



City of Kenmore - 18120 68th Avenue NE - P.O. Box 82607 - Kenmore, WA 98028
Phone: 425-398-8900 - Fax: 425-481-3236 - E-mail: cityhall@kenmorewa.gov

**City of Kenmore
City Council Special and Regular Meeting Agenda
6:45 p.m., February 13, 2017**

Kenmore City Hall, Council Chambers
18120 68th Ave. NE, Kenmore, WA 98028

If you have any questions or to confirm agenda items prior to the meeting, or if you require special accommodations, please call the City Clerk at 425-398-8900. You may also stop by City Hall at 18120 68th Avenue NE, Kenmore. Council agendas are also available on our website at www.kenmorewa.gov.

I. CALL MEETING TO ORDER

II. EXECUTIVE SESSION

Pursuant to RCW 42.30.110(1)(b), Property Negotiations and RCW 42.30.110 (1)(i),
Litigation

III. POSSIBLE ACTION RELATING TO EXECUTIVE SESSION

IV. 6:45 p.m. - CALL SPECIAL MEETING TO ORDER

V. ADJOURN SPECIAL MEETING

VI. 7:30 p.m.* - CALL REGULAR MEETING TO ORDER

**Special Start Time of 7:30 p.m. For This Meeting Only*

VII. ROLL CALL

VIII. FLAG SALUTE

IX. AGENDA APPROVAL

X. PRESENTATION

A. Outgoing Police Sergeant Nick Minzghor - Chief Sether

XI. PROCLAMATION

A. Present Children's Dental Health Month Proclamation to Dr. Laura Stewart and
Dr. Brad Mott - Mayor Baker

[Proclamation](#)

XII. CITIZEN COMMENTS

- A. This is an opportunity to express your views on issues that are important to you and to the community. Please limit your comments to three (3) minutes.

XIII. CONSENT AGENDA

- A. The Following Checks and Electronic Payments are Approved for Payment:
Total Check Numbers 36108 through 36170 in the Amount of \$655,964.55
Total Payroll Electronic Deposits Dated 1/20/17 in the Amount of \$82,862.59
[Checks and Payroll](#)
- B. The Following Checks and Electronic Payments are Approved for Payment:
Total Check Numbers 36171 through 36237 in the Amount of \$590,056.30
Electronic Investment Purchase dated 1/26/17 in the Amount of \$997,271.47
[Checks and Payments](#)
- C. Adopt Minutes for the January 9 and January 23, 2017 City Council Meetings
[01 09 2017 Minutes](#)
[01 23 2017 Minutes](#)
- D. Cancel February 21, 2017 Regular City Council Meeting
- E. Authorize the City Manager to Execute Contract No. 16-C1634 Interlocal Agreement for 2017-2018 with King County Waste and Recycling Grant Program
[Agenda Item](#)
- F. Authorize the City Manager to Execute Agreement 16-C1536 for Catch Basin Repairs on SR 522 between 65th Avenue NE and 73rd Avenue NE
[Agenda Item](#)
- G. Adopt Resolution 17-290 Granting Final Plat Approval for Plat of Zuberan
[Agenda Item](#)
- H. Authorize the City Manager to Execute a Settlement Agreement
[Agenda Item](#)
- I. Authorize the City Manager to Execute Contract No. 17-C1639 Service Agreement with King County Department of Adult and Juvenile Detention Community Work Program
[Agenda Item](#)

XIV. BUSINESS AGENDA

- A. Housing Strategy Plan - Consideration of Direct Assistance Strategies - Debbie Bent, Community Development Director
[Agenda Item](#)
[Attachment 1](#)
[Attachment 2](#)

[Attachment 3](#)
[Attachment 4](#)
[Presentation](#)

- B. Regional Coalition for Housing (ARCH) Administrative Budget and Work Program - Nancy Ousley, Assistant City Manager and Debbie Bent, Community Development Director
[Agenda Item](#)
- C. Resolution No. 17-291 Authorizing Execution of Documents Necessary to Fund Housing Projects Recommended by the Executive Board of ARCH - Nancy Ousley, Assistant City Manager
[Agenda Item](#)
- D. Approve a Budget Increase of \$412,980 for Moorlands Park Improvements, Revising the Adopted 2017-2022 Capital Improvement Plan - Ann Stanton, Park Project Manager
[Agenda Item](#)
- E. 2017 City Council Committee Appointments - City Council
[Agenda Item](#)
- F. December Financial Report - Joanne Gregory, Finance and Administration Director
[Agenda Item](#)

XV. STAFF REPORT

- A. 202nd and 66th Avenue Sidewalk Project Update
[Report Item](#)
- B. Saint Edward State Park Ballfields Update
- C. LakePointe Update
- D. Energize Eastside
[Report Item](#)
- E. House Bill 1028 Asphalt Industry Regulations
- F. State Capital Budget Requests Update
[Report Item](#)
- G. Federal Integral Relations Consultant Selection Process Update

XVI. COUNCILMEMBER REPORTS & COMMENTS

XVII. COUNCILMEMBER INITIATIVES

XVIII. EXECUTIVE SESSION

Pursuant to RCW 42.30.110(1)(i), Litigation

XIX. POSSIBLE ACTION RELATING TO EXECUTIVE SESSION

XX. ADJOURNMENT

Upcoming Meetings:

Tuesday, February 21, 2017 Council Meeting Canceled

Tuesday, February 21, 2017 Planning Commission Meeting

Tuesday, February 27, 2017 Council Meeting

**City of Kenmore, Washington
Proclamation**

WHEREAS, our community's future depends, to a large measure, on the good health of our children and families; and

WHEREAS, good oral health can be achieved in part through good dental habits learned early and reinforced throughout life; and

WHEREAS, good oral health contributes to better nutrition, greater ability to concentrate, and improved school attendance, and

WHEREAS, the City of Kenmore has demonstrated a strong commitment to all children in our community through many early childhood and school programs, and

WHEREAS, National Children's Dental Health Month is celebrated each February, in order to raise awareness about the importance of good oral health.

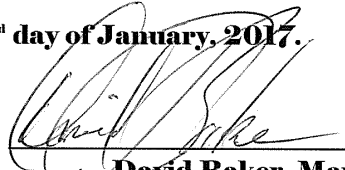
NOW, THEREFORE, I, David Baker, Mayor of the City of Kenmore, Washington, on behalf of the City Council, am pleased to proclaim the month of February 2017 to be:

"Children's Dental Health Month"

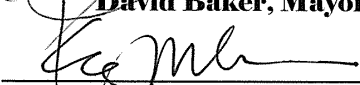
in the City of Kenmore, and I urge all citizens and community organizations to join with the City Council in this observance.

IN WITNESS WHEREOF, signed this 23rd day of January, 2017.

Signed:


David Baker, Mayor

Attested:


Kelly M. Chelin, City Clerk

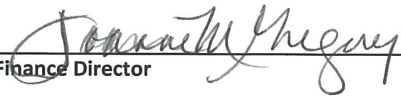
Voucher Certification and Approval

I, the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described herein, that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the City of Kenmore and that I am authorized to authenticate and certify to said claim.

The following checks and electronic payments are approved for payment:

Total Check numbers: 36108 through 36170 \$ 655,964.55

Total Payroll electronic deposits dated: 01/20/2017 \$ 82,862.59

 _____ City Manager	1-24-17 _____ Date
 _____ Finance Director	1-23-17 _____ Date

Check #	Vendor Name	Description	Check Amount
36108	BAKER, DAVID	12/14/16-1/9/17 Mileage Reimbu	171.37
36109	WA ASSOC OF BUILDING OFFICIALS	Registration for 4 - 2017 Inst	2,450.00
36110	COMCAST	12/30/16-1/29/17 Incubator Int	161.89
36111	PHSI PURE HEALTH SOLUTIONS INC.	City Hall Filtered Water Syste	100.63
36112	FRONTIER	12/28/16-1/27/17 City Hall Pho	604.10
36113	FRONTIER	12/28/16-1/27/17 City Hall Pho	440.45
36114	VERIZON WIRELESS	12/27/16-1/26/17 Cell Phones/I	529.37
36115	UNITED STATES POSTMASTER	Winter Newsletter Postage	1,586.32
36116	NATIONWIDE FINANCIAL 401a	Social Security Replacement Plan	13,452.56
36117	NATIONWIDE RETIREMENT SOLUTIONS 457	Deferred Comp Payroll Deduction	145.00
36118	ICMA RETIREMENT TRUST 457 - 304745	Deferred Comp Payroll Deduction	3,195.33
36119	DRS 457	Deferred Comp Payroll Deduction	460.00
36120	AFLAC	Private Medical/ Disability Plans	480.49
36121	BANK OF AMERICA 941	Payroll Taxes	17,739.26
36122	AWC EMPLOYEE BENEFITS	Employee Health Insurance	50,569.61
36123	DEPARTMENT OF RETIREMENT SYSTEMS	WA State Retirement	18,987.27
36124	DEPARTMENT OF LABOR AND INDUSTRIES	Worker's Compensation	2,175.44
36125	UNITED WAY OF KING COUNTY	Employee Charitable Contribution	504.00
36126	NATIONAL LIFE OF VERMONT	Life Insurance	123.17
36127	AMERICAN GENERAL LIFE GPO-400S	Life Insurance	409.94
36128	STATE OF FLORIDA DISBURSEMENT UNIT	Payroll Deduction	275.00
36129	LINCOLN NATIONAL LIFE INSURANCE	Life/Long Term Disability/AD&D	941.32
36130	NAVIA	Flexible Spending Plans & Employee H.S.A. Deductions	593.90
36131	CENTER FOR HUMAN SERVICES	4th Qtr Clinical Programs & Family Support Services	5,000.00
36132	CITY OF BELLEVUE	My Bldg Permit 4th Qtr Surcharge	3,663.88
36133	FULL MAINTENANCE GARDENING	Blueprint Consultation for Kenmore Front Plaza	2,173.28
36134	KENMORE HERITAGE SOCIETY	Qtr 2 - Qtr 4 History Book Sales	100.00
36135	KING COUNTY FINANCE	Solid Waste - Dec. Dump Fees	44.00
36136	SOUND PUBLISHING, INC.	Dec. Bothell/Kenmore Reporter Advertising	528.35
36137	NORTHSHORE SENIOR CENTER	4th Qtr Transportation Program	1,650.00
36138	NORTHSHORE SENIOR CENTER	Qtr 4 Senior Center Program	5,500.00
36139	NORTHSHORE UTILITY DIST	December Fuel & Maintenance	6,301.09
36140	OGDEN, MURPHY, WALLACE	Dec. St. Edward Ballfields Professional Services	130.00
36141	PUGET SOUND ENERGY	12/2-12/30 Multiple Street Lights	8,426.30
36142	PUGET SOUND ENERGY	11/20-12/14 6970 181st Street	16.96
36143	CEMEX	Asphalt for Catch Basin Repair	44.75

36144	TOTAL LANDSCAPE CORP	Dec. Parks Landscape Maintenance	865.05
36145	WASHINGTON STATE OFFICE CASH MGMT	Qtr 2 - Qtr 4 State Building Permit Fees	904.50
36146	SPERRY, LAURIE	Replacement - Lost Ck #33804 Mileage Reimbursement	64.80
36147	KONICA MINOLTA BUSINESS SOLUTIONS	Qtr 4 Incubator Copy Charges	50.88
36148	KONICA MINOLTA BUSINESS SOLUTIONS	Dec. SR 522 KBA Copy Machine Lease	244.36
36149	PACE ENGINEERS, INC.	Dec. Surface Water & Parks On-Call Services	24,856.28
36150	BANNER BANK JGORDON	Furniture & Equipment	395.00
36151	JACOBS ENGINEERING GROUP	15-C1411 11/26-12/30 W. Samm Bridge Project	17,425.43
36152	KENMORE ELEMENTARY PTA	4th Qtr Social Services Crisis Support	1,500.00
36153	TOWN CENTER HARDWARE	December Public Work Tools & Supplies	52.89
36154	JSH PROPERTIES, INC.	Commission on Diva Espresso	4,032.00
36155	UTILITIES UNDERGROUND LOCATION CTR	December Utility Locate Services	166.41
36156	OSBORN CONSULTING INC.	Dec. 12-C1081 On-Call Consulting	15,288.50
36157	HEWITT	14-C1324 10/29-12/30 Town Green Services	15,239.95
36158	KPFF CONSULTING ENGINEERS	15-C1484 Dec. Professional Services - Transportation	22,380.89
36159	UNITED STATES TREASURY	2016 Fica Med Calculation on Awards	70.94
36160	MUNIMANAGE, LLC	Dec. Professional Svcs - Lakepointe Consulting	4,750.00
36161	TERRA BOUND	Rhododendron Park Tables	1,653.00
36162	KING COUNTY FINANCE	Road Services - Simonds Overlay	116,652.05
36163	KING COUNTY FINANCE	Dec. Road Services - Expansion Joist Repair	9,437.74
36164	KING COUNTY FINANCE	Dec. Road Services - Signs/Signals	6,733.19
36165	KING COUNTY FINANCE	Dec. Road Services - Signs/Striping/Video	20,640.85
36166	KING COUNTY FINANCE	Dec. Road Services - Bridge Inspection	6,183.60
36167	PUGET SOUND ENERGY	Works Orders for SR522 W. A & South NE 181st	229,981.00
36168	GALLATIN PUBLIC AFFAIRS	Dec. Media/Marketing Relations	3,540.87
36169	VOID	Void	-
36170	BANNER BANK RK	Town Green Furniture & Travel Expense	3,179.34
1/20/2017	PAYROLL	Direct Deposit	82,862.59
			<u><u>\$ 738,827.14</u></u>

2016	PRIOR VENDOR ACTIVITY	TOTAL	FOR 2016
	A & A LIMOUSINE & BUS SERVICE		1,653.00
	A+ CONFERENCING		1,204.59
	AA ASPHALTING, INC		11,389.51
	AAA FLAG & BANNER MFG. CO., INC.		9,103.88
	AAA PRINTING		1,100.65
	AABCO BARRICADE COMPANY INC.		2,726.55
	ABBETT, R. ROY		325.00
	ABBEY PARTY RENTS OF WA, INC.		625.71
	ABIGANIA, ALBERT		300.00
	ACF WEST INC		3,533.01
	ACTION ENTERTAINMENT		770.00
	ACTIVE SHOOTER TRAINING LLC		1,425.00
	ADMAN, STACI		6,296.26
	ADVANCE TESTING & SERVICE INC		702.00
	AFLAC		4,187.27
	AGORA NW LLC		336.39
	ALCALDE & FAY		61,137.75
	ALEXANDER, JEFF		400.00
	ALL CITY FENCE CO.		5,226.44
	ALL CLIMATE HEATING AND AIR		36.05
	ALL TRAFFIC SOLUTIONS		2,625.00
	ALLPLAY SYSTEMS LLC		1,190.28
	ALPHAGRAPHS US718		1,500.51
	ALTA MAXINE MELVIN		14,674.00
	AM TEST, INC		2,375.00
	AMERICAN GENERAL LIFE GPO-400S		5,119.35
	AMERICAN PLANNING ASSOCIATION		2,124.00
	AMERICAN PUBLIC WORKS ASSOCIATION		1,225.00
	AMERICAN SOCIETY OF CIVIL ENGINEERS		225.00
	AMERICAN SOCIETY OF COMPOSERS		336.63
	ANCHOR QEA, LLC		9,267.50
	ANDERSON, LAURI		178.50
	APPLIED CONCEPTS, INC.		4,854.69
	AQUATECHNEX LLC		37,624.20
	ARC - PACIFIC NORTHWEST		2,711.51
	ARTS OF KENMORE		5,294.76
	ARTSITE LTD, LLC		1,435.76
	ASPLUNDH		5,420.25
	ASSOCIATION OF WA CITIES		19,654.79
	ATHENAS		320.00
	AURELIAN DESIGN		1,164.00
	AURORA RENTS		2,290.85
	AUTO BEE		150.00
	AUTOMATED CONTROLS		3,087.90
	AV CAPTURE ALL		4,718.57
	AVCA HARDWARE		341.33
	AWC EMPLOYEE BENEFITS		549,198.78
	BAKER, BRIDGIT		138.62
	BAKER, DAVID		4,128.08
	BANK OF AMERICA 941		423,987.43
	BANNER BANK		3,774.45
	BANNER BANK DB		1,204.04
	BANNER BANK LD		2,264.98
	BANNER BANK BAKER		11,376.45
	BANNER BANK BH		5,051.13

BANNER BANK	CS	5,200.42
BANNER BANK	DB	3,506.05
BANNER BANK	JG	7,947.61
BANNER BANK	JGORDON	9,473.66
BANNER BANK	KENMORE	37,500.35
BANNER BANK	LD	7,979.53
BANNER BANK	NO	4,594.95
BANNER BANK	PS	2,189.67
BANNER BANK	RK	5,563.81
BANNER BANK	VAN NESS	6,918.55
BARTLETT TREE EXPERTS		394.20
BASTYR UNIVERSITY		50,200.00
BELLEVUE COLLEGE		219.12
BELMARK, LLC		7,776.05
BEN HOLT INDUSTRIES		6,050.00
BERK CONSULTING		77,532.28
BEST BUY BUSINESS ADVANTAGE ACCOUNT		21,943.51
BJELDE, LAUREN		1,750.00
BLACKBAUD		7,225.80
BLUEBEAM, INC.		2,592.00
BRAVO ENVIRONMENTAL SERVICE		126,262.15
BRIEN, GAYLYNN		650.00
BROADCAST MUSIC, INC.		336.00
BRUCE DEES & ASSOCIATES		59,952.31
BUILDERS EXCHANGE OF WASHINGTON INC		451.95
BULGER SAFE & LOCK, INC.		450.26
CABOT DOW ASSOCIATES, INC.		8,898.64
CALPORTLAND COMPANY		2,407.99
CAMPBELL SCIENTIFIC		11,053.91
CAPITAL ONE COMMERCIAL/ COSTCO		68.29
CAPPS, DAWNA		50.00
CARSTAR		1,793.19
CASCADE PEST CONTROL		1,465.85
CASCADE RECREATION, INC		301.13
CATHOUSE PIZZA		112.00
CEMEX		3,400.20
CENTER FOR HUMAN SERVICES		15,000.00
CHICAGO TITLE		1,099.78
CITY OF BELLEVUE		141,968.60
CITY OF KENMORE FS		7,909.50
CITY OF KENT		500.00
CITY OF LAKE FOREST PARK		916,771.02
CITY OF SHORELINE		12,538.07
CITY OF TACOMA		40.00
CITY WIDE FENCE COMPANY, INC		804.83
CITYWORKS/ AZTECA SYSTEMS INC.		21,900.00
CLEARWATER LEAK DETECTION, INC.		1,100.00
CLOWNS UNLIMITED, INC.		897.90
COAST & HARBOR ENGINEERING		63,329.05
COASTAL WEAR PRODUCTS INC		1,356.71
COASTWIDE LABORATORIES		8,372.98
COBRA BEC, INC.		8,945.94
CODE PUBLISHING COMPANY		14,119.90
COLUMBIA RIDGE LANDFILL		11,202.51
COMCAST		5,659.35
CONSOLIDATED PRESS		14,360.02
CONTOUR FENCE CO. INC.		6,605.04

CORT PARTY RENTAL	582.98
COSTTREE, LLC	3,000.00
COX PRINTING & SIGNS	1,178.16
CROWN PRODUCTS LLC	1,242.93
CUES	46.86
CULLEY, AMBERLY	9,096.26
CURTIS, DR. MILTON	560.16
D.R. HORTON	15,000.00
DAILY JOURNAL OF COMMERCE	2,509.15
DANSOUND INC	8,830.08
DAY WIRELESS SYSTEMS	76.44
DEPARTMENT OF ECOLOGY	34,739.65
DEPARTMENT OF LABOR AND INDUSTRIES	30,135.28
DEPARTMENT OF RETIREMENT SYSTEMS	471,638.91
DEPPA, DOUG	127.50
DEVRIES, DENIS	531.93
DIGITAL REPROGRAPHICS SERVICES INC.	540.17
DRS 457	26,440.00
DURRANT, JEFF	178.50
EA ENGINEERING SCIENCE & TECHNOLOGY	110,932.90
ECONOMIC DEV COUNCIL OF SEATTLE/KC	5,000.00
ECOSS	3,841.54
EJ USA, INC.	3,091.51
EMERALD FIRE LLC	289.08
EMPLOYMENT SECURITY DEPT	14,402.26
ENVIRONMENTAL SYSTEMS RESEARCH INST	5,694.00
ESA ADOLFSON	40,286.55
EVERGREEN FIRE AND SAFETY, INC.	122.91
EVERGREEN PRINT SOLUTIONS	1,489.70
EVERGREEN SAFETY COUNCIL	299.00
EVER-MARK, LLC	2,959.77
EXPONENT, INC.	56,999.76
FASTSIGNS	263.90
FAZZARI MARKETING	3,555.92
FCS GROUP, INC.	55,164.74
FEDEX OFFICE	1,746.15
FEENEY WIRELESS	1,195.81
FERGUSON ENTERPRISES INC #1539	8,686.79
FINANCIAL CONSULTANTS INT'L INC	702.41
FIRE PROTECTION, INC	5,325.40
FIRE SYSTEMS WEST, INC.	547.50
FIX AUTO	1,000.00
FLEMINGS HOLIDAY LIGHTING LLC	6,279.93
FLOW TECHNOLOGIES INC.	54,497.61
FOOTPRINT PROMOTIONS	1,912.53
FRONTIER	12,547.42
FRUHLING SAND & TOPSOIL	4,858.79
FUJII, GLORIA	1,700.00
FUNRENT	458.81
G & H PRINTING	516.25
GALLATIN PUBLIC AFFAIRS	40,925.03
GEOFF VICEK PHOTOGRAPHY	1,200.00
GLENMOOR 6, LLC	7,500.00
GOOD TO GO	35.25
GOODSELL POWER EQUIPMENT #2 INC.	142.05
GORDON THOMAS HONEYWELL	45,082.25
GORLIN, LARRY N.	1,314.00

GOVDELIVERY, INC.	11,025.00
GOVERNMENT FINANCE OFFICERS ASSOC	190.00
GRAINGER	2,090.37
GREATER BOTHELL CHAMBER OF COMMERCE	5,400.00
GREGORY, JOANNE	459.50
GRINDLINE SKATEPARKS INC.	12,850.01
GROUP FOUR INC.	7,620.00
GRYPHON TRAINING GROUP, INC.	150.00
H.S.A./AVIDIA BANK	42.30
HAMPSON, BRYAN	138.14
HANSEN, COREY	51,700.00
HARRIS, LESLIE	327.56
HATFIELD, CHRISTOPHER	75.00
HDR ENGINEERING, INC	572,786.90
HERBIG, NIGEL	523.41
HERMANSON COMPANY, LLP	6,769.32
HERRERA ENVIRONMENTAL CONSULTANTS	16,360.00
HESTON VISUAL ARTS	1,380.25
HEWITT	134,956.66
HOME DEPOT CREDIT SERVICES	641.43
HONEY BUCKET	4,424.73
HOPELINK	30,000.00
HOPKINS, CRAIG	912.60
HORIZON DISTRIBUTORS INC	2,879.44
HSA BANK	2,019.00
IAP2 PUGET SOUND CHAPTER	1,550.00
ICMA RETIREMENT TRUST 457 - 304745	80,009.06
iCOMPASS TECHNOLOGIES, INC.	9,650.00
INDEPENDENT STATIONERS	2,664.76
INGLEWOOD GOLF COURSE	1,248.30
INSLEE, BEST, DOEZIE & RYDER, P.S.	456,476.83
INTEGRA TELECOM	10,876.17
INTERNATIONAL BUSINESS INNOVATION	525.00
INTERNATIONAL CITY/CNTY MGMT ASSOC	2,633.13
INTERNATIONAL CODE COUNCIL	135.00
INTERNATIONAL INST OF MUNI CLERKS	220.00
iWORQ SYSTEMS	2,800.00
J&K ASSOCIATES	2,460.47
JACOBS ENGINEERING GROUP	270,645.91
JAYMARC - AV	48,017.75
JD PLUMBING & FIRE PROTECTION INC.	214.03
JET CITY PRINTING	5,333.95
JOYCE ZIKER PARKINSON	11,017.50
JP HENNESSY	500.00
JUSTIN BREWER WEB DESIGN	945.00
KAMINS CONSTRUCTION INC.	582,217.77
KARLINSEY, ROB	12,705.59
KBA INC.	123,977.87
KCDA PURCHASING COOP	1,693.69
KD CANOPY	771.00
KEARNEY GROUP, LLC	668.00
KEEP POSTED INC	608.00
KENMORE AIR	3,000.00
KENMORE CAMERA	2,994.70
KENMORE COMMERCIAL LLC	39,796.19
KENMORE COMMUNITY CLUB	490.00
KENMORE ELEMENTARY PTA	4,500.00

KENMORE HERITAGE SOCIETY	475.00
KIMBERLY LANE 9, LLC	8,645.82
KING COUNTY ANIMAL SVCS	3,974.00
KING COUNTY ASSESSOR	358.00
KING COUNTY DISTRICT COURT	121,748.00
KING COUNTY FINANCE	530,776.46
KING COUNTY FINANCE W.L.R.D.	78,669.59
KING COUNTY FINANCE/ GIS	2,644.47
KING COUNTY FLEET ADMIN	882.17
KING COUNTY MUNICIPAL CLERKS ASSOC	25.00
KING COUNTY OFFICE OF FINANCE	1,838.87
KING COUNTY RADIO COMM SERVICES	1,134.44
KING COUNTY RECORDER'S OFFICE	166.00
KING COUNTY SHERIFF	3,266,692.84
KING COUNTY TREASURY	12,024.01
KING CTY EASTSIDE TRANSP PARTNERSH	200.00
KING'S DRYWALL REPAIR LLC	2,299.50
KINGS HEATING	28.84
KOMPAN, INC	169.73
KONICA MINOLTA BUSINESS SOLUTIONS	8,241.59
KORTE, BRENT	27.61
KPFF CONSULTING ENGINEERS	318,359.42
KRAZAN & ASSOCIATES, INC.	8,522.50
KUSTOM SIGNALS, INC.	293.53
KVO INDUSTRIES, INC	1,245.00
LACONNER CHANNEL LODGE	250.00
LAKE CITY PICTURE FRAMING	139.74
LANDSCAPE FORMS, INC.	15,665.89
LANEY JONES AND THE SPIRITS	1,000.00
LANGTON SPIETH, LLC	35,000.00
LANGUAGE LINE SERVICES, INC.	4.83
LAW OFFICE OF JOHN RUNGERUDE, PS	3,000.00
LENNAR NORTHWEST, INC.	28,334.10
LIGHTHOUSE CONSULTING INC	75,964.15
LINCOLN NATIONAL LIFE INSURANCE	10,979.92
LITTLE, ERIK	7,500.00
LOVE BOMB GO-GO	1,500.00
LOYUK, SAMANTHA	52.92
M M COMFORT SYSTEMS	81.34
MACDONALD MILLER FACILITY SOLUTIONS	3,277.44
MACLEOD RECKORD	82,013.88
MAGEE, STEVEN	49.44
MAIL FINANCE	2,812.00
MAINSTREET MASONRY RESTORATION LLC	1,228.25
MARINE EXCHANGE OF PUGET SOUND	1,000.00
MARINE FLOATS CORPORATION	4,844.19
MARSHBANK CONSTRUCTION	4,725,683.87
MARY BRABEC	3,500.00
MCALLISTER, TERESA	232.12
MCKINNEI, SHAHIN	102.35
MEEHAN, NANCY	90.89
METROPOLITAN TRANS. COMMISSION	1,500.00
MILLER STEPHENS, MARY	17,500.00
MIWONGTUM, RACHEL	120.99
MOBILE MINI, INC.	2,917.20
MOON CONSTRUCTION COMPANY	27,199.81
MORGAN SOUND INC	3,728.81

MOTT MACDONALD GROUP, INC.	945.00
MR. T'S TROPHIES	451.79
MRSC ROSTERS	90.00
MUMMA, RYAN	58.32
MUNIMANAGE, LLC	34,625.00
NATIONAL LEAGUE OF CITIES	1,563.45
NATIONAL LIFE OF VERMONT	1,478.04
NATIONWIDE FINANCIAL 401a	312,497.31
NATIONWIDE RETIREMENT SOLUTIONS 457	18,970.00
NAVIA	551.60
NEOPOST NORTHWEST	58.02
NORTHLAKE LUTHERAN CHURCH	100.00
NORTHSHORE FIRE DEPT	7,243.00
NORTHSHORE PARK & REC SERVICE AREA	1,360.00
NORTHSHORE ROTARY CLUB	898.00
NORTHSHORE SCHOOL DISTRICT	10,000.00
NORTHSHORE SENIOR CENTER	21,450.00
NORTHSHORE UTILITY DIST	181,264.08
NORTHSHORE YMCA	6,500.00
NORTHSHORE YOUTH & FAMILY SERVICES	16,000.00
NORTHWEST ARBORICULTURE LLC	6,979.47
NORTHWEST LANDSCAPE SERVICES	41,993.92
NORTHWEST MARINE TRADE ASSOCIATION	425.00
NORTHWEST PLAYGROUND EQUIPMENT INC.	14.97
NORTHWEST PRECISION BUILDERS	15,902.80
NORTHWEST TROPHY	4,280.73
NORTHWESTERN COLLECTION SERVICE INC	690.00
NRC ENVIRONMENTAL SERVICES, INC.	4,975.10
OAC SERVICES, INC	307.97
OFFICE DEPOT	13,172.84
OFFICE TEAM	16,449.64
OGDEN, MURPHY, WALLACE	15,502.50
OLBRECHTS & ASSOCIATES, PLLC	4,485.50
OLYMPIC ENVIRONMENTAL RESOURCES INC	33,723.87
ORNAMENTAL STONE	12,857.71
OSBORN CONSULTING INC.	59,058.76
OUSLEY, NANCY	1,163.94
OVERLEESE, KRISTEN	170.15
OWEN EQUIPMENT COMPANY	1,246.98
PACE ENGINEERS, INC.	128,261.00
PACIFIC TOPSOILS	5,602.08
PACIFICA LAW GROUP LLP	632.50
PAJEK, KELLY	22.00
PAMPLIN MEDIA GROUP	190.00
PARAMETRIX INC	36,683.37
PASSPORT TRAVEL AND TOURS	924.40
PAT'S TREES AND LANDSCAPE INC.	4,043.52
PAWS	4,550.00
PCS MOBILE	4,741.35
PEARSON ESTATES LLC	14,897.46
PEMBERTON, JIM	3,086.64
PENDLETON, MICHAEL	6,796.74
PEOPLES STORAGE	1,608.00
PERFORMANCE SYSTEMS INTEGRATION LLC	826.73
PERSONAL BEST/ TOPHEALTH	117.20
PERTEET INC.	225,071.48
PETERSON, JANET	3,125.00

PETTY CASH CUSTODIAN	1,224.65
PHSI PURE HEALTH SOLUTIONS INC.	323.82
PHSI PURE WATER FINANCE	1,424.11
PIPER JAFFRAY & CO.	26,022.04
PRINTWEST	492.75
PROFFITT, QUINN	150.00
PROTECTION TECHNOLOGIES, INC	1,224.63
PROTHMAN COMPANY	14,275.80
PRSA	307.00
PUBLIC HEALTH DEPT. OF KING COUNTY	430.00
PUGET SOUND BUSINESS JOURNAL	105.00
PUGET SOUND CLEAN AIR AGENCY	17,411.00
PUGET SOUND ENERGY	256,459.59
PUGET SOUND FINANCE OFFICERS ASSOC	50.00
QUALITY BUSINESS SYSTEMS INC.	11,957.62
QUINN, JANET	71.60
R.C. PAINTING & SONS, INC.	1,314.00
RAMCO CONSULTING SERVICES, INC.	185.00
RANDALL, BRIAN	381.58
REACTCS	250.00
REID, JAMES FALCONER	5,400.00
REIQUAM, PETER	19,500.00
REPUBLIC SERVICES	9,191.14
RESOURCE EXPLORATION, LLC	20,000.00
RFI ENTERPRISES INC.	10,827.37
RICHARDSON, ZACK	116.00
RICHMOND AMERICAN HOMES OF WA	47.00
ROAD CONSTRUCTION NW, INC.	4,581.22
RYCO EQUIPMENT, INC.	216.81
S&P GLOBAL RATINGS	14,000.00
SALTER, JON	444.00
SAMYN, DR. JEFFREY	250.00
SANDRA OWEN DESIGN	585.00
SARAH ROBERTS	127,483.44
SAUVE, GAYLEN	350.00
SAWYER, RICHARD	124.11
SCHINDLER ELEVATOR CORPORATION	7,163.74
SCHOCK, BRETT	116.00
SCORE	373,331.69
SEATTLE TIMES	20,459.75
SELECT AIR SERVICES DBA GREENWOOD	32.14
SESAC	378.00
SHRED-IT USA LLC	2,428.88
SIGN UP, SIGN CO, INC	2,723.95
SITEIMPROVE, INC.	4,998.00
SITTS & HILL ENGINEERS, INC.	28,898.46
SKILLET	404.00
SKYWARD CONSTRUCTION	3,098,320.19
SMITH, BRENT	63.72
SMITH, JARRETT	140.49
SNOHOMISH COUNTY	20,319.00
SNO-KING WATERSHED COUNCIL	3,000.00
SOFTRESOURCES LLC	4,243.75
SOFTWAREONE, INC.	10,353.38
SOLAR TRAFFIC SYSTEMS INC.	4,935.00
SOLOMON ARTS & ENTERTAINMENT	300.00
SOLTERRA	298.65

SOUND CITIES ASSOC	13,453.25
SOUND LAW CENTER	17,948.00
SOUND OCEAN	188.96
SOUND PUBLISHING, INC.	9,161.97
SPERRY, LAURIE	64.80
ST EDWARD STATE PARK	7,410.40
STARDOM SERVICES, INC.	6,120.00
STATE AUDITOR'S OFFICE	26,851.92
STATE OF FLORIDA DISBURSEMENT UNIT	7,150.00
STATEWIDE RENT-A-FENCE INC.	370.31
STEWART MACNICHOLS HARMELL, INC.	60,803.00
SUNGARD PUBLIC SECTOR INC.	52,554.50
SWANK MOTION PICTURES, INC.	386.55
TACOS LA FLACA	40.00
TECHNEX	24,768.90
TELESYSTEMS WEST	634.12
TERREBONNE LIMITED	301.83
THE DAVEY TREE EXPERT COMPANY	3,613.50
THE SEATTLE TIMES NIE	1,750.00
THE TILLERS, LLC	1,750.00
THE WIDE FORMAT COMPANY	1,045.73
THOMAS, MICHAEL	223.30
TOP TO BOTTOM JANITORIAL, INC.	32,125.00
TOPIA TECHNOLOGY/ BIS	1,300.00
TOTAL LANDSCAPE CORP	114,086.02
TOWN CENTER HARDWARE	1,389.93
TRAFFICALM SYSTEMS	4,571.00
TRINITY CONTRACTORS, INC.	278,126.30
TRUST ACCT OF CONNOR & SARGENT PLLC	7,000.00
TWO STORY ZORI	1,750.00
TYLER TECHNOLOGIES, INC.	53,427.29
UFF DA LOGISTICS	283.59
UNCLE STINKY'S MAGIC	821.25
UNITED RENTALS NW, INC	1,355.45
UNITED STATES POSTMASTER	6,452.24
UNITED STATES TREASURY	4.10
UNITED WAY OF KING COUNTY	5,746.00
UPS STORE	383.80
US POSTAL SERVICE (HASLER)	11,690.26
UTILITIES UNDERGROUND LOCATION CTR	1,986.60
V2WORKS	935.55
VAN NESS, ALLAN	3,052.63
VAUGHAN, KENT	314.00
VERIZON WIRELESS	10,653.38
VERTICAL VISUAL SOLUTIONS INC.	793.88
VIBRANT PLANTS INC	1,919.41
VICENTE, JOHN	47.00
VINTAGE AMBIANCE	93.08
VOLGISTICS, INC	540.00
W.S.S.O. Advanced Training	520.00
WA ASSOC OF BUILDING OFFICIALS	1,670.00
WA ASSOC OF PUBLIC RECORDS OFFICERS	400.00
WA CITIES INSURANCE AUTHORITY	229,194.00
WA FINANCE OFFICERS ASSOCIATION	475.00
WA STATE DEPARTMENT OF AGRICULTURE	58.00
WA STATE DEPT OF LABOR & INDUSTRIES	141.60
WA STATE DEPT OF TRANSPORTATION	39,481.86

WA TRUST FOR HISTORIC PRESERVATION	100.00
WAGE WORKS	1,226.00
WALL, JOHN	390.41
WALTERS, GEORGE	7,500.00
WASHINGTON ARCHITECTURAL HARDWARE	1,664.41
WASHINGTON AWARDS	546.39
WASHINGTON CITY/COUNTY MGMT ASSOC	630.00
WASHINGTON STATE DEPT OF REVENUE	2,667.11
WASHINGTON STATE OFFICE CASH MGMT	2,847.50
WASHINGTON STATE PATROL	3,570.24
WASHINGTON TREE SERVICE INC	4,599.00
WATSON, ELIZABETH	500.00
WELLS FARGO FINANCIAL	12,908.77
WELWEST CONSTRUCTION INC.	36,050.00
WESTERN DISPLAY FIREWORKS, LTD.	17,000.00
WETLANDS & WOODLANDS INC	1,251.04
WHELFHAM, STEPHANIE	250.00
WINTERBOURNE LANDSCAPE	1,149.76
WONDERLAND DEVELOPMENT	5,000.00
WRIGHT, MARCI	1,500.00
WSU URBAN IPM & PESTICIDE SAFETY	58.00
YOURMEMBERSHIP.COM, INC	150.00
YSI INCORPORATED, A XYLEM BRAND	22,849.80
ZONAR SYSTEMS	525.33
ZONES	1,122.80
ZORNES, GARY	688.19
ZUMAR	2,932.66
	<u>\$22,664,837.99</u>

Voucher Certification and Approval

I, the undersigned, do hereby certify under penalty of perjury that the materials have been furnished, the services rendered or the labor performed as described herein, that any advance payment is due and payable pursuant to a contract or is available as an option for full or partial fulfillment of a contractual obligation, and that the claim is a just, due and unpaid obligation against the City of Kenmore and that I am authorized to authenticate and certify to said claim.

The following checks and electronic payments are approved for payment:

Total Check numbers: 36171 through 36237 \$ 590,056.30

Electronic Investment Purchase dated 01/26/2017 in the Amount of: \$997,271.47

 at 1/27/17

City Manager Date

 1/27/17

Finance Director Date

Check #	Vendor Name	Description	Check Amount
36171	DEPARTMENT OF LABOR AND INDUSTRIES	4th Qtr 2016 Volunteer Hours L & I	35.16
36172	ASSOCIATION OF WA CITIES	2017 Dues	15,574.00
36173	CITY OF LAKE FOREST PARK	Regional Emergency Management	38,759.00
36174	CITY OF SHORELINE	SET Special Police Services	1,127.00
36175	CITY OF SHORELINE	4th Qtr Jail Van Usage & Station Rental	1,154.53
36176	CONSOLIDATED PRESS	Winter 2017 Newsletter	3,180.78
36177	HERRERA ENVIRONMENTAL CONSULTANTS	16-C1606 Aquatic Vegetation Management	7,916.05
36178	KING COUNTY FINANCE	Dec. Adult/Juvenile Detention Booking & Maintenance	1,276.06
36179	KING COUNTY SHERIFF	Dec. Kenmore School's Police Overtime Charges	4,945.25
36180	HONEY BUCKET	12/31/16-1/27/17 Squire's Landing Rental	218.35
36181	PERSONAL BEST/ TOPHEALTH	Wellness Newsletter Renewal	117.74
36182	OFFICE DEPOT	Office Supplies	102.81
36183	OFFICE TEAM	Temporary Reception Desk Coverage	383.20
36184	PUGET SOUND CLEAN AIR AGENCY	Calendar Year 2017 Assessment Charges	17,756.00
36185	PUGET SOUND ENERGY	12/13-1/12 Electricity/Gas/Traffic Signals/Street Lights	4,580.17
36186	PUGET SOUND FINANCE OFFICERS ASSOC	PSFOA Annual Dues	50.00
36187	PUGET SOUND REGIONAL COUNCIL	2017 Dues	8,294.00
36188	STAPLES ADVANTAGE	Parks Supplies	135.45
36189	STAPLES ADVANTAGE	City Hall Supplies	72.26
36190	STEWART MACNICHOLS HARMELL, INC.	December Public Defense Services	5,000.00
36191	SOUND CITIES ASSOC	Networking Dinner	45.00
36192	SOUND CITIES ASSOC	Annual Member City Dues	13,784.83
36193	US POSTAL SERVICE (HASLER)	Postage Meter Refill	2,739.69
36194	WA CITIES INSURANCE AUTHORITY	Kathleen Hicks Notary Bond	40.00
36195	WA CITIES INSURANCE AUTHORITY	2017 Insurance	265,101.00
36196	WA FINANCE OFFICERS ASSOCIATION	Annual Membership	150.00
36197	WASHINGTON STATE DEPT OF REVENUE	2016 Sales Tax on Untaxed Goods Purchased	4,848.72
36198	KING COUNTY RECORDER'S OFFICE	Twedt Property Deed of Right to RCO	92.00
36199	AMERICAN PUBLIC WORKS ASSOCIATION	Membership Renewals	1,295.00
36200	SPERRY, LAURIE	Council Retreat Mileage Reimbursement	34.78
36201	BANNER BANK LD	Social Media/Surveys/Pandora	121.41
36202	BANNER BANK CS	Supplies/Printer	585.74
36203	BANNER BANK NO	Registration/Framing/Supplies	1,534.56
36204	QUALITY BUSINESS SYSTEMS INC.	New 1st Floor Copier Lease & Documentation Fee	747.46
36205	BANNER BANK JG	Conference Registrations & Supplies	543.87
36206	BANNER BANK KENMORE	Holiday Rentals/Training/Batteries	720.77
36207	BANNER BANK KENMORE	Supplies/Subscriptions/Computer Replacement	1,843.42

36208	JAYMARC - AV	16-C1583 Town Green Dec. Audio/Visual Package	39,979.37
36209	GORDON, JENNIFER	Work Boot Reimbursement	150.00
36210	COMCAST	1/14-2/13 City Hall Internet/Cable	300.38
36211	COMCAST	16-C1598 City Hall/Incubator/Hangar Bldgs.	1,560.18
36212	PASSPORT TRAVEL AND TOURS	Passenger Change Fee/Houston Natl Historic Preservation	299.00
36213	KING COUNTY MUNICIPAL CLERKS ASSOC	2017 Dues	25.00
36214	VERSATILE MOBILE SYSTEMS	Police Equipment/Handheld Scanner	260.88
36215	INTEGRA TELECOM	City Hall Phone Svc 1/8-2/7/17	884.07
36216	KAMINS CONSTRUCTION INC.	NE 181st South Sidewalk 12/24/16-1/25/17	34,828.50
36217	BANNER BANK BAKER	Airfare & Parking	662.31
36218	GREATER BOTHELL CHAMBER OF COMMERCE	Dues	1,500.00
36219	BANNER BANK PS	Binders/Camera & Tripod	617.09
36220	STATE OF WA DEPT. OF LICENSING	Kathleen Hicks - Notary Fee Renewal	30.00
36221	ALPHAGRAPHS US718	Business Cards	239.95
36222	NORTHWEST LANDSCAPE SERVICES	January SR522 ROW Landscaping	1,745.12
36223	ECONOMIC DEV COUNCIL OF SEATTLE/KC	2017 Dues	5,000.00
36224	TRINITY CONTRACTORS, INC.	15-C1484 NE 181st St. North Sidewalks	43,661.30
36225	A V CAPTURE ALL	Annual Software Subscription	4,718.57
36226	MICRONET, INC.	Business Directory Monthly Fee	75.56
36227	MARSHBANK CONSTRUCTION	14-C1328 SR522 West A thru 1/25	2,313.67
36228	SITTS & HILL ENGINEERS, INC.	15-C1454 Dec. Prof. Svcs Squires Landing	228.00
36229	SKYWARD CONSTRUCTION	15-C1462 Dec. Town Green Svcs	21,144.45
36230	PAMPLIN MEDIA GROUP	Special Events Advertising	190.00
36231	BANNER BANK RK	Council Retreat Meals	645.14
36232	TOP TO BOTTOM JANITORIAL, INC.	January City Hall Janitorial Services	3,500.00
36233	MUNIMANAGE, LLC	January LakePointe Professional Services	2,000.00
36234	ECO-COUNTER	Bike/Pedestrian Counters	9,580.00
36235	JET CITY IMPROV	Volunteer Appreciation Entertainment	600.00
36236	URBAN FORESTRY SERVICES, INC.	Tree Consulting/Assessment	850.00
36237	CANYON VIEW ESTATES	Cash Deposit Refunds	7,561.70
			<u>\$ 590,056.30</u>

**City of Kenmore, Washington
City Council Regular Meeting
Minutes
January 9, 2017**

CALL MEETING TO ORDER – The Kenmore City Council regular meeting was called to order by Mayor David Baker at 7:00 p.m.

Councilmembers present: Mayor David Baker, Deputy Mayor Allan Van Ness and Councilmembers Brent Smith, Laurie Sperry, Milton Curtis, Nigel Herbig and Stacey Denuski.

Staff present: Rob Karlinsey, City Manager; Nancy Ousley, Assistant City Manager; Joanne Gregory, Finance and Administration Director; Kris Overleese, Public Works Director; Debbie Bent, Community Development Director; Brett Schock, Traffic Engineer; Rod Kaseguma, City Attorney and Kelly Chelin, City Clerk.

FLAG SALUTE

Mayor Baker led the flag salute.

AGENDA APPROVAL

The agenda was approved.

CITIZEN COMMENTS

Eric Adman, 7815 NE 192nd Street, Kenmore. Mr. Adman commented on the potential Squires Landing Restoration Project that was on the agenda this evening. He thanked the Council for their careful consideration of this project. He stated that this is an opportunity for matching funds and urged the Council to “keep the door open” at least.

Anne Anderson, 16304 81st Place NE, Kenmore. Ms. Anderson spoke to the Saint Edward ballfields. She is asking the Council to conduct an independent second opinion on the site’s critical areas. She has yet to receive an answer from the City. She asked the City to please respond in writing with a response.

John Hendrickson, 5919 NE 202nd Lane, Kenmore. Mr. Hendrickson spoke about the Open Public Meetings Act. He stated to the Council that they are responsible to the citizens since they are doing the people’s business. As an example, he brought up the issue at the ballfields at Saint Edward. He went on to say that the public didn’t learn about this project until January 2016 yet the Council seemed to be working on it since September 2015.

Mayor Baker thanked the citizens for their comments.

CONSENT AGENDA

Councilmember Densuki moved to approve the consent agenda as submitted, Deputy Mayor Van Ness seconded the motion. The motion passed 7-0.

The consent agenda included the following:

The Following Checks and Electronic Payments:

Total Check Numbers 35832 through 35917 in the Amount of \$1,119,853.01

Total Payroll Electronic Deposits Dated 12/9/16 in the Amount of \$78,764.87

Adopt Minutes for the December 12 and December 23, 2016 City Council Meetings

Cancel January 17, 2017 Regular Council Meeting

BUSINESS AGENDA

Squires Landing Restoration Grant - Debbie Bent, Community Development Director

Director Bent explained that staff is seeking Council direction on whether to pursue an agreement with the US Army Corps of Engineers for funding a feasibility study and funding design and implementation of restoration measures for the Squires Landing property.

If the Council direction is not to proceed with the project, this does not preclude the City from pursuing. The Council discussed the project. John Hicks from the US Army Corps of Engineers addressed the Council and answered questions. Council thoroughly discussed whether or not to proceed with the restoration project.

After some lengthy discussion, **Councilmember Curtis made a motion to not proceed with the project at this time. The motion passed 5-2.**

Authorize the City Manager to Execute Agreements with the Washington State Department of Transportation, Puget Sound Regional Council and Transportation Improvement Board for Grants Awarded in the 2016 Grant Application Cycle – Kris Overleese, Public Works Director and Brett Schock, Traffic Engineer

Director Overleese and Engineer Schock explained that the City of Kenmore applied for eight grants to fund roadway, pedestrian and bicycle infrastructure improvement projects in the 2016 grant application cycle. The City has been awarded two grants by the Washington Transportation Improvement Board (TIB) and one from the Puget Sound Regional Council (PSRC). The City has received notice of an “intent to award” from the Washington State Department of Transportation (WSDOT) for two grants. A third grant application to WSDOT is ranked first on WSDOT’s contingency list and could be awarded if additional funding becomes available. The funding source for all WSDOT grants (state vs. federal funds) will be determined in 2017. The staff is asking that the Council authorize the City Manager to execute the agreements with the Washington State Department of Transportation, Puget Sound Regional Council and Transportation Improvement Board for grants awarded in the 2016 grant application cycle.

Councilmember Herbig made a motion to authorize the City Manager to Execute Agreements with the Washington State Department of Transportation, Puget Sound Regional Council and Transportation Improvement Board for Grants Awarded in the 2016 Grant Application Cycle, Councilmember Denuski seconded the motion. The motion passed 7-0.

Amendments to the 2017 State Legislative Agenda – Assistant City Manager Nancy Ousley

Assistant City Manager Ousley explained that the Council approved a State Legislative Agenda on October 17, 2016. Since that adoption, initial briefings with the Legislative Delegation and

other developments have taken place, and the Executive recommends making slight updates to the agenda. The proposed updates are:

- Reconnecting Kenmore's Downtown to Lake Washington: change the request to \$4 million for design of the grade separated route and
- Boathouse Capital Budget Request: provide a broader range of location options in 2017.

Councilmember Curtis made a motion to approve the amendments to the 2017 State Legislative Agenda, Mayor Baker seconded the motion. The motion passed 7-0.

STAFF REPORT

Assistant City Manager Ousley stated that today marked a big decision for the City's future. The State Parks Commission unanimously approved a lease with Daniels Real Estate for over 5 acres at Saint Edward State Park including the seminary and other two buildings. Approximately 85 people testified at the meeting on Thursday evening at Bastyr University. Many expressing support of the proposal. There were minor changes made to the lease document that were approved by the commission this morning. Assistant City Manager Ousley reviewed the changes with the Council.

CITY COUNCILMEMBER REPORTS, COMMENTS & INITIATIVES

Councilmember Smith stated it was a nice Council retreat. He also asked about the Northshore Park & Recreation Service Area Board. He currently serves on the board as the Chair however an alternate needs to be appointed. The board meets 4 times a year at most. Councilmember Denuski stated that she would be the alternate.

Mayor Baker asked City Clerk Chelin to bring back a list, for review, of Council committees to the next meeting.

Councilmember Sperry also thanked the Council and the staff for a good retreat. She also reported that The Seattle Times had an article in the paper that uber will be providing traffic data to City planners in mid-February.

Councilmember Curtis also commented that the retreat was great and that this Council and staff are a great group of people to work with.

Councilmember Herbig echoed that the retreat was productive and the Council got some good product out of it.

Councilmember Denuski stated that the retreat was good and she appreciated the additional heaters.

Deputy Mayor Van Ness stated that the Eastside Transportation Partnership (ETP) meeting is this Friday. He also enjoyed the retreat. This was his 11th retreat and others have not been this productive, friendly, respectful and enjoyable. He also reported that he received the National League of Cities (NLC) newsletter about Smart City development and he will share it with the Council for anyone who is interested.

Mayor Baker commented that the City received a request letter from PTSA on the City's efforts with the safe routes to school, pedestrians and bikes. The Mayor would like to support this effort

and let the Governor know what Kenmore is doing. Mayor Baker also reported that today is the first day of the legislative session and he was there to testify in front of the environmental committee on Bill 1028.

ADJOURNMENT

Mayor Baker adjourned the meeting at 8:51 p.m.

David Baker, Mayor

ATTEST:

Kelly M. Chelin, City Clerk

**City of Kenmore, Washington
City Council Special and Regular Meeting
Minutes
January 23, 2017**

CALL SPECIAL MEETING TO ORDER — The Kenmore City Council special meeting was called to order by Mayor Baker at 6:30 p.m.

EXECUTIVE SESSION

Mayor Baker recessed the special meeting to an executive session at 6:30 p.m. to discuss Litigation and Potential Litigation with legal counsel, pursuant to RCW 42.30.110(1)(i). He stated that the executive session will last for approximately 30 minutes and that action may take place after the session.

Mayor Baker adjourned the special meeting at 7:00 p.m. There was no action scheduled.

CALL MEETING TO ORDER – The Kenmore City Council regular meeting was called to order by Mayor David Baker at 7:00 p.m.

Councilmembers present: Mayor David Baker, Deputy Mayor Allan Van Ness and Councilmembers Brent Smith, Laurie Sperry, Milton Curtis, Nigel Herbig and Stacey Denuski.

Staff present: Rob Karlinsey, City Manager; Nancy Ousley, Assistant City Manager; Joanne Gregory, Finance and Administration Director; Debbie Bent, Community Development Director; Dawn Reitan, City Attorney and Kelly Chelin, City Clerk.

