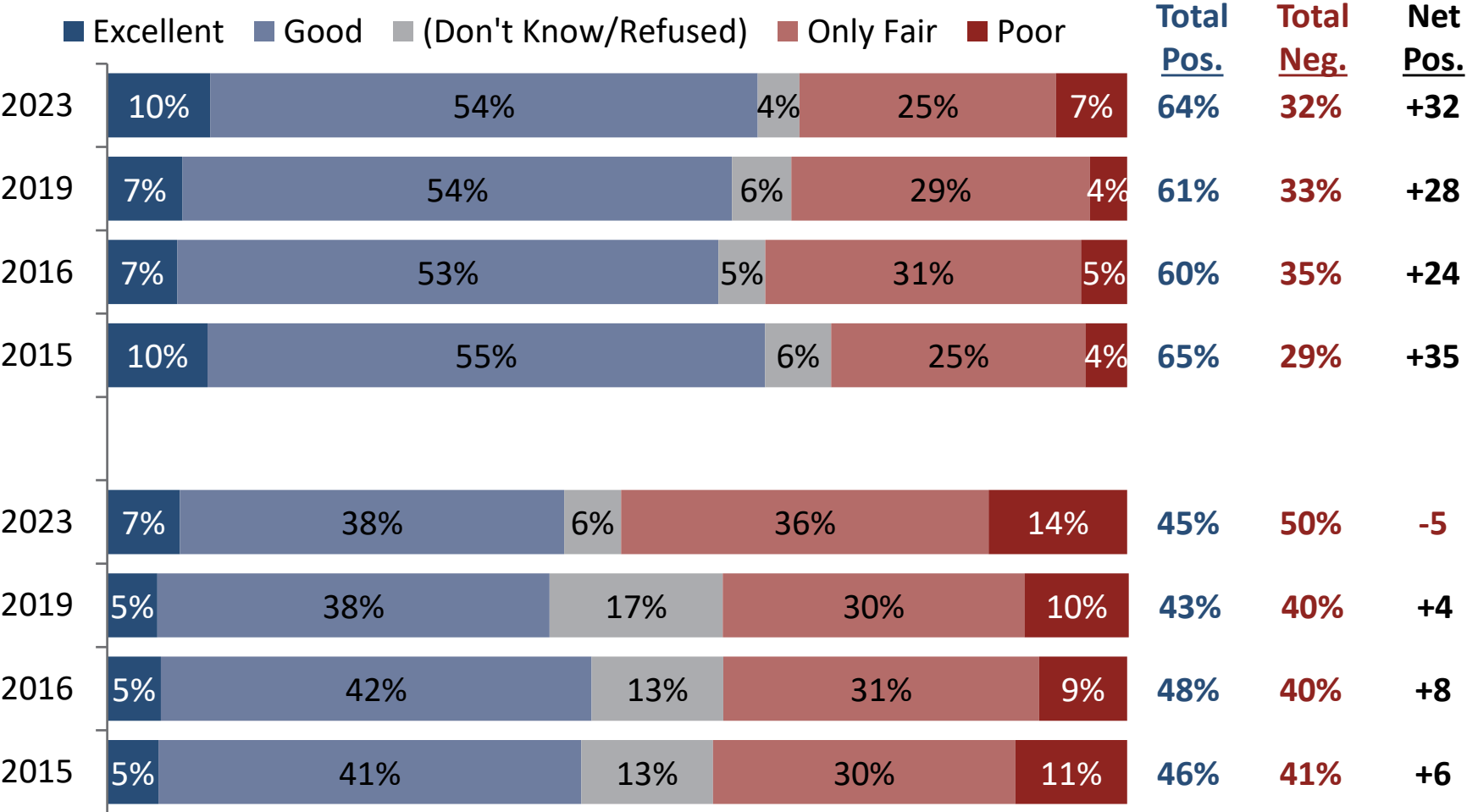
	% Excellent/Good		
	Kenmore (12/23)	Redmond (2/23)	Kirkland (6/22)
Overall	64%	65%	64%
Using tax dollars responsibly	45%	43%	44%*
Delivering services efficiently	70%	65%	67%

Kenmore Job Ratings Over Time

The overall rating of Kenmore City government remains stable. When not offered a “don’t know” response outright, perceptions on the use of tax dollars get a little more negative.

The job Kenmore City government does overall

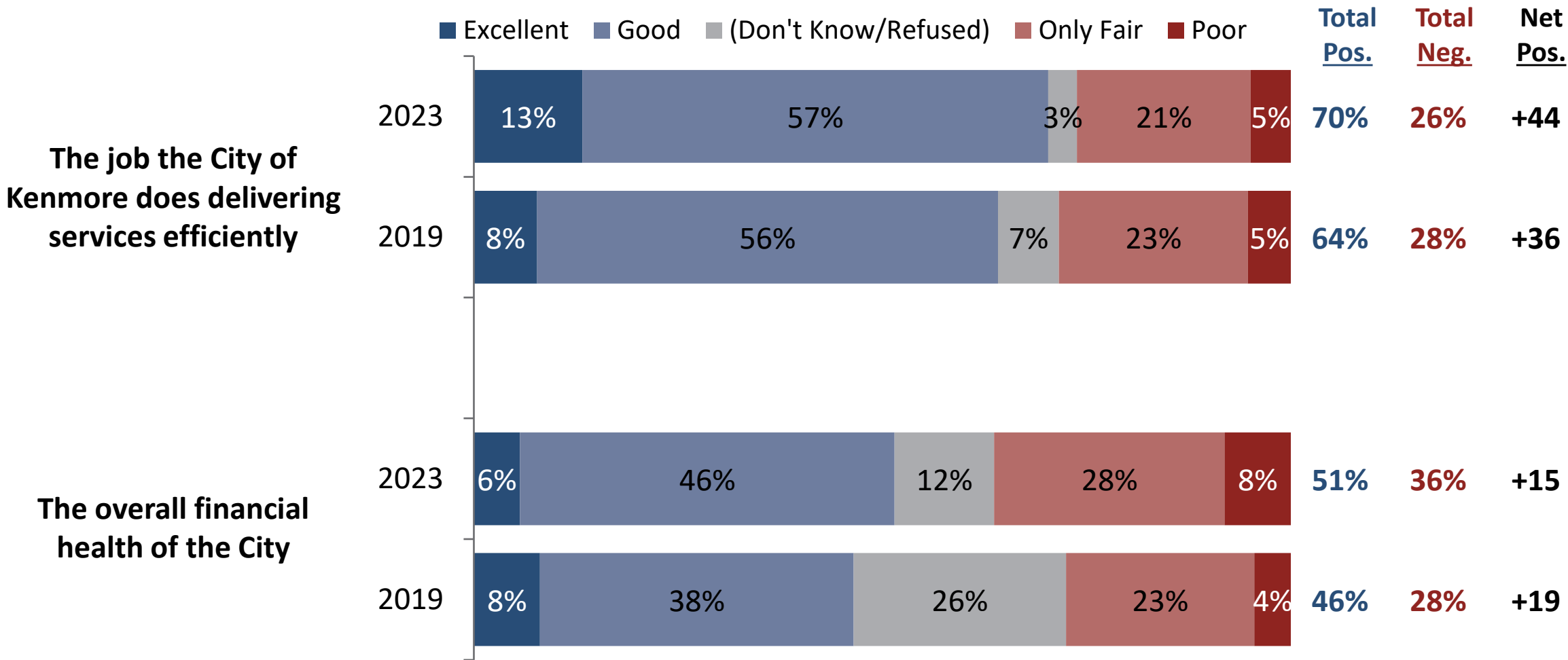
The job the City of Kenmore is doing using tax dollars responsibly



*2019 was the first survey to include web respondents and offered an explicit “Don’t know” response option on web; an explicit “Don’t know” option was not offered for web in 2023
Q5-8. Using a scale of excellent, good, only fair, or poor, please rate each of the following.

Kenmore Job Ratings Over Time

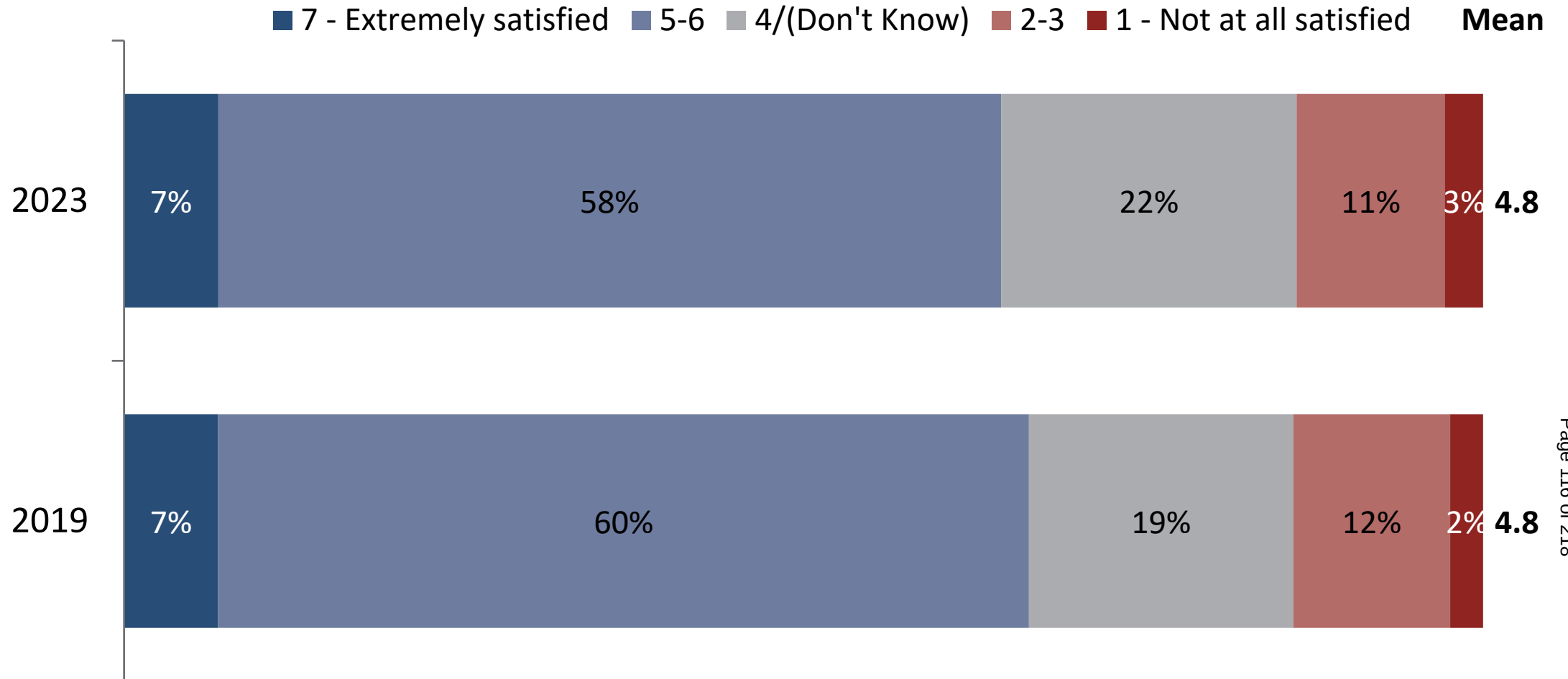
Ratings of the job the City does delivering services have increased slightly. Voters remain more divided about the financial health of the City, with increases in both positive and negative ratings.



*2019 was the first survey to include web respondents and offered an explicit “Don’t know” response option on web; an explicit “Don’t know” option was not offered for web in 2023
Q5-8. Using a scale of excellent, good, only fair, or poor, please rate each of the following.

Satisfied with City Services

As in 2019, a strong majority is satisfied with the services provided by the City of Kenmore.



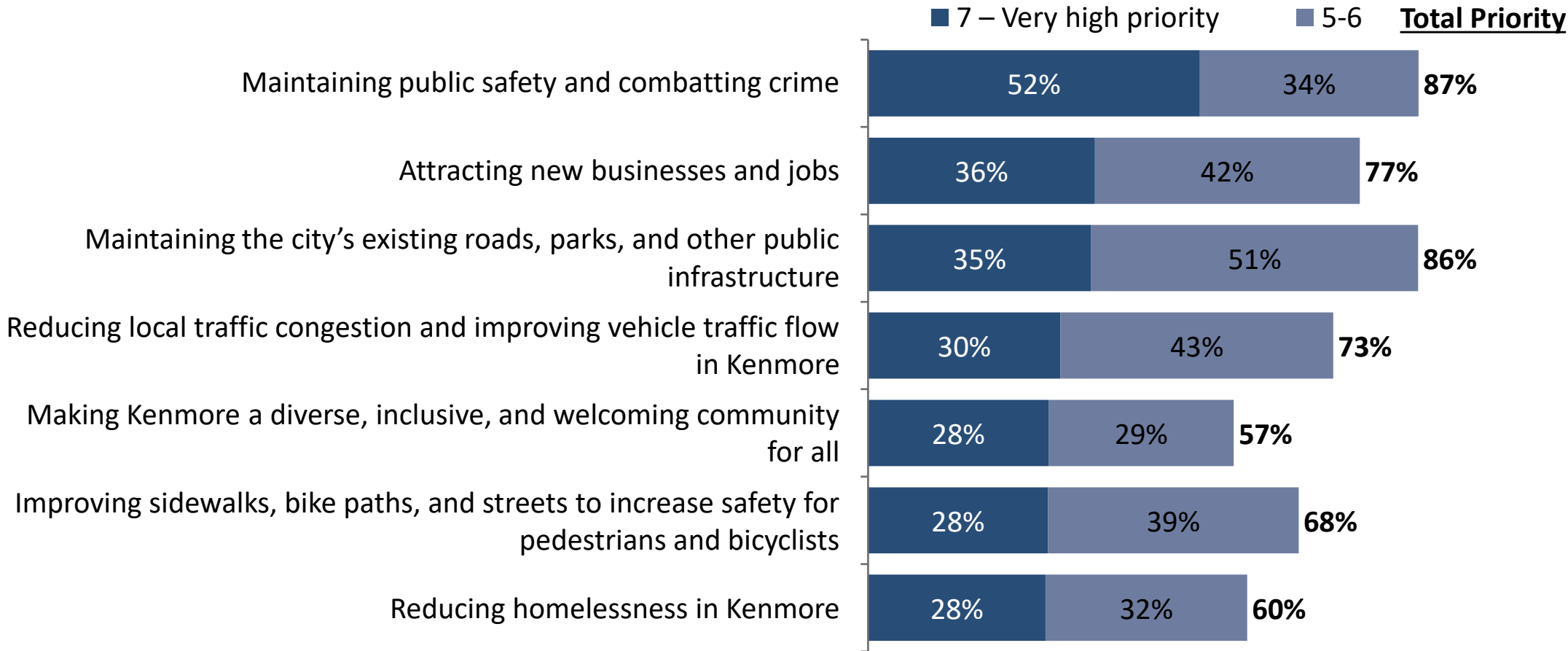
Overall Priorities



City Priorities

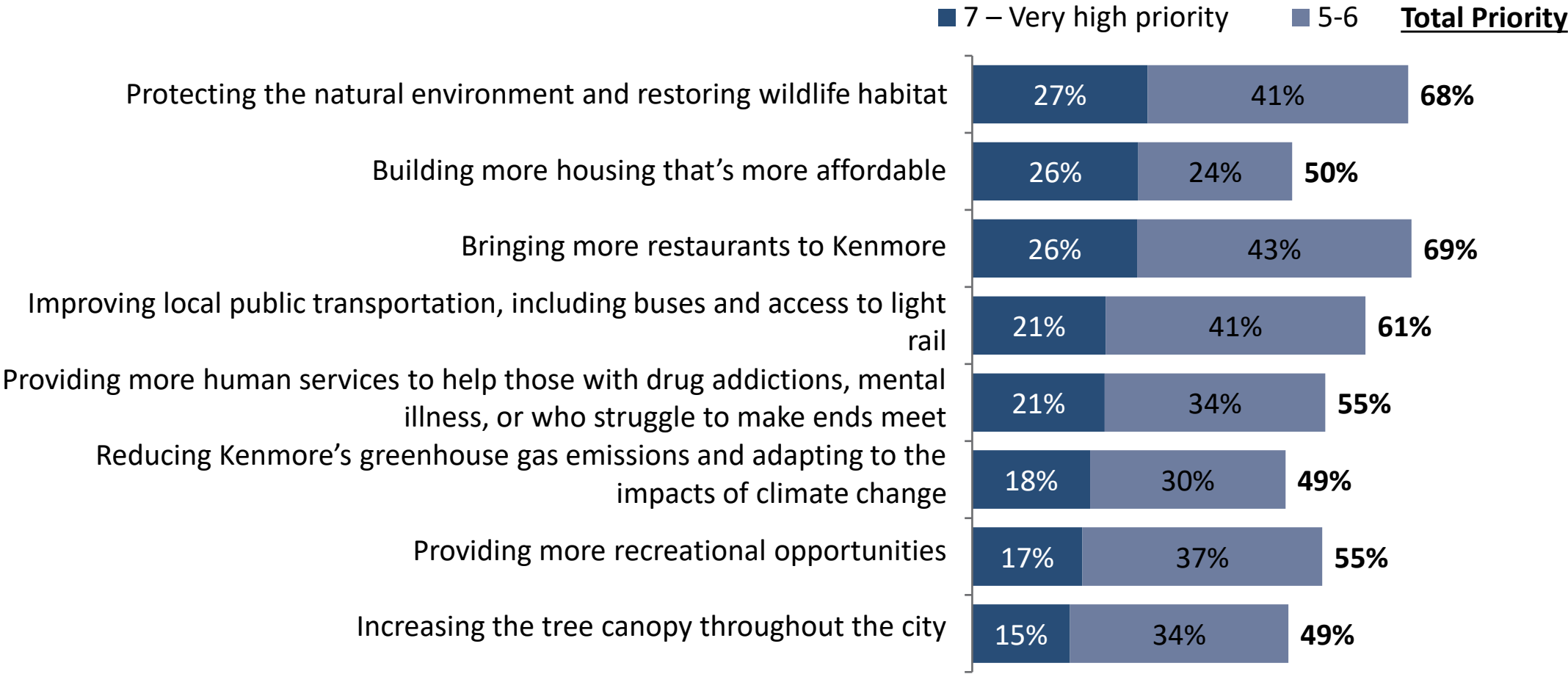
2:15 PM Love Where You Live Community Engagement Project: Phase II Commu...

In terms of intensity, maintaining public safety dwarfs other priorities for the City, followed by attracting new businesses and jobs and maintaining public infrastructure like roads and parks.



Q11-25. I’m going to read you a list of items the City of Kenmore could focus on in the next few years. After each one, please rate how high a priority you feel it should be for the City using a scale of 1 to 7, where 1 means you feel that item should be a very low priority, and 7 means that item should be a very high priority.

Though intensity is lower, protecting nature and bringing more restaurants to Kenmore are also priorities for many.



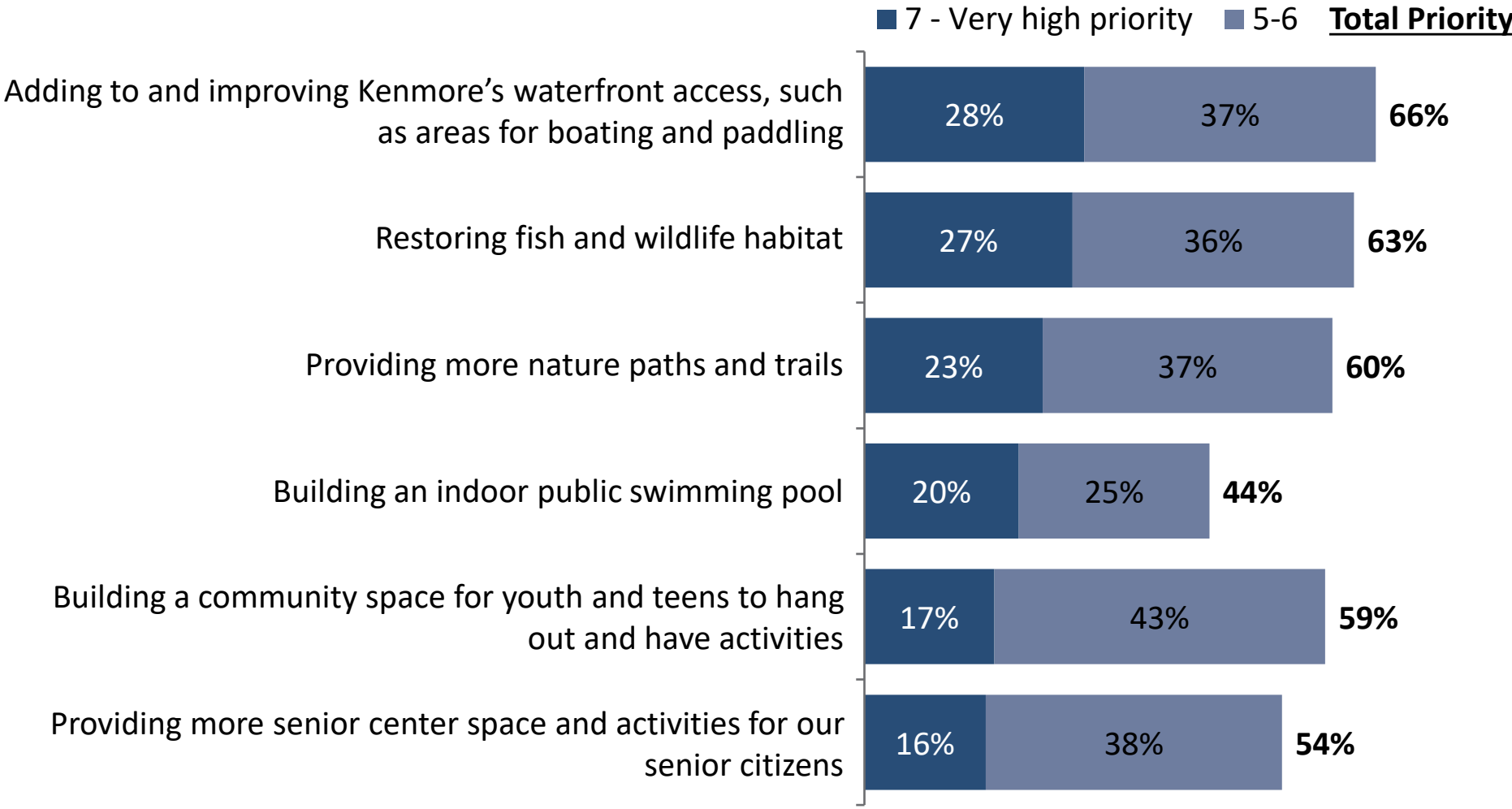
Q11-25. I'm going to read you a list of items the City of Kenmore could focus on in the next few years. After each one, please rate how high a priority you feel it should be for the City using a scale of 1 to 7, where 1 means you feel that item should be a very low priority, and 7 means that item should be a very high priority.

Parks and Recreation Priorities



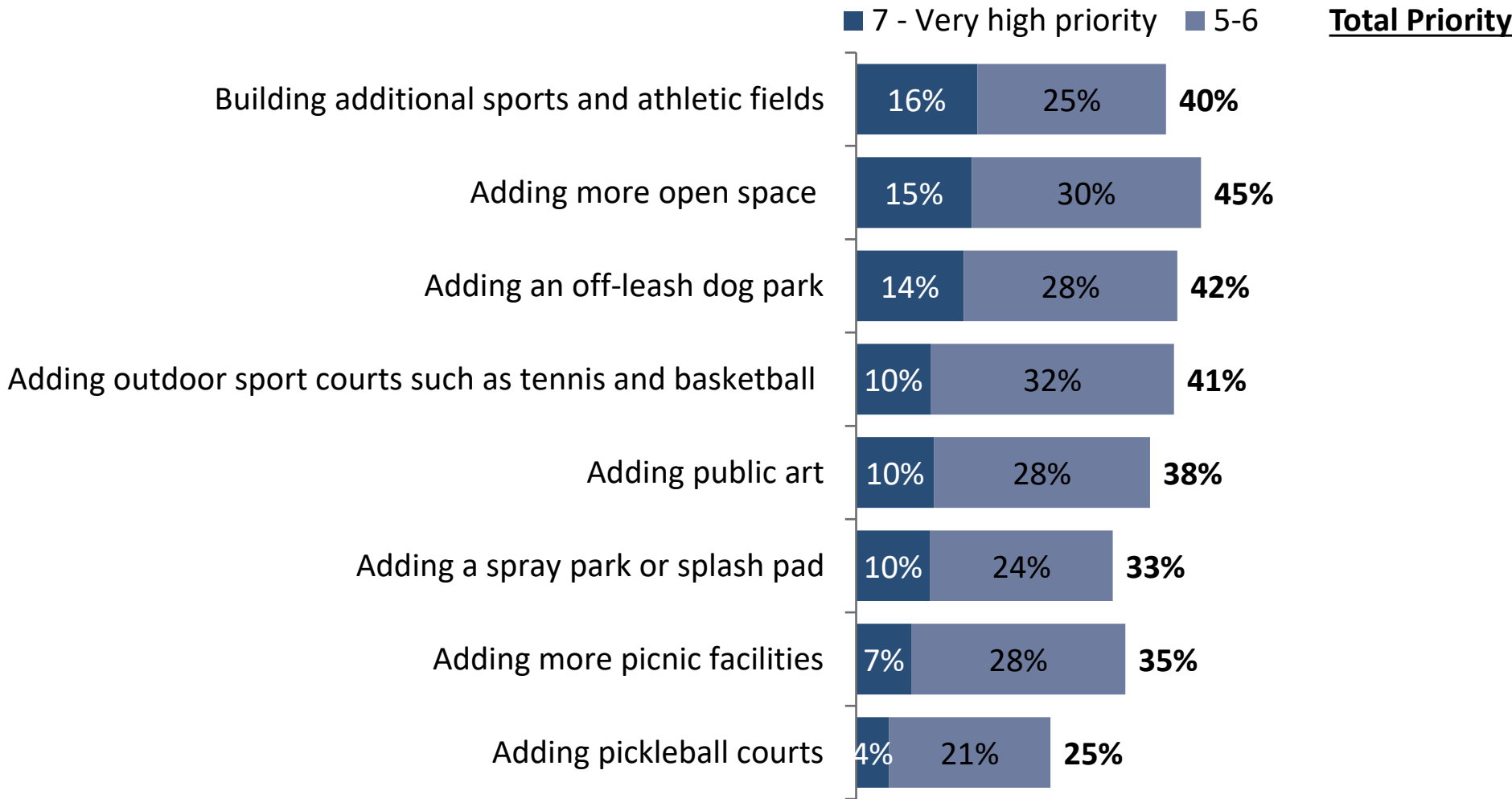
Parks and Recreation Priorities

Adding to waterfront areas, restoring habitat, and adding nature paths and trails draw the most intensity among the priorities for parks and recreation tested.



