SIGN-UP TO SPEAK FOR SPECIFIC ACTION ITEMS ON THE AGENDA: If you have signed-up prior to the Council meeting to speak with respect to a particular ordinance or resolution action item appearing on the agenda, you will be recognized to address the Council for up to one minute before the Council takes action on that item. Those wishing to address items on the “Consent Agenda” should do so during the “Citizen Comments” portion of the Agenda. If the Council chooses to discuss the item further after taking comments, they may restrict additional public comment before they take action. Please look for the sign-up sheets near the Council Chamber doorway. (See Item II B. for Citizen Comments on other items of City business.)

I. CALL TO ORDER – Mayor Neil Johnson

A. Flag Salute:

B. Roll Call: [A1.3]

Elected Officials: Deputy Mayor Dan Swatman, Councilmember David Bowen, Councilmember Phil DeLeo, Councilmember Mark Hamilton, Councilmember Dave King, Councilmember Cheryle Noble and Councilmember Jim Rackley.

[Staff expected to be in attendance: City Administrator Don Morrison, Planning & Community Development Director Bob Leedy, Public Works Director Dan Grigsby, Police Chief Mike Mitchell, Community Services Director Gary Leaf, Administrative Services Director/City Clerk Harwood Edvalson, Chief Financial Officer Beth Anne Wroe and City Attorney Jim Dionne.]

C. Announcements, Appointments and Presentations: [A3.6.9]

1. Announcements:
2. Appointments:
3. Presentations: Commendation for Humanitarian Services: Kevin Kim

D. Agenda Modifications:

II. PUBLIC HEARINGS, CITIZEN COMMENTS & CORRESPONDENCE:

A. Public Hearings: [A3.6.12]

1. AB06-349 – Ordinance D06-349 – An Ordinance Of The City Of Bonney Lake, Pierce County, Washington, Setting The Amount Of The Annual Ad Valorem Tax Levy Necessary For The Fiscal Year 2007 For The Purposes Set Forth. [Public Hearing addresses revenue sources for the coming year and possible increases in property tax revenue.]


B. Citizen Comments: [A1.5]

You may address the City Council on matters of City business for up to 5 minutes. Those commenting about ordinances or resolutions on the “Consent Agenda” should limit their comments to one minute per item. When recognized by the Mayor, please state your name and
address for the official record. Designated speakers representing a group may take up to 10 minutes on matters of general City business.

C. Correspondence:

III. COUNCIL COMMITTEE REPORTS: [A3.6.4]

A. Finance Committee
B. Community Development Committee
C. Public Safety Committee
D. Other Reports

IV. CONSENT AGENDA: [A3.6]
The items listed below may be acted upon by a single motion and second of the City Council. By simple request to the Chair, any Councilmember may remove items from the Consent Agenda for separate consideration after the adoption of the remainder of the Consent Agenda items.

A. Approval of Meeting Minutes: October 17th Council Workshop and October 24th Council Meeting.
B. Checks/Vouchers: Accounts Payable checks/vouchers #45450 thru #45451 in the amount of $13,096.62. Accounts Payable checks/vouchers #45452 thru #45632 and wire transfer #121747 in the amount of $822,499.35. Accounts Payable check/voucher #45633 thru #45634 in the amount of $431.07. Accounts Payable check/voucher #45635 in the amount of $132.00. [F4.9]
C. Payroll: Payroll for October 15-31st, 2006 for checks 25434-25477, including Deposits and Electronic Transfers in the amount of $411,530.74. [F4.9]
D. AB06-366 – A Motion Of The Bonney Lake City Council, Canceling the December 26, 2006 Regular Council Meeting and the January 2, 2007 Council Workshop; and rescheduling the starting time of the December 5, 2006 Council Workshop to 6:30 p.m. [A 3.6.10]

V. FINANCE COMMITTEE ISSUES:


VI. COMMUNITY DEVELOPMENT COMMITTEE ISSUES:

B. AB06-359 – A Motion Of The Bonney Lake City Council Accepting the 10% Petition to Commence Annexation Proceedings for “Angeline Road Annexation”, As Described In Exhibit A And As Identified In Exhibit B Of The Petition; Declaring That Upon Annexation, All Property Within The Proposed Annexation Area Shall Be Assessed And Taxed At The Same Rate And On The Same Basis As Other Property Within The City Of Bonney Lake, Including All
Indebtedness Existing As Of The Effective Date Of The Annexation; and
Stating That The Proposed Zoning For The Annexation Area Shall Be R-1; And
Authorizing Staff To Begin Circulation Of The Official 60% Petitions Pursuant
To RCW 35A.14.120. [A.3.6.10] [O3.2]

VII. PUBLIC SAFETY COMMITTEE ISSUES: None.

VIII. FULL COUNCIL ISSUES:


B. AB06-330 – Ordinance D06-330 – An Ordinance Of The City Of The City Of Bonney Lake, Pierce County, Washington, Amending Title 15 Of The Bonney Lake Municipal Code And Section One Of Ordinance No. 1139 Relating To The City's Stormwater Utility. [A.3.5.5][I.4.3] [Proposed Rate Increase]

IX. EXECUTIVE SESSION: Pursuant to RCW 42.30.140 (4)(b)the City Council will hold an executive session to discuss labor negotiations.

X. ADJOURNMENT

For citizens with disabilities requesting translators or adaptive equipment for communication purposes, the City requests notification as soon as possible of the type of service or equipment needed.

THE COUNCIL MAY ADD AND TAKE ACTION ON OTHER ITEMS NOT LISTED ON THIS AGENDA
WHEREAS, Kevin Kim is the owner of Bonney Lake Food Mart; and

WHEREAS, on October 30, 2006, a nearby fire displaced five families; and

WHEREAS, Mr. Kim opened the doors of his business to offer a temporary refuge for the affected families, providing coffee and the warmth of his business in the sub-freezing early morning hours; and

WHEREAS, Mr. Kim also provided coffee and warm shelter to the assisting Chaplins of East Pierce Fire and Rescue and the Bonney Lake Police Department, to Red Cross workers and to area firefighters staging their equipment in the parking lot next to his store; and

WHEREAS, Mr. Kim did this without concern for recompense or the inconvenience of his regular business customers; and

WHEREAS, Kevin Kim’s actions are exemplary and worthy of note even in a community known for its generosity and caring.

NOW, THEREFORE, I, Neil Johnson, Jr., Mayor of the City of Bonney Lake, Washington, issue this letter of commendation to—

Kevin Kim

In recognition of his compassionate spirit and humanitarian aid to the community.
City of Bonney Lake, Washington  
Council Agenda Bill (C.A.B.) Approval Form

| Department/Staff Contact: Exec/Beth Anne Wroe, CFO | Council Meeting Date: November 14, 2006 | Agenda Item Number: AB06-349 |
| Ordinance Number: DO06-349 | Resolution Number: | Councilmember Sponsor: |

**BUDGET INFORMATION**

<table>
<thead>
<tr>
<th>2007 Budget Amount</th>
<th>Projected Revenue</th>
<th>Impact Remaining Balance</th>
</tr>
</thead>
<tbody>
<tr>
<td>Regular Levy – Property</td>
<td>$2,166,680</td>
<td></td>
</tr>
<tr>
<td>Tax Revenue and Excess Levy – Property</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Tax Revenue for 1997 GO Bond</td>
<td>$ 364,198</td>
<td></td>
</tr>
</tbody>
</table>

**Explanation:** In accordance with RCW 84.52.020, the Mayor for the City of Bonney Lake must certify to Pierce County Office of the Assessor-Treasurer that the City Council requests the above levy amounts be collected in 2007 as provided in the city’s budget, which was adopted following a public hearing held on November 14, 2006.

**Agenda Subject:** Ad Valorem Tax Levy for fiscal year 2007.

**Administrative Recommendation:** Recommend approval.

**Background Summary:**
The City’s legislative body is required to certify and submit an ordinance certifying the City’s property tax levy to Pierce County by November 30, 2006.


**Council Action:**
Council Call for Hearing: Council Hearings Date:  
Council Referred Back to: Workshop: Committee  
Council Tabled Until: Council Meeting Dates:

**Signatures:**
Dept. Dir.  
Mayor  
Date City Attorney reviewed
DATE: October 20, 2006

ORIGINATOR: Beth Anne Wroe  TITL: CFO

SUBJECT/DISCUSSION: Set public hearing date of November 14, 2006 for setting the amount of the annual ad valorem tax levy necessary for fiscal year 2007.

ORDINANCE/RESOLUTION:

REQUEST OR RECOMMENDATION BY ORIGINATOR: Recommend Approval

ISSUE AND DOCUMENTS HAVE BEEN REVIEWED AND APPROVED BY THE:
MAYOR
FINANCE DIRECTOR
CITY ATTORNEY

BUDGET INFORMATION
BUDGETED ITEM:  TOTAL COST:

<table>
<thead>
<tr>
<th>2006 Budget Amount</th>
<th>Required Expenditure</th>
<th>Impact</th>
<th>Remaining Balance</th>
</tr>
</thead>
<tbody>
<tr>
<td>Not Applicable</td>
<td></td>
<td></td>
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</tbody>
</table>

Examination:
This public hearing is required to set ad valorem tax levy. The City’s legislative body is required to certify and submit an ordinance certifying the City’s property tax levy to Pierce County by November 30, 2006.