AGENDA APPROVAL

The Council approved the agenda with two changes:

1. Added Staff Reports and
2. Removed the Executive Session at the end of the meeting.

FLAG SALUTE

Planning Commission Chair Nugent led the flag salute.

PROCLAMATION

Children's Dental Health Month – February, 2017

Mayor Baker read the proclamation however he stated that the two pediatric dentists, Dr. Laura Stewart and Dr. Brad Mott, could not be here tonight however they are scheduled to come to the February 13th Council meeting to formally accept the proclamation.

CITIZEN COMMENTS

Randy Bannecker, 820 4th Avenue, Seattle. Mr. Bannecker introduced himself from Seattle Relators. He applauded the Council's housing efforts.

John Hendrickson, 5919 NE 202nd Lane, Kenmore. Mr. Hendrickson spoke about what he believes is a legal and ethical violation by the City Council. He spoke to the fact that the Council

was having discussions about the Saint Edward ballfields before the citizens knew about it. He asked that the Council respond to him not the City Manager.

Keith Hunter, 7022 NE 170th, Kenmore. Mr. Hunter said he has lived in Kenmore for 35 years. He spoke to the restriping by his house on Simonds Road. He said at times he can't get out of his driveway because of the traffic.

Anne Anderson, 16304 81st Place NE, Kenmore. Ms. Anderson spoke to the critical areas at the Saint Edward ballfield site.

Mayor Baker thanked the citizens for their comments.

CONSENT AGENDA

Councilmember Densuki moved to approve the consent agenda as submitted, Mayor Baker seconded the motion. The motion passed 7-0.

The consent agenda included the following:

Adopt Minutes for the December 29, 2016 and January 4, 2017 City Council Meetings

The Following Checks and Electronic Payments are Approved for Payment:

Total Check Numbers 35918 Through 36017 in the Amount of \$520,856.65.

Payroll Check Number 9423 in the Amount of \$2,462.97.

Total Payroll Electronic Deposits Dated 12/23/2016 in the Amount of \$80,673.77

The Following Checks and Electronic Payments are Approved for Payment:

Total Check Numbers 36018 Through 36107 in the Amount of \$620,278.27.

Total Payroll Electronic Deposits Dated 1/6/17 in the Amount of \$82,114.21

Receive and File October and November 2016 Financial Reports for the City of Kenmore, Washington

Authorize the City Manager to Execute Amendment No. 4 to Contract No. 14-C1322 with Corey Hansen for Consultant Services for the Kenmore Business Incubator

Authorize the City Manager to Execute Amendment No. 2 to Contract No. 12-C1083 with Kenmore Commercial LLC, a Lease Agreement

Authorize the City Manager to Execute a Retail Lease Agreement in the Town Square Hangar Building with Diva II LLC

BUSINESS AGENDA

Adopt the 2017 Annual Docket for the Planning Commission - Debbie Bent, Community Development Director

The Council and staff discussed the annual docket for the Planning Commission. Staff recommends that Council assign three projects to the Planning Commission for review:

- Priority amendments from the Housing Strategy Plan;
- Comprehensive Plan amendments related to school impact fees and

- Review of the Neighborhood Business (NB) zone.

Councilmember Smith made a motion to authorize the work for the Planning Commission in 2017, Mayor Baker seconded the motion. The motion passed unanimously.

JOINT PLANNING COMMISSION MEETING

Review Planning Commission's Recommendations on the Housing Strategy Plan - Debbie Bent, Community Development Director

Staff reviewed with the Council the techniques to preserve existing affordable housing:

- Review of accessory dwelling unit (ADU) regulations;
- Flexible re-use of tax-exempt or publicly-owned sites if linked to providing some affordable housing and
- Expanding density bonuses, adding density transfers, and other.

All of the City Planning Commission members were in attendance at the joint meeting except for Members Carol Baker and Mike Vanderlinde.

The Mayor noted that the Planning Commission is asking the Council to discuss these recommendations with further discussions in the future in February and over the next 2 or 3 years. There is no formal vote scheduled for tonight.

STAFF REPORT

City Manager Karlinsey stated that this was a good discussion tonight. He further thanked the Planning Commission for all their work. He reminded the Council that the Puget Sound Energy open house is tomorrow at City hall from 6:00 p.m. to 8:00 p.m. Also, on Thursday, there will be an open house on the Sammamish bridge at City Hall from 6:00 p.m. to 8:00 p.m. City Manager Karlinsey mentioned that the new City newsletter hit resident mailboxes. Lastly, he asked the Council to weigh in and support Senate Bill 5138 sponsored by Senator Guy Polumbo of Bothell.

Assistant City Manager Ousley gave an update to the Council on the City's federal lobbyists. As discussed at the retreat, the City is issuing an RFQ in the Daily Journal of Commerce and the Seattle Times this week. Deadline for responses will be February 15. Lastly, a letter was sent to Frontier assessing liquated damages in the amount of \$30,000 in 2015 and 2016. Copies of that letter were handed out to the Council.

City Manager Karlinsey also reminded Council that he, Assistant City Manager Ousley and Community Development Director Bent are going to Olympia for the 4th presentation in front of the State Parks Commission on the Saint Edward Ballfield.

CITY COUNCILMEMBER REPORTS, COMMENTS & INITIATIVES

Councilmember Smith reported that he went to the incubator open house. He also reported that he thought City Manager Karlinsey did a great job at the State of the City address. Lastly, he commented that he received the City newsletter in the mail and it was very impressive.

Councilmember Sperry echoed that the State of the City address by City Manager Karlinsey was great.

Deputy Mayor Van Ness stated that he attended an economic forecast. He noted that it is always fun to go to forecasts that are positive. Also, he attended the last WRIA 8 meeting at Bothell City Hall. Potential projects in Kenmore were reviewed at the meeting.

Mayor Baker reported that he attended the Mayors Exchange in Olympia. He also reported that Sound Cities Association is looking for applicants for the Domestic Violence Regional Task Force, the Flood Control Advisory Committee and the PSRC Transportation Policy Board. He also reported that he is now the President of the Sound Cities Association.

ADJOURNMENT

Mayor Baker adjourned the meeting at 9:21 p.m.

David Baker, Mayor

ATTEST:

Kelly M. Chelin, City Clerk

Subject/Topic: Contract No. 16-C1634 Interlocal Agreement for 2017-2018 with King County Waste and Recycling Grant Program Proposed Council Action/Motion: Authorize the City Manager to execute contract No. 16-C1634.	For Council Meeting Agenda of: February 13, 2017 Department: Public Works Prepared by: Jennifer Gordon, Public Works Operations Manager  Initial & Date Approved by Department Head: <u>KO 1/9/17</u> Approved by City Attorney: _____ Approved by Finance Director: <u>James 1/23/17</u> Approved by City Manager: <u>RJR</u> Exhibits/Attachments: Contract No. 16-C1634
Expenditure Required \$0 Amount Budgeted \$30,623.00 Appropriation Required \$	
<u>INFORMATION/BACKGROUND:</u> King County and the City of Kenmore adopted the 2001 King County Comprehensive Solid Waste Management Plan, which includes waste reduction and recycling goals. In order to help meet these goals, the King County Solid Waste Division has established a waste reduction and recycling grant program for the cities that operate under the King County Comprehensive Solid Waste Management Plan. This program provides funding to further the development and/or enhancement of local waste reduction and recycling projects for broader resource conservation projects that integrate with waste reduction and recycling programs and direction. This grant program does not fund household hazardous waste collection activities. Program eligibility and grant administration terms are discussed in the Grant Guidelines (Exhibit B of the agreement). Grant funding for this program is subject to the budget approval process of King County. Grant funding approved by the King County Council is available to all King County cities that operate under the King County Comprehensive Solid Waste Management Plan. The City will spend its grant funds to fulfill the terms and conditions set forth in the scope of work (Exhibit A of the agreement). The County expects that any information and/or experience gained through grant program by the City will be shared with the County and other King County cities. The King County Waste Reduction and Recycling grant will partially fund the City of Kenmore's 2017 and 2018 residential recycling events.	
<u>FISCAL CONSIDERATION:</u> The residential recycling events are funded entirely by grant funds through King County.	

<u>COUNCIL GOAL/BUDGET OBJECTIVE BEING ADDRESSED:</u> Effective and Efficient Services

CONTRACT # 5902771

INTERAGENCY AGREEMENT FOR 2017 and 2018

Between

KING COUNTY and the CITY OF KENMORE

This two-year Interagency Agreement "Agreement" is executed between King County, a Charter County and political subdivision of the State of Washington, and the City of Kenmore, a municipal corporation of the State of Washington, hereinafter referred to as "County" and "City" respectively. Collectively, the County and City will be referred to as "Party" or "Parties."

PREAMBLE

King County and the City of Kenmore adopted the 2001 King County Comprehensive Solid Waste Management Plan, which includes waste reduction and recycling goals. In order to help meet these goals, the King County Solid Waste Division has established a waste reduction and recycling grant program for the cities that operate under the King County Comprehensive Solid Waste Management Plan. This program provides funding to further the development and/or enhancement of local waste reduction and recycling projects and for broader resource conservation projects that integrate with waste reduction and recycling programs and services. This grant program does not fund household hazardous waste collection activities. Program eligibility and grant administration terms are discussed in the Grant Guidelines, attached to this Agreement as Exhibit B. Grant funding for this program is subject to the budget approval process of the King County Council.

Grant funding approved by the King County Council is available to all King County cities that operate under the King County Comprehensive Solid Waste Management Plan. The City will spend its grant funds to fulfill the terms and conditions set forth in the scope of work which is attached hereto as Exhibit A and incorporated herein by reference. The County expects that any information and/or experience gained through the grant program by the City will be shared with the County and other King County cities.

I. PURPOSE

The purpose of this Agreement is to define the terms and conditions for funding to be provided to the City of Kenmore by the County for waste reduction and recycling programs and/or services as outlined in the scope of work and budget attached as Exhibit A.

II. RESPONSIBILITIES OF THE PARTIES

The responsibilities of the Parties to this Agreement shall be as follows:

A. The City

1. Funds provided to the City by the County pursuant to this Agreement shall be used to provide waste reduction and recycling programs and/or services as outlined in Exhibit A. The total amount of funds available from this grant in 2017 and 2018 shall not exceed \$30,624.
2. This Agreement provides for distribution of 2017 and 2018 grant funds to the City. However, grant funds are not available until January 1, 2017.
3. During this two-year grant program, the City will submit a minimum of two, but no more than eight (8), progress reports to the County in a form approved by the County. Reports must be signed by a City official. These reports will include:
 - a. a description of each activity accomplished pertaining to the scope of work; and
 - b. reimbursement requests with both a Budget Summary Report Form which is attached hereto as Exhibit D and incorporated herein by reference, and an Expense Summary Form which is attached hereto as Exhibit E and incorporated herein by reference, unless the City has a spreadsheet similar to the Expense Summary form already in use, in which case the City is free to use that spreadsheet instead of the Expense Summary Form. The City will submit the form or similar spreadsheet and not submit backup documentation for grant expenses. If backup documentation is submitted, SWD will not retain it. The city shall maintain this documentation in its records.

If the City chooses to submit up to the maximum of eight (8) progress reports and requests for reimbursement during the two-year grant program, they shall be due to the County on the last day of the month following the end of each quarter - April 30, July 30, October 31, January 31 - except for the final progress report and request for reimbursement which shall be due by March 31, 2019.

If the City chooses to submit the minimum of two progress reports and requests for reimbursement during the two-year grant program, they shall be due to the County by January 31, 2018 and March 31, 2019.

Regardless of the number of progress reports the City chooses to submit, in order to secure reimbursement, the City must provide in writing to the County by the 5th working day of January 2018 and January 2019, the dollar amount of outstanding expenditures for which the City has not yet submitted a reimbursement request.

4. The City shall submit a final report to the County which summarizes the work completed under the grant program and evaluates the effectiveness of the projects for which grant funds were utilized, according to the evaluation methods specified in the scope of work. The final report is due within six (6) months of completion of the project(s) outlined in the scope of work, but no later than June 30, 2019.

5. If the City accepts funding through this grant program for the provision of waste reduction and recycling programs and projects for other incorporated areas of King County, the City shall explain the relationship with the affected adjacent city or cities that allows for acceptance of this funding and the specifics of the proposed programs and projects within the scope of work document related thereto.
6. The City shall be responsible for following all applicable Federal, State and local laws, ordinances, rules and regulations in the performance of work described herein. The City assures that its procedures are consistent with laws relating to public contract bidding procedures, and the County neither incurs nor assumes any responsibility for the City's bid, award or contracting process.
7. During the performance of this Agreement, neither the City nor any Party subcontracting under the authority of this Agreement shall discriminate on the basis of race, color, sex, religion, nationality, creed, marital status, sexual orientation, age, or presence of any sensory, mental, or physical handicap in the employment or application for employment or in the administration or delivery of or access to services or any other benefits under this Agreement as defined by King County Code, Chapter 12.16.
8. During the performance of this Agreement, neither the City nor any Party subcontracting under the authority of this Agreement shall engage in unfair employment practices as defined by King County Code, Chapter 12.18. The City shall comply fully with all applicable federal, state and local laws, ordinances, executive orders and regulations that prohibit such discrimination. These laws include, but are not limited to, RCW Chapter 49.60 and Titles VI and VII of the Civil Rights Act of 1964.
9. The City shall use recycled paper for the production of all printed and photocopied documents related to the fulfillment of this Agreement. The City shall use both sides of paper sheets for copying and printing and shall use recycled/recyclable products wherever practical.
10. The City shall maintain accounts and records, including personnel, financial, and programmatic records, and other such records as may be deemed necessary by the County, to ensure proper accounting for all project funds and compliance with this Agreement. All such records shall sufficiently and properly reflect all direct and indirect costs of any nature expended and service provided in the performance of this Agreement.

These records shall be maintained for a period of six (6) years after termination hereof unless permission to destroy them is granted by the Office of the State Archivist in accordance with RCW Chapter 40.14. These accounts shall be subject to inspection, review or audit by the County and/or by federal or state officials as so authorized by law.
11. The City shall maintain a record of the use of any equipment that costs more than \$1,000 and is purchased with grant funds from King County for a total period of three (3) years. The records shall be compiled into a yearly evaluation report, a copy of which shall be submitted to King County by March 31 of each year through the year 2021.

12. The City agrees to credit King County on all printed materials provided by the County, which the City is duplicating, for distribution. Either King County's name and logo must appear on King County materials (including fact sheets, case studies, etc.), or, at a minimum, the City will credit King County for artwork or text provided by the County as follows: "artwork provided courtesy of King County Solid Waste Division" and/or "text provided courtesy of King County Solid Waste Division."
13. The City agrees to submit to the County copies of all written materials which it produces and/or duplicates for local waste reduction and recycling projects which have been funded through the waste reduction and recycling grant program. Upon request, the City agrees to provide the County with a reproducible copy of any such written materials and authorizes the County to duplicate and distribute any written materials so produced, provided that the County credits the City for the materials.
14. The City will provide the King County Project Manager with the date and location of each Recycling Collection Event provided by the City, as well as copies of any printed materials used to publicize each event, as soon as they are available but no later than thirty (30) days prior to the event. If there is any change in the date or the location of an event, the City will notify the County a minimum of thirty (30) days prior to the event. If the event brochure is required for admission to the City's event, the City is exempt from having to provide the brochure to King County.
15. If the City accepts funding through this grant program for the provision of recycling collection events for adjacent areas of unincorporated King County, the City shall send announcements of the events to all residences listed in the agreed upon areas listed in Attachment A. The announcements and all other printed materials related to these events shall acknowledge King County as the funding source.
16. This project shall be administered by Jennifer Gordon, Public Works Operations Manager, City of Kenmore, or designee.

B. The County:

1. The County shall administer funding for the waste reduction and recycling grant program. Funding is designated by city and is subject to the King County Council's budget approval process. Provided that the funds are allocated through the King County Council's budget approval process, grant funding to the City will include a base allocation of \$10,000 per year with the balance of funds to be allocated according to the City's percentage of King County's residential and employment population. However, if this population based allocation formula calculation would result in a city receiving less than \$10,000 per year, that city shall receive an additional allocation that would raise their total grant funding to \$10,000 per year.

2. The City of Kenmore's budgeted grant funds for 2017-2018 are \$30,624.
3. Within forty-five (45) days of receiving a request for reimbursement from the City, the County shall either notify the City of any exceptions to the request which have been identified or shall process the request for payment. If any exceptions to the request are made, this shall be done by written notification to the City providing the reason for such exception. The County will not authorize payment for activities and/or expenditures which are not included in the scope of work and budget attached as Exhibit A, unless the scope has been amended according to Section V of this Agreement. King County retains the right to withhold all or partial payment if the City's report(s) and reimbursement request(s) are incomplete (i.e., do not include proper documentation of expenditures and/or adequate description of each activity described in the scope of work for which reimbursement is being requested), and/or are not consistent with the scope of work and budget attached as Exhibit A.
4. The County agrees to credit the City on all printed materials provided by the City to the County, which the County duplicates, for distribution. Either the City's name and logo will appear on such materials (including fact sheets, case studies, etc.), or, at a minimum, the County will credit the City for artwork or text provided by the City as follows: "artwork provided courtesy of the City of Kenmore" and/or "text provided courtesy of the City of Kenmore."
5. The County retains the right to share the written material(s) produced by the City which have been funded through this program with other King County cities for them to duplicate and distribute. In so doing, the County will encourage other cities to credit the City on any pieces that were produced by the City.
6. The waste reduction and recycling grant program shall be administered by Lucy Auster, Project Manager, King County Solid Waste Division, or designee.

III. DURATION OF AGREEMENT

This Agreement shall become effective on either January 1, 2017 or the date of execution of the Agreement by both the County and the City, if executed after January 1, 2017, and shall terminate on June 30, 2019. The City shall not incur any new charges after December 31, 2018. However, if execution by either Party does not occur until after January 1, 2017, this Agreement allows for disbursement of grant funds to the City for County-approved programs initiated between January 1, 2017 and the later execution of the Agreement provided that the City complies with the reporting requirements of Section II.A of the Agreement.

IV. TERMINATION

- A. This Agreement may be terminated by King County, in whole or in part, for convenience without cause prior to the termination date specified in Section III, upon thirty (30) days advance written notice.
- B. This Agreement may be terminated by either Party, in whole or in part, for cause prior to the termination date specified in Section III, upon thirty (30) days advance written notice. Reasons for termination for cause may include but not be limited to: nonperformance; misuse of funds; and/or failure to provide grant related reports/invoices/statements as specified in Section II.A.3. and Section II.A.4.
- C. If the Agreement is terminated as provided in this section: (1) the County will be liable only for payment in accordance with the terms of this Agreement for services rendered prior to the effective date of termination; and (2) the City shall be released from any obligation to provide further services pursuant to this Agreement.
- D. Nothing herein shall limit, waive, or extinguish any right or remedy provided by this Agreement or law that either Party may have in the event that the obligations, terms and conditions set forth in this Agreement are breached by the other Party.

V. AMENDMENTS

This Agreement may be amended only by written agreement of both Parties. Amendments to scopes of work will only be approved if the proposed amendment is consistent with the most recently adopted King County Comprehensive Solid Waste Management Plan. Funds may be moved between tasks in the scope of work, attached as Exhibit A, only upon written request by the City and written approval by King County. Such requests will only be approved if the proposed change(s) is (are) consistent with and/or achieves the goals stated in the scope and falls within the activities described in the scope.

VI. HOLD HARMLESS AND INDEMNIFICATION

The City shall protect, indemnify, and hold harmless the County, its officers, agents, and employees from and against any and all claims, costs, and/or issues whatsoever occurring from actions by the City and/or its subcontractors pursuant to this Agreement. The City shall defend at its own expense any and all claims, demands, suits, penalties, losses, damages, or costs of any kind whatsoever (hereinafter "claims") brought against the County arising out of or incident to the City's execution of, performance of or failure to perform this Agreement. Claims shall include but not be limited to assertions that the use or transfer of any software, book, document, report, film, tape, or sound reproduction or material of any kind, delivered hereunder, constitutes an infringement of any copyright, patent, trademark, trade name, and/or otherwise results in unfair trade practice.

VII. INSURANCE

- A. The City, at its own cost, shall procure by the date of execution of this Agreement and maintain for the duration of the Agreement, insurance against claims for injuries to persons or damages to property which may arise from or in connection with performance of work pursuant to this Agreement by the City, its agents, representatives, employees, and/or subcontractors. The minimum limits of this insurance shall be \$1,000,000 general liability insurance combined single limit per occurrence for bodily injury, personal injury, and property damage. If the policy has an aggregate limit, a \$2,000,000 aggregate shall apply. Any deductible or self-insured retentions shall be the sole responsibility of the City. Such insurance shall cover the County, its officers, officials, employees, and agents as additional insureds against liability arising out of activities performed by or on behalf of the City pursuant to this Agreement. A valid Certificate of Insurance and additional insured endorsement is attached to this Agreement as Exhibit C, unless Section VII.B. applies.
- B. If the Agency is a Municipal Corporation or an agency of the State of Washington and is self-insured for any of the above insurance requirements, a written acknowledgement of self-insurance is attached to this Agreement as Exhibit C.
- C. If the Agency is a Municipal Corporation or an agency of the State of Washington and is a member of the Washington Cities Insurance Authority (WCIA), a written acknowledgement/certification of current membership is attached to this Agreement as Exhibit C.

VIII. ENTIRE CONTRACT/WAIVER OF DEFAULT

This Agreement is the complete expression of the agreement of the County and City hereto, and any oral or written representations or understandings not incorporated herein are excluded. Waiver of any default shall not be deemed to be a waiver of any subsequent default. Waiver of breach of any provision of this Agreement shall not be deemed to be waiver of any other or subsequent breach and shall not be construed to be a modification of the terms of this Agreement unless stated to be such through written approval by the County, which shall be attached to the original Agreement.

IX. TIME IS OF THE ESSENCE

The County and City recognize that time is of the essence in the performance of this Agreement.

X. SEVERABILITY

If any section, subsection, sentence, clause or phrase of this Agreement is, for any reason, found to be unconstitutional or otherwise invalid by a court of competent jurisdiction, such decision shall not affect the validity of the remaining portions.

XI. NOTICE

Any notice required or permitted under this Agreement shall be d sufficiently given or served if sent to the King County Solid Waste Division and the City at the addresses provided below:

Lucy Auster, Project Manager, or a provided designee
King County Solid Waste Division
Department of Natural Resources and Parks
201 South Jackson Street, Suite 701
Seattle, WA 98104-3855

If to the City:

Jennifer Gordon, Public Works Operations Manager, or a provided designee
City of Kenmore
PO Box 82607
Kenmore, WA 98028

IN WITNESS WHEREOF this Agreement has been executed by each Party on the date set forth below:

City

King County

(Title)

BY _____

Pat D. McLaughlin, Director
Solid Waste Division

For Dow Constantine, King County Executive

Date

Date

Exhibit A
King County Waste Reduction and Recycling Grant Program
City of Kenmore
2017/18 Scope of Work

A. Basic Information

1. City of Kenmore
2. Grant project manager: Jennifer Gordon
Public Works Operations Manager
City of Kenmore
18120 68th AVE NE
PO Box 82607
Kenmore, WA 98028-0607
TEL – (425) 398-8900
FAX - (425) 481-3236
Email - jgordon@kenmorewa.gov
3. Contractor name: Olympic Environmental Resources
4715 SW Walker Street
Seattle, WA 98116
TEL - (206) 938-8262
Email – pauldevine@msn.com
4. 2017/18 Budget: \$30,623.00

B. Scope of Work

1. Task One: Recycling Collection Events

A. Schedule - Spring and Fall, 2017/18

B. Task Activities

- Total Number of Recycling Collection Events – Four
- Materials to be collected:
 - Appliances
 - Refrigerators and Freezers+
 - Ferrous Metals
 - Non-ferrous Metals
 - Tires+
 - Lead Acid Batteries

- Household Batteries
- Porcelain Toilets and Sinks+
- Propane Tanks+
- Mattresses+
- Cardboard
- Reusable Household Goods
- Textiles
- Used Motor Oil
- Used Motor Oil Filters
- Used Antifreeze
- Used Petroleum Based Products
- Bulky Yard Debris
- Clean Scrap Wood
- Electronic Equipment
- Styrofoam
- Shredded Paper

+User fees apply

- The following educational materials will be distributed:
 - Information on City Recycling Programs.
 - Educational Materials produced by King County Department of Natural Resources and Local Hazardous Waste Management Plan.
 - Other educational materials as appropriate.
- Event promotional methods
 - By distributing a promotional flyer through direct mailings to Kenmore residents.
 - By notices in City newsletters (whenever possible).
 - By posting a notice at City Hall and on the City cable channel and City web site (if available).
 - By publicizing the event through the King County Solid Waste Division Promotional Activities.

C) Task evaluation. Event reports will include:

- Number of vehicles attending
- Volume of each material collected
- Event cost by budget category
- Event comments
- Graphic or tabular comparison of 2017/18 volumes and vehicles with prior year's events.

D) Task Budget: \$24,624.00

Estimated Costs	2017/18	2017	2017	2017	2018	TOTAL
	WRR	LHWMP	CPG	WRR	WRR	
City Staff Costs						
Project Administration	\$800.00	\$0.00	\$0.00	\$400.00	\$400.00	\$800.00
Consultant and Contract Services						
Event Management, Staffing, Reporting, and Graphics*	\$6,184.00	\$4,120.00	\$2,495.00	\$3,092.00	\$3,092.00	\$12,799.00
Event Staff Costs**	\$7,040.00	\$1,980.00	\$1,980.00	\$3,520.00	\$3,520.00	\$11,000.00
Collection/Hauling Costs						
Wood Waste	\$1,000.00	\$0.00	\$200.00	\$500.00	\$500.00	\$1,200.00
Scrap Metal, Appliances, etc.	\$3,000.00	\$0.00	\$1,200.00	\$1,500.00	\$1,500.00	\$4,200.00
Tires	\$2,000.00	\$0.00	\$0.00	\$1,000.00	\$1,000.00	\$2,000.00
Styrofoam	\$800.00	\$0.00	\$250.00	\$400.00	\$400.00	\$1,050.00
Paper Shredding	\$800.00	\$0.00	\$250.00	\$400.00	\$400.00	\$1,050.00
Used Oil/Antifreeze/Filters	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Batteries	\$0.00	\$1,200.00	\$0.00	\$0.00	\$0.00	\$1,200.00
Other Material Cost	\$0.00	\$30.00	\$0.00	\$0.00	\$0.00	\$30.00
Printing/Mailing	\$0.00	\$2,200.00	\$2,200.00	\$0.00	\$0.00	\$4,400.00
Event Supplies	\$1,000.00	\$520.93	\$0.00	\$500.00	\$500.00	\$1,520.93
Other Expenses - rentals, etc	\$2,000.00	\$600.00	\$0.00	\$1,000.00	\$1,000.00	\$2,600.00
TOTALS	\$24,624.00	\$10,650.93	\$8,575.00	\$12,312.00	\$12,312.00	\$43,849.93

NOTE: Contractor will handle flyer printing and mailing and obtain event supplies.

Hourly rates for City staff are \$50.00 per hour. Hourly rates for consultants are as follows:

Project Manager - \$70.00* and Event Staff - \$55.00**.

E) Task Performance Objectives:

The City plans to send out approximately 9,050 promotional flyers to Kenmore households per event and publicize the event through King County promotional activities, including County websites and telephone assistance. The City anticipates collecting 80-90 tons of material from the local waste stream per year. The benefits expected by the collection of these materials will be to divert them from the waste stream and process them for recycling. The event will also provide an opportunity to recycle moderate risk waste. The King County Health Department and Washington State Department of Ecology will pay for event expenses as well.

F) Task Impact Objectives:

By hosting Recycling Collection Events, Kenmore can reduce the amount of recyclable material finding their way to the local landfill. The City of Kenmore has a population of approximately 22,500. The City expects, based on past events, that 1,100-1,200 households will actively participate each year by bringing recyclable materials to the event for proper disposal and recycling. This will result in 80-90 tons of material diverted from the local waste stream for recycling per year.

In addition to diverting materials from the City waste stream, attracting residents to events provides an opportunity to distribute educational material on City and King County recycling programs. The educational materials can enhance the knowledge of residents and improve behavior in purchase, handling, and disposal of recyclable materials.

2. Task Two: Purchase Products Made From Recycled Materials

A) Task Schedule: 2017/18

B) Task Activities:

In order to support the recycling industry and close the recycling loop, the City will purchase products made from recycled materials. Doing so will support recycling collection programs and help ensure the success of the recycling industry. The City will support recycling programs by purchasing recycle content rain barrels for distribution to City residents. The rain barrels weight approximately 40-50 pounds each and divert roughly twice that amount of plastic material from the waste stream when produced. The City will promote rain barrels distribution to City residents and distribute these items at City Recycling Collection Events. It is estimated that the City will distribute 35-45 rain barrels per year. The type and quantity of barrels distributed will be determined by a bidding process. The City will sell the barrels for \$25 each.

C) Task Budget: \$5,999.00

ESTIMATED COSTS	2017 Cost	2018 Cost	2017/18 Total
Consultant and Contract Services			
Rain Barrels	\$2,000.00	\$2,000.00	\$4,000.00
Event Coordination/Management/Reporting*	\$1,109.50	\$1,109.50	\$2,219.00
Event Staff**	\$440.00	\$440.00	\$880.00
Bin Storage and Delivery	\$250.00	\$250.00	\$500.00
Estimated Income - User Fees	-\$800.00	-\$800.00	-\$1,600.00
Total	\$2,999.50	\$2,999.50	\$5,999.00

NOTE: Contractor will handle purchase, storage, and delivery of units.

Hourly rates for consultants are as follows:

Project Manager - \$70.00* and Event Staff - \$55.00**.

D) Task Performance and Impact Objectives:

The goal of this program is to help ensure the success of the recycling industry by adding to the demand for products made from recycled materials. By purchasing products made from recycled content, the City will divert recyclable material from the waste stream. The City will distribute recycle content rain barrels to City residents. The additional benefits of rain barrel distribution are that they will help reduce household water consumption and reuse natural rainwater. It is expected that after installation the rain barrels will continue to conserve water resources for many years.

E) Task evaluation. Event reports will include:

- Number of rain barrels distributed
- Estimated volume of recycled material diverted from the waste stream
- Event cost by budget category
- Event comments

Exhibit B**2017-2018 Grant Guidelines****Program Eligibility:**

Grant funds may be used for a variety of Waste Reduction & Recycling (WR/R)-related programs, including residential and commercial waste reduction and recycling education programs, business assistance programs, and special recycling events. Cities may also use their funds on broader resource conservation programs, as long as they are part of an overall WR/R program. Cities may choose to use their funding on one program or a combination of programs. For WR/R program ideas, please refer to the lists below.

Please note these lists are not exhaustive, but merely intended to provide some guidance on what is/isn't eligible. Cities may also refer to the currently adopted King County Comprehensive Solid Waste Management Plan for direction in program development. If you are unsure if your proposed program is eligible for funding, please contact Lucy Auster at 206-477-5268 or lucy.auster@kingcounty.gov.

Eligible for funding:

- School WR/R education/implementation programs
- Kitchen food waste composting programs
- Reusable bag promotions
- Yard waste subscription promotions
- Outreach at community events
- Promoting new and existing WR/R programs through media, mail, and social networking
- Business recognition programs
- Recycling Collection Events (RCEs), including collection of tires and mattresses
- Household battery collection and recycling (no lead-acid batteries)
- Business and residential WR/R education and communications
- Product stewardship initiatives - could be education programs or working with other agencies/organizations/businesses to implement programs
- City recycling programs and facilities
- Videos promoting WR/R programs

The following are eligible for funding on a case-by-case basis, as long as part of an overall WR/R program. However, the County would not provide reimbursement if, for example, all of a city's grant dollars were used to sell/give away rain barrels or distribute compact fluorescent light bulbs.

- Water conservation - i.e. rain barrels
- Energy conservation
- Water quality: integrated pest management; catch basin filters
- Demonstration gardens; interpretive signage; recycled-content park furnishings

The following are not eligible for funding:

- Collection of garbage, except for residual garbage related to the collection of recyclables.
- Collection of any household hazardous waste items including, but not limited to:
 - > Treated wood
 - > Paint
 - > Lead acid batteries
 - > Oil, gasoline, and antifreeze
 - > Fluorescent lights
- Household Hazardous Waste (HHW) education programs

Cities should pursue funding for HHW collection or education programs through the King County Local Hazardous Waste Management Program (LHWMP) or the Washington State Department of Ecology Coordinated Prevention Grant (CPG) Program.

Grant Administration:

Requests for Reimbursement:

Cities may choose to submit one request for reimbursement per year during the funding cycle, due no later than March 20, 2018 and March 19, 2019. However, cities may submit requests for reimbursement as frequently as quarterly. The Budget Summary Report Form (Attachment A) must be used when submitting requests for reimbursement.

By the 5th working day of January 2017 and January 2018, cities must notify the Solid Waste Division (SWD) of their total expenditures for work that has been completed to-date, but for which requests for reimbursement have not yet been submitted.

Progress and Final Reports:

Progress reports describing program activities, accomplishments, and evaluation results need to accompany each request for reimbursement. A final report describing the outcome of grant-funded activities is due with the final request for reimbursement. If, however, the city does not have the results of its program evaluation by the end of the grant cycle, the final narrative report may be submitted no later than six months after the end of the grant cycle (June 30, 2019). (Note: The final request for reimbursement would still need to be submitted by March 19, 2019.) All progress and final reports need to be signed by a city official. Signed reports may be scanned and emailed.

Amendments:

Formal amendments to grant Interagency Agreements (IAAs) are not necessary unless the city wishes to make significant changes to its scope of work and/or budget. In general, a significant change would be one in which the city wishes to add or delete a task from their scope of work. A minor change, such as moving dollars between tasks, would only require written notification, which may be submitted via e-mail. However, the city should contact SWD when considering changes to their scopes and budgets to determine if a formal amendment is needed.

Exhibit D

BUDGET SUMMARY REPORT FORM
2017-2018 Waste Reduction & Recycling Grant Program

City: _____ Address: _____ _____ Preparer's Name: _____	Date: _____ Phone: _____ Invoice #: _____ Report Period: _____ Contract #: _____				
Total amount requested this period: _____ Total amount previously invoiced: _____ Original interlocal amount: _____ Total amount charged to date: \$ _____ - Amount remaining for completion of interlocal: \$ _____ -					
Task #	Scope of Work Description (Task/title)	Budget	Current Quarter Costs	Amount Previously Invoiced	Remaining Balance
1					\$ -
2					\$ -
3					\$ -
4					\$ -
5					\$ -
6					\$ -
7					\$ -
	TOTALS	\$ -	\$ -	\$ -	\$ -
For King County Use Contract # _____ 0 _____ Project 1126942 Org 720122 Exp.Account 54150 Task 22.000 Purchase Order # _____ Requisition # _____ Receipt _____ Supplier # _____ Supplier Pay Site _____ Invoice # _____ Payment Type _____					
Total charges this period are approved for payment: \$ _____ Project Manager: _____ Date _____					

King County Waste Reduction Recycling Grant
2017/2018 Grant Cycle
City of _____
Reimbursement Request # _____
Date _____
Contract # _____

Expense Summary Form

Exhibit E

Task Title & No.	Vendor	Date of Service	Item Description	Invoice No.	Amount Paid

Subject: Public Works contract to repair catch basins on SR 522 between 65TH AVE NE and 73RD AVE NE.

Appropriation Required \$185,000

Address watershed issues affecting the City.



City Council Business Agenda Item
City of Kenmore, WA

Subject/Topic: The Zuberman Final Plat – Resolution No. 17-290 Proposed Council Action/Motion: Adopt Resolution No. 17-290 Granting Final Plat Approval for Plat of Zuberman	For Council Meeting Agenda of: February 13, 2017 Department: Development Services Prepared by: Samantha Loyuk, Associate Planner Initial & Date Approved by Department Head: <u>RD 1/30/17</u> Approved by City Attorney: <u>N.A.</u> Approved by Finance Director: <u>Jan 31/17</u> Approved by City Manager: <u>POK</u> Exhibits/Attachments: 1. Vicinity Map 2. Resolution 17-290 and Exhibit A (Zuberman Final Plat Map)
Expenditure Required \$0 Amount Budgeted \$ N/A Appropriation Required \$ N/A	
<u>INFORMATION/BACKGROUND:</u> The Zuberman final plat is ready to record. The Hearing Examiner granted conditional preliminary plat approval of the plat on December 9, 2010. Shortly thereafter, the SEPA Determination of Nonsignificance was appealed to the Hearing Examiner. The Hearing Examiner upheld the Determination of Nonsignificance and issued a denial of the appeal on March 15, 2010. Conditions of preliminary plat approval have been satisfied and required financial guarantees have been submitted. Traffic and parks impact fees will be assessed at the time of building permit for each individual lot. To obtain final plat approval the Council needs to pass a resolution approving the final plat. The final plat then needs to be signed by the City prior to being recorded with King County. Zuberman is a six (6) lot single-family residential development located on a 0.94 acre parcel zoned R-6 (residential 6 dwelling units per acre) located at 58XX NE 204th Place (Parcel # 402770-0670). All of the lots will access from a new private road connecting to NE 204th Place. The new road will be maintained by the Homeowner's Association. Tract A, owned by the Homeowner's Association, is for storm drainage and recreation purposes. An easement has been granted to the City for maintenance and inspection of the stormwater facility. The Homeowner's Association will be responsible for maintenance of any surface improvements, including recreation facilities within Tract A.	
<u>FISCAL CONSIDERATION:</u> Permit fees will be collected upon approval of the plat and issuance of building permits. Subsequent expansion of single-family property tax base.	
<u>COUNCIL GOAL/BUDGET OBJECTIVE BEING ADDRESSED:</u> To provide clear, accurate, and predictable permitting services in a timely and efficient manner.	

**CITY OF KENMORE
WASHINGTON
RESOLUTION NO. 17-290**

**A RESOLUTION OF THE CITY OF KENMORE,
WASHINGTON, GRANTING FINAL PLAT APPROVAL
FOR THE PLAT OF ZUBERMAN (FILE FLP2008-060)**

WHEREAS, the City Council desires to grant final plat approval for the plat of Zuberman;

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

Section 1. Plat Approval. Pursuant to RCW 58.17.170, the City Council of the City of Kenmore finds that all conditions of preliminary plat approval for the plat of Zuberman have been satisfied, and hereby grants final plat approval. Pursuant to RCW 58.17.195, the City Council further finds that the plat of Zuberman, as approved, conforms with all applicable City of Kenmore zoning and other land use regulations. See attached Exhibit A for plat layout.

Section 2. Authorization. The City Manager and/or his designee(s) are hereby authorized by the City Council to sign the face of the plat for the plat of Zuberman and to cause the plat to be recorded with King County.

PASSED BY THE CITY COUNCIL OF THE CITY OF KENMORE, WASHINGTON, AT A REGULAR MEETING THEREOF THIS 13TH DAY OF FEBRUARY 2017.

CITY OF KENMORE

David Baker, Mayor

ATTEST/AUTHENTICATED:

Kelly Chelin, City Clerk

Approved as to form:

Rod Kaseguma, City Attorney



CITY OF KENMORE
KING COUNTY, WASHINGTON

DEDICATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS OF INTEREST IN THE LAND HEREBY SUBDIVIDED, HEREBY DECLARE THIS PLAT TO BE THE GRAPHIC REPRESENTATION OF THE SUBDIVISION MADE HEREBY, AND DO HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS AND AVENUES NOT SHOWN AS PRIVATE AND DEDICATE THE USE THEREOF FOR ALL PUBLIC PURPOSES NOT INCONSISTENT WITH THE USE THEREOF FOR PUBLIC HIGHWAY PURPOSES, AND ALSO THE RIGHT TO MAKE ALL NECESSARY SLOPES FOR CUTS AND FILLS UPON THE LOTS AND TRACTS SHOWN HEREON IN THE ORIGINAL REASONABLE GRADING OF SAID STREETS AND AVENUES, AND FURTHER DEDICATE TO THE USE OF THE PUBLIC ALL THE EASEMENTS AND TRACTS SHOWN ON THIS PLAT FOR ALL PUBLIC PURPOSES AS INDICATED HEREON, INCLUDING BUT NOT LIMITED TO PARKS, OPEN SPACE, UTILITIES AND DRAINAGE UNLESS SUCH EASEMENTS OR TRACTS ARE SPECIALLY IDENTIFIED ON THIS PLAT AS BEING DEDICATED OR CONVEYED TO A PERSON OR ENTITY OTHER THAN THE PUBLIC, IN WHICH CASE WE DO HEREBY DEDICATE AND CONVEY SUCH STREETS, EASEMENTS, OR TRACTS TO THE PERSON OR ENTITY IDENTIFIED AND FOR THE PURPOSE STATED.

FURTHER, THE UNDERSIGNED OWNERS OF THE LAND HEREBY SUBDIVIDED WAIVE FOR THEMSELVES, THEIR HEIRS, AND ASSIGNS AND ANY PERSON OR ENTITY DERIVING TITLE FROM THE UNDERSIGNED, ANY AND ALL CLAIMS FOR DAMAGES AGAINST THE CITY OF KENMORE, ITS SUCCESSORS AND ASSIGNS WHICH MAY BE OCCASIONED BY THE ESTABLISHMENT, CONSTRUCTION, OR MAINTENANCE OF ROADS AND/OR DRAINAGE SYSTEMS WITHIN THIS SUBDIVISION OTHER THAN CLAIMS RESULTING FROM INADEQUATE MAINTENANCE BY THE CITY OF KENMORE.

FURTHER, THE UNDERSIGNED OWNERS OF THE LAND HEREBY SUBDIVIDED AGREE FOR THEMSELVES, THEIR HEIRS AND ASSIGNS TO INDEMNIFY AND HOLD THE CITY OF KENMORE, ITS SUCCESSORS AND ASSIGNS, HARMLESS FROM ANY DAMAGES, INCLUDING ANY COSTS OF DEFENSE, CLAIMED BY PERSONS WITHIN OR WITHOUT THIS SUBDIVISION TO HAVE BEEN CAUSED BY ALTERATIONS OF THE GROUND SURFACE, VEGETATION, DRAINAGE, OR SURFACE OR SUBSURFACE WATER FLOWS WITHIN THIS SUBDIVISION OR BY ESTABLISHMENT, CONSTRUCTION OR MAINTENANCE OF THE ROADS WITHIN THIS SUBDIVISION. PROVIDED, THIS WAIVER AND INDEMNIFICATION SHALL NOT BE CONSTRUED AS RELEASING THE CITY OF KENMORE, ITS SUCCESSORS OR ASSIGNS, FROM LIABILITY FOR DAMAGES, INCLUDING THE COST OF DEFENSE, RESULTING IN WHOLE OR IN PART FROM THE NEGLIGENCE OF THE CITY OF KENMORE, ITS SUCCESSORS, OR ASSIGNS.

THIS SUBDIVISION DEDICATION, WAIVER OF CLAIMS AND AGREEMENT TO HOLD HARMLESS IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF SAID OWNER.

IN WITNESS WHEREOF WE SET OUR HANDS AND SEALS.
EASTSIDE HOMES, INC., A WASHINGTON CORPORATION

BY: _____
ITS: _____
LEGACY NW FUND LLC:

BY: _____
ITS: _____
CHG SF, LLC:

BY: _____
ITS: _____

PLAT NOTES:

- ROAD A, INCLUDING THE STORM DRAINAGE FACILITIES THEREIN, IS A PRIVATE ROAD TO PROVIDE ACCESS AND UTILITIES TO LOTS 1 THROUGH 6, AND TRACT A WITHIN THIS PLAT. ROAD A SHALL BE OWNED AND MAINTAINED BY THE ZUBERMAN PLAT HOMEOWNER'S ASSOCIATION. ROAD A IS DEDICATED TO THE ZUBERMAN PLAT HOMEOWNER'S ASSOCIATION WITH THE RECORDING OF THIS PLAT. (SEE ALSO EASEMENT PROVISIONS). SHOULD THE HOMEOWNER'S ASSOCIATION CEASE TO EXIST FOR ANY REASON, LOTS 1 THROUGH 6 WITHIN THIS PLAT SHALL INCLUDE AN EQUAL AND UNDIVIDED OWNERSHIP AND MAINTENANCE INTEREST IN ROAD A, UNLESS OTHERWISE ADDRESSED IN ANOTHER DOCUMENT RECORDED WITH THE KING COUNTY RECORDER'S OFFICE.
- TRACT A IS FOR STORM DRAINAGE AND RECREATION PURPOSES TO BENEFIT LOTS 1 THROUGH 6 OF THIS PLAT AND IS DEDICATED TO THE ZUBERMAN PLAT HOMEOWNER'S ASSOCIATION WITH THE RECORDING OF THIS PLAT. A PUBLIC DRAINAGE EASEMENT IS GRANTED TO THE CITY OF KENMORE OVER TRACT A TO PROVIDE FOR ACCESS AND MAINTENANCE OF THE STORM DRAINAGE FACILITIES LOCATED WITHIN TRACT A. THE CITY OF KENMORE IS RESPONSIBLE FOR MAINTENANCE OF THE STORM DRAINAGE FACILITIES WITHIN TRACT A. THE ZUBERMAN PLAT HOMEOWNER'S ASSOCIATION IS RESPONSIBLE FOR THE MAINTENANCE OF ANY SURFACE IMPROVEMENTS, INCLUDING RETAINING WALLS, ROCKERIES, AND/OR SLOPES WITHIN TRACT A, AND RECREATION FACILITIES WITHIN TRACT A. SHOULD THE HOMEOWNER'S ASSOCIATION CEASE TO EXIST FOR ANY REASON, LOTS 1 THROUGH 6 WITHIN THIS PLAT SHALL INCLUDE AN EQUAL AND UNDIVIDED OWNERSHIP AND MAINTENANCE INTEREST IN TRACT A, UNLESS OTHERWISE ADDRESSED IN ANOTHER DOCUMENT RECORDED WITH THE KING COUNTY RECORDER'S OFFICE.
- ANY NEW STRUCTURES WITHIN THIS PLAT ARE SUBJECT TO THE REQUIREMENTS OF KMC 18.30.030, INCLUDING BUT NOT LIMITED TO, BUILDING SETBACKS, HEIGHT, AND IMPERVIOUS SURFACE LIMITATIONS IN THE R-6 ZONE. THESE ITEMS WILL BE VERIFIED AT THE TIME OF BUILDING PERMIT REVIEW.
- THE APPLICANT IS RESPONSIBLE FOR PAYMENT OF PARK IMPACT, TRAFFIC IMPACT, AND SCHOOL IMPACT FEES AT THE TIME OF BUILDING PERMIT APPLICATION FOR SINGLE-FAMILY DWELLINGS BASED UPON THE IMPACT FEE ORDINANCE IN EFFECT AT THE TIME OF APPLICATION.
- ALL LOTS WITHIN THIS PLAT SHALL COMPLY WITH THE APPROVED TREE MANAGEMENT PLAN ON FILE WITH THE CITY OF KENMORE UNDER FILE NO. ENG2011-0129. ANY DEVIATION FROM THIS PLAN SHALL BE APPROVED BY THE CITY OF KENMORE OR ITS SUCCESSOR AGENCY.
- PER K.M.C. 18.45.030.A, ALL LOTS IN THIS PLAT SHALL PROVIDE TWO OFF-STREET PARKING SPACES, LOCATED WITHIN A GARAGE, CARPORT, OR APPROVED IMPERVIOUS SURFACE. MINIMUM PARKING REQUIREMENTS WILL BE VERIFIED AT THE TIME OF BUILDING PERMIT APPLICATION.
- ALL NEW SINGLE-FAMILY RESIDENCES CONSTRUCTED WITHIN THIS PLAT SHALL BE EQUIPPED WITH AN APPROVED FIRE SPRINKLER SYSTEM, DESIGNED AND INSTALLED IN ACCORDANCE WITH NORTHSORE FIRE DEPARTMENT STANDARDS.
- THE BUILDING PERMIT APPLICATION MATERIALS FOR ALL LOTS WITHIN THIS PLAT SHALL COMPLY WITH ADOPTED FIRE CODES. THE FIRE MARSHAL WILL REVIEW BUILDING PERMIT APPLICATION MATERIALS FOR CONSISTENCY WITH ADOPTED FIRE CODES.

ZUBERMAN PLAT
NW1/4 NW1/4, SECTION 2, T 26 N., R 4 E., W.M.
CITY OF KENMORE KING COUNTY WASHINGTON

ACKNOWLEDGMENT

STATE OF _____ } SS
COUNTY OF _____ }
I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT

SIGNED THIS DEDICATION AND ON OATH STATED THAT (HE/SHE) WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE _____ OF EASTSIDE HOMES, INC.
A WASHINGTON CORPORATION

TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED _____
SIGNATURE OF _____
NOTARY PUBLIC
PRINTED NAME OF _____
NOTARY PUBLIC
TITLE _____
RESIDING AT _____
MY APPOINTMENT EXPIRES _____

STATE OF _____ } SS
COUNTY OF _____ }
I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT

SIGNED THIS DEDICATION AND ON OATH STATED THAT (HE/SHE) WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE _____ OF LEGACY NW FUND, LLC.

TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED _____
SIGNATURE OF _____
NOTARY PUBLIC
PRINTED NAME OF _____
NOTARY PUBLIC
TITLE _____
RESIDING AT _____
MY APPOINTMENT EXPIRES _____

STATE OF _____ } SS
COUNTY OF _____ }
I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT

SIGNED THIS DEDICATION AND ON OATH STATED THAT (HE/SHE) WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE _____ OF CHG SF, LLC.

TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED _____
SIGNATURE OF _____
NOTARY PUBLIC
PRINTED NAME OF _____
NOTARY PUBLIC
TITLE _____
RESIDING AT _____
MY APPOINTMENT EXPIRES _____

LEGAL DESCRIPTION:

LOT 2, CITY OF KENMORE SHORT PLAT NO. FSP2006-07A, RECORDED UNDER RECORDING NO. 2008032690006, IN KING COUNTY, WASHINGTON

SITUATE IN THE CITY OF KENMORE, COUNTY OF KING, STATE OF WASHINGTON.

MATTERS OF RECORD:

SUBJECT TO COVENANT TO BEAR COSTS AS RECORDED UNDER RECORDING NUMBER 7603310478

SUBJECT TO COVENANTS, CONDITIONS, RESTRICTIONS, AND/OR EASEMENTS AS SHOWN ON BOUNDARY LINE ADJUSTMENT NUMBER BLA 2005-134, AS RECORDED UNDER RECORDING NUMBER 2005122100004.

SUBJECT TO COVENANTS, CONDITIONS, RESTRICTIONS, AND/OR EASEMENTS AS SHOWN ON SHORT PLAT NUMBER FSP2006-07A, AS RECORDED UNDER RECORDING NUMBER 2008032690006.

SUBJECT TO MATTERS CONTAINED IN SENSITIVE AREA NOTICE AS RECORDED UNDER RECORDING NUMBER 2008032601011.

SUBJECT TO A UTILITY EASEMENT AS RECORDED UNDER RECORDING NUMBER 20160404000119.

SUBJECT TO TERMS AND CONDITIONS CONTAINED IN DOCUMENT AS RECORDED UNDER RECORDING NUMBER 9207300895.

SUBJECT TO AN EASEMENT FOR SANITARY SEWER AND APPURTENANCES AS RECORDED UNDER RECORDING NUMBER 2016-_____.

SUBJECT TO AN EASEMENT FOR WATER LINE AND APPURTENANCES AS RECORDED UNDER RECORDING NUMBER 2016-_____.

CITY OF KENMORE APPROVALS

EXAMINED AND APPROVED THIS ____ DAY OF _____, 20____.

DEVELOPMENT SERVICES DIRECTOR _____

EXAMINED AND APPROVED THIS ____ DAY OF _____, 20____.

CITY MANAGER _____

EXAMINED AND APPROVED THIS ____ DAY OF _____, 20____.

CITY CLERK _____

KING COUNTY DEPARTMENT OF ASSESSMENTS

EXAMINED AND APPROVED THIS ____ DAY OF _____, 20____.

KING COUNTY ASSESSOR _____

DEPUTY KING COUNTY ASSESSOR _____
TAX ACCOUNT NO. 4027700870

KING COUNTY FINANCE DIVISION CERTIFICATE

I HEREBY CERTIFY THAT ALL PROPERTY TAXES ARE PAID, THAT THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS CERTIFIED TO THIS OFFICE FOR COLLECTION AND THAT ALL SPECIAL ASSESSMENTS CERTIFIED TO THIS OFFICE FOR COLLECTION ON ANY OF THE PROPERTY HEREIN CONTAINED, DEDICATED AS STREETS, ALLEYS OR FOR ANY OTHER PUBLIC USE ARE PAID IN FULL.

THIS ____ DAY OF _____, 20____.

MANAGER, FINANCE DIVISION _____

DEPUTY _____

RECORDER'S CERTIFICATE

FILED FOR RECORD THIS.....DAY OF 201.....AT.....M
IN VOLUME.....OF PLATS AT PAGE.....AT THE
REQUEST OF THE CITY OF KENMORE, WASHINGTON.