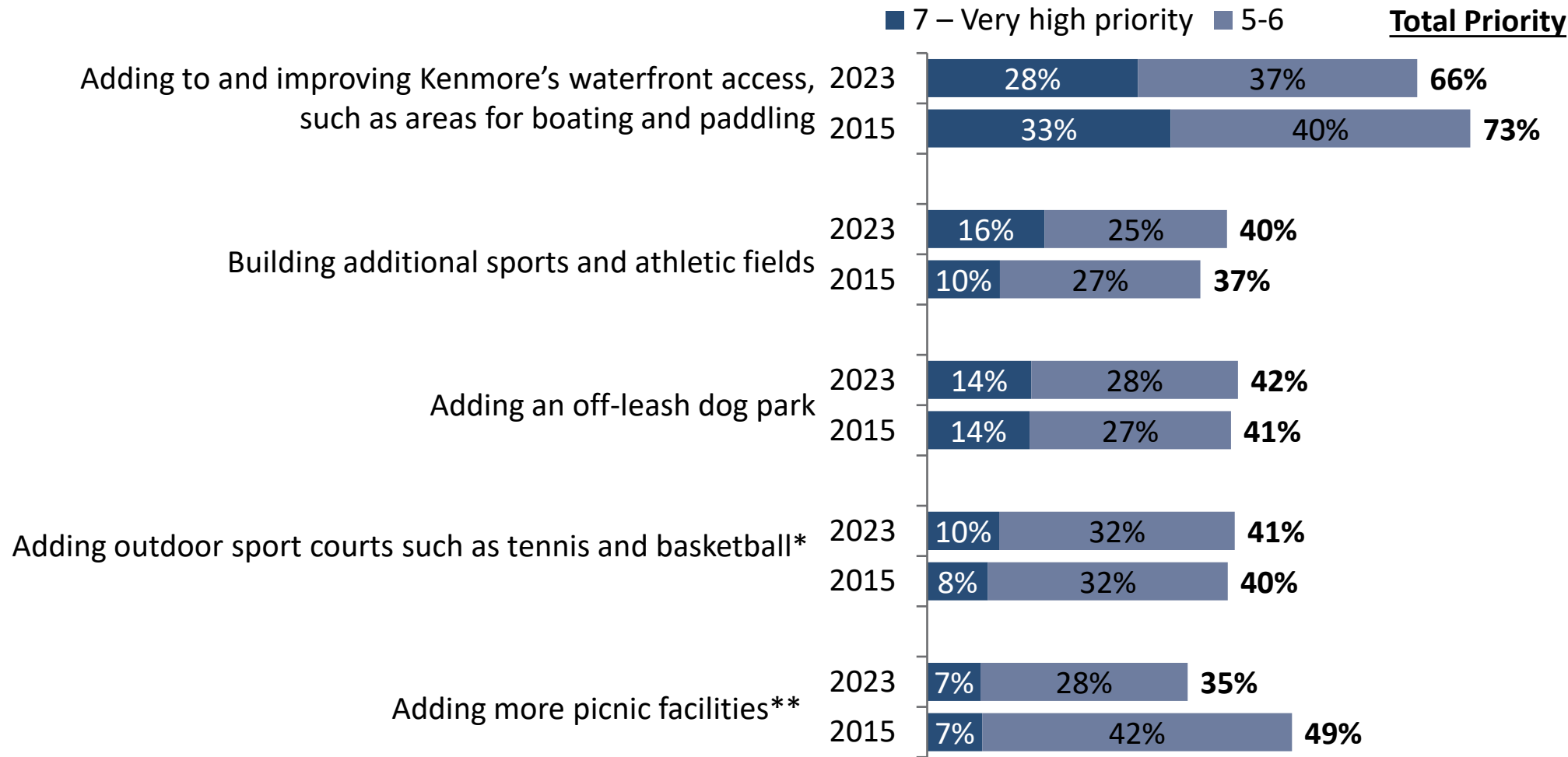
Parks and Recreation Priorities

Other potential parks and recreation priorities, like public art and pickleball courts, are important to smaller constituencies.



Parks and Recreation Priorities Over Time

The priority of improving waterfront access has remained relatively consistent over time.



*Wording in 2015 included pickleball, tested as a separate item in 2023
** In 2015, item worded as “Increasing picnic facilities in parks”
Q31-44. Moving on, I’m going to read you a list of projects related to parks and recreation that could be funded by the City over the next few years. After each one, please rate how high a priority you feel it should be for Kenmore

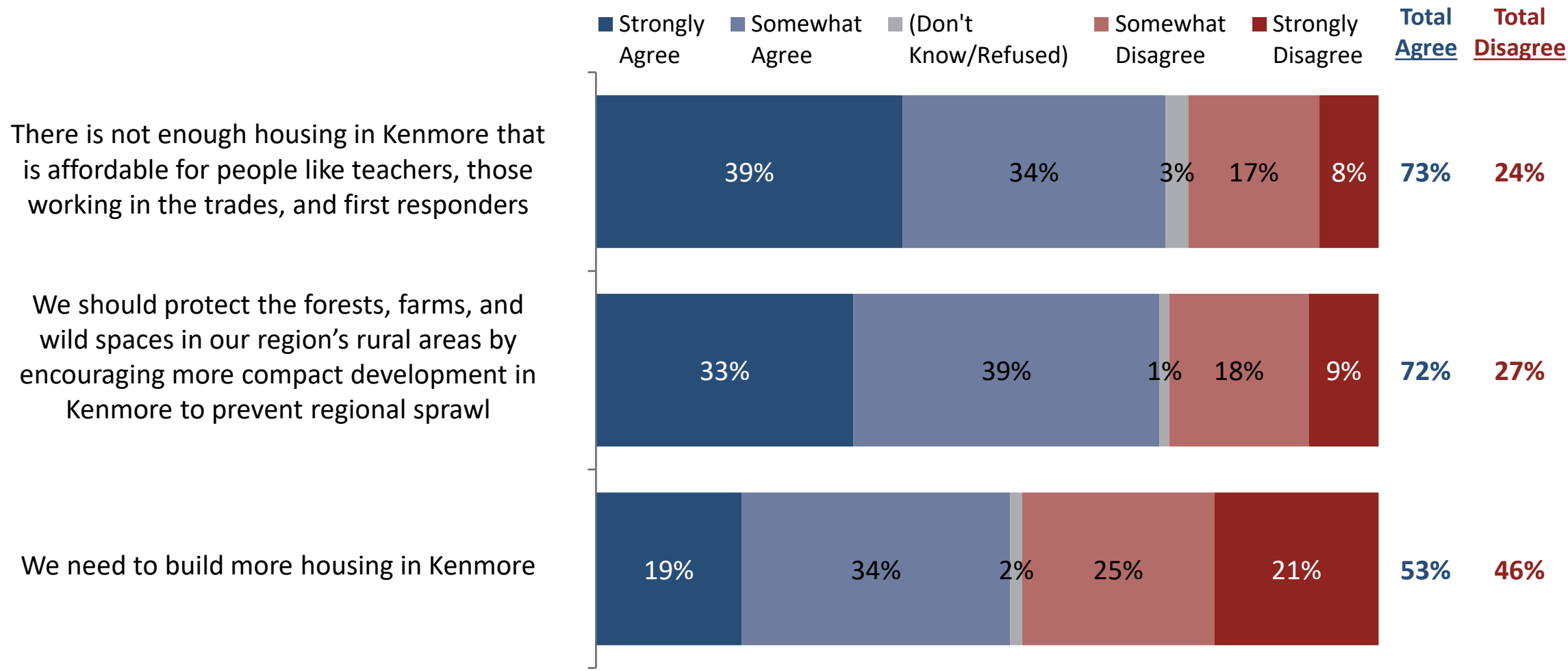
Housing



Housing Attitudes

2:15 PM Love Where You Live Community Engagement Project: Phase II Commu...

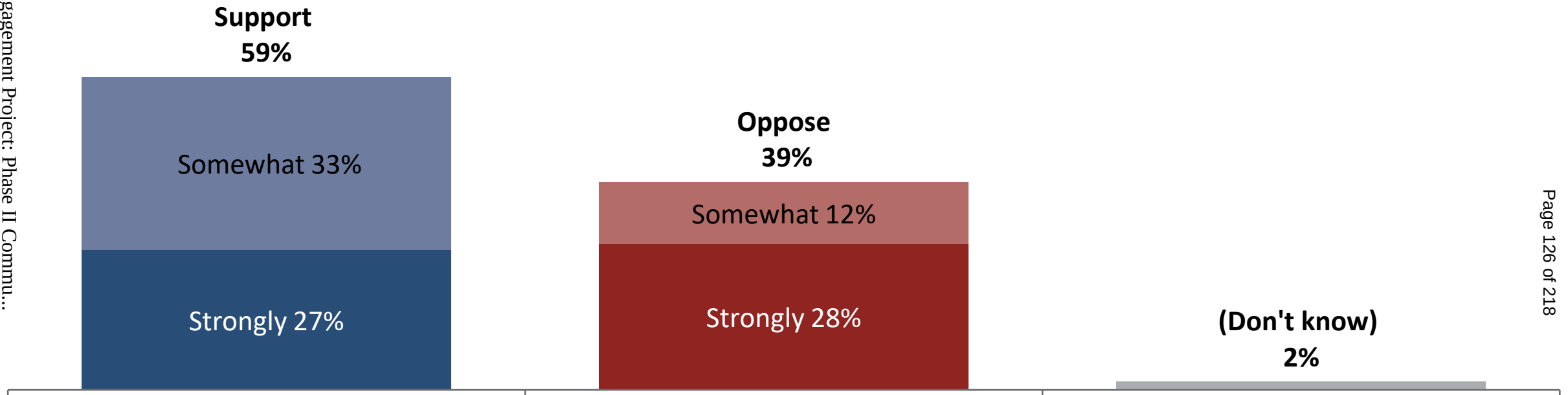
While a strong majority agree there is not enough housing in Kenmore that is affordable for the working class, there is less consensus on the need to build more housing in Kenmore.



Support for “Missing Middle” Housing

About six-in-ten support changing regulations to allow for more duplexes and triplexes in Kenmore’s single-family neighborhoods, with over a quarter strongly supportive.

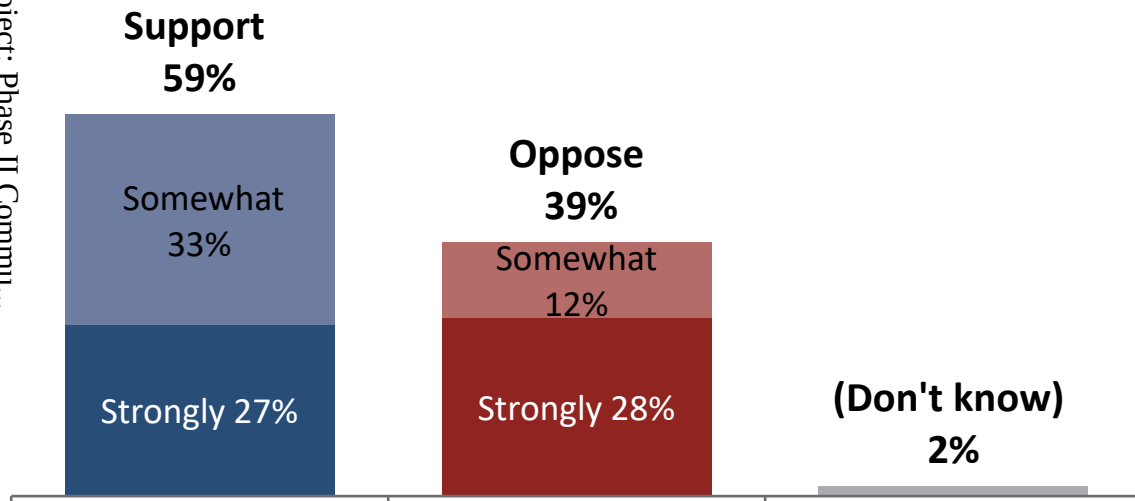
Kenmore needs to grow its population because tens of thousands of people are coming to the Puget Sound and we are required to make room for Kenmore’s share of the region’s growth. But we do have choices in how we grow. Currently, there are generally two main types of housing allowed in Kenmore: single-family homes and apartment buildings. Some people have suggested that to accommodate growth, we should allow more duplexes and triplexes in Kenmore’s single-family neighborhoods. Do you support or oppose changing regulations to allow for more duplexes and triplexes in Kenmore’s neighborhoods?



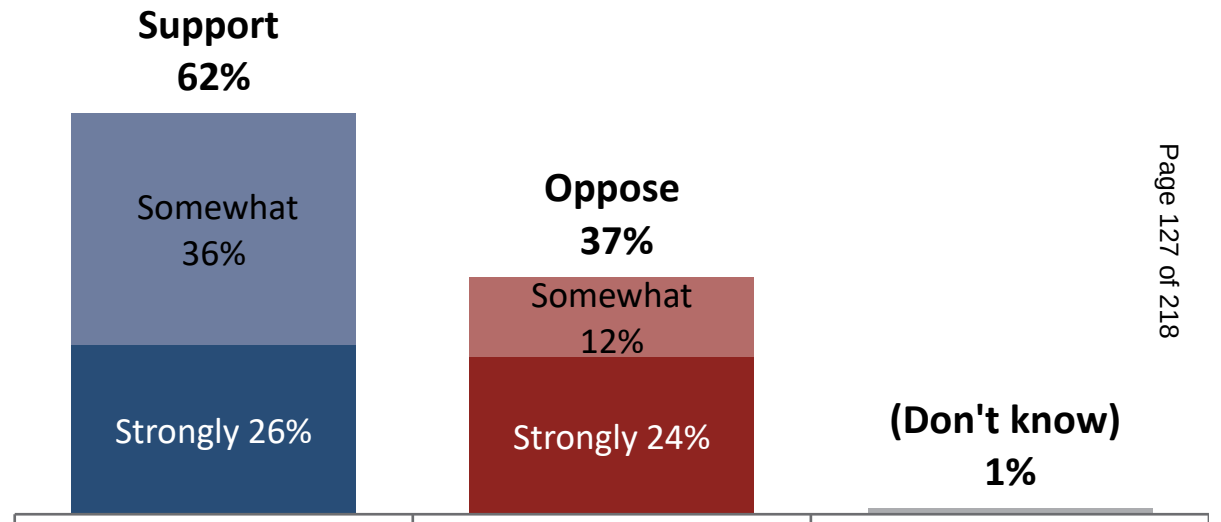
Providing additional information about the need for missing middle housing increases support slightly, but the change is within the margin of error.

Some people say that our neighborhoods should have a range of housing options and that we need more housing choices in Kenmore besides just single-family homes and apartments. They say allowing additional types of housing like duplexes and triplexes would give people who can't afford or don't need a full single-family home more options than just apartments. This would create more attainable housing for more people at different points in their lives. Given what you've heard, do you support or oppose changing regulations to allow for more duplexes and triplexes in Kenmore's neighborhoods?

Initial Ask



After Additional Information



Traffic Enforcement



School Zone Photo Enforcement

Just under six-in-ten support the City's use of photo enforcement of driving speeds in school zones, with a third strongly supportive.

On another topic, Kenmore has recently begun using photo enforcement to ticket drivers who speed in two of the City's five school zones: Arrowhead Elementary on Juanita Drive, and Kenmore Elementary on 73rd Avenue. Since adding these enforcement cameras, average speeds have gone down, increasing safety for pedestrians and other road users. Do you approve or disapprove of the City's use of photo enforcement of driving speeds in school zones?

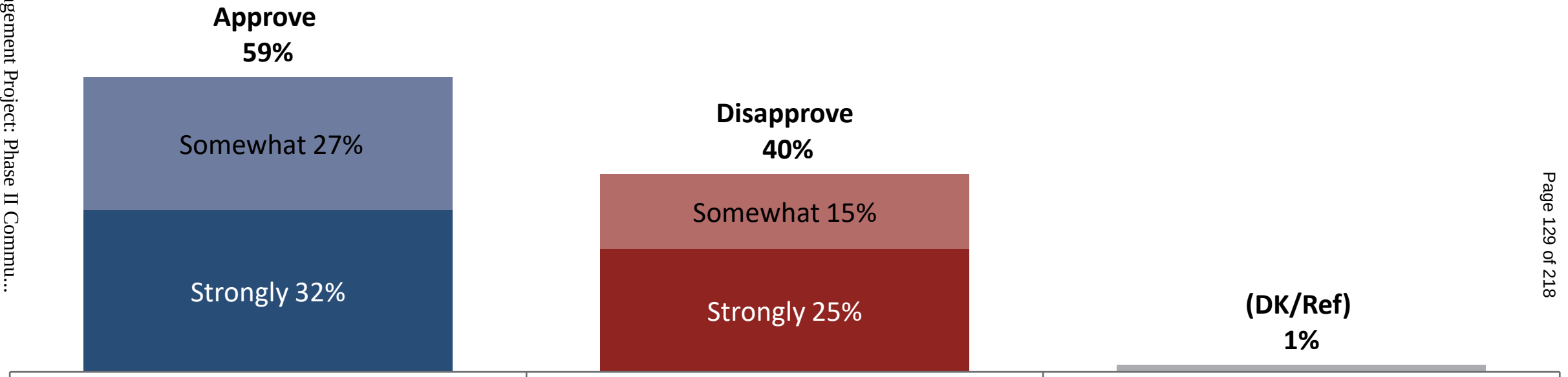
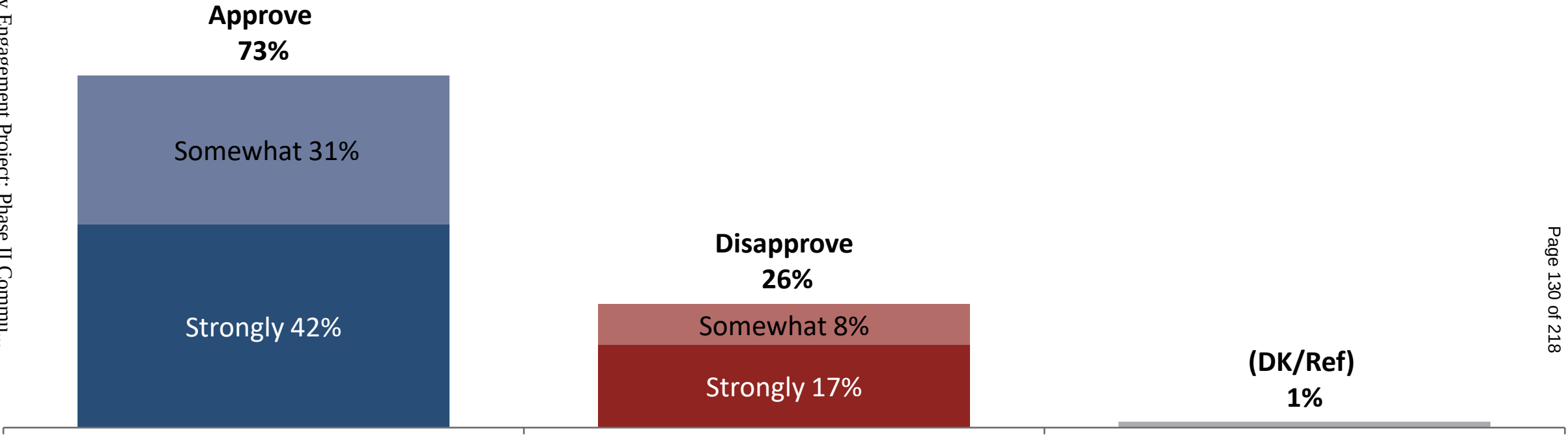


Photo Enforcement Revenue

Nearly three-quarters support expanding the uses of revenue from the photo enforcement of school zones to include police services in addition to traffic safety and road paving and preservation.

Currently, the revenue from photo enforcement of school zone speed limits is used for traffic safety and road paving and preservation. Do you approve or disapprove of allowing some of this revenue to be used to help pay for police services as well?



Key Findings

- ▶ Kenmore residents remain optimistic about the direction of the city and most rate City government positively.
- ▶ Maintaining public safety and infrastructure and bringing more businesses to Kenmore are top priorities for the City.
- ▶ When it comes to parks and recreation, waterfront access, restoring habitat, and nature paths and trails are top priorities.
- ▶ Affordable housing is a top-of-mind issue, and most residents are open to missing middle housing, though there is less consensus around the need to build more housing in Kenmore.
- ▶ A majority support photo enforcement of school zone speed limits, as well as expanding the use of revenue from photo enforcement to include police services.

Profile of Respondents

Gender



49% Male
51% Female

Age



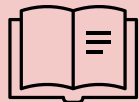
11% 18-29
18% 30-39
18% 40-49
27% 50-64
26% 65+

Ethnicity



70% Identify as White
1% Identify as Black
5% Identify as Hispanic
7% Identify as Asian or Pacific Islander
1% Identify as Native American
6% Identify as other ethnicity
13% Declined to respond

Education



1% Some high school
4% Graduated high school
4% Technical or vocational school
17% Some college/Less than 4-year degree
38% Graduated college
35% Graduate or professional degree
2% Declined to respond

Housing Status



75% Own/buying
15% Rent/lease
6% Live with family
0% No Stable Housing
4% Declined to respond

Residency Duration



3% Less than 2 years
17% 2-5 years
19% 6-10 years
24% 11-20 years
35% More than 20 years
1% Declined to respond



Ian Stewart

ian@emcresearch.com

206.204.8032

Sianna Ziegler

sianna@emcresearch.com

206.204.8045

Tottionna Bushell

tbushell@emcresearch.com

Survey of Registered Voters
City of Kenmore, WA
Multi-Modal Phone, Email-to-Web, Text-to-Web
Conducted December 4th – 19th, 2023
n=300; Margin of Error ± 5.7 percentage points
EMC Research #23-9138

Where applicable, results are compared with:

Telephone and Text-to-Web Survey
Registered Voters
December 4-12, 2019
n=300; MoE: $\pm 5.7\%$
EMC #19-7497

Telephone Survey
Registered Voters
April 24 – May 2, 2016
n=300; MoE: $\pm 5.7\%$
EMC #16-5967

Telephone Survey
Registered Voters
December 2 – 10, 2015
n=300; MoE: $\pm 5.7\%$
EMC #15-5355

All numbers in this document represent percentage (%) values, unless otherwise noted.
Please note that due to rounding, percentages may not add up to exactly 100%.

GREETING: Hello, my name is _____, may I speak with **(NAME ON LIST)**?

INTERVIEWER: NOL ONLY

INTRO: Hello, my name is _____, and I'm conducting a survey for _____ to find out how people feel about issues in Kenmore. We are not trying to sell anything and are collecting this information on a scientific and completely confidential basis.

1.	Do you live in the City of Kenmore?				
	Yes				100
	No → TERMINATE				-
	(Don't know/Refused) → TERMINATE				-
2.	Do you feel that things in Kenmore are generally going in the right direction, or do you feel things have gotten pretty seriously off on the wrong track?				
		<u>2015</u>	<u>2016</u>	<u>2019</u>	<u>2023</u>
	Right direction	69	74	64	69
	Wrong track	12	15	17	25
	(Don't know/Refused)	18	12	19	6

3. What is the most important issue the Kenmore City Council needs to address over the next two years? **(OPEN END, RECORD VERBATIM RESPONSE, ACCEPT ONE RESPONSE ONLY)**

To be coded

4INT. Using a scale of excellent, good, only fair, or poor, please rate each of the following.

SCALE:	Excellent	Good	Only Fair	Poor	(DK/Ref)	Positive	Negative
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(ALWAYS ASK FIRST)

4. The overall quality of life in Kenmore

2023	23	65	10	2	-	88	12
2019	23	63	13	1	0	86	14
2015	24	63	11	1	1	86	12

(ALWAYS ASK SECOND)

5. The job Kenmore City government does overall

2023	10	54	25	7	4	64	32
2019	7	54	29	4	6	61	33
2016	7	53	31	5	5	60	35
2015	10	55	25	4	6	65	29

(RANDOMIZE)

6. The job the City of Kenmore is doing using tax dollars responsibly

2023	7	38	36	14	6	45	50
2019	5	38	30	10	17	43	40
2016	5	42	31	9	13	48	40
2015	5	41	30	11	13	46	41

7. The job the City of Kenmore does delivering services efficiently

2023	13	57	21	5	3	70	26
2019	8	56	23	5	7	64	28

8. The overall financial health of the City

2023	6	46	28	8	12	51	36
2019	8	38	23	4	26	46	28

9. The job the City does maintaining its roads, parks, and other infrastructure

2023	22	50	22	5	0	72	27
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(END RANDOMIZE)

10. Using a scale from 1 to 7, where 1 means you are not at all satisfied and 7 means you are extremely satisfied, how would you rate your level of satisfaction with the services provided by the City of Kenmore?

1 – Not at all satisfied				7 – Extremely satisfied				(Don't know)	Mean
SCALE:	1	2	3	4	5	6	7		
2023	3	3	8	21	31	26	7	1	4.8
2019	2	3	9	16	39	21	7	4	4.8

11INT. I'm going to read you a list of items the City of Kenmore could focus on in the next few years. After each one, please rate how high a priority you feel it should be for the City using a scale of 1 to 7, where 1 means you feel that item should be a very low priority, and 7 means that item should be a very high priority.