COMMITTEE ACTION: RECOMMEND APPROVAL TO COUNCIL

<table>
<thead>
<tr>
<th>DATE</th>
<th>APPROVED</th>
<th>DISAPPROVED</th>
</tr>
</thead>
<tbody>
<tr>
<td>10-24-06</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Dan Swatman, Chairperson
Jim Rackley, Chair CDC
Phil DeLeo, Chair, Public Safety

COMMITTEE COMMENTS:

COMMITTEE’S RECOMMENDATION TO FORWARD TO:
CITY CLERK
FINANCE DIRECTOR
CITY ATTORNEY

Please schedule for Council Meeting date of: October 24, 2006
ORDINANCE NO. D06-349

AN ORDINANCE OF THE CITY OF BONNEY LAKE, WASHINGTON,
SETTING THE AMOUNT OF THE ANNUAL AD VALOREM TAX LEVY
NECESSARY FOR THE FISCAL YEAR 2007 FOR THE PURPOSES SET
FORTH BELOW:

WHEREAS, the City Council of the City of Bonney Lake is meeting and discussing and
considering its biennial budget for the years 2007-2008; and

WHEREAS, the City Council has held a public hearing to discuss the following year’s
revenue sources for the City's current expense budget for the following year and has discussed the
possibility of an increase in property tax revenues; and

WHEREAS, the City’s actual levy amount for the previous year was $1,940,477; and

WHEREAS, the City's population is more than 10,000; and

WHEREAS, the City Council of the City of Bonney Lake after hearing and after duly
considering all relevant evidence and testimony presented, determined that the City of Bonney
Lake requires a regular levy in the amount of $2,166,680 and a special levy in the amount of
$364,198, which includes an increase in property tax revenue from the previous year, and amounts
resulting from the addition of new construction and improvements to property and any increase in
the value of state-assessed property, and amounts authorized by law as a result of any annexations
that have occurred and refunds made, in order to discharge the expected expenses and obligations
of the City and in its best interest;

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF BONNEY LAKE,
WASHINGTON, DO HEREBY ORDAIN AS FOLLOWS:

SECTION 1: The City Council hereby authorizes an increase in the regular property tax levy to be
collected in the 2007 tax year. The dollar amount of the increase over the actual levy amount from
the previous year shall be $19,405 which is a percentage increase of 1.0% from the previous year.
This increase is exclusive of additional revenue resulting from new construction, improvements to
property, newly constructed wind turbines, any increase in the value of state assessed property, and
any annexations that have occurred and refunds made.

SECTION 2: That this Ordinance also provides funds for the General
Obligation Bonds issued as a result of the vote of the people authorized for the 2007 levy in the
amount of $364,198.

SECTION 3: That the taxes to be collected from the levies hereby fixed
and made, together with the estimated revenues from sources other than
taxation which constitutes the appropriation of the City of Bonney Lake for
the fiscal year 2007 are hereby approved.

SECTION 4: A certified copy of this Ordinance shall be transmitted to
the Pierce County Assessor’s Office and to the Clerk of the Pierce County Council and such other
governmental agencies as provided by law.
PASSED BY THE CITY COUNCIL OF THE CITY OF BONNEY LAKE and approved by the Mayor this 28th day of November, 2006.

________________________
Mayor Neil Johnson, Jr.

AUTHENTICATED:

________________________
Harwood T. Edvalson, CMC
City Clerk

APPROVED AS TO FORM:

________________________
James Dionne, City Attorney
Levy Certification

Submit this document to the county legislative authority on or before November 30 of the year preceding the year in which the levy amounts are to be collected and forward a copy to the assessor.

In accordance with RCW 84.52.020, I, NEIL JOHNSON JR, mayor of the CITY OF BONNEY LAKE, do hereby certify to the PIERCE County legislative authority that the CITY COUNCIL of said district requests that the following levy amounts be collected in 2007 as provided in the district’s budget, which was adopted following a public hearing held on NOV. 14, 2006.

Regular Levy: $2,166,680
(State the total dollar amount to be levied)

Excess Levy: $364,198
(State the total dollar amount to be levied)

Signature: __________________________ Date: ____________________

For tax assistance, visit http://dor.wa.gov/content/taxes/property/default.aspx or call (360) 570-5900. To inquire about the availability of this document in an alternate format for the visually impaired, please call (360) 705-6715. Teletype (TTY) users may call 1-800-451-7985.
DATE: September 20, 2006

TO: Pierce County Taxing Districts

FROM: Ken Madsen, Assessor-Treasurer

RE: Preliminary Certification of Assessed Values/101% Limit

We are providing your taxing district with the Preliminary Certification of Assessed Values, which includes last year’s state assessed property values.

101% limit factor worksheets and a copy of the original notification of court ordered refunds are being provided to applicable districts to assist in budget preparation.

Amended ad valorem budget certifications will be accepted through Friday, December 22nd, 2006.

If you need assistance or if you have any questions regarding this information, please call Mae Shephard at (253) 798-7114.
DATE: September 20, 2006

OFFICIAL NOTIFICATION TO: BONNEY LAKE

RE: 2006 PRELIMINARY ASSESSED VALUES

FOR REGULAR LEVY

Total Taxable Regular Value 1,937,408,018
Highest lawful regular levy amount since 1985 1,940,476.97
Last year’s actual levy amount 1,940,476.97
Additional revenue from current year’s NC&I 146,383.72
Additional revenue from annexations (RCW 84.69) 57,431.00
Additional revenue from administrative refunds (RCW 84.55) 2,983.21
No additional revenue from administrative refunds will be allowed if you are limited by your statutory rate limit.
Additional revenue from state assessed property 0.00

FOR EXCESS LEVY

Taxable Value 1,930,834,462
Timber Assessed Value not available
Total Taxable Value 1,930,834,462

2006 New Construction and Improvement Value 108,165,774

NOTE: If you need assistance or if you have any questions regarding this information, please contact Mae Shephard at 253-798-7114 or e-mail at mshepha@co.pierce.wa.us.
Pierce County
Office of the Assessor-Treasurer

2401 South 35th Street, Room 142
Tacoma, Washington 98409-7498
(253) 798-6111 • FAX (253) 798-3142
ATLAS (253) 798-3333
www.co.pierce.wa.us/atr

PRELIMINARY TAX LEVY LIMIT - 2006 FOR 2007

BONNEY LAKE
> 10,000

REGULAR TAX LEVY LIMIT:

A. **Highest** regular tax which could have been **lawfully levied**
    beginning with the 1985 levy times limit factor (as defined in RCW 84.55.005).
    
    2005
    1,940,476.97
    1.01
    1,959,881.74

B. Current year's assessed value of new construction and
    improvements in original district before annexation occurred
    times last year's levy rate per $1,000 of assessed value.
    
    108,165,774.00
    1.353327550162
    146,383.72

C. Current year's assessed value of state assessed property in
    original district if annexed less last year's assessed value of
    state assessed property. The remainder to be multiplied by
    last year's regular levy rate.
    
    14,886,438
    0.00
    1.353327550162
    0.00

D. **REGULAR PROPERTY TAX LIMIT (A + B + C)**
    
    2,106,265.46

ADDITIONAL LEVY LIMIT DUE TO ANNEXATIONS:

E. To find rate to be used in F, take the levy limit as shown
    in D above and divide it by the current assessed value of the
    original district including new construction and improvements.
    
    2,106,265.46
    1,885,983,718.00
    1.116799387787

F. Annexed area's current assessed value including new
    construction and improvements times rate found in E above.
    
    51,424,300.00
    1.116799387787
    57,431.00

G. **NEW LEVY LIMIT FOR ANNEXATION (D + F)**
    
    2,163,696.46

LEVY FOR REFUNDS:

H. **RCW 84.55.070 provides that the levy limit will not apply**
    to the levy for taxes refunded or to be refunded pursuant to
    Chapters 84.68 or 87.69 RCW. (D or G + refund if any)
    
    2,166,679.67

I. **TOTAL ALLOWABLE LEVY AS CONTROLLED BY THE LEVY LIMIT (D,G,or H)**
    
    2,166,679.67

J. Amount of levy under statutory rate limitation.
    
    1,937,408,018.00
    1.600000
    3,099,853.00

K. **LESSER OF I OR J**
    
    2,166,679.67
Date: April 7, 2006

Dear Elected Official

Subject: **Qwest Corporation Court Ordered Property Tax Refund**

I am writing to let you know the details and impact of a recent State Ordered Refund of property taxes to the Qwest Corporation. (Superior Court Cause No. 06 9 00028 3; copy attached)

In June 2003, the Qwest Corporation filed a complaint in Kittitas Superior Court challenging their property assessments. The Department of Revenue is responsible for annually valuing centrally assessed utilities such as this. Within the lawsuit, Qwest named the Department of Revenue and the 36 Washington counties where it has real and personal property as defendants.

In early 2006, the Department of Revenue and Qwest agreed to a settlement out of court. The Court subsequently entered a judgment requiring all counties to refund taxes and interest consistent with the settlement agreement. The counties have been directed to issue refunds out of a refund levy process to recoup the taxes that have been refunded.

Per the terms of a settlement agreement between the Department of Revenue and Qwest, Pierce County taxing districts are liable for $2,174,107.49. Pierce County refunded that amount to Qwest in February 2006.

Those refunded monies must be recouped from Pierce County taxing districts through the re-levy process payable in the 2007 tax year. **There is no fiscal impact to your current year’s budget.**

Monies will be re-levied payable in 2007.

What this means to you, the City of Bonney Lake, is a re-levy amount totaling approximately $7,590.05 for your regular levy and $1,713.25 for your excess levy. The Assessor-Treasurer’s office will administrate the refund levy taxes as a normal course of business.

We appreciate your assistance and understanding as you enter into preliminary budgeting for 2007. If you have questions on re-levying procedures, please contact our Levy Specialist Mae Shephard at 798-7114.

Sincerely,

Ken Madsen
Pierce County Assessor-Treasurer
City of Bonney Lake, Washington
Council Agenda Bill (C.A.B.) Approval Form

**Department/Staff Contact:** Executive/Morrison

**Ordinance Number:**

**Council/Wrkshp Mtg Date:** November 14, 2006

**Resolution Number:**

**Agenda Bill Number:** AB06-368

**Councilmember Sponsor:**

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**BUDGET INFORMATION**

**2006 Budget Amount**

**Required Expenditure**

**Impact**

**Remaining Balance**

**Explanation:** The Revised Code of Washington requires the City to have a final hearing on the proposed budget. It is anticipated the Council will continue the hearing from their regular meeting on November 14th to each regular meeting that follows until sufficient public input is received and the hearing is closed.

**Agenda Subject:** Final Hearing 2007-2008 Biennial Budget.

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**Administrative Recommendation:** Hold public hearing and continue the hearing to subsequent regular Council meetings until the Council feels they have received sufficient public input.

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**Background Summary:** This is the first year the City of Bonney Lake will adopt a biennial budget. It will cover the 2007-2008 fiscal years. The City Council has been presented copies of the preliminary budget, and public notice given of its availability for public review. It has been posted to the City’s website and review copies made available at City Hall and the City Annex Building. Official notice has also been published regarding the final hearing.