.....
MGR. SUPT. OF RECORDS

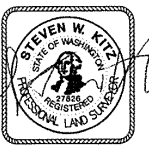
SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT ALL THIS ZUBERMAN PLAT IS BASED ON AN ACTUAL SURVEY AND SUBDIVISION OF SECTION 2, TOWNSHIP 26 NORTH, RANGE 4 EAST, W.M., THAT THE COURSES AND DISTANCES ARE SHOWN CORRECTLY THEREON, THAT THE MONUMENTS WILL BE SET AND LOT CORNERS WILL BE STAKED CORRECTLY ON THE GROUND AS CONSTRUCTION IS COMPLETED AND THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF THE PLATTING REGULATIONS.

STEVEN W. KITZ
CERTIFICATE NO.27826.....



EASTSIDE CONSULTANTS, INC.
ENGINEERS-SURVEYORS
1320 N.W. MALL ST., SUITE B
ISSAQUAH, WASHINGTON 98027
PHONE: (425)392-6361
FAX: (425)392-4076

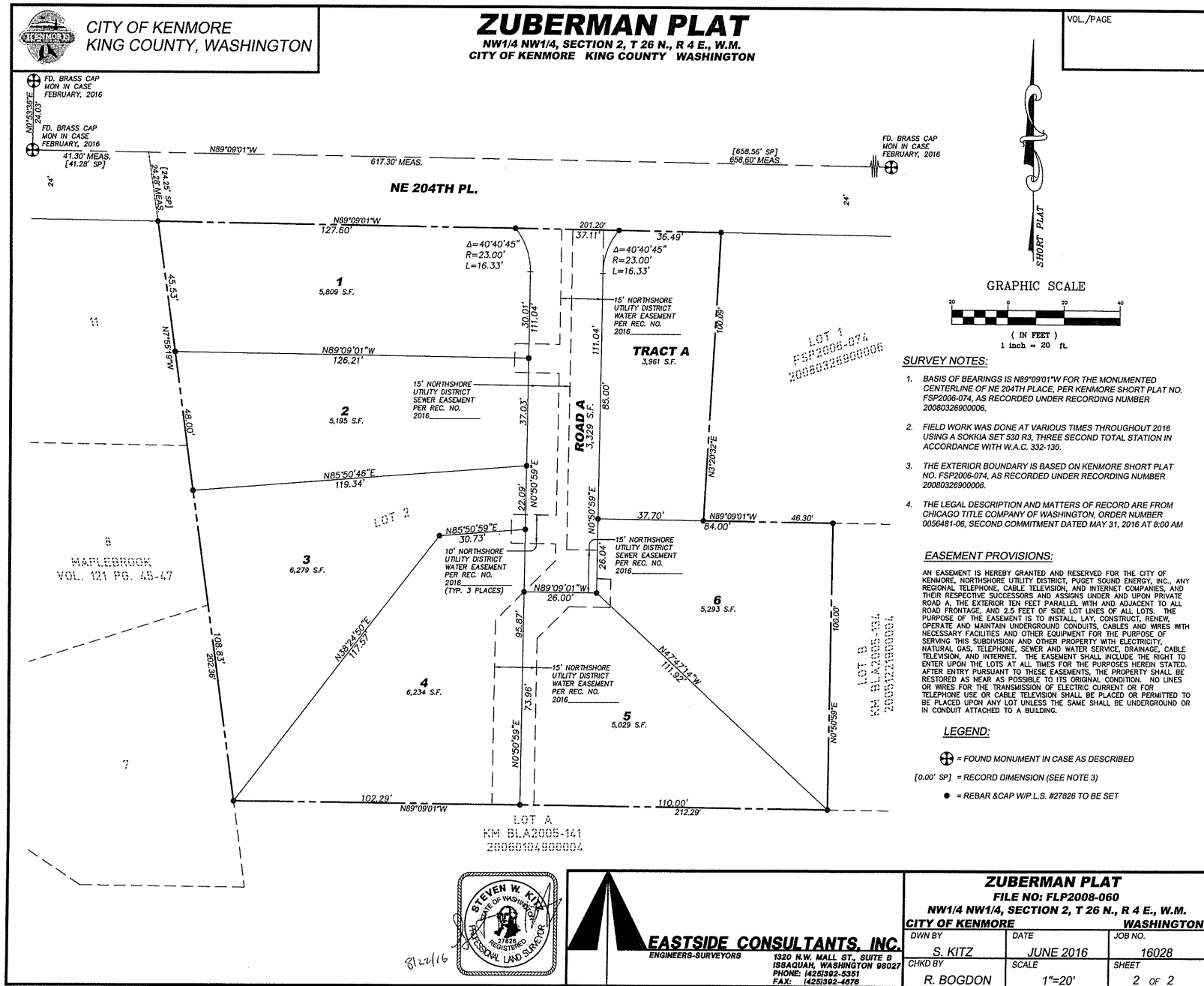


8/22/16

ZUBERMAN PLAT
FILE NO: FLP2008-060
NW1/4 NW1/4, SECTION 2, T 26 N., R 4 E., W.M.
CITY OF KENMORE WASHINGTON

DWN BY	DATE	JOB NO.
S. KITZ	JUNE 2016	16028
CHKD BY	SCALE	SHEET
R. BOGDON	N/A	1 OF 2

Page 48 of 209



Date: 1/19/2017



**City Council Business Agenda Item
City of Kenmore, WA**

Subject/Topic: Authorize City Manager to execute settlement agreement with Heidi Erickson in the amount of \$12,000		For Council Meeting Agenda of: February 13, 2017 Department: Finance and Administration Prepared by: Joanne Gregory, Director of Finance and Administration											
Proposed Council Action/Motion: Authorize City Manager to execute settlement agreement with Heidi Erickson in the amount of \$12,000		<table border="0"> <tr> <td></td> <td align="right"><u>Initial & Date</u></td> </tr> <tr> <td>Approved by Department Head:</td> <td align="right"><i>[Signature]</i> 2/6/17</td> </tr> <tr> <td>Approved by City Attorney:</td> <td></td> </tr> <tr> <td>Approved by Finance Director:</td> <td align="right"><i>[Signature]</i> 2/6/17</td> </tr> <tr> <td>Approved by City Manager:</td> <td align="right"><i>[Signature]</i> 2-6-17</td> </tr> </table>			<u>Initial & Date</u>	Approved by Department Head:	<i>[Signature]</i> 2/6/17	Approved by City Attorney:		Approved by Finance Director:	<i>[Signature]</i> 2/6/17	Approved by City Manager:	<i>[Signature]</i> 2-6-17
	<u>Initial & Date</u>												
Approved by Department Head:	<i>[Signature]</i> 2/6/17												
Approved by City Attorney:													
Approved by Finance Director:	<i>[Signature]</i> 2/6/17												
Approved by City Manager:	<i>[Signature]</i> 2-6-17												
Exhibits/Attachments: None													
Expenditure Required \$7,000	Amount Budgeted Included in the adopted Budget's salaries & benefits	Appropriation Required \$7,000											
<u>INFORMATION/BACKGROUND:</u> As a result of a personnel action in May 2016, a wrongful termination claim was filed by Heidi Erickson against the city. The personnel action was the termination of Ms. Erickson's employment during her initial six-month, at-will trial employment period. At the time of termination of employment, the City presented a separation agreement to Ms. Erickson, including one-time compensation to alleviate the effects of the separation in return for a release of any potential claims against the City. The calculated value of that compensation upon separation was approximately \$7,000. Ms. Erickson chose not to sign the agreement and instead filed a claim for \$25,000. After months of negotiation between Ms. Erickson's legal counsel and the City's legal counsel and insurance provider, Ms. Erickson agreed to settle at the amount of \$12,000. WCIA agreed to pay \$5,000 and the City would pay, subject to City Council approval, \$7,000, reflecting the value of the one-time compensation originally offered at termination. It is requested that the City Council authorize the City Manager to execute the \$12,000 settlement agreement and approve the City share of the payment in the amount of \$7,000. In the settlement agreement, the City admits to no liability or wrongdoing. The settlement agreement was prepared by the law firm of Keating, Bucklin, & McCormack and reviewed by the City Attorney's office. This agreement will release the City from all present and future claims against it by Ms. Erickson arising out of her former employment with the City.													



City Council Business Agenda Item
City of Kenmore, WA

Subject/Topic: Contract No. 17-C1639 for services with King County Community Work Program	For Council Meeting Agenda of: February 13, 2017	
Proposed Council Action/Motion:	Department: Public Works Prepared by: Jennifer Gordon, Public Works Ops Manager <i>[Signature]</i> Approved by Department Head: <i>KMD 1/18/17</i> Approved by City Attorney: <i>via email 6/20/16</i> Approved by Finance Director: <i>[Signature] 1/22/17</i> Approved by City Manager: <i>[Signature]</i>	
Authorize City Manager to Enter into a Service Agreement with King County Department of Adult and Juvenile Detention Community Work Program (CWP).	Exhibits/Attachments: Contract No. 17-C1639	
Expenditure Required \$58,950	Amount Budgeted \$58,950	Appropriation Required \$
<u>INFORMATION/BACKGROUND:</u>		
The King County Correctional Work Program (CWP) currently allows District Court to sentence offenders to work crews to perform supervised manual labor for various public service agencies. The program is designed to provide a diversion from jail for low-level, low-risk offenders and a visible restitution to the community. Offenders are sentenced directly to the CWP and may work off their fines, regain their driver's license or complete the terms of their sentence. CWP projects typically include various types of landscaping, habitat restoration and invasive species removal. CWP crews function year round and offer services Monday through Saturday. The City has been using this program for many years and it continues to be a cost effective way to get this type of labor work done.		
We are proposing 90 work days in the 2017 CWP Contract. The City plans to use the CWP contract primarily for garbage pick-up, debris/storm clean-up in parks and streets, and invasive weed management. The City will use other resources where a higher level of maintenance is desired for right-of-way line trimming and hand weeding.		
<u>FISCAL CONSIDERATION:</u>		
The daily rate for the King County CWP Crew is \$665 per day and includes one full time working supervisor and a minimum of four individuals assigned to the Community Work Program (the number of individuals is		

almost always more than four). This cost also covers all associated overhead and misc. costs such as training, transportation to and from site, tools and safety gear necessary to perform the job. The 2017 rate has increased from \$660 per day to \$665 per day. The increase can be covered in the existing budget. The work crew typically works two to three days every week throughout the year.

COUNCIL GOAL/BUDGET OBJECTIVE BEING ADDRESSED:

Economic Development and Parks Improvement

Contract No. 17-C1639

Agreement

Between the

**DEPARTMENT OF ADULT & JUVENILE DETENTION
COMMUNITY CORRECTIONS DIVISION
COMMUNITY WORK PROGRAM**

And

The City of Kenmore

For

2017 SERVICES

THIS AGREEMENT is entered into between The City of Kenmore and THE KING COUNTY DEPARTMENT OF ADULT AND JUVENILE DETENTION ("County").

1. SERVICES BY COUNTY

County shall provide the City with a work crew to perform the services described in the scope of work attached hereto as Exhibit A ("Services"). The City shall identify the priority, locations and expectations and desired times for performance of the Services. County shall timely respond to a request for Services. County may refuse to provide Services it deems dangerous or outside the capabilities of the work crew.

2. TERM OF AGREEMENT

The term of this Agreement shall begin January 1st, 2017 and shall extend through December 31, 2017, unless terminated pursuant to Section 20. The Agreement may be extended by the written amendment executed by the Mayor of the City and the King County Executive, or their designees.

3. PAYMENT

- A. City shall pay County for Services at a rate of \$665 per a full workday (based on a 7 hour day) for a work crew described in Section 4. For partial workdays (based on a workday that is canceled in part for the reasons stated in Section 5 of this Agreement), City shall be charged a prorated amount based on the number of hours worked. Total payments to County shall not exceed \$58,950, based on a total of 90 work days, unless a larger amount is agreed upon in writing by both the City Representative and the County Representative.
- B. County shall maintain time and expense records and provide them to the City monthly, along with monthly invoices in a format acceptable to the City for Services performed to the date of the invoice. The time records shall include, but not be limited to, the number of crew members performing services on each day and the number of hours actually worked by each crew member on each day.

- C. All invoices submitted in a format acceptable to the City shall be paid by the City within thirty (30) days of receipt, except as provided in Section 3E of this Agreement.
- D. County shall keep cost records and accounts pertaining to this Agreement available for inspection by the City Representative for three (3) years after the final payment. Copies shall be made available on request.
- E. If the Services do not meet the reasonable performance expectations of the City, the County will correct or modify the Services to meet such expectations. City may withhold payment for such Services until the Services meet such expectations.

4. WORK CREW

- A. County shall be responsible for the selection of crew members that will consist of individuals ordered to the Community Work Program by the courts or eligible under King County Ordinance.
- B. Each crew shall be comprised of a minimum of four (4) persons and one (1) crew supervisor, who shall be a County employee. County may increase the number of persons on each work crew and County agrees not to charge the City any additional amount for such additional persons. If County cannot meet the minimum of four (4) persons, County shall advise the City, which may accept less than four (4) persons on a particular day.

5. WORK CREW SCHEDULE AND CANCELLATION

The City Representative and the County Representative will work collaboratively to develop a schedule, plan, time and location for Services to be performed, based on the City's needs and County's availability. County maintains the right to cancel Services and work due to inclement weather, insufficient number of crew members, or vacation or sick leave of the crew supervisor. County will notify City of such cancellations as soon as practical. Pursuant to Section 3A of this Agreement, the City will only be responsible for payment to the County for days that Services are performed.

6. OVERSIGHT OF THE WORK CREW

- A. County shall provide one supervisory person who shall be a County employee and shall be present at all times during the performance of the Services ("Crew Supervisor"). The Crew Supervisor shall direct, oversee and be thoroughly responsible for the County work crew and its actions while in the performance of the Services. County will obtain and provide necessary clothing, equipment and tools for the crews, coordinate with the City Representative, and complete a maintenance log for each work site.
- B. County shall be responsible for training the Crew Supervisor regarding the Services, safety procedures, CPR, first aid, infectious disease control, flag person certification, record keeping, and defensive driving. County shall be responsible for training crew members regarding proper use of tools, equipment and clothing and other safety matters.

7. TRANSPORTATION

County shall be responsible for transportation of the Crew Supervisor and work crews to and from the City's designated work sites.

8. EQUIPMENT

County shall be responsible for obtaining and providing all equipment, tools and clothing necessary to complete the agreed-upon Services, unless otherwise agreed to by the City. Safety equipment, tools and clothing shall include hard hats, safety vests, goggles, gloves, rain gear, shoes, and ear protection devices.

9. PROTECTION OF EXISTING PROPERTY

County shall leave City facilities and work areas in existing or better condition. County shall advise the City immediately of any damage to facilities or work areas or unsatisfactory operation of utilities. All damages to existing facilities and work areas shall be reviewed within a reasonable period after occurrence of the damage by the City and County, and damages caused by County shall be repaired or replaced by County at County's expense within the time period agreed upon by the City and County.

10. SAFETY, CLEANUP AND DISPOSAL METHODS

- A. County shall maintain the work area free of debris and clutter and shall not cause hazards thereon.
- B. Upon completion of Services on a given day, County shall leave the work area clean and orderly.
- C. County shall accomplish necessary work zone traffic control in accordance with applicable state and City regulations.
- D. County shall dispose of debris resulting from the work performed by the crews pursuant to this Agreement at proper disposal sites. Unless otherwise agreed by the City, such debris shall not be disposed of on the site or on any property contiguous thereto. County is solely responsible for any and all damages done or any regulation violated in the disposal of such debris or in performance of work by the crews. County agrees to defend, indemnify, and hold the City harmless from liability for any and all damages, costs and expenses (including but not limited to attorneys' fees) incurred as a result of County's disposal of debris pursuant to this Section. The City shall reimburse County for any fees associated with disposal of debris at proper disposal sites.

11. DAILY OPERATIONS OF CITY PROPERTY

County understands that City property on which Services will be performed is open to the public at all times. Performance of Services shall not affect the daily operation of City property unless prior approval is granted by the City Representative.

12. DISCRIMINATION AND COMPLIANCE WITH LAWS

- A. County agrees not to discriminate against any employee, applicant for employment or any other person, including crew members, in the performance of this Agreement because of race, creed, color, national origin, marital status, sex, age, disability, religious affiliation, sexual orientation, gender identity or expression, or other circumstance prohibited by federal, state or local law or ordinance, except for a bona fide occupational qualification.
- B. County shall comply with all federal, state and local laws and regulations applicable to the Services and work to be done under this Agreement.
- C. Violation of this Section shall be a material breach of this Agreement and grounds for cancellation, termination, or suspension of the Agreement by the City, in whole or in part, and may result in ineligibility for further work for the City.

13. GENERAL ADMINISTRATION AND MANAGEMENT

The City's representative ("City Representative") is listed on Exhibit A, and the City Representative or his/her designee shall oversee and approve all Services to be performed, coordinate all communications, and review and approve all invoices, under this Agreement.

The County's representative ("County Representative") is listed on Exhibit A and the County Representative or his/her designee shall be responsible for administration of the County's obligations under this Agreement.

14. HOLD HARMLESS

- A. County shall protect, defend, indemnify and save harmless the City, its officers, employees and agents from any and all costs, claims, judgments, or awards of damages, arising out of or in any way resulting from (1) any acts or omissions of any crew member while that member is performing Services and/or (2) negligent or willful acts or omissions of County, its officers, employees and agents in performing this Agreement. For purposes of this Agreement, the Parties agree that crew members are not employees of the County.
- B. City shall protect, defend, indemnify and save harmless County, its officers, employees and agents from any and all costs, claims, judgments or awards of damages, arising out of or in any way resulting from the negligent acts or omissions of City, its officers, employees or agents in performing this Agreement.
- C. The provisions in A and B shall survive the expiration or termination of this Agreement.

15. INSURANCE

King County maintains a fully funded Self-Insurance program for the protection and handling of the County's liabilities including injuries to persons and damage to property. County shall respond to all injury claims made by Crew Supervisors and work crew members in accordance with King County procedures.

16. SUBLETTING OR ASSIGNING CONTRACT

Neither the City nor County shall assign, transfer, or encumber any rights, duties or interests accruing from this Agreement without the express prior written consent of the other.

17. FUTURE SUPPORT

City makes no commitment and assumes no obligations for the support of County's activities except as set forth in this Agreement.

18. INDEPENDENT COUNTY

County is and shall be at all times during the term of this Agreement an independent contractor. Nothing in this Agreement shall be construed to convert the crew members, the Crew Supervisor or any of County's officers, agents, or employees into City employees.

19. EXTENT OF AGREEMENT/MODIFICATION

This Agreement, together with Exhibits and addenda, represents the entire and integrated Agreement between the parties and supersedes all prior negotiations, representations, or agreements, either written or oral. This Agreement may be amended, modified or added to only by written instrument properly signed by the Mayor of the City and the County Executive, or their designees.

20. TERMINATION

- A. This Agreement may be terminated by either party without cause, in whole or in part, prior to the date specified in Section 2, by providing the other party thirty (30) days advance written notice of the termination.
- B. Either party may terminate this Agreement, in whole or in part, upon seven (7) days advance written notice if: (1) there is a material breach of any duty, obligation, or service required pursuant to this Agreement; or (2) the duties, obligations, or services required herein become impossible, illegal, or not feasible.
- D. Nothing herein shall limit, waive, or extinguish any right or remedy provided by this Agreement or law that either party may have in the event that the obligations, terms, and conditions set forth in this Agreement are breached by the other party.

21. NO THIRD-PARTY BENEFICIARIES

There are no third-party beneficiaries to this Agreement. No person or entity other than a party to this Agreement shall have any rights hereunder or any authority to enforce its provisions.

IN WITNESS WHEREOF, the parties have executed this Agreement on the _____ day of _____.

COUNTY

CITY OF KENMORE

By: _____
DAJD Director

By: _____
Rob Karlinsey, City Manager

EXHIBIT A

**KING COUNTY, DAJD
&
The City of Kenmore**

**SCOPE OF WORK
AND
DESIGNATION OF PARTY REPRESENTATIVE**

Services will consist of ordinary maintenance. Examples of Services include the following:

A. PLANTER BEDS

- a. Weeding
- b. Litter Control
- c. Light Pruning – pruning the shrubs and ground cover away from trails and sidewalks
- d. Leaf Removal

B. TURF MAINTENANCE

- a. Trimming and Edging between Turf, Planter Beds and Sidewalks
- b. Blowing Sidewalks
- c. Leaf Removal
- d. Litter Control

C. OTHER

- a. Erosion Control
- b. Site Clean Up
- c. Bark/mulch Application
- d. Tree pruning and thinning
- e. Graffiti Removal

County Representative:

City Representative

Name

Name

Telephone

Telephone

Email

Email



Business of the City Council
City of Kenmore, WA

Subject/Topic: Housing Strategy Plan – Consideration of direct assistance strategies Proposed Council Action/Motion: Provide feedback to staff on direct assistance strategies from the draft Housing Strategy Plan, in preparation for prioritizing strategies for both the 2017 Planning Commission docket and the City Council work program.	For Council Meeting Agenda of: 2/13/17 Department: Community Development Prepared by: Debbie Bent, Director Approved by Department Head: Approved by City Attorney: Approved by Finance Director: Approved by City Manager: Exhibits/Attachments: 1: Background information 2: Matrix of possible direct assistance strategies 3: Summary of Planning Commission’s recommendations on the other strategies 4: Unabridged Housing Strategy Plan matrix
Initial & Date <u>DB 1/27/17</u> <u>[Signature] 1/30/17</u> <u>[Signature]</u>	
Expenditure Required: \$0 Amount Budgeted: \$0 Appropriation Required: \$0	
At your meeting on February 13, staff and ARCH will introduce direct assistance strategies to be considered as part of the Housing Strategy Plan and provide pros and cons for each. As you recall, the City Council discussed housing conditions on April 25, 2016 and this conversation resulted in direction to the Planning Commission to develop a Housing Strategy Plan related to affordable housing. Here is a link to the April 25 agenda bill that provides background on the issue: https://kenmore.civicweb.net/filepro/documents/65041?preview=68455. Attachment 1 provides an updated overview of the background information, including information related to direct assistance in particular. Attachment 2 is the draft matrix of direct assistance strategies developed by ARCH. For each strategy, the first column identifies the related policy from the Comprehensive Plan Housing Element. The next two columns indicate whether a strategy requires potential changes to the Kenmore Municipal Code or some other form of action by the City Council. The third column notes whether the City can perform the strategy on its own or must cooperate with others in order to accomplish the goal. The matrix then provides a variety of criteria for evaluating and prioritizing strategies developed with the Planning Commission. In shaded cells, the level of shading under the criterion indicates consistency with the criteria. The darker the shading, the more consistent the strategy is with the criterion. The criteria include: “Income Served:” Objective H-3.2 of the Comprehensive Plan is to “adopt programs and regulations that support housing affordable to very low, low, and moderate-income households, comparable to the countywide need.” Therefore, the plan matrix includes columns to show whether a given strategy has an impact on housing for each of these income levels, as well as market-rate housing. “Population Served:” The plan matrix includes columns to show whether a given strategy has a direct impact on housing for several demographic groups—seniors, the workforce, young adults, the homeless, and families with children. “Broader Vision:” This column assesses consistency with other city documents and plans, such as the 2016-2017 City Council Goals and the Kenmore 20-Year Vision. “Timeliness:” Two aspects are related to timeliness. How soon could the impact of a strategy be experienced? Is this an opportunity that may pass if not acted upon now? “Least Public Cost:” This factor is to account for the city’s investment, either in monetary resources (direct funding, land donations, fee waivers) or staff and Council time.	

- “Not Already Addressed:” This criterion is in consideration of those strategies that are underway or have already been completed.

As the Planning Commission reviewed the other portions of the Strategy Plan, they discussed additional factors that may be useful to the City Council. Those factors included:

- Potential effects of proposed strategies on the efficiency of housing markets or city administration, primarily expressed as “regulatory burden.” Regulatory burden could result, for example, in reducing the number of affordable housing units created or in higher administrative costs to the city.
- Impacts of potential strategies during times of not only economic expansion but also during economic recessions.

Once the City Council has provided feedback on the direct assistance strategies, all of the possible strategies will be considered at the next Council meeting on this topic (tentatively scheduled for March 20). At that time, the Council will be asked to approve the Housing Strategy Plan and identify the top priorities for the coming year. A summary of the Planning Commission’s recommendations on the other Housing Strategy Plan strategies is provided as Attachment 3. The unabridged Housing Strategy Plan matrix is provided for your reference in Attachment 4.

FISCAL CONSIDERATION: None.

COUNCIL GOAL/BUDGET OBJECTIVE BEING ADDRESSED: “Adopt a Housing Strategy Plan that outlines action steps and priorities” (Comprehensive Plan implementation measure)

Attachment 1

**KING COUNTY INCOME AND HOUSING AFFORDABILITY GUIDELINES
LOCAL RENTS AND WAGES
2016**

King County Area Median Income (AMI): \$90,300

	Studio (1 Person)	1-Bedroom (2 People)	2-Bedroom (3 People)	3-Bedroom (4 People)
30% AMI [VERY LOW INCOME]				
Household Income	\$18,963	\$21,672	\$24,381	\$27,090
Max. Affordable Rent**	\$474	\$542	\$610	\$677
50% AMI [LOW INCOME]				
Household Income	\$31,605	\$36,120	\$40,635	\$45,150
Max. Affordable Rent**	\$790	\$903	\$1,016	\$1,129
Max. Affordable Purchase***	\$106,573	\$121,798	\$141,354	\$160,910
80% AMI [MODERATE INCOME]				
Household Income	\$50,568	\$57,792	\$65,016	\$72,240
Max. Affordable Rent**	\$1,264	\$1,445	\$1,625	\$1,806
Max. Affordable Purchase***	\$188,710	\$215,670	\$246,960	\$278,250
100% AMI [MEDIAN INCOME]				
Household Income	\$63,210	\$72,240	\$81,270	\$90,300
Max. Affordable Rent**	\$1,580	\$1,806	\$2,032	\$2,258
Max. Affordable Purchase***	\$243,470	\$278,250	\$317,360	\$356,470

AVERAGE RENTS - March, 2016

	Studio	1-Bedroom	2-Bed/1-Bath	3-Bed/2-Bath
Kenmore/Bothell				
All Units	\$1,197	\$1,323	\$1,429	\$2,014
Built 2010 or newer	\$1,321	\$1,537	\$1,898	\$2,371

JOBS - 2014

Annual Wages				
Kenmore	< \$10,000	\$10,000 to \$14,999	\$15,000 to \$24,999	\$25,000 to \$34,999
Jobs	882	352	539	423
Percent of total	20%	8%	12%	9%
	\$35,000 to \$49,999	\$50,000 to \$64,999	\$65,000 to \$74,999	\$75,000 or more
Jobs	659	521	303	775
Percent of total	15%	12%	7%	17%

Attachment 1

OVERALL AFFORDABLE HOUSING NEEDS

Household Income Level	Pct of Total Housing Units Affordable			Countywide Housing Need	Kenmore House-holds
	Kenmore	King Co.			
< 30% of median (Very Low)	155	2%	4%	12%	12%
30% to 50% of median (Low)	704	9%	11%	12%	7%
50% to 80% of median (Moderate)	1,464	18%	23%	16%	11%
80% to 100% of median (Middle)	966	12%	12%	10%	9%
> 100% of median (Higher)	4,715	59%	50%	50%	61%
Total	8,004	100%			100%

Source: 2008-2012 CHAS (Comprehensive Housing Affordability Strategy; U.S. Housing and Urban Development).

- If targeted growth were to achieve the countywide affordable housing needs within Kenmore by 2031, an additional 420 units would be available each for very low- and low-income households, and an additional 560 units would be available for moderate-income households.
- This does not include affordable housing to address any existing needs. Currently, the city is about 1,160 units short of achieving the goal of addressing countywide needs, with most of that being needs for very low-income households.

Table 1

Very low- and Low-income Affordable Units		Pct of Total Units
Bellevue	3,193	6%
Bothell	1,814	13%
Issaquah	824	6%
Kenmore	859	11%
Kirkland	2,981	8%
Mercer Island	488	5%
Newcastle	112	3%
Redmond	1,855	8%
Sammamish	188	1%
Woodinville	424	9%

LOCAL WORKERS

A fundamental demand for housing comes from the local workforce. Compared to many cities in East King County and King County as a whole, Kenmore has relatively low ratio of jobs to housing. However, a relatively high proportion of Kenmore's jobs are low paying. Approximately 40% of people who work in Kenmore made less than \$25,000 annually (40% of median for a single person) and almost 25% earned between \$25,000 and \$50,000 annually.

Attachment 1

Combined, this is over 2,800 jobs. This workforce creates a need for housing affordable to low- and moderate-income households.

Chart 1: Workplace Earnings



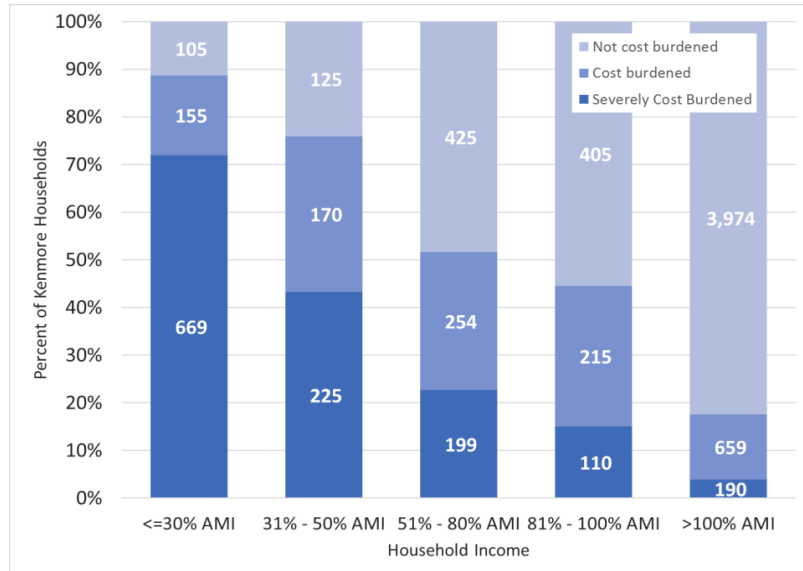
COST BURDENED/SEVERELY COST BURDENED HOUSEHOLDS

Despite the relative affordability of Kenmore, many households pay more than 30% of their incomes on housing. This is known as “housing cost burden,” because such an impact on a household’s resources may affect its ability to pay for food, clothing, medical care, or other necessities. The lower a household’s income, the greater the impact of high housing costs. Households that spend more than 50% of their incomes on housing are considered “severely cost burdened” because—especially at lower incomes—they may be one paycheck or one large expense from becoming homeless.

As shown in Chart 1, the vast majority of low- and very low-income Kenmore households, and about 50% of moderate-income Kenmore households, are cost burdened or severely cost burdened. Since 2000, the percentage of severely cost burdened households in Kenmore has increased from 10% to 17%. This increase is similar to countywide trends, though Kenmore’s increase is greater than countywide. Another potential contributing factor to this is relatively flat incomes over the past decade, as described earlier. Housing cost burden and severe cost burden are more pronounced for renter households, and specifically younger and senior rental households.

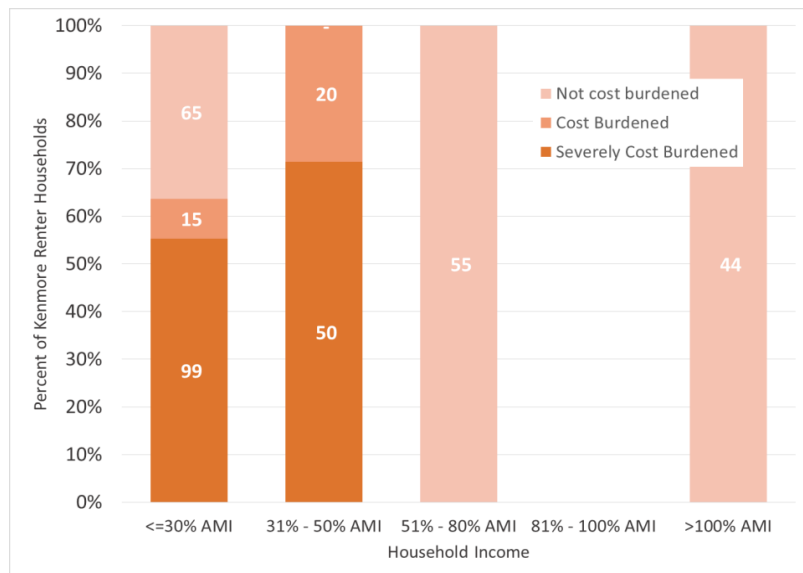
Attachment 1

Chart 2: Cost Burdened Households, Kenmore, 2012



Source: U.S. Census Bureau, Comprehensive Housing Affordability Strategy (CHAS) data.

Chart 3: Cost Burdened Senior Renter Households, Kenmore, 2012



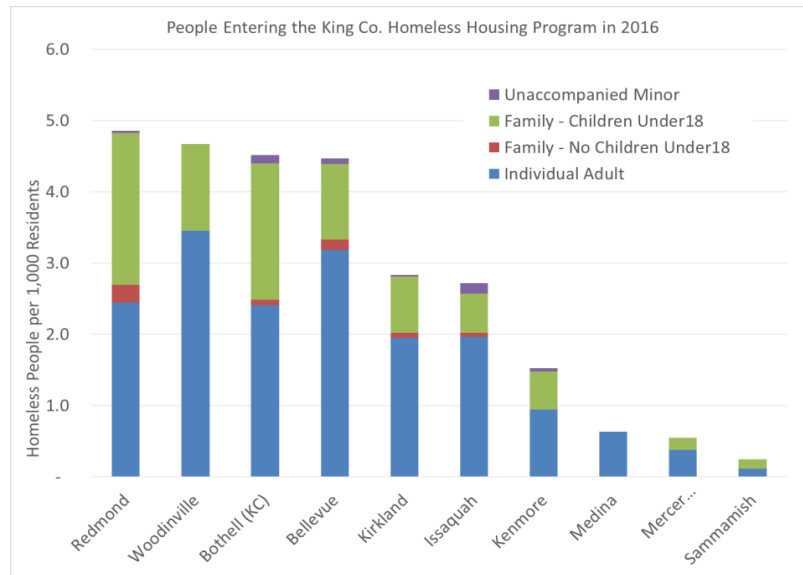
Attachment 1

Table 2: Cost Burdened Households, Kenmore, 2012

	<=30% AMI	31% to 50% AMI	51% to 80% AMI	81% to 100% AMI	>100% AMI	Grand Total
Cost burdened	155	170	254	215	659	1,453
Seniors	80	75	45	0	89	289
Renter occupied	15	20	0	0	0	35
Owner occupied	65	55	45	0	89	254
Non-senior families	75	45	154	105	430	809
Renter occupied	10	45	84	20	15	174
Owner occupied	65	0	70	85	415	635
Non-senior, not families	0	50	55	110	140	355
Renter occupied	0	40	55	15	0	110
Owner occupied	0	10	0	95	140	245
Severe cost burden	669	225	199	110	190	1,393
Seniors	264	125	40	10	10	449
Renter occupied	99	50	0	0	0	149
Owner occupied	165	75	40	10	10	300
Non-senior families	260	40	85	75	165	625
Renter occupied	215	25	10	0	0	250
Owner occupied	45	15	75	75	165	375
Non-senior, not families	145	60	74	25	15	319
Renter occupied	85	15	4	0	0	104
Owner occupied	60	45	70	25	15	215
Grand Total	824	395	453	325	849	2,846

Source: U.S. Census Bureau, Comprehensive Housing Affordability Strategy (CHAS) data.

Attachment 1

HOMELESSNESS**Chart 4**

In Kenmore:

- 21 individual adults.
- 12 in families with children.
- 0 in families without children.
- 1 unaccompanied minor.

OVERALL HOUSING SUPPLY**Table 3: Residential Capacity by Type of Housing**

Housing Type	2012 Existing		Remaining Capacity		Total if Built to Capacity	
	Units	Pct	Units	Pct	Units	Pct
Single-family Dwellings	6,471	74%	1,739	35%	8,210	60%
Multi-family Dwellings, total	2,264		3,216		5,480	
In residential-only zones	2,264	26%	875	18%	3,139	23%
In mixed-use zones	0	0%	2,341	47%	2,341	17%
Total	8,735		4,955		13,690	

Source: 2014 Buildable Lands Report (King County).

Residential Growth Targets

- 2006–2031 Kenmore growth target: 3,500 housing units / Average of 140 units annually.

Attachment 1

- 2006–2015, an estimated 884 new housing units / Average of ~90 units annually.
- Of the 884 units added, about 62% are single-family and 38% multi-family.

Table 4: Homes sold in Kenmore in last 6 months.

Yellow highlighting indicates affordability at 80% AMI (Moderate Income); green shading at 100% AMI.

	Condo/Coop		Single-family Residential		Townhouse		Total	
Bedrooms	Sales	Average Price	Sales	Average Price	Sales	Average Price	Sales	Average Price
1	8	\$153,192					8	\$153,192
2	42	\$258,640	6	\$352,403	14	\$378,250	62	\$294,723
3	14	\$355,546	89	\$507,017	4	\$359,125	107	\$481,670
4			112	\$703,588	1	\$647,500	113	\$703,091
5			31	\$744,352			31	\$744,352
6			8	\$587,375			8	\$587,375
11			1	\$950,000			1	\$950,000
(blank)			7	\$611,940			7	\$611,940
Grand Total	64	\$266,657	254	\$626,174	19	\$388,395	337	\$544,492

Source: Redfin.com, accessed 8/29/2016.

Table 5: Just those built in 2015 or 2016.

	Condo/Coop		Single-family Residential		Townhouse		Total	
Bedrooms	Sales	Average Price	Sales	Average Price	Sales	Average Price	Sales	Average Price
3	0	—	4	\$632,995	0	—	4	\$632,995
4	0	—	32	\$696,852	0	—	32	\$696,852
5	0	—	8	\$724,242	0	—	8	\$724,242
6	0	—	1	\$739,000	0	—	1	\$739,000
Grand Total	0	—	45	\$696,982	0	—	45	\$696,982

Source: Redfin.com, accessed 8/29/2016.

Attachment 1

Chart 5

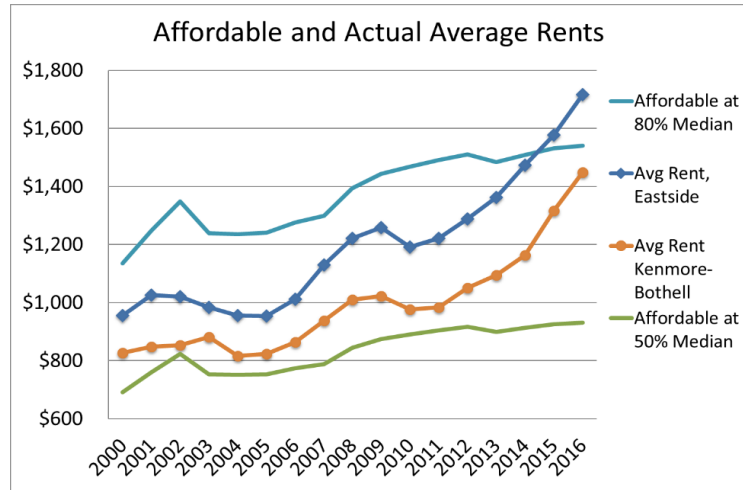


Table 6: Rent Affordability at Spencer 68, Phase I, 2015

Unit Type	Affordable by covenant	Market <80% AMI	Market 80%-100% AMI	Market 100%-120% AMI	Market >120% AMI	Total
Open 1-BR	18	21	18	0	0	57
1-BR	9	3	22	5	0	39
2-BR	8	0	1	24	4	37
3-BR	0	0	0	5	0	5
Total	35	24	41	34	4	138

ACCESSORY DWELLING UNITS

	2014	TOTAL	ADUs per 1,000 SF Detached Homes	Annual Average	Average, Last 5 Years
Beaux Arts	-	2	14.3	0.3	0.3
Bellevue	-	114	3.9	5.4	2.7
Bothell	-	2	0.2	0.1	-
Clyde Hill	1	4	3.7	0.3	0.2
Hunts Point	-	-	-	-	-
Issaquah	1	40	6.6	2.0	1.7
Kenmore	4	41	7.2	3.2	3.0
Kirkland	5	136	6.7	6.8	4.0
Medina	-	1	0.8	0.1	-
Mercer Island	2	222	31.5	11.1	3.3
Newcastle	-	32	10.8	2.3	3.5
Redmond	1	12	1.2	0.6	0.2
Sammamish	2	13	0.9	1.1	2.0
Woodinville	1	2	0.7	0.1	0.2
Yarrow Point	-	-	-	-	-
EKC cities	17	621	5.7	29.6	21.0

SUMMARY OF LOCAL HOUSING STRATEGIES
(from the Comprehensive Plan Housing Element)

Since incorporation, the city has taken action in several areas to address local housing needs. These include:

- Updates to the Downtown area plan have increased opportunities for creating new housing in the Downtown. This has allowed the city to have sufficient capacity to meet its 2006–2013 housing growth targets.
- The city rezoned the old Park and Ride site to allow housing development, with a requirement that 25 percent address local affordable housing needs. The first phase of development of this property began in 2014. To help enhance affordability on the property, the city approved a twelve-year property tax exemption on residential improvements.
- The city adopted regulations to allow Accessory Dwelling Units, with over 30 ADUs permitted to date.
- The city has waived a portion of impact fees for a project that incorporated housing affordable to low-income households.
- The city has been an ongoing member of ARCH. Through the ARCH Trust Fund process, the city has regularly committed local funds for affordable housing projects in Kenmore and throughout the region, assisting over 170 units affordable to lower-income households.
- Through participation in the countywide CDBG Consortium, 25 local homeowners have received Housing Repair loans since 2005.

Kenmore: Direct Assistance for Affordable Housing (2002 – 2015)

CITY	CDBG	General Fund	Other	TOTAL	Average 2002-2015	Average 2011-2015	ANNUAL GOALS *	
							LOW	HIGH
Kenmore	\$358,954	\$985,000	\$181,021	\$1,524,975	\$103,855	\$97,776	\$50,000	\$108,000
TOTAL	\$8,125,371	\$17,383,332	\$19,893,652	\$45,402,355	\$2,573,285	\$2,532,724	\$1,122,000	\$2,344,760

Notes:

CDBG funds are portion of King County CDBG funds set aside for affordable housing and allocated through ARCH Trust Fund process. Amount based on city's proportion of low and moderate income population.

Other: Combination of fee waivers for affordable housing (\$150,000) and interest/loan repayments (~\$31,000)

Annual Goals: Parity goals established by ARCH member councils in late 1990's. Each city's range is based on several factors: population, projected housing growth, and projected employment growth. Goals are only advisory to member councils.

Projects Located in Kenmore funded through ARCH Trust Fund

Name	Units	Type	Organization
Heron Landing	50	Senior	DASH
Copper Lantern	33	Family (rental/owner)	LIHI
Parkview XI	3 beds	DD Group Home	Parkview

Sample Projects Funded by Kenmore through the ARCH Trust Fund

- Bellevue Manor/ Harris Manor (KCHA): Preservation, federally assisted senior housing
- Friends of Youth Homeless Housing, Kirkland
- Providence Senior Housing, Redmond
- Habitat for Humanity ownership housing, Sammamish
- Sophia Way, Homeless women shelter, Bellevue
- Athene, family rental housing, Kirkland (above Park and Ride).

Home Repair Program (King County CDBG Funds)

Through the countywide CDBG Consortium, about 35 local homeowners have received Housing Repair loans since 2005.

ARCH Parity Program - Goals / Annual Commitments / Annual Average

CITY	2011	2012	2013	2014	2015	TOTAL	Annual Avg 1999-2015	Average 2011-2015	ANNUAL GOALS *	
									LOW	HIGH
Bellevue	\$510,538	\$456,366	\$772,115	\$2,876,160	\$1,270,428	\$16,857,454	\$967,380	\$1,177,121	\$395,000	\$605,000
Bothell	\$43,504	\$63,086	\$56,079	\$46,188	\$55,377	\$1,205,359	\$68,019	\$52,847	\$78,000	\$152,000
Clyde Hill	\$16,501	\$17,297	\$16,629	\$16,495	\$17,155	\$243,532	\$13,375	\$16,815	\$0	\$17,420
Hunts Point	\$2,798	\$2,963	\$2,873	\$2,824	\$2,907	\$29,292	\$1,560	\$2,873	\$0	\$3,020
Issaquah	\$31,330	\$143,226	\$146,026	\$89,746	\$104,538	\$8,513,011	\$495,848	\$102,973	\$55,000	\$135,000
Kenmore	\$101,613	\$114,746	\$94,815	\$77,060	\$100,647	\$1,524,975	\$103,855	\$97,776	\$50,000	\$108,000
Kirkland	\$277,885	\$430,441	\$424,107	\$592,470	\$478,476	\$5,527,852	\$301,720	\$440,676	\$159,000	\$269,000
Medina	\$14,158	\$14,775	\$14,666	\$14,339	\$14,839	\$181,972	\$10,484	\$14,555	\$0	\$17,780
Mercer Is.	\$38,233	\$46,582	\$43,088	\$39,222	\$48,237	\$1,287,762	\$70,786	\$43,072	\$32,000	\$124,000
Newcastle	\$9,576	\$39,356	\$36,428	\$9,584	\$44,007	\$804,049	\$45,214	\$27,790	\$47,000	\$75,000
Redmond	\$206,247	\$238,872	\$1,919,617	\$178,251	\$286,366	\$7,387,165	\$419,581	\$565,871	\$244,000	\$552,000
Sammamish	\$20,454	\$499,354	\$35,020	\$30,670	\$162,515	\$1,271,094	\$100,983	\$149,603	\$25,000	\$196,000
Woodinville	\$24,431	\$29,872	\$27,543	\$24,960	\$27,523	\$520,561	\$29,130	\$26,866	\$37,000	\$83,000
Yarrow Point	\$4,453	\$4,711	\$4,606	\$4,582	\$4,723	\$45,508	\$2,411	\$4,615	\$0	\$5,880
Beaux Arts	\$168	\$244	\$217	\$179	\$214	\$2,769	\$152	\$204	\$0	\$1,660
TOTAL	\$1,301,889	\$2,101,891	\$3,593,829	\$4,002,730	\$2,617,952	\$45,402,355	\$2,573,285	\$2,532,724	\$1,122,000	\$2,344,760

*Annual Goals are based on several factors including population, planned housing growth and planned employment growth.

PARITY PROGRAM DESCRIPTION (1998)

The overall objective of the Parity program is to establish a means for members to attain a proportional distribution of resources being contributed for affordable housing.

State goal for each city as a range rather than as a single figure.

Formulas used to establish each city's range are based on several factors: Current Population / Projected Housing Growth / Projected Job Growth

Establish an overall range of \$1 million annually (past levels of contribution) to \$2 million annually (an acknowledgment of the levels of n the community).