		1 – Very low priority				7 – Very high priority				
SCALE:		1	2	3	4	5	6	7	(DK/Ref)	Mean
(RANDOMIZE)										
11.	Providing more recreational opportunities	5	6	10	24	24	13	17	0	4.7
12.	Bringing more restaurants to Kenmore	4	5	10	12	22	20	26	-	5.1
13.	Attracting new businesses and jobs	1	2	6	13	24	18	36	0	5.5
14.	Building more housing that’s more affordable	16	9	11	15	14	10	26	0	4.4
15.	Improving local public transportation, including buses and access to light rail	6	7	11	14	19	22	21	-	4.8
16.	Reducing local traffic congestion and improving vehicle traffic flow in Kenmore	3	3	5	16	25	18	30	-	5.3
17.	Reducing homelessness in Kenmore	11	7	9	13	15	17	28	1	4.8
18.	Reducing Kenmore’s greenhouse gas emissions and adapting to the impacts of climate change	17	8	12	14	16	15	18	0	4.2
19.	Improving sidewalks, bike paths, and streets to increase safety for pedestrians and bicyclists	5	6	8	14	20	19	28	-	5.1
20.	Making Kenmore a diverse, inclusive, and welcoming community for all	14	4	10	14	14	15	28	-	4.7
21.	Maintaining public safety and combatting crime	2	0	3	8	18	16	52	-	6.0
22.	Maintaining the city’s existing roads, parks, and other public infrastructure	-	1	3	10	19	32	35	-	5.8
23.	Providing more human services to help those with drug addictions, mental illness, or who struggle to make ends meet	11	9	8	18	18	17	21	0	4.6
24.	Protecting the natural environment and restoring wildlife habitat	3	6	7	16	24	16	27	-	5.1
25.	Increasing the tree canopy throughout the city	9	7	12	22	25	10	15	1	4.4
(END RANDOMIZE)										



26INT. Next I will read you some statements about housing in Kenmore. Please tell me whether you strongly agree, somewhat agree, somewhat disagree, or strongly disagree with each one.

SCALE:	Strongly Agree	Somewhat Agree	Somewhat Disagree	Strongly Disagree	(DK/Ref)	Total Agree	Total Disagree
(RANDOMIZE)							
26. We need to build more housing in Kenmore	19	34	25	21	2	53	46
27. There is not enough housing in Kenmore that is affordable for people like teachers, those working in the trades, and first responders	39	34	17	8	3	73	24
28. We should protect the forests, farms, and wild spaces in our region's rural areas by encouraging more compact development in Kenmore to prevent regional sprawl	33	39	18	9	1	72	27

(END RANDOMIZE)

29. Kenmore needs to grow its population because tens of thousands of people are coming to the Puget Sound and we are required to make room for Kenmore's share of the region's growth. But we do have choices in how we grow. Currently, there are generally two main types of housing allowed in Kenmore: single-family homes and apartment buildings. Some people have suggested that to accommodate growth, we should allow more duplexes and triplexes in Kenmore's single-family neighborhoods.

Do you support or oppose changing regulations to allow for more duplexes and triplexes in Kenmore's neighborhoods? **(IF SUPPORT/OPPOSE: Is that strongly or somewhat support/oppose?)**

Strongly support	27	→59
Somewhat support	33	
Somewhat oppose	12	→39
Strongly oppose	28	
(Don't Know/Refused)	2	

30. Some people say that our neighborhoods should have a range of housing options and that we need more housing choices in Kenmore besides just single-family homes and apartments. They say allowing additional types of housing like duplexes and triplexes would give people who can't afford or don't need a full single-family home more options than just apartments. This would create more attainable housing for more people at different points in their lives.

Given what you've heard, do you support or oppose changing regulations to allow for more duplexes and triplexes in Kenmore's neighborhoods? **(IF SUPPORT/OPPOSE: Is that strongly or somewhat support/oppose?)**

Strongly support	26	→62
Somewhat support	36	
Somewhat oppose	12	→37
Strongly oppose	24	
(Don't Know/Refused)	1	

31INT. Moving on, I'm going to read you a list of projects related to parks and recreation that could be funded by the City over the next few years. After each one, please rate how high a priority you feel it should be for Kenmore using a scale of 1 to 7, where 1 means you feel that item should be a very low priority, and 7 means that item should be a very high priority.

		1 – Very low priority				7 – Very high priority			(DK/Ref)	Mean
SCALE:		1	2	3	4	5	6	7		
(RANDOMIZE)										
31.	Adding an off-leash dog park									
<u>2023</u>	20	13	12	13	18	9	14	1	3.8	
<u>2015</u>	18	13	12	14	16	11	14	2	3.9	
32.	Adding outdoor sport courts such as tennis and basketball ⁱ									
<u>2023</u>	11	11	15	20	21	11	10	1	4.0	
<u>2015</u>	11	10	16	23	21	11	8	0	4.0	
33.	Adding pickleball courts									
<u>2023</u>	28	14	14	17	14	7	4	2	3.2	
34.	Adding to and improving Kenmore’s waterfront access, such as areas for boating and paddling									
<u>2023</u>	5	4	10	15	21	17	28	1	5.1	
<u>2015</u>	4	4	8	10	16	24	33	1	5.3	
35.	Building additional sports and athletic fields									
<u>2023</u>	13	12	17	16	14	10	16	1	4.0	
<u>2015</u>	12	13	14	22	18	9	10	2	3.9	
36.	Adding more picnic facilities ⁱⁱ									
<u>2023</u>	12	10	18	23	21	7	7	1	3.8	
<u>2015</u>	9	8	15	19	27	14	7	0	4.2	
37.	Building an indoor public swimming pool									
<u>2023</u>	18	10	10	16	14	11	20	1	4.1	
38.	Providing more nature paths and trails									
<u>2023</u>	7	8	10	14	23	14	23	1	4.7	
39.	Adding a spray park or splash pad									
<u>2023</u>	23	13	14	14	17	6	10	2	3.5	
40.	Adding more open space									
<u>2023</u>	10	8	12	24	17	13	15	1	4.3	
41.	Restoring fish and wildlife habitat									
<u>2023</u>	7	4	9	16	19	17	27	1	5.0	
42.	Adding public art									
<u>2023</u>	23	13	11	14	19	9	10	1	3.6	

ⁱ In 2015, item worded as "Adding outdoor sport courts such as tennis, basketball and pickleball in city parks."

ⁱⁱ In 2015, item worded as "Increasing picnic facilities in parks."

1 – Very low priority								7 – Very high priority		(DK/Ref)	Mean
SCALE:	1	2	3	4	5	6	7				
43.	Providing more senior center space and activities for our senior citizens										
<u>2023</u>	7	8	12	19	21	17	16	1		4.5	
44.	Building a community space for youth and teens to hang out and have activities										
<u>2023</u>	8	4	8	20	26	16	17	1		4.7	

(END RANDOMIZE)

45. On another topic, Kenmore has recently begun using photo enforcement to ticket drivers who speed in two of the City's five school zones: Arrowhead Elementary on Juanita Drive, and Kenmore Elementary on 73rd Avenue. Since adding these enforcement cameras, average speeds have gone down, increasing safety for pedestrians and other road users. Do you approve or disapprove of the City's use of photo enforcement of driving speeds in school zones? **(IF APPROVE/DISAPPROVE: Is that strongly or somewhat approve/disapprove?)**
- | | | |
|----------------------|----|------------|
| Strongly approve | 32 | →59 |
| Somewhat approve | 27 | |
| Somewhat disapprove | 15 | →40 |
| Strongly disapprove | 25 | |
| (Don't Know/Refused) | 1 | |
46. Currently, the revenue from photo enforcement of school zone speed limits is used for traffic safety and road paving and preservation. Do you approve or disapprove of allowing some of this revenue to be used to help pay for police services as well? **(IF APPROVE/DISAPPROVE: Is that strongly or somewhat approve/disapprove?)**
- | | | |
|----------------------|----|------------|
| Strongly approve | 42 | →73 |
| Somewhat approve | 31 | |
| Somewhat disapprove | 8 | →26 |
| Strongly disapprove | 17 | |
| (Don't Know/Refused) | 1 | |

DEMOS. My last questions are for statistical purposes only.

47.	How many years have you lived in Kenmore?	
	Less than 2 years	3
	2-5 years	17
	6-10 years	19
	11-20 years	24
	More than 20 years	35
	(Don't Know/Refused)	1
48.	Do you currently own the home or apartment where you live, do you rent, do you live with family, or do you not have stable housing?	
	Own/buying	75
	Rent/lease	15
	Live with family	6
	No stable housing	-
	(Don't Know/Refused)	4
49.	Do you live in a detached single-family home, a mobile or manufactured home, an accessory dwelling unit such as a "mother-in-law" apartment or backyard cottage, a two-unit building, a building with three or four units, or a building with five or more units?	
	Detached single-family home	76
	A mobile or manufactured home	1
	An accessory dwelling unit such as a "mother-in-law" apartment or backyard cottage	1
	Two-unit building/(Duplex)	1
	Building with three or four units/(Triplex/Quadplex/Fourplex)	2
	Building with five or more units	14
	(Something else)	0
	(Don't Know/Refused)	4
50.	What is the last grade you completed in school?	
	Some grade school	-
	Some high school	1
	Graduated high school	4
	Technical or Vocational school	4
	Some college or Less than 4-year degree	17
	Graduated college or 4-year degree (BA, Bachelor)	38
	Graduate or Professional Degree (MA, Master's, PhD, MBA, Doctorate)	35
	(Don't know/Refused)	2

51.	In what year were you born?	
	18-29	11
	30-39	17
	40-49	18
	50-64	26
	65 or over	26
	(Refused)	3
52.	Do you consider yourself to be Hispanic or Latino, white or Caucasian, African American or Black, Asian or Pacific Islander, Native American, or something else? (MULTIPLE RESPONSES ACCEPTED)	
	Hispanic or Latino	5
	White or Caucasian	70
	African American or Black	1
	Asian or Pacific Islander	7
	Native American	1
	Something else	6
	(Refused)	13
53.	Do you identify as... (READ LIST)	
	Male	45
	Female	47
	Non-binary	1
	Another gender identity	1
	(Refused)	5

THANK YOU!

What is the most important issue the Kenmore City Council needs to address over the next two years? (Verbatim Response	Code
Afford living here.	Affordable housing/Living
Affordability.	Affordable housing/Living
Affordability.	Affordable housing/Living
Affordable but QUALITY housing for fewer cheaply built yet still expensive new properties	Affordable housing/Living
Affordable Housing	Affordable housing/Living
affordable housing	Affordable housing/Living
Affordable housing	Affordable housing/Living
Affordable housing	Affordable housing/Living
AFFORDABLE housing	Affordable housing/Living
Affordable housing	Affordable housing/Living
affordable housing	Affordable housing/Living
Affordable housing and city center expansion	Affordable housing/Living
Affordable housing and climate change	Affordable housing/Living
Affordable housing options	Affordable housing/Living
Affordable housing.	Affordable housing/Living
Affordable housing.	Affordable housing/Living
Bipartisan less dense housing	Affordable housing/Living
Cost of housing overspending increasing traffic	Affordable housing/Living
high density housing	Affordable housing/Living
Housing	Affordable housing/Living
Housing	Affordable housing/Living
Housing	Affordable housing/Living
Housing	Affordable housing/Living
Housing	Affordable housing/Living
Housing	Affordable housing/Living
housing	Affordable housing/Living
Housing affordability People are getting priced out It's only a matter of time until the trailer parks and even the apartment buildings kick everyone out in favor of more desirable tenants	Affordable housing/Living
Housing affordability.	Affordable housing/Living
Housing affordability.	Affordable housing/Living
Housing and city planning	Affordable housing/Living
Housing and homelessness	Affordable housing/Living
housing as Bothell is doing	Affordable housing/Living
Housing homeless taxes.	Affordable housing/Living
Housing middle and lower incomes	Affordable housing/Living
Housing.	Affordable housing/Living
Housing.	Affordable housing/Living
Housing.	Affordable housing/Living
Low cost housing for all	Affordable housing/Living
Low income housing	Affordable housing/Living
Low income housing.	Affordable housing/Living
Low income housing.	Affordable housing/Living
Middle class housing and a dog park	Affordable housing/Living
Middle Housing	Affordable housing/Living

Mobile homes and waterfront improvements	Affordable housing/Living
More affordable SINGLE DWELLING homes Not apartments or condos	Affordable housing/Living
More low income housing.	Affordable housing/Living
No high density housing	Affordable housing/Living
Plymouth Housing project must be stopped as it will destroy the Kenmore community	Affordable housing/Living
That Plymouth housing project.	Affordable housing/Living
The cost of low income housing and the landlords pricing us out of the mobile home community and them making us pay for everything and doing what they want to us and getting away with it	Affordable housing/Living
The increasing cost of living in Kenmore	Affordable housing/Living
The Plymouth Housing project	Affordable housing/Living
Their tyranny they have ignored the testimony and requests to verify their motives in increasing home values to get more tax dollars.	Affordable housing/Living
Any development of concrete plant property needs to include substantial public use space	More business/Restaurants
Attracting more businesses in the downtown area.	More business/Restaurants
Bringing in more affordable restaurants	More business/Restaurants
Bringing in new businesses and developing the Lakepointe area where there is currently an eyesore cement plant	More business/Restaurants
Building more of a down town.	More business/Restaurants
Building new updated plaza where kenmore lanes is making it a shopping center Also addressing the rise in homeless	More business/Restaurants
Business growth in dining retail and services	More business/Restaurants
Downtown development and revitalization	More business/Restaurants
Downtown Kenmore development	More business/Restaurants
Empty businesses example former gas station uninhabited	More business/Restaurants
Encourage business and restaurants to the area	More business/Restaurants
Further developing a downtown commercial and social hub	More business/Restaurants
Getting more restaurants	More business/Restaurants
I think the recent remodel of Juanita Drive has been great and I think adding in new businesses to the area is a great way to go as wel	More business/Restaurants
I would say the growth of our downtown and business sector.	More business/Restaurants
It would be better to bring more commercial into the city and finish up the planning entertainment such as Two Spring Parks	More business/Restaurants
Kenmore hasn't established itself as a city; not enough dining options. Traffic, need more parks,.	More business/Restaurants
More business development and less housing development	More business/Restaurants
More high end eateries and breweries	More business/Restaurants
More shops places for Kenmore people to gather	More business/Restaurants
More small businesses food options	More business/Restaurants
More smaller retail downtown	More business/Restaurants
More social activities in the city for the family.	More business/Restaurants
More waterfront restaurants	More business/Restaurants
New growth for businesses and build up of the downtown core	More business/Restaurants
opportunities to work and shop in the city limits	More business/Restaurants
providing more opportunities for revenue to the city for example restaurants shops	More business/Restaurants
redevelop the downtown area it looks like skid row	More business/Restaurants
Revenue growth to keep pace with service demands	More business/Restaurants
The amount of development they are allowing to provide them more tax revenue	More business/Restaurants
Water front development that was canceled due to unknown reason to the Kenmore residents	More business/Restaurants
Waterfront & a nice family restaurant.	More business/Restaurants
Waterfront attractions and walking accessible	More business/Restaurants
Waterfront development	More business/Restaurants

Coping with increased traffic coming south from Snohomish County given the number of housing developments just over the county line	Traffic/Congestion
Install a traffic light at the of Seventy Fifth Ave NE and Simonds Wy due to poor visibility of oncoming traffic from Seventy Fifth Ave	Traffic/Congestion
Keep traffic flowing both local and passing through while making pedestrian traffic safer and more accessible	Traffic/Congestion
Lame traffic control curb on Juanita drive	Traffic/Congestion
The traffic and pedestrian crossings, Lakepoint property, proper movement.	Traffic/Congestion
Traffic	Traffic/Congestion
Traffic	Traffic/Congestion
Traffic	Traffic/Congestion
Traffic	Traffic/Congestion
Traffic	Traffic/Congestion
Traffic	Traffic/Congestion
Traffic overcrowding	Traffic/Congestion
traffic and community safety	Traffic/Congestion
Traffic and parking	Traffic/Congestion
Traffic and public transportation	Traffic/Congestion
Traffic congestion	Traffic/Congestion
Traffic congestion, public safety.	Traffic/Congestion
Traffic especially people racing through neighborhoods in an attempt to bypass Bothell way Traffic calming devices would help as would more stop signs	Traffic/Congestion
Traffic flow and affordable housing	Traffic/Congestion
traffic on BEHW with all of the construction here and in Bothell	Traffic/Congestion
Traffic on Bothell Way	Traffic/Congestion
Traffic on Bothell Way	Traffic/Congestion
Traffic street parking street safety	Traffic/Congestion
Traffic.	Traffic/Congestion
Car thefts	Crime/Public safety
Code enforcement	Crime/Public safety
Crime	Crime/Public safety
Crime and keeping Kenmore a safe place for all	Crime/Public safety
Increasing safety around highway	Crime/Public safety
Keep drug addicts out the city.	Crime/Public safety
Keeping Kenmore a safe place to live	Crime/Public safety
Not allowing drugs and homelessness	Crime/Public safety
Public safety	Crime/Public safety
Public safety crime	Crime/Public safety
Public safety side walks streets pedestrians	Crime/Public safety
Reduce crime and ensure public safety	Crime/Public safety
Resident safety	Crime/Public safety
Safety	Crime/Public safety
Safety	Crime/Public safety
Safety for the residents	Crime/Public safety
Safety in crossing Bothell Way especially around Juanita	Crime/Public safety
Safety in neighborhood	Crime/Public safety
Vagrants crime and effective public transportation with associated commuter parking	Crime/Public safety

Homelessness.	Homelessness
Limit housing go through for the homeless.	Homelessness
No more bringing in homeless	Homelessness
The homeless We need more resources for the homeless	Homelessness
The homelessness issue in our community sidewalks and fields for sports to play The council seems like its been very focused on LBGQ plus issues and religious concerns above other issues that need attention	Homelessness
Unhoused people living in downtown kenmore	Homelessness
Why are you inviting homeless people and drug and alcohol addicts to kenmore the crime is already high enough and your police already do nothing	Homelessness
Accessibility for wheelchairs.	Infrastructure
Better streets and transportation.	Infrastructure
City hall stair steps	Infrastructure
Construction	Infrastructure
Fixing poorly done construction projects including protruding curbs that narrow roads and messy paint lines for lanes and roadways and offcenter roundabouts	Infrastructure
Infrastructure	Infrastructure
Keep the small town feel no more high rise building that obliterate the center of town	Infrastructure
Make the city more adaptive for people in wheelchairs.	Infrastructure
More parking at Park and Ride location	Infrastructure
Need to improve downtown pedestrian walkways	Infrastructure
Parking	Infrastructure
Parking and Bothell way congestion	Infrastructure
Parking.	Infrastructure
Pot holes in the roads no parking high traffic traffic	Infrastructure
Probably the amount of apartments being built, taking up land.	Infrastructure
Repairing the sidewalks that are in need and placing sidewalks where none exist	Infrastructure
Roads trees and parks	Infrastructure
Roads.	Infrastructure
Safety of streets.	Infrastructure
The proliferation of apartment and condos and we don't have the infrastructure to support it specifically roads and freeways , streets with major congestion and its a part of growth	Infrastructure
Infrastructure and better reputation here.	Infrastructure
They need to reject the Plymouth project other issues road improvements how to mitigate traffic with all the housing being built Kenmore used to have a balance budget but they are over spending and increasing	Infrastructure
Amount of apartments or condos being built	Managing growth/Population increase
Explosive growth	Managing growth/Population increase
Growth revenue traffic	Managing growth/Population increase
Influx of people.	Managing growth/Population increase
Not thinking of how many people are going to live here. No parking and tons of people.	Managing growth/Population increase
Over growth and traffic	Managing growth/Population increase
Overbuilding and traffic	Managing growth/Population increase
Poorly planned development	Managing growth/Population increase
Population control	Managing growth/Population increase
Population density	Managing growth/Population increase
population growth density in appropriate places transportation	Managing growth/Population increase
Too many apartments People don't have parking streets are too full already and it's unsightly People aren't walking to shop work or play which creates way too much traffic Furthermore I hate the traffic circle	Managing growth/Population increase
Climate	Environment
Climate change and reutilization of existing concrete plant space	Environment
climate change public safety more police presence	Environment

Environmental impact	Environment
Making the tree removal permitting process simpler and less expensive	Environment
Preserving natural spaces during rapid growth	Environment
The environment.	Environment
Tree ordinance	Environment
A family friendly downtown and sidewalks outside of downtown	Need more sidewalks
Finish the sidewalks projects that are taking forever So many sections of unsafe roads with no sidewalks particularly in the Moorlands area and near Inglewood HS	Need more sidewalks
Increase sidewalks and improve and expand downtown square	Need more sidewalks
It is tough but transforming the city from a drive thru to a walking downtown	Need more sidewalks
Making Kenmore more Pedestrian friendly	Need more sidewalks
Making Kenmore more walkable creating community spaces and businesses	Need more sidewalks
More side walks for safety.	Need more sidewalks
More sidewalk.	Need more sidewalks
More sidewalks	Need more sidewalks
More sidewalks and crosswalks on Simonds Rd	Need more sidewalks
More sidewalks in residential areas	Need more sidewalks
More sidewalks throughout neighborhoods	Need more sidewalks
Pedestrian friendliness	Need more sidewalks
Safe sidewalks	Need more sidewalks
Side walks and keeping trees safe	Need more sidewalks
Sidewalks everywhere	Need more sidewalks
Sidewalks for older neighborhoods	Need more sidewalks
Sidewalks near schools and Recreation Pavilion similar to Mountlake Terrace	Need more sidewalks
Walkability	Need more sidewalks
Building of trails and parks and nature functional and aesthetically pleasing. To keep doing what they're doing.	Recreational/Athletic fields/Parks
Continued development of parks and public spaces	Recreational/Athletic fields/Parks
Having more access to nature and public lands. Making sure things don't get overdeveloped like Seattle.	Recreational/Athletic fields/Parks
Identify open land space to turf and light for multiple sport use	Recreational/Athletic fields/Parks
More parks and business	Recreational/Athletic fields/Parks
Please complete the Twin Spring Park porject near my home as soon as possible	Recreational/Athletic fields/Parks
Transit an affordable housing.	Transportation
Transit walkability and cycling safety	Transportation
Transportation	Transportation
Transportation parks traffic management infrastructure	Transportation
Transportation.	Transportation
Continue upgrading downtown area to new and modern so people want to spend time there	Beautification of buildings/Kenmore
Making Kenmore a nice place to live	Beautification of buildings/Kenmore
They should make the trailer parks a little nicer	Beautification of buildings/Kenmore
Working towards the rest of the downtown area look like the library and city hall	Beautification of buildings/Kenmore
Education and housing.	Education
Education.	Education
Programs for youth	Education
The agenda of the schools and the LGBTQ doesn't support it.	Education
Activated community space	Other

Better communication accountability honesty.	Other
Better driving safety	Other
Continuing a broad group of policies that will bring non passive progress.	Other
Diversity Equity Inclusion and Accessibility for businesses and people who pass by	Other
Ensure our property values	Other
Fighting woke policies	Other
Getting in touch with reality in Kenmore and getting in touch with residents rather than gling off on its usual tangents	Other
Inclusion and diversity.	Other
Keeping the problems that Seattle has created and fostered with their naïve and disastrous policies from become Kenmore's problems	Other
Kenmore city council need to listen to the people a lot of trees on the lot were cut down like a logger but it was cut like was for re use I want to know if the city was paid or did he use it. And a switch up with th	Other
Kick out CalPortland and get a real waterfront	Other
Livability quality of life for their tax payers I do not want the Plymouth project to go in Ridiculous site choice	Other
Longevity and cost of living	Other
Lowering speed limits	Other
More EV charging stations	Other
Municipal ISP digital connectivity has become so integral to our societys day to day functions leaving access to the whims of profitdriven corporations constitutes a failure of stewardship by our local leader:	Other
Needs of the community.	Other
Quit discriminating against Christians.	Other
Rebuilding trust with current residents	Other
recycling bins should be next to ALL trash bins throughout the city	Other
Semi trucks using residential and arterial roads that are all residential plus speed limits on said roads	Other
Senior center and senior activities	Other
Stop implementing terrible policy decisions	Other
stop issuing permits for condos and apartments right now	Other
Systemic Libtardary	Other
The water, gas prices,	Other
Transparency	Other
Transparency	Other
Dont know	None/Don't know/No opinion
Don't know	None/Don't know/No opinion
Don't know of any.	None/Don't know/No opinion
I don't know	None/Don't know/No opinion
I have no idea.	None/Don't know/No opinion
N/a	None/Don't know/No opinion
no opinion	None/Don't know/No opinion
Not sure	None/Don't know/No opinion
Not sure.	None/Don't know/No opinion



City of Kenmore Priorities Survey #2 March 2024

Multi-modal Email- and Text-to-Web/live telephone survey of registered voters in Kenmore, Washington

Survey conducted March 20 – April 3, 2024

303 interviews; overall margin of error ± 5.6 percentage points

Telephone interviews were conducted in English by trained, professional interviewers; landlines and mobile phones included

Where applicable, results compared with the following:

Methodology	Dates	Universe	Sample Size	Margin of Error	EMC #
Phone and Text-to-Web	December 4 – 19, 2023	All Registered Voters	300	± 5.7 percentage points	23-9138
Phone and Text-to-Web	December 4 – 12, 2019	All Registered Voters	300	± 5.7 percentage points	19-7497
Phone	April 24 – May 2, 2016	All Registered Voters	300	± 5.7 percentage points	16-5967
Phone	December 2 – 10, 2015	All Registered Voters	300	± 5.7 percentage points	15-5355

Please note that due to rounding, some percentages may not add up to exactly 100%.