The Mayor’s budget message is attached to this agenda bill and provides the highlights of the proposed budget.

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**Council Committee Dates:**

Finance Committee:

Public Safety Committee:

Community Development & Planning Committee:

Council Workshops: 11/07/06

**Commission Dates:**

Planning Commission:

Civil Service Commission:

**Board/Hearing Examiner Dates:**

Park Board:

Hearing Examiner:

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**Council Action:**

Council Call for Hearing:

Council Hearings Date:

Council Referred Back to: Workshop:

Committee:

Council Tabled Until: Council Meeting Dates: 11/14/06

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**Signatures:**

Dr. Authorization Mayor Date City Attorney Reviewed:
Dear Council Members, Citizens, and Staff:

I am pleased to present the City’s first biennial budget for the 2007-2008 fiscal biennium. The Council, Administration and staff continue to work diligently to provide effective and efficient service to the citizens of Bonney Lake. This budget reflects the Council’s goals along with the ongoing services our citizens have come to expect. We revamped the format and layout of the budget to not only make the budget more straightforward, more readable, and easier to understand, but also to help citizens better understand how the City works.

In 2006 we reorganized a number of offices and streamlined the fund structure to make it easier for council and citizens to understand the City’s finances. The Council passed ordinances creating new funds that account for all sources and uses of funds for capital improvements in the three major areas of non-utility capital expenditure; Streets, Parks and General Government. In addition, fund balances in certain funds that are no longer needed were transferred to the General Fund or other funds.

I would like to especially thank members of my executive staff for their work in developing this first biennial budget. Special thanks go to CFO Beth Anne Wroe, Senior Accountant Barbara Barth, Executive Assistant Joel Thompson, and City Administrator Don Morrison for their dedication and long hours in putting together this budget document. It was no easy task.

**Explanation of the Budget Document**

The budget document incorporates the City Council’s priorities from the City Council Retreat and various Council workshops and adopted plans. The Executive Department revamped the layout of the budget to make it more readable and provide more information. It is my belief that the average citizen should be able to read the budget and know what services and projects are provided in the budget. This budget attempts to do just that. I hope you find it more enlightening than past budget presentations.

While this budget is technically a combined 2007-2008 biennial budget, we have broken out 2007 and 2008 into separate columns, with distinct goals and initiatives. The funds identified for each individual year will serve as an administrative allocation for each of the two years of the biennium.

**Financial Policy Decisions**

The Preliminary budget continues the process of direct charging of service costs (cost allocation) to the appropriate fund so that we can better track expenses by fund. The appropriate fair share of selected General Fund allocation costs to utilities is transferred quarterly.

This Preliminary Budget discontinues the past practice of carrying forward a huge General Fund balance as an undesignated ending fund balance (built-in General Fund Reserve). In the 2007-2008 Biennial Budget, we have retained just over one million dollars ($1,000,000) as a fund balance to provide needed cash flow and as a hedge against unforeseen expenditure needs or revenue shortfalls. $650,000 is transferred to the
Contingency Fund to bring the amount of the “rainy day fund” to a million dollars ($1,000,000). Two million nine hundred twenty-five thousand dollars ($2,925,000) is transferred to the General Government CIP. $2.5 million for the downtown civic center property acquisition, and $425,000 for other capital needs. Six hundred thousand dollars ($600,000) is transferred to the Parks CIP for future use.

We have retained the same allocation and distribution of Real Estate Excise Tax (REET) funds as we did in 2006: 50% to Streets CIP; 35% to Parks CIP; 15% to General Government CIP.

**Council Priorities**

This budget document incorporates key Council priorities from the Council Retreat and subsequent programs and plans adopted by the City Council. A few examples of key priorities include, but are not limited to:

- Initial implementation of the nonmotorized transportation plan.
- Implementation of the Street Lighting plan
- Initial implementation of the fennel creek trail plan (assuming grant funding is received).
- Funding for land acquisition towards implementing a downtown civic center
- Planning and engineering for a new public works maintenance facility
- Moving forward on implementation of the Eastown plan
- Redeveloping Lake Bonney Park
- Increasing park and recreation programs and services

**Revenue Forecast**

Over the past four years, General Fund revenues have increased by an average of around $1.0 million per year, reflecting the rapid pace of growth in the City and the strength of the local economy. We had expected a construction downturn in 2006. It never materialized. However, there has been a downturn in housing sales. So, while we exceeded our financial forecast for building permit revenue, we did not meet target on anticipated Real Estate Excise Tax (REET) revenues.

While we anticipate Bonney Lake’s economy to continue to flourish, we are expecting to see a slight decrease in the rate (but not dollar amount) of growth in General Fund revenue.

In the General Fund, the “Big Five” revenue sources are, in order of dollar amount:

1. Sales taxes
2. Property taxes
3. Building Permits
4. Utility taxes
5. Fines and Forfeitures

The City is estimated to end the year with $3,232,203 in sales tax collections. For 2007 the estimate is $3,602,100, and $4,015,585 for 2008. In terms of percentage growth, the projection for 2007 is 11% above 2006; and the 2008 projection is likewise 11%. Over the past four years, the average growth rate in sales tax has been 26%.
Given anticipated and known commercial retail projects in Midtown and Eastown, we thus anticipate modest growth in sales tax collections, assuming the Puget Sound region maintains a relatively stable economic climate.

By state initiative, property tax is currently capped at 1% increase plus the value of any annexations and new construction. It will be up to the WA Supreme Court to determine if the 1% limit imposed by initiative is constitutional, or will revert to the previous 6% increase limit. For several years now, the City’s net effective tax rate has decreased because the higher assessed valuation from growth and property appreciation spreads the tax over a broader base, resulting in a lower rate. The City rate is now 1.3533 mills ($1.35 in property tax for every thousand dollars of assessed valuation). The City is authorized up to $1.60 per thousand, but could not exceed 1.3533 mills without a vote of the people to “lift the lid” on the levy.

2005 and 2006 both set new records for building permit revenue. 2005 topped the $1 million mark for the first time in the City’s history. 2006 is estimated to end the year at $1,467,638. Given the desirability of the Bonney Lake area, we anticipate continued in-fill and annexation. We also believe Eastown development will become a reality. We also expect a slow but steady transition and renovation of the downtown area. We expect construction to stay relatively strong for several more years. Nonetheless, building permit revenues have estimated realistically but on the conservative side, as we anticipate a slight downturn in building permits and permit valuation. We are projecting revenue from licenses and permits to be $1,390,544 in 2007, a reduction of about 5.5% from the $1.47 million we will collect in 2006. We have estimated 2008 revenues to be slightly less than the 2007 estimate.

Utility taxes generally increase as the City grows and adds new utility customers. While conservation can reduce the amount of a utility bill, and thus the City’s utility tax collections, utility tax receipts have been fairly stable on the growth curve, and are expected to remain so. We are projecting a 2006 year end total of $1,269,000 in utility tax collections (This excludes taxes on the City’s own utilities but includes electric, gas, refuse, cable, and telephone). We anticipate $1,274,940 in utility tax receipts in 2007, and $1,343,192 in 2008.

Total new revenues to the General Fund (including transfers-in and administrative charges but excluding fund balances) are projected to be $11,845,769 in 2007, and $12,571,180 in 2008. We anticipate $11,038,076 to be collected in 2006. The projected increase of 2007 over 2006 is thus estimated at 7.3%.

We have updated the long range financial planning model that is tied to the capital improvement plans of the City. During the biennium, we will need to continually refine and update the model to give City officials the tools we need to make sound financial decisions regarding operations and maintenance as well as capital investment.

The financial resources of the City are discussed more fully in Chapter two.

City Staffing

As we all know, the City has rapidly grown over the past few years. This growth has impacted all departments of the City. While most City staff growth has lagged behind general population growth by about 10%, growth in the public works staff has exceeded general City growth. Part of the reason is the extensive growth of the City’s water service area, and the backlog of infrastructure needs facing the City.
The 2007-2008 budget again places staffing emphasis on public works and police, with some additional assistance provided to administrative services and community services.

Given past building trends and planned annexations, we estimate the City to grow by as many as 3,000 more residents during the 2007-2008 biennium. Average per capita staffing to keep up with the increased demands would dictate the need for approximately 19 new positions to keep up with the increased growth. However, City revenues lag behind population growth. The Preliminary Budget proposes to add 12. There are six (6) new positions in the first year (2007) of the biennium budget, plus six (6) additional positions in the second year (2008). The new positions include:

2007
- Community Service Officer (Police)
- Court Clerk I (pending workloads generated by Nestor Contract and 2nd traffic officer)
- Utility Supervisor (Public Works)
- Maintenance Worker I
- Special Events Coordinator (Community Services Specialist) in the Community Services Department
- PC/Network Technician

2008
- Utility Billing Supervisor
- Police Officer
- Maintenance Worker I
- Maintenance Worker I
- Street and Stormwater Supervisor
- Assistant Planner

Based on the latest reporting from the State Auditor’s office (which lags a couple of years behind), comparable Puget Sound cities spent an average of $524.89 per capita in 2004 for city staffing, while Bonney Lake averaged only $347.60 per capita (this includes other cities without fire departments). So while the City attempts to keep pace with increasing growth and service demands, the City still lags other comparable cities in the staffing required to meet service demands. This statistic also speaks highly to the overall productivity of Bonney Lake City employees.

Represented employees are proposed to receive a Cost-of-Living-Adjustment (COLA) in accordance with the terms of their respective collective bargaining agreements. I am recommending that nonrepresented employees also be granted an adjustment for 2007, which will be addressed when the Council considers the annual salary ordinance update. The 2008 COLA will be considered during next year’s mid-biennium budget review.