Measure accomplishments over a 5-year period: Years of relatively low commitment can be offset by years with higher commitments

Encourage a variety of means for cities to accomplish their goal:

- o Direct monetary assistance from general funds or CDBG funds
- o Indirect monetary assistance such as fee waivers
- o In-kind contributions such as donated land

ARCH Parity Program: Annual Detail

	1999			1999 Total	2000			2000 Total	2001			2001 Total
	Genera				Genera				Genera			
	CDBG	IFund	Other		CDBG	IFund	Other		CDBG	IFund	Other	
Bellevue	\$128,900	\$412,000	\$620,200	\$1,161,100	\$150,000	\$412,000	\$485,776	\$1,047,776	\$50,000	\$412,000	\$594,384	\$1,056,384
Bothell	\$106,977			\$106,977	\$80,758			\$80,758	\$77,101			\$77,101
Clyde Hill	\$167			\$167	\$980	\$10,000		\$10,980	\$1,038	\$10,000		\$11,038
Hunts Point	\$41			\$41	\$224			\$224	\$238			\$238
Issaquah	\$20,000			\$20,000	\$41,200	\$48,000		\$89,200	\$43,161	\$49,531		\$92,692
Kenmore												
Kirkland	\$137,628	\$77,000		\$214,628	\$193,525	\$60,000		\$253,525	\$164,465	\$63,852	\$7,129	\$235,446
Medina	\$218			\$218	\$1,270	\$14,805		\$16,075		\$10,273		\$10,273
Mercer Is.	\$60,165	\$165,000		\$225,165	\$70,270	\$10,954		\$81,224	\$61,217	\$19,878		\$81,095
Newcastle	\$698	\$47,000		\$47,698	\$4,255	\$47,000	\$22,000	\$73,255	\$4,503	\$47,000	\$28,129	\$79,632
Redmond	\$90,000	\$200,000		\$290,000	\$99,141	\$200,000	\$751,675	\$1,050,816	\$182,025	\$221,277	\$1,304	\$404,606
Sammamish												
Woodinville	\$1,722			\$1,722	\$10,622	\$5,485	\$31,922	\$48,029	\$11,274	\$10,000	\$61,892	\$83,166
Yarrow Point	\$51			\$51	\$298	\$2,000		\$2,298	\$314	\$2,000		\$2,314
Beaux Arts	\$21			\$21	\$117			\$117	\$132			\$132
Grand Total	\$546,588	\$901,000	\$620,200	\$2,067,788	\$652,660	\$810,244	\$1,291,373	\$2,754,277	\$595,468	\$845,811	\$692,838	\$2,134,117

	2002			2002 Total	2003			2003 Total	2004			2004 Total
	Genera				Genera				Genera			
	CDBG	IFund	Other		CDBG	IFund	Other		CDBG	IFund	Other	
Bellevue	\$100,000	\$412,000	\$100,828	\$612,828	\$100,000	\$256,000	\$147,135	\$503,135	\$90,000	\$412,000	\$103,668	\$605,668
Bothell	\$81,160			\$81,160	\$115,503			\$115,503	\$148,889			\$148,889
Clyde Hill	\$1,106	\$10,000		\$11,106	\$239	\$10,000		\$10,239	\$364	\$10,000		\$10,364
Hunts Point	\$243			\$243	\$52			\$52	\$80			\$80
Issaquah	\$20,000	\$63,469		\$83,469	\$32,046			\$32,046	\$54,710		\$195,917	\$250,627
Kenmore	\$25,326	\$75,000		\$100,326	\$5,469	\$75,000		\$80,469	\$8,342	\$75,000		\$83,342
Kirkland	\$187,109	\$26,000		\$213,109	\$204,048	\$27,000	\$6,865	\$237,913	\$94,242	\$117,000	\$6,171	\$217,413
Medina		\$10,273		\$10,273		\$10,000		\$10,000		\$10,000		\$10,000
Mercer Is.	\$116,767	\$20,000		\$136,767	\$61,919	\$21,966	\$1,966	\$85,851	\$78,699	\$19,351		\$98,050
Newcastle	\$4,775	\$47,000		\$51,775	\$1,031	\$47,000	\$560	\$48,591	\$1,573	\$47,000		\$48,573
Redmond	\$114,391	\$416,637	\$210,853	\$741,881		\$271,277	\$7,479	\$278,756	\$50,000	\$271,277	\$3,671	\$324,948
Sammamish	\$16,511			\$16,511								
Woodinville	\$10,710	\$12,500		\$23,210	\$2,313	\$37,500		\$39,813	\$3,528	\$12,500		\$16,028
Yarrow Point	\$345	\$2,000		\$2,345	\$74			\$74	\$113			\$113
Beaux Arts	\$152			\$152	\$33			\$33	\$50			\$50
Grand Total	\$678,595	\$1,094,879	\$311,681	\$2,085,155	\$522,727	\$755,743	\$164,005	\$1,442,475	\$530,590	\$974,128	\$309,427	\$1,814,145

ARCH Parity Program: Annual Detail

	2005			2005 Total	2006			2006 Total	2007			2007 Total
	Genera				Genera				Genera			
	CDBG	IFund	Other		CDBG	IFund	Other		CDBG	IFund	Other	
Bellevue	\$90,000	\$412,000	\$807,445	\$1,309,445	\$100,000	\$412,000	\$882,756	\$1,394,756	\$90,000	\$412,000	\$268,873	\$770,873
Bothell	\$23,330			\$23,330	\$41,327			\$41,327	\$47,985			\$47,985
Clyde Hill	\$239	\$10,000		\$10,239	\$1,590	\$10,000		\$11,590	\$1,846	\$15,000		\$16,846
Hunts Point	\$52			\$52	\$185	\$2,500		\$2,685	\$215	\$2,500		\$2,715
Issaquah	\$39,939			\$39,939	\$14,345	\$84,953	\$83,014	\$182,312	\$16,656	\$115,000		\$131,656
Kenmore	\$5,469	\$75,000		\$80,469	\$23,036	\$75,000		\$98,036	\$26,747	\$75,000	\$102,097	\$203,844
Kirkland	\$5,967	\$184,000	\$4,857	\$194,824	\$52,892	\$200,000	\$3,961	\$256,853	\$61,413	\$166,000	\$2,000	\$229,413
Medina		\$10,000		\$10,000		\$10,000		\$10,000		\$2,500		\$2,500
Mercer Is.	\$61,411	\$18,099		\$79,510	\$15,372	\$16,899		\$32,271	\$17,848	\$20,000		\$37,848
Newcastle	\$1,031	\$47,000		\$48,031	\$6,281	\$50,000		\$56,281	\$7,293	\$46,500		\$53,793
Redmond		\$150,000	\$888	\$150,888	\$47,857	\$150,000	\$3,267	\$201,124	\$55,253	\$100,000	\$94,689	\$249,942
Sammamish					\$4,514			\$4,514	\$5,241	\$100,000		\$105,241
Woodinville	\$2,313	\$12,500		\$14,813	\$9,848	\$12,500		\$22,348	\$11,435	\$12,500		\$23,935
Yarrow Point	\$74			\$74	\$509			\$509	\$591	\$3,603		\$4,194
Beaux Arts	\$33			\$33	\$164			\$164	\$190			\$190
Grand Total	\$229,858	\$918,599	\$813,190	\$1,961,647	\$317,920	\$1,023,852	\$972,998	\$2,314,770	\$342,713	\$1,070,603	\$467,659	\$1,880,975

	2008			2008 Total	2009			2009 Total	2010			2010 Total
	Genera				Genera				Genera			
	CDBG	IFund	Other		CDBG	IFund	Other		CDBG	IFund	Other	
Bellevue	\$90,000	\$412,000	\$215,089	\$717,089	\$85,102	\$412,000	\$282,514	\$779,616	\$78,033	\$412,000	\$111,144	\$601,177
Bothell	\$68,786			\$68,786	\$46,415			\$46,415	\$53,862			\$53,862
Clyde Hill	\$2,647	\$15,000		\$17,647	\$1,786	\$15,000		\$16,786	\$1,272	\$15,023		\$16,295
Hunts Point	\$308			\$308	\$208	\$2,500		\$2,708	\$304	\$2,500		\$2,804
Issaquah	\$23,876	\$50,000	\$44,460	\$118,336	\$16,111	\$150,000	\$6,552,340	\$6,718,451	\$36,906		\$118,914	\$155,820
Kenmore	\$38,342	\$75,000		\$113,342	\$25,872	\$75,000		\$100,872	\$29,394	\$75,000		\$104,394
Kirkland	\$88,035	\$216,000		\$304,035	\$59,403	\$216,000	\$9,100	\$284,503	\$64,196	\$216,000	\$4,005	\$284,201
Medina					\$1,205			\$1,205	\$2,079	\$12,340		\$14,419
Mercer Is.	\$25,585	\$20,000		\$45,585	\$17,264	\$20,000		\$37,264	\$27,341	\$20,032		\$47,373
Newcastle	\$10,454	\$55,143		\$65,597		\$53,457		\$53,457		\$3,000		\$3,000
Redmond	\$79,205	\$100,000	\$2,543	\$181,748	\$53,445	\$150,000	\$4,591	\$208,036	\$64,443	\$150,000	\$6,341	\$220,784
Sammamish	\$7,513	\$100,000		\$107,513	\$5,070			\$5,070	\$23,956	\$100,000		\$123,956
Woodinville	\$16,391	\$17,400		\$33,791	\$11,060	\$12,500		\$23,560	\$14,409	\$16,064		\$30,473
Yarrow Point	\$847			\$847	\$572			\$572	\$582	\$3,931		\$4,513
Beaux Arts	\$273			\$273	\$184			\$184	\$208			\$208
Grand Total	\$452,262	\$1,060,543	\$262,092	\$1,774,897	\$323,697	\$1,106,457	\$6,848,545	\$8,278,699	\$396,985	\$1,025,890	\$240,404	\$1,663,279

ARCH Parity Program: Annual Detail

	2010 Total	2011			2011 Total	2012			2012 Total	2013			2013 Total
		Genera				Genera				Genera			
		CDBG	IFund	Other		CDBG	IFund	Other		CDBG	IFund	Other	
Bellevue	\$601,177	\$68,986	\$256,000	\$185,552	\$510,538	\$44,498	\$256,000	\$155,868	\$456,366	\$44,498	\$412,000	\$315,617	\$772,115
Bothell	\$53,862	\$43,504			\$43,504	\$63,086			\$63,086	\$56,079			\$56,079
Clyde Hill	\$16,295	\$1,027	\$15,000	\$474	\$16,501	\$1,489	\$15,000	\$808	\$17,297	\$1,324	\$15,000	\$305	\$16,629
Hunts Point	\$2,804	\$245	\$2,500	\$53	\$2,798	\$356	\$2,500	\$107	\$2,963	\$316	\$2,500	\$57	\$2,873
Issaquah	\$155,820	\$29,804		\$1,526	\$31,330	\$43,226	\$100,000		\$143,226	\$38,425	\$100,000	\$7,601	\$146,026
Kenmore	\$104,394	\$23,741	\$75,000	\$2,872	\$101,613	\$34,428	\$75,000	\$5,318	\$114,746	\$30,604	\$50,000	\$14,211	\$94,815
Kirkland	\$284,201	\$51,850	\$216,000	\$10,035	\$277,885	\$126,309	\$291,000	\$13,132	\$430,441	\$112,280	\$300,000	\$11,827	\$424,107
Medina	\$14,419	\$1,679	\$12,340	\$139	\$14,158	\$2,435	\$12,340		\$14,775	\$2,164	\$12,340	\$162	\$14,666
Mercer Is.	\$47,373	\$17,597	\$20,000	\$636	\$38,233	\$25,517	\$20,000	\$1,065	\$46,582	\$22,683	\$20,000	\$405	\$43,088
Newcastle	\$3,000	\$8,567		\$1,009	\$9,576	\$12,423		\$26,933	\$39,356	\$11,043		\$25,385	\$36,428
Redmond	\$220,784	\$52,050	\$150,000	\$4,197	\$206,247	\$77,355	\$150,000	\$11,517	\$238,872	\$87,774	\$75,000	\$1,756,843	\$1,919,617
Sammamish	\$123,956	\$19,349		\$1,105	\$20,454	\$28,059		\$471,295	\$499,354	\$24,942	\$10,000	\$78	\$35,020
Woodinville	\$30,473	\$11,396	\$12,500	\$535	\$24,431	\$16,525	\$12,500	\$847	\$29,872	\$14,690	\$12,500	\$353	\$27,543
Yarrow Point	\$4,513	\$470	\$3,931	\$52	\$4,453	\$681	\$3,931	\$99	\$4,711	\$605	\$3,931	\$70	\$4,606
Beaux Arts	\$208	\$168			\$168	\$244			\$244	\$217			\$217
Grand Total	\$1,663,279	\$330,433	\$763,271	\$208,185	\$1,301,889	\$476,631	\$938,271	\$686,989	\$2,101,891	\$447,644	\$1,013,271	\$2,132,914	\$3,593,829

	2014			2014 Total	2015			2015 Total	2016			2016 Total
	General											
	CDBG	Fund	Other *		CDBG	General Fund	Other *		CDBG	General Fund	Other *	
Bellevue	\$68,986	\$412,000	\$2,395,174	\$2,876,160	\$68,900	\$412,000	\$789,528	\$1,270,428		\$412,000		\$412,000
Bothell	\$46,188			\$46,188	\$55,377			\$55,377	\$49,032			\$49,032
Clyde Hill	\$1,090	\$15,000	\$405	\$16,495	\$1,307	\$15,000	\$848	\$17,155	\$1,158	\$15,000		\$16,158
Hunts Point	\$261	\$2,500	\$63	\$2,824	\$312	\$2,500	\$95	\$2,907	\$277	\$2,500		\$2,777
Issaquah	\$31,648	\$50,000	\$8,098	\$89,746	\$37,944	\$50,000	\$16,594	\$104,538	\$33,597	\$50,000		\$83,597
Kenmore	\$25,206	\$50,000	\$1,854	\$77,060	\$30,220	\$30,000	\$40,427	\$100,647	\$26,758	\$30,000	\$14,242	\$71,000
Kirkland	\$92,477	\$300,000	\$199,993	\$592,470	\$105,259	\$315,000	\$58,217	\$478,476	\$83,610	\$315,000		\$398,610
Medina	\$1,783	\$12,340	\$216	\$14,339	\$2,137	\$12,340	\$362	\$14,839	\$1,892	\$12,340		\$14,232
Mercer Is.	\$18,682	\$20,000	\$540	\$39,222	\$22,399	\$20,000	\$5,838	\$48,237	\$19,832	\$20,000	\$44,565	\$84,397
Newcastle	\$9,095		\$489	\$9,584	\$10,905	\$25,000	\$8,102	\$44,007	\$9,665	\$25,750		\$35,415
Redmond	\$95,757	\$75,000	\$7,494	\$178,251	\$115,924	\$150,000	\$20,442	\$286,366	\$104,283	\$150,000		\$254,283
Sammamish	\$20,543	\$10,000	\$127	\$30,670	\$24,630	\$10,000	\$127,885	\$162,515	\$21,808	\$10,000	\$128,468	\$160,276
Woodinville	\$12,099	\$12,500	\$361	\$24,960	\$14,506	\$12,500	\$517	\$27,523	\$12,844	\$12,500		\$25,344
Yarrow Point	\$499	\$4,000	\$83	\$4,582	\$598	\$4,000	\$125	\$4,723	\$529	\$4,000		\$4,529
Beaux Arts	\$179			\$179	\$214			\$214	\$190			\$190
Grand Total	\$424,493	\$963,340	\$2,614,897	\$4,002,730	\$490,632	\$1,058,340	\$1,068,980	\$2,617,952	\$365,475	\$1,059,090	\$187,275	\$1,611,840

FIGURE 1
ARCH: EAST KING COUNTY TRUST FUND SUMMARY
 LIST OF CONTRACTED PROJECTS FUNDED (1993 - 2015)

Project	Location	Owner	Units/Beds	Funding	Pct of Total Allocation	Distribution Target
1. Family Housing						
Andrews Heights Apartments	Bellevue	Imagine Housing	24	\$400,000		
Garden Grove Apartments	Bellevue	DASH	18	\$180,000		
Overlake Townhomes	Bellevue	Habitat of EKC	10	\$120,000		
Glendale Apartments	Bellevue	DASH	82	\$300,000		
Wildwood Apartments	Bellevue	DASH	36	\$270,000		
Somerset Gardens (Kona)	Bellevue	KC Housing Authority	198	\$700,000		
Pacific Inn	Bellevue *	Pacific Inn Assoc. *	118	\$600,000		
Eastwood Square	Bellevue	Park Villa LLC	48	\$600,000		
Chalet Apts	Bellevue	Imagine Housing	14	\$163,333		
Andrew's Glen	Bellevue	Imagine Housing	10 /11	\$387,500		
August Wilson Place	Bellevue ***	LIHI ***	45	\$800,000		
YWCA Family Apartments	Bellevue	YWCA	12	\$100,000		
30 Bellevue	Bellevue	Imagine Housing	52	\$354,056		
Parkway Apartments	Redmond	KC Housing Authority	41	\$100,000		
Habitat - Patterson	Redmond **	Habitat of EKC **	24	\$446,629		
Avon Villa Mobile Home Park	Redmond **	MHCP **	93	\$525,000		
Terrace Hills	Redmond	Imagine Housing	18	\$442,000		
Village at Overlake Station	Redmond **	KC Housing Authority **	308	\$1,645,375		
Summerwood	Redmond	DASH	166	\$1,187,265		
Coal Creek Terrace	Newcastle **	Habitat of EKC **	12	\$240,837		
RoseCrest (Talus)	Issaquah **	Imagine Housing **	40	\$918,846		
Mine Hill	Issaquah	Imagine Housing	28	\$450,000		
Clark Street	Issaquah	Imagine Housing	30	\$355,000		
Lauren Heights (Iss Highlands)	Issaquah **	Imagine Housing/SRI **	45	\$657,343		
Habitat Issaquah Highlands	Issaquah **	Habitat of EKC **	10	\$318,914		
Issaquah Family Village I	Issaquah **	YWCA **	87	\$4,382,584		
Issaquah Family Village II	Issaquah **	YWCA **	47	\$2,760,000		
Greenbrier Family Apts	Woodinville **	DASH **	50	\$286,892		
Crestline Apartments	Kirkland	Shelter Resources	22	\$195,000		
Plum Court	Kirkland	DASH	61 /66	\$1,000,000		
Francis Village	Kirkland	Imagine Housing	15	\$375,000		
Velocity	Kirkland **	Imagine Housing **	46	\$901,395		
Copper Lantern	Kenmore **	LIHI **	33	\$452,321		
Highland Gardens (Klahanie)	Sammamish	Imagine Housing	54	\$291,281		
Habitat Sammamish	Sammamish ** ***	Habitat of KC ***	10	\$853,000		
REDI TOD Land Loan	Various	Various	100 est	\$500,000		
Homeowner Downpayment Loan	Various	KC/WSHFC/ARCH	87 est	\$615,000		
SUB-TOTAL			2,094	\$24,874,572	54.0% (56%)	
2. Senior Housing						
Cambridge Court	Bellevue	Resurrection Housing	20	\$160,000		
Ashwood Court	Bellevue *	DASH/Shelter Resources *	50	\$1,070,000		
Evergreen Court (Assisted Living)	Bellevue	DASH/Shelter Resources	64 /84	\$2,480,000		
Bellevue Manor / Harris Manor	Bellevue / Redmond	KC Housing Authority	105	\$1,334,749		
Vasa Creek	Bellevue	Shelter Resources	50	\$190,000		
Riverside Landing	Bothell **	Shelter Resources	50	\$225,000		
Kirkland Plaza	Kirkland	Imagine Housing	24	\$610,000		
Athene (Totem 2)	Kirkland ***	Imagine Housing ***	73	\$880,000		
Heron Landing	Kenmore	DASH/Shelter Resources	50	\$65,000		
Ellsworth House Apts	Mercer Island	Imagine Housing	59	\$900,000		
Providence Senior Housing	Redmond **	Providence **	74	\$2,239,000		
Greenbrier Sr Apts	Woodinville **	DASH/Shelter Resources **	50	\$196,192		
SUB-TOTAL			669	\$10,349,941	22.4% (19%)	

FIGURE 1
ARCH: EAST KING COUNTY TRUST FUND SUMMARY
LIST OF CONTRACTED PROJECTS FUNDED (1993 - 2015)

Project	Location	Owner	Units/Beds	Funding	Pct of Total Allocation	Distribution Target
3. Homeless/Transitional Housing						
Hopelink Place	Bellevue	**	Hopelink	**	20	\$500,000
Chalet	Bellevue		Imagine Housing		4	\$46,667
Kensington Square	Bellevue		Housing at Crossroads		6	\$250,000
Andrew's Glen	Bellevue		Imagine Housing		30	\$1,162,500
August Wilson Place	Bellevue	***	LIHI	***	12	\$200,000
Sophia Place	Bellevue		Sophia Way		20	\$250,000
30 Bellevue	Bellevue		Imagine Housing		13	\$88,514
Men's Shelter	TBD		Congregation for Homeless (C		50	\$700,000
Dixie Price Transitional Housing	Redmond		Hopelink		4	\$71,750
Avondale Park	Redmond		Hopelink (EHA)		18	\$280,000
Avondale Park Redevelopment	Redmond	**	Hopelink (EHA)	**	60	\$1,502,469
Petter Court	Kirkland		KITH		4	\$100,000
Francis Village	Kirkland		Imagine Housing		45	\$1,125,000
Velocity	Kirkland	***	Imagine Housing	***	12	\$225,349
Athene (Totem 2)	Kirkland	***	Imagine Housing		18	\$220,000
Rose Crest (Talus)	Issaquah	**	Imagine Housing	**	10	\$229,712
Lauren Heights (Iss Highlands)	Issaquah	**	SRI	**	5	\$73,038
Issaquah Family Village I	Issaquah	**	YWCA	**	10	\$503,745
SUB-TOTAL			323	\$7,528,743	16.3% (13%)	
4. Special Needs Housing						
My Friends Place	K.C.		EDVP		6 Beds	\$65,000
Stillwater	Redmond		Eastside Mental Health		19 Beds	\$187,787
Foster Care Home	Kirkland		Friends of Youth		4 Beds	\$35,000
FOY New Ground	Kirkland		Friends of Youth		6 Units	\$250,000
DD Group Home 7	Kirkland		Community Living		5 Beds	\$100,000
Youth Haven	Kirkland		Friends of Youth		10 Beds	\$332,133
FOY Transitional Housing	Kirkland	**	Friends of Youth	**	10 Beds	\$252,624
FOY Extended Foster Care	Kirkland	**	Friends of Youth	**	10 Beds	\$112,624
DD Group Home 4	Redmond		Community Living		5 Beds	\$111,261
DD Group Homes 5 & 6	Redmond/KC (Bothell)		Community Living		10 Beds	\$250,000
United Cerebral Palsy	Bellevue/Redmond		UCP		9 Beds	\$25,000
DD Group Home	Bellevue		Residence East		5 Beds	\$40,000
AIDS Housing	Bellevue/Kirkland		AIDS Housing of WA		10 Units	\$130,000
Harrington House	Bellevue		AHA/CCS		8 Beds	\$290,209
DD Group Home 3	Bellevue		Community Living		5 Beds	\$21,000
Parkview DD Condos III	Bellevue		Parkview		4	\$200,000
IERR DD Home	Issaquah		IERR		6 Beds	\$50,209
FFC DD Homes	NE KC		FFC		8 Beds	\$300,000
Oxford House	Bothell		Oxford/Compass Ctr.		8 Beds	\$80,000
Parkview DD Homes VI	Bothell/Bellevue		Parkview		6 Beds	\$150,000
Parkview DD Homes XI	TBD		Parkview		3 Beds	\$200,800
FFC DD Home II	Kirkland		FFC		4 Beds	\$168,737
SUB-TOTAL			161 Beds/Units	\$3,352,384	7.3% (12%)	
TOTAL			3,247	\$46,105,640	100.0%	
* Funded through Bellevue Downtown Program				10%		
** Also, includes in-kind contributions (e.g. land, fee waivers, infrastructure improvements)						
*** Amount of Fee Waiver still to be finalized						

EAST KING COUNTY: LOCAL HOUSING STRATEGIES

Tools	Bellevue	Bothell	Issaquah	Kenmore	Kirkland	Mercer Is.	Newcastle	Redmond	Sammamish	Woodinville
Land Use: Housing Supply and Diversity										
Increase Development Capacity										
<i>Voluntary Approaches</i>	•		•	•		•			•	•
<i>Mandatory Approaches</i>			•	•	•		•	•	•	
Development Agreements			•			•		•		
<i>On-site affordable Units</i>			•	•		•		•		
<i>Site Control / In-lieu</i>	•		•							
Dimension standards flexibility	•		•		•					
Reduce Parking Requirement ¹	•				•					
Reduce Open Space Requirement			•							
Smaller Ownership Housing ²					•		•	•	•	
Mobile Home Park Preservation		•								
Micro Units (renter housing)				•	•			•		
SEPA - Planned Action EIS										
Regulatory Incentives for Affordable Housing										
ADUs ³					•	•	•			
MFTE ⁴	•			•	•	•				
Impact Fee Waivers	•		•	•	•		•		•	
Permit Fee Waivers	•		•		•		•		•	
Direct Support										
ARCH Trust Fund ⁵	•		•	•	•	•	•	•	•	•
Underutilized Land										
<i>City Land, Market Value</i>	•	•		•				•		
<i>City Land, Donation</i>	•		•		•			•	•	
<i>Other Public Agencies</i>	•			•	•			•		
<i>Private Land</i> ⁶	•		•		•					
Other Tools										
Community Outreach										
<i>Education: Class / Tours</i>					•			•	•	
<i>Neighborhood Plans</i>					•			•		
<i>Media/City Newsletters</i>										
Preserve Existing Housing										
<i>Preserve federally assisted</i> ⁷	•	•	•		•	•		•		
<i>Sending TDR credit</i>										
<i>Proactive outreach to owners</i>					•					
Relocation Assistance										
Section 8 Anti-discrimination	•				•			•		

¹ Only lists cities with explicit reduced standards for affordable housing. Many cities allow special studies to reduce parking.

² E.g., cottages, multi-plexes.

³ All cities allow Accessory Dwelling Units. This indicates cities that have permitted 10 or more ADUs per 1,000 single-family homes.

⁴ Multifamily Property Tax Exemption.

⁵ All cities have contributed CDBG funds. This indicates cities that have also given from general funds.

⁶ E.g., churches, private donations to non-profits.

⁷ Funding to preserve privately owned federally (HUD) assisted, project-based housing that could convert to market rate.

STRATEGY	Housing Element Policy	CODE UP- DATE	OTHER COUNCIL ACTION	COORD. W/ OTHERS REQUIRED	INCOME SERVED—IMPACT				POPULATION SERVED—IMPACT					OTHER CRITERIA				PRIORITY
					VERY LOW	LOW	MOD	MKT	SR	WORK- FORCE	YOUNG ADULTS	HOME- LESS	FAMILIES, KIDS	Broader Vision	Timeliness	Least Public Cost	Not Already Addressed	
B. DIRECT & INDIRECT ASSISTANCE.																		
1. <u>Direct Assistance.</u> (Note for Planning Commission draft: Direct Assistance, such as relocation costs and loan programs, will be discussed by the City Council, who will determine specific strategies and priorities.)																		
a. Provide local funding assistance for affordable housing:	H-3.2.5		X															
i. Continue or expand use of city general funds.			X															
ii. Dedicated local revenue source(s) for affordable housing.			X															
o Property tax levy or portion of revenue resulting from new growth (e.g. construction sales tax).			X															
o New source authorized by state legislation (see regional/state initiatives).			X	X														
o Local voluntary employers fund.				X														
b. Create targeted programs for funding assistance:	H-3.2.5		X	X														
i. Target preservation and rehabilitation of existing manufactured housing and multifamily housing (including small properties).	H-3.1		X															
ii. Funding to assist low- and mod-income residents if displaced in existing manufactured or multifamily housing.	H-3.1.2	X	X															
iii. Homeownership programs:			X															
o Downpayment assistance program for first-time homeowners.	H-3.2.5		X															
o Support for affordable ownership units such as land trusts, sweat equity (Habitat).	H-3.2.1		X															
iv. Revolving loan fund to support 4% tax credits.	H-3.2.5		X															
v. A revolving land loan program (REDI).	H-3.2.5		X					X										
vi. Support development of emergency and permanent housing with services for homeless individuals and households.	H-3.2.1		X															
vii. Home repair program for low/moderate income homeowners (see Support for countywide program).	H-3.1.1		X															
viii. Fund infrastructure that supports affordable housing development (e.g., streetscape, park)	H-3.2.5		X															
ix. Funding for home visits, meals.	H.2.1.3		X															
c. Review permit & impact fees for affordable housing:		X	X															
i. Reduce development permit fees for projects with affordable housing.	H-3.2.1.d	X																
ii. Review provisions for reducing impact fees for projects with affordable housing.	H-3.2.4	X																

STRATEGY	Housing Element Policy	CODE UP- DATE	OTHER COUNCIL ACTION	COORD. W/ OTHERS REQUIRED	INCOME SERVED--IMPACT				POPULATION SERVED--IMPACT					OTHER CRITERIA				PRIORITY
					VERY LOW	LOW	MOD	MKT	SR	WORK- FORCE	YOUNG ADULTS	HOME- LESS	FAMILIES, KIDS	Broader Vision	Timeliness	Least Public Cost	Not Already Addressed	
d. Surplus land available for affordable housing:			X	X														
i. Inventory of city-owned and other public property real property for potential suitability.	H-3.2.3			X														
ii. Prioritize affordable housing integrated into proposals for development of publicly-owned properties.	H-3.2.1.a		X	X														
e. Utilize non-cash subsidies, such as credit enhancement.	H-3.2.1		X															

Attachment 3

Planning Commission's Housing Strategy Plan Recommendations

(Top four priorities are highlighted in yellow)

Tier 1

A. REGULATORY APPROACHES.

1. Infill/Increased Capacity/ Housing Diversity.

a. Consider some form of overlay zoning for senior housing linked to providing some affordable housing.

b. Allow flexible reuse of tax-exempt or publicly-owned sites through a special process to increase housing supply and enable more diverse forms of housing, if linked to providing some affordable housing.

i. Possible opportunity at Park-and-Ride.

3. Affordable Housing.

a. Consider expanding density bonuses, adding density transfers, and other methods with mixed-use and multi-family developments:

i. Review and consider expanding density bonuses, including mandatory programs with increased development capacity in mixed-use and multi-family zones.

iii. Encourage layering local incentives to create greater affordability (e.g. MFTE w/ density incentives).

b. Consider strategies for preserving existing affordable housing:

i. Density transfers from affordable properties to areas where additional density has been proposed.

ii. Manufactured housing community overlay (e.g. Bothell).

c. Accessory dwelling units:

i. Review current code provisions.

ii. Review permitting process and fees / utility requirements.

iii. Clemency program to legalize existing ADUs.

B. DIRECT & INDIRECT ASSISTANCE.

2. Indirect Assistance.

a. Support applications by housing developers for capital and operating assistance of local affordable housing projects.

C. REGIONAL & STATEWIDE INITIATIVES.

2. Support various housing-related consumer protection programs.

b. Foreclosure counseling/assistance.

c. Financial counseling/ first-time buyer classes.

3. Collaborate with other local governments (directly and through PSRC and other organizations) on regional housing strategies, including programs serving homeless.

4. Work with other cities in evaluating county, state, and federal legislation and funding that address local housing efforts.

Attachment 3

Tier 2

A. REGULATORY APPROACHES.

1. Infill/Increased Capacity/ Housing Diversity.
 - c. Consider provisions, including design guidelines, to allow some flexibility in single family neighborhoods for small scale housing (e.g. cottages, duplexes).
 - f. Provide a flexible development process for preserving environmentally constrained property that accommodates alternative building types.
 - h. For multifamily housing, consider code amendments to limit project sizes based on height, setbacks, and/or FAR, not units per acre.
 - j. Reduce number of projects subject to SEPA:
 - i. Expand projects eligible for categorical exemptions.
 - ii. Complete planned action EIS for targeted neighborhoods (planning areas).
2. Support for Special Needs Housing.
 - a. Ensure development regs address housing accessibility.
 - e. Consider revisions to land use incentive program to link voucher units to affordable units.

B. DIRECT & INDIRECT ASSISTANCE.

2. Indirect Assistance.
 - b. Information/referral/outreach.
 - i. Information to seniors regarding housing options; e.g., ARCH website, other efforts.
 - ii. Accessory dwelling units: community education and outreach.
 - iii. Promote use of weatherization programs.
 - iv. Promote Universal Design awareness.

C. REGIONAL & STATEWIDE INITIATIVES.

1. Promote housing repair/rehabilitation assistance (e.g., from King County) for homeowners and landlords.
 - a. Participate in regional Universal Design rehab program.
5. Transportation services--work with providers.

D. OVERSIGHT & MONITORING.

5. Monitor the benefits of energy and water efficiency programs.
6. Participate in or cooperate with Affirmatively Furthering Fair Housing study to ensure that no city programs, regs, or actions result in housing discrimination.
7. Monitor accessibility between special needs housing and community facilities and programs.

Attachment 3

Tier 3

A. REGULATORY APPROACHES.

1. Infill/Increased Capacity/ Housing Diversity.
 - e. Modify land use and building codes to maximize economical wood frame construction:
 - i. Allow 6-story wood frame construction.
 - ii. Increase zoning code height limits.
 - l. Consider code amendments to facilitate rental property preservation:
 - i. Rental inspection program.
 - ii. Consider provisions to limit conversion of rental housing to condominiums.
2. Support for Special Needs Housing.
 - d. Consider ordinance to prohibit Housing Choice Voucher discrimination.
3. Affordable Housing.
 - d. Expedite permitting for projects with affordable housing.

B. DIRECT & INDIRECT ASSISTANCE.

2. Indirect Assistance.
 - d. Encourage residential energy and water efficiency as addressed in Utilities Element.
 - i. Support water conservation programs of the NUD.
 - ii. Promote use of water conservation features in design or rehab of residential structures.
 - iii. Promote higher density and infill developments that are located near major transportation and transit links.
 - iv. Encourage the rehabilitation of existing buildings as an alternative to demolition, where appropriate, to encourage the conservation of energy, building materials, and historic preservation.
 - e. Increase transportation access between special needs housing and community facilities and programs: sidewalks, ramps, etc.
 - f. Partner with employers to provide affordable housing for their employees.

C. REGIONAL & STATEWIDE INITIATIVES.

2. Support various housing-related consumer protection programs.
 - a. Resources to tenants facing eviction due to temporary financial hardships (e.g. housing stabilization program).

ATTACHMENT 3: MONITORING STRATEGIES

MONITORING ACTIVITIES	Housing Element
GENERAL MONITOR	
1. Monitor land supply to accommodate growth, including affordable housing, multi-family housing, and special needs housing.	H-1.3.1
2. Monitor the range of affordable housing types and locations, how created, etc. a. Monitor impacts of local incentive programs (e.g. creation of affordable housing in TOD District Overlay zone, ADUs, fee waivers).	H-1.3.2
c. Inventory existing rent-restricted assisted housing and affordable market rate housing.	H-1.1.3
k. Review land use/building/fire code provisions and recommend amendments as needed to reduce development costs (without sacrificing adequate review, environmental quality, etc.	H-1.2.5, H-3.3.3
MONITORING OF SPECIFIC HOUSING ISSUES	
1. Review code provisions of single-room occupancy or mini-suites in multifamily/mixed-use zones.	H-1.3.2
2. Amend building codes to allow prefabricated and new building technologies (e.g. cross-laminated timber).	H-3.3.3
3. Consider regulations to limit short-term rentals.	
4. Review and consider provisions for shared housing, including rooming/ boarding houses.	H-2.1.1.a
MONITORING OF PREVIOUS CITY EFFORTS	
1. Evaluate parking standards for multifamily housing (note--City allows parking studies to modify parking requirement): a. Evaluate parking standards for affordable units created through land use standards.	H-3.3.3
2. Housing options and services enabling seniors to stay in their homes or neighborhoods: a. Permit group homes with supportive services. b. Review codes to ensure reasonable accommodation for adult family homes.	H-2.1.3
c. Monitor adult family home and group home licenses and capacity.	H-2.1.3
3. Monitor use of housing repair/rehab assistance.	H-3.1.1

STRATEGY	Housing Element Policy	CODE UP- DATE	OTHER COUNCIL ACTION	COORD. W/ OTHERS REQUIRED	INCOME SERVED–IMPACT				POPULATION SERVED–IMPACT					OTHER CRITERIA				PRIORITY
					VERY LOW	LOW	MOD	MKT	SR	WORK- FORCE	YOUNG ADULTS	HOME- LESS	FAMILIES, KIDS	Broader Vision	Timeliness	Public Cost	Not Already Addressed	
A. REGULATORY APPROACHES.																		
1. <u>Infill/Increased Capacity/ Housing Diversity.</u>																		
a. Consider some form of overlay zoning for senior housing linked to providing some affordable housing.	H-1.3.1	X						•										<u>Tier 1</u>
b. Allow flexible reuse of tax-exempt or publicly-owned sites through a special process to increase housing supply and enable more diverse forms of housing, if linked to providing some affordable housing.	H-1.3.1	X						•										<u>Tier 1</u>
i. Possible opportunity at Park-and-Ride.																		
c. Consider provisions, including design guidelines, to allow some flexibility in single family neighborhoods for small scale housing (e.g. cottages, duplexes).	H-1.3.2	X						•										<u>Tier 2</u>
e. Modify land use and building codes to maximize economical wood frame construction:	H-3.3.3	X						•										
i. Allow 6-story wood frame construction.																		Tier 3
ii. Increase zoning code height limits.																		Tier 3
f. Provide a flexible development process for preserving environmentally constrained property that accommodates alternative building types.	H-1.2.7; H-3.3.3	X						•										<u>Tier 2</u>
h. For multifamily housing, consider code amendments to limit project sizes based on height, setbacks, and/or FAR, not units per acre.	H-1.3.2	X						•										<u>Tier 2</u>
j. Reduce number of projects subject to SEPA:	H-1.4.1; H-3.3.3	X						•										<u>Tier 2</u>
i. Expand projects eligible for categorial exemptions.								•										
ii. Complete planned action EIS for targeted neighborhoods (planning areas).								•										
I. Consider code amendments to facilitate rental property preservation:	H-3.1	X						•										Tier 3
i. Rental inspection program.								•										Tier 3
ii. Consider provisions to limit conversion of rental housing to condominiums.								•										Tier 3
2. <u>Support for Special Needs Housing.</u>																		
a. Ensure development regs address housing accessibility.	H-1.2.2	X						•										<u>Tier 2</u>
c. Housing options and services enabling seniors to stay in their homes or neighborhoods:	H-2.1.3	X																

STRATEGY	Housing Element Policy	CODE UP- DATE	OTHER COUNCIL ACTION	COORD. W/ OTHERS REQUIRED	INCOME SERVED--IMPACT				POPULATION SERVED--IMPACT					OTHER CRITERIA				PRIORITY
					VERY LOW	LOW	MOD	MKT	SR	WORK- FORCE	YOUNG ADULTS	HOME- LESS	FAMILIES, KIDS	Broader Vision	Timeliness	Public Cost	Not Already Addressed	
d. Consider ordinance to prohibit Housing Choice Voucher discrimination.	H-3.3.4		X															Tier 3
e. Consider revisions to land use incentive program to link voucher units to affordable units.	H-3.2.1	X																Tier 2
3. Affordable Housing.																		
a. Consider expanding density bonuses, adding density transfers, and other methods with mixed-use and multi-family developments: i. Review and consider expanding density bonuses, including mandatory programs with increased development capacity in mixed-use and multi-family zones. iii. Encourage layering local incentives to create greater affordability (e.g. MFTE w/ density incentives).	H-1.2.8; H-1.4.2; H-3.2.4	X						•										Tier 1
b. Consider strategies for preserving existing affordable housing: i. Density transfers from affordable properties to areas where additional density has been proposed. ii. Manufactured housing community overlay (e.g. Bothell).	H-3.1	X						•										Tier 1
c. Accessory dwelling units: i. Review current code provisions. ii. Review permitting process and fees / utility requirements. iii. Clemency program to legalize existing ADUs.	H-3.3.2; H-1.3.2	X																Tier 1
d. Expedite permitting for projects with affordable housing.	H-3.2.1.d	X																Tier 3
B. DIRECT & INDIRECT ASSISTANCE.																		
1. Direct Assistance. (Note for Planning Commission draft: Direct Assistance, such as relocation costs and loan programs, will be discussed by the City Council, who will determine specific strategies and priorities.)																		
a. Provide local funding assistance for affordable housing: i. Continue or expand use of city general funds. ii. Dedicated local revenue source(s) for affordable housing. o Property Tax Levy / Portion of revenue resulting from new growth (e.g. construction sales tax). o New source authorized by state legislation (see regional/state initiatives). o Local Voluntary Employers Fund.	H-3.2.5		X X X X X															

STRATEGY	Housing Element Policy	CODE UP- DATE	OTHER COUNCIL ACTION	COORD. W/ OTHERS REQUIRED	INCOME SERVED--IMPACT				POPULATION SERVED--IMPACT					OTHER CRITERIA				PRIORITY
					VERY LOW	LOW	MOD	MKT	SR	WORK- FORCE	YOUNG ADULTS	HOME- LESS	FAMILIES, KIDS	Broader Vision	Timeliness	Public Cost	Not Already Addressed	
b. Create targeted programs for funding assistance: i. Target preservation and rehabilitation of existing manufactured housing and multifamily housing (including small properties). ii. Funding to assist low- and mod-income residents if displaced in existing manufactured or multifamily housing. iii. Homeownership programs: o Downpayment assistance program for first-time homeowners. o Support for affordable ownership units such as land trusts, sweat equity (Habitat). iv. Revolving loan fund to support 4% tax credits. v. A revolving land loan program (REDI). vi. Support development of emergency and permanent housing with services for homeless individuals and households. vii. Home repair program for low/moderate income homeowners (see Support for countywide program). viii. Fund infrastructure that supports affordable housing development (e.g. streetscape/park) ix. Funding for home visits, meals.	H-3.2.5		X	X														
	H-3.1		X															
	H-3.1.2	X	X															
			X															
	H-3.2.5		X															
	H-3.2.1		X															
	H-3.2.5		X															
	H-3.2.5		X															
	H-3.2.1		X															
c. Review permit/impact fees for affordable housing: i. Reduce development permit fees for projects with affordable housing. ii. Review provisions for reducing impact fees for projects with affordable housing.	H-3.2.1.d	X	X															
		X																
	H-3.2.4	X																
d. Surplus land available for affordable housing: i. Inventory of city-owned and other public property real property for potential suitability. ii. Prioritize affordable housing integrated into proposals for development of publicly-owned properties.	H-3.2.3		X	X														
	H-3.2.1.a		X	X														
e. Utilize non-cash subsidies, such as credit enhancement.	H-3.2.1		X															
2. <u>Indirect Assistance.</u>																		
a. Support applications by housing developers for capital and operating assistance of local affordable housing projects.	H-3.2.1.c			X														Tier 1

STRATEGY	Housing Element Policy	CODE UP- DATE	OTHER COUNCIL ACTION	COORD. W/ OTHERS REQUIRED	INCOME SERVED--IMPACT				POPULATION SERVED--IMPACT					OTHER CRITERIA				PRIORITY
					VERY LOW	LOW	MOD	MKT	SR	WORK- FORCE	YOUNG ADULTS	HOME- LESS	FAMILIES, KIDS	Broader Vision	Timeliness	Public Cost	Not Already Addressed	
b. Information/referral/outreach. i. Information to seniors regarding housing options; e.g., ARCH website, other efforts. ii. Accessory dwelling units: community education and outreach. iii. Promote use of weatherization programs. iv. Promote Universal Design awareness.	H-2.1.3 H-3.3.2 H-1.2.2			X X X X				•										Tier 2
d. Encourage residential energy and water efficiency as addressed in Utilities Element. i. Support water conservation programs of the NUD. ii. Promote use of water conservation features in design or rehab of residential structures. iii. Promote higher density and infill developments that are located near major transportation and transit links. iv. Encourage the rehabilitation of existing buildings as an alternative to demolition, where appropriate, to encourage the conservation of energy, building materials, and historic preservation.	H-1.2.4 U-4.1.1 U-4.1.3 U-4.3.4 U-4.3.5		X	X				•										Tier 3
e. Increase transportation access between special needs housing and community facilities and programs: sidewalks, ramps, etc.	H-2.2.2		X	X				•										Tier 3
f. Partner with employers to provide affordable housing for their employees.	H-3.2.1			X														Tier 3
C. REGIONAL & STATEWIDE INITIATIVES.																		
1. Promote housing repair/rehabilitation assistance (e.g., from King County) for homeowners and landlords. a. Participate in regional Universal Design rehab program.	H-3.1.1 H-1.2.2																	Tier 2
2. Support various housing-related consumer protection programs. a. Resources to tenants facing eviction due to temporary financial hardships (e.g. housing stabilization program). b. Foreclosure counseling/assistance. c. Financial counseling/ first-time buyer classes.	H-3.1.1 H-3.2.5 H-3.2.5		X	X				•										Tier 1 Tier 3
3. Collaborate with other local governments (directly and through PSRC and other organizations) on regional housing strategies, including programs serving homeless.	H-3.2.7			X				•										Tier 1
4. Work with other cities in evaluating county, state, and federal legislation and funding that address local housing efforts:	H-3.2.8		X	X				•										Tier 1

STRATEGY	Housing Element Policy	CODE UP- DATE	OTHER COUNCIL ACTION	COORD. W/ OTHERS REQUIRED	INCOME SERVED--IMPACT				POPULATION SERVED--IMPACT					OTHER CRITERIA				PRIORITY
					VERY LOW	LOW	MOD	MKT	SR	WORK- FORCE	YOUNG ADULTS	HOME- LESS	FAMILIES, KIDS	Broader Vision	Timeliness	Public Cost	Not Already Addressed	
5. Transportation services--work with providers.	H-2.2.2		X	X														<u>Tier 2</u>
D. OVERSIGHT & MONITORING.																		
5. Monitor the benefits of energy and water efficiency programs.	H-1.2.4			X														<u>Tier 2</u>
6. Participate in or cooperate with Affirmatively Furthering Fair Housing study to ensure that no city programs, regs, or actions result in housing discrimination.				X														<u>Tier 2</u>
7. Monitor accessibility between special needs housing and community facilities and programs.	H-2.2.2			X														<u>Tier 2</u>

ATTACHMENT 4: MONITORING STRATEGIES

MONITORING ACTIVITIES	Housing Element
GENERAL MONITOR	
1. Monitor land supply to accommodate growth, including affordable housing, multi-family housing, and special needs housing.	H-1.3.1
2. Monitor the range of affordable housing types and locations, how created, etc. a. Monitor impacts of local incentive programs (e.g. creation of affordable housing in TOD District Overlay zone, ADUs, fee waivers).	H-1.3.2
c. Inventory existing rent-restricted assisted housing and affordable market rate housing.	H-1.1.3
k. Review land use/building/fire code provisions and recommend amendments as needed to reduce development costs (without sacrificing adequate review, environmental quality, etc.	H-1.2.5, H-3.3.3
MONITORING OF SPECIFIC HOUSING ISSUES	
1. Review code provisions of single-room occupancy or mini-suites in multifamily/mixed-use zones.	H-1.3.2
2. Amend building codes to allow prefabricated and new building technologies (e.g. cross-laminated timber).	H-3.3.3
3. Consider regulations to limit short-term rentals.	
4. Review and consider provisions for shared housing, including rooming/ boarding houses.	H-2.1.1.a
MONITORING OF PREVIOUS CITY EFFORTS	
1. Evaluate parking standards for multifamily housing (note--City allows parking studies to modify parking requirement): a. Evaluate parking standards for affordable units created through land use standards.	H-3.3.3
2. Housing options and services enabling seniors to stay in their homes or neighborhoods: a. Permit group homes with supportive services. b. Review codes to ensure reasonable accommodation for adult family homes.	H-2.1.3
c. Monitor adult family home and group home licenses and capacity.	H-2.1.3
3. Monitor use of housing repair/rehab assistance.	H-3.1.1

Kenmore City Council – Housing Strategy

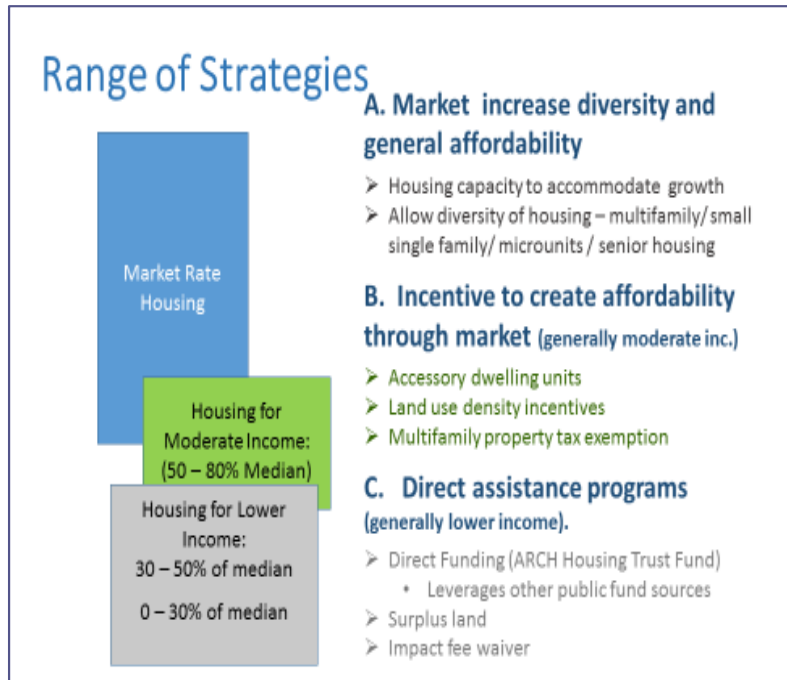
February, 2017



Housing Strategy Context

- Housing Strategy Plan, focused on affordable housing, outlines actions that could be taken over the coming years to implement the housing goals, objectives and policies of the Comprehensive Plan Housing Plan.
- The Housing Strategy recommendations do not imply specific action related to a strategy. Later analysis on individual strategies will determine, what if any specific action.
 - It essentially establishes a work program or agenda for the next three to five years
- Broader community engagement will occur as individual prioritized strategies are analyzed in more detail

RANGE OF TYPES OF STRATEGIES



- Strategies can be more direct (e.g. funding) or indirect (e.g. allowing certain types of housing)
- Some strategies can address more than one need

Context / Meeting goal

- Introduce direct assistance strategies to be considered as part of the Housing Strategy Plan (See pg 80-81)
- All of the possible strategies will be considered at the next Council meeting on this topic.
 - Commission recommendation on priority strategies other than direct assistance see: Attachment 3, pgs 82-85
- The Council will be asked to approve the Housing Strategy Plan and identify the top priorities for the coming year.

Matrix Screening Criteria

- **“Income Served:”** (H-3 .2) “adopt programs and regulations that support housing to very low, low, and moderate-income households.”
 - **“Population Served:”** strategy has a direct impact on housing for several demographic groups—seniors, the *workforce*, *young adults*, *the homeless*, and *families with children*.
 - **“Broader Vision:”** consistency with other city documents and plans, such as City Council Goals and the Kenmore 20-Year Vision.
 - **“Timeliness:”** . How soon could the impact of a strategy be experienced? Is this an opportunity that may pass if not acted upon now?
 - **“Least Public Cost:”** This factor is to account for the city’s investment, either in monetary resources (direct funding, land donations, fee waivers) or staff and Council time.
- “Not Already Addressed:”** Consideration of those strategies that are underway or have already been completed

Background Data: Attachment 3

- Summary of key information from Housing Needs analysis
- Affordability levels for Very Low income(\$475-\$675) & Low income households (\$790 - \$1,130):

King County Area Median Income (AMI):		\$90,300			
	Studio (1 Person)	1-Bedroom (2 People)	2-Bedroom (3 People)	3-Bedroom (4 People)	
30% AMI [VERY LOW INCOME]					
Household Income	\$18,963	\$21,672	\$24,381	\$27,090	
Max. Affordable Rent**	\$474	\$542	\$610	\$677	
50% AMI [LOW INCOME]					
Household Income	\$31,605	\$36,120	\$40,635	\$45,150	
Max. Affordable Rent**	\$790	\$903	\$1,016	\$1,129	

- Residential Capacity / Housing Prices and Rents
- Cost burdened households / homeless

Build upon previous efforts

- Waived a portion of impact fees for project that incorporated housing affordable to low-income households.
- Been an ongoing member of ARCH. Through the ARCH Trust Fund, the city has committed funds for affordable housing projects in Kenmore and throughout the region
- Utilize Multifamily Property Tax exemption program for the Spencer 68 property.
- Through participation in the King County CDBG consortium, homeowners have received housing repair loans.

Context / Direct Assistance I

- Housing Trust Fund (Attachment 3) Pg 72 - 78
 - Contributions and Local Projects (pg 72)
 - Parity Description / Summary contributions (pg 73)
 - Parity annual contributions details (pg 74 – 76)
 - Trust Fund – List of funded projects (pg 77 – 78)

Direct Assistance Strategies

- a. Provide local funding assistance for affordable housing:
 - i. Continue or expand use of city general funds.
 - ii. Dedicated local revenue source(s) for affordable housing.
 - o Property tax levy or portion of revenue resulting from new growth (e.g. construction sales tax).
 - o New source authorized by state legislation (see regional/state initiatives).
 - o Local voluntary employers fund.

Direct Assistance Strategies

- b. Create targeted programs for funding assistance:
 - i. Target preservation and rehabilitation of existing manufactured housing and multifamily housing (including small properties).
 - ii. Funding to assist low- and mod-income residents if displaced in existing manufactured or multifamily housing.
 - iii. Homeownership programs:
 - o Downpayment assistance program for first-time homeowners.
 - o Support for affordable ownership units such as land trusts, sweat equity (Habitat).
 - iv. Revolving loan fund to support 4% tax credits.
 - v. A revolving land loan program (REDI).
 - vi. Support development of emergency and permanent housing with services for homeless individuals and households.
 - vii. Home repair program for low/moderate income homeowners (see Support for countywide program).
 - viii. Fund infrastructure that supports affordable housing development (e.g., streetscape, park)
 - ix. Funding for home visits, meals.

Direct Assistance Strategies

- c. Review permit & impact fees for affordable housing:
 - i. Reduce development permit fees for projects with affordable housing.
 - ii. Review provisions for reducing impact fees for projects with affordable housing.
- d. Surplus land available for affordable housing:
 - i. Inventory of city-owned and other public property real property for potential suitability.
 - ii. Prioritize affordable housing integrated into proposals for development of publicly-owned properties.
- e. Utilize non-cash subsidies, such as credit enhancement.





Defining Affordability

KING COUNTY INCOME AND HOUSING AFFORDABILITY GUIDELINES LOCAL RENTS AND WAGES 2016

King County Area Median Income (AMI): \$90,300

	Studio (1 Person)	1-Bedroom (2 People)	2-Bedroom (3 People)	3-Bedroom (4 People)
60% AMI				
Household Income	\$37,926	\$43,344	\$48,762	\$54,180
Max. Affordable Rent**	\$948	\$1,084	\$1,219	\$1,355
70% AMI				
Household Income	\$44,247	\$50,568	\$56,889	\$63,210
Max. Affordable Rent**	\$1,106	\$1,264	\$1,422	\$1,580
Max. Affordable Purchase***	\$161,330	\$184,380	\$211,760	\$239,130
80% AMI [MODERATE INCOME]				
Household Income	\$50,568	\$57,792	\$65,016	\$72,240
Max. Affordable Rent**	\$1,264	\$1,445	\$1,625	\$1,806
Max. Affordable Purchase***	\$188,710	\$215,670	\$246,960	\$278,250
90% AMI				
Household Income	\$56,889	\$65,016	\$73,143	\$81,270
Max. Affordable Rent**	\$1,422	\$1,625	\$1,829	\$2,032
Max. Affordable Purchase***	\$216,090	\$246,960	\$282,160	\$317,360
100% AMI [MEDIAN INCOME]				
Household Income	\$63,210	\$72,240	\$81,270	\$90,300
Max. Affordable Rent**	\$1,580	\$1,806	\$2,032	\$2,258
Max. Affordable Purchase***	\$243,470	\$278,250	\$317,360	\$356,470

**KING COUNTY INCOME AND HOUSING AFFORDABILITY GUIDELINES
LOCAL RENTS AND WAGES
2016**

King County Area Median Income (AMI): \$90,300

AVERAGE RENTS - September, 2015

	Studio	1-Bedroom	2-Bed/1-Bath	3-Bed/2-Bath
Kenmore/Bothell				
All Units	\$1,156	\$1,247	\$1,337	\$1,929
Built 2010 or newer	\$1,276	\$1,449	\$1,597	

JOBS - 2014

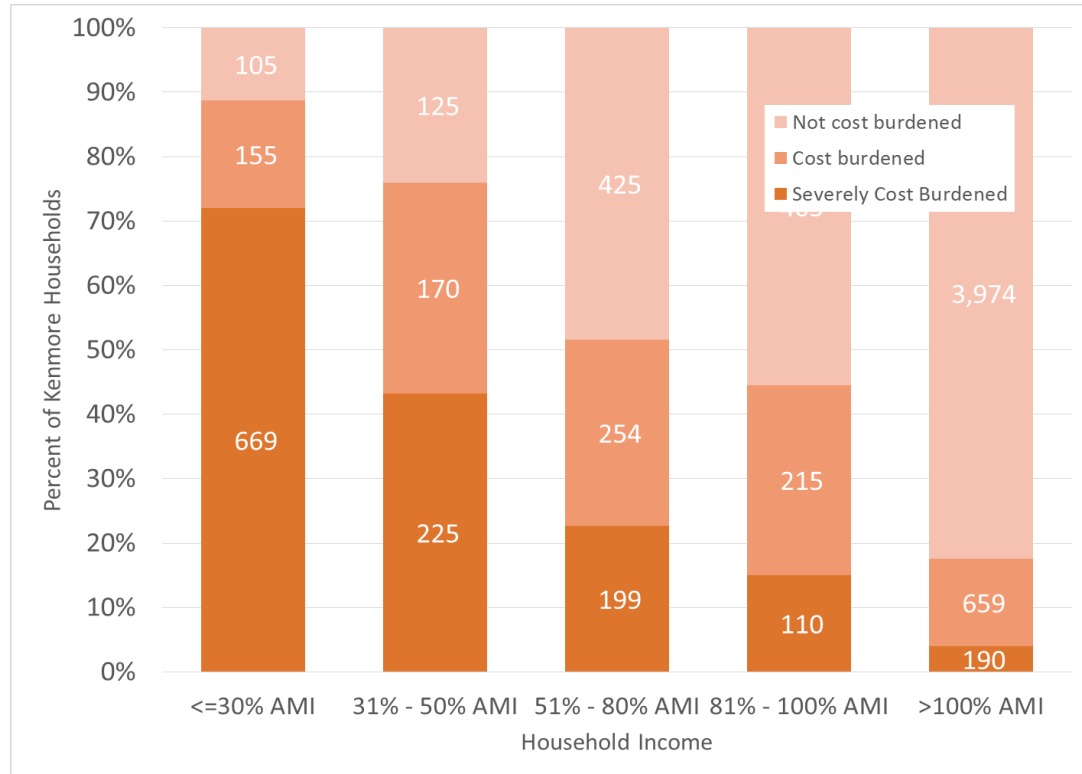
Annual Wages				
Kenmore	< \$10,000	\$10,000 to \$14,999	\$15,000 to \$24,999	\$25,000 to \$34,999
Jobs	882	352	539	423
Percent of total	20%	8%	12%	9%
	\$35,000 to \$49,999	\$50,000 to \$64,999	\$65,000 to \$74,999	\$75,000 or more
Jobs	659	521	303	775
Percent of total	15%	12%	7%	17%

Local Housing Needs

- Background income and housing affordability
- Focused housing Needs:
 - Local workers
 - Seniors
 - Young adults
 - First time buyers
 - Manufactured homes
 - Homeless



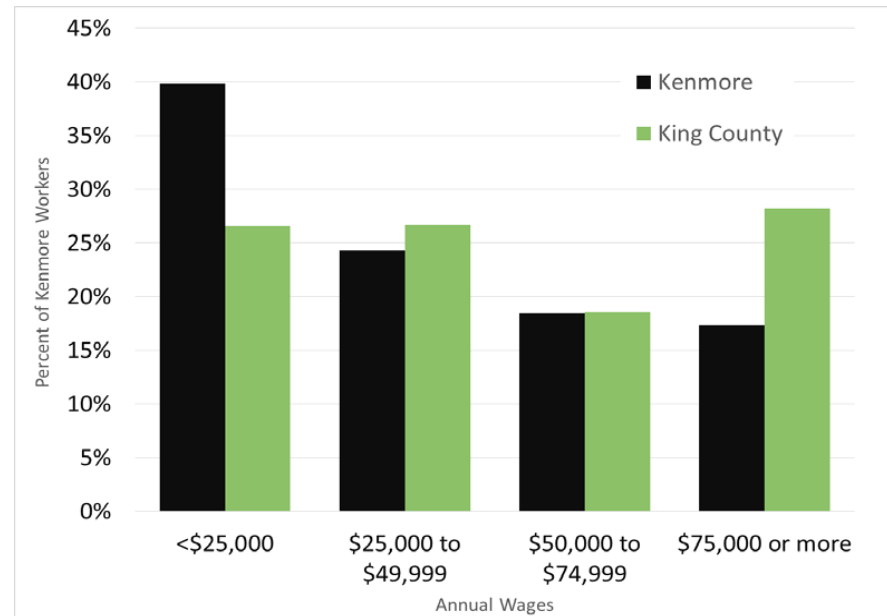
Kenmore Cost Burdened and Severely Cost Burdened Households by Income Level



Focused Housing Needs:

- Local Workers
 - Kenmore's workforce has a relatively high proportion of jobs that pay less than \$25,000 annually
 - About 2,800 jobs pay less than \$50,000.