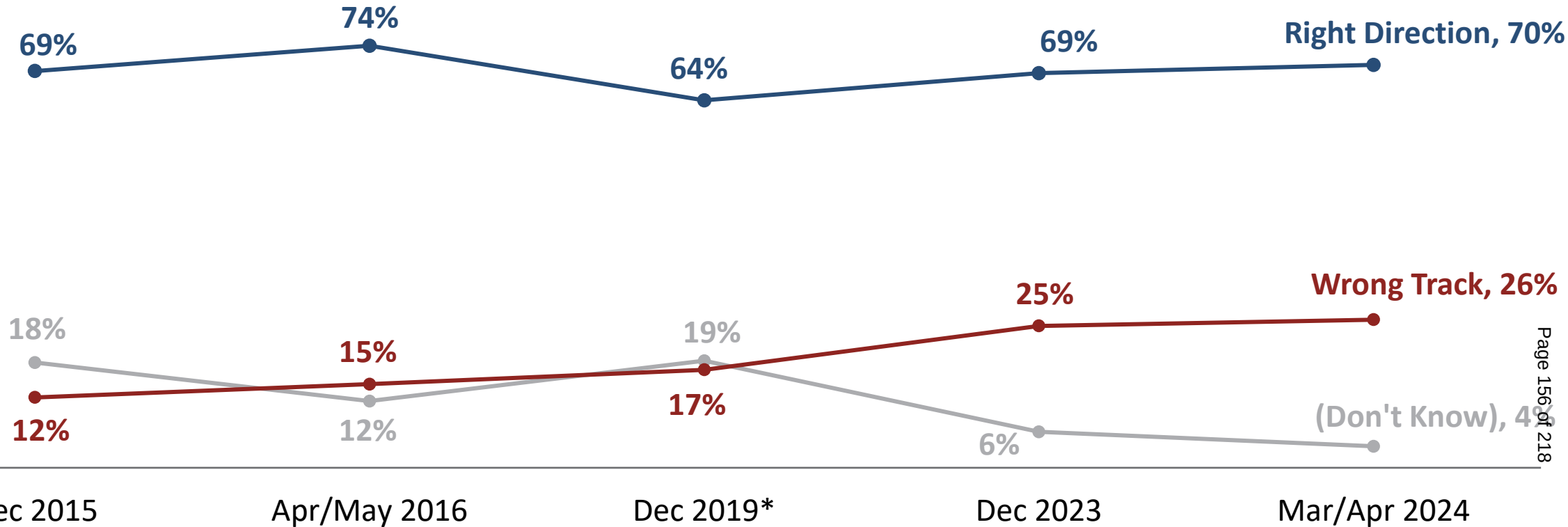
- ▶ Enthusiasm for a public park and mixed-use urban development at the Lakepointe site is strong.
 - Many potential amenities are appealing, with nature paths and trails and shoreline habitat restoration rising to the top.
 - Over half are willing to support the formation of a Metropolitan Parks District to fund Lakepointe and other recreation and parks maintenance through a new levy.
- ▶ Most favor addressing the City's future operating budget deficit through a combination of cuts and tax increases.
- ▶ Concern about housing affordability tends to be the most pronounced when it is tied to middle- and working-class residents. There is more division around affordable housing for lower income residents and those experiencing homelessness.

Overall Mood



Direction of Kenmore

Optimism about the direction of Kenmore remains high.



*2019 was the first survey to include web respondents and offered an explicit "Don't know" response option on web; an explicit "Don't know" option was not offered for web in 2023 or 2024
Q2. Do you feel things in Kenmore are generally going in the right direction, or do you feel things have gotten pretty seriously off on the wrong track?

2.15 PM Love Where You Live Community Engagement Project: Phase II Commu...

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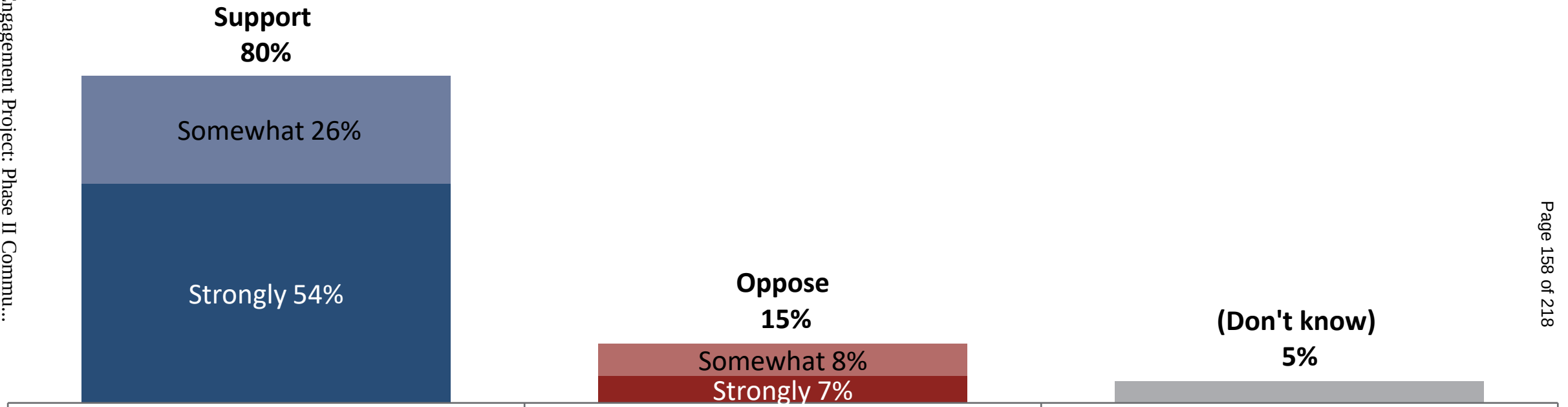
Lakepointe



Support for Lakepointe Development

Support for developing Lakepointe into a public park and mixed-used private development is widespread, with over half strongly in support.

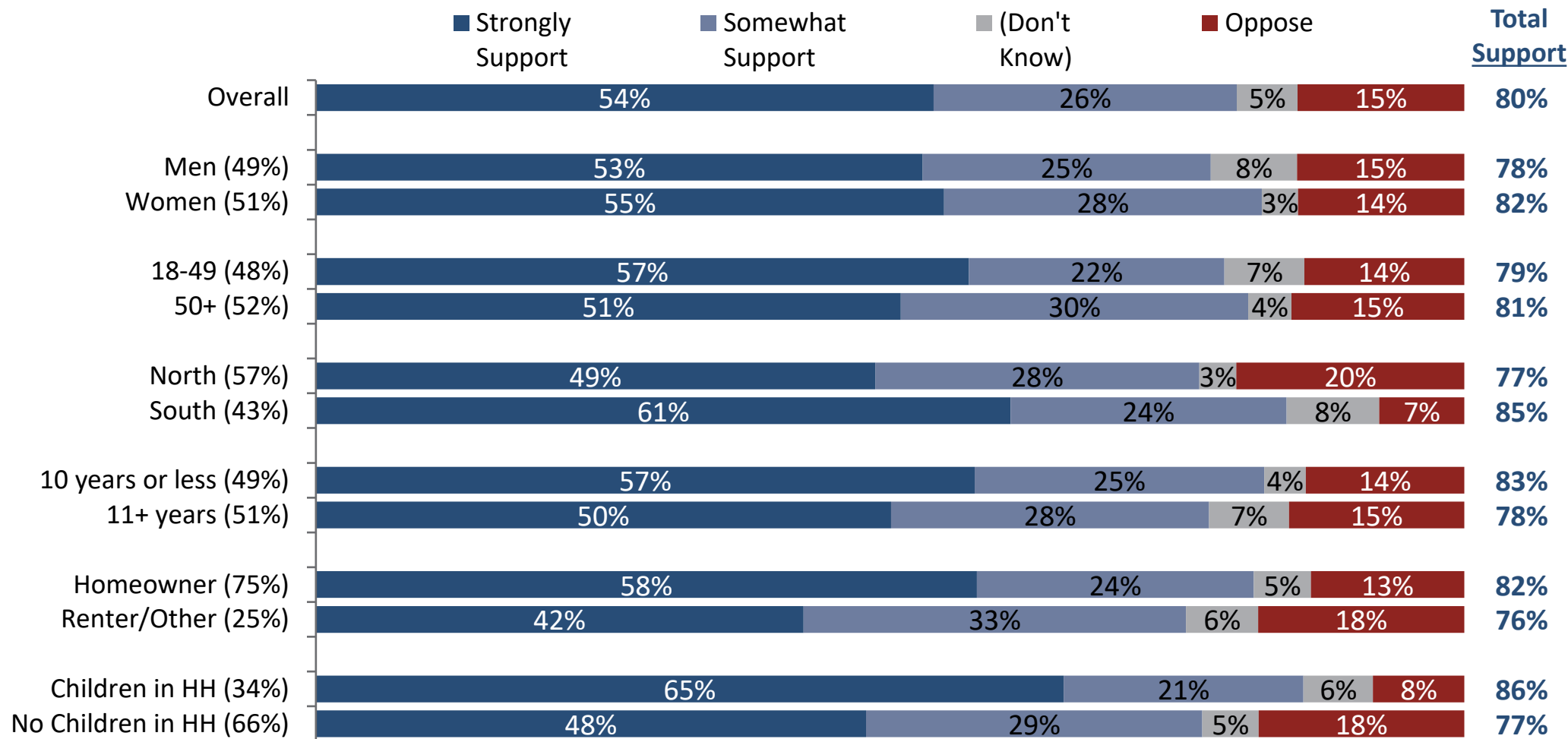
The largest remaining piece of undeveloped land on Lake Washington is located in Kenmore, in a former industrial area located between Kenmore Air's harbor and the mouth of the Sammamish River. Some have proposed that the City purchase part of this area, also known as Lakepointe, to turn it into a new, lakefront public park and restore habitat along the shoreline. The remaining portion of Lakepointe would be purchased by a private developer and turned into a walkable urban village with residential units, restaurants, shops, and office space. In general, do you support or oppose building a new public park and mixed-use urban development on the Lakepointe property?



Support for Lakepointe Development by Subgroups



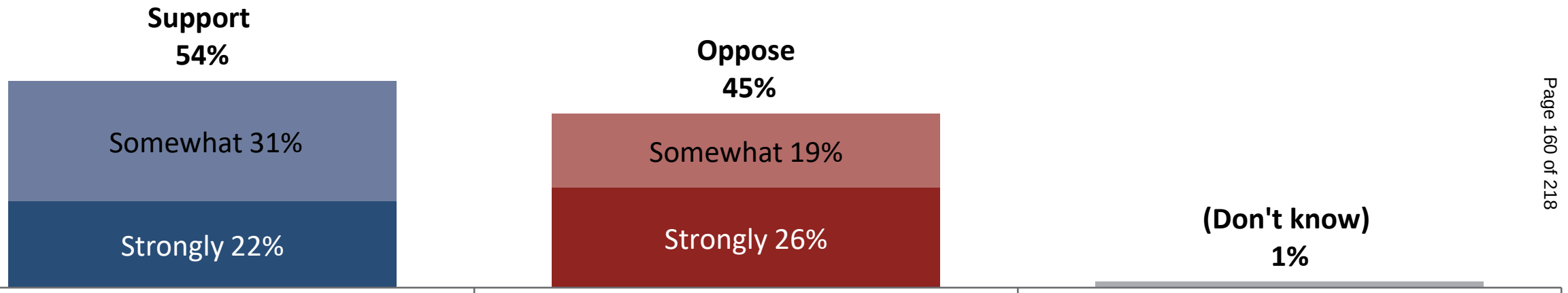
Parents are especially supportive, with about two-thirds strongly supporting building a new public park and mixed-used development at Lakepointe.



Support for a Kenmore Metropolitan Parks District

Just over half support the formation of a Kenmore Metropolitan Parks District.

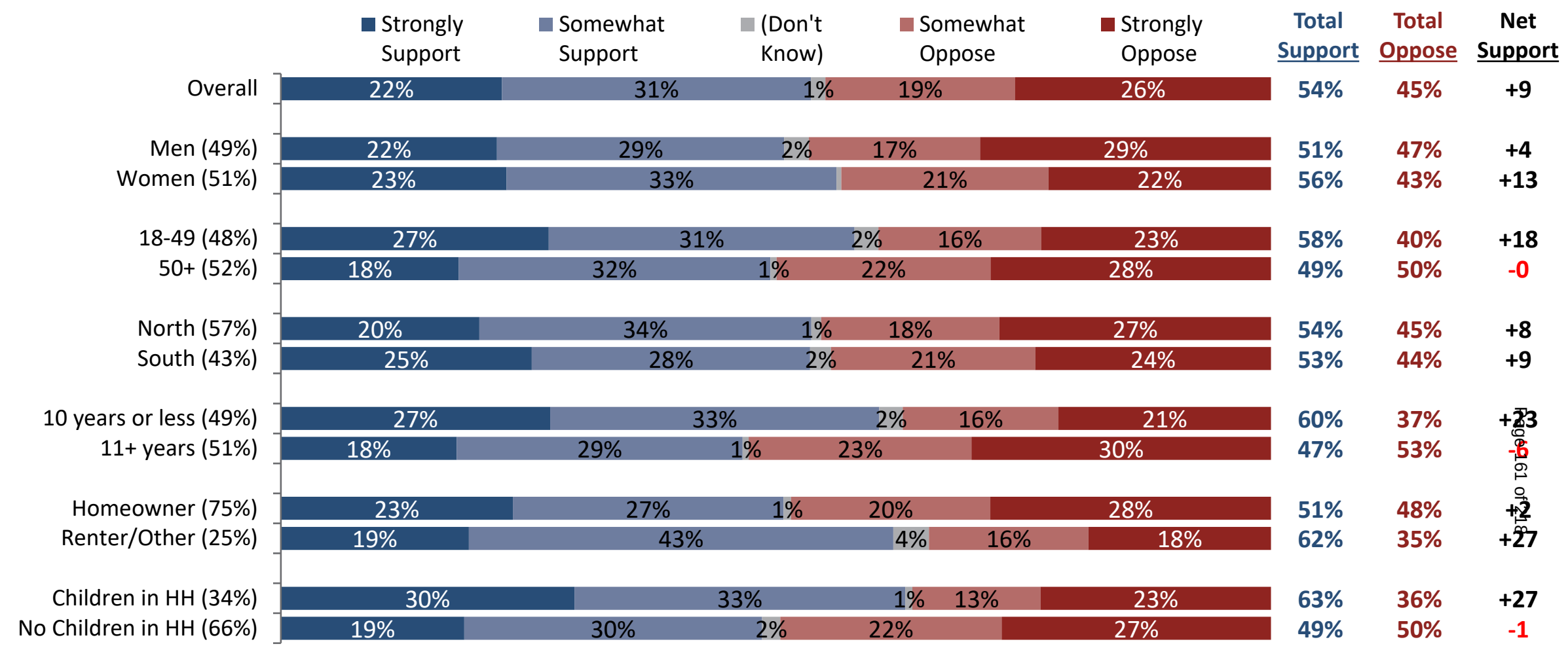
This measure would authorize the creation of a Metropolitan Parks District which would be contiguous with Kenmore's city boundaries. This district would have authority to increase property taxes to pay for a new park and shoreline habitat restoration at Lakepointe, as well as for other recreation and park maintenance in the City, thereby offsetting the City's existing parks and recreation costs. The parks district would be governed by the Kenmore City Council serving as the Board of the Kenmore Metropolitan Parks District and would have the authority to levy up to 75 cents per \$1,000 of assessed value. Of that 75 cents, the City would levy 46 cents, which would cost the owner of an average home in Kenmore about \$38 per month, or \$456 a year. Would you support or oppose this measure to create a Kenmore Metropolitan Parks District?



Kenmore Metropolitan Parks District by Subgroups

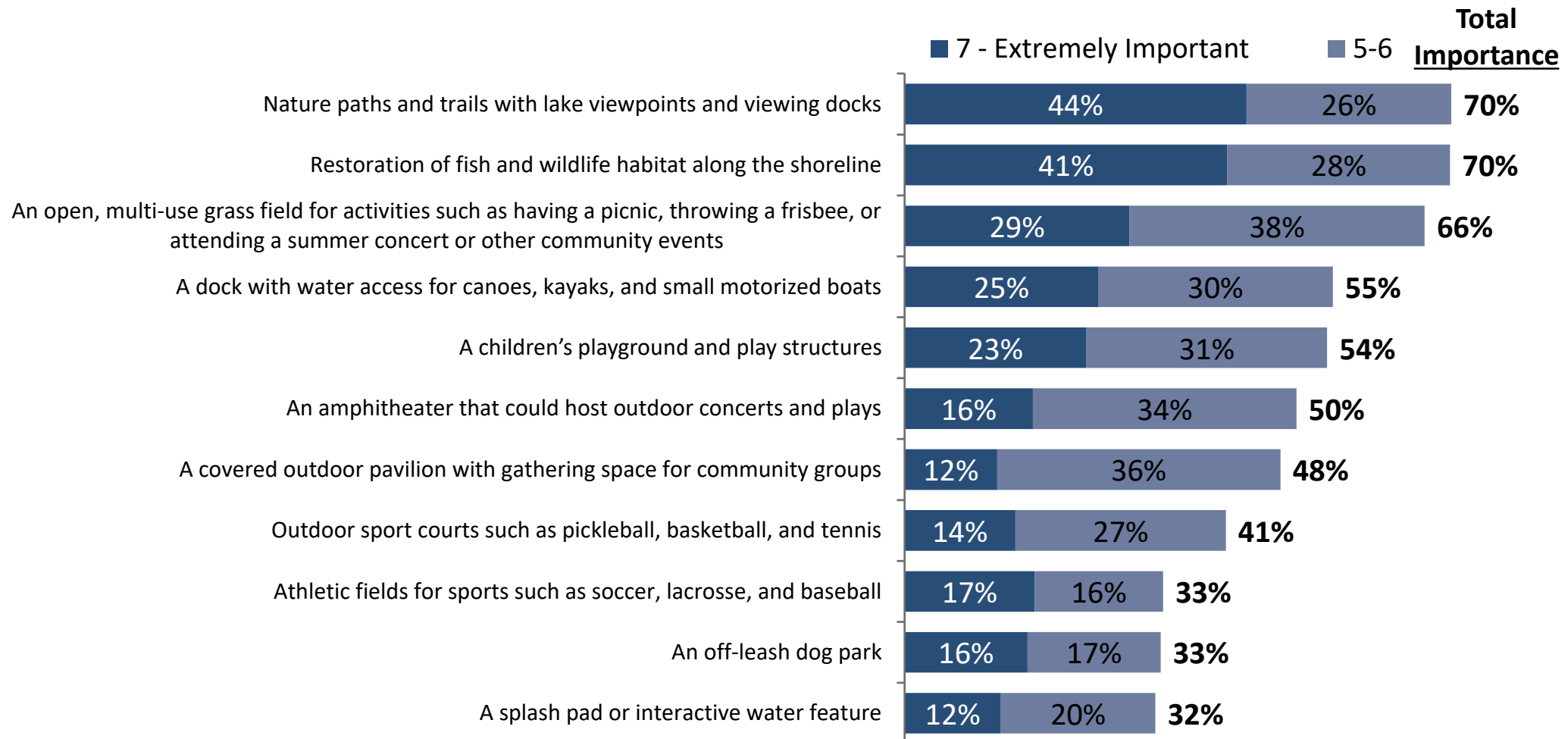


Support for forming a Kenmore Metropolitan Parks District is strongest among parents, as well as newer and younger residents.



Potential Lakepointe Park Amenities

Nature paths and trails and shoreline habitat restoration are seen as the most important priorities for a Lakepointe park. A multi-use grass field, dock, and playground are also important to over half.

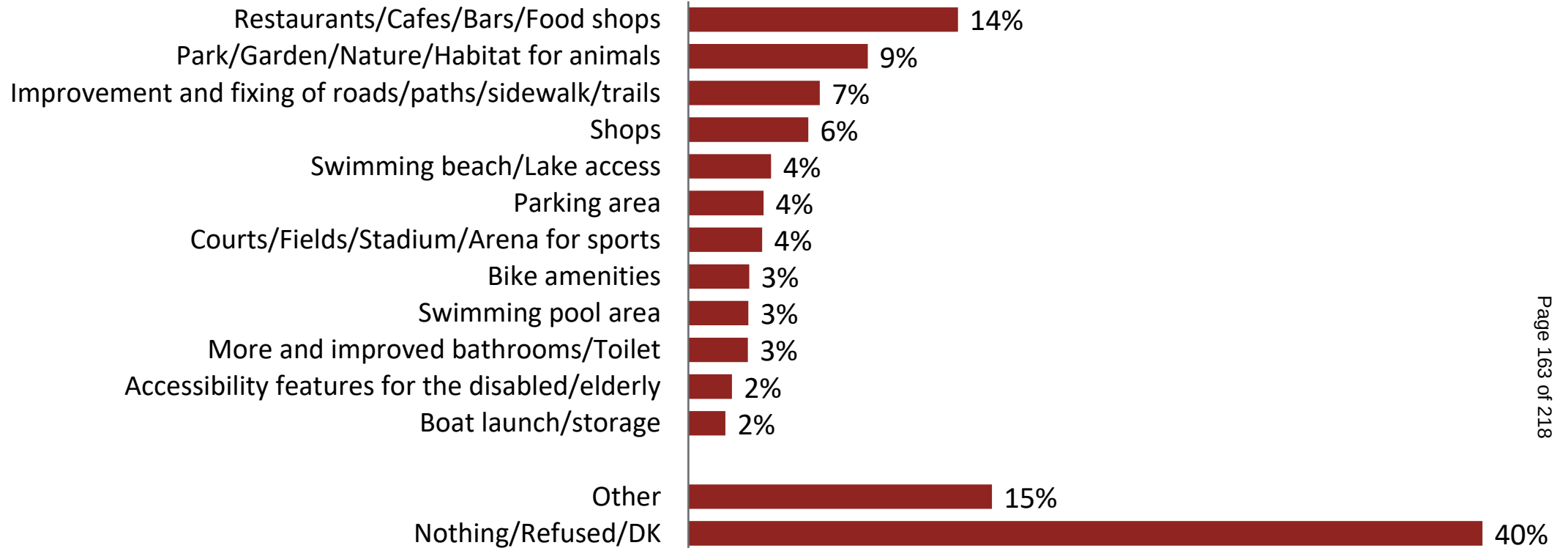


Additional Amenities for Lakepointe Park

When asked what other features they would like to see at Lakepointe, dining options rose to the top, followed by suggestions around natural habitat or community gardens.

Are there any other amenities or features you would want to see if the City were to develop the Lakepointe site to build a new public park and mixed-use development?

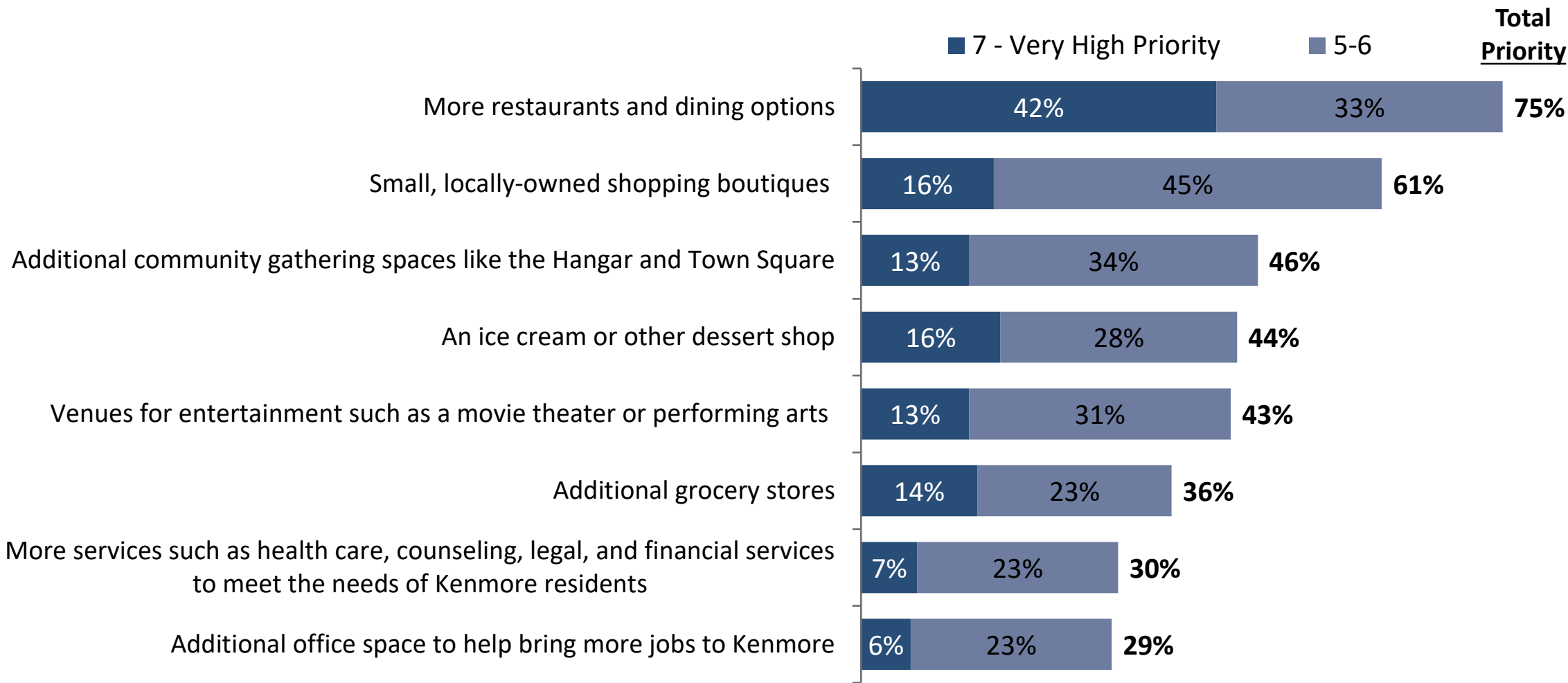
(Open end; Multiple responses accepted; Verbatim responses coded into categories shown)



Downtown Amenities

Downtown Kenmore Amenities

Bringing additional restaurants is by far the highest priority for downtown Kenmore, dwarfing other possible additions in terms of intensity as well as overall importance.



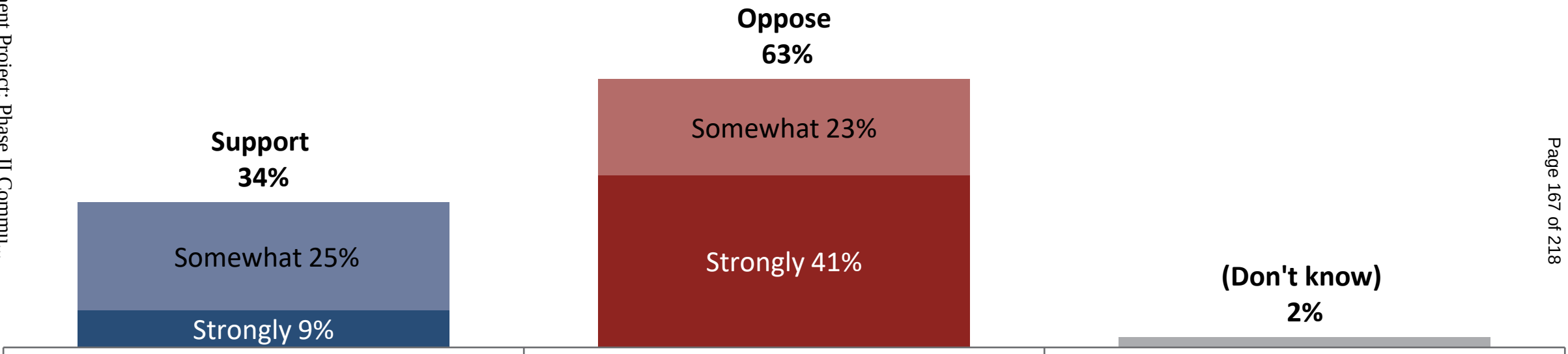
Q17 – Q24. Next, you will read a list of amenities that could be a part of the future of downtown Kenmore. After each one, please rate how high a priority you feel it should be for downtown Kenmore.