**Budget Highlights:**

Each department budget outlines the budget highlights and new initiatives for the new biennium. Some of the key programs or projects funded in the 2007-2008 biennium include:

- Position additions as described above
• Council Agenda/Minute Automation system with voice streaming
• Expansion of special events, arts, and city beautification
• Increasing the senior center lunch program from 4 to 5 days per week
• Continuation of the Nestor Photo Enforcement Program
• Addition/expansion of police cadet, reserve, and crime prevention programs
• Programming hours/air time through the Rainier Cable Commission
• Continuation of the stream team program
• A variety of equipment and fleet replacements and acquisitions as described in the Equipment Rental and Replacement Fund budget
• Continuation of the sidewalk, street lighting, and chip seal programs
• Initiation of a household hazardous waste collection day (perhaps in connection with another event such as BBL)
• Installation of flashing signals and pole mounted radar signs at selected school zone cross walks if funds from photo enforcement are sufficient to offset the costs of the equipment.

Principal capital projects scheduled for construction during the biennium include:
• South Prairie Road Intersection
• Sumner Old Buckley Highway and SR 410 Intersection Improvements
• Peaking Water Storage Tank
• Eastown water main extension
• “Leaky Water Main” Replacement Continued
• Tacoma Interite
• Sewer Trunk Line Improvements
• Public Works Maintenance Facility design, site improvements, and shell
• 192nd Street ROW acquisition
• Fennel Creek Trail Link (dependent on grant funding)
• Lake Bonney Park Renovation
• Complete Cedarview Park Improvements
• Lake Bonney and Lake Debra Jane Drainage Improvements

What is Not Funded

As a precautionary note, it is important to also briefly discuss what is not included in this biennial budget. By moving previously undesignated funds to the Contingency Fund and the various capital improvement funds according to the six year plan, there is no longer a large pot of untapped money available for appropriation. Should the Council want to fund some additional projects, it will need to find an additional revenue source or substitute a budgeted project.

There is not enough money to do everything. Some of the potential programs or projects that are not specifically funded in this biennial budget include:

• Additional park land acquisition. There are not sufficient available funds to pay off the Moriarty property, so any significant park land acquisition would likely need to be made through a substitution of CIP projects, a land swap, or through a bond.
• Development of the Moriarty addition to Allan Yorke Park.
• Improvements to Allan Yorke Park (or lake frontage area assuming PSE granted the City the permission) except for the Boat Launch bollard project.
• Additional downtown land acquisition except the $2.5M budgeted for the Simmons property.
• Purchase of an additional water supply from Lakewood or Tacoma
• Additional improvements to the Ball Park Well
• Construction of 192nd Street (Some funding for ROW acquisition)

Summary

I am pleased with the positive working relationship we have established between mayor, council, and staff, and I believe we made considerable community progress during 2006.

Despite a healthy tax base, our capital needs are great and our resources somewhat limited. We will need to be very judicious in how we allocate scarce resources for a variety of capital needs that run into the hundreds of millions of dollars. There is nowhere near enough funding to address all of the projects identified in our various comprehensive plans. We will need to be creative and pursue the full range of available funding sources. The development of our financial planning model tied to our capital plans has helped us realistically plan a viable capital program. It will continue to prove very helpful in identifying our challenges and options, and in achieving our goals.

In closing, the real thanks for the City’s success comes from the work performed by city staff, the hours spent by the City Council in formulating policy and conducting the business of the city, and the many volunteer hours spent by citizens on City Boards and committees. I would also like to thank the citizens, service organizations, and community volunteers that make our city what it is. I feel we have made a lot of progress this year, and I am confident that we will see considerable more progress during the next biennium.

Sincerely,

Neil Johnson Jr., Mayor
Call to Order:
Mayor Johnson called the October 17th Council Workshop to order at 5:31 p.m.

Roll Call:
Also in attendance were Deputy Mayor Dan Swatman, Councilmember David Bowen, Councilmember Mark Hamilton, Councilmember Dave King, Councilmember Cheryle Noble and Councilmember Jim Rackley. Councilmember Phil DeLeo arrived at 5:37 p.m.

[Staff members attending were City Administrator Don Morrison, Planning and Community Development Director Bob Leedy, Police Chief Mike Mitchell, City Attorney Kathleen Haggard, Administrative Services Director/City Clerk Harwood Edvalson, Assistant Public Works Director Rick Shannon, Special Projects Planner Shannon Mayfield-Porter, and Records & Information Specialist Virginia Phelan.]

Agenda Items:


   Planning and Community Development Director Leedy said that the citizens who spoke at the public hearing appeared to be satisfied by the explanations provided by Special Projects Planner Mayfield-Porter. Special Projects Planner Mayfield-Porter elaborated that the citizens’ main concern was the potential of 82nd St. being extended to 214th. She said since that is not currently the plan, the speakers were content.


   Deputy Mayor Swatman explained this is another topic Council has previously been through, which is being redone.


   Chief Financial Officer Wroe said this topic is ready to advance for Council action. She offered to answer any questions Council may have on the letter of protest filed.
4. Open Discussion:

Reclaiming Waste Water. Councilmember Rackley said the Community Development Committee had been discussing the idea of reclaiming waste water. He asked that money be budgeted for an in-depth analysis of the costs for reclaiming wastewater from additional packet plants in which the City plans to install as well as the current 1.5 million gallon tank.

Stormwater Review. Councilmember Noble asked for the status of the stormwater review. City Administrator Morrison said all the projects itemized in the recent stormwater presentation are being worked into the budget for the next biennium. He said the order of projects can be adjusted according to Council priority, but one of the projects will require more study. Councilmember Noble requested the projects be ordered in such a way that it will give priority to the citizens who have suffered with the same problem for years. Councilmember Hamilton said the property owners need to be kept informed and asked if any projects or “quick fixes” can be done this year to help them with the coming winter. City Administrator Morrison said nothing is budgeted, but assistance may be possible if the City uses some SDC funds in advance. Mayor Johnson recommended the conversation continue when the City Engineer and Public Works Director are available to offer suggestions.

Senior Center. In reference to the new generator at the Senior Center, Councilmember Hamilton asked if there is a procedure in place for power outages and other emergencies. He suggested the emergency plan be updated to take advantage of the new possibilities. Councilmember King expressed concern that this update has been taking too long and asked what Council can do to assist. City Administrator Morrison said updating the emergency plan has been a long process and will require an additional 18 months to complete. He said it has not been a high priority and the work meetings have traditionally been held on Thursday mornings. Administrator Morrison offered to schedule future meetings at a more convenient time.

Eastown. Councilmember Bowen asked if there had been any progress on the lift station latecomer’s agreement in Eastown. City Administrator Morrison said the Eastown meetings have recently been focused on design of the sewer systems and roads. Mayor Johnson added that the meetings have been progressing smoothly and are well attended.

Modular Office Space. Councilmember DeLeo asked if there has been additional discussion regarding the use of modular buildings or availability in the Public Safety Building for supplementary City office space. City Administrator Morrison said it has been discussed informally, but it is not in the preliminary budget.

Inlet Island. Councilmember DeLeo said there is a home at the Northwest corner of the intersection on Cascade Drive coming onto Inlet Island that previously had a large tree located in the right of way, which blocked the view in the intersection. He said the tree has been replaced with landscaping and a wishing well, which the City is telling the homeowner to remove because it is in the right of way. Councilmember DeLeo expressed confusion that the tree problem was never addressed, but now landscaping in the right of way has the City’s attention. City Administrator Morrison said an engineering technician noticed the code violation while in the area for a different reason. He said the City is hopeful an agreement can be made which will allow the property owner to keep their landscaping.

Nuisance Building. Councilmember King asked about the status of the building at Locust and Bonney Lake Blvd. He said in a week it will be 30 days after the Hearing Examiner’s decision to
leave the hearing open. He said he would be interested in being kept updated and hearing the City’s plan for a resolution.

Traffic Photo Enforcement. Deputy Mayor Swatman asked that any profits made from the Photo Enforcement Program be put towards flashing lights, sidewalks and other additional safety measures in the school zones. He said the money should be spent on public safety since that is the intent of the program. Council discussed the feedback they have been getting from the public and the need to keep people informed as to the purpose and success of the program.

Wilderness Ridge Annexation. Deputy Mayor Swatman said this annexation has been discussed and if the petitions are ready at the next Council meeting it will begin to move forward. He said there are people in Wilderness Ridge complaining about service issues because the County frequently tells them they are in the City so there has been much confusion for those residents.

Fennel Creek Tour. Deputy Mayor Swatman spoke about the recent Fennel Creek Tour. He said they visited Victor Falls and several places on the creek. He added that some homeowners allowed the tour group to cross through their back yards and said it is common for people to follow the stream from Willowbrook to the area behind Wal-Mart.

Ponderosa Annexation. Mayor Johnson said the City has been contacted by some residents of Ponderosa Estates who wish to be a part of the City. He explained that he had instructed them on the process for pursuing annexation and said there will be transportation issues and other things which will need to be worked out with the County. Councilmember Rackley suggested looking at the entire area surrounding Ponderosa Estates including Prairie Ridge and Rhododendron. He said adding this large population would qualify the City to receive additional sales tax revenue which would help compensate for the high cost of providing services to such a vast increase in population.

Ball Park Well. Councilmember DeLeo said his neighbors have told him their water does not taste or smell weird, but has a cloudiness to it. He asked if there could be particles left in the transmission lines from the Ball Park Well. Assistant Public Works Director Rick Shannon said the lines have been flushed and the cloudiness is an air issue which is unnoticeable to people who have aerators on their taps. When asked about recent testing at Mr. Sangesand’s residence, Director Shannon said the water was rated “3” and most people do not notice anything wrong until a “5” rating. He went on to say that the Ball Park Well is not off completely for the winter, but should be by the end of the month. Director Shannon explained that the coming winter is expected to have low rainfall and he would like to see the aquifer recharged. He said City Engineer Woodcock is working on an RFP for the study.

RAMP Presentation. Mayor Johnson offered copies of the RAMP presentation to Council. He also mentioned a group called Strategies 360 who compiled information on the opinions of King, Pierce and Snohomish County voters in regards to traffic. He offered copies of this information as well.