Kenmore / King County
Salary Distribution



Focused Housing Needs:

- **Seniors**
 - 21% of Kenmore's households (~1,700 households)
 - Issues: Stay in home / Afford rent / Special housing needs
 - Of senior renters, over half are cost burdened or severely cost burdened (180 households). Most are severely cost burdened
 - 400+ households (~5% of total) receive federal Supplemental Security Income (SSI)
- **Young Adults**
 - ~18% of population (~3700) are young adults (age 20 – 35)
 - Generally renters and disproportionately cost burdened.
- **First Time Buyers -Young Families**
 - 7% ownership housing is affordable to moderate-income / 16% is affordable to a median-income
 - Prices in recent years increasing faster than median income

Focused Housing Needs:

- **Manufactured Homes**
 - Six manufactured home communities with over 250 homes
 - Represent 40% of the estimated 600 Kenmore homes affordable to households with moderate-income or lower
 - Homes in these communities vary considerably in quality
- **Homeless**
 - The Northshore School District has over 220 homeless students.
 - The 2016 annual homeless One Night Count found almost 250 unsheltered homeless persons in East King County, a significant increase from previous years.

Local Housing Needs

- Does council have any questions/comments about the needs as described?
- Does council concur with the housing needs identified? / Are there other needs in the City that are not addressed?

Examples of Strategies:

- Lower income workers / Young households
 - Land use programs to incorporate affordable units into private development
 - Encouraging Mini-suites
 - Surplus land
- Seniors
 - Assistance with maintaining homes
 - ADUs
 - Direct assistance for affordable rental housing
- First Time Buyers -Young Families
 - Financing programs such as low interest or down payment assistance
 - Regulations that encourage smaller homes/ADUs in single family neighborhoods
 - Support state legislation to address condo warranty provisions

Examples of Strategies:

- **Manufactured Homes**
 - Help (tenants or non-profit) purchase the underlying land to retain as a manufactured housing community.
 - Create explicit zoning designation for manufactured housing communities.

- **Homeless**
 - Specialized housing for homeless with services provided to residents.
 - Short term assistance
 - Help match landlords with homeless households
 - Direct assistance tools (e.g. capital funding)

Council Direction on Strategies

- In developing housing strategies should the Commission and staff explore strategies in all three strategy areas or focus more on certain groups of strategies?
- Do the sample strategies included in the memo provide a good framework for developing strategies?
- Are there specific strategies you believe are particularly appropriate?
- Are there any other strategies you would like to be considered?
- Are there any that should not be emphasized?

QUESTIONS?
COMMENTS?



Cambridge Court, Bellevue

Attachment 3

POTENTIAL HOUSING ISSUES (other than Affordable Housing)

- Promote and maintain residential neighborhoods
- Ensure a range of densities and housing types for all incomes
- Address special needs housing
- Protect the quality of the residential environment

Samples of Local Strategies

Tools	Bellevue	Bothell	Issaquah	Kenmore	Kirkland	Mercer Is.	Newcastle	Redmond	Sammamish	Woodinville
Land Use										
ADUs ¹					•	•	•			
Increase Development Capacity										
<i>Voluntary Approaches</i>	•		•			•			•	•
<i>Mandatory Approaches</i>			•	•	•		•	•	•	
Development Agreements										
<i>On-site affordable units</i>			•			•		•		
<i>Site Control / In-lieu</i>	•		•							
Dimension Standards Flexibility	•		•		•					
Reduce Parking Requirement ²	•				•					
Reduce Open Space Requirement			•							
Smaller Ownership Housing ³					•		•	•	•	
Mobile Home Park Preservation		•								
Micro Units (renter housing)								•		
SEPA - Planned Action EIS										
Cost Savings										
MFTE ⁴				•	•	•				
Impact Fee Waivers	•		•	•	•		•		•	
Permit Fee Waivers	•		•		•		•		•	
Direct Support										
ARCH Trust Fund ⁵	•		•	•	•	•	•	•	•	•
Underutilized Land										
<i>City Land, Market Value</i>	•	•		•				•		
<i>City Land, Donation</i>	•		•		•			•	•	
<i>Other Public Agencies</i>	•			•	•			•		
<i>Private Land⁶</i>	•		•		•					
Other Strategies										
Community Outreach										
<i>Education: Class / Tours</i>					•			•	•	
<i>Neighborhood Plans</i>				•	•			•		
<i>Media/City Newsletters</i>										
<i>[others?]</i>										
Preserve Existing Housing										
<i>Preserve Federally assisted⁷</i>	•	•	•		•	•		•		
<i>Sending¹ TDR credit</i>										
<i>Proactive outreach to owners</i>					•					
Section 8 Anti-discrimination	•				•			•		

East King County (ARCH) Housing Trust Fund Overall Results

Over time the ARCH Trust fund has been able to achieve the objective of funding a range of needs.

- Funded over 3,000 housing units that serve a range of incomes and households including families, seniors, homeless households and persons with special needs. (see chart)
- Since 1993, over \$42 million of city resources have been made available. This includes a combination of general funds (~40%), federal CDBG funds (~20%), and 'Other' (e.g. land donations, fee waivers, loan repayments) (~40%).
- Preserved 600 units federally assisted housing serving our most vulnerable seniors and families, and preserved and rehabilitated a number of market properties.
- Have supported housing that serves those with the greatest needs (e.g homeless, persons with disabilities), which can help stabilize their life and prevent needing to utilize high cost community facilities (e.g. hospitals, institutionalized housing).
- Agencies receiving support through the ARCH Trust Fund have been able to secure a significant amount of private and public (County, State, federal) resources. Cumulatively ARCH has provided approximately 10% of total project costs, and over the past 5 years provided on average over \$23,000 per affordable unit.
- Funds in many projects have been made available as contingent loans where over time projects may return resources to cities to support future housing efforts.



Issaquah Family Village, YWCA

ARCH TRUST FUND

PROJECTS FUNDED 1993 - 2014

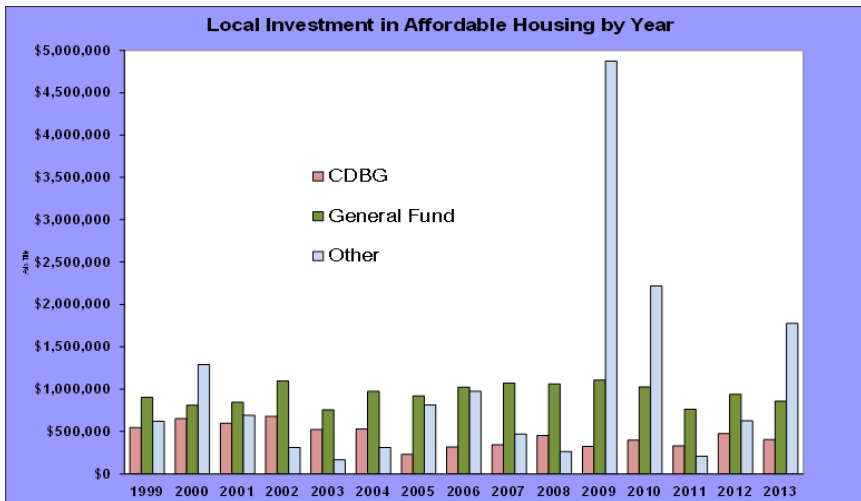
<u>Housing Type</u>	<u># Units/Beds</u>	<u>Funding</u>
Family	1,942	\$24,020,000
Senior	676	\$ 10,206,000
Homeless	257	\$ 6,658,000
Special Needs	158	\$ 3,314,000
TOTAL	3,033	\$44,198,000*

* over \$440 million in total project cost

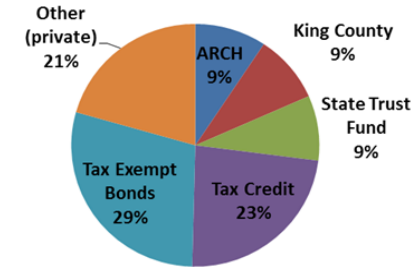
ARCH TRUST FUND: HISTORIC USE (FINANCING)

The amount of housing assisted in the last decade is significantly less (see table).

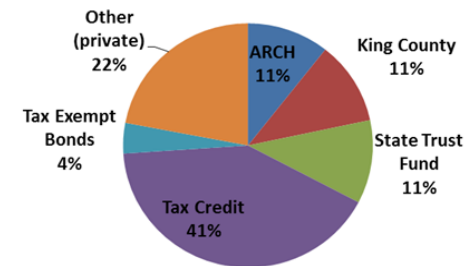
	1993-2002	2003-2013
Units Funded	1,892	1,054
Overall Cost	\$206,257,000	\$221,363,000
Overall Cost Per Unit	\$109,016	\$210,022
ARCH Total Assistance	\$19,216,188	\$23,133,833
ARCH Cost Per Unit	\$12,172	\$21,949



Funding Sources 1993-2002



Funding Sources 2003-2013



Subject/Topic: A Regional Coalition for Housing (ARCH) Administrative Budget and Work Program

2017 ARCH Administrative Budget

Final 12/19/16

I. ANNUAL OPERATING EXPENSES

Item	2016 Budget	2017 Budget	Change Budget	Percent Change
Staffing *				
Sub-total	\$ 598,055	\$ 617,676	\$ 19,621	3%
Rent	\$ 23,000	\$ 23,250	\$ 250	1%
Utilities	\$ -	Incl^	Incl^	Incl^
Telephone	\$ 4,375	\$ 4,375	\$ -	0%
Operating				
Travel/Training	\$ 2,000	\$ 2,000	\$ -	0%
Auto Mileage	\$ 3,000	\$ 3,150	\$ 150	5%
Copier Costs	\$ 2,000	\$ 1,750	\$ (250)	-13%
Office Supplies	\$ 2,550	\$ 2,750	\$ 200	8%
Office Equipment Service	\$ 1,850	\$ 1,900	\$ 50	3%
Fax/Postage	\$ 935	\$ 825	\$ (110)	-12%
Periodical/Membership	\$ 3,700	\$ 3,800	\$ 100	3%
Misc. (e.g. events,etc.)	\$ 1,680	\$ 1,680	\$ -	0%
Insurance	\$ 9,135	\$ 10,000	\$ 865	9%
Equipment Replacement		\$ 2,000	\$ 2,000	
Reorganization Admin	\$ 650	\$ 650	\$ -	0%
Sub-total	\$ 27,500	\$ 30,505	\$ 3,005	11%
TOTAL	\$ 652,930	\$ 675,806	\$ 22,876	3.50%

* Actual salary increases based on Bellevue's approved Cost of Living Adjustment

II. ARCH ADMINISTRATIVE BUDGET: RESOURCE DISTRIBUTION

A. Cash Contributions		2016	2017	Change	Percent Change
					2.00%
Bellevue	\$	5,530	\$	7,209	\$ 1,679
Bothell	\$	54,323	\$	55,410	\$ 1,086
Issaquah	\$	41,766	\$	42,601	\$ 835
King County	\$	44,778	\$	45,673	\$ 896
Kirkland	\$	106,241	\$	108,366	\$ 2,125
Mercer Island	\$	30,784	\$	31,400	\$ 616
Newcastle	\$	13,831	\$	14,108	\$ 277
Redmond	\$	72,587	\$	74,039	\$ 1,452
Woodinville	\$	14,286	\$	14,572	\$ 286
Beaux Arts Village	\$	1,616	\$	1,649	\$ 32
Clyde Hill	\$	3,873	\$	3,951	\$ 77
Hunts Point	\$	1,616	\$	1,649	\$ 32
Medina	\$	3,899	\$	3,977	\$ 78
Yarrow Point	\$	1,616	\$	1,649	\$ 32
Sammamish	\$	62,474	\$	69,346	\$ 6,872
Kenmore	\$	27,519	\$	28,069	\$ 550
Other			\$	4,200	\$ 4,200
TOTAL	\$	486,741	\$	507,866	\$ 21,125.59
B. In-Kind Contributions		2016	2017	Change	Percent Change
Bellevue	\$	166,188	\$	167,943	\$ 1,756 1.06%
TOTAL	\$	166,188	\$	167,943	\$ 1,756
C. Total Contributions		2016	2017	Change	Percent Change
Bellevue	\$	171,718	\$	175,152	\$ 3,434 2.00%
Bothell	\$	54,323	\$	55,410	\$ 1,086 2.00%
Issaquah	\$	41,766	\$	42,601	\$ 835 2.00%
King County	\$	44,778	\$	45,673	\$ 896 2.00%
Kirkland	\$	106,241	\$	108,366	\$ 2,125 2.00%
Mercer Island	\$	30,784	\$	31,400	\$ 616 2.00%
Newcastle	\$	13,831	\$	14,108	\$ 277 2.00%
Redmond	\$	72,587	\$	74,039	\$ 1,452 2.00%
Woodinville	\$	14,286	\$	14,572	\$ 286 2.00%
Beaux Arts Village	\$	1,616	\$	1,649	\$ 32 2.00%
Clyde Hill	\$	3,873	\$	3,951	\$ 77 2.00%
Hunts Point	\$	1,616	\$	1,649	\$ 32 2.00%
Medina	\$	3,899	\$	3,977	\$ 78 2.00%
Yarrow Point	\$	1,616	\$	1,649	\$ 32 2.00%
Sammamish	\$	62,474	\$	69,346	\$ 6,872 11.00%
Kenmore	\$	27,519	\$	28,069	\$ 550 2.00%
Other			\$	4,200	\$ 4,200.00
TOTAL	\$	652,929	\$	675,810	\$ 22,881.23 3.50%
TOTAL COSTS	\$	652,930	\$	675,806	\$ 22,876.26 3.50%

Final 12-9-16

ARCH WORK PROGRAM: 2017

I. PROJECT ASSISTANCE

A. Oversight of Local Monetary Assistance

ARCH Trust Fund. Review applications and make recommendations for requests of local monetary funds through the ARCH Housing Trust Fund process. Includes helping to coordinate the application process and use of funds for various programs.

Objective: Allocation of \$1,000,000 or more through the ARCH Housing Trust Fund Process, and create or preserve a minimum of 50 units.

For the 'Parity Program', provide updated annual information to members, and achieve the base line goal for levels of direct assistance. Evaluate the appropriateness of updating goals under the Parity Program

Provide a variety of types of affordable housing as well as meet other funding priorities as specified in the ARCH Trust Fund Criteria.

Centralized Trust Fund System. Monitor centralized trust fund process including:

- Produce regular monitoring reports for the ARCH Trust Fund account.
- Work with Administrating Agency (Bellevue) to prepare contracts and distribute funds for awarded projects.
- Monitor funded projects including evaluating performance and tracking loan payments. Includes monitoring for long term sustainability of previously funded projects.

Objective: Monitor ongoing financial activities of the ARCH Trust Fund account and provide updated information to members.

Develop sustainable strategies for the HTF to meet local housing goals and preserve publicly assisted affordable housing.

King County / State Funding Programs. Review and provide input to other funders for Eastside projects that apply for County (HOF, RAHP, HOME, TOD etc.) and State (Tax Credit, DOC) funds. Includes providing input to the King County Home Consortium on behalf of participating Eastside jurisdictions. Assist N/E consortium members with evaluating and making a recommendation to the County regarding CDBG allocations to affordable housing.

Objective: In consultation with County, local staff and housing providers, seek to have funds allocated on a countywide basis by the County and State allocated proportionately throughout the County including the ARCH Sphere of Influence.

B. Special Initiatives This includes a range of activities where ARCH staff assist local staff with specific projects. Activities can range from feasibility analysis, assisting with requests for

proposals, to preparation of legal documents (e.g. contracts, covenants). Following are either existing initiatives or initiatives likely to emerge:

ARCH Trust Fund: Dedicated Funding Source. Continue work that began in 2014 to explore and evaluate the feasibility of a dedicated funding source to supplement general fund contributions for the ARCH Trust Fund. Work in 2017 is expected to focus on working with council to develop a recommendation, work on state legislature to expand tools available to cities, potentially updating Parity goals and as applicable, assisting individual members with developing approaches to achieving the updated goals.

Surplus Property/Underdeveloped Property. Assist as needed member cities' evaluation of potentially surplus public property or underutilized private property (e.g. faith community properties) for suitability of affordable housing. Currently identified opportunities include:

- Continue to explore opportunities for catalyst projects in transit oriented neighborhoods such as Bel-Red, Overlake, Issaquah, Kirkland and central Mercer Island that include affordable housing and other features that help implement neighborhood plan objectives. This includes efforts to identify one or two properties that would be appropriate for the REDI Fund and assisting cities with working with King County regarding utilization of both targeted and at-large King County TOD funds in East King County
- Continue to assist Sammamish and Redmond with coordinating construction of affordable housing on their surplus city sites.

Winter Shelter. Support efforts by Eastside Human Services Forum, EHAC and cities to develop an East King County sub-regional strategic approach to winter shelter and related services for homeless adults and families. In 2017, for both the men's and women/family shelter, expected work will include continued community outreach, additional site feasibility, structuring land conveyance documents, finalizing concept and design, potentially including some permanent housing, and securing funding. For both shelters, ARCH, will assist Bellevue and Kirkland with out-of-cycle funding applications for contracting the state legislative earmarks for these sites.

Objective: Identify one or more specific sites in East King County to be made available for housing and member jurisdictions to develop a long term strategy for addressing winter shelter for homeless persons and families.

Eastside Homebuyer Program.

Undertake an updated program assessment and develop recommendations for potential refinements of program to respond to current market conditions.

Objective: Maintain operation of the Homebuyer Assistance Program and implement updates.

HUD Assisted Housing. Continue to monitor and actively pursue efforts to preserve existing HUD assisted affordable housing.

Objective: Preserve existing federally assisted affordable housing in East King County and prevent from converting to market rate housing.

II. HOUSING POLICY PLANNING

Work items in this section fall into the following basic areas of activity:

- Work with individual members on local planning efforts.
- Efforts coordinated through ARCH that benefits multiple members of ARCH.
- Track legislation that increases tools available to cities to create affordable housing.
- Participation in regional workgroups that impact local housing efforts.

A. Local Planning Activities

- Housing Background Information. On an annual basis, ARCH will continue to provide updated housing data information as available. This updated housing information is available to members and will be incorporated into ARCH education fliers and an updated Housing 101 report.

Objective: On a regular basis, conduct education sessions for new local officials and staffs on local housing conditions and programs, and hold annual discussion with member councils on recent housing trends and efforts.

Continue to keep member jurisdictions and the broader community aware of local housing conditions to assist in their efforts to evaluate current and future efforts to meet local housing objectives. Include research on recent housing trends, and responses to these trends.

Housing Elements / Housing Strategy Plans. Over the past year, ARCH staff began work with a number of members to prepare a Housing Strategy Plan to identify and prioritize strategies to implement Housing Element policies. In 2017, ARCH staff will continue assisting members who began their strategy plan and anticipates assisting several other members with developing local Strategy Plans.

Objective: Assist with preparation of Housing Strategy plans for members that include such a policy in their Housing Element.

Accessory Dwelling Units (ADUs). Several ARCH members have expressed interest in evaluating current ADU regulations and explore other ways to increase availability of ADUs. ARCH staff will assist with convening interested ARCH member cities to evaluate existing ADU regulations and other related issues (e.g. permitting costs, community awareness) that could impact creation of ADUs.

Impact Fee Waivers. In response to revisions of state law allowing impact fee waivers for affordable housing, support as needed ARCH member cities' review and adoption of local legislation to implement state authority to grant impact fee waivers.

Local Housing Efforts. ARCH staff will continue to assist local staffs in local efforts to update land use, zoning and other codes in order to implement Comprehensive Plan policies. Following are specifically identified areas that ARCH will assist local staff.

Objective: Assist local staff with completion of the following updates of local codes and specific plans:

Bellevue

Assist City with preparing an Affordable Housing Strategy.

Assist City staff with implementing administrative procedures for the Bel-Red land use incentive program and citywide Multifamily Tax Exemption program.

Assist in identifying opportunities for affordable housing and implementation of affordable housing strategies in identified East Link corridors and station areas where transit oriented housing and mixed income housing development is an important component of the initial planning work.

Assist in housing related items for Eastgate zoning update and the Wilburton Plan

Assist with initial priority strategies identified through the Affordable Housing Strategy

Assist in Neighborhood Planning to consider more affordable housing types on a neighborhood-by-neighborhood basis, such as small lot neighborhood infill and detached accessory dwelling units

Assist in downtown housing incentives as recommended by the downtown livability plan

Bothell

Assist city with updating its adopted Housing Strategy Plan.

Assist city with evaluating and potentially implementing affordable housing provisions related to zoning and code amendments such as in the Nike Hill and South Riverside plan areas.

Assist city staff with work related to affordable housing component of the city's LIFT program in their downtown areas. Includes assisting with any reporting requirements and potentially exploring additional opportunities for affordable housing on city owned properties in the downtown revitalization area.

Assist city staff with evaluating the updated state legislation regarding impact fee waivers for affordable housing, and explore potential revisions to local regulations related to impact fee waivers for affordable housing.

Clyde Hill

Assist City with rental of City's affordable rental unit.

Issaquah

Assist City with a Housing Strategy Plan, including preparing the annual

Affordable Housing Report Card/Analysis.

Assist City staff with evaluating and as needed implementing development standards and regulations related to the housing policies adopted in the Central Issaquah Plan and Central Issaquah Standards.

As needed, assist City staff with administration and/or revisions of the affordable housing provisions of local development agreements (e.g. Issaquah Highlands, Talus, and Rowley)

Assist with evaluating and strategizing sequencing potential projects/opportunities such as those near transit facilities, including coordination with potentially utilizing the King County TOD funds.

Assist with initial work on high priority strategies identified in the Housing Strategy Plan

Kenmore

Assist City with a Housing Strategy Plan presentation to, and review by Council.

Continue to assist with technical questions and negotiating agreements where affordable housing is proposed including the TOD overlay.

Potentially assist with initial work associated with high priority strategies identified in the Housing Strategy Plan.

Kirkland

Assist City with an update to their Housing Strategy Plan.

Assist with the implementation of at least one high priority item identified in the updated Housing Strategy Plan.

Continue to assist with negotiating and administering the provision of affordable housing in developments required to provide affordable housing units pursuant to city regulations and/or using the optional multifamily tax exemption program.

Assist City staff with housing issues that come before Council Planning and Economic Development Committee and resulting initiatives.

Assist City staff with affordable housing preservation efforts and initiatives.

Mercer Island

Assist City with a Housing Strategy Plan.

As needed, assist City staff with components of residential development standards review that are associated with housing stock diversity.

As needed, assist City staff with administering affordable housing provisions associated with the land use incentive and tax exemption programs for Town

Center.

Provide project support for Town Center development projects that include affordable housing.

Newcastle

Assist City with a Housing Strategy Plan.

Assist with agreements for any project that would include an affordable housing requirement, including those related to the Community Business Center.

Assist staff with outreach effort related to ADUs.

Redmond

Continue to assist with negotiating and administering the provision of affordable housing in developments required to provide affordable housing units pursuant to city regulations.

Continue to assist staff with coordinating the development of the Providence John Gabriel House project for senior affordable housing in Downtown. (See Special Initiatives).

Continue to assist staff with development and adoption of an affordable housing strategy for the Marymoor Subarea as a follow-up action to the adoption of the Southeast Redmond Neighborhood Plan.

Assist City staff and Council with evaluating and, if appropriate, implementing a property tax incentive program for affordable housing, as allowed under RCW 84.14.

Continue to assist with strategies to increase the level of affordability for new housing in Overlake as part of the development of master plans and development agreements, including exploring ways to leverage other resources.

Assist with the promotion of affordable housing and other programs available to Redmond residents and developers, e.g., Accessory Dwelling Units (ADUs) (see above).

As follow up to the City's adoption of Section 8 anti-discrimination ordinance, assist with education outreach efforts to landlords regarding Section 8 program and potentially other initiatives to support use of this program. Potentially do in cooperation with other jurisdictions.

Assist with the implementation of other high priority items identified in the Strategic Housing Plan and the Affordable Housing Strategies Work Plan of June, 2016, such as encouraging public/private partnerships to promote the development of affordable housing in urban centers.

Assist with carrying out implementation strategies that result from the

investigation of emerging housing markets and East Link Corridor housing strategies as described below under regional issues.

As follow up to the City's adoption of Section 8 anti-discrimination ordinance, assist with education outreach efforts to landlords regarding Section 8 program. Potentially do in cooperation with other jurisdictions.

Sammamish

Assist City with an update to their Housing Strategy Plan.

Assist City staff with development and implementation for site donated to Habitat (see special initiatives).

Evaluate Strategy Plan to assess if work should commence on any priority strategies (e.g. Senior Housing opportunities).

Assist City staff with implementation of Town Center affordable housing provisions

Woodinville

Assist City staff with a Housing Strategy Plan.

Assist with review and any update of affordable housing and accessory dwelling unit programs and regulations.

Assist City staff and Planning Commission with evaluating and developing incentives for affordable housing as provided for in the Downtown/Little Bear Creek Master Plan area.

As needed, assist City staff with components of residential development standards review that are associated with housing stock diversity.

Yarrow Point

Assist Planning Commission and Council with a review and potential update of current ADU regulations, and assist with effort to increase public awareness of local provisions.

King County See Regional/Planning Activities below.

Ongoing monitoring of affordable housing in the Northridge/Blakely Ridge and Redmond Ridge Phase II affordable housing development agreements.

General Assistance. In the past, there have been numerous situations where members have had requests for support on issues not explicitly listed in the Work Program. Requests range from technical clarifications, to assisting with negotiating agreements for specific development proposals, to more substantial assistance on unforeseen planning initiatives. ARCH sees this as a valuable service to its members and will continue to accommodate such requests to the extent they do not jeopardize active work program items.

B. Regional/Countywide Planning Activities

PSRC – Growing Transit Communities (GTC)). PSRC in a partnership with public and private agencies from the Central Puget Sound region with a HUD Sustainable Communities Planning Grant completed a regional GTC strategy plan. Several ARCH members and ARCH are participating in follow up efforts coordinated by the GTC Advisory Committee. ARCH staff will assist member jurisdictions to evaluate and implement GTC strategies relevant to their respective communities. Some specific activities for individual members are described above in the Local Housing Efforts section.

Countywide Planning Policies (CPP) for Affordable Housing. The Growth Management Planning Council adopted updated CPPs for housing. This also included several follow up work program items to begin implementation of some of the policies. ARCH staff will assist the regional work group on these follow up work program items (e.g. identifying and collecting key regional data for monitoring progress).

Legislative Items. ARCH staff will track state and federal legislative items that relate to affordable housing that could impact members' ability to address affordable housing. As needed, staff will report back to the Executive Board and members, and when directed coordinate with other organizations (e.g. AWC, Prosperity Partnership, WLIHA) to contact legislators regarding proposed legislation.

All Home (formally the Committee to End Homelessness)/ Eastside Homeless Advisory Committee (EHAC). Anticipated work of the All Home in the coming year includes continued coordinated allocation of resources, and initiating several specific initiatives (e.g., coordinated entry and assessment for all populations, families' realignment process (e.g. conversion of transitional housing to permanent housing units at Hopelink properties). Role for ARCH staff is expected to include participating in the All Home Funders group and its efforts to coordinate funding, and inform ARCH members and the general public of All Home/EHAC activities. Also continue to participate in efforts to implement homeless efforts within East King County through EHAC.

Objective: Keep member jurisdictions informed of significant regional issues and pending legislation that could affect providing housing in East King County.

Ensure that perspectives of communities in East King County are addressed in regional housing activities, including All Home and Growing Transit Communities.

Have one or more specific local programs initiated as part of the All Home Community Strategic Plan.

III. HOUSING PROGRAM IMPLEMENTATION

Monitoring Affordable Rental Housing. Administer ongoing compliance of affordability requirements. This includes affordable rental housing created through direct assistance (e.g. Trust Fund allocation, land donations) from member jurisdictions, and through land use incentives. Some Trust Fund projects also require monitoring of project cash flow related to

loans made by jurisdictions to projects (see I. Project Assistance).

Objective: Ensure projects are in compliance with affordability requirements which involve collecting annual reports from projects, screening information for compliance, and preparing summary reports for local staffs. To the extent possible this work shall:

- Minimize efforts by both owners and public jurisdictions.
- Coordinate ARCH's monitoring efforts with efforts by other funding sources such as using shared monitoring reports.
- Utilize similar documents and methods for monitoring developments throughout East King County.
- Establish working relationship with other public organizations that can help assess how well properties are maintained and operated (e.g. code compliance, police, and schools).

Monitoring Affordable Ownership Housing. As more price restricted homes are created, monitoring of affordable ownership housing created through local land use regulations is becoming of increased importance. In addition, ARCH will continue to monitor general trends with ownership units, enforcement of covenant provisions (e.g. leasing homes, foreclosure), and as necessary evaluate and if warranted, complete revisions to the ownership covenants. This effort will include convening member planning and legal staff to review potential revisions, consulting with King County and other local ownership programs, and seeking approval from Secondary Market lenders (e.g. FHA, Fannie Mae) of any potential revisions. Also continue to maintain a list of households potentially interested in affordable ownership housing.

Objective: Oversee resale of affordable ownership homes. Address issues related to ongoing compliance with program requirements (e.g. leasing homes, foreclosures).

Complete revisions to the affordability covenant and administrative procedures to better protect against potential loss of long term affordability.

Information for Public on Affordable Housing. Maintain lists of affordable housing in East King County (rental and ownership), and making that available as needed to people looking for affordable housing.

Objective: Maximize awareness of affordable housing opportunities in East King County through the ARCH web site, public flyers and other means to assist persons looking for affordable housing.

Relocation Plans. Assist as necessary with preparing relocation plans and coordinate monitoring procedures for developments required to prepare relocation plans pursuant to local or state funding or regulatory requirements.

Objective: Maximize efforts to ensure that existing households are not unreasonably displaced as a result of the financing or development of new or existing housing.

IV. SUPPORT/EDUCATION/ADMINISTRATIVE ACTIVITIES

Education/Outreach. Education efforts should tie into efforts related to public outreach/input on regional housing issues (see Local Planning Activities). However, much of ARCH's outreach/education work will occur through work with individual members on local housing efforts. As part of Housing 101, in addition to the Housing 101 workbook and related brochures, conduct some type of specific education event. In 2017, Housing 101 will entail a more 'classroom' type event for council members and commissioners which will cover issues such as programs being used by different members and local successful case studies, and information related to funding efforts and potential opportunities.

Objective: Develop education tools to inform councils, staffs and the broader community of current housing conditions, and of successful efforts achieved in recent years.

Be a resource for members to assist with outreach and education activities on affordable housing associated with local planning efforts.

Conduct specific education events for ARCH member staff, commissioners and council members.

Create outreach tools/efforts that inform the broader community of affordable housing resources available to residents.

Media coverage on at least six topics related to affordable housing in East King County related to work done by Cities/ARCH and articles in local city newsletters.

ARCH Web Site. Update on a regular basis information on the ARCH website, including information related to senior housing opportunities. Add new section to the website that provides more details and administrative materials for affordable incentive programs available through ARCH members and fair housing information

Objective: Maintain the ARCH web site and update the community outreach portion by incorporating information from Housing 101 East King County, as well as updated annual information, and links to other sites with relevant housing information (e.g. All Home, HDC).

Advice to Interested Groups. Provide short-term technical assistance to community groups, faith communities and developers interested in community housing efforts. Meet with groups and provide suggestions on ways they could become more involved. In 2017, undertake an effort to educate realtors about local Affordable Ownership program.

Objective: Increase awareness of existing funding programs by potential users.

Increase opportunities for private developers and Realtors working in partnership with local communities on innovative/affordable housing.

Assist community based groups who want to provide housing information to the broader community by assisting with preparing background information.

Make presentations, including housing tours, to at least 10 community organizations.

Administrative Procedures. Maintain administrative procedures that efficiently provide services to both members of ARCH and community organizations utilizing programs administered through ARCH. Prepare quarterly budget performance and work program progress reports, including Trust Fund monitoring reports. Prepare the Annual Budget and Work Program. Work with Executive Board to develop multi-year strategy for the ARCH Administrative Budget. Staff the Executive and Citizen Advisory Boards.

Objective: Maintain a cost effective administrative budget for ARCH, and keep expenses within budget. Administrative costs should be equitably allocated among ARCH's members.

Maintain membership on the ARCH Citizen Advisory Board that includes broad geographic representation and a wide range of housing and community perspectives.

Subject/Topic: Resolution No. 17-291 authorizing execution of documents necessary to fund housing projects recommended by the Executive Board of A Regional Coalition for Housing (ARCH)

June 125/1-
RJK

1. Resolution No. 17-291 with Exhibit A, January 6, 2017 Memo from ARCH Executive Board regarding the Fall 2016 Housing Trust Fund Recommendation

Appropriation Required \$0

COUNCIL GOAL/BUDGET OBJECTIVE BEING ADDRESSED: Consistent with ARCH Interlocal Agreement and 2017-2018 Budget

CITY OF KENMORE, WASHINGTON

RESOLUTION NO. 17-291

A RESOLUTION authorizing the duly-appointed Administering agency for ARCH to execute all documents necessary to enter into Agreements for the funding of affordable housing projects, as recommended by the ARCH Executive Board, utilizing funds from the City's Housing Trust Fund

WHEREAS, A Regional Coalition for Housing (ARCH) was created by interlocal agreement to help coordinate the efforts of Eastside cities to provide affordable housing; and

WHEREAS, the ARCH Executive Board has recommended that the City of Kenmore participate in the funding of certain affordable housing projects and programs hereinafter described; and

WHEREAS, the ARCH Executive Board has developed a number of recommended conditions to ensure that the City's affordable housing funds are used for their intended purpose and that projects maintain their affordability over time; and

WHEREAS, the City Council has approved Contract No. 10-866 approving the Amended and Restated Interlocal Agreement for ARCH; and

WHEREAS, the City Council desires to use \$64,287 from City funds as designated below to finance the projects recommended by the ARCH Executive Board; now, therefore,

THE CITY COUNCIL OF THE CITY OF KENMORE, WASHINGTON, DOES RESOLVE AS FOLLOWS:

Section 1. The City Council authorizes the duly-appointed administering agency of ARCH pursuant to the Amended and Restated Interlocal Agreement for ARCH to execute all documents and take all necessary actions to enter into Agreements on behalf of the City to fund Imagine Housing's 30Bellevue and Imagine Housing's Esterra Block 6B in a combined total amount not to exceed \$64,287

Section 2. The Agreements entered into pursuant to Section 1 of this resolution shall include terms and conditions to ensure that the City's funds are used for their intended purpose and that the projects maintain affordability over time. In determining what conditions should be included in the Agreements, the duly-appointed administering agency of ARCH shall be guided by the recommendations set forth in the ARCH

Executive Board's memorandum of January 6, 2017, a copy of which is attached hereto as Exhibit A.

PASSED by the City Council of the City of Kenmore this 13th day of February, 2017, and signed in authentication of its passage this 13th day of February, 2017.

David Baker, Mayor

Attest:

Kelly Chelin, City Clerk

EXHIBIT
A



Together Center Campus
16225 NE 87th Street, Suite A-3 ♦ Redmond, Washington 98052
(425) 861-3677 ♦ Fax: (425) 861-4553 ♦ WEBSITE: www.archhousing.org

MEMORANDUM

TO: City of Bellevue Council Members
City of Clyde Hill Council Members
Town of Hunts Point Council Members
City of Issaquah Council Members
City of Kenmore Council Members
City of Kirkland Council Members
City of Medina Council Members
City of Mercer Island Council Members
City of Newcastle Council Members
City of Redmond Council Members
City of Sammamish Council Members
City of Woodinville Council Members
Town of Yarrow Point Council Members

FROM: Peter Troedsson, Chair, and ARCH Executive Board

DATE: January 6, 2017

RE: Fall 2016 Housing Trust Fund (HTF) Recommendation

The ARCH Executive Board has completed its review of the two applications for the Fall 2016 Housing Trust Fund round. The Executive Board recommends funding for two projects. Recommendations total \$932,429, with a contingency award of up to an additional \$400,000 as summarized in the attached table, Proposed Funding Sources. The actual amount will depend on final action by the City Councils.

Following is a summary of the applications, the Executive Board recommendation and rationale, and proposed contract conditions for the two proposals recommended for funding at this time. Also enclosed are:

- Exhibit 1: Summary of Trust Fund Applications
- Exhibit 2: Summary of Funding Leveraging
- Exhibit 3: Economic summary for 30Bellevue
- Exhibit 4: ARCH Funding by City
- Exhibit 5: Summary of funded projects to date

BEAUX ARTS VILLAGE ♦ BELLEVUE ♦ BOTHELL ♦ CLYDE HILL ♦ HUNTS POINT ♦ ISSAQUAH ♦ KENMORE ♦ KIRKLAND
MEDINA ♦ MERCER ISLAND ♦ NEWCASTLE ♦ REDMOND ♦ SAMMAMISH ♦ WOODINVILLE ♦ YARROW POINT ♦ KING COUNTY

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1. Imagine Housing 30Bellevue

Funding Request: \$432,429 in addition to the previously awarded \$442,571 for a total funding award of \$875,000 (Deferred, Contingent Loan). plus 8 Section 8 Vouchers (from the 2015 round) 62 Units

Exec Board Recommendation: \$432,429 additional (Deferred, Contingent Loan). Up to an additional \$400,000 contingency per funding condition number 2 See attached Funding Chart for distribution of City Funds

Project Summary:

Imagine Housing (IH) –which owns 13 properties with 485 units of low-income housing in East King County – has refined its 30Bellevue new construction project collocated with St. Luke’s Lutheran Church, which also houses the Sophia’s Place homeless shelter for women and the rotating men’s shelter operated by Congregations For the Homeless. This project received \$432K predevelopment funding in the 2015 Trust Fund round along with a reservation of 8 Section 8 vouchers. The revised proposal is for a 62 unit family rental project with up to 50% of the units (31 units) set aside for homeless individuals and households (increase from 20%), but still also keeping up to a 20% set aside for disabled units (13 units). Ten of the disabled set-aside units would overlap with those for the homeless, three would be occupied by developmentally disabled residents who receive services from Alpha Supported Living. The revised proposal includes additional three bedroom units which Imagine Housing is requesting an additional 20 vouchers for the project to help cover operational and debt service costs.

The site is in North Bellevue near the interchange between I-405 and SR 520. It is within the walkshed of the South Kirkland Park and Ride. The proposed building is two and four levels of wood construction over one level of structured parking, management office, service provider space and elevator lobby. A roof garden will be provided on the 3 story portion. This section of the building is stepped down to fit within the zoning height restriction. The building is designed to serve households at 30%, 40% and 60% of Area Median Income (AMI).

Funding Rationale:

The Exec Board supported the intent of this application for the following reasons:

- Development targets range of lower income households
- Homeless unit set-asides
- Is responsive to the issues raised during review of the initial application such as incorporating more 3 bedroom units and including units for developmentally disabled individuals.
- The project expands residential development within the North Bellevue area
- Church and applicant have worked with city and neighborhood for comprehensive plan and zoning updates for the site
- Site has access to transit and shopping
- Project leverages a substantial amount of Tax Credit equity
- Applicant has continued to make meaningful progress on advancing the project
- Relatively low per unit ask to ARCH
- Applicant has site control and entitlement process is underway

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- Experienced applicant

Special Conditions:

Note: These conditions replace the funding conditions associated with the predevelopment funding award made during the 2015 Trust Fund application round.

1. The 2016 funding award is \$432,429 for a total award of \$875,000. \$442,571 in Bellevue and King County-administered CDBG was awarded through the 2015 funding round. The funding commitment shall continue for **twelve (12) months** from the date of Council approval and shall expire thereafter if all conditions are not satisfied. An extension may be requested to ARCH staff no later than sixty (60) days prior to the expiration date. At that time, the applicant will provide a status report on progress to date, and expected schedule for start of construction and project completion. ARCH staff will consider a twelve month extension only on the basis of documented, meaningful progress in bringing the project to readiness or completion. At a minimum, the applicant will demonstrate that all capital funding has been secured or is likely to be secured within a reasonable period of time.
2. Funds shall be used by Imagine Housing toward **soft costs, design, permits and construction**. Funds may not be used for any other purpose unless City or Administering Agency staff have given written authorization for the alternate use. Spending of construction contingency must be approved in advance by City or Administering Agency staff. If after the completion of the project there are budget line items with unexpended balances, the public funders shall approve adjustments to the project capital sources, including potentially reductions in public fund loan balances.
3. In addition to the \$875,000, ARCH is making a contingency award subject to ARCH Executive Board approval of up to \$400,000 to make up any shortfall in tax credit pricing below \$1.05 per dollar. The ARCH contingency contribution will be 40% of any additional public funds required. These additional funds would be specifically tied to Construction Contingency. ARCH staff shall review and approve all charges against Construction Contingency. In order to minimize the need for the additional contingency funding, Imagine Housing shall make every effort to underwrite debt, minimize operating and debt reserves, negotiate the highest price for the tax credits and explore all avenues for cost savings including, but not limited to reducing the floor area of units, better construction pricing, better terms on conventional construction and permanent debt, reducing the time of construction and/or better pricing on the land, or change in unit mix in order to minimize the funding gap created by the lower pricing of tax credits. Any request to the ARCH Executive Board for a contingency funding award will include information regarding other actions taken by Imagine Housing to minimize need for contingency funding. .
4. Funds will be in the form of a deferred, contingent loan. Loan terms will account for various factors, including loan terms from other fund sources, available cash flow and receipt of an asset management fee or deferred developer fee to the Applicant and project reserves. Final loan terms shall be determined prior to release of funds and must be approved by City staff. Based on the preliminary development budget, it is anticipated that loan payments will be based on a set repayment schedule, and begin after **repayment of the deferred developer fee** (approximately year 4), **with 1% interest**. The terms will also include a provision for the Applicant to a deferment of a payment if certain

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conditions are met (e.g. low cash flow due to unexpected costs). Any requested deferment of loan payment is subject to approval by City or Administering Agency staff, and any deferred payment would be repaid from future cash flow or at the end of the amortization period.

5. The net developer fee shall be established at the time of finalizing the Contract Budget. With the current budget, it is anticipated that the Net Developer Fee inclusive of any project management fees and incidental costs incurred by the developer, shall not exceed \$1,037,000 based on the current size and description of the project. Net developer fee is defined as that portion of the developer fee paid out of capital funding sources and does not include the deferred portion which is paid out of cash flow from operations after being placed in service.
6. Until such time as any deferred developer fee is fully repaid, all cash flow after payment of operating expenses and debt service, shall be used to repay the deferred developer fee unless otherwise approved by City or Administering Agency staff. After full repayment of deferred developer fee Imagine Housing shall be entitled to an asset management fee. The amount of the asset management fee will account for various factors including project operating budget and debt repayment. Final asset management fee will be determined at time of funding agreement and must be approved by City staff.
7. A covenant is recorded ensuring affordability for at least 50 years, with size and affordability distribution per the following table. Minor adjustments to the mix may be considered upon ARCH Executive Board approval in order to address reduced tax credit pricing. Affordability levels will be defined using the requirements for tax credits, and utility costs will be based on King County Housing Authority allowances, or as otherwise approved by City or Administering Agency staff.

Affordability**	Studio	1 BR	2BR	3BR	Total
30% *	7	5	12	7	31
40% *	-----	14	1	1	16
60%	-----	11	2	2	15
Total **	7	30	15	10	62

* 8 Section 8 vouchers awarded in the 2015 round can be utilized in very low income units can utilize Section 8 vouchers. They can be used in a combination of studio, one, two and three bedroom units. The final mix of units benefiting from vouchers will be approved by City or Administering Agency staff. Considerations in the determination of unit mix will include overall need in the community, unit mix of existing federally assisted and Section 8 assisted housing in East King County, and Section 8 program requirements.

** 1 or 2 of the units will not be rent- or income-restricted. The final contract will update the affordability chart to account for the non-restricted units which will be approved by City or Administering Agency staff.

8. Initially, up to 50% of the units will be set aside for occupancy by households transitioning out of homelessness. These units will initially be filled through coordinated entry, but flexibility will be maintained to change how units may be filled based on adequacy of available funding and actual experiences at the site and within the community. Imagine Housing shall work with Coordinated Entry for All around matching tenants to the level of services provided (Imagine proposes 1.5 FTE day

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- time, week day staffing) and prioritizing family units for households with Eastside connections such as with children in Bellevue and Kirkland schools as well as Sophia Way shelter guests. City or Administering Agency staff shall approve any change to the number of units serving the homeless and the level of services provided.
9. Based on the availability of adequate support services, up to 20% of the units will be set aside for households with disabilities, unless otherwise approved by City or Administering Agency staff. Applicant will make units available to at least 3 developmentally disabled persons on Core Waivers. At initial occupancy one bedroom and a three bedroom unit will be made available for this population. Any changes to the minimum number or configuration of developmentally disabled units shall be subject to approval by City and Administering Agency staff.
 10. Imagine Housing shall provide evidence of meeting the conditions of entitlement including but not limited to the number of parking spaces required and shared between the various uses on the site.
 11. Imagine Housing shall submit for review and approval a management plan that includes types of services and programs that will be available for the residents, and how it integrates with the operation of the church, women's shelter and other uses of the site. The plan shall also address how parking will be managed on an ongoing basis including how to address tenants and prospective tenants that would cause the total number of cars to exceed the number of available spaces. The plan shall also include management procedures to address tenant needs; services provided for or required of tenants; management and operation of the premises; targeted outreach to community; a summary of ARCH's affordability requirements as well as annual monitoring procedure requirements.

2. Imagine Housing Esterra Park Block 6B

Funding Request:	\$2,998,046 (Contingent Loan) Plus 16 total Section 8 Certificates 220 affordable rental units
Exec Board Recommendation:	\$500,000 preliminary commitment towards acquisition See attached Funding Chart for distribution of City Funds

Project Summary:

The applicant is Imagine Housing (IH) – a non-profit corporation formed in 1987, which owns 13 properties with 485 units of low-income housing in East King County. They have submitted a project concept on a parcel within the larger master planned development located on the former Group Health in the Overlake area of Redmond and adjacent to the proposed Overlake light rail station. The project concept is a mixed income rental development of 220 units or more. It is proposed to be funded as two components linked by amenity space: a 40+ unit 9% Tax Credit project serving 30% and 50% AMI households and a 180+ unit 4% Tax Credit project with a mix of units serving 60% AMI households and 20 or more unrestricted units but intended to rent at somewhat below market rent levels. The proposal also includes a request to allocate 8 Section 8 vouchers to each component. The proposal responds to the TOD funding (Bonding of the Hotel/Stadium Tax) available from King County. The 9% TC portion will make half of its units available to homeless households in response to King County's funding priorities.

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The proposed building is five levels of wood construction over one or two levels of structured parking. The ground level will include space for a YMCA-operated childcare facility. A roof garden will be provided on both portions.

Besides the childcare center, the new development will contain shared courtyard, lobby, management office, laundry and possible retail space. Common spaces (which include a clubroom) and residential units will be designed according to the principles of universal design.

Funding Rationale:

The Exec Board recognizes the application for funding is early, and that a number of details are still being considered and fleshed out, therefore a partial award recommended with a requirement to apply for full funding award in a future round.

The Exec Board supported this application and recommends partially funding with conditions listed below for the following reasons:

- Development targets range of income levels for families and individuals, including set asides for homeless
- Well situated site which has easy access to transit, employment, shopping and services
- Increases the affordability in the master planned development and potential to significantly leverage resources through city housing provisions
- Contributes to distributing affordable housing throughout the community
- Site could accommodate childcare facility
- Project eligible for County TOD funds
- Project leverages a substantial amount of Tax Credit equity and debt
- Imagine pursuing private social investments for a portion of the capital costs.
- Experienced applicant

Imagine Housing will be expected to provide an updated funding application to ARCH in the upcoming round that addresses the items listed under Condition 4.

Special Conditions:

1. Funds will be used for site acquisition and may not be used for any other purpose unless City staff has given written authorization for the alternate use.
2. Submit monitoring reports quarterly providing updates on progress on predevelopment activities and progress in meeting the funding conditions.
3. In the event an updated application for full funding is received during the 2017 funding round, the funding commitment for the funds shall be extended to 18 months from the date of Council approval. An extension may be requested to City or Administering Agency staff no later than sixty (60) days prior to the expiration date. City or Administering Agency staff will consider an extension only on the basis of documented, meaningful progress in bringing the project to readiness or completion. In the event an updated application is not received in 2017 or if an evaluation by the Executive Board prior to the fall funding round indicates that funding conditions cannot be met within the 18 month funding

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condition period, then the ARCH Executive Board will be authorized to have the funding award expire.

4. Imagine Housing shall reapply to ARCH in the 2017 round for the balance of local funds needed to combine with other sources to fully fund the project. In that application, Imagine Housing shall address the following:
 - Application to County for Transit Oriented Development funding
 - Approaches to significantly reduce the request to public funders through working with the City of Redmond to secure reduced land costs and/or in-lieu payments from adjacent properties
 - Confirm the unit count, unit mix and distribution over income levels and set-asides
 - Updated operating budget including, if any, HOA dues within the Master Plan
 - Demonstrated progress on incorporating a social investment component into the overall project financing
 - Project phasing plan including financing/cash flow plan to cover development expenses for each phase in the event project is developed in phases
 - Amount of parking required by the city for the overall site including the proposed housing and childcare, and as needed a proposal for managing parking
 - Including a non-profit operated childcare facility and explore opportunities for affordable childcare for residents
 - How the Agency will do local targeted marketing outreach to local businesses and community organizations
 - Construction cost estimates
5. Funds will be in the form of a deferred, contingent loan. Loan terms will account for various factors, including loan terms from other fund sources and available cash flow. Final loan terms shall be determined during the review of the final application and prior to release of funds and must be approved by City or Administering Agency staff. The terms may also include a provision for the Agency to a deferment of a payment subject to approval by Administering Agency or City staff, if certain conditions are met (e.g. low cash flow due to unexpected costs). Any deferred payment would be repaid from future cash flow or at the end of the amortization period.
6. A covenant is recorded ensuring affordability for at least 50 years, with affordability for all income-restricted units at 60% or less and a mix of unit sizes. Affordability levels will be defined using the requirements for tax credits, and utility costs will be based on King County Housing Authority allowances, unless otherwise approved by Administering Agency or City staff.
7. Net developer fee shall not exceed ARCH schedule.
8. Imagine Housing shall submit for review and approval a management plan that includes types of services and programs that will be available for the residents, and how it integrates with the operation with the childcare facility. The plan shall also address how parking will be managed on an ongoing basis, and shall also include management procedures to address tenant needs; services provided for or required of tenants; management and operation of the premises; targeted outreach to community; a summary of ARCH's affordability requirements as well as annual monitoring procedure requirements.