Financial Sustainability

Support for Tying Property Tax to Inflation in Kenmore

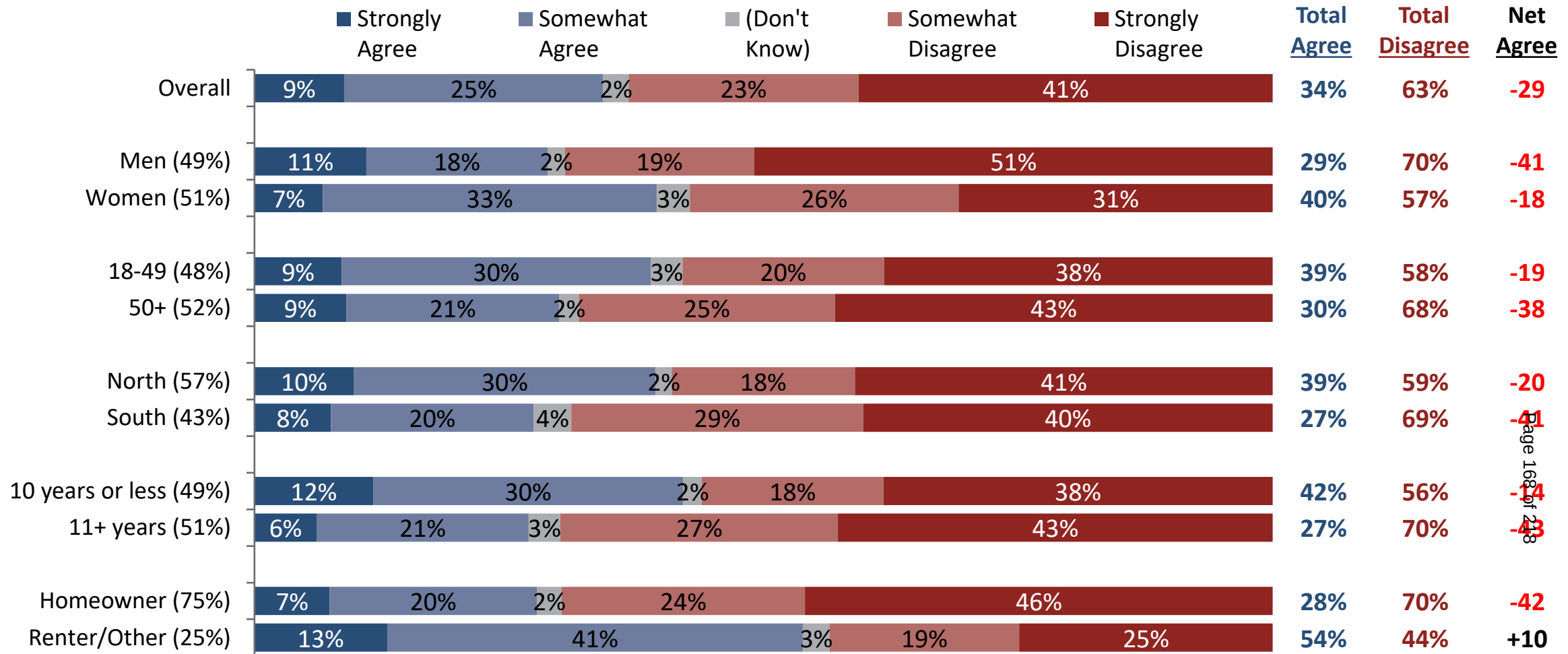
Almost two-thirds of Kenmore residents oppose linking the property tax increase limit to inflation.

Twenty years ago, local governments in Washington State were limited to a property tax collection increase of 1% per year. Some people have said it would be better for local governments like Kenmore to replace the 1% cap on property taxes with a rate increase limit that is tied to inflation. This would help city budgets to keep up with the rate of inflation, whether it is positive or negative. Do you support or oppose tying the property tax Kenmore collects to match the inflation rate?



Property Tax & Inflation in Kenmore by Subgroups

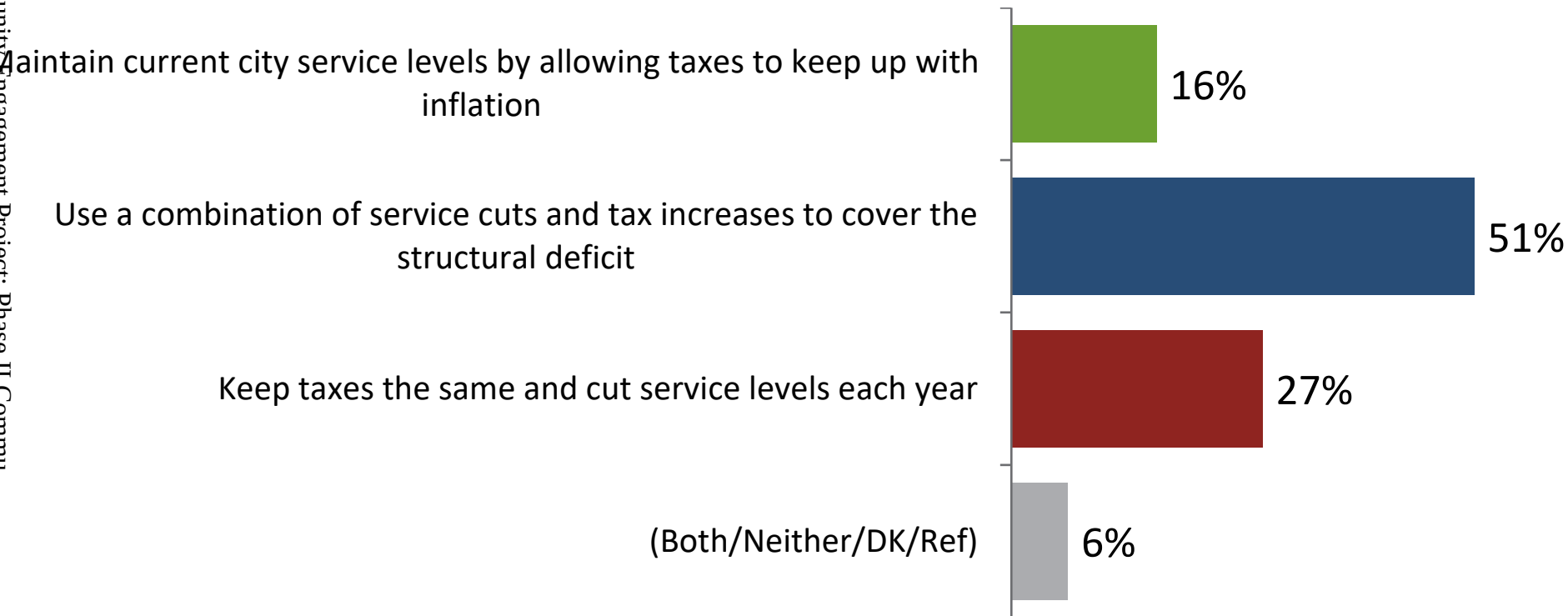
Majorities oppose linking the property tax increase rate to inflation across most demographic groups.



Addressing Kenmore's Structural Deficit

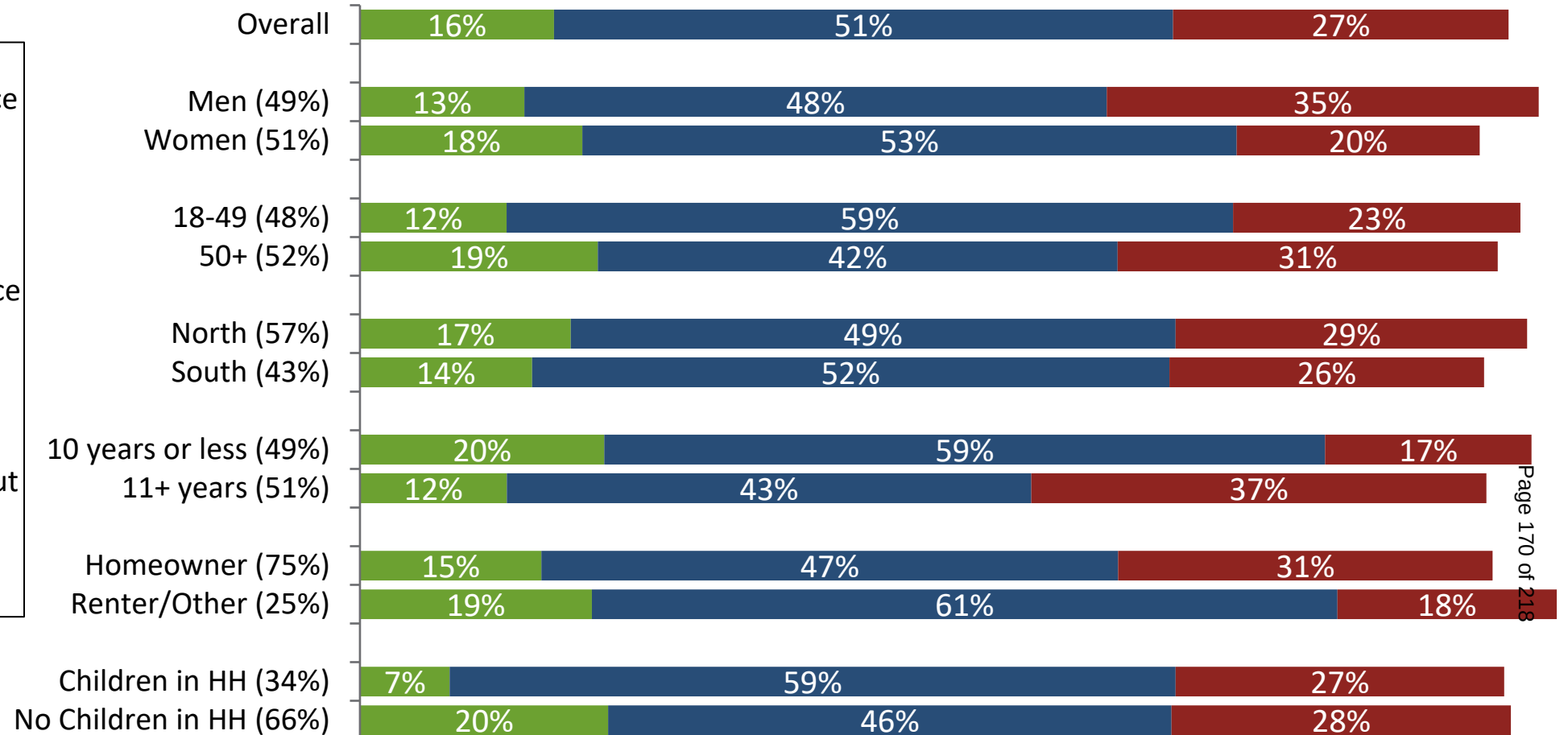
When it comes to addressing Kenmore's structural deficit, just over half favor a mix of service cuts and tax increases.

As you may know, the City of Kenmore faces an ongoing structural budget problem. Property taxes, which are the largest share of the City's revenue, can only increase 1% per year, while inflation in recent years has been as high as 9%. This means that the City cannot maintain existing service levels and keep the budget balanced. What do you think is the best way to address this structural deficit:



Addressing Kenmore's Structural Deficit by Subgroups

Renters and newer residents are less likely to favor cutting services alone.



Affordable Housing

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Defining Affordable Housing

When asked what affordable housing means to them, respondents' definitions varied widely.

"Allowing middle income people the ability to afford a home."

"Housing where a single income family can afford to live. A place where families currently in Mary's Place can transition to and stay in the Kenmore community."

"Homes that are affordable for seniors and those that don't make average salaries. Maybe there should [be] a cap on rentals."

"Creating integrated housing developments that do not isolate groups of people, but encourage communities to support each other, and provide support services surrounding these areas, which include easy access to fresh food, medical and mental health needs, transportation, and community resources..."

"A diverse community"

"That people with all different incomes can afford to live in our neighborhood"

"Crime increasing and becoming an unsafe area to live"

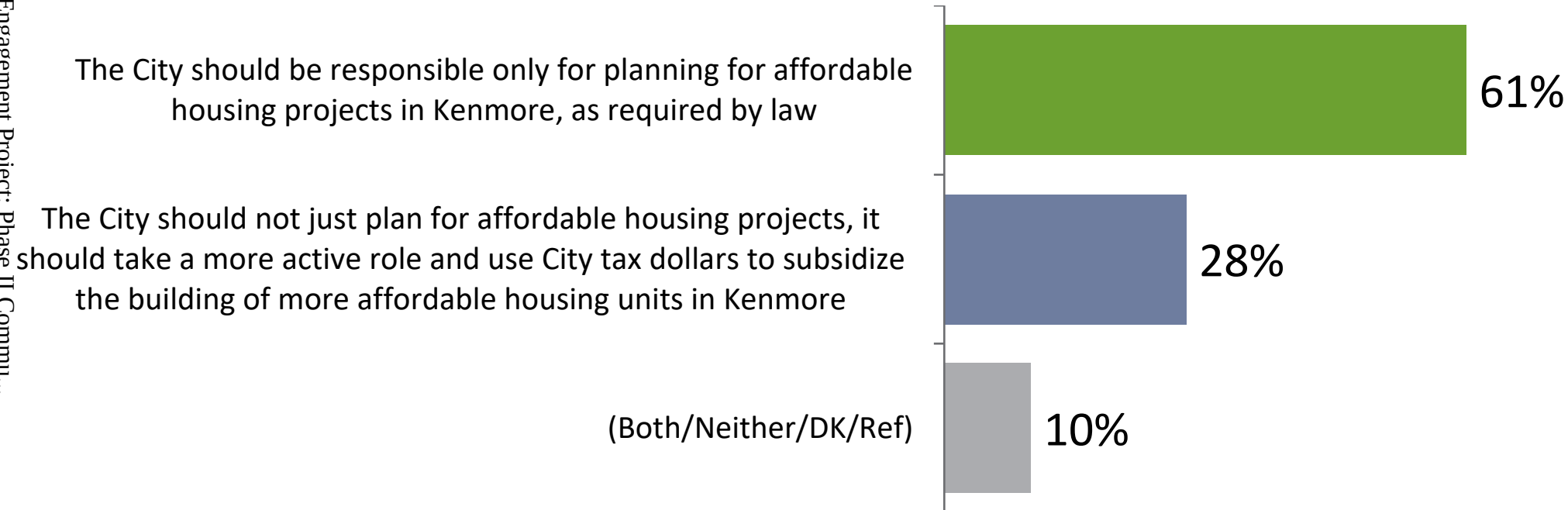
"It means keeping single houses the priority and not increasing taxes. If you need to build more apartments, build them. But allowing more section 8 housing only increases crime. I lost my life belongings when section 8 housing couple were placed in the apartment below mine and they smoked meth. No one paid for the tens of thousands of dollars in furniture and possessions that I lost. I still have not recovered from that loss."

"Affordable housing is code for low-income housing. We do not need low-income housing in Kenmore."

City's Role in Affordable Housing

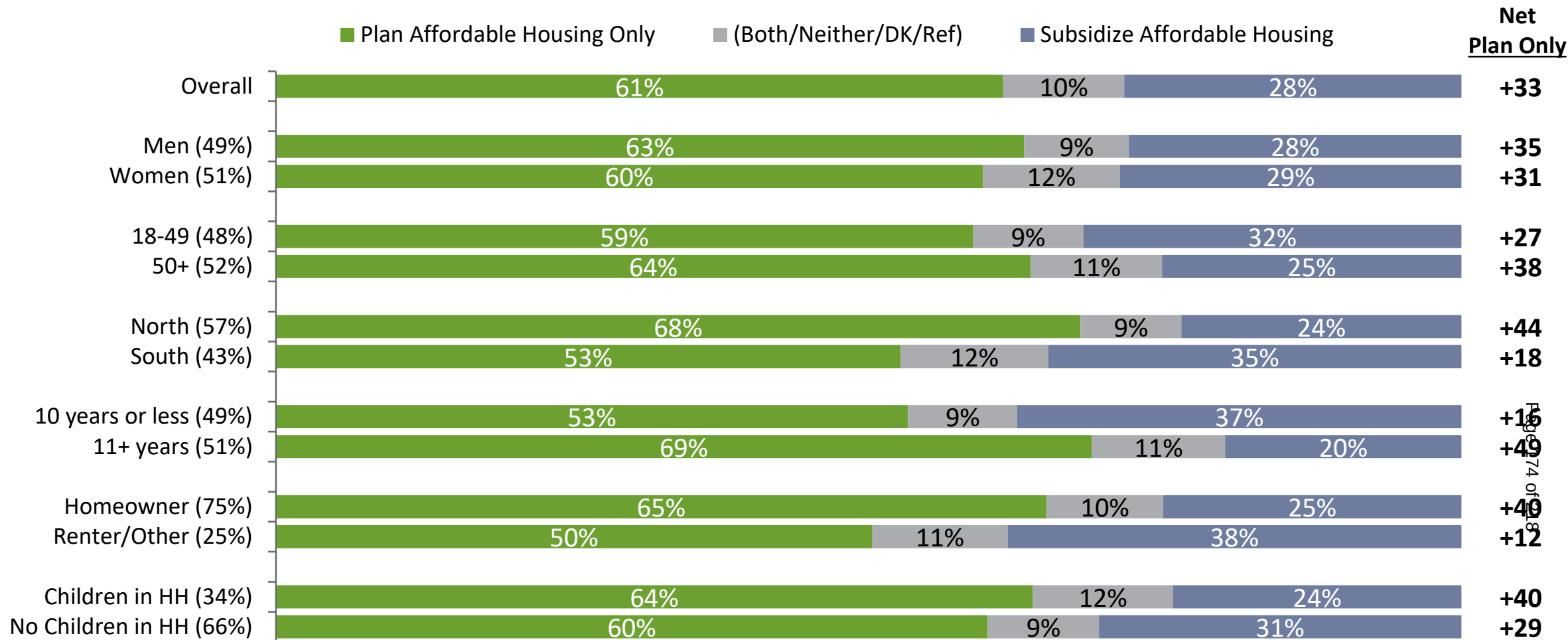
About six-in-ten believe the City's role in affordable housing should **not** go beyond what is required by law. Just over a quarter believe the City should go further and actively subsidize building more affordable housing in Kenmore.

I'd like to read you a pair of statements about the role the City of Kenmore could play when it comes to affordable housing. Please tell me which one is closer to your opinion:



City's Role in Affordable Housing by Subgroups

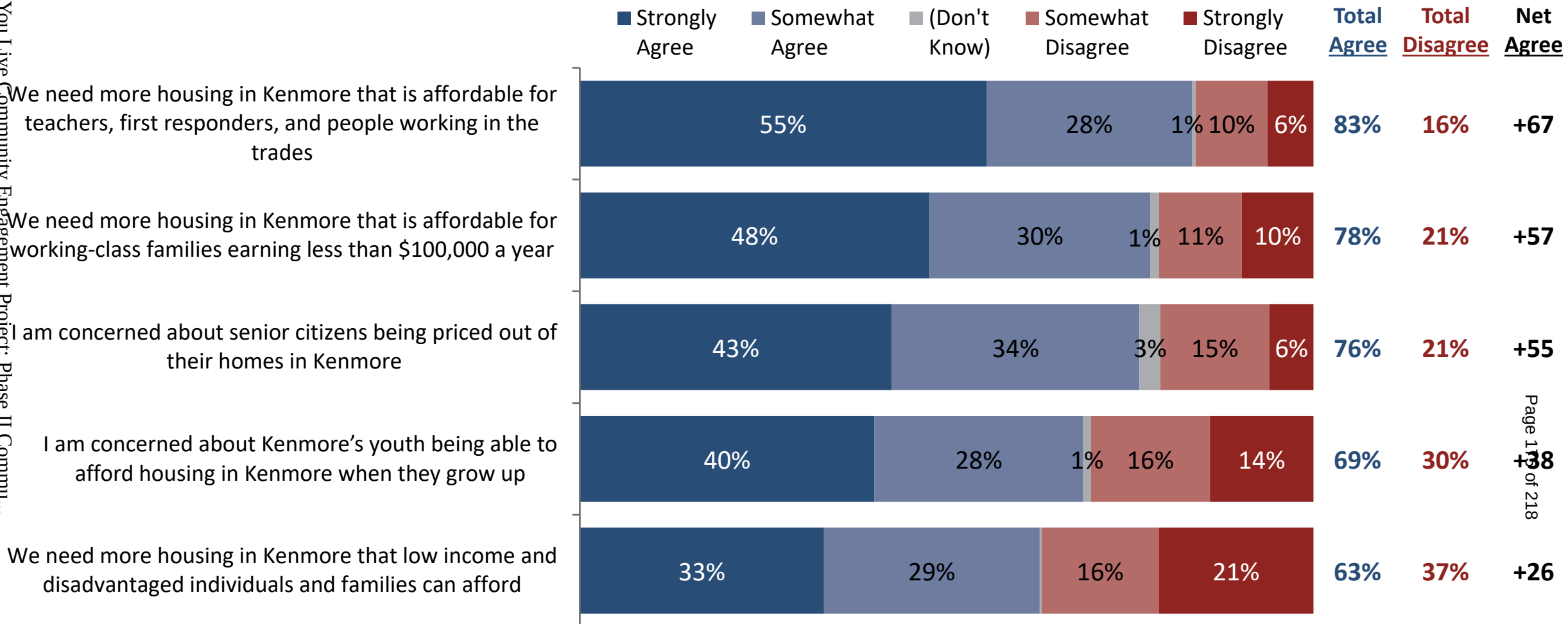
Renters and newer residents are the most open to the City playing a bigger role in affordable housing.



Q28. Now you will read a pair of statements about the role the City of Kenmore could play when it comes to affordable housing. Please indicate which one is closer to your opinion

Affordable Housing Attitudes

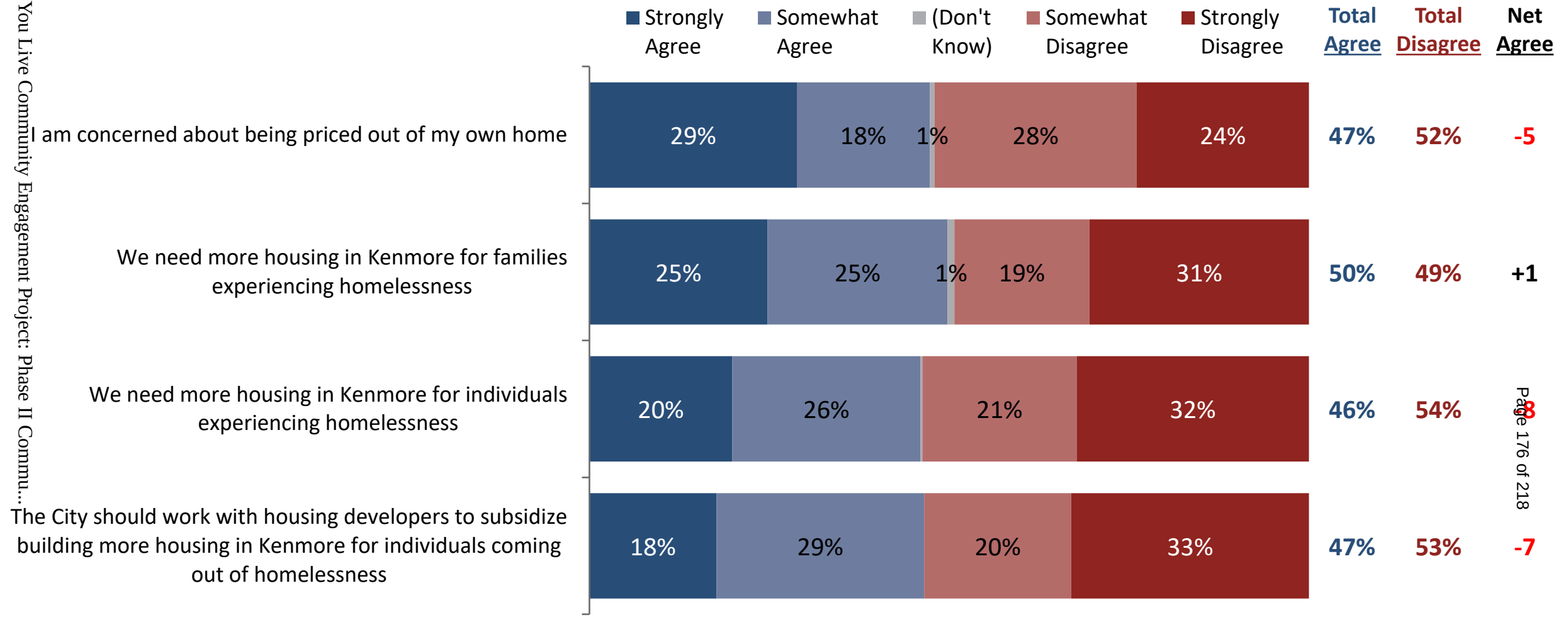
There is widespread agreement that Kenmore needs more housing that is affordable for working-class families and professionals, but not as much consensus around housing for low-income individuals and families.



Affordable Housing Attitudes

2:15 PM Love Where You Live Community Engagement Project: Phase II Commu...

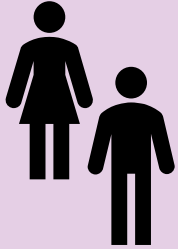
Housing for individuals and families experiencing homelessness in Kenmore is much more divisive, and just over half oppose the City subsidizing housing for individuals emerging from homelessness.