Board & Commission Terms. Deputy Mayor Swatman described the problem of excessive and inconsistent term limits for appointed officials. He said that Administrative Services Director Edvalson recommended all terms expire at the same time so vacancies can be opened together annually. Deputy Mayor Swatman said this will be discussed more in-depth at an upcoming workshop.
Hwy 410/ Old-Sumner Buckley Hwy Intersection. Councilmember Hamilton said he liked Councilmember DeLeo’s idea of putting a U-turn at 184th St, reminding Council that Transpo and Public Works staff were concerned about safety with the U-turn being left on Hwy 410. Council agreed a light would be necessary at that intersection and Councilmember Hamilton said placing the U-turn there would solve many access problems. Councilmember Noble added that it would keep traffic out of the residential areas. Deputy Mayor Swatman said completion on this project is still years in the future.

I-933. Councilmember King thanked City Administrator Morrison for providing AWC estimates on the potential costs upwards of 48 million dollars for the City if Initiative 933 passes. Council discussed the land use decisions of the City in the past as well as the future and the requirements to comply with federal and state guidelines. City Attorney Haggard described the legal implications of I-933 and there was consensus to bring forward a resolution to take a stand on this issue.

Councilmember Bowen moved for a 5-minute break at 6:51 p.m. Deputy Mayor Swatman seconded.

Motion approved 7 – 0.

The meeting reconvened at 7:02 p.m.

5. Review of Minutes: October 3rd Council Workshop, October 10th Special Joint City Council/Planning Commission Meeting and October 10th City Council Meeting.

Councilmember DeLeo said the October 10th City Council meeting minutes has a misspelling of a gentleman’s name. He said Dan’s last name in the 3rd paragraph on page 7 is spelled “Bohm”.


Councilmember DeLeo said the Public Safety Committee has been working on a tow truck ordinance for about 4 months. He explained the need for an ordinance of this type and the reasons for setting requirements for the towing companies to be located within 5 miles of the City limits. Council discussed the importance of flexibility in their tow truck call list as well as reliability and good response time in emergencies. Councilmember Bowen confirmed with Police Chief Mitchell that citizens are given the opportunity to call their own tow truck if the situation allows.

7. Executive Session: Pursuant to RCW 42.30.110(1)(b) and RCW 42.30.140(4)(a) Mayor Johnson announced an executive session at 7:12 p.m. to discuss Property Purchase for 5 minutes and Labor Negotiations for 20 minutes. The meeting was extended for 20 minutes at 7:37 p.m. and extended again at 7:55 p.m. for 10 minutes.

8. Adjournment
At 8:00 p.m., Councilmember Rackley moved to adjourn the meeting. Deputy Mayor Swatman seconded the motion.

Motion approved 5 – 2. Deputy Mayor Swatman and Councilmember Hamilton voted No.

Harwood T. Edvalson, CMC  
City Clerk

Mayor Neil Johnson, Jr.
I. CALL TO ORDER – Mayor Neil Johnson called the meeting to order at 7:00 p.m.

A. Flag Salute - Chris from Boy Scout Troop #532 led the audience in the Pledge of Allegiance.

B. Roll Call [A1.3]

City Clerk Edvalson called the roll. In addition to Mayor Johnson, elected officials attending were Deputy Mayor Dan Swatman, Councilmember David Bowen, Councilmember Phil DeLeo, Councilmember Mark Hamilton, Councilmember Dave King, Councilmember Cheryle Noble and Councilmember Jim Rackley.

Staff members present were City Administrator Don Morrison, Planning & Community Development Director Bob Leedy, Public Works Director Dan Grigsby, Community Services Director Gary Leaf, Police Chief Mike Mitchell, City Attorney Jeff Ganson, Administrative Services Director / City Clerk Harwood Edvalson, Chief Financial Officer Beth Anne Wroe and Records & Information Specialist Virginia Phelan.

C. Announcements, Appointments and Presentations [A3.6.9]

1. Announcements: None.
2. Appointments: None.
3. Presentations: None.

D. Agenda Modifications: None.

II. PUBLIC HEARINGS, CITIZEN COMMENTS & CORRESPONDENCE

A. Public Hearings: [A3.6.12]

1. AB06-330 – Ordinance D06-330 – An Ordinance Of The City Of Bonney Lake, Pierce County, Washington, Amending Title 15 Of The Bonney Lake Municipal
Code And Section One Of Ordinance No. 1139 Relating To The City’s Stormwater Utility. (Proposed Stormwater Rate Increase.)

Mayor Johnson opened the public hearing at 7:01 p.m. There being no speakers the hearing was closed at 7:02 p.m.

B. Citizen Comments:

Don Sangesand, 5616 195th Pl. E., addressed the Council on behalf of his wife. He said she wanted the Council to reconsider increasing sewer rates. He said the prior administration took money from the sewer fund to pay for the property for a new city hall and this money should be returned to the sewer fund by this administration, whether they choose to sell or retain it. Mr. Sangesand said it is his wife’s opinion that this reimbursement to the sewer fund would prevent the need for sewer rate increases.

Mr. Sangesand said he heard that the City completed another study on the Ball Park Well and asked why none of the studies seem to address the bad taste and smell of the water. He said a lot more citizens would be complaining if they thought their concerns would be heard. Mr. Sangesand went on to say the City does not need to use this well in times of water shortages when they have Tacoma Water available to purchase.

Dan Decker, 20401 70th St. E., brought up the topic of condemnation. He expressed his opinion that it would be in the best interest of the City to condemn property in Area 41 for a roundabout. He said this would ease traffic and enhance the City’s infrastructure. He also said cost would probably be covered by the commercial complex which is planning to move in there.

C. Correspondence: None.

III. COUNCIL COMMITTEE REPORTS:

[A3.6.4]

A. Finance Committee

Deputy Mayor Swatman said the Finance Committee met earlier in the evening and discussed the following:

1. Resolution 1629 – an agreement with Industrial Rehabilitation Consultants for on the job training;
2. Resolutions 1632 – purchase and sale agreement of 4.5 acres behind the library;
3. Setting public hearing for the annual ad valorem tax;
4. Court staff work overflow as a result of the new photo enforcement tickets;
5. and City Computer system infrastructure.

B. Community Development Committee
Councilmember Rackley said the Community Development Committee met on October 16th. He said the following items were discussed and moved forward for Council consideration:
1. Consent agenda item G: intent to annex Area 3;
2. Full Council Issues item C: agreement with RH2 for water supply study.

Councilmember Rackley said the committee recommends passage of both items.

C. Public Safety Committee
Councilmember DeLeo said the Public Safety Committee has not met since the last Council meeting.

D. Other Reports:

PCRC. Councilmember King said he was unable to attend the last meeting of Pierce County Regional Council, but he will copy the minutes to Council when they become available.

Debates. Councilmember Rackley informed the Council there would be debates Wednesday the 25th and Thursday the 26th in Buckley and Enumclaw.

Senator Patty Murray. Mayor Johnson said he and Councilmembers Noble and Rackley had attended a meeting with Senator Murray to discuss concerns in the region. He said they mainly discussed transportation, open space, trails, and emergency preparedness. He explained the Senator was concerned that there was not funding for the 800 MHz system and that she would be following up on this.

Cascade Land Conservancy Luncheon. Mayor Johnson said he had also attended a luncheon at the Tacoma Convention Center with Deputy Mayor Swatman, Councilmember Noble and Councilmember Hamilton as well as Community Services Director Gary Leaf, Detective Dana Hubbard and GIS Analyst Allan Catanzaro from City staff. He described the luncheon, noting it was a good chance for the City to do some networking. Councilmember Hamilton added that the new Director for the Cascade Land Conservancy has been putting more focus on preserving open spaces in urban areas. Councilmember Rackley mentioned that following the meeting Congressman Dave Reichart and Representative Jan Shabro visited City Hall allowing staff an opportunity to speak with them. They ended the tour at the Senior Center.

IV. CONSENT AGENDA: [A3.6]

A. Approval of Corrected Minutes: October 3rd Council Workshop, October 10th Special Joint City Council/Planning Commission Meeting and October 10th City Council Meeting.

B. Checks/Vouchers: Accounts Payable checks/vouchers #45345 thru #45448 and wire transfer #2260539 in the amount of $1,429,190.72; Accounts Payable check/voucher #45449 in the amount of $135.00. [F4.9]
C. **Payroll:** Payroll for October 1-15th, 2006 for checks 25394-25433, including Deposits and Electronic Transfers in the amount of $296,396.07. [F4.9]

D. **AB06-225 – Ordinance D06-225** - An Ordinance Of The City Council Of The City Of Bonney Lake, Washington, Vacating A Portion Of 80th Street East And 82nd Street East Adjacent And Intersecting 184th Avenue East In The NW Quarter Of Section 33, Township 20 N, Range 5 E, W.M., Subject To Conditions. [04.8.7]

E. **AB06-341 – Ordinance D06-341** – An Ordinance Of The City Council Of The City Of Bonney Lake, Washington, Approving And Confirming The Assessments And Assessment Roll Of Local Improvement District No. 05-13 For The Construction Of Street Improvements Along A Portion Of 95th Street East, And Levying And Assessing A Part Of The Cost And Expense Thereof Against The Several Lots, Tracts, Parcels Of Land And Other Property As Shown On The Assessment Roll. [A2.4.16]

F. **AB06-346 – Ordinance D06-346** – An Ordinance Of The City Of The City Of Bonney Lake, Pierce County, Washington, Amending Ordinance No. 785 And Chapter 10.32 Of The Bonney Lake Municipal Code, Related To Vehicle Impoundment And Tow Truck Operators. [A3.5.5][I01.8.15]

G. **AB06-332 – Resolution 1621** – A Resolution Of The City Council Of City Of Bonney Lake, Pierce County, Washington, Formally Expressing Its Intent To Annex “Area 3”, A Territory Of Approximately 107.16 Acres Located Adjacent To The Current City Limits. [03.2.2]

H. **AB06-349** – A Motion Of The Bonney Lake City Council, Setting A Public Hearing For The Regular Council Meeting Of Tuesday November 14, 2007 At 7:00pm. Regarding The Proposed Amount Of The Annual Ad Valorem Tax Levy For Fiscal Year 2007. [A3.6.10][A3.6.12]

Dan Decker, 20401 70th St. E., thanked the Council for bringing Area 3 into the City of Bonney Lake.

On the topic of annexation, Councilmember Rackley encouraged Planning & Community Development Director Leedy to tell about the recent success in the Planning Department. Director Leedy said Special Projects Planner Mayfield-Porter had succeeded today in getting the last signature needed for the 60% petition for the Area 1-B annexation.