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Standard Conditions:

1. The Applicant shall provide revised development and operating budgets based upon actual funding commitments, which must be approved by city staff. If the Applicant is unable to adhere to the budgets, City or Administering Agency must be immediately notified and (a) new budget(s) shall be submitted by the Applicant for the City's approval. The City shall not unreasonably withhold its approval to (a) revised budget(s), so long as such new budget(s) does not materially adversely change the Project. This shall be a continuing obligation of the Applicant. Failure to adhere to the budgets, either original or as amended may result in withdrawal of the City's commitment of funds.
2. The Applicant shall submit evidence of funding commitments from all proposed public sources. In the event commitment of funds identified in the application cannot be secured in the time frame identified in the application, the Applicant shall immediately notify City or Administering Agency, and describe the actions it will undertake to secure alternative funding and the timing of those actions subject to City or Administering Agency's review and approval.
3. In the event federal funds are used, and to the extent applicable, federal guidelines must be met, including but not limited to: contractor solicitation, bidding and selection; wage rates; and Endangered Species Act (ESA) requirements. CDBG funds may not be used to repay (bridge) acquisition finance costs.
4. The Applicant shall maintain documentation of any necessary land use approvals and permits required by the city where the projects are located.
5. Submit monitoring reports quarterly through completion of the project, and annually thereafter. Submit a final budget upon project completion. If applicable, submit initial tenant information as required by City or Administering Agency.

EXHIBIT 1

ARCH HOUSING TRUST FUND (HTF) APPLICATIONS
2016

Applicant	Funds Requested (Grant/Loan) / Recommendation	Housing Type/ # of units/ bdrms	Income Served	Project Location	Duration of benefit	Total cost per unit	HTF cost per affordable unit	Project completion
Imagine Housing 30Bellevue	\$875,000 Loan 28 Section 8 vouchers +Impact Fee waivers	Family rental housing 62 50% Homeless 20% Disabled (with 10 of those units overlapping with homeless)	31 @ 30% 16 @ 40% 15 @ 60%	3030 Bellevue Way NE Bellevue	50 Years	\$374,702/unit	\$14,113/unit	Summer 2018
Imagine Housing Esterra (Combined)	\$2,998,046 Loan 16 Section 8 vouchers +Impact Fee Waivers +Possible MFTE	Family rental Housing 220 20 homeless units	20@ 30% 20 @ 50% 160 @60% 20@ Mkt	156 th Ave NE @ NE 27 th St Redmond	50 years	\$295,650/unit	\$14,990/unit	Spring 2020

EXHIBIT 2

ARCH HOUSING TRUST FUND, 2016

Leveraging Funds - -

	Imagine Housing 30Bellevue		Imagine Housing Esterra (Combined)		TOTAL
Prior ARCH Commitment	\$442,571				\$442,571
New ARCH Request	\$432,429		\$2,998,046		\$3,430,475
ARCH TOTAL	\$ 875,000	4%	\$ 2,998,046	5%	\$ 3,873,046
King County					
Prior KC Commitment	\$1,813,533		\$4,300,000		\$6,113,533
HOF/HOME/CDBG					
2060/2163					
Veterans/Human Services					
TOD			\$7,800,000		
KC TOTAL	\$ 1,813,533	8%	\$ 12,100,000	19%	\$ 13,913,533
Prior WA Commitment					
WA HAP					
WA HTF	\$2,000,000				\$2,000,000
WA HFC (Equity Fund)					
WSHFC Washington Works					
WA TOTAL	\$ 2,000,000	9%	\$ -		\$ 2,000,000
Federal/HUD					\$0
Section 811					\$0
McKinney					\$0
Other (VA Per Diem)					\$0
FEDERAL TOTAL	\$ -	0%			\$ -
Tax Credits	\$13,641,643	59%	\$20,170,000	31%	\$33,811,643
Prior Tax Credit Commitment		0%			\$0
Other Prior		0%			\$0
TCAP		0%			\$0
Bonds		0%			\$0
Bank Loans	\$4,800,000	21%	\$21,555,647	33%	\$26,355,647
Deferred Developer Fee	\$100,000	0%	\$2,519,125	4%	\$2,619,125
Private		0%	\$5,700,000	9%	\$5,700,000
Other	\$1,364	0%			\$1,364
TOTAL COST	\$ 23,231,540	100%	\$ 65,042,818	100%	\$ 88,274,358

EXHIBIT 3**ECONOMIC SUMMARY: IMAGINE HOUSING / 30BELLEVUE**

1. Applicant/Description: New construction of 62 affordable rental units for households including up to 50% of units are for homeless/ and 20% for the disabled

2. Project Location: 3030 Bellevue Way NE, Bellevue

3. Financing Information:

Funding Source	Funding Amount	Commitment
ARCH	\$442,571	Awarded in 2015
	\$432,429	Applied for in 2016 (plus up to \$400K additional, contingency)
	\$140,120	Fee Waivers
King County	\$1,813,533	Awarded in 2016
Commerce Trust Fund	\$2,000,000	Awarded in 2016
Tax Credits	\$13,641,643	To be applied for in 2017
Private Debt	\$4,800,000	To be applied for in 2017
Deferred Developer Fee/GP Equity	\$101,364	Committed
TOTAL	\$23,371,660	

4. Development Budget:

ITEM	TOTAL	PER UNIT	HTF
Acquisition	\$2,324,000	\$37,484	\$392,571
Construction	\$16,366,444	\$263,975	\$111,630
Design	\$850,000	\$13,710	\$309,181
Consultants	\$275,521	\$4,444	\$38,885
Developer fee	\$1,183,550	\$19,090	
Finance costs	\$865,735	\$13,963	\$15,000
Reserves	\$433,640	\$6,994	
Permits/Fees/Other	\$1,072,770	\$17,303	7,733
TOTAL	\$23,371,660	\$376,962	\$875,000

5. Debt Service Coverage: Debt service payments will be finalized upon commitment. Basic terms will include a 50 year amortization, deferral of payments for a period of approx. 4 years, 1% interest, and ability to request a deferral of annual payment to preserve economic integrity of property.

6. Security for City Funds:

- A recorded covenant to ensure affordability and use for targeted population for 50 years.
- A promissory note secured by a deed of trust. The promissory note will require repayment of the loan amount upon non-compliance with any of the loan conditions.

7. Rental Subsidy: 28 Section 8 Vouchers (8 awarded in 2015; balance per King County)

EXHIBIT 4**2016 HOUSING TRUST FUND: PROPOSED FUNDING SOURCES**

SOURCE	PROJECT		
	Imagine Housing 30Bellevue	Imagine Housing Esterra Park	TOTAL
Request	\$ 432,429	\$ 3,115,661	\$ 5,548,090
CAB Recommendation	\$ 832,429 (incl. \$400,000 contingency)	\$ 500,000	\$ 1,332,429
Current Funding			
Sub-Regional CDBG			\$ -
Bellevue			
CDBG			\$ -
General Fund	\$ 356,084	\$ 213,883	\$ 569,967
Clyde Hill			
General Fund	\$ 10,587	\$ 6,359	\$ 16,947
Hunts Point			
General Fund	\$ 1,627	\$ 977	\$ 2,605
Issaquah			
General Fund	\$ 49,907	\$ 29,977	\$ 79,883
Kenmore			
General Fund	\$ 40,163	\$ 24,124	\$ 64,287
Kirkland			
CDBG			\$ -
General Fund	\$ 276,594	\$ 166,137	\$ 442,731
Medina			
General Fund	\$ 8,412	\$ 5,053	\$ 13,465
Mercer Is.			
General Fund	\$ 16,211	\$ 9,737	\$ 25,948
Newcastle			
General Fund	\$ 4,789	\$ 2,877	\$ 7,666
Redmond			
CDBG			\$ -
General Fund	\$ 51,424	\$ 30,888	\$ 82,312
Sammamish			
General Fund	\$ 9,912	\$ 5,954	\$ 15,866
Woodinville			
General Fund	\$ 5,591	\$ 3,358	\$ 8,949
Yarrow Point			
General Fund	\$ 1,126	\$ 676	\$ 1,802
TOTAL	\$ 832,429	\$ 500,000	\$ 1,332,429

EXHIBIT 5

FIGURE 1
ARCH: EAST KING COUNTY TRUST FUND SUMMARY
 LIST OF CONTRACTED PROJECTS FUNDED (1993 - 2015)

Project	Location	Owner	Units/Beds	Funding	Pct of Total Allocation	Distribution Target
1. Family Housing						
Andrews Heights Apartments	Bellevue	Imagine Housing	24	\$400,000		
Garden Grove Apartments	Bellevue	DASH	18	\$180,000		
Overlake Townhomes	Bellevue	Habitat of EKC	10	\$120,000		
Glendale Apartments	Bellevue	DASH	82	\$300,000		
Wildwood Apartments	Bellevue	DASH	36	\$270,000		
Somerset Gardens (Kona)	Bellevue	KC Housing Authority	198	\$700,000		
Pacific Inn	Bellevue *	Pacific Inn Assoc. *	118	\$600,000		
Eastwood Square	Bellevue	Park Villa LLC	48	\$600,000		
Chalet Apts	Bellevue	Imagine Housing	14	\$163,333		
Andrew's Glen	Bellevue	Imagine Housing	10 /11	\$387,500		
August Wilson Place	Bellevue ***	LIHI ***	45	\$800,000		
YWCA Family Apartments	Bellevue	YWCA	12	\$100,000		
30 Bellevue	Bellevue	Imagine Housing	52	\$354,056		
Parkway Apartments	Redmond	KC Housing Authority	41	\$100,000		
Habitat - Patterson	Redmond **	Habitat of EKC **	24	\$446,629		
Avon Villa Mobile Home Park	Redmond **	MHCP **	93	\$525,000		
Terrace Hills	Redmond	Imagine Housing	18	\$442,000		
Village at Overlake Station	Redmond **	KC Housing Authority **	308	\$1,645,375		
Summerwood	Redmond	DASH	166	\$1,187,265		
Coal Creek Terrace	Newcastle **	Habitat of EKC **	12	\$240,837		
RoseCrest (Talus)	Issaquah **	Imagine Housing **	40	\$918,846		
Mine Hill	Issaquah	Imagine Housing	28	\$450,000		
Clark Street	Issaquah	Imagine Housing	30	\$355,000		
Lauren Heights (Iss Highlands)	Issaquah **	Imagine Housing/SRI **	45	\$657,343		
Habitat Issaquah Highlands	Issaquah **	Habitat of EKC **	10	\$318,914		
Issaquah Family Village I	Issaquah **	YWCA **	87	\$4,382,584		
Issaquah Family Village II	Issaquah **	YWCA **	47	\$2,760,000		
Greenbrier Family Apts	Woodinville **	DASH **	50	\$286,892		
Crestline Apartments	Kirkland	Shelter Resources	22	\$195,000		
Plum Court	Kirkland	DASH	61 /66	\$1,000,000		
Francis Village	Kirkland	Imagine Housing	15	\$375,000		
Velocity	Kirkland **	Imagine Housing **	46	\$901,395		
Copper Lantern	Kenmore **	LIHI **	33	\$452,321		
Highland Gardens (Klahanie)	Sammamish	Imagine Housing	54	\$291,281		
Habitat Sammamish	Sammamish ** ***	Habitat of KC ***	10	\$853,000		
REDI TOD Land Loan	Various	Various	100 est	\$500,000		
Homeowner Downpayment Loan	Various	KC/WSHFC/ARCH	87 est	\$615,000		
SUB-TOTAL			2,094	\$24,874,572	54.0% (56%)	
2. Senior Housing						
Cambridge Court	Bellevue	Resurrection Housing	20	\$160,000		
Ashwood Court	Bellevue *	DASH/Shelter Resources *	50	\$1,070,000		
Evergreen Court (Assisted Living)	Bellevue	DASH/Shelter Resources	64 /84	\$2,480,000		
Bellevue Manor / Harris Manor	Bellevue / Redmond	KC Housing Authority	105	\$1,334,749		
Vasa Creek	Bellevue	Shelter Resources	50	\$190,000		
Riverside Landing	Bothell **	Shelter Resources	50	\$225,000		
Kirkland Plaza	Kirkland	Imagine Housing	24	\$610,000		
Athene (Totem 2)	Kirkland ***	Imagine Housing ***	73	\$880,000		
Heron Landing	Kenmore	DASH/Shelter Resources	50	\$65,000		
Ellsworth House Apts	Mercer Island	Imagine Housing	59	\$900,000		
Providence Senior Housing	Redmond **	Providence **	74	\$2,239,000		
Greenbrier Sr Apts	Woodinville **	DASH/Shelter Resources **	50	\$196,192		
SUB-TOTAL			669	\$10,349,941	22.4% (19%)	

FIGURE 1
ARCH: EAST KING COUNTY TRUST FUND SUMMARY
 LIST OF CONTRACTED PROJECTS FUNDED (1993 - 2015)

Project	Location	Owner	Units/Beds	Funding	Pct of Total Allocation	Distribution Target
3. Homeless/Transitional Housing						
Hopelink Place	Bellevue **	Hopelink **	20	\$500,000		
Chalet	Bellevue	Imagine Housing	4	\$46,667		
Kensington Square	Bellevue	Housing at Crossroads	6	\$250,000		
Andrew's Glen	Bellevue	Imagine Housing	30	\$1,162,500		
August Wilson Place	Bellevue ***	LIHI ***	12	\$200,000		
Sophia Place	Bellevue	Sophia Way	20	\$250,000		
30 Bellevue	Bellevue	Imagine Housing	13	\$88,514		
Men's Shelter	TBD	Congregation for Homeless (C	50	\$700,000		
Dixie Price Transitional Housing	Redmond	Hopelink	4	\$71,750		
Avondale Park	Redmond	Hopelink (EHA)	18	\$280,000		
Avondale Park Redevelopment	Redmond **	Hopelink (EHA) **	60	\$1,502,469		
Petter Court	Kirkland	KITH	4	\$100,000		
Francis Village	Kirkland	Imagine Housing	45	\$1,125,000		
Velocity	Kirkland ***	Imagine Housing ***	12	\$225,349		
Athene (Totem 2)	Kirkland ***	Imagine Housing	18	\$220,000		
Rose Crest (Talus)	Issaquah **	Imagine Housing **	10	\$229,712		
Lauren Heights (Iss Highlands)	Issaquah **	SRI **	5	\$73,038		
Issaquah Family Village I	Issaquah **	YWCA **	10	\$503,745		
SUB-TOTAL			323	\$7,528,743	16.3%	(13%)
4. Special Needs Housing						
My Friends Place	K.C.	EDVP	6 Beds	\$65,000		
Stillwater	Redmond	Eastside Mental Health	19 Beds	\$187,787		
Foster Care Home	Kirkland	Friends of Youth	4 Beds	\$35,000		
FOY New Ground	Kirkland	Friends of Youth	6 Units	\$250,000		
DD Group Home 7	Kirkland	Community Living	5 Beds	\$100,000		
Youth Haven	Kirkland	Friends of Youth	10 Beds	\$332,133		
FOY Transitional Housing	Kirkland **	Friends of Youth **	10 Beds	\$252,624		
FOY Extended Foster Care	Kirkland **	Friends of Youth **	10 Beds	\$112,624		
DD Group Home 4	Redmond	Community Living	5 Beds	\$111,261		
DD Group Homes 5 & 6	Redmond/KC (Bothell)	Community Living	10 Beds	\$250,000		
United Cerebral Palsy	Bellevue/Redmond	UCP	9 Beds	\$25,000		
DD Group Home	Bellevue	Residence East	5 Beds	\$40,000		
AIDS Housing	Bellevue/Kirkland	AIDS Housing of WA	10 Units	\$130,000		
Harrington House	Bellevue	AHA/CCS	8 Beds	\$290,209		
DD Group Home 3	Bellevue	Community Living	5 Beds	\$21,000		
Parkview DD Condos III	Bellevue	Parkview	4	\$200,000		
IERR DD Home	Issaquah	IERR	6 Beds	\$50,209		
FFC DD Homes	NE KC	FFC	8 Beds	\$300,000		
Oxford House	Bothell	Oxford/Compass Ctr.	8 Beds	\$80,000		
Parkview DD Homes VI	Bothell/Bellevue	Parkview	6 Beds	\$150,000		
Parkview DD Homes XI	TBD	Parkview	3 Beds	\$200,800		
FFC DD Home II	Kirkland	FFC	4 Beds	\$168,737		
SUB-TOTAL			161 Beds/Units	\$3,352,384	7.3%	(12%)
TOTAL			3,247	\$46,105,640	100.0%	

* Funded through Bellevue Downtown Program

** Also, includes in-kind contributions (e.g. land, fee waivers, infrastructure improvements)

*** Amount of Fee Waiver still to be finalized



**City Council Business Agenda Item
City of Kenmore, WA**

Subject: Moorlands Park Budget Request Proposed Council Action/Motion: Motion to approve a budget increase of \$412,980 for Moorlands Park Improvements, revising the adopted 2017-2022 CIP Project P-6 budget to \$1,980,000.	For Council Meeting Agenda of: <u>February 13, 2017</u> Department: <u>Community Development</u> Prepared by: <u>Ann Stanton</u> <table style="width: 100%;"> <tr> <td style="width: 70%;">Approved by Department Head:</td> <td style="width: 30%; text-align: right;"><u>Initial & Date</u> <u>AS 1/19/17</u></td> </tr> <tr> <td>Approved by City Attorney:</td> <td style="text-align: right;">N/A</td> </tr> <tr> <td>Approved by Finance Director:</td> <td style="text-align: right;"><u>Jan 11/23/17</u></td> </tr> <tr> <td>Approved by City Manager:</td> <td style="text-align: right;"><u>PK</u></td> </tr> </table> Attachment: REET Fund Projection	Approved by Department Head:	<u>Initial & Date</u> <u>AS 1/19/17</u>	Approved by City Attorney:	N/A	Approved by Finance Director:	<u>Jan 11/23/17</u>	Approved by City Manager:	<u>PK</u>
Approved by Department Head:	<u>Initial & Date</u> <u>AS 1/19/17</u>								
Approved by City Attorney:	N/A								
Approved by Finance Director:	<u>Jan 11/23/17</u>								
Approved by City Manager:	<u>PK</u>								
<table style="width: 100%;"> <tr> <td style="width: 33%;">Expenditure Required \$0</td> <td style="width: 33%;">Amount Budgeted \$1,567,020</td> <td style="width: 33%;">Appropriation Required \$412,980</td> </tr> <tr> <td></td> <td style="text-align: center;">2017-2022 CIP</td> <td></td> </tr> </table>		Expenditure Required \$0	Amount Budgeted \$1,567,020	Appropriation Required \$412,980		2017-2022 CIP			
Expenditure Required \$0	Amount Budgeted \$1,567,020	Appropriation Required \$412,980							
	2017-2022 CIP								
<u>INFORMATION/BACKGROUND:</u> Moorlands Park is on track for renovation in 2017. City Council approved the 2016 Master Plan Update in November 2016. This streamlined plan eliminated as many elements of the 2006 master plan's scope of work as possible without compromising the quality and purpose of the renovation. However, a geotechnical analysis of the site completed in December confirmed that underdrainage of the outfield, which was not proposed in the 2006 plan, will be required to secure proper drainage for the renovated ballfield. As the only ballfield owned by the city, the field is fully-scheduled by Little League, Northshore Youth Soccer Association and Northshore Girls Slow-pitch Softball Association. A quality play experience is considered a high priority by city staff. Staff recommends approval of this budget request in support of installation of outfield underdrainage at Moorlands field. The construction cost estimate prepared on 12/16/2016 is based upon 60%-complete plans which include the recommended design for outfield underdrainage. It confirms a current estimated funding shortfall of \$412,980 to complete the project as proposed. If a budget increase is not feasible, the option does exist to remove project elements from the scope of work in order to award a contract for 2017 construction within the existing budget. Furthermore, construction bids are not always in line with the engineer's estimate, so there is logic in retaining elements that appear to be outside the budget as additive alternates in the bid. This can build in sufficient flexibility to ensure the ability to award a construction contract within the approved budget. A chart of potential cuts is included below for Council consideration. These are shown as fully-installed costs including sales tax, design fees, contingency, etc. Many of the items listed can be added later, although likely at additional expense. The restroom cost, in particular, is for just the pre-fabricated building; the utilities and slab would be built this summer, ready for building delivery and installation when funds become available. The one major exception to this, however, that the cheaper drainage option could not be changed later. It is included because of the lack of sufficient other cost reduction alternatives. The options are listed in general order of preference (1 is most preferred). This order is based upon their impact on initial project quality and their ability to be added later.									

<u>Cost Reduction Options for Moorlands Park Improvements 2017 Construction Bid</u>		<u>Estimated Reduction</u>	<u>Running Total</u>	<u>Remaining Shortfall</u>
1.	Do not charge 1% for Art to project	-15,000	-15,000	385,000
2.	Do not charge staff time to project	-20,000	-35,000	365,000
3.	Delete restroom building	-135,000	-170,000	230,000
4.	Delete picnic tables and benches	-55,000	-225,000	175,000
5.	No change to fencing at SE corner	-10,000	-235,000	165,000
6.	Delete lighting; install conduit only	-20,000	-255,000	145,000
7.	Cheaper play equipment package	-32,000	-287,000	113,000
8.	Change drainage design to Option 2	-170,000	-457,000	-57,000

Table: Potential Cost Reduction Alternatives for Moorlands Park Improvements

FISCAL CONSIDERATION:

The 2017-2022 CIP contains a mix of funding sources for the renovation including two state grants, REET, Strategic Opportunities Funds, and Park Impact Fees. The poor condition of the ballfield was instrumental in securing two state grants totaling \$637,520. Construction costs are currently estimated at \$1,500,000, which indicates an estimated project funding shortfall of \$412,980. A revised project budget of \$1,980,000 is requested in order to award construction of the project as currently designed. The additional \$412,980 in funds necessary to increase the project budget are available from the REET fund balance.

COUNCIL GOAL/BUDGET OBJECTIVE BEING ADDRESSED:

Council Goal 8: To continue to implement a Parks Improvements and Financial Plan.

Comprehensive Park Recreation and Open Space Plan Policies:

Policy 4.1.1 Complete development of city park sites with approved master plans as funding allows.

Policy 4.1.1.2 Update the adopted Master Plan and complete development of Moorlands Park.

Policy 5.1.3 Consider providing new facilities and facility upgrades to existing park lands to support new or existing recreation opportunities where appropriate.

Policy 7.1.4 Identify, and actively seek potential grant funding assistance from public and private sources for...renovation of Kenmore park lands.

CITY OF KENMORE, WASHINGTON
REET Fund Projection-Preliminary
For The Years 2017-2022

Joanne Gregory:
 addnl budget request
 2/13/17

DESCRIPTION	Estimate 2016	Projected 2017	Projected 2018	Projected 2019	Projected 2020	Projected 2021	Projected 2022
Beginning Cash	\$1,394,512	\$2,031,190	\$1,344,054	\$835,319	\$658,569	\$549,569	\$600,569
Revenues:							
REET 1	809,619	400,000	300,000	300,000	300,000	300,000	300,000
REET 2	809,619	400,000	300,000	300,000	300,000	300,000	300,000
better than estimate							
Interest Earnings	4,000	1,000	1,000	1,000	1,000	1,000	1,000
Total Revenues	\$1,623,238	\$801,000	\$601,000	\$601,000	\$601,000	\$601,000	\$601,000
Transfers Out for Parks :							
P 6 Moorlands Park Imp	0	412,980	380,000	0	0	0	0
P 13 Skate Park	20,591	0	0	0	0	0	0
P 29 St Edward Ballfield TBD	0	0	0	0	0	0	0
Transfer Levy to Park Improvement Fund P11	0	0	0	0	0	0	0
Subtotal - Transfers for Parks	20,591	412,980	380,000	0	0	0	0
Transfers Out for Roads:							
T6 SR 522 West A 61st to 65th	565,969	399,500	0	0	0	0	0
T27 Sidewalks							
Sidewalk Gaps	0	0	0	100,000	100,000	100,000	100,000
181st Sidewalks	0	0	0	0	0	0	0
62nd Ave NE	0	70,656	6,985	0	0	0	0
Sidewalk Undergrounding	0	0	0	0	0	0	0
175th St Swamp Creek Bridge	0	0	0	0	0	0	0
T 37 New West Samm Bridge	0	0	0	0	0	0	0
T 39 Traffic Calming Improvements	100,000	55,000	55,000	0	0	0	0
Repayment to Strategic Opps Fund 2015/16 sic	0	100,000	100,000	200,000	160,000	0	0
T 43 SR522 Pedestrian Crossing Study	0	0	27,750	27,750	0	0	0
T 44 61st Ave Survey amd Conceptual Plan	0	0	90,000	0	0	0	0
						0	0
Overlay	300,000	450,000	450,000	450,000	450,000	450,000	450,000
Subtotal - Transfers for Roads	965,969	1,075,156	729,735	777,750	710,000	550,000	550,000
Net Income/(Loss)	\$636,678	(\$687,136)	(\$508,735)	(\$176,750)	(\$109,000)	\$51,000	\$51,000
Ending Cash	\$2,031,190	\$1,344,054	\$835,319	\$658,569	\$549,569	\$600,569	\$651,569



**City Council Business Agenda Item
City of Kenmore, WA**

Subject/Topic: 2017 City Council Committee Appointments Proposed Council Action/Motion: Review Council committees and make any necessary changes.	For Council Meeting Agenda of: February 13, 2017 Department: Finance and Administration Prepared by: Kelly Chelin, City Clerk <table style="width: 100%;"> <tr> <td style="width: 70%;">Approved by Department Head:</td> <td style="width: 30%; text-align: center;"><u>Initial & Date</u> <i>JMG 2-2-17</i></td> </tr> <tr> <td>Approved by City Attorney:</td> <td></td> </tr> <tr> <td>Approved by Finance Director:</td> <td style="text-align: center;"><i>JMG 2-2-17</i></td> </tr> <tr> <td>Approved by City Manager:</td> <td style="text-align: center;"><i>KJK</i></td> </tr> </table> Exhibits/Attachments: 2017 Council Committee List	Approved by Department Head:	<u>Initial & Date</u> <i>JMG 2-2-17</i>	Approved by City Attorney:		Approved by Finance Director:	<i>JMG 2-2-17</i>	Approved by City Manager:	<i>KJK</i>
Approved by Department Head:	<u>Initial & Date</u> <i>JMG 2-2-17</i>								
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<table style="width: 100%;"> <tr> <td style="width: 33%;">Expenditure Required \$0</td> <td style="width: 33%;">Amount Budgeted \$0</td> <td style="width: 33%;">Appropriation Required \$0</td> </tr> </table>		Expenditure Required \$0	Amount Budgeted \$0	Appropriation Required \$0					
Expenditure Required \$0	Amount Budgeted \$0	Appropriation Required \$0							
<u>INFORMATION/BACKGROUND:</u> Every two years the Council reviews and reassigns, if necessary, Councilmembers to various regional boards and committees. The staff recommendation is to review the Council committee list attached and make new appointments and assignments if they so desire. 									
<u>FISCAL CONSIDERATION:</u> None. 									
<u>COUNCIL GOAL/BUDGET OBJECTIVE BEING ADDRESSED:</u> Representation of Kenmore's interests in local and regional partnerships. 									

2017 COUNCIL COMMITTEE LIST

Name of Regional Board/Committee	Position or Informational?	Meeting Schedule & Location	City Representative(s)
ETP - Eastside Transportation Partnership King County Transportation Dept.	2 Voting Positions	2 nd Friday, 7:30 – 9:30 a.m. Bellevue School District Office Room 200 (Old Boardroom)	Allan Van Ness David Baker Laurie Sperry (Alternate)
SeaShore Transportation Forum King County Transportation Dept.	2 Voting Positions	1 st Friday, 7:30 – 9:30 a.m. Shoreline City Hall	David Baker Nigel Herbig Laurie Sperry (Alternate)
SCA PIC - Public Issues Committee Sound Cities Association (SCA)	1 Voting Position	2 nd Wednesday, 7:00 p.m. Renton City Hall	David Baker Allan Van Ness (Alternate)
WRIA #8 – Water Resource Inventory Area #8 Salmon Recovery Council	1 Voting Position	3 rd Thu every other month 3:00 – 5:30 p.m. (Jan, Mar, May, Jul, Sep, Nov) Bellevue	Allan Van Ness David Baker (Alternate)
Kenmore Library Advisory Board King County Library Services			Laurie Sperry
Northshore Park and Recreation Board	1 Voting Position	Meets three or four times a year. Northshore Senior Center, 10201 E. Riverside Drive, Bothell	Brent Smith Stacey Denuski (Alternate)
AWC - Legislative Committee	2 Voting Positions		David Baker Allan Van Ness
Northshore Performing Arts Advisory Board			Brent Smith

Name of SCA Regional Board/Committee	Position or Informational?	Meeting Schedule & Location	City Representative(s)
SCA Board of Directors Sound Cities Association (SCA)	1 Voting Position	4 th Thursday, 9:30 – 11:30 am March, May, July, Sept, Oct, Nov Renton City Hall	David Baker (President of SCA)
BOH – Board of Health Sound Cities Association (SCA)	½ Voting Position	3 rd Thursday, 1:30 - 3:30 pm County Council Chambers	David Baker
SWAC – Solid Waste Advisory Committee Executive Appointment Sound Cities Association (SCA)	1 Voting Position	3 rd Friday, 9:30 – 11:30 am King Street Center, 201 S Jackson 8 th Fl Conference Room	David Baker
Economic Development Council of Seattle and King County (EDC) Sound Cities Association (SCA)	1 Voting Position	3 rd Thursday, 4:00 - 6:00 pm Quarterly Board Meeting: Location Varies	Allan Van Ness
Advisory Council on Aging & Disability Services (ADS) Sound Cities Association (SCA)	1 Voting Position	2 nd Friday of each month	David Baker (Chair)

OTHER REGIONAL BOARD/COMMITTEE/GROUP – APPOINTMENT BY APPLICATION OR OTHER –

Name of Regional Board/Committee	Position or Informational?	Meeting Schedule & Location	City Representative(s)
Northend Mayor's Meeting	Informational	1 st Tuesday, 11:30 a.m. Various Locations	Mayor
North Lake Washington Mayor's	Informational	2 nd Thursday, 7:30 a.m. Various Locations	Mayor
NLC – Board of Advisors	Informational	Meets three times a year	David Baker

Name of Regional Board/Committee	Position or Informational?	Meeting Schedule & Location	City Representative(s)
NLC – Transportation Committee	1 Position	Meets three times a year	Allan Van Ness
NLC ITC - Information Technology & Communications Committee National League of Cities	1 Position	Meets three times a year	David Baker NLC Board Liaison
NLC – University Board of Advisors	1 Position	Meets three times a year	David Baker
NLC-UCC – University City Council Steering Committee	1 Position	Meets three times a year	David Baker
NLC – Council on Youth, Education and Families	2 Positions	Meets three times a year	David Baker Allan Van Ness
NLC – University Fellows	2 Positions		David Baker Allan Van Ness
Office of Law Enforcement Oversight Committee	1 position	4th Friday of each month. King County Offices.	David Baker (Co-Chair)
Federal Legislative Committee			David Baker Allan Van Ness



**City Council Business Agenda Item
City of Kenmore, WA**

Subject/Topic: December 2016 Financial Report Presentation	For Council Meeting Agenda of: February 13, 2017										
	Department: Finance and Administration										
	Prepared by: Joanne Gregory										
	<table border="0"> <tr> <td></td> <td align="right"><u>Initial & Date</u></td> </tr> <tr> <td>Approved by Department Head:</td> <td align="right"><i>Greg 2/8/17</i></td> </tr> <tr> <td>Approved by City Attorney:</td> <td></td> </tr> <tr> <td>Approved by Finance Director:</td> <td align="right"><i>Greg 2/8/17</i></td> </tr> <tr> <td>Approved by City Manager:</td> <td align="right"><i>JK</i></td> </tr> </table>		<u>Initial & Date</u>	Approved by Department Head:	<i>Greg 2/8/17</i>	Approved by City Attorney:		Approved by Finance Director:	<i>Greg 2/8/17</i>	Approved by City Manager:	<i>JK</i>
	<u>Initial & Date</u>										
Approved by Department Head:	<i>Greg 2/8/17</i>										
Approved by City Attorney:											
Approved by Finance Director:	<i>Greg 2/8/17</i>										
Approved by City Manager:	<i>JK</i>										
Proposed Council Action/Motion: Receive and File December 2016 Financial Report for the City of Kenmore, Washington	Exhibits/Attachments: December 2016 Financial Report for the City of Kenmore, Washington.										
Expenditure Required N/A	Amount Budgeted	Appropriation Required N/A									
	\$61,202,525 Amended Revenues \$70,859,449 Amended Expenditures										
<u>INFORMATION/BACKGROUND:</u>											
The December 2016 monthly financial report is presented for Council review. This provides the opportunity for the City Council and the community to receive information on the City of Kenmore's biennium to date revenues and expenditures in comparison to the City's 2015-2016 adopted biennial budget. The budget was adopted on December 8, 2014. It also provides an opportunity to identify any potential variances or fluctuations from the budget. The mid-biennium budget review process was completed and the monthly reports reflect the amended budgets approved by the City Council on November 23, 2015. Also included is the year end budget amendment approved in December 2016. This is the final financial report for the year prior to audit and pending any final adjusting or correcting entries.											
<u>FISCAL CONSIDERATION:</u>											
December was the last month of the 24 month 2015-2016 biennium. Total General Fund revenues are at 102.3% of the amended budget and expenditures are at 98.7%. Sales taxes, development revenues, and franchise fees all exceeded budget expectations. All segments of sales taxes were strong during the year especially sales tax on new construction. Utility tax revenues were a disappointment and closed below budget projections. Although the total expenditures exceeded total revenues, this was expected due to the transfer of \$1.2M to the Strategic Opportunity Fund in 2015. The ending fund balance for the General Fund was budgeted to be \$2,146,025 however the final balance was \$2,981,035, an increase of											

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\$835,010. Budgeted transfers from the General Fund to the Kenmore Village Fund and other funds were recorded in December 2016.

The DowJones index was 17,425 at the beginning of the year and closed on December 31 at 19,762. Over the course of the year, national unemployment declined from 5% to 4.7%.

COUNCIL GOAL/BUDGET OBJECTIVE BEING ADDRESSED:

Kenmore Budget Policy 9a: A revenue/expenditure report will be produced monthly so that it can be directly compared to the actual results of the fiscal year to date. Kenmore Budget Policy 9b: All budget amendments, both revenues and expenditures, will be noted in the monthly report.



PO Box 82607
KENMORE, WASHINGTON 98028

MEMORANDUM

TO: Rob Karlinsey, City Manager
FROM: Joanne Gregory, Finance Director
DATE: February 7, 2017
RE: December 2016 Financial Reports for the City of Kenmore, Washington

December 2016 financial information is presented for your review and delivery to the City Council. Attached you will find the following reports:

- General Fund Summary
- General Fund Revenue Graphs
- General Fund Expenditure Graphs
- Street Fund Summary
- Other Funds Monthly Activity
- Investment Schedule
- Cash and Investment Report
- Sales Tax Receipts by Business Type
- Retail Sales and Use Tax Distribution
- Real Estate Excise Tax Report
- Monthly Report for Kenmore Village
- Report for Transportation Benefit District
- Performance Measures as of December 2016

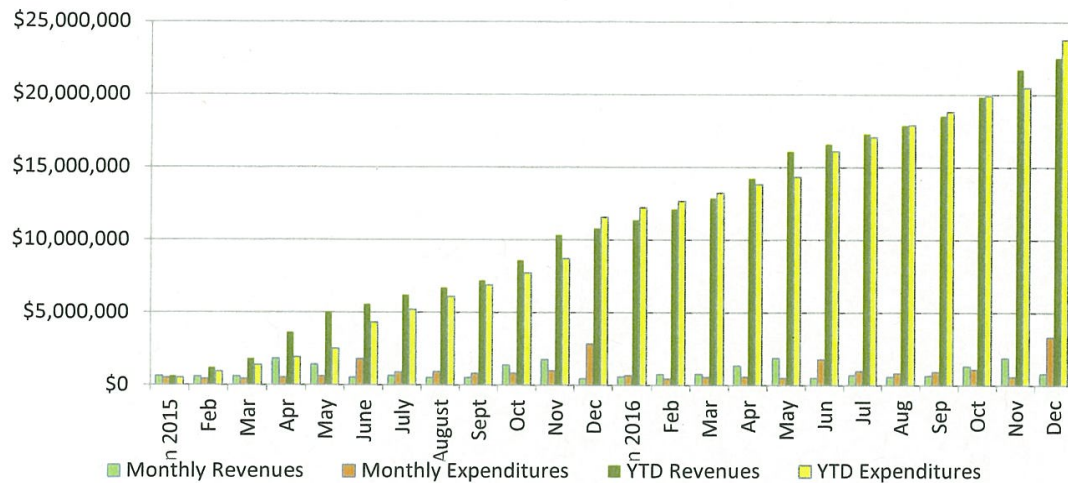
If you would like additional information or have any questions regarding the financial reports, please feel free to contact me.

GENERAL FUND

The first section of the monthly financial report is a review of the General Fund. This fund accounts for operational activities and includes all financial resources except those required or elected to be accounted for in another fund. Revenues include various taxes, per capita distributions from the State, fines and forfeitures, permits and licenses, and fees for service. In the context of the biennial budget, December is the twenty-fourth month (100%) of the 2015-2016 biennial budget period. For the month of December, expenditures exceeded revenues in the General Fund by \$2,506,946. During the biennium expenditures exceed revenues by \$1,252,532.

The following chart illustrates the monthly revenue and expenditure activity in the General Fund through December 2016.

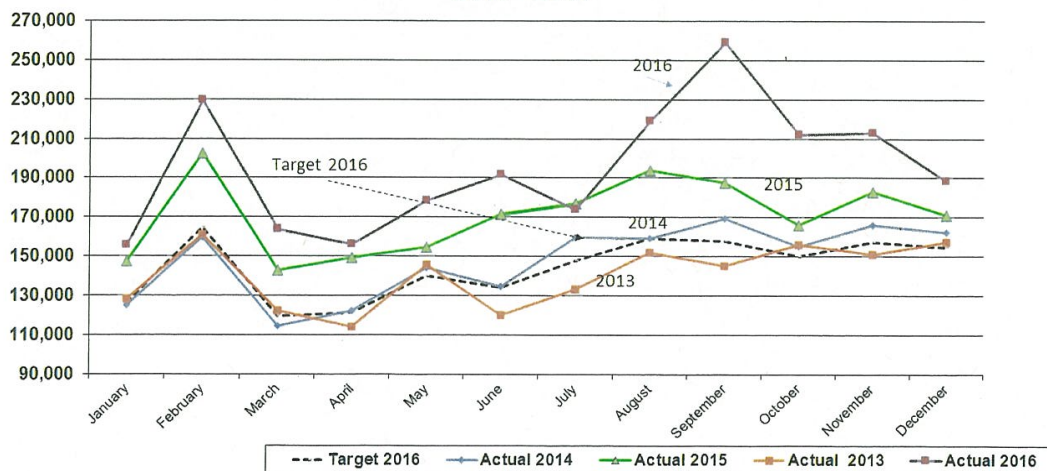
City of Kenmore, Washington
Monthly Financial Report
December 2016



Total **revenues** for the month were **\$800,574**. Biennium to date revenues are \$22,526,650, which is 102.3% of the amended budgeted revenues of \$22,025,270. Primary sources of revenue for the month included property taxes in the amount of \$25,921, development fees & permits in the amount of \$49,976, retail sales and use taxes in the amount of \$188,590, intergovernmental revenues in the amount of \$47,709, operating transfers and reimbursements from other funds in the amount of \$438,598, and utility taxes in the amount of \$97,863.

A summary of sales tax revenues received in December is attached. These receipts are based on October sales activity. The chart below gives a historical perspective of monthly sales tax receipts over the last several years. The black dotted Target 2016 line is a monthly average of actual receipts during 2013, 2014, and 2015. The purple line represents 2016 actual receipts, which are \$294,236 above 2015, and ahead of 2016 target by \$606,653.

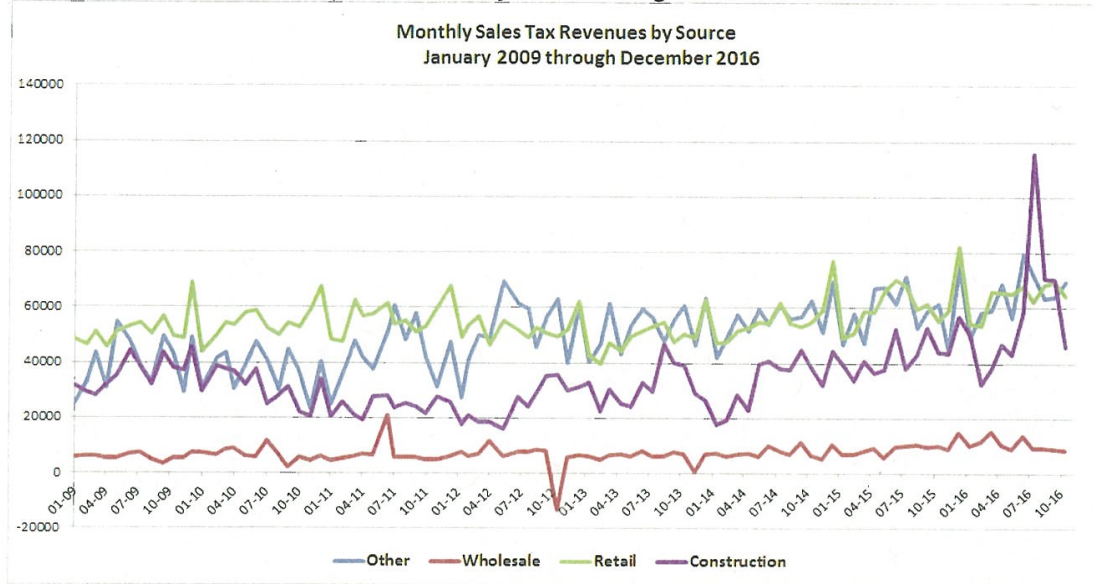
City of Kenmore
Retail Sales & Use Tax History
2013 - 2016



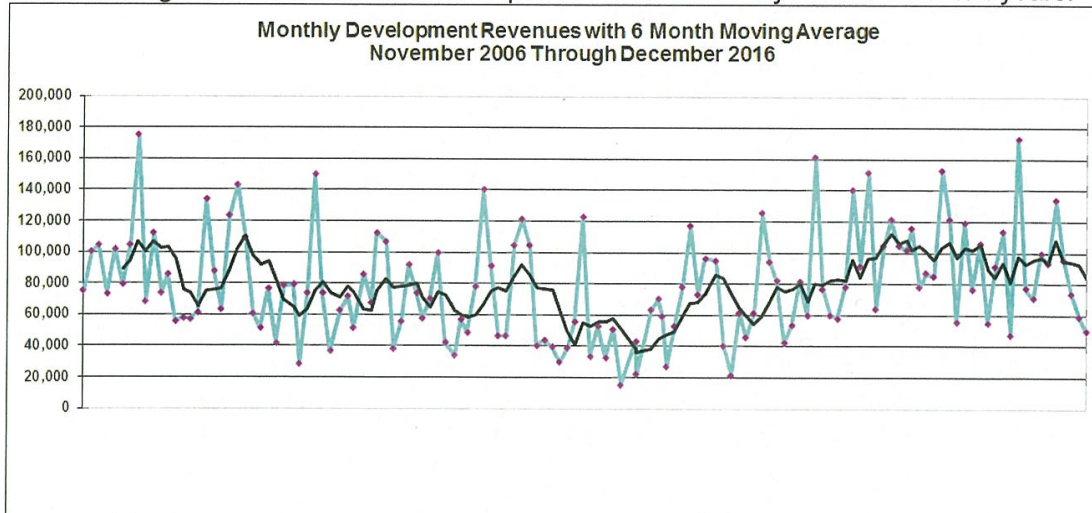
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City of Kenmore, Washington
Monthly Financial Report
December 2016

The following chart illustrates the historical trends of sales tax receipts from the major segments: construction, retail, wholesale, other (agriculture, services, manufacturing, transportation and utilities) from January 2009 through December 2016.



The following chart illustrates the development revenue activity over the last ten years.



December 2016 expenditures were **\$3,307,520**. Biennium to date expenditures are \$23,779,182, which is 98.7% of the amended biennial budget expenditures of \$24,100,720. There were \$1,565,786 in interfund transfers from the General Fund to other funds during the month of December.

City of Kenmore, Washington
Monthly Financial Report
December 2016

Total City cash (\$16,473,654) and long term investments (\$10,866,950), at the end of December, totaled \$27,340,604. The Other Funds Monthly Activity graphs compare biennium to date revenues and expenditures to the 2015-2016 biennial budget.

Total non-General Fund revenues were \$15,558,778 and total non-General Fund expenditures were \$5,568,848.

In the **Street Fund** revenue from gas tax distributions was \$40,581. The fund also received \$754,413 in operating transfers and reimbursements from other City funds during the month. \$159,987 was expended for maintenance and operations during the month.

In the **Transportation Capital Fund** expenditures were \$234,600 for SR 522 West A construction. The fund also had Sidewalk projects expenditures of \$368,983, \$150,775 in Street Overlay expenditures, \$160,663 in West Sammamish Bridge expenditures, and \$16,179 in Neighborhood Traffic Calming expenditures during the month. The fund received \$127,183 in SR 522 West A utility reimbursements and \$102,624 in sidewalk grant reimbursements during the month. There were \$1,719,926 in operating transfers and reimbursements from other City funds during the month.

The **Park Impact Fee** fund received \$8,609 in revenues during the month.

There was \$5,046 in revenues for the **Transportation Impact Fee** fund during the month.

The **Real Estate Excise Tax** Fund received \$131,651 of real estate excise taxes (REET) in December from sales activity that occurred in November. 52 transactions were reported this month. The 2016 year to date revenue exceeds the 2015 revenue by \$164,462 and the 2016 Target by \$465,086.

The **Kenmore Village** Fund expended \$332,823 during the month for the Town Green project. The fund received \$35,000 in lease payments and operating transfers and reimbursements in the amount of \$1,110,000 from other City funds during the month.

The **Walkways & Waterways Bond Proceeds** Fund received \$9,861,280 from the first sale of the Walkways & Waterways municipal bonds.

The **Transportation Benefit District** Fund received \$24,156 in vehicle license fees during December bringing the total for the biennium to \$683,201.

SUMMARY

This concludes the financial report for the City of Kenmore as of **December 31, 2016**. I appreciate your feedback and encourage you to contact me if you have any questions prior to the City Council meeting.