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Profile of Respondents

Gender



49% Male
51% Female

Age



12% 18-29
18% 30-39
18% 40-49
26% 50-64
26% 65+

Ethnicity



70% Identify as White
2% Identify as Black
4% Identify as Hispanic
8% Identify as Asian or Pacific Islander
2% Identify as Native American
5% Identify as other ethnicity
13% Declined to respond

Education



0% Some high school
5% Graduated high school
3% Technical or vocational school
18% Some college/Less than 4-year degree
42% Graduated college
29% Graduate or professional degree
3% Declined to respond

Housing Status



75% Own/buying
21% Rent/lease
2% Live with family
0% No Stable Housing
2% Declined to respond

Residency Duration



6% Less than 2 years
20% 2-5 years
23% 6-10 years
16% 11-20 years
35% More than 20 years
0% Declined to respond



Ian Stewart

ian@emcresearch.com

206.204.8032

Sianna Ziegler

sianna@emcresearch.com

206.204.8045

Tottionna Bushell

tbushell@emcresearch.com

Survey of Registered Voters
City of Kenmore, WA
Mixed-Mode Telephone/Email- and Text-to Web Survey
Conducted March 20–April 3, 2024
n=303; Margin of Error ±5.63 percentage points
EMC Research #24-9214

All numbers in this document represent percentage (%) values, unless otherwise noted.
Please note that due to rounding, percentages may not add up to exactly 100%.

PHONE: GREETING: Hello, my name is _____, may I speak with **(NAME ON LIST)?**

INTERVIEWER: NOL ONLY

INTRO: Hello, my name is _____, and I’m conducting a survey for _____ to find out how people feel about issues in Kenmore. We are not trying to sell anything and are collecting this information on a scientific and completely confidential basis.

ONLINE: INTRO: Your opinions are important! Thank you for participating in this survey about issues in Kenmore. Your responses will remain completely confidential. Please try to answer every question even if you’re not sure. If you need to, you may skip a question.

- | | | |
|----|--|-----------|
| 1. | Do you live in the City of Kenmore? | |
| | Yes | 100 |
| | No | - |
| | (Don't know/Refused) | - |
| 2. | Do you feel that things in Kenmore are generally going in the right direction or do you feel things have gotten pretty seriously off on the wrong track? | |
| | Right direction | 70 |
| | Wrong track | 26 |
| | (Don't know/Refused) | 4 |
| | Net Right Direction | 45 |
| 3. | The largest remaining piece of undeveloped land on Lake Washington is located in Kenmore, in a former industrial area located between Kenmore Air’s harbor and the mouth of the Sammamish River. Some have proposed that the City purchase part of this area, also known as Lakepointe, to turn it into a new, lakefront public park and restore habitat along the shoreline. The remaining portion of Lakepointe would be purchased by a private developer and turned into a walkable urban village with residential units, restaurants, shops, and office space. In general, do you support or oppose building a new public park and mixed-use urban development on the Lakepointe property? | |
| | Strongly support | 54 |
| | Somewhat support | 26 |
| | Somewhat oppose | 8 |
| | Strongly oppose | 7 |
| | (Don't know/Refused) | 5 |
| | Support | 80 |
| | Oppose | 15 |

4. Next, I will tell you about a measure that could appear on a future ballot in Kenmore and that could serve as a possible funding source for parks and recreation in the City, including a future public park at Lakepointe.

This measure would authorize the creation of a Metropolitan Parks District which would be contiguous with Kenmore's city boundaries. This district would have authority to increase property taxes to pay for a new park and shoreline habitat restoration at Lakepointe, as well as for other recreation and park maintenance in the City, thereby offsetting the City's existing parks and recreation costs. The parks district would be governed by the Kenmore City Council serving as the Board of the Kenmore Metropolitan Parks District and would have the authority to levy up to 75 cents per \$1,000 of assessed value. Of that 75 cents, the City would levy 46 cents, which would cost the owner of an average home in Kenmore about \$38 per month, or \$456 a year.

Would you support or oppose this measure to create a Kenmore Metropolitan Parks District?

Strongly support	22
Somewhat support	31
Somewhat oppose	19
Strongly oppose	26
(Don't know/Refused)	1
Support	54
Oppose	45

5INT. Next, I'm going to read you a list of items that could be included as part of a new public park in the potential Lakepointe project. After each one, please rate how important that item is to you, using a scale of 1 to 7, where 1 means not at all important, and 7 means extremely important.

		Not at all important			Extremely important					
SCALE:		1	2	3	4	5	6	7	(DK/Ref)	Mean
(RANDOMIZE)										
5.	Athletic fields for sports such as soccer, lacrosse, and baseball	23	10	16	17	12	4	17	0	3.6
6.	Nature paths and trails with lake viewpoints and viewing docks	7	4	6	13	15	12	44	0	5.3
7.	A dock with water access for canoes, kayaks, and small motorized boats	13	11	7	14	16	14	25	0	4.5
8.	Restoration of fish and wildlife habitat along the shoreline	10	5	5	11	16	12	41	0	5.2
9.	Outdoor sport courts such as pickleball, basketball, and tennis	20	12	12	15	16	11	14	0	3.8
10.	A splash pad or interactive water feature	27	12	14	15	11	8	12	0	3.5
11.	An off-leash dog park	35	10	9	14	11	6	16	-	3.4
12.	A covered outdoor pavilion with gathering space for community groups	14	5	13	20	18	18	12	-	4.3
13.	A children’s playground and play structures	14	7	10	15	15	16	23	1	4.5
14.	An open, multi-use grass field for activities such as having a picnic, throwing a frisbee, or attending a summer concert or other community events	6	4	5	18	21	17	29	0	5.1
15.	An amphitheater that could host outdoor concerts and plays	14	6	10	19	21	12	16	1	4.3

(END RANDOMIZE)

16. Are there any other amenities or features you would want to see if the City were to develop the Lakepointe site to build a new public park and mixed-use development? **(OPEN END, ACCEPT MULTIPLE RESPONSES)**
To be coded

17INT. I'm going to read you a list of amenities that could be a part of the future of downtown Kenmore. After each one, please rate how high a priority you feel it should be using a scale of 1 to 7, where 1 means you feel that item should be a very low priority, and 7 means that item should be a very high priority.

		Very low priority				Very high priority					
SCALE:		1	2	3	4	5	6	7	(DK/Ref)	Mean	
(RANDOMIZE)											
17.	More restaurants and dining options	5	3	6	11	13	21	42	0	5.5	
18.	Additional grocery stores	18	12	15	19	13	9	14	-	3.8	
19.	Venues for entertainment such as a movie theater or performing arts	16	8	14	17	17	14	13	1	4.0	
20.	Small, locally-owned shopping boutiques	6	5	12	17	29	16	16	-	4.7	
21.	Additional community gathering spaces like the Hangar and Town Square	14	11	10	19	24	10	13	0	4.1	
22.	An ice cream or other dessert shop	12	9	15	20	17	10	16	-	4.2	
23.	Additional office space to help bring more jobs to Kenmore	18	11	19	22	17	6	6	-	3.5	
24.	More services such as health care, counseling, legal, and financial services to meet the needs of Kenmore residents	21	10	22	16	16	8	7	0	3.4	
(END RANDOMIZE)											
25.	Twenty years ago, local governments in Washington State were limited to a property tax collection increase of 1% per year. Some people have said it would be better for local governments like Kenmore to replace the 1% cap on property taxes with a rate increase limit that is tied to inflation. This would help city budgets to keep up with the rate of inflation, whether it is positive or negative. Do you support or oppose tying the property tax Kenmore collects to match the inflation rate?										
	Strongly support									9	
	Somewhat support									25	
	Somewhat oppose									23	
	Strongly oppose									41	
	(Don't know/Refused)									2	
	Support									34	
	Oppose									63	

26. As you may know, the City of Kenmore faces an ongoing structural budget problem. Property taxes, which are the largest share of the City's revenue, can only increase 1% per year, while inflation in recent years has been as high as 9%. This means that the City cannot maintain existing service levels and keep the budget balanced. What do you think is the best way to address this structural deficit:

(RANDOMIZE RESPONSES 1-2)

Maintain current city service levels by allowing taxes to keep up with inflation	16
Keep taxes the same and cut service levels each year	27
Use a combination of service cuts and tax increases to cover the structural deficit	51
(Don't know/Refused)	6

27. Affordable housing has been identified as a top issue in Kenmore and the region. When you think about affordable housing in Kenmore, what does that mean to you? **(OPEN ENDED, RECORD VERBATIM)**

Verbatim responses to be shared separately

28. Now I'd like to read you a pair of statements about the role the City of Kenmore could play when it comes to affordable housing. Please tell me which one is closer to your opinion:

The City should be responsible only for planning for affordable housing projects in Kenmore, as required by law	61
The City should not just plan for affordable housing projects, it should take a more active role and use City tax dollars to subsidize the building of more affordable housing units in Kenmore	28
(Both)	3
(Neither)	6
(Don't know/Refused)	1

29INT. Please tell me whether you strongly agree, somewhat agree, somewhat disagree, or strongly disagree with each of the following statements about affordable housing in Kenmore.

SCALE:	Strongly agree	Somewhat agree	Somewhat disagree	Strongly disagree	(DK/Ref)	Agree	Disagree
(RANDOMIZE)							
29. I am concerned about being priced out of my own home	29	18	28	24	1	47	52
30. We need more housing in Kenmore that low income and disadvantaged individuals and families can afford	33	29	16	21	0	63	37
31. We need more housing in Kenmore for individuals experiencing homelessness	20	26	21	32	0	46	54
32. We need more housing in Kenmore for families experiencing homelessness	25	25	19	31	1	50	49
33. The City should work with housing developers to subsidize building more housing in Kenmore for individuals coming out of homelessness	18	29	20	33	-	47	53
34. I am concerned about senior citizens being priced out of their homes in Kenmore	43	34	15	6	3	76	21
35. We need more housing in Kenmore that is affordable for teachers, first responders, and people working in the trades	55	28	10	6	1	83	16
36. We need more housing in Kenmore that is affordable for working-class families earning less than \$100,000 a year	48	30	11	10	1	78	21
37. I am concerned about Kenmore's youth being able to afford housing in Kenmore when they grow up	40	28	16	14	1	69	30

(END RANDOMIZE)

DEMOS. These last few questions are for statistical purposes only.

38.	How many years have you lived in Kenmore? Less than 2 years, 2 to 5 years, 6 to 10 years, 11 to 20 years, or more than 20 years?	
	Less than 2 years	6
	2-5 years	20
	6-10 years	23
	11-20 years	16
	More than 20 years	35
	(Refused)	0
39.	Do you have any children under the age of 18 living in your home?	
	Yes	34
	No	64
	(Refused)	2
40.	Do you currently own the home or apartment where you live, do you rent, do you live with family, or do you not have stable housing?	
	Own or are buying your apartment or home	75
	Rent or lease your apartment or home	21
	Live with family	2
	Not have stable housing	-
	(Refused)	2
41.	What is the highest level of education you completed in school? (READ LIST IF NECESSARY)	
	Some grade school	-
	Some high school	-
	Graduated high school	5
	Technical or Vocational school	3
	Some college or Less than 4-year degree	18
	Graduated college or 4-year degree (BA, BS, Bachelor's)	42
	Graduate or Professional Degree (MA, MS, Master's, PhD, MBA, Doctorate)	29
	(Refused)	3
42.	In what year were you born? (YEARS CODED INTO RANGES)	
	18-29	12
	30-39	17
	40-49	18
	50-64	24
	65 or over	25
	(Refused)	4

43. Do you consider yourself to be Hispanic or Latino, white or Caucasian, African American or Black, Asian or Pacific Islander, Native American, or something else? Please tell me all that apply. **(ACCEPT MULTIPLE RESPONSES)**

Hispanic or Latino	4
White or Caucasian	70
African American or Black	2
Asian or Pacific Islander	8
Native American	2
Something else	5
(Refused)	13

44. Do you consider yourself to be... **(READ LIST)**

Male	45
Female	47
Non-binary	-
Another gender identity	0
(Refused)	7

THANK YOU!

REGION (FROM PRECINCT)

North	57
South	43

Q27: When you think about affordable housing in Kenmore, what does that mean to you?

“Affordable” doesn’t equal projects like Plymouth. It means keeping property taxes down so people can stay in their homes

2-3 br with parking for 1500-2000\$/mo

30% and below AMI for seniors and those with disabilities with barriers

60% AMI

A decent 4br house is a million dollars. How is that affordable? I have a large family and need a bigger home, I spend 50k a year in rent and it went up because other houses in the area raise

A diverse community

A place someone can live within their income at a reasonable, livable price

A public need that I support

Ability for family’s to afford single family homes in safe neighborhoods without taxes pushing residents to the breaking point. More owner-occupied single family affordability, not pushing

Ability to afford a place to live

Accessibility

Adoption of a high density approach to providing housing housing.

Affordable apartments or townhomes for employed, low-earning households. Any housing for the homeless must include a 200+ bed space, kitchen, and rehousing service:

Affordable condos and duplexes- affordable ownership options, NOT free homeless housing

Affordable housing does NOT mean homeless shelters!!! it means smaller attractive homes or condos being built. It does not mean low income housing

Affordable housing for low income families is needed, not halfway houses for addicts.

Affordable housing is critical to any community. Very important to have options for ALL citizens and economic demographics

affordable housing is fine as long as you employ enough people to keep these places safe and clean

Affordable housing is for working people with low income and able to pay rent but at a lower rate.

Affordable housing is important. Kenmore needs to clarify the definition. Affordable housng should allow people working in Kenmore to live in Kenmore. It is different than providing

affordable housing is key throughout the state

Affordable housing means opening the door to crime. My car has been rifled through 3 times since 2015. Keep them out

Affordable housing should be a basic right

Affordable housing should be regulated

Affordable housing to me means smaller houses or townhomes

Affordable taxes are more important to me. It is not sustainable to continue raising taxes on already stressed families

Afordable housing is code for low income housing. We do not need low income housing in kenmore.

Allow ADUs, townhomes, tiny homes. Cap permits for single homes >3000 sq ft. NO MORE McMANSIONS for the RICH ONLY

Allowing middle income people the ability to afford a home.

Anything you can rent for less than \$1,500 a month

Apartment buildings with small sq footage.

Apartment complex for homeless and low income

Apartments or condos

Apartments where the rent can be afforded
Apartments which are affordable to people who are low income
Apartments with more reasonable rents for lack of pay increase
Apartments, duplex/triplex housing that is affordable for those earning under \$100K/year - in the \$750-2000/month rent range; housing prices under \$300-400I
As I wrote earlier “affordable housing” is not just a problem for very low income households but low - median households. I write this as someone who spent a lifetime working in the affordable housing area. I fully support it, but you cannot look only at one aspect and expect to build a thriving community.
Available and moderate pricing
bad news that does not need to be a part of Kenmore's growth
Basic housing would be available to low income families
Being able to afford to stay in my home of more than 30 years
Being able to buy a house. Low rent for apartments
Better area to live in
Budget friendly
Building a better community
Building higher density housing
Building more housing
Cheap, low income renters
City of Kenmore violates your own charter punishing the residents for greed
Condensed housing
Creating integrated housing developments that do not isolate groups of people, but encourage communities to support each other, and provide support services surrounding these areas, which include easy access to fresh food, medical and mental health needs, transportation, and community resources. Hiring intersectional minded builders who provide various building plans that meet the needs of our residents, whether that be by building various sized rental properties among various sized homes and townhomes or researching what makes housing affordable
Crime increasing and becoming an unsafe area to live
crime level increases with no dad present so the long term residents get to experience results of poor life decisions
Crime rate goes up
Crime, drugs, lower standard of living
Destruction of natural water underground piping systems hygiene behavior coronavirus Seattle freeze questions of organized crime activity unexplained evidence destruction of vegetation forage for birds evidence of other nation organized crime just comedy what happened to the park named after the native American group on log bog trail it seemed to moved the former location not where it constructioned but the house with bubble head statue makes me ponder thoughts an asian triad and old memory Chinese men at table chinatown seattle a snakehead
Disagree
Doesn't mean anything
Don’t bring it here. We have a nice community with low crime - why ruin a nice place to live? We’ve seen what has happened in Seattle with this experiment. I strongly oppose “affordable housing” in Kenmore, bringing more addicts without any stipulation of getting sober. Crime will increase and the feel-good feeling of living in a safe place to raise kids will vanish
Don’t need it

Don't raise our taxes!

Drugs are the major cause of homelessness, fix the addicts so they can afford a place to live. Giving a drug addict a place to slowly destroy themselves is not a solution

Elderly subsidized and Low income subsidized housing.

Ensuring first that the city has adequate resources to support affordable housing (e.g., police, fire, transportation, etc.

Essential contribution to housing crisis and homelessness

every new development show have 20% homes marked for low income (arch homes etc)

Everything. I love Kenmore and I see how it is turning into Kirkland and it scares me. I work 3 jobs and cannot afford an apartment in Kenmore. I want to rent a house because I want a yarc but they are selling and being sold to developers and then up go million dollar properties I couldn't buy if I tripled my income.

Extremely low interest in an increase of affordable housing

Fair prices

Families have a place to live

Fewer unhoused families and individuals. Free or cheap housing is the only human response to the crisis we face every day.

Finding reasonable homes in good communities

For me affordable housing means more apartment complexes with a portion of units designated for low income citizens. I strongly oppose housing drug addicts for free and without requiring

Forget it!

Full stop NO.

Give the public support

Giving our younger folks a place to call home other than parents house

Good idea but placed correctly.

handicap accessible affordable apartments

Hard question/topic because even middle class isn't able to keep up with inflation and soaring home prices

Having housing that is affordable to those to work in the area specifically

Having the ability to live in suppose lower income housing and pats I Kenmore and minimizing property taxes

Help for the homeless

Helping home owners

Helping the middle or low middle class actually afford to pay rent or buy a house.

Helping the younger generations buy homes

High density housing

High density housing in limited areas

High income and housing options

Highest priority, this region is severely lacking

Highrise apartments - please don't do that!

Homeless moving into Kenmore

Homes that are affordable for seniors and those that don't make average salaries. Maybe there should a cap on rentals

Homes would be affordable

housing assistance for the elderly, disabled, veterans and those facing homelessness. NOT unsupervised housing for those who refuse treatment for drug and mental health issue:

Housing availability for those who work but are unable to maintain the cost of living in Kenmore.

Housing below market rate for families.

Housing costs that are equal to 30% of average income in the area

Housing for low income and homeless populations regardless of sobriety and making resources available to those struggling with addiction and mental illness

Housing for low income families

Housing for people who are low income, disabled, or unable to work

Housing for those Kenmore citizens that are barely about to stay afloat. Those that aren't making a living wage despite their efforts

Housing only gets more expensive when government gets more involved. Please stay out

Housing subsidies

Housing that costs less than the average cost of housing in Kenmore

Housing that is more accessible for middle income families

Housing that is not too expensive

Housing that is reasonably accessible for people that are out of high school and who do not work for a tech company

Housing that working families can afford.

Housing units that meet the needs to medium to low income people. Too often we cater to the lowest income population, forgetting about the middle income that make barely enough to

Housing where a single income family can afford to live. A place where families currently in Mary's Place can transition to and stay in the Kenmore community

I am ashamed of the town's actions regarding Plymouth House. It should have been built.

I do not agree with affordable housing in Kenmore

I don't think it's an issue

I don't honestly think about it that much. I don't have a good enough answer for you

I don't think anyone can afford a home

I have no idea

I hope that it doesn't mean more building of high rise condos

I live in one of the only affordable apartments in Kenmore, because our landlord tries incredibly hard to keep it that way. I love feeling safe in this neighborhood but I know I'm one of the very few renters who can have my cake and eat it too. Any other apartment at my rental rate would be in a very unsafe part of the region unfortunately.

I rent in Kenmore because I can't afford to buy, even though we make \$130,000 per year. We want to stay. Affordable housing means smaller homes and condos priced between \$400

I think a certain level of affordable housing is fine.

I think affordable housing in Kenmore is necessary & valuable. That means we end the illusion that we can avoid social problems by welcoming only expensive single-family homes and those

I think it is a good idea for elderly, disabled, veteran etc. provided it is a clean facility with no drug or alcohol addiction. Our small town cannot support something like that

I think it's fine the way it is.

I think of housing for people that are not able to make a living wage as employees in Kenmore

I think people need to be able to find a place to live. Affordable housing can help with that

I think the biggest issue is the pats going into affordable housing, is expensive. Building housing that's focused on affordability, don't build them super luxury. To make them affordable...

I would like to see Kenmore develop a plan to incorporate more DADU housing and development of more 1 & 2 bedroom, modest, affordable apartments and/or condo

I would say something that is affordable by people who work an average job and being a place that is nice and want to live in for the amount being charged

I would say within the current basically apartment buildings I agree with affordable housing but I believe there are more services that is needed

I'm not really sure.

I'm very ashamed of the "NIMBY" attitude in Kenmore

I've been part of the community working toward low income and now affordable housing. My experience at our church is that building costs are so high that need free or 20cents on the Idealism

If you are talking about transitional housing and low income housing, then "no"

I'm having to leave Kenmore because property taxes.

Improving the real estate market

Inclusion to families

income restricted housing for low to middle income residents

Income to expense ration per month, money spent on housing

Increasing density and public transit

It currently means trailer homes and outdated apartments. Affordable housing in Kenmore is close to nonexistent

It depends but if talking about renting you should build more up and not out. Cost overall needs to come down

It feels like you're trying to case us out and replace us with "more desirable" citizens with more money. Especially the trailer parks and apartment renters

It is a recognized issue.

It is absolutely imperative that the city prioritize maintaining affordable housing that exists in Kenmore, including mobile homes. Maintaining affordable housing for seniors and disabled should be especially prioritized. The city should also let lobby the Legislature to prioritize a more progressive system rather than relying on property taxes. The city needs to de—incentivize changing land use from housing so that we don't lose anymore of the housing we currently have. Provide seniors with the security of knowing that they affordable homes (mobile homes

It means allowing all individuals the opportunity to live in Kenmore

It means allowing developers to build with some lower cost units. It does not mean housing drug addicted people who are not residents of Kenmore. Any effort by the county or state to force Kenmore to provide housing that is not fully funded including operation and maintenance should not be carried out by Kenmore.

It means help from the government

It means housing that is within the reach of people who make less than 70,000 a year I cant even afford a condo in Kenmore

It means housing that local residents and families, elderly and those law abiding citizens can afford despite lower income opportunities for them. It does not mean turn our tax money over to private companies to help king co cover up its errors and hide shuttle their homeless and addicts and mentally ill criminals onto us rather than helping them as they should

It means keeping single houses the priority and not increasing taxes. If you need to build more apartments, build them. But allowing more section 8 housing only increases crime. I lost my life belongings when section 8 housing couple were placed in the apartment below mine and they smoked meth. No one paid for the tens of thousands of dollars in furniture and possessions

It means our mayor serves his private interests. It's a joke, if our councils solution is so solid why does homelessness continue to rapidly grow? Maybe it's because bureaucrats raise minimum wages? Continue to Tax us higher and higher? Create stupid ego projects that cost millions to boost their ego?

It means providing housing for people that cant currently afford to live in Kenmore

It means that anyone who works full-time making \$20 an hour should be able to afford a simple one-bedroom apartment. Stop with the faux-luxury apartments with a zillion add-on required fees. We don't have a housing shortage; we have a shortage of reasonably priced options. My landlord has increased my already expensive rent every year I've lived here, so perhaps I won't

It means that my neighbors are fighting a lot about it. I think it's needed. People need a place to live

It means the gov getting involved

It means to me building housing at a lower quality which would therefore be more affordable but less desirable

It means we need more of it

It means worse traffic and less parking

It should be banned

It used to mean housing that was less desirable in some way (smaller or further away from the city) and thus affordable. Sadly, the term "Affordable Housing" has become a dog whistle. To supporters, its a fantasy that below market rate housing will stay that way in a free market economy where housing is difficult to find for even 120%+ ami households. To those who oppose it will be important, there should be a share responsibility, like a complex of building some being low income (40%) and those people who are qualified and should be reasonable

It's a racket, affordable to government means tax payers pay for it. Building more smaller homes and townhomes that have a lower market price, and stopping private equity and investors

It's been very different; Plymouth housing without restrictions, suppose to be residents for seniors without drug use; needs elderly housing for low income that is against abusive drug use

Its too open of a question

Keeping apartments and mobile home parks, building more affordable apartments. Kenmore is naturally more affordable than the surrounding communities.

Kenmore has turned into apartment city. Open spaces have disappeared. Wildlife has been forced out. Very disappointing

Kenmore is already the low-priced area in surrounding townships.

Kenmore is not a good location for affordable housing.

Kenmore is. It set up for low income housing unless it's close to public transit. It needs to be close to busses for ppp with out cars to go to dr. And shop and wor

Kenmore makes it almost impossible to build housing. Streamline the short plating and permitting process to make it easy to build housing

Less homeless camps

Let the market dictate. The people rejected a low income housing opportunity very intentionally. Redmond is doing the same. Govt is not responsible for creating housing and controlling rent/prices. If anything, cut housing development costs by re evaluating critical area restrictions and all other laws/policies that constrain private development

Limit housing sizes (i.e. McMansions), and create affordable housing with RESIDENTS in mind, NOT developers.

Low and middle income apartments, condos, townhomes

Low income housing

Low income housing

Low income housing and transitional housing

Low income housing brings in crime

Low income housing that is included in developer plans mixed in with other housing, subsidized by and integrated into new development. It should not be subsidized by the city giving away city owned property without public vote. I don't consider it including no-barrier housing unless the infrastructure to support residents in sustainable way is subsidized by the developer.

Low income pats sec 8

Low income specific. Senior specific. Something beyond designated units in upcoming projects.