**Motion approved 7 – 0.**

V. **FINANCE COMMITTEE ISSUES:**

A. **AB06-350 – Resolution 1629** – A Resolution Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Authorizing An Agreement With
Industrial Rehabilitation Consultants Regarding On-The-Job Training For Adam McFayden. [A4.12]

Councilmember Rackley moved to approve Resolution 1629. Deputy Mayor Swatman seconded the motion.

Motion approved 7 – 0.

VI. COMMUNITY DEVELOPMENT COMMITTEE ISSUES: None.

VII. PUBLIC SAFETY COMMITTEE ISSUES: None.

VIII. FULL COUNCIL ISSUES:


Councilmember Noble moved to approve Resolution 1627. Deputy Mayor Swatman seconded.

Mayor Johnson said this resolution was brought from the Pierce County Auditor’s office, which passed a similar resolution. He said he wanted this from the entire Council and administration together and that he will be going to local schools to speak about the value of voting. Mayor Johnson encouraged the Council to join him.

Motion approved 7 – 0.


Councilmember Rackley moved to approve Resolution 1628. Councilmember Noble seconded the motion.

Dan Decker, 20401 70th St. E., said he voted against Initiative 933 after learning more about it. He said it is an unfair initiative, despite how it is being billed and he encouraged Council to approve Resolution 1628.

Councilmember Bowen said he understood that the City as a corporation may feel it has to vote against Initiative 933, but he personally would be
voting for it and therefore could not oppose it in public without being dishonest.

Councilmember Rackley said this initiative will ruin the City’s zoning; including risking all the work done to zone the hillside RC-5 and affecting the WSU forest land.

Councilmember King said he could understand the concern for private land owner’s rights to make their own decisions with their property, but that supporting this initiative is a bad idea. He said the vagueness of the language in this initiative will inevitably result in it being defined in the courts at the costs of the municipalities. Councilmember King encouraged everyone to study the language of the initiative.

Motion approved 6 – 1. Councilmember Bowen voted no.


[O4.10.1]

Councilmember Rackley moved to approve Resolution 1630. Councilmember DeLeo seconded the motion.

Deputy Mayor Swatman asked how RH2 would be able to determine the costs of getting water from Cascade Water Alliance. Public Works Director Grigsby said RH2 would use the best available information they had to make estimates for the Cascade Water Alliance costs, but the costs for Lakewood and Tacoma water would not be estimates.

Councilmember Noble asked if this had gone out for bid. Director Grigsby said it had not. He said on reoccurring work and studies they hire the companies who are most familiar with the City’s water system. He further explained that the City had done a request for qualifications in August and created a list of companies which can be used for specific projects. He said this list is on a rotation to ensure fairness.

Motion approved 5 – 2. Councilmember Noble and Deputy Mayor Swatman voted no.

D. **AB06-206** – A Motion Of The Bonney Lake City Council Approving the Final Plat for Indigo Ridge Subject To the Approved Terms and Conditions Of The Preliminary Plat. [A3.6.10] [A3.7.2]

Councilmember Rackley moved to approve AB06-206. Councilmember Hamilton seconded the motion.
City Attorney Ganson said this is a closed record hearing in the sense that Council must look at the conditions of the preliminary plat approval to see if they have been satisfied. He noted that if all conditions have been met, Council must approve the final plat.

Deputy Mayor Swatman said the information in the agenda packet was unclear and his concern was that the sight distance requirement may not have been met. Director Grigsby commented it probably had been, but he would have to look into it to be comfortable offering a guarantee. City Attorney Ganson said the topic can be tabled if there are outstanding questions.

Councilmember Rackley moved to table AB06-206 to the November 7th Council Workshop. Deputy Mayor Swatman seconded the motion.

Motion to table approved 6 – 1. Councilmember King voted no.

E. AB06-345 – A Motion Of The Bonney Lake City Council Accepting The 10% Petition To Commence Annexation Proceedings For “Wilderness Ridge Annexation”, As Described In Exhibit A And As Identified In Exhibit B Of The Petition; Determining That Upon Annexation, All Property Within The Proposed Annexation Area Shall Be Assessed And Taxed At The Same Rate And On The Same Basis As Other Property Within The City Of Bonney Lake, Including All Indebtedness Existing As Of The Effective Date Of The Annexation; Determining That The Proposed Zoning For The Annexation Area Shall Be R-1; And Authorizing Staff To Begin Circulation Of The Official 60% Petitions Pursuant To RCW 35A.14.120. [A.3.6.10] [O.3.2.2]

Director Leedy said the City does not yet have the 10% petition required.

Deputy Mayor Swatman moved to table AB06-345 until the 10% petition is complete. Councilmember Rackley seconded.

Deputy Mayor Swatman added that City Staff did a wonderful job on their side, but the signatures have simply not all been received.

Motion to table failed 1-6. Councilmember Rackley voted yes.

Deputy Mayor Swatman moved to remove AB06-345 from the evening’s agenda. Councilmember Noble seconded.

Motion to pull approved 7 – 0.

F. AB06-351 - A Motion Of The Bonney Lake City Council Calling For A Special Joint Meeting Of The City Council And The Planning Commission On November 14, 2006 At 6:30 P.M. At Bonney Lake City Hall And Setting A Joint Public Hearing Regarding The Proposed Annexation Of Area 1-B. [A3.6.10] [A3.6.12] [O.3.2.2]
Councillmember Noble moved to approve AB06-351. Councillmember King seconded.

Deputy Mayor Swatman said Special Projects Planner Mayfield-Porter and the Planning Department did a tremendous job on this annexation. Councilmember Rackley concurred.

Motion approved 7 – 0.

G. **AB06-355 – Resolution 1632** - A Resolution Of The City Council Of The City Of Bonney Lake, Pierce County, Washington, Ratifying The Purchase And Sale Agreement With Jack Simmons And Sherri Dewitt For The Purchase Of Real Property At 18426 SR 410 And 9320 Angeline Road. [A3.13.3.3]

Councillmember DeLeo moved to approve Resolution 1632. Deputy Mayor Swatman seconded.

Mayor Johnson said the City has been attempting to obtain the Simmons property for many years. He stated some additional property with a view of Mt. Rainier became available next to it. He further explained that the City owns the Library property as well as the Public Safety Building and this action allows the City to acquire more property in the Downtown Area. He said the City has wanted to do this for at least 8 years.

Councilmember King asked where the City will be getting the 2.5 million dollars for this property. Chief Financial Officer Wroe explained it will be coming from an ending fund with an excess balance of the needed 2.5 million dollars, which had accumulated during the previous administration. Councilmember King suggested it may have been allowed to accumulate for a new city hall. City Administrator Morrison agreed that in years past the revenues had been estimated conservatively and the expenditures liberally, resulting in an ending fund balance at the end of each year. The City attorney confirmed that this was not an illegal act.

Motion approved 7 – 0.

IX. **EXECUTIVE SESSION:**
Pursuant to RCW 42.30.140 (4)(b) Mayor Johnson called a 30 minute executive session at 7:51 p.m. to discuss labor negotiations. The executive session was extended for 10 minutes at 8:28 p.m. The meeting reconvened at 8:30 p.m.

X. **ADJOURNMENT**

At 8:30 p.m., Councilmember Rackley moved to adjourn the meeting. Councilmember Noble seconded the motion.

Motion approved 7 – 0.
ACCOUNTS PAYABLE AND
UTILITY REFUND CHECKS/VOUCHERS

11/14/2006

Accounts Payable checks/vouchers #45450 thru #45451 in the amount of $13,096.62

Accounts Payable checks/vouchers #45452 thru #45632 and wire transfer #121747 in the amount of $822,499.35.

Accounts Payable check/voucher #45633 thru #45634 in the amount of $431.07.

Accounts Payable check/voucher #45635 in the amount of $132.00.
PAYROLL CERTIFICATION
2006

Payroll for October 15-31st, 2006 for checks 25434-25477, including Deposits and Electronic Transfers in the amount of $411,530.74.
City of Bonney Lake, Washington
Council Agenda Bill (C.A.B.) Approval Form

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**BUDGET INFORMATION**

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</table>

Explanation – No budget impact.

**Agenda Subject:** Cancellation of the December 26, 2006 Council Meeting and the January 2, 2007 Council Workshop; and rescheduling of December 5, 2006 Council Workshop to 6:30 p.m. to accommodate a local meeting of the Pierce County Council.

**Administrative Recommendation:** Approval.

**Background Summary:** The City Council traditionally cancels its last two meetings in the month of December after adoption of the annual budget for the coming year. Pursuant to discussion at the November 7th Council Workshop, the City Council expressed a desire to cancel the December 26th 2006 and January 2nd 2007 meetings. The Council chose to hold the December 19th Workshop active for the time being to allow for an additional meeting date December in the event the City’s biennial budget is not adopted by December 12th.

In addition to the meeting cancellations, the Council expressed support for the proposed County Council meeting to be held in the Bonney Lake Council Chambers on December 5th from 4:00 – 5:30 p.m. The proposed motion includes a rescheduling of the Council Workshop from its regular start time of 5:30 to a start time of 6:30 p.m. The County Council will use the meeting room configuration for a regular Council meeting. It is suggested the City Council also use the regular meeting room configuration for the workshop rather than the usual special workshop configuration.

**Council Committee Dates:**

- Finance Committee:
- Public Safety Committee:
- Community Development & Planning Committee:
- Council Workshops: Nov. 7, 2006

**Commission Dates:**

- Planning Commission:
- Civil Service Commission:

**Board/Hearing Examiner Dates:**

- Park Board:
- Hearing Examiner:

**Council Action:**

- Council Call for Hearing:
- Council Hearings Date:
- Council Referred Back to: Workshop:
- Committee:
- Council Tabled Until: Council Meeting Dates: Nov. 14, 2006

**Signatures:**

- Dir. Authorization: [Signature]
- Mayor: [Signature]
- Date City Attorney Reviewed:
City of Bonney Lake, Washington
Council Agenda Bill (C.A.B.) Approval Form

| Department/Staff Contact: Admin Srvcz/Edvalson | Council/Wrkshp Mtg Date: November 14, 2006 | Agenda Bill Number: AB06-369 |
| Ordinance Number: D06-369 | Resolution Number: | Councilmember Sponsor: |

BUDGET INFORMATION

2006 Budget Amount | Required Expenditure | Impact | Remaining Balance

Explanation: No budget impact to the City of Bonney Lake.