City of Kenmore, Washington
General Fund Summary Report
December 31, 2016



	CURRENT PERIOD 2015-2016				PRIOR PERIOD 2013-2014			
	MONTH	BIENNIUM TO DATE	% of	BIENNIUM BUDGET	MONTH	BIENNIUM TO DATE	% of	BIENNIUM BUDGET
	<u>December 2016</u>	<u>2015-2016</u>	<u>BUDGET</u>	<u>2015-2016</u>	<u>December 2014</u>	<u>2013-2014</u>	<u>BUDGET</u>	<u>2013-2014</u>
REVENUES								
Beginning Fund Balance		4,233,568		4,221,475				5,525,153
Property Taxes	25,921	9,072,019	100.0%	9,075,766	20,444	8,700,212	101.9%	8,542,053
Sales and Use Taxes	237,051	5,522,010	110.4%	5,000,532	205,494	4,425,702	111.8%	3,960,331
Utility Taxes	97,863	2,379,984	86.1%	2,763,390	137,950	2,655,704	90.3%	2,942,395
Other Taxes	72	171,601	152.2%	112,720	31	96,026	156.6%	61,300
Development Fees & Permits	49,976	2,276,127	105.8%	2,151,432	101,833	2,040,048	139.2%	1,465,185
Franchise Fees	0	1,641,893	101.2%	1,622,160	0	787,115	79.3%	992,405
Intergovernmental and Grants	47,709	842,021	119.0%	707,370	52,680	741,841	115.9%	639,866
Investment Interest	-100,266	63,040	124.3%	50,700	-63,467	71,531	122.5%	58,400
Fines and Forfeitures	72	-6,838	0.0%	0	-42	-2,329	n/a	0
Transfers and Other Revenues	442,176	564,793	104.4%	541,200	339,480	813,035	142.0%	572,536
Total Revenues	800,574	22,526,650	102.3%	22,025,270	794,402	20,328,886	105.7%	19,234,471
Total Revenues & Beginning Fund Balance		26,760,217		26,246,745				24,759,624

	CURRENT PERIOD 2015-2016				PRIOR PERIOD 2013-2014			
	MONTH	BIENNIUM TO DATE	% of	BUDGET	MONTH	BIENNIUM TO DATE	% of	BIENNIUM BUDGET
	<u>December</u>	<u>2015-2016</u>	<u>BUDGET</u>	<u>2015-2016</u>	<u>December 2014</u>	<u>2013-2014</u>	<u>BUDGET</u>	<u>2013-2014</u>
EXPENDITURES								
Cost Center								
City Council	18,273	312,339	95.1%	328,435	16,402	223,706	102.8%	217,644
City Manager	199,803	3,028,862	93.7%	3,233,222	127,091	2,177,635	121.2%	1,796,600
City Clerk	19,728	345,036	124.3%	277,683	9,641	212,712	39.7%	536,261
Finance	74,078	1,553,596	104.3%	1,490,155	28,559	684,395	107.1%	639,213
Legal	54,901	667,466	95.4%	700,000	22,968	426,495	86.3%	494,285
Non-Departmental *	0	0	0.0%	0	113,464	1,644,645	107.3%	1,532,818
Interfund Transfers	1,565,786	3,232,002	91.0%	3,552,671	0	3,454,000	220.8%	1,564,000
Public Safety	943,625	8,210,684	100.6%	8,160,115	655,216	7,745,107	107.9%	7,179,563
Engineering & Environmental Services	88,205	1,814,465	104.0%	1,743,950	53,189	1,501,356	143.6%	1,045,741
Community Development	38,474	892,786	107.6%	830,030	44,515	952,347	133.6%	712,632
Developmental Services	163,844	1,999,567	113.9%	1,755,050	69,776	1,332,229	88.7%	1,501,147
Parks & Facility Maintenance	140,802	1,722,380	84.9%	2,029,409	129,936	1,384,924	81.7%	1,695,042
Total Expenditures	3,307,520	23,779,182	98.7%	24,100,720	1,270,756	21,739,551	114.9%	18,914,946
Ending Fund Balance		2,981,035		2,146,025			0.0%	5,844,678
Total Expenditures and Ending Fund Balance		26,760,217		26,246,745				24,759,624

*Non-Departmental expenditures have been moved to other General Fund Cost Centers

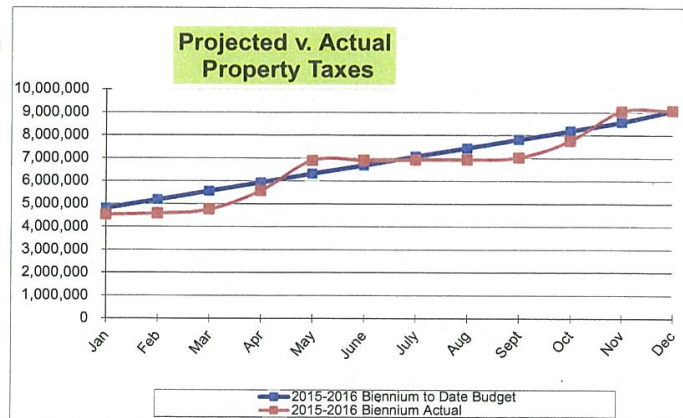
**City of Kenmore, Washington
General Fund Revenue Graphs
December 31, 2016**

PROPERTY TAXES

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	4,427,247	4,511,047
Jan	4,804,040	4,525,700
Feb	5,180,834	4,582,137
Mar	5,557,627	4,749,727
Apr	5,934,420	5,566,829
May	6,311,213	6,891,038
June	6,688,007	6,903,787
July	7,064,800	6,916,428
Aug	7,441,593	6,929,862
Sept	7,818,386	7,021,616
Oct	8,195,180	7,761,984
Nov	8,571,973	9,046,098
Dec	9,075,766	9,072,019
2015-16	9,075,766	

Year To Date
Actual v. Projected

100%

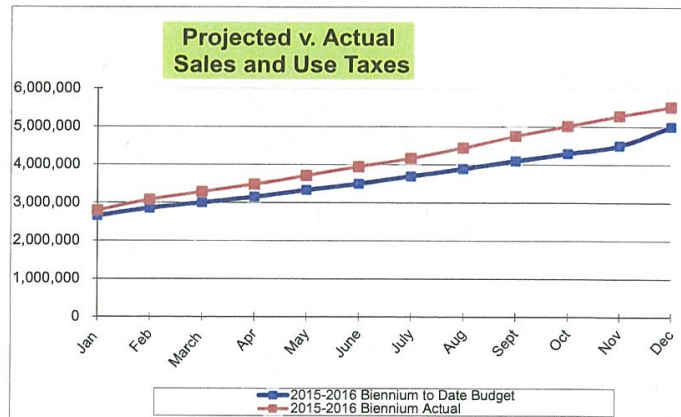


SALES, USE, CRIM JUSTICE TAXES

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	2,491,685	2,592,076
Jan	2,650,828	2,792,417
Feb	2,853,765	3,080,971
March	3,000,413	3,286,344
Apr	3,153,514	3,484,605
May	3,333,030	3,712,580
June	3,501,714	3,950,070
July	3,696,509	4,171,235
Aug	3,895,328	4,445,072
Sept	4,102,013	4,754,223
Oct	4,294,991	5,018,057
Nov	4,500,931	5,284,959
Dec	5,000,532	5,522,010
2015-16	5,000,532	

Year To Date
Actual v. Projected

110%

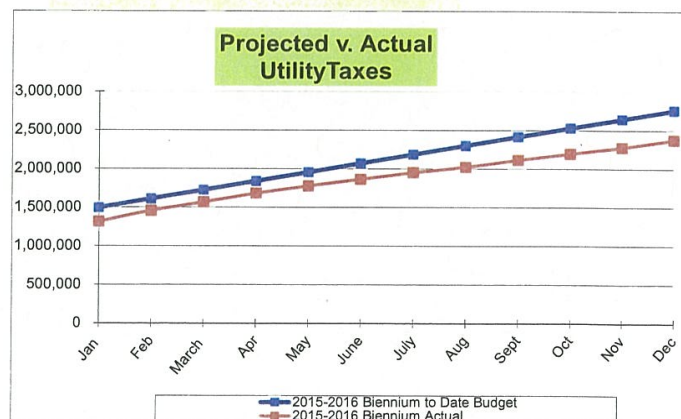


UTILITY TAXES

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	1,381,695	1,185,774
Jan	1,496,836	1,316,335
Feb	1,611,978	1,457,296
March	1,727,119	1,570,026
Apr	1,842,260	1,684,213
May	1,957,401	1,780,173
June	2,072,543	1,866,813
July	2,187,684	1,953,151
Aug	2,302,825	2,027,085
Sept	2,417,966	2,117,527
Oct	2,533,108	2,198,512
Nov	2,648,249	2,282,121
Dec	2,763,390	2,379,984
2015-16	2,763,390	

Year To Date
Actual v. Projected

86%

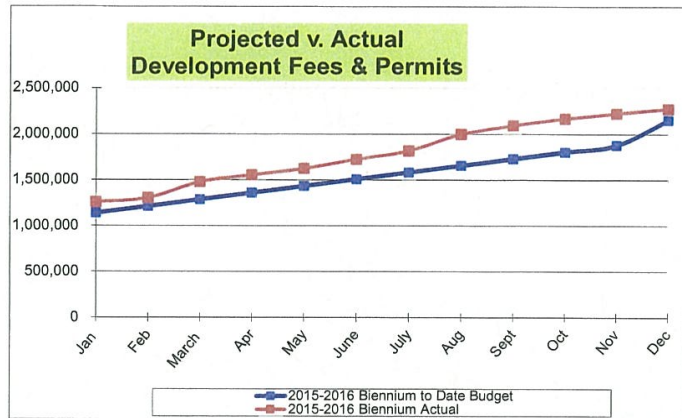


**City of Kenmore, Washington
General Fund Revenue Graphs
December 31, 2016**

DEVELOPMENT FEES & PERMITS

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	1,064,606	1,142,955
Jan	1,138,508	1,256,352
Feb	1,212,410	1,303,426
March	1,286,313	1,476,673
Apr	1,360,215	1,553,688
May	1,434,117	1,624,466
June	1,508,019	1,724,014
July	1,581,921	1,817,136
Aug	1,655,823	1,998,060
Sept	1,729,726	2,093,354
Oct	1,803,628	2,166,831
Nov	1,877,530	2,226,152
Dec	2,151,432	2,276,127
2015-16	2,151,432	

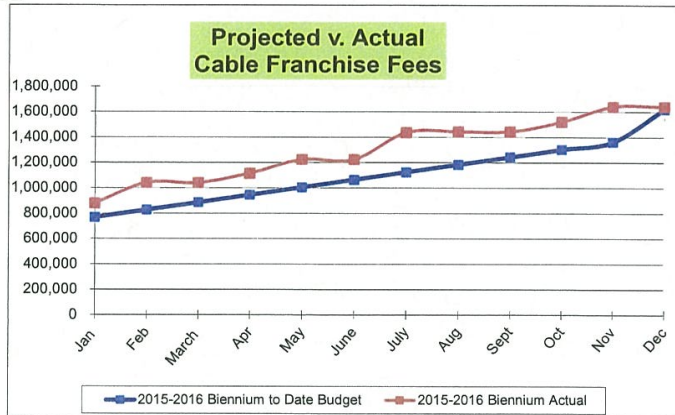
Year To Date
Actual v. Projected 106%



CABLE/WATER/SEWER FRANCHISE FEES

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	708,000	802,881
Jan	767,513	879,309
Feb	827,027	1,040,965
March	886,540	1,040,965
Apr	946,053	1,115,715
May	1,005,567	1,224,237
June	1,065,080	1,224,237
July	1,124,593	1,437,647
Aug	1,184,107	1,444,402
Sept	1,243,620	1,444,402
Oct	1,303,133	1,520,403
Nov	1,362,647	1,641,894
Dec	1,622,160	1,641,894
2015-16	1,622,160	

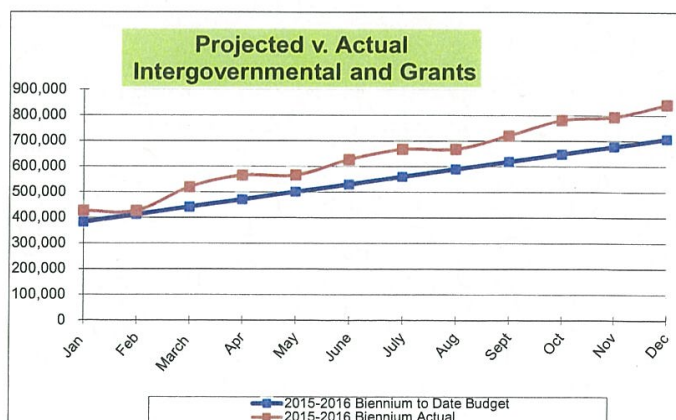
Year To Date
Actual v. Projected 101%



INTERGOVERNMENTAL & GRANTS

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	353,685	387,283
Jan	383,159	427,322
Feb	412,633	427,322
March	442,106	520,174
Apr	471,580	565,989
May	501,054	566,793
June	530,528	627,257
July	560,001	667,732
Aug	589,475	668,148
Sept	618,949	720,845
Oct	648,423	780,781
Nov	677,896	794,312
Dec	707,370	842,021
2015-16	707,370	

Year To Date
Actual v. Projected 119%



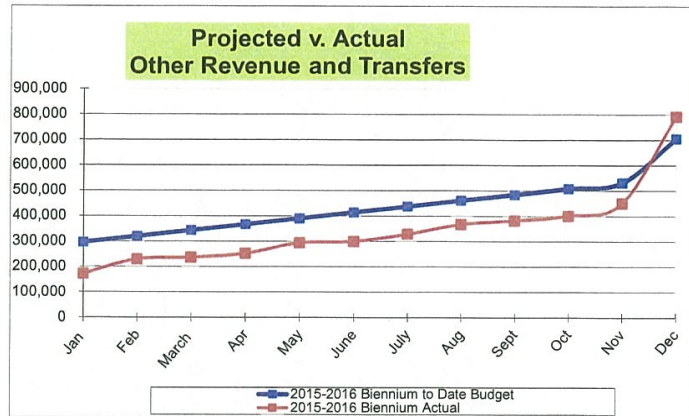
**City of Kenmore, Washington
General Fund Revenue Graphs
December 31, 2016**

OTHER REVENUES AND TRANSFERS

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	272,810	159,157
Jan	296,294	171,910
Feb	319,778	229,302
March	343,263	236,342
Apr	366,747	252,203
May	390,231	293,617
June	413,715	299,699
July	437,199	328,406
Aug	460,683	366,768
Sept	484,168	381,957
Oct	507,652	400,195
Nov	531,136	450,540
Dec	704,620	792,595
2015-16	704,620	

Year To Date
Actual v. Projected

112%

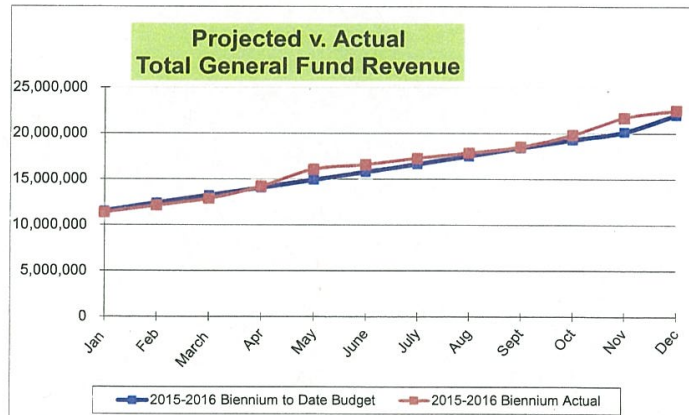


TOTAL GENERAL FUND REVENUE

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
Jan	11,537,179	11,369,345
Feb	12,418,424	12,121,418
March	13,243,380	12,880,252
Apr	14,074,789	14,223,243
May	14,932,612	16,092,903
June	15,779,604	16,595,876
July	16,652,707	17,291,735
Aug	17,529,834	17,879,397
Sept	18,414,827	18,533,923
Oct	19,286,114	19,846,763
Nov	20,170,361	21,726,076
Dec	22,025,270	22,526,650

Year To Date
Actual v. Projected

102%



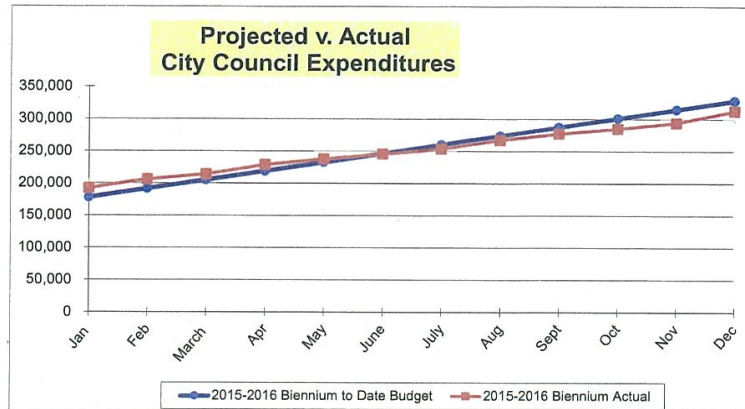
**City of Kenmore, Washington
General Fund Expenditure Graphs
December 31, 2016**

CITY COUNCIL

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	163,989	156,472
Jan	177,693	191,957
Feb	191,397	205,736
March	205,101	213,838
Apr	218,804	228,817
May	232,508	237,389
June	246,212	245,235
July	259,916	253,033
Aug	273,620	266,963
Sept	287,324	276,918
Oct	301,027	284,929
Nov	314,731	294,066
Dec	328,435	312,339
2015-16	328,435	

Year To Date
Actual v. Projected

95%

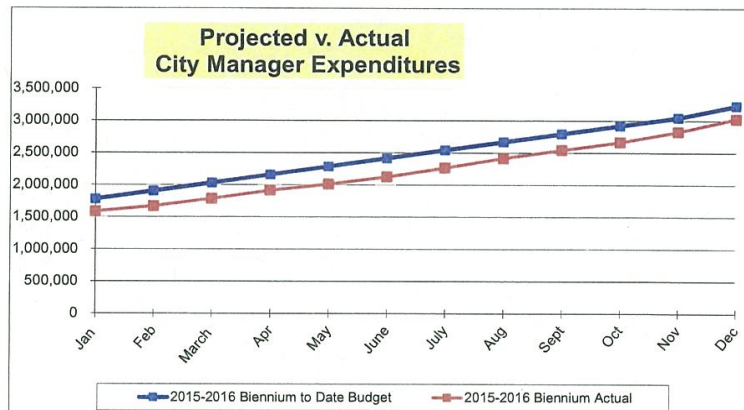


CITY MANAGER

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	1,652,808	1,482,207
Jan	1,779,509	1,582,540
Feb	1,906,210	1,667,211
March	2,032,912	1,785,525
Apr	2,159,613	1,913,330
May	2,286,314	2,011,136
June	2,413,015	2,123,685
July	2,539,716	2,265,991
Aug	2,666,417	2,412,925
Sept	2,793,119	2,541,639
Oct	2,919,820	2,663,010
Nov	3,046,521	2,829,058
Dec	3,233,222	3,028,861
2015-16	3,233,222	

Year To Date
Actual v. Projected

94%

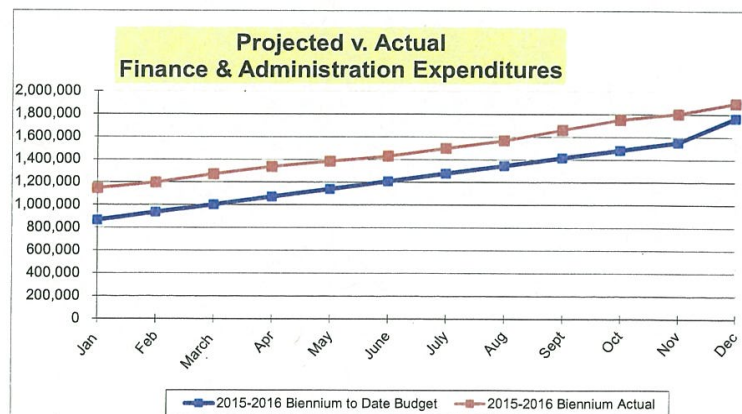


FINANCE & ADMINISTRATION

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	798,363	909,180
Jan	866,819	1,147,482
Feb	935,276	1,198,175
March	1,003,732	1,272,737
Apr	1,072,188	1,337,334
May	1,140,644	1,384,857
June	1,209,101	1,430,113
July	1,277,557	1,499,669
Aug	1,346,013	1,567,591
Sept	1,414,469	1,660,974
Oct	1,482,926	1,751,298
Nov	1,551,382	1,804,825
Dec	1,767,838	1,898,632
2015-16	1,767,838	

Year To Date
Actual v. Projected

107%



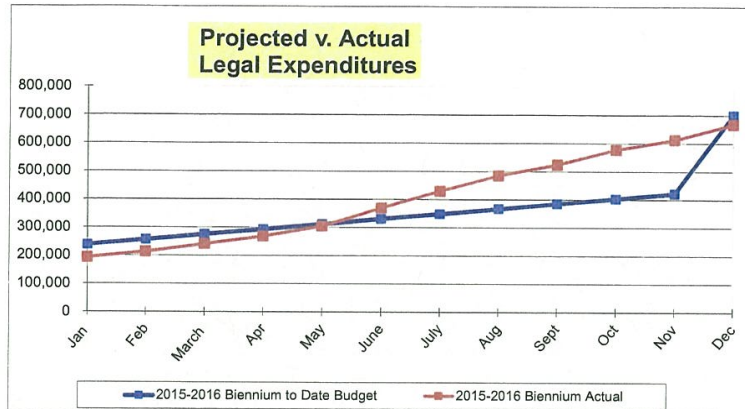
**City of Kenmore, Washington
General Fund Expenditure Graphs
December 31, 2016**

LEGAL

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	220,000	189,956
Jan	238,333	192,069
Feb	256,667	212,773
March	275,000	240,324
Apr	293,333	267,991
May	311,667	304,364
June	330,000	368,508
July	348,333	429,345
Aug	366,667	484,366
Sept	385,000	523,860
Oct	403,333	577,380
Nov	421,667	612,564
Dec	700,000	667,466
2015-16	700,000	

Year To Date
Actual v. Projected

95%

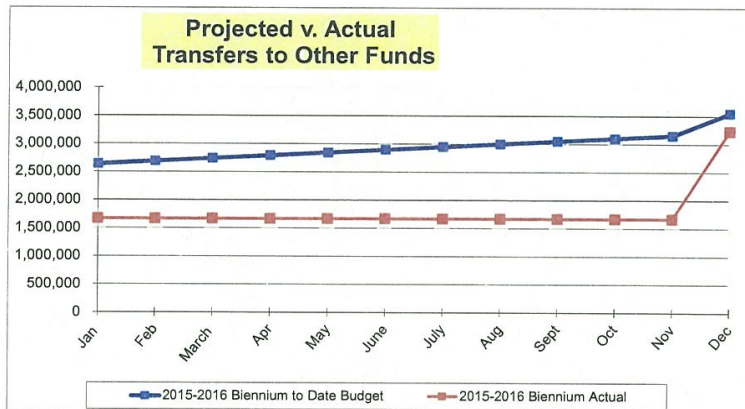


TRANSFERS TO OTHER FUNDS

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	2,588,786	1,666,216
Jan	2,639,943	1,666,216
Feb	2,691,100	1,666,216
March	2,742,257	1,666,216
Apr	2,793,414	1,666,216
May	2,844,571	1,666,216
June	2,895,729	1,666,216
July	2,946,886	1,666,216
Aug	2,998,043	1,666,216
Sept	3,049,200	1,666,216
Oct	3,100,357	1,666,216
Nov	3,151,514	1,666,216
Dec	3,552,671	3,232,002
2015-16	3,552,671	

Year To Date
Actual v. Projected

91%

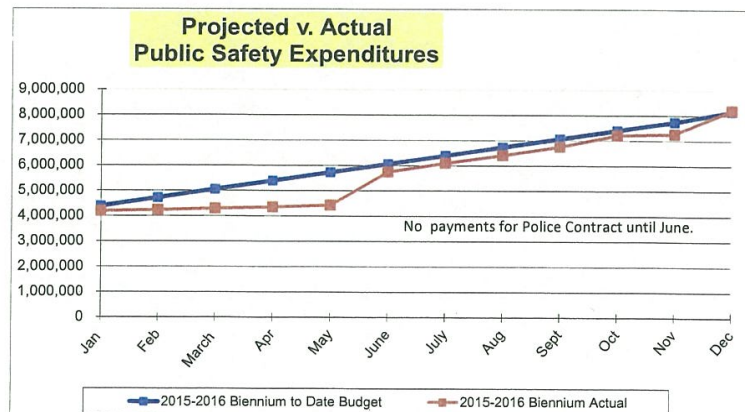


PUBLIC SAFETY

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	4,051,177	4,152,022
Jan	4,386,589	4,187,043
Feb	4,722,000	4,241,000
March	5,057,412	4,299,830
Apr	5,392,823	4,357,174
May	5,728,235	4,426,195
June	6,063,646	5,747,844
July	6,399,058	6,100,771
Aug	6,734,469	6,407,734
Sept	7,069,881	6,753,169
Oct	7,405,292	7,213,686
Nov	7,740,704	7,267,059
Dec	8,160,115	8,210,684
2015-16	8,160,115	

Year To Date
Actual v. Projected

101%

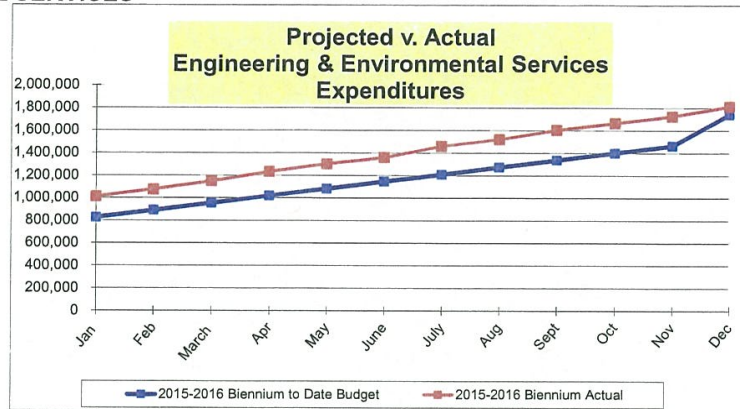


City of Kenmore, Washington
General Fund Expenditure Graphs
December 31, 2016
ENGINEERING & ENVIRONMENTAL SERVICES

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	763,129	937,886
Jan	826,864	1,010,654
Feb	890,599	1,075,095
March	954,334	1,149,254
Apr	1,018,069	1,231,968
May	1,081,804	1,300,931
June	1,145,540	1,358,154
July	1,209,275	1,461,127
Aug	1,273,010	1,520,662
Sept	1,336,745	1,604,361
Oct	1,400,480	1,667,155
Nov	1,464,215	1,726,260
Dec	1,743,950	1,814,465
2015-16	1,743,950	

Year To Date
 Actual v. Projected

104%

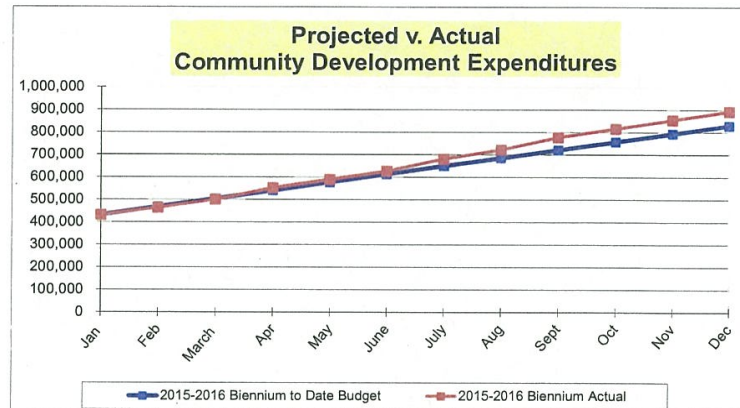


COMMUNITY DEVELOPMENT

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	395,834	401,776
Jan	432,017	431,552
Feb	468,200	464,237
March	504,383	500,153
Apr	540,566	552,279
May	576,749	589,485
June	612,932	626,915
July	649,115	680,816
Aug	685,298	722,236
Sept	721,481	777,253
Oct	757,664	816,018
Nov	793,847	854,312
Dec	830,030	892,786
2015-16	830,030	

Year To Date
 Actual v. Projected

108%

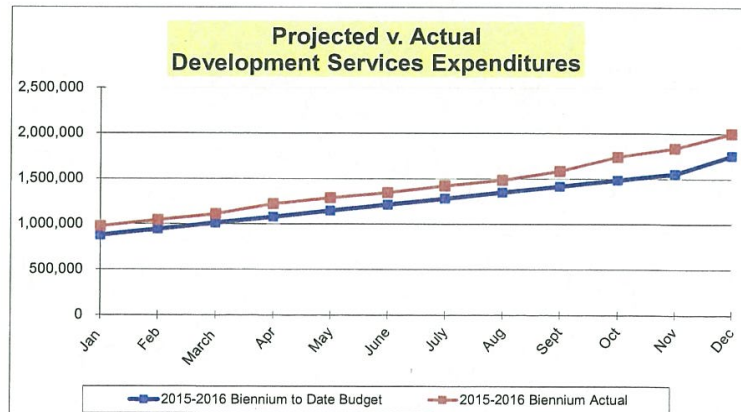


DEVELOPMENT SERVICES

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	808,496	855,249
Jan	876,126	976,587
Feb	943,755	1,045,721
March	1,011,385	1,110,942
Apr	1,079,014	1,224,521
May	1,146,644	1,289,630
June	1,214,273	1,346,544
July	1,281,903	1,422,790
Aug	1,349,532	1,484,738
Sept	1,417,162	1,583,047
Oct	1,484,791	1,742,620
Nov	1,552,421	1,835,723
Dec	1,755,050	1,999,567
2015-16	1,755,050	

Year To Date
 Actual v. Projected

114%



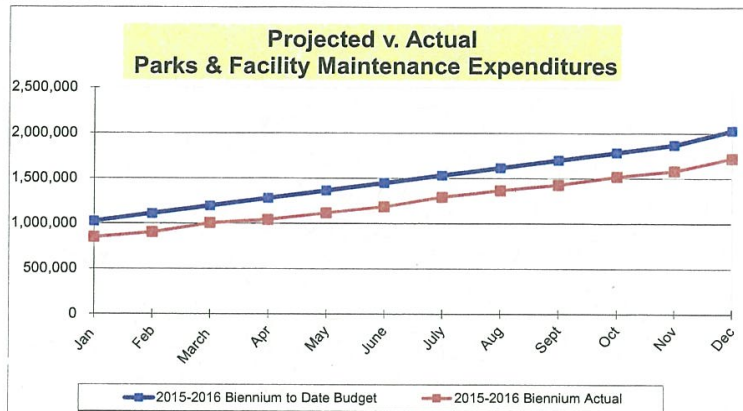
**City of Kenmore, Washington
General Fund Expenditure Graphs
December 31, 2016**

PARKS & FACILITY MAINTENANCE

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
2015	941,427	802,859
Jan	1,025,842	847,373
Feb	1,110,257	901,839
March	1,194,673	1,003,905
Apr	1,279,088	1,040,940
May	1,363,503	1,116,715
June	1,447,918	1,185,208
July	1,532,333	1,290,368
Aug	1,616,748	1,365,223
Sept	1,701,164	1,425,904
Oct	1,785,579	1,517,608
Nov	1,869,994	1,581,577
Dec	2,029,409	1,722,380
2015-16	2,029,409	

Year To Date
Actual v. Projected

85%

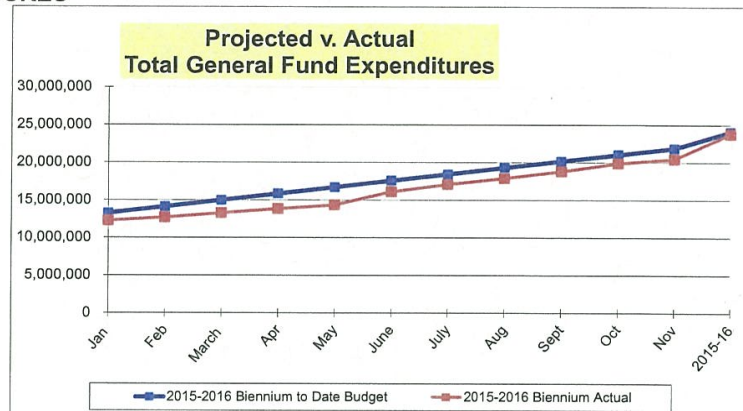


TOTAL GENERAL FUND EXPENDITURES

	2015-2016 Biennium to Date Budget	2015-2016 Biennium Actual
Jan	13,249,735	12,233,472
Feb	14,115,461	12,678,004
March	14,981,187	13,242,725
Apr	15,846,913	13,820,571
May	16,712,639	14,326,920
June	17,578,365	16,098,424
July	18,444,090	17,070,127
Aug	19,309,816	17,898,656
Sept	20,175,542	18,813,343
Oct	21,041,268	19,899,920
Nov	21,906,994	20,471,661
2015-16	24,100,720	23,779,182

Year To Date
Actual v. Projected

99%



**City of Kenmore, Washington
Street Fund Summary Report
December 31, 2016**



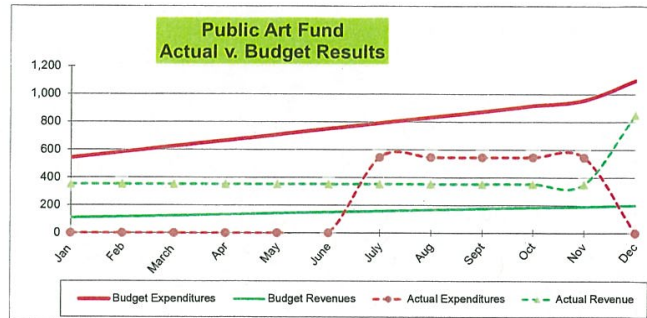
	MONTH	BIENNIUM TO DATE	% of	BUDGET
	<u>December 2016</u>	<u>2015-2016</u>	<u>BUDGET</u>	<u>2015-2016</u>
REVENUES				
Beginning Fund Balance		899,288		899,288
Fuel Tax	40,581	918,251	105.4%	871,531
Investment Interest	6,255	10,714	-	0
Miscellaneous	0	5,806	-	0
ROW Permit Fees/Inspections	93,604	277,217	154.0%	180,000
Multimodal Transportation	3,666	18,333	-	0
Transfer from General Fund	511,413	996,843	96.5%	1,033,000
Transfer from TBD	243,000	475,000	100.0%	475,000
Total Revenues	898,519	2,702,163	105.6%	2,559,531
Total Revenues & Beginning Fund Balance		3,601,451		3,458,819

	MONTH	BIENNIUM TO DATE	% of	BUDGET
	<u>December 2016</u>	<u>2015-2016</u>	<u>BUDGET</u>	<u>2015-2016</u>
EXPENDITURES				
Salary and Benefits	23,479	580,214	88.6%	654,783
Maintenance & Operations	159,987	1,707,396	96.0%	1,778,494
Capital	4,358	47,533	144.0%	33,000
Transfer to Transportation Capital	79,403	400,000	100.0%	400,000
Total Expenditures	267,228	2,735,142	95.4%	2,866,277
Ending Fund Balance		866,309		592,542
Total Expenditures and Ending Fund Balance		3,601,451		3,458,819

**City of Kenmore, Washington
Other Funds Monthly Activity
December 31, 2016**

PUBLIC ART FUND

	2015-2016 Budget Expenditures	2015-2016 Actual Expenditures	2015-2016 Budget Revenue	2015-2016 Actual Revenue
2015	500	0	100	352
Jan	542	0	108	352
Feb	583	0	117	352
March	625	0	125	352
Apr	667	0	133	352
May	708	0	142	352
June	750	0	150	352
July	792	545	158	352
Aug	833	545	167	352
Sept	875	545	175	352
Oct	917	545	183	352
Nov	958	545	192	352
Dec	1,100	0	200	852
2015-16	1,100		200	
Total Actual to Date vs Total Budget		0%		176%

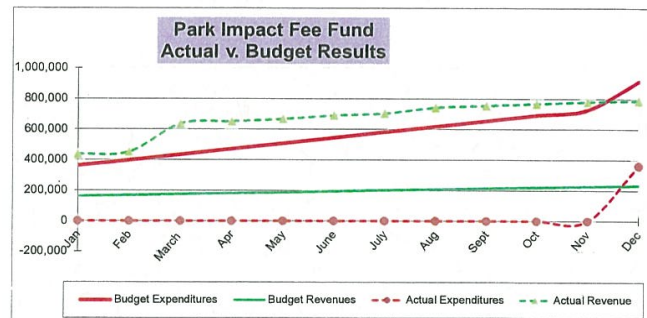


This fund accounts for public art authorized by Ordinance 01-0115. One percent (1%) of public project construction contracts is contributed to this fund to provide for public art displays or performing arts events as authorized by the City Council.

0

PARK IMPACT FEE FUND

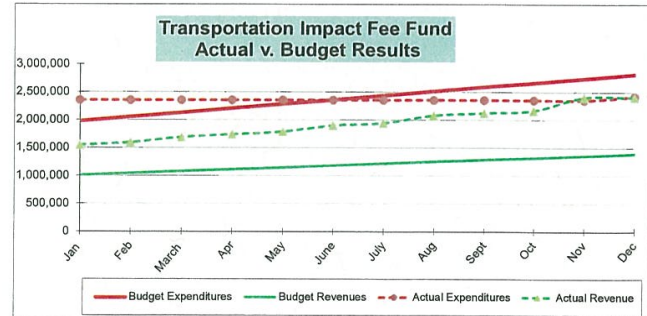
	2015-2016 Budget Expenditures	2015-2016 Actual Expenditures	2015-2016 Budget Revenue	2015-2016 Actual Revenue
2015	325,000	0	154,878	396,247
Jan	361,706	0	161,477	437,063
Feb	398,412	0	168,076	452,453
March	435,118	0	174,674	636,597
Apr	471,824	0	181,273	651,987
May	508,530	0	187,872	667,349
June	545,236	0	194,471	690,434
July	581,941	0	201,069	703,259
Aug	618,647	0	207,668	741,706
Sept	655,353	0	214,267	754,531
Oct	692,059	0	220,866	767,356
Nov	728,765	0	227,464	780,181
Dec	915,471	362,029	234,063	788,790
2015-16	915,471		234,063	
Total Actual to Date vs Total Budget		40%		337%



This fund accounts for City imposed park impact fees on new development. Expenditures are for public park acquisitions and improvements.

TRANSPORTATION IMPACT FEE FUND

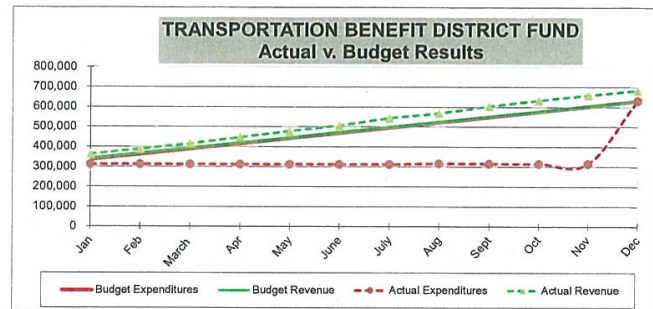
	2015-2016 Budget Expenditures	2015-2016 Actual Expenditures	2015-2016 Budget Revenue	2015-2016 Actual Revenue
2015	1,904,780	2,360,000	975,257	1,413,466
Jan	1,981,444	2,360,000	1,010,424	1,548,410
Feb	2,058,108	2,360,000	1,045,590	1,599,014
March	2,134,773	2,360,000	1,080,757	1,691,789
Apr	2,211,437	2,360,000	1,115,924	1,742,393
May	2,288,101	2,360,000	1,151,090	1,792,997
June	2,364,765	2,360,000	1,186,257	1,901,872
July	2,441,429	2,360,000	1,221,424	1,944,929
Aug	2,518,093	2,360,000	1,256,590	2,082,076
Sept	2,594,758	2,360,000	1,291,757	2,126,019
Oct	2,671,422	2,360,000	1,326,924	2,171,735
Nov	2,748,086	2,360,000	1,362,090	2,406,787
Dec	2,824,750	2,426,419	1,397,257	2,411,832
2015-16	2,824,750		1,397,257	
Total Actual to Date vs Total Budget		86%		173%



This fund accounts for City imposed transportation impact fees on new development. Expenditures are for public transportation improvements.

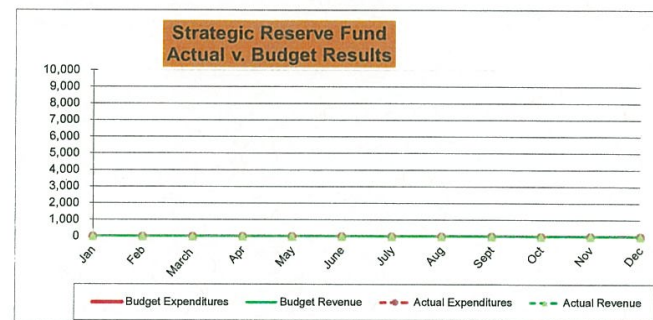
City of Kenmore, Washington
Other Funds Monthly Activity
December 31, 2016

TRANSPORTATION BENEFIT DISTRICT FUND				
	2015-2016 Budget Expenditures	2015-2016 Actual Expenditures	2015-2016 Budget Revenue	2015-2016 Actual Revenue
2015	309,500	309,500	315,100	334,634
Jan	336,208	312,000	341,368	362,255
Feb	362,917	312,000	367,617	389,104
March	389,625	312,000	393,875	415,913
Apr	416,333	312,000	420,133	447,573
May	443,042	312,000	446,392	478,600
June	469,750	312,000	472,650	506,795
July	496,458	312,000	498,908	543,544
Aug	523,167	315,220	525,167	568,056
Sept	549,875	315,220	551,425	603,280
Oct	576,583	315,220	577,683	633,000
Nov	603,292	315,220	603,942	659,156
Dec	630,000	633,220	630,200	683,657
2015-16	630,000			
Total Actual to Date vs Total Budget		101%		108%



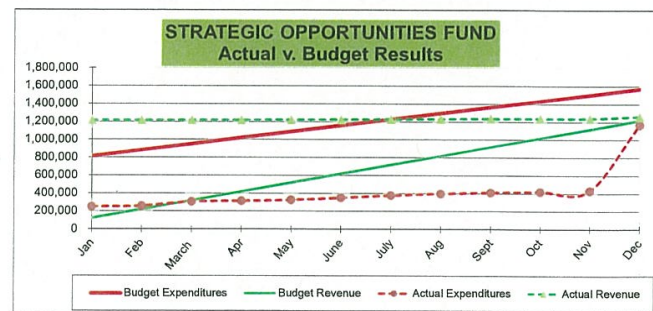
The Transportation Benefit District fund accounts for the \$20 vehicle license tab fees levied on vehicles located in the Kenmore city limits. The revenue generated will be used in maintaining the City's transportation system.

STRATEGIC RESERVE FUND				
	2015-2016 Budget Expenditures	2015-2016 Actual Expenditures	2015-2016 Budget Revenue	2015-2016 Actual Revenue
2015	0	0	0	0
Jan	0	0	0	0
Feb	0	0	0	0
March	0	0	0	0
Apr	0	0	0	0
May	0	0	0	0
June	0	0	0	0
July	0	0	0	0
Aug	0	0	0	0
Sept	0	0	0	0
Oct	0	0	0	0
Nov	0	0	0	0
Dec	0	0	0	0
2015-16	0		0	
Total Actual to Date vs Total Budget		0%		0%



This fund was created to serve as the City's emergency reserve fund. Per State Statute, the fund cannot exceed \$.375 per \$1,000 of the City's assessed value and is fully funded at \$1,264,464 for 2011. No expenditures are anticipated or have been budgeted at this time.

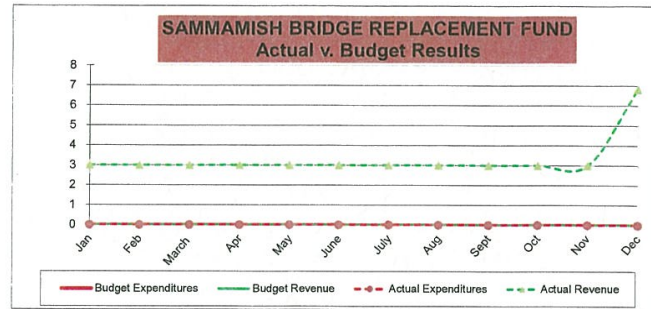
STRATEGIC OPPORTUNITIES FUND				
	2015-2016 Budget Expenditures	2015-2016 Actual Expenditures	2015-2016 Budget Revenue	2015-2016 Actual Revenue
2015	746,200	247,741	20,943	1,211,827
Jan	814,950	252,597	120,693	1,214,052
Feb	883,700	260,695	220,444	1,215,602
March	952,450	307,618	320,194	1,217,352
Apr	1,021,200	315,761	419,944	1,218,819
May	1,089,950	326,985	519,694	1,221,144
June	1,158,700	352,460	619,445	1,223,519
July	1,227,450	378,363	719,195	1,226,639
Aug	1,296,200	398,429	818,945	1,231,214
Sept	1,364,950	411,221	918,695	1,233,614
Oct	1,433,700	421,362	1,018,446	1,236,764
Nov	1,502,450	433,326	1,118,196	1,238,864
Dec	1,571,200	1,169,239	1,217,946	1,261,594
2015-16	1,571,200		1,217,946	
Total Actual to Date vs Total Budget		74%		104%



The purpose of the Strategic Opportunities Fund is to have funds available for the City to make key investments or take advantage of strategic opportunities as they present themselves. For 2015-16, the Business Incubator expenditures are budgeted in this fund.

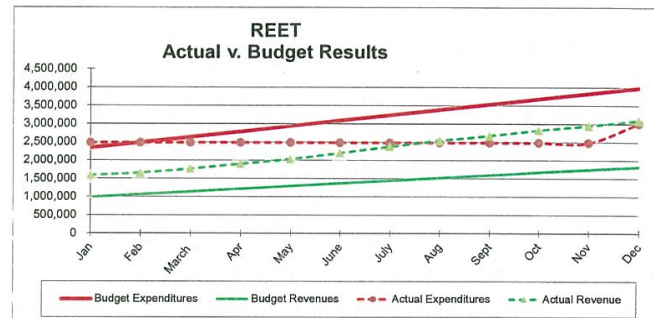
City of Kenmore, Washington
Other Funds Monthly Activity
December 31, 2016

SAMMAMISH BRIDGE REPLACEMENT FUND				
	2015-2016 Budget Expenditures	2015-2016 Actual Expenditures	2015-2016 Budget Revenue	2015-2016 Actual Revenue
2015	0	0	0	3
Jan	0	0	0	3
Feb	0	0	0	3
March	0	0	0	3
Apr	0	0	0	3
May	0	0	0	3
June	0	0	0	3
July	0	0	0	3
Aug	0	0	0	3
Sept	0	0	0	3
Oct	0	0	0	3
Nov	0	0	0	3
Dec	0	0	0	7
2015-16	0	0	0	0
Total Actual to Date vs Total Budget		0%		0%



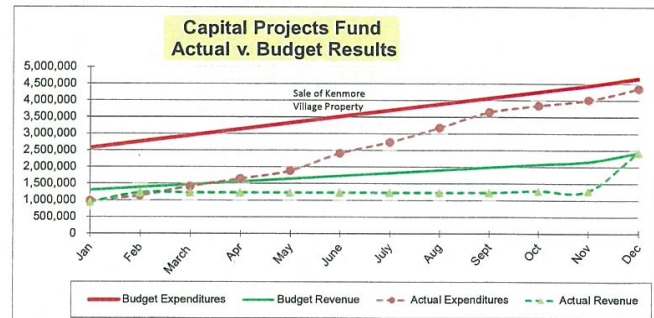
The Sammamish Bridge Replacement fund is a fund used to put money aside for the replacement of the West Sammamish bridge.

REAL ESTATE EXCISE TAX FUND				
	2015-2016 Budget Expenditures	2015-2016 Actual Expenditures	2015-2016 Budget Revenue	2015-2016 Actual Revenue
2015	2,191,250	2,484,359	914,000	1,464,658
Jan	2,340,921	2,484,359	990,083	1,587,477
Feb	2,490,593	2,484,359	1,066,167	1,657,623
March	2,640,264	2,484,359	1,142,250	1,767,689
Apr	2,789,935	2,484,359	1,218,333	1,900,850
May	2,939,607	2,484,359	1,294,417	2,030,449
June	3,089,278	2,484,359	1,370,500	2,198,025
July	3,238,949	2,484,359	1,446,583	2,375,450
Aug	3,388,621	2,484,359	1,522,667	2,540,847
Sept	3,538,292	2,484,359	1,598,750	2,677,023
Oct	3,687,963	2,484,359	1,674,833	2,827,809
Nov	3,837,635	2,484,359	1,750,917	2,952,246
Dec	3,987,306	3,014,424	1,827,000	3,098,288
2015-16	3,987,306		1,827,000	
Total Actual to Date vs Total Budget		76%		170%



The Real Estate Excise Tax Fund accounts for the 1/2% real estate excise taxes levied by the City which are restricted to capital projects and improvements. Expenditures include transfers to the Park Capital Fund for park improvements and Transportation Capital Fund for transportation improvements.

KENMORE VILLAGE FUND				
	2015-2016 Budget Expenditures	2015-2016 Actual Expenditures	2015-2016 Budget Revenue	2015-2016 Actual Revenue
2015	2,389,500	1,003,897	1,219,200	939,764
Jan	2,576,306	986,635	1,304,842	939,764
Feb	2,763,112	1,139,797	1,390,483	1,230,764
March	2,949,917	1,420,862	1,476,125	1,230,764
Apr	3,136,723	1,646,817	1,561,767	1,230,764
May	3,323,529	1,885,567	1,647,408	1,230,764
June	3,510,335	2,406,844	1,733,050	1,230,825
July	3,697,140	2,743,193	1,818,692	1,230,825
Aug	3,883,946	3,175,933	1,904,333	1,230,825
Sept	4,070,752	3,643,133	1,989,975	1,230,825
Oct	4,257,558	3,843,373	2,075,617	1,284,852
Nov	4,444,363	4,012,414	2,161,258	1,284,852
Dec	4,661,169	4,351,206	2,246,900	2,440,194
2015-16	4,661,169		2,246,900	
Total Actual to Date vs Total Budget		93%		109%

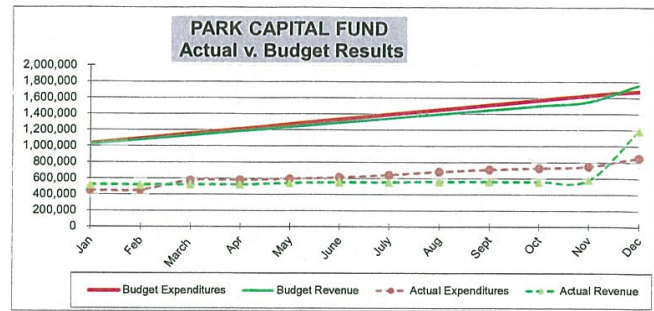


The Kenmore Village Fund accounts for leasing activity and property transactions within Kenmore Village

City of Kenmore, Washington
Other Funds Monthly Activity
December 31, 2016

PARK CAPITAL FUND

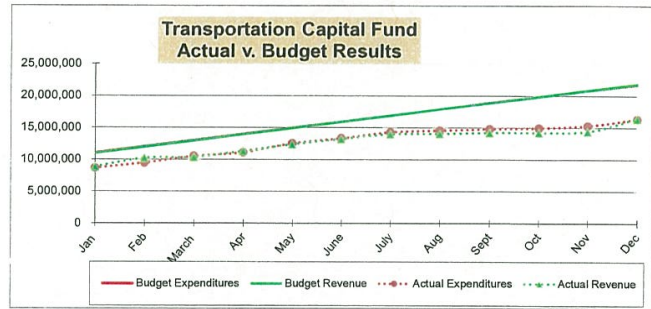
	2015-2016 Budget Expenditures	2015-2016 Actual Expenditures	2015-2016 Budget Revenue	2015-2016 Actual Revenue
2015	974,000	437,373	975,200	521,437
Jan	1,033,769	448,504	1,027,698	521,437
Feb	1,093,539	453,784	1,080,196	521,437
March	1,153,308	575,191	1,132,694	521,437
Apr	1,213,078	579,697	1,185,191	521,437
May	1,272,847	594,898	1,237,689	540,100
June	1,332,617	612,207	1,290,187	550,100
July	1,392,386	642,264	1,342,685	550,100
Aug	1,452,155	681,534	1,395,183	558,632
Sept	1,511,925	709,740	1,447,681	558,632
Oct	1,571,694	728,939	1,500,178	558,632
Nov	1,631,464	749,179	1,552,676	581,127
Dec	1,680,233	854,342	1,757,174	1,191,066
2015-16	1,680,233		1,757,174	
Total Actual to Date vs Total Budget		51%		68%



The Park Capital fund will account for Park Capital Projects formerly included in the Municipal Capital fund. In addition, distributions from the King County Proposition 2 Parks Expansion Levy will be receipted into this fund

TRANSPORTATION CAPITAL FUND

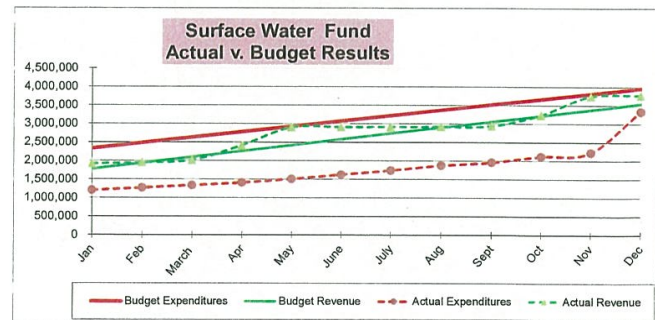
	2015-2016 Budget Expenditures	2015-2016 Actual Expenditures	2015-2016 Budget Revenue	2015-2016 Actual Revenue
2015	10,039,810	8,637,374	9,989,310	8,881,369
Jan	11,023,357	8,669,016	10,977,781	8,856,349
Feb	12,006,905	9,485,351	11,966,251	10,236,046
March	12,990,452	10,529,365	12,954,722	10,363,204
Apr	13,973,999	11,119,674	13,943,182	11,342,241
May	14,957,546	12,551,558	14,931,663	12,391,433
June	15,941,094	13,336,533	15,920,133	13,237,420
July	16,924,641	14,305,057	16,908,604	13,997,197
Aug	17,908,188	14,578,716	17,897,074	14,057,854
Sept	18,891,735	14,830,167	18,885,545	14,223,423
Oct	19,875,283	14,988,100	19,874,015	14,252,311
Nov	20,858,830	15,329,511	20,862,486	14,423,457
Dec	21,842,377	16,394,458	21,850,956	16,461,788
2015-16	21,842,377		21,850,956	
Total Actual to Date vs Total Budget		75%		75%



The Transportation Capital Fund accounts for capital improvements to the City's streets and SR 522, funded by various grants plus City resources from real estate excise tax and transportation impact fees. All phases of improvements to SR 522 are now accounted for in this fund. There is a time lag between project expenditures and reimbursements from grants; this accounts for the lower revenues compared to the expenditures.

SURFACE WATER MANAGEMENT FUND

	2015-2016 Budget Expenditures	2015-2016 Actual Expenditures	2015-2016 Budget Revenue	2015-2016 Actual Revenue
2015	2,188,308	1,115,684	1,620,000	1,915,280
Jan	2,336,430	1,207,683	1,780,000	1,922,104
Feb	2,484,553	1,275,765	1,940,000	1,955,947
March	2,632,675	1,338,128	2,100,000	2,017,402
Apr	2,780,797	1,411,134	2,260,000	2,414,992
May	2,928,920	1,510,556	2,420,000	2,903,331
June	3,077,042	1,627,886	2,580,000	2,910,391
July	3,225,164	1,742,858	2,740,000	2,915,373
Aug	3,373,287	1,874,837	2,900,000	2,917,128
Sept	3,521,409	1,962,670	3,060,000	2,942,016
Oct	3,669,531	2,123,236	3,220,000	3,239,451
Nov	3,817,654	2,231,771	3,380,000	3,749,729
Dec	3,965,776	3,336,746	3,540,000	3,773,578
2015-16	3,965,776		3,540,000	
Total Actual to Date vs Total Budget		84%		107%

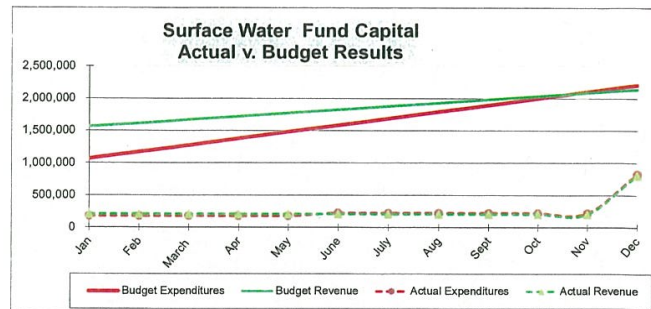


This fund accounts for receipts from surface water assessments. The assessments are collected through the property tax billings; the majority of the receipts are collected in May and November. Expenditures are for surface water maintenance activities such as sweeping and drainage as well as capital improvements.

City of Kenmore, Washington
Other Funds Monthly Activity
December 31, 2016

SURFACE WATER CAPITAL FUND

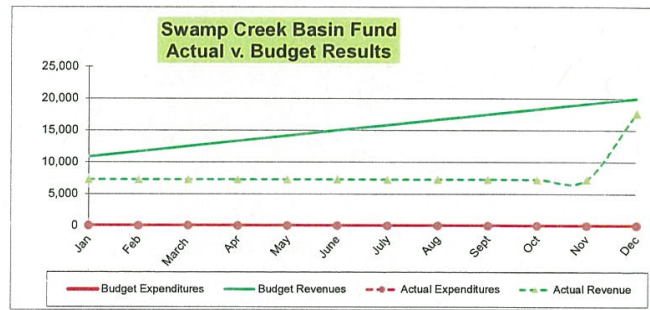
	2015-2016 Budget Expenditures	2015-2016 Actual Expenditures	2015-2016 Budget Revenue	2015-2016 Actual Revenue
2015	960,611	176,312	1,506,266	204,826
Jan	1,064,685	176,312	1,559,036	204,826
Feb	1,168,759	176,312	1,611,805	204,826
March	1,272,833	176,312	1,664,575	204,826
Apr	1,376,907	176,312	1,717,344	204,826
May	1,480,981	176,312	1,770,114	204,826
June	1,585,056	220,678	1,822,883	204,826
July	1,689,130	220,678	1,875,653	204,826
Aug	1,793,204	220,678	1,928,422	204,826
Sept	1,897,278	220,678	1,981,192	204,826
Oct	2,001,352	220,678	2,033,961	204,826
Nov	2,105,426	220,678	2,086,731	204,826
Dec	2,209,500	827,352	2,139,500	808,326
2015-16	2,209,500		2,139,500	
Total Actual to Date vs Total Budget		37%		38%



This fund accounts for the expenditures for Surface Water Capital Improvements. Revenue sources for this fund include a variety of federal, state, or local grants, surface water management fees transferred from the Surface Water Management Fund and real estate excise taxes.