Low rental prices

- Low-cost housing
- Lower costs
- Lower property taxes
- Lower property value
- Lower rent
- Lower rent rates
- Lower rents..smaller spaces
- Lowering the value of our homes. This is the last place on the lake to develop... it sits equally between Seattle and Bellevue. It's a gem... please don't ruin it
- Making and/or having housing available for low-income residents maybe a 5-6 story buildings for low-income people
- Mary's place and helping veterans and the people with special needs, from my perspective someone that has worked at Plymouth housing I felt the Kenmore city council were duplicities what were originally told we could have and what we were presented were two different. There are other options but the no barrier brings dangerous people and drugs into the community
- Micro apartments. Shared kitchen space for 150-200 square foot units with own bathroom
- Middle income families have a better chance of getting housing
- More apartments
- More apartments are going to show up
- More apartments/condos
- More condos/townhouses
- More crime
- More diverse people can live here
- more high rises with no parking yet people still bring their cars
- More homes steadily being built over time
- more houses are needed.
- More housing , low income
- More multi-family homes and apartments
- More multifamily multi use properties that are actually affordable
- More single family homes in Kenmore area, because there is increase in apartments and there is no rent contro
- More single family homes or apartments
- More subsidized apartments for families
- More trailer courts or housing
- More trailer parks, junkies, and bad parking.
- Mtfe programs.
- N/A
- N/A
- N/a

- N/A
- Na
- Na
- na
- NA
- NA
- necessary
- Need for affordable housing is super important. Also, we need a state income tax to defray property taxes
- Needed as long as there are strict stipulation of drug use (I.e., involuntary treatment). Residents have to be clean of drugs to qualify
- NEIGHBOHOODS with housing that most people can afford.
- No opinion
- No tents
- No, we are not Seattle. If you can't afford it here go elsewhere.
- Not for it
- Not sure
- Not sure how to answer
- Not sure. It depends on the proposed plan
- Not too expensive
- Nothing
- Nothing
- Offering multiple price points so that people with different incomes have options within budget.
- Opportunities for rent or ownership that allow all of our service providers (retail workers) to live in-area. Income restrictions or multi-generational options seem necessary
- Oppose
- People can afford to live here
- People can find decent housing
- People should live where they can afford to live.
- People who don't make a whole lot of money can still afford to live here
- Plymouth Housing was a total bait and switch. When I have needed affordable housing, I moved to where I could afford. If CoK wants to upzone, make a deal with the trailers next to City
- Political hot potato
- Poor people
- Prices of houses have gone up in accordance with inflation. Figure it out
- Probably apartments, high density housing
- Protects homes
- Providing housing options affordable to the lower and middle class.

Providing places for people to live and start their lives.
Reasonable rents
Reasonably priced homes and apartments
Reasonably priced homes and apartments
Rent that fits for the budget
rents no more than \$1200/month
Rezoning to build more housing does not provide affordable housing. Building large groups of housing units together to keep costs down is a more realistic solution
Should be made available
Small ramblers for young families
Smaller homes, no more multi unit buildings.
Smaller houses, a form of middle housing that was previously discussed
Smaller residences. We must convince the ultra wealthy that the huge family home on a property is becoming a thing of the past
Smaller structures
Someone with low-income can find a place to live
Something affordable to someone on an entry level salary.
Something necessary
Sometimes it creeps into solving seattles homeless problem, which I do not support
Supporting Kenmore residence
That means people have been living in Kenmore for 50 years should be able to stay but taxes kick them out. Keep Kenmore people in. And take care of homeless
That my rent is only 25% of my income
That people who want to live here can afford to live here.
That people with all different incomes can afford to live in our neighborhood
That something idealistic I don't know I can't even answer we don't even know what that means or how to do that
That they screwed last one in the news not supporting another has poor management think there'd find good jobs
The ability for first time buyers to get into their first home and eventually become moveup buyers with the equity they have accumulated
The city is not even keeping up with the private houses that are used as junk yards. We have houses in the neighborhood that have 15 to 20 cars in their front yard. Get a handle on those
The housing that's affordable someone with the medium eastside income
The majority is able to afford housing
The opposite of the majority homes being built in Kenmore.
The owners of the mobile park are pricing homeowners out of our homes
The unhoused should be helped where there are more resources such as mental health, substance abuse and access to food/health programs. In the 4 years I've lived here, I think we have less
There is no affordable housing in Kenmore.
There isn't any and should be!
There isn't any affordable housing.

There's not enough
They don't have to bring additional affordable housing into Kenmore
Too many people are willing to accept help rather than struggle. This systemic flaw in society will likely lead to our demise through a form of natural selection. It is ultimately impossible to
Townhouses with mixed use, so that we can still use sites for all residents - restaurants/cafes below, etc
Trailer park
Transients and low income housing
Transitional and low income housing
Trouble
Two adults working full time can afford a one bedroom apartment
Up to 50% median income with eligibility requirements, along with wrap around services
Usually apartments
Workforce housing and family housing.
Working wage
Xxx
Yes to affordable housing
Yes, there needs to be affordable housing in Kenmore. Right now there is a law in the city that states there is no rule on how much a landlord can increase rent. This needs to gc
You feel like they are saying they don't want there homes rent to be increased, rather than having more low income home:

Q16: Are there any other amenities or features you would want to see if the City were to develop the Lakepointe site to build a new public park?	Q16_Coded1	Q16_Coded2	Q16_Coded3	Q16_Coded4	Q16_Coded5
accessibility for wheelchairs	Accessibility features for the disabled/elderly				
Accessible events for the elderly and disabled people	Accessibility features for the disabled/elderly				
Accessible for elderly and disabled	Accessibility features for the disabled/elderly				
A Friendly	Accessibility features for the disabled/elderly				
More outside activities for seniors	Accessibility features for the disabled/elderly				
Places for older adults and disabled	Accessibility features for the disabled/elderly				
Keeping it beautiful and no individual will profit from it. And people can enjoy it	Appearance mentions/Keep the site beautiful				
make it more adult oriented, sophisticated, elegant, not trashy	Appearance mentions/Keep the site beautiful				
My preference is to lean towards restoration so people can enjoy and learn more about natural beauty	Appearance mentions/Keep the site beautiful				
Lots of waterfront benches and water walkways	Benches	Improvement and fixin	Park/Garden/Nature/Habitat for animals		
Bicycle infrastructure beyond paint on the street, large bike staples for family bike friendly and cargo bike parking	Bike amenities	Improvement and fixin	Parking area		
Bike pump track. Very successful in Bellingham and Redmond. Would be a big draw for the north side	Bike amenities				
Bike racks	Bike amenities				
Connection to the biking trail	Bike amenities				
Some bike trails	Bike amenities				
A marina with boat access	Boat launch/storage				
Boat access	Boat launch/storage				
Boat launch	Boat launch/storage				
Marina with boat access	Boat launch/storage				
But if the City considers more docking for boats, then they also need to keep the slough channel clear of debris like big trees falling and block	Boat launch/storage	Swimming beach/Lake access			
The city should only purchase if the purchased property becomes something like Shilshole boat marina in Seattle. The Port of Seattle makes a lot	Boat launch/storage	Restaurants/Cafes/Bar/Shops		Restaurants/Cafes/Bars/Food shops	
Football field	Courts/Fields/Stadium/Arena for sports				
Baseball soccer field	Courts/Fields/Stadium/Arena for sports				
Football field	Courts/Fields/Stadium/Arena for sports				
I could reiterate sports fields	Courts/Fields/Stadium/Arena for sports				
I could repeat sports fields	Courts/Fields/Stadium/Arena for sports				
No, I think you covered it all, having an amphitheater is a great idea	Courts/Fields/Stadium/Arena for sports				
Sports field	Courts/Fields/Stadium/Arena for sports				
Volleyball	Courts/Fields/Stadium/Arena for sports				
Volleyball courts	Courts/Fields/Stadium/Arena for sports				
I am not sure	Don't Know				
I do not know	Don't Know				
No, I sure our opinion even counts. This city council always does their own thing.	Don't Know				
I am not sure	Don't Know				
Housing is important and needed	Housing				
Low income housing	Housing				
Low income housing and a bike trail	Housing	Bike amenities			
A ban on bicycles and homeless camping.	Implementing of new rules				
A total ban on dogs	Implementing of new rules				
Please make an off leash dog park so people stop having their dogs off leash at Swamp Creek!	Implementing of new rules				
POSTED: NO OVERNIGHT CAMPING	Implementing of new rules				
A boardwalk	Improvement and fixing of roads/paths/sidewalk/trails				
A path or sidewalk connecting the park to the Burke Gilman trail.	Improvement and fixing of roads/paths/sidewalk/trails				
bicycle path	Improvement and fixing of roads/paths/sidewalk/trails				
Boardwalk along the water front for walking. Space for businesses and concessions	Improvement and fixing of roads/paths/sidewalk/Shops				
Improved intersection 522 and 68th getting into and out of lakepointe	Improvement and fixing of roads/paths/sidewalk/trails				
More trails	Improvement and fixing of roads/paths/sidewalk/trails				
Pedestrian/bike access from the downtown side of Kenmore via an overpass or tunnel.	Improvement and fixing of roads/paths/sidewalk/Bike amenities				
Rework the Juanita/68th intersection to accommodate for extreme influx in traffic with a development. The intersection is already a nightmare.	Improvement and fixing of roads/paths/sidewalk/Improving traffic mentions/Mitigating traffic				
Walk ability is key	Improvement and fixing of roads/paths/sidewalk/trails				

[illegible]

[illegible]

2:15 PM In order to view the document, please click on the link below. [Click here to view the document.](#)

No comment

No I don't think so

2:15 PM		
2:16 PM	I think that kind of covered it	Nothing/Refused
2:17 PM	New taxes	Nothing/Refused
2:18 PM		Nothing/Refused
2:19 PM	We have plenty of parks which include schools	Nothing/Refused
2:20 PM	None	Nothing/Refused
2:21 PM	None	Nothing/Refused
2:22 PM	None	Nothing/Refused
2:23 PM	None	Nothing/Refused
2:24 PM	None	Nothing/Refused
2:25 PM	None	Nothing/Refused
2:26 PM	None at this time	Nothing/Refused
2:27 PM	None come to mind	Nothing/Refused
2:28 PM	Not especially	Nothing/Refused
2:29 PM	Not that I can think of	Nothing/Refused
2:30 PM	Not that I can think of at the loment	Nothing/Refused
2:31 PM	Not that I can think of at the moment	Nothing/Refused
2:32 PM	Not that I could think of	Nothing/Refused
2:33 PM	Not that they can think of right now	Nothing/Refused
2:34 PM	Nothing	Nothing/Refused
2:35 PM	Nothing	Nothing/Refused
2:36 PM	Nothing at all	Nothing/Refused
2:37 PM	Nothing at this time	Nothing/Refused
2:38 PM	Nothing comes to mind	Nothing/Refused
2:39 PM	Nothing for now	Nothing/Refused
2:40 PM	Nothing specific no	Nothing/Refused
2:41 PM	Nothing that I can think of	Nothing/Refused
2:42 PM	Not screwing up our community with all of your nasty development	Nothing/Refused
2:43 PM	This addresses none of the primary concerns of society	Nothing/Refused
2:44 PM		Nothing/Refused
2:45 PM	You nailed it everything is there that they want	Nothing/Refused
2:46 PM	A wailing wall for the citizens to vent regarding our property taxes	Other
2:47 PM	Adult workout equipment	Other
2:48 PM	All ideas were covered	Other
2:49 PM	Bike pits	Other
2:50 PM	Be aware that any access to the water is going to cause a problem for Kenmore Air which is a staple in our community	Other
2:51 PM	Daycare center	Other
2:52 PM	Dog park	Other
2:53 PM	Find a way to know exactly what will happen	Other
2:54 PM	Hmmm mixed use development still bothers me seems fairly comprehensive I would be in favor along as it doesn't include housing	Other
2:55 PM	Hmmm.. They could build a sewer plant there, it'd make a great industrial sight.	Other
2:56 PM	It would be neat to have markers with historical information about the area and information about the flora and fauna	Other
2:57 PM	Library	Other
2:58 PM	Looking forward to learning more about this exciting project	Other
2:59 PM	Nice to have great ideas but they cost money and constantly raising taxes makes Kenmore nor affordable for low to moderate income household	Other
3:00 PM	Picnic Tables	Other
3:01 PM	Places to wash your feet off after walking the shoreline.	Other
3:02 PM	Private funding	Other
3:03 PM	Public input.	Other
3:04 PM	Security	Other
3:05 PM	stop issuing building permits we have reached maximum density	Other
3:06 PM	Top-clothing optional area (topless). The oppression of trans-men has to stop, and the only way is to level the playing field. Free the nipple and e	Other
3:07 PM	Under no circumstances should there be amenities or provisions for illegal aliens or the homeless	Other

We must consider alternative funding. Property taxes are being used extensively at great peril to homeowners.	Other	
A pollinator pathway and garden areas that are focused on educating visitors on sustainable and yet still beautiful spaces	Park/Garden/Nature/Habitat for animals	Improvement and fixing of roads/paths/sidewalk/trails
An abundance of indigenous plants & trees, with an emphasis on re-wilding & a naturalistic garden as a part of the design.	Park/Garden/Nature/Habitat for animals	
Benches for relaxing and taking in the views, shade trees, clean, well maintained bathrooms, potable water stations and as much of the development as possible	Park/Garden/Nature/Habitat for animals	More and improved basic amenities
Community garden	Park/Garden/Nature/Habitat for animals	Accessibility features for Benches
Community garden and composting	Park/Garden/Nature/Habitat for animals	
Composting community gardens education	Park/Garden/Nature/Habitat for animals	
Conservatory	Park/Garden/Nature/Habitat for animals	
Edible gardens and trees, community garden area.	Park/Garden/Nature/Habitat for animals	
Habitat restoration/preservation is #1. Educational signage would be lovely.	Park/Garden/Nature/Habitat for animals	
I would like to not see the mixed use development, restore the habitat	Park/Garden/Nature/Habitat for animals	
I'd like the board to research alternatives to grass, as that is high maintenance and not environmentally conscious. Open areas for picnics and corn cobs	Park/Garden/Nature/Habitat for animals	Courts/Fields/Stadium/ Other Shops
Increase wildlife habitat.	Park/Garden/Nature/Habitat for animals	
Keep it as natural as possible while allowing the public to respectfully enjoy wildlife	Park/Garden/Nature/Habitat for animals	
Kenmore can do a lot more with the existing lands and parks that exist as opposed to developing new land. Largest concern is that newly developed areas will be paved over	Park/Garden/Nature/Habitat for animals	
Lots of trees or plants to act as an air barrier between street/ car air pollution	Park/Garden/Nature/Habitat for animals	
More trees less people	Park/Garden/Nature/Habitat for animals	
Native plants, habitat for birds	Park/Garden/Nature/Habitat for animals	
Natural habitat for birds, fish, and native marsh.	Park/Garden/Nature/Habitat for animals	
No mixed-use development. Public park ONLY.	Park/Garden/Nature/Habitat for animals	
Reused bed Pea Patch for all the people who live in dense housing with no yard.	Park/Garden/Nature/Habitat for animals	
Restored habitat for animals	Park/Garden/Nature/Habitat for animals	
Shaded areas with an emphasis on nature restoration	Park/Garden/Nature/Habitat for animals	
Some of the area along the river and lakeshore just left alone. Natural	Park/Garden/Nature/Habitat for animals	
The developers making millions of building and selling residential properties should pay for the parks, roads and maintenance.	Park/Garden/Nature/Habitat for animals	
Use of native plant materials with informational signage	Park/Garden/Nature/Habitat for animals	
People parking, nature walking trails, restaurants - making it a nice place where you can spend the day	Parking area	Improvement and fixin Restaurants/Cafes/Bars/Food shops
Any plan must include parking. 175th street becomes a problem for residents in the summer months.	Parking area	
Parking	Parking area	
parking for retail	Parking area	
Parking structure to support the amount of visitors to that area	Parking area	
Paths to get there or parking	Parking area	Improvement and fixing of roads/paths/sidewalk/trails
Sufficient parking	Parking area	
Better play areas for children	Playground/kids area	
Park with swing set (including baby swing)	Playground/kids area	Park/Garden/Nature/Habitat for animals
Public use park, kids area and parking.	Playground/kids area	Park/Garden/Nature/Habitat for animals
A wall	Public art	
Public art	Public art	
Light rail station	Public transportation services	
Transportation options and traffic mitigation for the development and new cars	Public transportation services	Improving traffic mentions/Mitigating traffic
A combination of public and private involvement seems critical. The need to include dining and some degree of entertainment facilities would be important	Restaurants/Cafes/Bars/Food shops	
A good local coffee shop	Restaurants/Cafes/Bars/Food shops	
A good restaurant with outdoor seating.	Restaurants/Cafes/Bars/Food shops	
A nice water front bistro with deck seating	Restaurants/Cafes/Bars/Food shops	
Adjacent restaurants! So that we can truly be a CITY with a beautiful and useful waterfront.	Restaurants/Cafes/Bars/Food shops	Appearance mentions/ Swimming beach/Lake access
Bars	Restaurants/Cafes/Bars/Food shops	
Better dining areas	Restaurants/Cafes/Bars/Food shops	
Cafe/dining locations are one of the most important additions for Lakepointe. Kenmore lacks these amenities in general. Everything should be considered	Restaurants/Cafes/Bars/Food shops	Parking area
Cafes and restaurants	Restaurants/Cafes/Bars/Food shops	
Dining facilities	Restaurants/Cafes/Bars/Food shops	
Good restaurants	Restaurants/Cafes/Bars/Food shops	

I would love it if, it was set up in such a way to encourage ways for food. Like food trucks, or something. Something not too high end	Restaurants/Cafes/Bars/Food shops	
Kenmore needs more restaurants!!	Restaurants/Cafes/Bars/Food shops	
Non fast food restaurant options, activities to keep our youth and adults active. Implementation of traffic and parking improvement is key to this	Restaurants/Cafes/Bars/Food shops	
Perhaps a place for food trucks....	Restaurants/Cafes/Bars/Food shops	
Restaurants	Restaurants/Cafes/Bars/Food shops	
Restaurants	Restaurants/Cafes/Bars/Food shops	
Restaurants	Restaurants/Cafes/Bars/Food shops	
Restaurants	Restaurants/Cafes/Bars/Food shops	
Restaurants	Restaurants/Cafes/Bars/Food shops	
Restaurants	Restaurants/Cafes/Bars/Food shops	
Restaurants and shops	Restaurants/Cafes/Bars/Food shops	Shops
Restaurants and shops to generate income for the city	Restaurants/Cafes/Bars/Food shops	Shops
Restaurants and small businesses	Restaurants/Cafes/Bars/Food shops	Shops
Restaurants in bars restaurants in bars like a eating bar district more places to eat in drink	Restaurants/Cafes/Bars/Food shops	Restaurants/Cafes/Bars/Food shops
Restaurants shops and a boardwalk	Restaurants/Cafes/Bars/Food shops	Shops Improvement and fixing of roads/paths/sidewalk/trails
Restaurants, skybridges over Bothell way.	Restaurants/Cafes/Bars/Food shops	Improvement and fixing of roads/paths/sidewalk/trails
Seafood restaurants	Restaurants/Cafes/Bars/Food shops	
Several new restaurants we have zero that are good anyway	Restaurants/Cafes/Bars/Food shops	
Small food shops	Restaurants/Cafes/Bars/Food shops	
would love some restaurants and coffee shops	Restaurants/Cafes/Bars/Food shops	
Corner shop	Shops	
In 1998 Kenmore incorporated and invisioned a commercial/residential area with walking paths, restaurants and other ammenities. 26 years later	Shops	Improvement and fixin Restaurants/Cafes/Bars/Food shops
More retail shops	Shops	
More retail stores and restaurants	Shops	Restaurants/Cafes/Bars/Food shops
Retail shops	Shops	
Retail shops and seating areas	Shops	
Retail stores	Shops	
retail, such as groceries, cafes, coffee shops, etc	Shops	Restaurants/Cafes/Bars/Food shops
Tourist shops	Shops	
Would like most of it developed by private developer. With condos, retail etc	Shops	
Beach area	Swimming beach/Lake access	
A Beach , swimming area.	Swimming beach/Lake access	
beach area	Swimming beach/Lake access	
Beach area if possible	Swimming beach/Lake access	
Beach-like access to the Lake, similar to Log Boom Park, to allow for swimming access to the lake	Swimming beach/Lake access	
I don't know if the water is still swimmable and if they still have a lifeguard.	Swimming beach/Lake access	
Sandy beach waterfront	Swimming beach/Lake access	
Small, safe, swimming area (maybe I missed that)	Swimming beach/Lake access	
Swim area	Swimming beach/Lake access	
Swimming area	Swimming beach/Lake access	
A pool	Swimming pool area	
A public pool	Swimming pool area	
A swimming platform, dock or boardwalk to jump/dive off of, walk along, or over, the water.	Swimming pool area	Improvement and fixing of roads/paths/sidewalk/trails
A SWIMMING POOL	Swimming pool area	
Pool	Swimming pool area	
Pool	Swimming pool area	
Pool with a lifeguard	Swimming pool area	
Swimming pool	Swimming pool area	
Swimming pool and nature trails	Swimming pool area	Park/Garden/Nature/HImprovement and fixing of roads/paths/sidewalk/trails



City of Kenmore, Washington

Memorandum

Date: April 22, 2024
 To: City Council
 From: Rob Karlinsey, City Manager
 Debbie Bent, Community Development Director
 Regarding: Funding and Timing Options for Lakepointe, Public Safety, and Human Services

Summary:

We have seen unprecedented rises in our police and public safety services costs, and this year's human services needs assessment has shined a light on lack of access to important services as well as a need to provide relief to our lower income residents from local tax regressivity.

In addition, our Love Where You Live community engagement project over the last year saw community enthusiasm for new economic development opportunities, natural open space restoration, and outdoor recreation. In particular, excitement around Lakepointe's potential was strong during the community workshops and in the statistically valid survey, and we see Lakepointe as an excellent opportunity for bringing these desires to fruition—economic development, natural open space restoration, and outdoor recreation—all in one significant piece of property in the heart of Kenmore and right on the Lake and River.

To meet these needs and desires (public safety, human services, and Lakepointe), this memorandum outlines three possible funding strategies.

Funding Strategy 1

November 2024 Public Safety and Human Services Property Tax Levy for Voter Approval. This levy could either expire in six years and would have to be renewed by voters to continue; or continue indefinitely and be subject to the one-percent growth limit under state law. This measure would result in a new tax levy rate of 28 cents per assessed valuation. The cost to a median assessed home would be \$229 per year or \$19.10 per month starting in 2025.

November 2026 Formation of a Metropolitan Parks District (MPD) for Lakepointe Park for Voter Approval. Upon satisfactory completion of 1) site due diligence (including soil, sediment, and groundwater testing as well as Department of Ecology approval) and 2) community agreement in a park plan for Lakepointe, establishment of an MPD would serve as the mechanism to provide both capital funding and ongoing maintenance dollars for a new signature park and shoreline habitat restoration at Lakepointe. The predicted tax levy rate would be 18-20 cents per assessed valuation effective in 2028, costing the average homeowner about \$218 per year or \$18 per month.

Funding Strategy 2

November 2024 Formation of Metropolitan Parks District (MPD) with a two-phase property tax rate increase:

1. A relatively small initial rate (5 cent levy) starting in 2026 to help offset some of the maintenance costs of our newly renovated Log Boom and ~~La~~^WadisParks and potentially help fund small park capital improvement projects. This 5-cent levy would cost the average homeowner about \$41 per year or \$3.42 per month.
2. Upon completion of site due diligence and a park plan, a second MPD property tax increase of approximately 18-20 cents in 2027 to fund the acquisition, shoreline restoration, and park development at Lakepointe. If the City were to decide not to acquire a portion of Lakepointe for a park, this second tax increase would not go into effect.

2028 or 2029 Public Safety and Human Services Property Tax Levy for Voter Approval, as described in Strategy 1 above. Between now and then, the City could temporarily fund, on a pilot basis, a low-income utility tax rebate program and human services navigation program with one-time reserves in the City's Strategic Opportunities Fund (indirectly made possible by Federal American Rescue Plan Act funding).

Funding Strategy 3

November 2026 Formation of a Metropolitan Parks District (MPD) for Lakepointe Park for Voter Approval. See funding strategy 1 above. No phase 1 lower rate as described in funding strategy 2.

2028 or 2029 Public Safety and Human Services Property Tax Levy for Voter Approval, as described in Strategy 1 above. Between now and then, the City could temporarily fund, on a pilot basis, a low-income utility tax rebate program and human services navigation program with one-time reserves in the City's Strategic Opportunities Fund (indirectly made possible by Federal American Rescue Plan Act funding).

Additional Background and Information

Public Safety and Human Services Property Tax Levy

Police and Public Safety

In the last two years, we have seen an unprecedented rise in our public safety costs. Police departments across the country have been hit with much higher liability and insurance costs, and they have also had to pay much more to attract and retain police officers. Kenmore is no exception, and in the last two years (from 2021 to 2023), we saw a 30 percent increase in the cost of our public safety services, while the property tax revenue that supports the police department has only gone up 5.8 percent over that same two-year period.

We also know from the statistically valid survey in December that "maintaining public safety and combatting crime" decisively received the highest priority ranking compared to other city services.

In addition, we have seen positive, meaningful outcomes from our participation in the Regional Crisis Response (RCR) program, where mental health professionals co-respond with police officers to provide more tools and a different approach than the traditional law enforcement response. So far, RCR has been partially funded with a grant from the County and one-time dollars from the City's reserves. Given its success and need to continue, RCR needs to be funded with ongoing, predictable dollars, with the ability to grow from just daytime time availability of co-responders to 24/7 coverage.

We have also been pleased with the City's newly added participation with the King County District Court's community court program that provides alternatives to the standard penalties and provides a more holistic approach and access to services. While the City's contribution to this program has been relatively small (\$10,000 annually), a more dedicated and ongoing funding source is needed for this new program.

Human Services

This year's human services needs assessment has revealed that our residents in need lack access to services. Residents are not aware of the services available, don't know how to access those services, or have difficulty getting to those services. We see a strong need for "navigation" where a professional navigator or case worker dedicated to Kenmore can help our residents in need get the help they need.

In addition, our state's regressive tax system is no help to our lower income residents. Their pocketbooks are hit much harder than our middle- and higher-income residents. To address this disparity, and similar to some cities in the area, we see a need for a tax rebate program to help alleviate the tax burden caused by the more regressive local taxes such as utility tax. On a typical single-family home in Kenmore, utility taxes paid to the City are in the neighborhood of about \$200 per year, depending on what energy sources are used by appliances and other factors. From our ARPA direct cash assistance program a couple of years ago, we found there are just under 1,000 households in Kenmore at 50% or below area median income that could benefit from an annual utility tax rebate of \$200.

To address the needs of our residents to navigate human services and provide tax relief to our lower income households, we see a need to fund a navigator case worker through a local, trusted nonprofit organization and install a property tax rebate program for low-income residents.