Agenda Subject: Ordinance adjusting the School Impact Fee for the Sumner School District.

Administrative Recommendation: Adopt the proposed ordinance.

Background Summary: The City of Bonney Lake recently received a request from the Sumner School District to increase the School Impact Fee as authorized in the Bonney Lake Municipal Code and as supported by the District's Capital Facilities Plan and the City's Capital Facilities Element of the Comprehensive Plan. The Sumner School District reports that the School Impact Fee in unincorporated Pierce County is now higher than for single family home construction in Bonney Lake, and requests parity between the two jurisdictions. The current rate in Bonney Lake is $1,952, while the rate is $2,780 in the County areas of the School District.

Council Committee Dates: | Commission Dates: | Board/Hearing Examiner Dates:
Finance Committee: | Planning Commission: | Park Board: |
Public Safety Committee: | Civil Service Commission: | Hearing Examiner: |
Community Development & Planning Committee: |
Council Workshops: 11/07/06 |

Council Action:
Council Call for Hearing: Council Hearings Date: |
Council Referred Back to: Workshop: Committee: |
Council Tabled Until: Council Meeting Dates: 11/14/06 |

Signatures:
Dir. Authorization Mayor Date City Attorney Reviewed: 11/08/06
ORDINANCE NO. D06-369

AN ORDINANCE OF THE CITY OF BONNEY LAKE, PIERCE COUNTY, WASHINGTON, AMENDING CHAPTER 19.08 OF THE BONNEY LAKE MUNICIPAL CODE AND ORDINANCE NO. 1122, RELATING TO SCHOOL IMPACT FEES.

WHEREAS, the Capital Facilities Element of the Bonney Lake Comprehensive Plan includes, by reference, the capital facilities plan of the Sumner School District; and

WHEREAS, the City Council has adopted school impact fees pursuant to Ch. 82.02 RCW, reduced from those supported by such plan in recognition of anticipated availability of other funding sources; and

WHEREAS, the City Council is authorized, under BLMC 19.08.130, to adjust the impact fee, within the parameters set by the capital facilities plan, upon periodic review; and

WHEREAS, the Sumner School District has demonstrated need for additional school impact fees in order to fund the capital facilities set forth in its capital facilities plan; and

WHEREAS, the Council finds that such plan provides ample support for the increase in school impact fees provided for herein;

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

Section 1. BLMC section 19.08.120 and the corresponding portion of Ordinance No. 1122 § 1 are hereby amended to read as follows:

19.08.120 School impact fees.

The school impact fee schedules set forth in this section are generated from the formula for calculating impact fees set forth in the district’s capital facilities plan. Except as otherwise provided in BLMC 19.08.140 and in BLMC 19.08.040 through 19.08.050, all new residential developments in the city will be charged the school impact fees in accordance with the appropriate schedule below. The feepayer shall pay the school impact fee based on the schedule for the school district in which the development is located.

School Impact Fee Schedules
(applies to residential development only)

<table>
<thead>
<tr>
<th>Sumner School District No. 320:</th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Single-family - detached (including manufactured homes and mobile homes on individual lots)</td>
<td>$1,952</td>
</tr>
<tr>
<td>Multifamily per dwelling unit (including townhouses)</td>
<td>$0</td>
</tr>
</tbody>
</table>

White River School District No. 416:
| Single-family - detached (including manufactured homes and mobile homes on individual lots) | $2,140 |
| Multifamily per dwelling unit (including townhouses) | $941.00 |

**Section 2.** This Ordinance shall take effect thirty (30) days after its passage, subject to prior approval by the Mayor and prior publication for five days as required by law.

PASSED by the City Council and approved by the Mayor this 14th day of November, 2006.

Neil Johnson, Jr., Mayor

ATTEST:

Harwood T. Edvalson, CMC
City Clerk

APPROVED AS TO FORM:

James J. Dionne, City Attorney

Passed: 
Valid: 
Published: 
Effective Date:
November 7, 2006

HAND DELIVERED
The Honorable Neil Johnson
Mayor, City of Bonney Lake
19306 Bonney Lake Boulevard
Bonney Lake, WA 98391-0944

Re: Sumner School District – Bonney Lake School Impact Fee Ordinance

Dear Mayor Johnson:

Thank you for meeting with us on Monday, November 6, 2006 to discuss the City’s School Impact Fee Ordinance. We appreciate you taking time from your schedule.

As we discussed, Sumner School District is requesting that the City Council update, as contemplated under the City’s School Impact Fee Ordinance (Section 19.08.130), the School Impact Fee Schedule set forth under Section 19.08.120. At the present time, the District’s school impact fee is $1,952 which is significantly lower than the Pierce County school impact fee. Until such time as the District’s updated Capital Facilities Plan is adopted by reference into the City’s Comprehensive Plan as part of the City’s annual Comprehensive Plan amendment cycle (at the next cycle - in 2007), the District is seeking an increase to the school impact fee schedule from $1,952 for single-family residence to $2,780 based upon the District’s Capital Facility Plan previously adopted by the City in 2005. This fee request will allow the District to stay at least even with the Pierce County School Impact Fee Schedule.

In 2007 and annually thereafter, as we discussed, the District will again submit its (annually) updated Capital Facilities Plan, and as we understand it, the City will ensure that the District’s Capital Facilities Plan is moved forward through the process before the Planning Commission and the City Council in order to adopt the District’s Capital Facilities Plan as part of the City’s Capital Facilities Plan updates under its Comprehensive Plan. Together with the processing of the District’s updated Capital Facilities Plan, the District would also simultaneously seek adjustment to the City’s School Impact Fee to allow an adjustment to the fee for the following year (2008) for single-family residential units and multi-family residential units based upon
the District’s updated calculations under an updated Capital Facilities Plan that would be adopted by reference by the City.

Again, thank you for meeting with us to review school impact fees under the City’s Impact Fee Ordinance. We appreciate the cooperative spirit of working with the District on this important funding source under the Growth Management Act.

Very truly yours,

[Signature]

Dr. Donald A. Eismann
Superintendent
Sumner School District

cc: The Honorable Dan Swatman, Deputy Mayor
Don Morrison, City Administrator
Craig Spencer, Assistant Superintendent
Mary J. Urback, Esq.
City of Bonney Lake, Washington
Council Agenda Bill (C.A.B.) Approval Form

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<th>Council/Wrkshp Mtg Date:</th>
<th>Agenda Bill Number</th>
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<tbody>
<tr>
<td>Dan Grigsby – Public Works Director</td>
<td>November 14, 2006</td>
<td>AB06-356</td>
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<th>Ordinance Number:</th>
<th>Resolution Number</th>
<th>Councilmember Sponsor:</th>
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<tbody>
<tr>
<td>1633</td>
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**BUDGET INFORMATION**

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<th>Required Expenditure</th>
<th>Impact</th>
<th>Remaining Balance</th>
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<td>$1,488,640.42</td>
<td>$1,488,640.42</td>
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</tbody>
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$0 (Contingency, see below)
$0 (2007 Budget

$0 (Project Mgmt & Inspections, see below)

**Explanation:**
CIP 401.999.594.23.065

**Agenda Subject:**
A resolution of the City Council of the City of Bonney Lake, Pierce County, Washington, authorizing an agreement with VLS Construction, Inc, for the Peaking Storage Booster Pump.

**Background Summary:**
Award Peaking Storage Pump Station to VLS Construction, Inc.

The City opened bids on October 24, 2006 @ 2:00 PM. Of the 3 bids we received VLS Construction, Inc. was the low bidder with a bid of $1,488,640.42 Public Works is requesting authorization for the amount of the contract. Contingency and Project Management will be covered under the current Peaking Storage Tank contract allowing $309,450.00 for Project Management and Inspection now for both projects and a reduction of Contingency from $309,450.00 to $140,910.00 for both projects with the remainder ($168,540.00) needed to meet the contract amount for the Booster Pump Station portion. We are at 35% completion of the tank and foresee no contingency needs for the remainder of the tank structure therefore the $140,910.00 would provide about 10% contingency for the booster pump station portion of this project.

* Bid Proposal, Contract Documents and Specifications will be available for viewing in the Public Work's Department or Clerk's Office.

**Council Committee Dates:**
- Finance Committee:
- Public Safety Committee:
- Community Development & Planning Committee: 11/6/06
- Council Workshop:

**Commission Dates:**
- Planning Commission:
- Civil Service Commission:

**Board/Hearing Examiner Dates:**
- Park Board:
- Hearing Examiner:

**Council Action:**
- Council Call for Hearing:
- Council Hearings Date:
- Council Referred Back to:
- Workshop:
- Committee
- Council Tabled Until:
- Council Meeting Dates:

**Signatures:**
- Dept. Dir.
- Mayor
- Date City Attorney reviewed
- Standard
RESOLUTION NO. 1633

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BONNEY LAKE, PIERCE COUNTY, WASHINGTON, AUTHORIZING AN AGREEMENT WITH VLS CONSTRUCTION, INC. FOR THE CONSTRUCTION OF THE PEAKING STORAGE BOOSTER PUMP STATION

The City Council of the City of Bonney Lake, Washington, does hereby resolve that the Mayor is authorized to sign the contract attached hereto and incorporated herein by this reference.

PASSED by the City Council this 14th day of November, 2006.

____________________________
Neil Johnson Jr., Mayor

ATTEST:

____________________________
Harwood T. Edvalson, City Clerk

APPROVED AS TO FORM:

____________________________
James Dionne, City Attorney
COMMUNITY DEVELOPMENT COMMITTEE

DATE: November 6, 2006

ORIGINATOR: Dan Grigsby TITLE: Public Works Director

SUBJECT: Award the Peaking Storage Booster Pump to VLS Construction, Inc.