SWAMP CREEK BASIN FUND

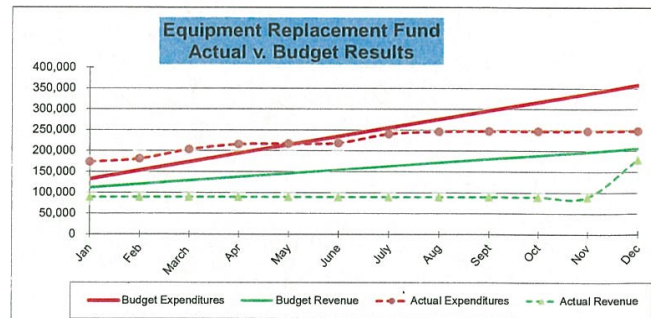
	2015-2016 Budget Expenditures	2015-2016 Actual Expenditures	2015-2016 Budget Revenue	2015-2016 Actual Revenue
2015	0	0	10,000	7,271
Jan	0	0	10,833	7,271
Feb	0	0	11,667	7,271
March	0	0	12,500	7,271
Apr	0	0	13,333	7,271
May	0	0	14,167	7,271
June	0	0	15,000	7,271
July	0	0	15,833	7,271
Aug	0	0	16,667	7,271
Sept	0	0	17,500	7,271
Oct	0	0	18,333	7,271
Nov	0	0	19,167	7,271
Dec	0	0	20,000	17,698
2015-16	0		20,000	
Total Actual to Date vs Total Budget		0%		88%



This fund accounts for the Memorandum of Agreement with King County which provided funds reserved for surface water projects, improvements, and maintenance within the Swamp Creek Basin.

EQUIPMENT REPLACEMENT FUND

	2015-2016 Budget Expenditures	2015-2016 Actual Expenditures	2015-2016 Budget Revenue	2015-2016 Actual Revenue
2015	112,000	173,486	103,000	89,227
Jan	132,531	173,486	111,583	89,227
Feb	153,063	181,188	120,167	89,227
March	173,594	203,245	128,750	89,227
Apr	194,125	215,636	137,333	89,227
May	214,656	217,102	145,917	89,227
June	235,188	218,920	154,500	89,227
July	255,719	240,629	163,083	89,227
Aug	276,250	246,347	171,667	89,227
Sept	296,781	247,695	180,250	89,227
Oct	317,313	247,695	188,833	89,227
Nov	337,844	247,956	197,417	89,227
Dec	358,375	248,429	206,000	179,107
2015-16	358,375		206,000	
Total Actual to Date vs Total Budget		69%		87%



This fund is used to maintain a reserve for future replacement of equipment, including, but not limited to furniture, computers and vehicles. Payments are received from various operating departments and funds that benefit from or use the assets.

City of Kenmore, Washington
Investment Schedule
December 31, 2016



Report by Security	Investment #	Type	Average Yield to Maturity-Securities				Possible Call Date	Overall Average Yield	0.48%
			Maturity Date	Purchase Date	Rate	Yield		Principal or Balance	Yield Equivalents
<u>Piper Jaffray</u>									
	31771J4M9	FICO	9/26/2017	8/14/2012	1.13%	1.13%	non callable	894,731.88	10,137.31
Total Piper Jaffrey Purchases								894,731.88	10,137.31
<u>Time Value Investments</u>									
	31359MEL3	FNMA	4/22/2017	10/22/2012	0.86%	0.86%	no call	999,468.08	8,595.43
	31771EAL5	FICO	2/8/2018	1/13/2015	1.15%	1.15%		999,114.48	11,489.82
	31771EAQ4	FHLB	11/2/2018	11/23/2016	1.08%	1.08%		999,868.36	10,798.58
	3135G0XK4	FNMA	5/25/2018	11/25/2013	1.38%	1.38%		985,750.00	13,583.64
	3135G0XK4	FNMA	5/25/2018	2/27/2014	1.30%	1.30%		989,691.00	12,865.98
	3135G0G23	FNMA	4/29/2019	11/24/2015	1.35%	1.35%	4/26/2016	998,326.00	13,477.40
Total TVI Purchases								5,972,217.92	70,810.84
<u>Sound Community Bank CD's</u>									
	18299229	CD	2/11/2016	2/14/2014	0.80%	0.80%		1,000,000.00	8,000.00
Total Sound Community Bank CD's								1,000,000.00	8,000.00
<u>Opus Bank CD's</u>									
	11495975	CD	2/10/17	6/10/15	0.35%	0.35%		1,000,000.00	3,500.00
	11539715	CD	3/29/18	3/30/16	0.85%	0.85%		1,000,000.00	8,500.00
	11527322	CD	6/30/16	6/30/2015	0.45%	0.45%		1,000,000.00	4,500.00
Total Cascade Bank CD's								3,000,000.00	16,500.00
TOTAL ALL SECURITIES								\$ 10,866,949.80	\$ 105,448.15
Banner Checking and Savings						0.07% Banner		10,691,792.25	7,484.25
Opus Savings								2,008,186.00	-
Cash								1,005.00	-
Local Government Investment Pool						0.47% LGIP		3,772,671.11	17,625.92
Total Accounts								\$ 27,340,604.16	130,558.33

City of Kenmore, Washington
Cash and Investment Report
December 31, 2016



<u>Fund</u>	Beg. Cash & Inv. from Prev. Mo.	Monthly Revenues	Monthly Expenditures	End. Cash & Inv. Current Month
General	\$5,496,103	\$800,574	\$3,307,520	2,989,157
Street	235,326	898,519	267,228	866,618
Transportation Capital	-905,657	2,038,331	1,064,947	67,727
Public Art	67,107	500	0	67,608
Park Impact Fee	1,532,954	8,609	362,029	1,179,534
Transportation Impact Fee	1,209,718	5,046	66,419	1,148,345
Swamp Creek Basin	1,404,934	10,427	0	1,415,361
Transportation Benefit District	352,864	24,501	318,000	59,365
Sammamish Bridge Replacement	516	4	0	520
Real Estate Excise Tax	2,882,099	146,042	530,065	2,498,077
Kenmore Village	-341,314	1,155,342	338,792	475,236
Park Capital	-167,485	609,939	105,162	337,292
Walkways & Waterways Bond	0	9,861,280	66,561	9,794,719
Surface Water Management	3,000,337	23,849	1,104,975	1,919,212
Surface Water Capital	-32,202	603,500	606,674	(35,376)
Strategic Reserve	1,264,465	9,384	0	1,273,849
Strategic Opportunities	2,952,429	22,730	735,913	2,239,245
Equipment Replacement	295,945	89,880	473	385,352
Trust & Agency	609,486	50,894	1,610	658,770
Totals	\$19,857,626	\$16,359,352	\$8,876,368	\$27,340,610

<u>Fund</u>	Cash, Savings, Local Govt Investment Pool	(> One Year) Fixed Investments	Total
General	-\$2,292,793	\$5,281,950	2,989,157
Street	16,618	850,000	866,618
Transportation Capital	67,727	0	67,727
Public Art	52,608	15,000	67,608
Park Impact Fee	249,534	930,000	1,179,534
Transportation Impact Fee	1,118,345	30,000	1,148,345
Swamp Creek Basin	15,361	1,400,000	1,415,361
Transportation Benefit District	59,365	0	59,365
Sammamish Bridge Replacement	520	0	520
Real Estate Excise Tax	2,498,077	0	2,498,077
Kenmore Village	25,236	450,000	475,236
Park Capital	337,292	0	337,292
Walkways & Waterways Bond	9,794,719	0	9,794,719
Surface Water Management	1,409,212	510,000	1,919,212
Surface Water Capital	-35,376	0	(35,376)
Strategic Reserve	423,849	850,000	1,273,849
Strategic Opportunities	2,239,242	0	2,239,242
Equipment Replacement	-64,648	450,000	385,352
Trust & Agency	558,769	100,000	658,769
Totals	\$16,473,656	\$10,866,950	\$27,340,606

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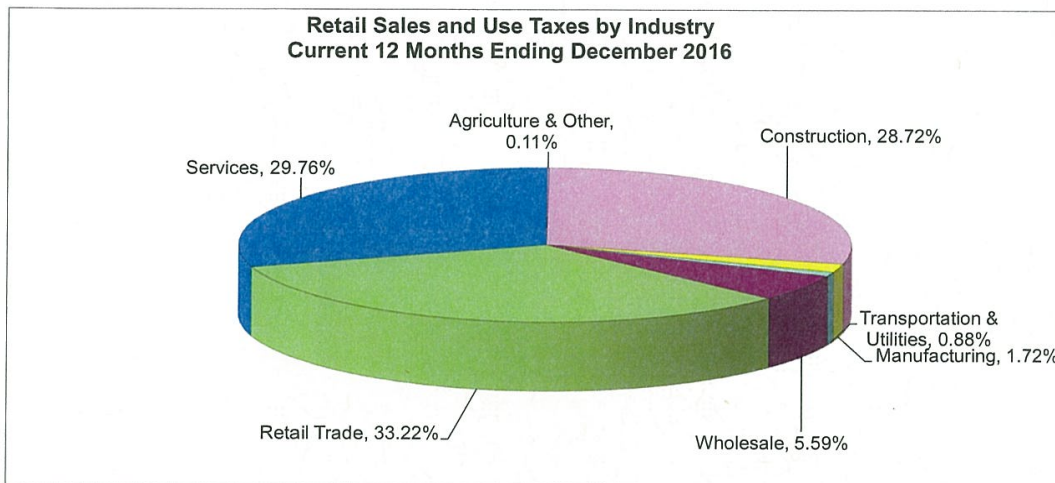
City of Kenmore, Washington
SALES TAX RECEIPTS BY BUSINESS TYPE
 December 2016

	SALES TAX	USE TAX	TOTAL	PERCENT
AGRICULTURE & OTHER	147.15	0.00	147.15	0.1%
CONSTRUCTION	44,987.75	1,145.40	46,133.15	24.5%
MANUFACTURING	2,813.10	9.79	2,822.89	1.5%
TRANSPORTATION & UTILITIES	1,366.98	2,510.70	3,877.69	2.1%
WHOLESALE	8,460.55	74.79	8,535.34	4.5%
RETAIL TRADE	64,138.09	146.83	64,284.92	34.1%
SERVICES	49,867.86	754.41	50,622.27	26.8%
INFORMATION	9,024.56	23.77	9,048.33	4.8%
PUBLIC SERVICES	9.18	3,108.83	3,118.01	1.7%
	<u>180,815.22</u>	<u>7,774.52</u>	<u>188,589.74</u>	<u>100.0%</u>

City of Kenmore, Washington
Retail Sales and Use Tax Distribution
December 31, 2016

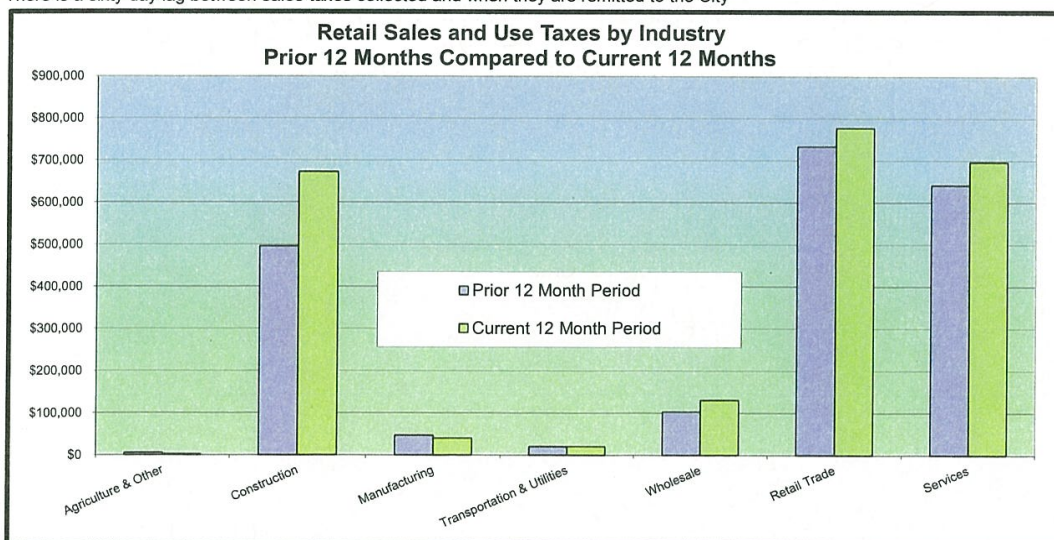


Industry	Prior 12 Months ending December 2015	Current 12 Months ending December 2016	% Increase/ (Decrease)	% of Total
Agriculture & Other (Landscaping, Animal Hospitals)	\$5,103	\$2,663	-47.81%	0.11%
Construction	495,416	672,071 *	35.66%	28.72%
Manufacturing (Printing, Publishing, Other Manuf.)	46,992	40,209	-14.43%	1.72%
Transp/Comm/Utilities (Telecomm., Air Transport.)	20,161	20,612	2.24%	0.88%
Wholesale (Lumber, Other Wholesale)	103,298	130,697	26.52%	5.59%
Retail Trade (Eating, Merchandise, Food Stores)	733,377	777,409	6.00%	33.22%
Services (Auction, Recreation, Auto Repair, Financial)	641,442	696,364	8.56%	29.76%
Totals	<u>\$2,045,788</u>	<u>\$2,340,024</u>	<u>14.38%</u>	100%
Increase/(Decrease)		<u>\$294,236</u>	<u>14.38%</u>	



NOTE: Due to the City's Confidentiality Agreement with the Department of Revenue, specific business information cannot be disclosed.

There is a sixty-day lag between sales taxes collected and when they are remitted to the City



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City of Kenmore, Washington
Real Estate Excise Tax Report
December 31, 2016

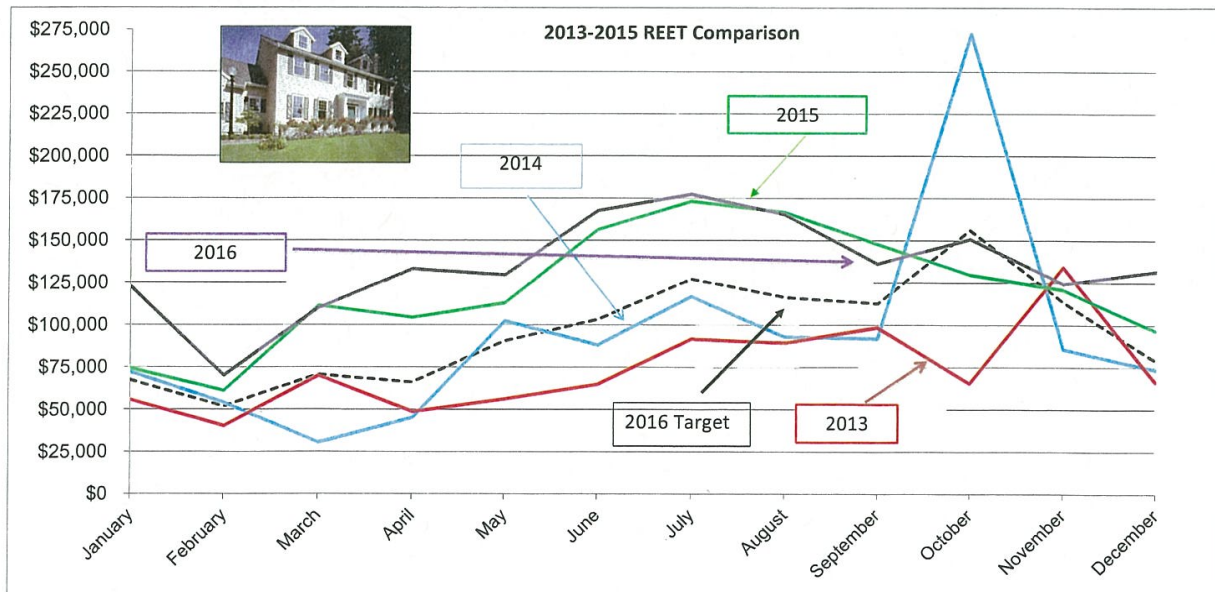


Real Estate Excise Taxes (REET) 2012 - 2016 Monthly Receipts						
	Actual 2012	Actual 2013	Actual 2014	Actual 2015	Actual 2016	Target 2016
January	54,359	55,801	72,106	74,259	122,819	67,389
February	18,064	40,281	54,038	61,070	70,146	51,797
March	29,691	69,946	30,426	111,337	110,066	70,570
April	30,662	48,671	45,118	104,280	133,161	66,023
May	52,575	56,178	102,257	112,927	129,599	90,454
June	60,408	64,938	88,070	156,338	167,575	103,116
July	81,316	91,779	116,858	173,095	177,426	127,244
August	56,626	89,496	92,932	166,651	165,397	116,360
September	82,785	98,573	91,812	147,668	136,176	112,684
October	60,265	65,596	272,842	129,678	150,786	156,039
November	88,057	134,286	85,748	120,907	124,437	113,647
December	152,262	66,342	73,582	96,566	131,651	78,830
	\$767,070	\$881,886	\$1,125,790	\$1,454,776	\$1,619,239	\$924,916

For 2016, REET is \$164,462
more than the same period
last year and more than the 2016
target by \$465,086

* NOTE THE 2016 target
is computed on a 3 year average
(2013-2015) of actual receipts

Real Estate Excise Taxes (REET) 2012 - 2016 Property Sales > \$500,000								
The sales actually occur in the prior month; there is a 30 day lag between sales and when the City receives the revenue								
	Taxes from > \$500,000 Sale Amounts							
	2012	2013	2014	2015	2016	2013	2014	2015
January	5,515,283	3,380,165	4,699,850	7,418,000	18,590,517	16,732	23,264	36,719
February	1,152,000	3,417,500	3,930,920	6,607,900	9,701,034	16,917	19,458	32,709
March	750,000	3,514,000	2,175,430	7,874,934	15,147,174	17,394	10,768	38,981
April	870,000	1,570,450	4,266,725	14,291,370	21,160,913	7,774	21,120	70,742
May	2,796,250	3,634,210	12,347,730	14,068,904	19,813,122	17,989	61,121	69,641
June	1,215,000	2,761,500	7,353,999	20,361,466	26,065,161	13,669	36,402	100,789
July	4,196,500	8,478,706	15,071,601	25,571,387	24,020,546	41,970	74,604	126,578
August	1,756,200	6,131,455	5,882,306	22,614,538	21,648,781	30,351	29,117	111,942
September	4,859,500	10,911,500	8,437,700	18,821,380	16,950,242	54,012	41,767	93,166
October	3,087,500	5,568,400	44,456,605	16,519,240	21,157,409	27,564	220,060	81,770
November	8,334,960	18,620,230	8,922,100	14,736,156	16,916,011	92,170	44,164	72,944
December	23,033,200	4,606,450	7,142,900	13,187,535	20,607,695	22,802	35,357	65,278
	\$57,566,393	\$72,594,566	\$124,687,866	\$182,072,810	\$231,778,605	359,344	617,202	901,259
								1,147,305



City of Kenmore, Washington
Monthly Report for Kenmore Village Fund
December 31, 2016



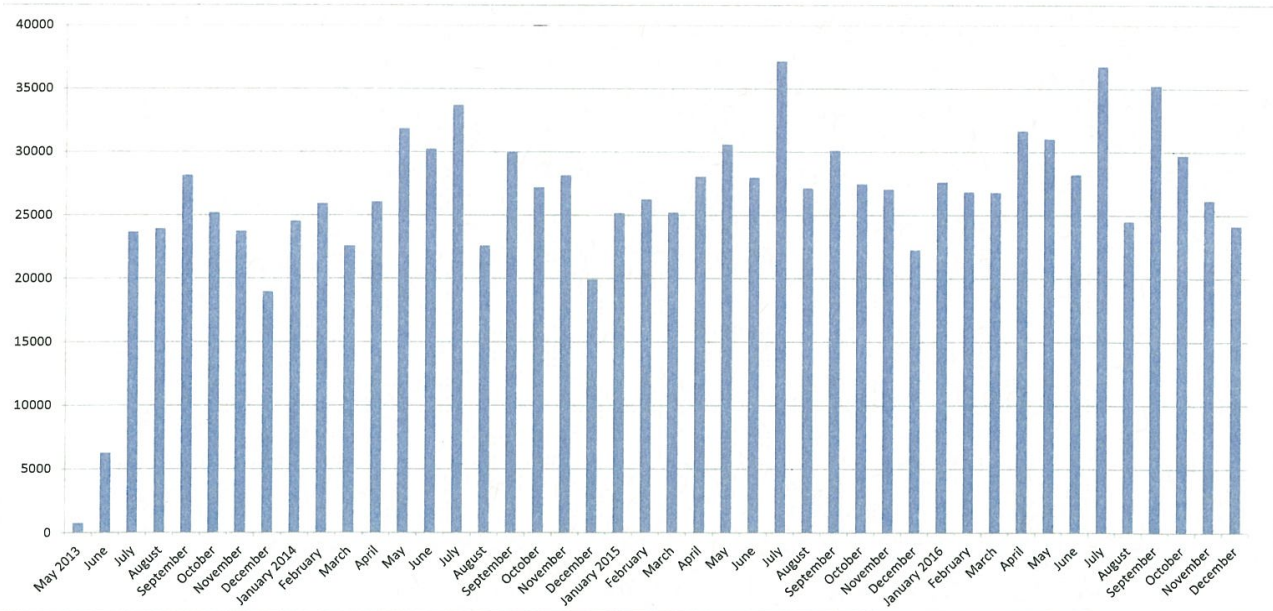
Revenues	December 2016	Biennium-to- Date	Biennium Budget
Lease Income (USPS & Kenmore Village)	35,000	60,000	67,000
Investment Interest	10,342	22,558	23,000
Sale of Property	0	901,302	903,000
Event Sponsorship	0	0	1,500
Grant for Public Square	0	291,000	290,000
Settlement	0	54,000	0
Transfer From General Fund	1,010,000	1,010,000	1,010,000
Transfer From Strategic Opportunities	100,000	100,000	100,000
Misc. Revenues	0	0	30,000
Leasehold Excise Returned	0	1,334	2,400
Total Revenues	1,155,342	2,440,194	2,426,900
Expenditures			
Salaries/Wages/Benefits	1,937	13,845	0
6700 Building Improvements	0	72,028	0
Downtown Plan Services	0	59,605	0
Property Management	0	0	19,000
Utilities and Insurance - Kenmore Village	0	3,405	0
Repairs, Maintenance, Other Services	4,032	15,230	133,240
Surface Water and Fire Benefit Fees	0	8,462	0
Transfer to Park Capital Fund	0	134,929	134,929
Kenmore Village Public Square	332,823	4,043,703	3,395,000
Total Expenditures	338,792	4,351,207	3,682,169
Net Income (Loss)	816,550	-1,911,013	-1,255,269

NOTE: This schedule only reflects activity occurring on the City books and does not include the lease revenue and expenditures accounted for by the property management firm.

Kenmore Transportation Benefit District
Monthly Report
December 31, 2016



Revenues	December 2016	Biennium-to-Date	Percent of Budget	Biennium Budget
Vehicle Fees	24,156	683,202	108.41%	630,200
Investment Interest	345	457		
Total Revenues	\$24,501	\$683,659	108.48%	\$630,200
Expenditures				
WCIA Insurance	0	5,000	100.00%	5,000
Reimbursement to Street Fund	243,000	475,000	100.00%	475,000
State Auditor	0	3,220	-	0
Overlay	75,000	150,000	100.00%	150,000
Total Expenditures	318,000	633,220	100.51%	630,000
Net Income (Loss)	-\$293,499	\$50,439		\$200





PO Box 82607
KENMORE, WASHINGTON 98028

City Manager Department

Workload Measure	2013 Actual	2014 Actual	2015 Actual	2016 Actual
Population Served	21,170	21,370	21,500	22,320
Public Records Requests Received	318	282	265	385
Inquiries to Front Desk (phone & in-person)	Actual Sept: Avg: 480/week: (332 phone 130 in person 18 Police)	Total: 11,430 Phone: 8,223 In Person: 2,796 Police: 261	Avg: 306/week	Total: 11,960 Avg: 368/week Phone: 230 In-Person: 123 Police: 15
Business Open Houses/Seminars	2	10	10	14
Animals sheltered by PAWS	53	41	31	32
Pet license revenue	\$61,575	\$58,515	\$74,523	\$91,152
Human Services contributions distributed	\$183,815	\$224,490	\$159,100	\$159,100

Performance Measure	2013 Actual	2014 Actual	2015 Actual	2016 Actual
Positive Media Stories on Kenmore	150	190	150	150
Public records requests closed during the period (not previously tracked)	n/a	n/a	n/a	375
Hits to City Website	85,759	66,827	41,000	58,247
Facebook "Likes"	218	494	897	1,253
Event Sponsorship	\$15,775	\$13,775	\$20,975	\$20,530

City of Kenmore, Washington
 Monthly Financial Report
 December 2016

Finance and Administration Department

<u>Workload Measures</u>	2013 Actual	2014 Actual	2015 Actual	2016 Actual
Ordinances processed, including codification	20	19	18	25
Council and Transportation Benefit District meetings supported	48	41	34	41
Number of invoices paid	3,219	3,369	1984	3,799
Number of checks processed	2,004	2109	1274	2,398
FTE positions recruited and filled	2.55	4	13	12
Contracts processed	192	96	135	141
Number of registered voters	13,655	10,946	14,110	14,818
Computer and servers maintained	58	65	71	76
Number of network users supported	45	51	53	54
Number of tort claims filed	6	8	13	12

<u>Performance Measures</u>	2013 Actual	2014 Actual	2015 Actual	2016 Actual
% of Council meeting minutes presented for approval at Council meeting within 30 days of meeting	100%	66%	84%	83%
% of Council meeting minutes posted to web within 48 hours of approval	90%	0%	52%	95%
% of Council meeting audio posted to web within 2 business days of meeting	90%	41%	75%	78%
Monthly financial reports to Council within 45 days	8% (1 report)	75% (9 reports)	33% (4 reports)	42% (5 reports)
Clean audit report received	Yes	Yes	Yes	Not yet audited
Number of years City has received Distinguished budget awards received from GFOA	10	10	11	11
Received Well City Award	Yes	Yes	Yes	pending

City of Kenmore, Washington
 Monthly Financial Report
 December 2016

Public Safety

<u>Workload Measures</u>	2013 Actual	2014 Actual	2015 Actual	2016 Actual
Dispatch calls for service	3,077	3,479	3,628	4,010
Jail booking	246	*	*	*
Jail housing days	4,441	4,064	5,959	6,158
Work release days	289	28	0	0
Arrests: Felonies	88	61	91	76
Arrests: Misdemeanors	365	491	576	392

*Using SCORE as the Jail provider during 2014 changed the way these measures are calculated; not enough data to report at this time.

<u>Performance Measures</u>	2013 Actual	2014 Actual	2015 Actual	2016 Actual
Reduce traffic accidents in the city by 1% per year through education and enforcement	249 accidents	279 accidents	267 accidents	294 accidents
Identify and lift 100% of latent prints at all burglaries	116 Lifted 100%	88 Lifted 100%	92 Lifted 100%	96 Lifted 100%
Close 60% of all assigned cases	64% average	66% average	94% average	100%
Priority X response times, in minutes: "Priority X" designates critical dispatches. These are incidents that pose an obvious danger to life of an officer or citizen. It is used for felony crimes in-progress where the possibility of confrontation between a victim and suspect exists. Examples include shooting, stabbings, robberies or burglaries.	Not available	2.65 minutes	2.48 minutes	3.96 minutes

City of Kenmore, Washington
 Monthly Financial Report
 December 2016

Public Works

<u>Workload Measures</u>	2013 Actual	2014 Actual	2015 Actual	2016 Actual
Dollar Value of CIP Projects Managed	\$1.74M	\$858k	\$2.89M	\$9.76M
Number of Grant/Loan Applications Completed	8	8	2	11*
<u>Performance Measures</u>	2013 Actual	2014 Actual	2015 Actual	2016 Actual
Amount of Grant funding Secured to Move Forward with SR 522 Project	\$475,000	0 additional	\$12M	No additional funds needed at this time

*Three Safe Routes to Schools, two Pedestrian & Bicycle Program, three Transportation Improvement Board (includes the Complete Streets Award) and one state bicycle counter.

City of Kenmore, Washington
 Monthly Financial Report
 December 2016

Community Development Department

Workload Measures	2013 Actual	2014 Actual	2015 Actual	2016 Actual
Number of park capital projects managed	10	11	9	10
Number of new initiatives identified (policies, programs, services, funding strategies)	0	2	1	1
Number of meetings with council and planning commission (related to department objectives/work program)	34	34	33	30
Number of grants identified/applications submitted	6	8	1	5
Number of work program projects managed	6	7	9	9

Performance Measures	2013 Actual	2014 Actual	2015 Actual	2016 Actual
% of park capital projects within scope, on time and within budget	70	80	90	80
Number of new initiatives brought forward for implementation	0	1	0	1
% of planning commission recommendations & council decisions consistent with options presented by staff	90	90	90	90
Number of grant applications awarded	1	3	3	2
% of work program projects meeting deadlines	90	90	90	90

City of Kenmore, Washington
 Monthly Financial Report
 December 2016

Development Services Department

<u>Workload Measures</u>	2013 Actual	2014 Actual	2015 Actual	2016 Actual
Land-use applications processed	59	86	105	94
Construction permits processed	658	744	819	796
Construction inspections performed	2597	2617	2856	3520
Number of code enforcement cases	479	282	109	93

<u>Performance Measures</u>				
% of customers rating review and development services as excellent or good	94%	99%	99%	99%
% of applications processed on time	95%	97%	93%	74%
% of inspections performed on the day requested	99%	99%	99%	99%
% of total applications applied for on-line	28%	65%	46%	56%
% of violations resolved through voluntary compliance methods	98%	99%	99%	75%

City of Kenmore, Washington
 Monthly Financial Report
 December 2016

Parks and Facility Maintenance Department

<u>Workload Measures</u>	2013 Actual	2014 Actual	2015 Actual	2016 Actual
Number of Citizen Action Requests Logged	1009	1,335	1404	1395
Special Events Applications	12	14	20	19
Facility Rental Applications	40	31	26	28 (25 of which were free applications)
<u>Performance Measures</u>				
Citizen Action Requests (CAR) Response Time: investigation and response of findings/action plan within two weeks of receipt	95%	Unavailable*	Unavailable*	Unavailable*
Parks Volunteer Events	3	7	15	8

*Due to system changes we are no longer able to accurately track this performance measure.

City of Kenmore, Washington
 Monthly Financial Report
 December 2016

Street Fund

<u>Workload Measures</u>	2013 Actual	2014 Actual	2015 Actual	2016 Actual
Number of ROW* Franchise Utility Permits Applications processed	176	224	238	231
ROW Permit Applications (non franchise)	17	23	16	21
811 Utility Locate Calls Tickets	950	1290	1652	1672
<u>Performance Measures</u>	2013 Actual	2014 Actual	2015 Actual	2016 Actual
Citizen Action Requests (CAR) Response Time: investigation and response of findings/action plan within two weeks of receipt	95%	Unavailable*	Unavailable*	Unavailable*
Annual Pavement Rehabilitation Program	N/A	\$1,210,660	\$587,443	\$707,400**
Process ROW Franchise Utility Permit Applications within 5 days of receipt	75%	71%	82%	83%

*Due to system changes we are no longer able to accurately track this performance measure.

**Including \$471,000 in grant funds for Simonds Road Overlay.

City of Kenmore, Washington
Monthly Financial Report
December 2016

Surface Water Management

Workload Measures	2013 Actual	2014 Actual	2015 Actual	2016 Actual
Number of Grant/Loan Applications Completed	1*	0	0	1

*Another SWM grant was applied for and tracked separately for SR 522.

Workload Measures	2013 Actual	2014 Actual	2015 Actual	2016 Actual
Number of Facilities	132	175	182	190
Performance Measures				
Number of Facilities Inspected	132	175	182	190
Facilities Requiring Maintenance	85	59	75	84
Facilities Receiving Maintenance	85	59	50	84

Workload Measures	2013 Actual	2014 Actual	2015 Actual	2016 Actual
Number of Private Facilities	102	107	110	124
Performance Measures				
Number of Facilities Inspected	100	107	110	124
Facilities Requiring Maintenance	63	59	65	49
Facilities Re-inspected	63	50	65	49
Enforcement Actions	14	4	3	1

Workload Measures	2013 Actual	2014 Actual	2015 Actual	2016 Actual
Number of Catch Basins	4,328	4,273	4,337	4,166
Number of Manholes	52	306	318	335
Feet of Conveyance	476,500	464,031	469,573	431,896
Performance Measures				
Number of Catch Basins Inspected	5,221	4,209	4,775	4,602
Number of Manholes Inspected	50	123	158	111
Feet of Conveyance Inspected	69,794	-	-	-

n/a = not available or not applicable to this period

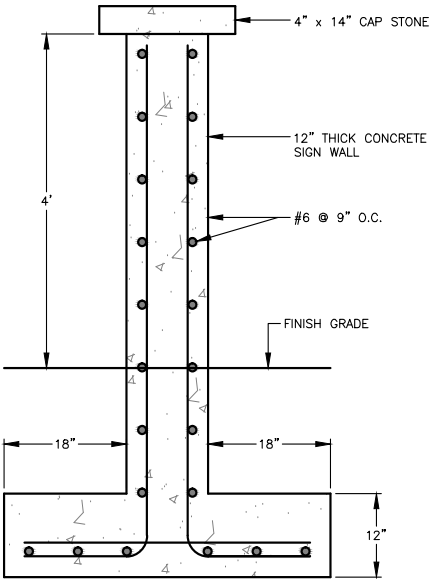
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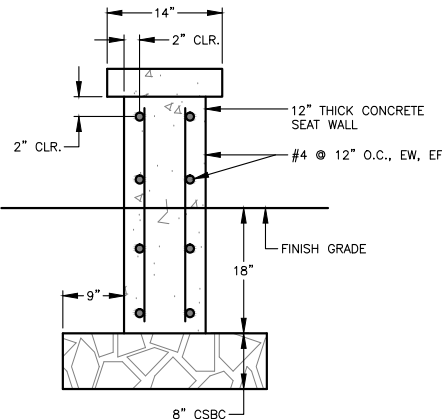


RUSTIC BARN CONCRETE FINISH
SEAT WALL AND SIGN FINISH

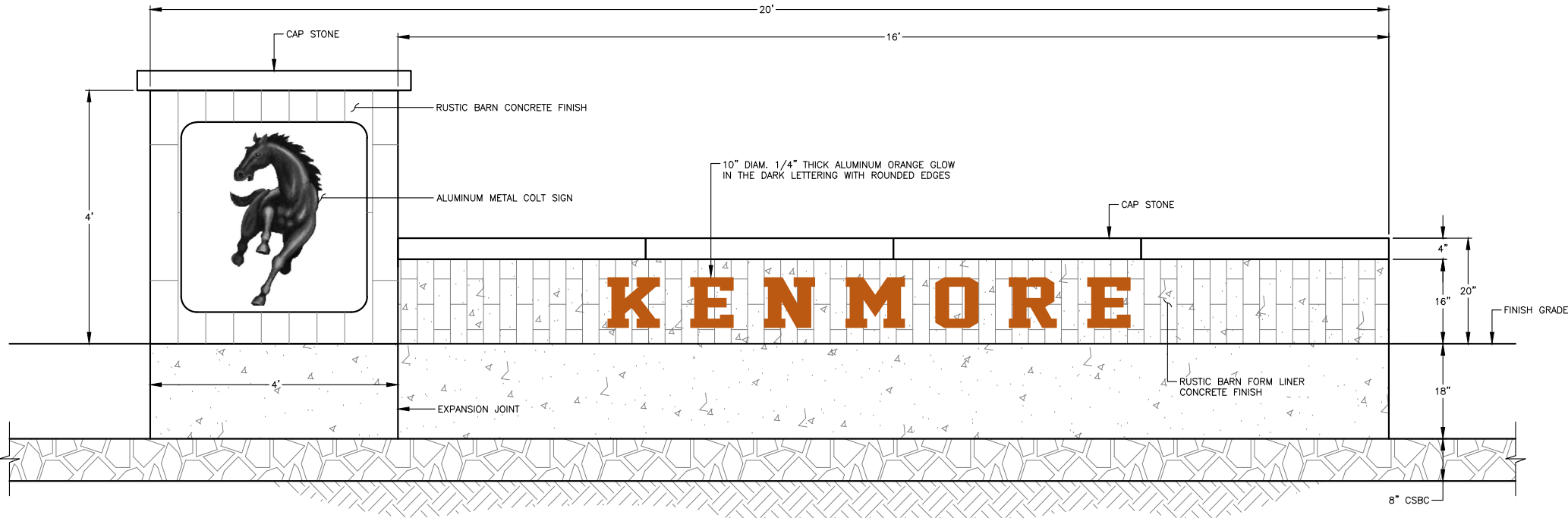
NE 1/4 NE 1/4 SEC. 2, T. 26 N., R. 4 E., W.M.
CITY OF KENMORE, KING COUNTY, WASHINGTON



SIGN FOUNDATION DETAIL
N.T.S.



SEAT WALL SECTION
N.T.S.



SEAT WALL SIGN DETAIL
N.T.S.

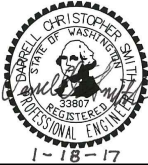


No.	Date	Revision	By	Appr.

PERTEET
2707 COLBY AVENUE, SUITE 900
EVERETT, WA 98201
425.252.7700 | 800.615.9900

BID SET

CALL 2 BUSINESS DAYS BEFORE YOU DIG
1 800 424 5555
UTILITIES UNDERGROUND LOCATION CENTER



Drawn By: MMC
Designed By: BC
Checked By: BC
Approved By: DS
Date: 1/18/17

Project Number: 20120170.030

CITY OF KENMORE
NE 202ND STREET SAFE ROUTES TO SCHOOL
SEAT WALL SIGN PLAN

Drawing No. **PP7**
Sheet No. 16 of 23



City of Kenmore, Washington

Memorandum

Date: February 3, 2017

To: Mayor and City Council

From: Rob Karlinsey, City Manager

Re: Puget Sound Energy “Energize Eastside”

To keep up with growth in the region, Puget Sound Energy is proposing to upgrade a major electricity transmission corridor in east King County. Known as “Energize Eastside,” the proposal would upsize the capacity and supporting structures of the transmission lines from Renton to Redmond.

This project is not without controversy, especially for property owners adjacent to the transmission corridor. However, PSE has studied a “do nothing” alternative that may result in rolling blackouts if the upgrade to this transmission corridor is not completed. The PSE map below shows the geographic location of these potential blackouts. Note that the grey area on the map is the potential blackout area and includes Kenmore.

What if no solution is implemented?

- 2017/2018 – More complex corrective action plans (CAPs) required
- **2018** – Planning for potential rolling blackouts for more than **130,000 customers** to ensure system reliability
- CAPs that include plans for rolling blackouts will be announced publicly

11 **energizeEASTSIDE**

I am seeking your direction on whether to officially support Energize Eastside. If you would like additional information, a PSE representative can come to a future Council meeting and answer your questions.

18120 68th Ave NE · PO Box 82607 · Kenmore, WA 98028

Office: (425) 398-8900 · Fax: (425) 481-3236 · cityhall@kenmorewa.gov · www.kenmorewa.gov

For more information:

Here is CURE's website: <http://www.communitiesunitedforreliableenergy.org/>

Here's the Energize Eastside website: <http://energizeeastside.com/>



The Eastside Needs Reliable Power for a Bright Future



Communities United for Reliable Energy (CURE)

CURE is a grassroots coalition of residents, civic leaders, businesses, schools, human service agencies and healthcare providers. We know that for our region to continue to prosper, we must have electrical infrastructure that is built on time (to avoid rolling blackouts) using proven technologies, preferably on the existing utility corridor, to deliver dependable power to our community for the years to come.

We support Puget Sound Energy's Energize Eastside project.

Support from Community Organizations

Bellevue Chamber of Commerce
Bellevue College
Bellevue Downtown Association
Bellevue LifeSpring
Cascadia College
EvergreenHealth
Group Health
Hopelink
King County Library System
Kirkland Chamber of Commerce
Lake Washington Institute of Technology

Master Builders Association
Meydenbauer Center
One Redmond
Overlake Medical Center
Renton Chamber of Commerce
Renton Technical College
Seattle Children's
University of Washington
University of Washington - Bothell
Valley Medical Center
Visit Bellevue Washington

www.communitiesunitedforreliableenergy.org

CURE Steering Committee*

Patrick Bannon
Bellevue Downtown
Association
Kirkland Resident

Stacy Graven
Meydenbauer Center
Clyde Hill Resident

Bart Phillips
One Redmond
Redmond Resident

Brittany Barker
The Fortin Group
Bellevue Resident

Jim Hill
Kemper Development
Bellevue Resident

Susan Stead
Parker Smith and Feek
Seattle Resident

Sam Baxter
Overlake Medical Center
Woodinville Resident

David Hoffman
Master Builders Association
Renton Resident

Bob Wallace
Civic Leader
Bellevue Resident

Bill Biggs
Group Health
Woodinville Resident

Ross Jacobson
Civic Leader
Bellevue Resident

Ray White
Bellevue College
Bellevue Resident

Bernie Dochnahl
DENBE of Renton, LLC
Renton Resident

Jim Long
Urban Renaissance Group
Redmond Resident

Rich White
Boeing
Everett Resident

Jennifer Fischer
Bellevue LifeSpring
Bellevue Resident

Tom Martin
EvergreenHealth
Lake Forest Park Resident

Gloria Northcroft
Civic Leader
Bellevue Resident

Tom Gilchrist
SRO
Sammamish Resident

* All Steering Committee members either work or live on the Eastside.

Business Supporters

Alpine One, LLC
Concur
DENBE of Renton, LLC
Fortin Group
GLY Construction
Hal Woosley Properties, Inc.

Kemper Development Company
Nelson Legacy Group, LLC
Radford & Co
Republic Services
Rowley Properties
Spring District

SRO
Sunset Square Shopping Center, LLC
Sweeney Conrad
Tetrattech
Urban Renaissance Group

www.communitiesunitedforreliableenergy.org



City Of Kenmore, Washington

Memorandum

Date: February 3, 2017

To: Mayor and City Council

From: Rob Karlinsey, City Manager

A handwritten signature in blue ink, appearing to read "Rob", is written over the name "Rob Karlinsey" in the "From:" line.

Re: State Capital Budget Requests

The Washington State Legislature is currently in session, and your adopted State Legislative Agenda includes a \$250,000 State Capital Budget request for a Kenmore public boathouse. In addition, I am proposing to add two more Kenmore requests for the State Capital Budget this year:

1. Twin Springs Park: \$500,000 for modest improvements to make the park usable
2. Moorlands Park Renovation: \$400,000 to assist with the \$1.9 million total cost

Attached are the Senate Capital Budget Request forms for these two park projects. Let me know if you have any questions. Thanks.

18120 68th Ave NE · PO Box 82607 · Kenmore, WA 98028

Office: (425) 398-8900 · Fax: (425) 481-3236 · cityhall@kenmorewa.gov
www.kenmorewa.gov

1 Member Request Capital Budget Form 2017

2017 Senate Democratic Caucus**Date Received**

Senator Frockt

Budget Staff

Member Requested Local Community Project Information Form**This request must be submitted to Senator David Frockt by February 3rd 2017.**

Project Name:

Moorlands Park Improvements

Address of Project Site:

15221 84th Ave. NE
Kenmore, WA 98028**Physical Location of Project:**

District:

46th

Legislative Sponsor:

Senator Frockt

Amount Requested:

\$400,000

I. Project Contact Information

Name(s):

Rob Karlinsey

Title:

City Manager

Organization:

City of Kenmore

Organization's Website:

www.kenmorewa.gov

Phone:

425-398-8900

E-Mail:

rkarlinsey@kenmorewa.gov

Mailing Address:

PO Box 82607
Kenmore, WA 98028**II. Organization Information:**

- (1) Is this organization registered with the state as a non-profit organization? Y N
- (2) Is there a current or pending 501(c)(3) IRS registration? Y N
- (3) If answered NO to either of the above, is applicant a local government? Y N

III. Project Description: Please include the phase of the overall project for which funds are requested.

Construction phase of renovating Moorlands Park in Kenmore. Design is being finalized. If fully funded, we hope to begin construction later this year.

Total project costs, including design and permitting, are \$1,980,000. This \$400,000 capital budget request will bring the project to full funding. Improvements include renovating the new ballfield and play structure and adding new amenities such as trails, restroom, and picnic facilities.

elect to submit this form for filing in the Capital Budget Committee records. In addition, if the proposed request is funded in the enacted capital budget bill, the form may be filed with the state agency that distributes funding for the project. If so filed, this form will become a legislative record subject to public disclosure and will be archived consistent with Chapter 40.14 RCW.

2 Member Request Capital Budget Form 2017

IV. Project Details

1) What is the Primary Project Objective? (Please check only one.)

Economic Development	_____	Health Care	_____	Environment	_____
Social Services	_____	Historic Facilities	_____	Housing	_____
Education	_____	Parks & Recreation	<u>X</u>	Other (describe)	_____
Infrastructure	_____	Arts and Culture	_____		

2) Start Date 6/30/2017 Completion Date 12/31/2017

3) Eligible Project Type or Phase. (Please check all that apply to this request and insert requested amount.)

_____ Land Acquisition	
_____ Demolition and Site Preparation	
_____ Design	
_____ New Construction	
<u>X</u> Renovation	\$400,000
_____ Other (describe) _____	
Total Request	\$400,000

4) Is this a joint project? Y N
If yes, please list the partners:

5) Is the site owned? Y N

6) Is it optioned for purchase? Y N

7) Is it under a lease of 5 years or more with renewal options that total at least 10 years? Y N

8) Has project applied (or will apply) for other sources of state funding? Y N

If yes, please provide program and details:

Two RCO grants have been awarded for a total of \$637,500 in state funding. These are combined under RCO Project Agreement No. 14-1290D.

NOTE: This form is prepared for the use of the Capital Budget Ranking Member, Senator Frock. He may elect to submit this form for filing in the Capital Budget Committee records. In addition, if the proposed request is funded in the enacted capital budget bill, the form may be filed with the state agency that distributes funding for the project. If so filed, this form will become a legislative record subject to public disclosure and will be archived consistent with Chapter 40.14 RCW.

3 Member Request Capital Budget Form 2017

- 9) Has the applicant initiated a fundraising campaign? Y N
 If yes, what percentage of matching funds have been secured?

What other sources of matching funds are available?

City of Kenmore, School district and youth athletic league participation

- 10) What source(s) of non-state funds exist for completion of the project and its ongoing maintenance and operation?

City of Kenmore funds including real estate excise taxes and general fund revenues. The City is contributing \$942,500 of its own funds toward project design and construction.

V. Public Benefit:

- (1) Please describe public benefit of the project.

This project meets three public purposes: (1) neighborhood park, (2) playfield and play equipment for the community and the adjacent elementary school, and (3) multi-use ballfield serving citywide youth sports league use. Established in 1943, the park and the ballfield need renovation and ADA upgrades. The public benefit of this project is a safer, more attractive public open space that supports human health and neighborhood stability.

- (2) Please list the measurable objectives of this benefit:

1. Improved daily play value for 800 schoolchildren during 180 days a year.
2. Safer playing conditions for over 1,000 hours of scheduled use by youth athletic leagues.
3. Improved accessibility by addition of paved paths and accessible amenities.
4. New amenities offer increased recreational opportunities to residents.

- (3) Please describe the measurement process:

Existing conditions were quantified by observation, inquiry and collection of field schedule data. The measurement process following project completion will consist of satisfaction surveys and observed type/frequency of use by park visitors including disabled, neighbors, school children and youth sports leagues.

NOTE: This form is prepared for the use of the Capital Budget Ranking Member, Senator Frockt. He may elect to submit this form for filing in the Capital Budget Committee records. In addition, if the proposed request is funded in the enacted capital budget bill, the form may be filed with the state agency that distributes funding for the project. If so filed, this form will become a legislative record subject to public disclosure and will be archived consistent with Chapter 40.14 RCW.

1 Member Request Capital Budget Form 2017

2017 Senate Democratic Caucus**Date Received**

Senator Frockt

Budget Staff

Member Requested Local Community Project Information Form**This request must be submitted to Senator David Frockt by February 3rd 2017.**

Project Name:

Twin Springs Park Development

Address of Project Site:

19202 80th Ave NE, Kenmore, WA
98028**I. Project Contact Information**

Name(s):

Rob Karlinsey

Title:

City Manager

Organization:

City of Kenmore

Organization's Website:

www.kenmorewa.gov

Phone:

425 398 8900

E-Mail:

rkarlinsey@kenmorewa.gov

Mailing Address:

18120 68th Ave NE, PO Box 82607,
Kenmore, WA 98028**Physical Location of Project:**

District:

46th

Legislative Sponsor:

Senator Frockt

Amount Requested: \$500,000

II. Organization Information:

- (1) Is this organization registered with the state as a non-profit organization? Y ☐ N ☒
- (2) Is there a current or pending 501(c)(3) IRS registration? Y ☐ N ☒
- (3) If answered NO to either of the above, is applicant a local government? Y ☒ N ☐

III. Project Description: Please include the phase of the overall project for which funds are requested.

Twin Springs Park is 25 acres of land deeded over to the City of Kenmore from King County last year (2016), as a result of completing a Brightwater Sewage Portal on the site. The land is largely undeveloped, and most of it will remain so. However, the land contains several relatively flat acres that can be developed into active park uses. This capital budget funding request will help fund design and construction of modest park amenities that will allow the City to open the park and make it usable to the public.

NOTE: This form is prepared for the use of the Capital Budget Ranking Member, Senator Frockt. He may elect to submit this form for filing in the Capital Budget Committee records. In addition, if the proposed request is funded in the enacted capital budget bill, the form may be filed with the state agency that distributes funding for the project. If so filed, this form will become a legislative record subject to public disclosure and will be archived consistent with Chapter 40.14 RCW.

2 Member Request Capital Budget Form 2017

IV. Project Details

1) What is the Primary Project Objective? (Please check only one.)

Economic Development	___	Health Care	___	Environment	___
Social Services	___	Historic Facilities	___	Housing	___
Education	___	Parks & Recreation	x	Other (describe)	___
Infrastructure	___	Arts and Culture	___		___

2) Start Date Completion Date

3) Eligible Project Type or Phase. (Please check all that apply to this request and insert requested amount.)

___ Land Acquisition	
___ Demolition and Site Preparation	
___x___ Design	\$100,000
___x___ New Construction	\$400,000
___ Renovation	
___ Other (describe) _____	
Total Request	\$500,000

4) Is this a joint project? Y ☐ N ☒
If yes, please list the partners:

- 5) Is the site owned? Y ☒ N ☐
- 6) Is it optioned for purchase? Y ☐ N ☒
- 7) Is it under a lease of 5 years or more with renewal options that total at least 10 years? Y ☐ N ☒
- 8) Has project applied (or will apply) for other sources of state funding? Y ☒ N ☐
- If yes, please provide program and details:

The City may apply for RCO grant funding in 2018 up to \$500,000 to assist with park improvement construction costs. RCO funds require a 50% match.

NOTE: This form is prepared for the use of the Capital Budget Ranking Member, Senator Trickett. He may elect to submit this form for filing in the Capital Budget Committee records. In addition, if the proposed request is funded in the enacted capital budget bill, the form may be filed with the state agency that distributes funding for the project. If so filed, this form will become a legislative record subject to public disclosure and will be archived consistent with Chapter 40.14 RCW.

3 Member Request Capital Budget Form 2017

9) Has the applicant initiated a fundraising campaign?

Y ☒ N

If yes, what percentage of matching funds have been secured?

What other sources of matching funds are available?

See #8 above and #10 below.

10) What source(s) of non-state funds exist for completion of the project and its ongoing maintenance and operation?

The cost for making modest active use improvements to make the park usable to the public is preliminarily estimated at \$950,000. City funds, including park impact fees and real estate excise tax can provide the additional funding needed to complete the project.

V. Public Benefit:

(1) Please describe public benefit of the project.

The 25-acre undeveloped property was transferred to the City in 2016 from King County after completion of the Portal 44 component of the Brightwater project. Benefits include: 1. New park in an underserved part of the City; 2. Park will serve at least 250 new residential lots within 3,000 feet of the park. 3. Potential for environmental education and interpretive opportunities; 4. Potential to include a range of recreational opportunities serving all ages; 5. Trail connection to park in Bothell (future phase).

(2) Please list the measurable objectives of this benefit:

1. Provides a new neighborhood park serving and underserved portion of the City
2. Provides new amenities supporting outdoor recreation
3. Provides environmental education and interpretive opportunities

(3) Please describe the measurement process:

1. Public input in the planning process ensures community support, measured using tools such as meetings, open houses, online surveys.
2. Complete customer satisfaction surveys at regular intervals following project completion
3. Field observations of park visitors to measure park usage (e.g. # and age of users, # and type of activities)

NOTE: This form is prepared for the use of the Capital Budget Ranking Member, Senator Frockt. He may elect to submit this form for filing in the Capital Budget Committee records. In addition, if the proposed request is funded in the enacted capital budget bill, the form may be filed with the state agency that distributes funding for the project. If so filed, this form will become a legislative record subject to public disclosure and will be archived consistent with Chapter 40.14 RCW.