Proposed Public Safety and Human Service Levy

The City Council could choose to either have this property tax levy be in place for six years and would need to be renewed by voters in order to continue beyond the first six years, or continue the levy indefinitely and be subject to the one percent growth limit established by State law

Proposed Uses (2025):

RCR Co-Responder Program	300,000
Utility tax rebate for low income households	225,000
Human services navigation & administration of the rebate program	220,000
Community Court	10,000
Police & Public Safety Increased Costs	1,200,000
Total	\$1,955,000

The increased property tax levy rate needed to fund the proposed uses above would be approximately 28 cents per thousand dollars of assessed valuation. The cost to a median-assessed value home in Kenmore would be about \$229 per year or around \$19 per month. Last November, Maple Valley voters approved a similar ballot measure for public safety, raising about \$2.2 million per year at a property tax rate of about 35 cents.

Lakepointe Funding

The last property of its kind and size on Lake Washington, Lakepointe has been a dream for the City for decades. Our residents brought this dream to the forefront once again during the “Love Where You Live” public engagement project that started last summer (2023) and has continued into this year. During Love Where You Live workshops this spring, we saw even more public excitement about Lakepointe’s possibilities—we received hundreds of ideas on what people would like to see at Lakepointe.

When we conducted the statistically valid survey of Kenmore residents last month, 80% of respondents expressed support for Lakepointe’s development, which in the survey question includes shoreline habitat restoration, a lakefront public park, and a walkable urban village.

The vision for Lakepointe is for it to become a vibrant, walkable urban village with housing, retail, and businesses, as well as public amenities such as a signature park, gathering spaces, trails, shoreline habitat restoration, open space, and access to the water.

Thanks to the enthusiasm and ideas we saw and heard during Love Where You Live (LWYL), an even more clear vision of Lakepointe’s future is coming into view: We’re seeing a nature park along the shoreline with habitat restoration, nature trails, and several points to access or view the water. We’re also seeing strong interest in active recreation uses at Lakepointe, so we’re looking at a several acre “central park” on the west end of Lakepointe next to the conceptual shoreline buffer nature area.

While we do not have a lot of control over how and when the urban village portion of Lakepointe develops, we can, as a City, get a sizable portion of Lakepointe into the public’s hands and transform it into a beautiful, signature park for the public to enjoy for generations to come.

To that end, we have proactively applied for grants to acquire the shoreline around most of Lakepointe. The potential acquisition would include a 150-foot-wide section of land going along most of the shoreline of Lakepointe—just over 3,000 lineal feet of shoreline. In addition, and given the public’s interest expressed during LWYL, a central park for active recreation can also be part of the acquisition (though funded apart from the shoreline acquisition grants we have applied for). The potential acquisition of both shoreline portion and active central park portion is shown here:



Costs & Funding

Of course, both the property acquisition and the park development would require new financial resources above and beyond what we currently have as a City. While we believe Lakepointe is a strong contender for many grants, those grants will not provide all of the necessary funding and we will need additional financial resources from the community to pull it off. Those resources will most likely need to come in the form of a voter approved ballot measure, and we are recommending the formation of a Metropolitan Parks District (MPD) as the ballot measure for Kenmore voters to consider.

Based on property appraisal information as well as rough cost estimates we have received from a landscape architect, we estimate that acquisition and development of approximately 14 (+/-) acres at Lakepointe, including shoreline habitat restoration, nature trails, water access points, and a signature central park will cost about \$60-\$70 million.

For the acquisition and development (including shoreline restoration), potential funding sources are shown as follows:

Summary of Potential Funding Sources	
General Fund	801,000
Surface Water Utility Fund	2,500,000
Other City Sources (REET, Impact Fees, Sale of Property)	4,000,000
20-Year Bond for Property Acquisition & Development	17,000,000
Additional Property Tax*	3,654,018
Grants (federal, state, & county)	32,600,000
Total	60,555,018

* Does not include property tax needed to service the debt on the bond

Attachment A to this memo shows a more detailed funding plan for the property acquisition and park development of the portion of Lakepointe. This plan spans the years 2024 through 2032, with the expected completion of the park and shoreline restoration in 2032.

This plan shows the need for an additional property tax levy for two reasons:

1. To service the annual debt for the property acquisition. The estimated value of the portion of Lakepointe to be acquired is \$25 million (we're in the process of getting an updated appraisal). Assuming grant funding would pay for \$11 million, and the surface water utility fund contributes \$500,000, the portion of the bond amount needed for acquisition would be approximately \$13.5 million. The total bond amount would be about \$17 million the term of the bond would be 20 years, and the total annual payment on the bond would be approximately \$1.36 million.
2. To provide grant matches and "pay as you go" funding for the shoreline restoration and park development of the property. Exhibit A shows \$500,000 per year during the years of park development (design, permitting, and construction).

The tax rate and impact to property owners of the new property tax levy needed for both the annual debt service for the land acquisition and the additional amount needed for grant matches and pay-as-you-go would be as follows:

New Property Tax Levy Components Needed for Park Acquisition & Development	Annual Amount (first year**)	Property Tax Rate	Average Homeowner Cost	
			Cost Per Year***	Cost Per Month***
1 Annual Debt Service on 20-Year Bond for Property Acquisition*	1,360,000	0.19	159.51	13.29
2 Funding for Grant Matches & Pay As You Go for Park Development Costs	500,000	0.07	58.64	4.89
3 Total	\$1,860,000	\$0.27	\$218.15	\$18.18

* This annual payment in line 1 would stay constant each year until the debt is retired

** Line 2 would grow by about 1-2% per year after the first year

*** Assuming a median-valued Kenmore home at \$821,00 per King County Assessor

Attachment B presents a financial plan for the Lakepointe park for maintenance and operations of the completed restoration and improvements in about 2033 when the park is complete and comes online for the public to enjoy. Starting in about 2033, an additional levy amount of approximately \$1.1 million per year will be needed for the parks maintenance and operations. This amount includes cost escalations for future years. This additional levy would cost the median-priced homeowner approximately \$15 per month starting in approximately 2033.

Funding Options

In addition to grant opportunities, the City will need to generate its own local funding to acquire and develop a park at Lakepointe.

One funding option should be considered in the context of the Financial Sustainability Plan (FSP) Task Force's considerations for balancing the City's operating budget. One of the task force's options under consideration is the formation of a Metropolitan Park District (MPD) to help offset and augment City General Fund expenditures towards parks and recreation. The MPD could help fund additional or refurbish park amenities, assist with the maintenance costs of the newly renovated Log Boom and Łaxwadis Parks, as well as support recreational activities and events.

The formation of a Metropolitan Parks District requires voter approval via a ballot measure. If the MPD boundaries are the same as the City's boundaries, the City Council would serve as the board of directors for the MPD. An MPD must be used for the purposes of parks and recreation and has the ability to levy additional property taxes up to 75 cents per thousand dollars of assessed valuation.

The FSP task force is considering an MPD that would levy a 5-cent property tax. Using Kenmore's 2024 median assessed value of \$821,000 (as calculated by the King County assessor) the cost would be \$41.05 per year or \$3.42 per month per median-priced home. This 5-cent levy is shown on line three of the following table:

			Average Homeowner Cost		
MPD Property Tax Levy Components in Year 1		Annual Amount (first year**)	Property Tax Rate	Cost Per Year***	Cost Per Month***
1	Annual Debt Service on 20-Year Bond for Property Acquisition*	1,360,000	0.19	159.51	13.29
2	Funding for Grant Matches & Pay As You Go for Park Development Costs	500,000	0.07	58.64	4.89
3	Funding to help General Fund with Park & Rec Programming	350,000	0.05	41.05	3.42
Total		\$2,210,000	\$0.32	\$259.20	\$21.60

* The annual payment in line 1 would stay constant each year until the debt is retired

** Line 2 would grow by about 1-2% per year after the first year

*** Assuming a median-valued Kenmore home at \$821,00 in 2024 per King County Assessor

Funding Strategy 2 described on page 2 of this memo would include this initial 5-cent property tax for parks operations. Funding Strategy 1 does not currently assume this 5-cent rate, though the City Council could include the 5-cent rate if it chose to do so.

Whereas a new property tax rate from a levy lift takes effect the following year after voter approval, there would be a one-year delay in the new property tax rate if an MPD were formed. Following voter approval of the MPD, the next year would be needed to establish the MPD, including the new board (in our case the City Council), policies, insurance and other administrative tasks. The new board would adopt a property tax rate for the following year. For example, if an MPD were to go on the ballot this year, the timeline would be as follows:

- 2024 Voter approval of the MPD
- 2025 MPD is formed. Board sets the property tax rate for the following year
- 2026 New MPD property tax rate goes into effect

As for the timing of a potential MPD ballot measure, we see two possible options—going to the voters this November as described in Funding Strategy 2 or going to the voters in 2026 as described in Funding Strategies 1 and 3. The following table is a comparison of Option 1 (2024 MPD Ballot Measure) or Option 2 (2026 MPD Ballot Measure) in Relation to Lakepointe Planning Schedule:

Option 1 – 2024 - Pros	Option 2 – 2026 -Pros
Presidential Election – Typically more and diverse voter turnout who might support an MPD to offset General Fund Expenditures and with the understanding that a future MPD tax increase could be needed to potentially fund the Lakepointe property acquisition and development.	Site due diligence complete including testing and other feasibility analysis.
We have community momentum and enthusiasm for Lakepointe from the LWYL project. Option 1 moves forward more quickly while we still have that have that momentum.	Guidance received from Ecology and agreement (if needed) related to the consent decree.
MPD once established can levy additional taxes if within its taxing authority and issue bonds to fund the Lakepointe property acquisition and development.	Potential developer selected for developing the rest of the Lakepointe site.
Property acquisition could occur sooner in 2026.	Conceptual plans and refined cost estimates for shoreline restoration and park development complete.

We are in a relatively unique window of time where a prospective developer does not have the Lakepointe property tied up, thereby giving the City the ability to negotiate directly with the property owner.	Decisions on 2024 grant applications known and more time to apply for additional grant funds prior to a ballot measure.
Establishes the MPD and ability to levy taxes to help offset some General Fund Expenditures for parks & rec operational costs sooner.	
Option 1 Cons	Option 2 Cons
Due diligence related to Lakepointe property acquisition not complete, including testing and guidance from Ecology.	Delays potential property acquisition to 2027.
Conceptual plans and refined cost estimates for Lakepointe property acquisition and development not complete (shoreline restoration and park improvements)	Potential for land and development costs to increase over time.
Decisions on 2024 grant applications not known.	Less voter turnout in a non-presidential election
No developer selected for development of the remaining Lakepointe property.	Later establishment of MPD means no levy portion (or delay in this portion) allocated to offset General fund parks & rec operating expenditures.
	Property owner may be less willing to hold the property for a longer amount of time.

Other Lakepointe Budget Considerations: Conservatively, up to two years will be needed to complete Lakepointe site due diligence, site feasibility and develop conceptual plans for shoreline and park development (May 2024-May 2026). Expenditures are estimated at \$1.5 million. These costs include testing for contaminants, technical reconnaissance and analysis (geotech, hydrology, civil engineering etc.), park design, DOE services, public engagement, grant writing, legal, and real estate and development consulting services.

The City has applied for a grant of \$1million that if granted (decision made July 2024) can be used to support these efforts with an additional \$500k funding from the Surface Water Fund. If the City does not receive the grant, then \$500k funding would be from the Surface Water Fund and \$1m from the General Fund's fund balance (reserves). We are

looking into whether the MPD, if formed, could reimburse the General Fund and Surface Water Fund for these expenses—we should have the answer to that question soon.

Other MPD Consideration: If the MPD is approved by voters this year with a two-phase rate plan (5-cent rate for parks maintenance and operations in 2026 then a larger Lakepointe tax rate in 2027), the second property tax rate for Lakepointe could either be approved “councilmanically” (by the MPD Board, i.e., the City Council) or require voter approval. This question would need to be answered when the ballot language is written.

Financial Sustainability Considerations: The Financial Sustainability Task Force will be wrapping up its work this coming week, and the task force’s recommendations will need to be considered and brought into the context of the funding strategies outlined in this memo. Gauging from the FSP task force meetings so far, both an MPD and a property tax measure for public safety are being considered by the task force. The FSP task force final report, with all of its recommendations, needs to be considered before deciding whether to move forward and which Funding Strategy to choose. We expect the FSP task force report will be presented to the City Council on May 6.

Recommendations and Conclusion

Which funding strategy, if any, should the City Council choose? We recommend discussing these options at your retreat and then again on May 6. We also recommend that if the City Council does decide to go forward with a ballot measure for voters to consider this year, formal City Council direction to do so should be no later than the first half of June.

If moving forward with Lakepointe sooner rather than later is the higher priority, then Funding Strategy 2 (MPD ballot measure this year with a two-phase rate structure) is the preferred path. This strategy takes into consideration the unique time window of being able to deal with the property owner directly as well as whether the property owner’s patience in holding the property exclusively for the City.

If the City Council chooses Funding Strategy 2, clear communication with our residents will be key. The two-phase rate structure, including the timing and the reasons for it will need to be clearly and easily explained. Residents will need to understand that should the City decide not to move forward with acquiring Lakepointe, the higher second property tax rate for Lakepointe will not be implemented.

Given the need to balance our operating budget in the coming years and paying particular consideration to increased public safety costs and addressing human service needs, the City Council may wish to pursue Funding Strategy 1. This approach also gives more time to complete due diligence for Lakepointe. It also allows for more time to continue community engagement and develop park plans prior to asking voters to approve the formation of a Metropolitan Park District (though under Funding Strategy 2,

the City would not acquire the property nor raise the levy rate until due diligence, conceptional plans, and community engagement were complete). Funding Strategy 1 delays potential Lakepointe acquisition for another year, which the property owner may not agree to.

As for addressing public safety costs and human services needs, the FSP task force recommendations may buy us more time and allow time for a public safety ballot measure in later years (e.g., 2028). In the meantime, human services funding needs could be funded from one-time special projects funding indirectly made possible by ARPA.

In conclusion, the momentum and enthusiasm for Lakepointe is strong. At the same time, human services needs and rising public safety costs should be addressed either now or on the near horizon. In the coming weeks, the City Council, in the context of upcoming the FSP task force recommendations and all of the information provided in this memo, should provide direction on which of the three funding strategies to pursue.

This is not an easy decision! There are a lot of moving parts and competing priorities to consider. We look forward to these discussions and are happy to provide any further information you may need.

Attachment A

Lakepointe Park Acquisition & Development Financial Plan										
Sources	2024	2025	2026	2027	2028	2029	2030	2031	2032	Total
General Fund for Land Purchase Exp + LP Consulting	120,000	456,000	225,000							801,000
CWM Grant for Pre-Purchaser Feasibility with DOE	250,000	600,000	150,000							1,000,000
Bond Sale Proceeds for Land Purchase			13,500,000							13,500,000
Surface Water Contribution to Land Purchase			500,000							500,000
Conservation Futures Property Acquisition Grant			11,000,000							11,000,000
Subtotal Property Acquisition Sources	-	-	25,000,000	-	-	-	-	-	-	25,000,000
Additional Bond Sale Proceeds for Shoreline Rest/Park Dev.			3,500,000							3,500,000
Property Tax Revenue for Annual Debt Service			1,360,000	1,360,000	1,360,000	1,360,000	1,360,000	1,360,000	1,360,000	9,520,000
Additional Property Tax			500,000	505,000	510,050	519,741	529,616	539,679	549,933	3,654,018
Subtotal Annual Property Tax Revenue	-	-	1,860,000	1,865,000	1,870,050	1,879,741	1,889,616	1,899,679	1,909,933	13,174,018
Federal Grants (EPA Brownfields, Other Agencies, Cong. Approp., etc.)				500,000	1,000,000	1,500,000	2,000,000	1,500,000		6,500,000
State Grants (RCO, CERB, Capital Budget, DOE)				500,000	-	2,500,000	3,500,000	3,000,000		9,500,000
County Grants (Cons. Futures, Car Rental Tax, Flood Control, Trails Levy, etc.)				600,000	1,000,000	1,000,000	1,000,000	1,000,000	-	4,600,000
Subtotal Park Development & Restoration Grants	-	-	-	1,600,000	2,000,000	5,000,000	6,500,000	5,500,000	-	20,600,000
Capital-Restricted City Revenues (REET, Impact Fees)								1,000,000	1,500,000	2,500,000
Surface Water Utility Contribution to Shoreline Restoration									2,000,000	2,000,000
Proceeds from the Sale of City Properties (Shell sale in 2026)			1,500,000							1,500,000
Subtotal City Sources	-	-	1,500,000	-	-	-	-	1,000,000	3,500,000	6,000,000
Total Sources	370,000	1,056,000	32,235,000	3,465,000	3,870,050	6,879,741	8,389,616	8,399,679	5,409,933	70,075,018
Uses	2024	2025	2026	2027	2028	2029	2030	2031	2032	Total
Lakepointe Consultant(s) (real estate/developer neg./proformas)	120,000	200,000	100,000							420,000
Pre-Purchaser Feasibility with Dept of Ecology	250,000	600,000	150,000							1,000,000
Land Purchase										
Land Purchase			25,000,000							25,000,000
Land Purchase Expenses		125,000	125,000							250,000
Subtotal		125,000	25,125,000							25,250,000
Annual Debt Service for Land Purchase and Park Dev. (20-year bond)			1,360,000	1,360,000	1,360,000	1,360,000	1,360,000	1,360,000	1,360,000	9,520,000
LP Management & Administration										
LP Park Project Director (total salary & benefits)			218,983	227,742	236,852	246,326	256,179	266,426	277,083	1,729,590
State & Federal Lobbying for Direct Appropriations & Grants		83,000	85,490	88,055	90,696	93,417	-	-	-	440,658
Grants Writer Consultant		48,000	49,440	50,923	52,451	54,024	25,000	25,750	26,523	332,111
General Consulting Services (real estate; developer coord)				30,000	31,500	33,075	34,729	36,465	38,288	204,057
Engineering Support (1/4 FTE)			49,116	51,572	54,151	56,858	59,701	62,686	65,821	399,906
Community Outreach (materials, printing, prof. services)			15,000	15,450	16,223	17,034	17,885	18,780	19,719	120,090
Supplies, Training, Travel, etc.			22,000	22,660	23,340	24,040	24,761	25,504	26,269	168,574
Information Technology			18,000	18,540	19,096	19,669	20,259	20,867	21,493	137,924
Financial/Admin Support Services			55,000	57,750	60,638	63,669	66,853	70,195	73,705	447,810
Insurance			30,000	30,900	32,445	34,067	35,771	37,559	39,437	240,179
Legal			24,000	24,720	25,462	26,225	27,012	27,823	28,657	183,899
Startup Costs (vehicle, equipment, etc.)			95,000							95,000
Misc.			20,000	20,600	21,218	21,855	22,510	23,185	23,881	153,249
Subtotal	-	131,000	682,029	638,912	664,070	690,260	590,660	615,241	640,876	4,653,049
LP Shoreline Restoration & Park Development										
Site Planning & EIS			300,000	400,000						700,000
Shoreline Restoration and Trail: Design, Permitting			279,395	279,395	279,395	279,395				1,117,578
Shoreline Restoration and Trail: Construction							2,483,508	2,483,508	2,483,508	7,450,523
Central Park: Design, Permitting			448,833	448,833	448,833	448,833				1,795,331
Central Park: Construction							3,989,624	3,989,624	3,989,624	11,968,873
Utilities, Access Driveway, & Parking					1,500,000	4,500,000				6,000,000
Subtotal	-		1,028,227	1,128,227	2,228,227	5,228,227	6,473,132	6,473,132	6,473,132	29,032,306
Total Uses	370,000	1,056,000	28,445,256	3,127,140	4,252,298	7,278,487	8,423,792	8,448,373	8,474,008	69,875,355
Total Sources minus Total Uses	-	-	3,789,744	337,860	(382,248)	(398,747)	(34,176)	(48,694)	(3,064,075)	199,664

Attachment B

Future Lakepointe Maintenance & Operations Financial Plan										
Sources	2033	2034	2035	2036	2037	2038	2039	2040	2041	Total
Property Tax Revenue to Service the Annual Debt on the Bond	1,360,000	1,360,000	1,360,000	1,360,000	1,360,000	1,360,000	1,360,000	1,360,000	1,360,000	12,240,000
Property Tax (continued from development phase)	560,381	568,787	577,319	585,979	594,768	603,690	612,745	621,936	631,265	5,356,871
Additional Property Tax for Operations Starting in 2033	1,100,000	1,111,000	1,122,110	1,133,331	1,144,664	1,156,111	1,167,672	1,179,349	1,191,142	10,305,380
Park Usage Fees	50,000	51,500	53,045	54,636	56,275	57,964	59,703	61,494	63,339	507,955
Total Sources	3,070,381	3,091,287	3,112,474	3,133,946	3,155,708	3,177,765	3,200,120	3,222,779	3,245,746	28,410,206
Uses	2033	2034	2035	2036	2037	2038	2039	2040	2041	Total
Annual Debt Service for the 20-Year Land Purchase Bond	1,360,000	1,360,000	1,360,000	1,360,000	1,360,000	1,360,000	1,360,000	1,360,000	1,360,000	12,240,000
LP Maintenance & Operations										
LP Project Director	288,166	302,575	158,852							749,593
Lead Maintenance Worker (salary & benefits)	245,000	257,250	270,113	283,618	297,799	312,689	328,323	344,740	361,977	2,701,508
Maintenance Worker (salary & benefits)	205,000	215,250	226,013	237,313	249,179	261,638	274,720	288,456	302,878	2,260,446
Part Time Administrative Assistant (salary & benefits)	102,000	107,100	112,455	118,078	123,982	130,181	136,690	143,524	150,700	1,124,710
Administrative Overhead (finance, HR, facilities, etc.)	70,000	73,500	77,175	81,034	85,085	89,340	93,807	98,497	103,422	771,860
Supplies, Repairs, & Maintenance	75,000	78,750	82,688	86,822	91,163	95,721	100,507	105,533	110,809	826,992
Utilities (garbage, electric, water, sewer)	35,000	36,050	37,132	38,245	39,393	40,575	41,792	43,046	44,337	355,569
Training	15,000	15,450	15,914	16,391	16,883	17,389	17,911	18,448	18,999	142,886
Information Technology	18,000	18,540	19,096	19,669	20,259	20,867	21,493	22,138	22,801	171,463
Insurance	60,000	61,800	63,654	65,564	67,531	69,556	71,643	73,792	76,006	609,546
Startup Costs (vehicles, equipment, etc.)	250,000									250,000
Equipment Replacement Fund	-	50,000	51,500	53,045	54,636	56,275	57,964	59,703	61,494	444,617
Land Lease for Parking	360,000	370,800	381,924	393,382	405,183	417,339	429,859	442,755	456,037	3,657,278
Misc.	30,000	30,900	31,827	32,782	33,765	34,778	35,822	36,896	37,997	281,677
Subtotal	1,753,166	1,617,965	1,528,340	1,425,942	1,484,858	1,546,348	1,610,529	1,677,526	1,703,469	14,348,144
LP Development Costs, continued										
Close Out	50,000	25,000	25,000							100,000
Legal	30,000	30,000	30,000							90,000
Subtotal	80,000	55,000	55,000	-	-	-	-	-	-	190,000
Total Uses	3,193,166	3,032,965	2,943,340	2,785,942	2,844,858	2,906,348	2,970,529	3,037,526	3,063,469	26,778,144
Net	(122,785)	58,322	169,133	348,004	310,850	271,417	229,591	185,253	182,277	1,632,062



Timelines of Possible Funding Strategies

2024

2025

2026

2027

2028

Lakepointe Due Diligence/Testing /DOE Approval

June

Lakepointe Park Conceptual Plan

June

Lakepointe Developer for the Walkable Urban Village

Apply for Lakepointe Grants

Funding Strategy 1

November 2024
Public Safety
and Human Services
levy lid lift
ballot measure



2026 ballot
measure to form
Metro Parks
District (MPD)



- MPD Board (i.e. City Council) forms and levies the property tax levy needed to purchase Lakepointe
- Board issues bonds to purchase property
- City (MPD) purchases the property

New MPD property tax levy goes into effect

Funding Strategy 2

November 2024
ballot measure to
form Metro Parks
District (MPD)



MPD Board
(i.e. City Council)
forms and levies first tax
for 2026

- 1st tax (5 cents) goes into effect for parks M & O
- MPD Board (i.e. City Council) or voters approve 2nd property tax levy for Lakepointe
- Board issues bonds to purchase the property
- City (MPD) purchases the property

2nd property tax levy
for Lakepointe goes
into effect

2028 or 2029 possible
Public Safety
and Human Services
levy lid lift ballot
measure



Funding Strategy 3

- MPD Board (i.e. City Council) forms and levies the property tax levy needed to purchase Lakepointe
- Board issues bonds to purchase property
- City (MPD) purchases the property

2026 ballot measure to
form the Metro Parks
District (MPD)



- New MPD property tax levy goes into effect
- 2028 or 2029 possible Public Safety and Human Services levy lid lift ballot measure



FSP Task Force Recommendations 4

November 2024
ballot measure to
form Metro Parks
District
(5 cent levy)



See Funding Strategy #2

- See Funding Strategy #2, plus:
- Public Safety levy lid lift (16 cent levy)
 - Public Safety 0.1% sales tax ballot measure





City of Kenmore, Washington

Memorandum

Date: 4/26/24
 To: Rob Karlinsey, City Manager
 From: Debbie Bent, Community Development Director
 Regarding: Update on the Urban Land Institute (ULI) Input and Downtown Planning

Urban Land Institute (ULI) Northwest is a non-profit real estate and land development organization. ULI's Northwest's Technical Assistance Panel (TAP) provides strategic advice in response to a specific assignment. Funded by a grant from the Washington State Department of Commerce, a ULI TAP panel of experts spent time in Kenmore 3/6/24 and 3/7/24 to brainstorm ideas and actionable recommendations to further the vision and next phase in creating a livable, walkable, and vibrant downtown. Staff provided the panel with a briefing packet of background information, gave a presentation and walking tour. The panel also interviewed several key stakeholders including business and property owners.

The final report will be presented to the City Council in June. Following are preliminary categories and findings that ULI suggested the City should invest in to support and enhance Kenmore's unique identity and a vibrant downtown:

1. **Social Infrastructure:**

- Amplify, Expand, Connect Your Assets
- Arts Activation and Community Hub
- Programming and Place Management
- Wayfinding and Business Support

2. **Physical infrastructure:**

- Reforest Kenmore
- The Green Loop
- 522 Bridge

3. **Economic Infrastructure:**

- Infill Development Incentives, Permits, and Regulation Certainty
- Invest in Yourself; Programs and Placemaking;
- Strategic Parcel Identification and Support