The City opened bids on October 24, 2006 @ 2:00 PM. Of the 3 bids we received VLS Construction, Inc. was the low bidder with a bid of $1,488,640.42 Public Works will combine the dollars requested for contingencies, construction management and inspections with those requested for the Peaking Storage Tank to meet project budget.

Bid Proposal, Contract Documents and Specifications will be available for viewing in the Public Work’s Department or Clerk’s Office.

ORDINANCE/RESOLUTION # 1585

REQUEST OR RECOMMENDATION BY ORIGINATOR:

ISSUE AND DOCUMENTS HAVE BEEN REVIEWED AND APPROVED BY THE
FINANCE DIRECTOR
CITY ATTORNEY N/A

BUDGETED ITEM: Budget Impact: $1,488,640.42
CIP 401.999.594.23.065

COMMITTEE ACTION: RECOMMEND APPROVAL TO COUNCIL

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<th>DATE</th>
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<th>DISAPPROVED</th>
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<tr>
<td>James Rackley, Chairman</td>
<td></td>
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<tr>
<td>Mark Hamilton</td>
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<tr>
<td>David Bowen</td>
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COMMITTEE COMMENTS:

COMMITTEE’S RECOMMENDATION TO FORWARD TO:
CITY CLERK
CITY ATTORNEY

Please schedule for City Council Meeting date of: November 14, 2006
Consent Agenda: ☐ Yes ☐ No
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<th>Description</th>
<th>Value</th>
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<td>Main Equipment</td>
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<td>3</td>
<td>Pipe &amp; Fittings</td>
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<td>4</td>
<td>Valves &amp; Controls</td>
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</tr>
<tr>
<td>5</td>
<td>Pump</td>
<td></td>
</tr>
</tbody>
</table>

Total Value: $1,386,492

Date: 10/24/06 2:00 pm

Bid for: Peaking Storage Booster Pump

City of Honey Lake
BIDDER'S QUALIFICATION CERTIFICATE

The undersigned hereby certifies and submits the following qualifications:

1. Name and Address

   VLS Construction Inc.
   32221 S.E. 266th St. P.O. Box 630
   Ravensdale, WA 98051

2. State of Washington Registration Number and expiration

   UBI # 600402568 5/31/07
   VLS 500 002M7 6/2/07

3. Number of years in contracting business under present firm name

   12 years

4. Particular types of construction work performed by your company:

   Underground Utilities Including Storm, Sewer, Water,
   Pump Stations, Well Houses & Sewer & Water
   Treatment Plants

5. List several recent construction projects performed:

   Please See the Attached List

6. Gross amount of contracts now in hand:

   $693,000.00

7. Bank reference(s):

   Bank of America 101 S. Macaro Ave 5th Floor
   Pasadena, CA 91101
   Christine Byron 1-888-852-5000 Ext. 8295

   By (Authorized Signature):  Sharon Dill
   Title: President
City of Bonney Lake's Public Works Department

NON-COLLUSION CERTIFICATE

State of Washington, ss.
King County of Pierce, ss.

The undersigned, being duly sworn, deposes and says that the person, firm, association, copartnership or corporation herein named, has not, either directly or indirectly, entered into any agreement, participated in any collusion, or otherwise taken any action in restraint of free competitive bidding in the preparation and submission of a proposal to City of Bonney Lake's Public Works Department for consideration in the award of a contract on the improvement described as follows:

Peaking Storage Booster Pump Station

VLS Construction, Inc.
(Name of Firm)

By: [Signature]
(Authorized Signature)

Title: President

Sworn to before me this 19th day of October, 2006.

[Signature]
Notary Public

Corporate Seal:
SUBCONTRACTOR LIST

The City of Bonney Lake requires the bidder to submit the names of all subcontractors whose subcontract amount exceeds 10 percent of the contract price for all contracts exceeding $100,000. Bidders shall complete Section A below as appropriate. Bidders can attach additional sheets as necessary to identify additional subcontractors.

In addition, as required by the Revised Code of Washington 1999 (RCW 39.30.060), bids of $1,000,000 or more for any public works contract require each bidder to submit the names of the subcontractors who will be performing the work in the areas of heating, ventilation, air conditioning, plumbing (as described in chapter 18.106 RCW), and electrical (as described in chapter 19.28 RCW), or to name itself for the work. Bidders shall complete Section B as appropriate. As required by RCW 39.30.060, if the subcontractor names for Section B are not submitted with the bid, or within 1 hour of the bid time, the bid shall be considered non-responsive (void).

A. Owner Required Subcontractor List

The following subcontractor(s) subcontract amount exceeds 10 percent of the contract price and the contract exceeds $100,000: (list subcontractor and bid item)

Select Either:
Bidder certifies that there are no subcontractors at this time who meet the above requirements.

Name __________________________________________________________________________
Title __________________________________________________________________________
Signature ________________________________________________________________________

Or:

There are subcontractors who meet the above requirements.

Bid Item(s) __________________________ Portions of bid item # 9
Subcontractor Name ____________________________________________________________________________
Address ________________________________________________________________________________
Phone No. (925) 887-4426 State Contractor's License No. ASHFOECE14792C

Bid Item(s) __________________________________________________________________________
Subcontractor Name ____________________________________________________________________________
Address ________________________________________________________________________________
Phone No. ________________________________________________________________________________ State Contractor's License No. ____________________________________________________________________________

Bid Item(s) __________________________________________________________________________
Subcontractor Name ____________________________________________________________________________
Address ________________________________________________________________________________
Phone No. ________________________________________________________________________________ State Contractor's License No. ____________________________________________________________________________
B. RCW Required Subcontractor List
The following subcontractor(s) subcontract for work listed below. This must be filled in when the total contract price equals or exceeds $1,000,000. Bidder shall indicate one of the following:

- Bidder is naming themselves for the work, or
- There is no work related to the item identified, or
- The subcontractor who will be performing the work

**Heating**

*Yes  No*

Bidder is naming themselves for the work  
☒ ☐

There is no permanent work product related to this item. Any ancillary heating work required during the execution of this contract will be performed by the Contractor.

Bidder is subcontracting the work (if so, complete the following items)  
☐ ☐

Bid Item(s)  

Subcontractor Name  

Address  

Phone No.  State Contractor's License No.  

**Ventilation**

*Yes  No*

Bidder is naming themselves for the work  
☒ ☐

There is no permanent work product related to this item. Any ancillary ventilation work required during the execution of this contract, will be performed by the Contractor.

Bidder is subcontracting the work (if so, complete the following items)  
☐ ☐

Bid Item(s)  

Subcontractor Name  

Address  

Phone No.  State Contractor's License No.  

**Air Conditioning**

*Yes  No*

Bidder is naming themselves for the work  
☐ ☐

There is no permanent work product related to this item. Any ancillary air conditioning work required during the execution of this contract, will be performed by the Contractor.

Bidder is subcontracting the work (if so, complete the following items)  
☐ ☐

Bid Item(s)  

Subcontractor Name  

Address
Phone No. __________________________ State Contractor's License No. __________________________

Plumbing

Bidder is naming themselves for the work Yes No

There is no permanent work product related to this item. Any ancillary plumbing work required during the execution of this contract, including providing temporary water supply, will be performed by the Contractor.

Bidder is subcontracting the work (if so, complete the following items) □ □

Bid Item(s) __________________________________________
Subcontractor Name ________________________________
Address ____________________________________________
Phone No. __________________________ State Contractor's License No. __________________________

Electrical

Bidder is naming themselves for the work Yes No

There is no permanent work product related to this item. Any ancillary electrical work required during the execution of this contract, including providing temporary electrical supply, will be performed by the Contractor.

Bidder is subcontracting the work (if so, complete the following items) □ □

Bid Item(s) __________________________ Portions of bid Item #9
Subcontractor Name Ashford Electric
Address 909 Becklond Ave, Kekla, WA 98033
Phone No. (425) 889-1486 State Contractor's License No. 39-3170E1970Q

Other Type: ____________________________

Bidder is naming themselves for the work Yes No

There is no permanent work product related to this item. Any ancillary electrical work required during the execution of this contract, including providing temporary electrical supply, will be performed by the Contractor.

Bidder is subcontracting the work (if so, complete the following items) □ □

Bid Item(s) __________________________________________
Subcontractor Name ________________________________
Address ____________________________________________
Phone No. __________________________ State Contractor's License No. __________________________
Other Type: ____________________________

Yes  No

Bidder is naming themselves for the work  □  □

There is no permanent work product related to this item. Any ancillary electrical work required during the execution of this contract, including providing temporary electrical supply, will be performed by the Contractor.  □  □

Bidder is subcontracting the work (if so, complete the following items)  □  □

Bid Item(s) _______________________________________

Subcontractor Name ____________________________________

Address ___________________________________________

Phone No. ___________________ State Contractor’s License No. ___________________
PROPOSAL

Contractor: NLS Construction Inc.

City: Ravensdale, Washington

Date: October 24, 2006

The City Council

City of Bonney Lake Public Works Department
Public Works Department, P.O. Box 7380, 19306 Bonney Lake Boulevard
Bonney Lake, WA 98391

Pursuant to and in compliance with your invitation for bids and all other documents relating thereto, the undersigned bidder, having familiarized himself with the terms of the contract, the local conditions affecting the performance of the contract, the cost of the work at the place where the work is to be done, proposes and agrees to perform, within the time stipulated, the contract, if this project is accepted, including all its component parts and everything required to be performed, and to provide and furnish any and all labor, materials, tools, expendable equipment, all utility and transportation services necessary to perform the contract, complete, in a workmanlike manner, of all the work covered by the contract in connection with City of Bonney Lake's Public Works Department's project, designated as Peaking Storage Booster Pump Station all as required by and in strict conformance with the specifications, contract plans and the standard plans for the following unit prices.

Note: Unit prices of all items; all extensions and total amount of bid must be shown. Show unit prices in both words and figures and, where conflict occurs, the written or typed words prevail.
## SCHEDULE OF PRICES

City of Bonney Lakes Public Works Department  
Peaking Storage BPS

<table>
<thead>
<tr>
<th>Item</th>
<th>Description</th>
<th>Units</th>
<th>Quantity</th>
<th>Unit Price</th>
<th>Total Price</th>
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<td>1</td>
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<td>$3,000.00</td>
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<td>12</td>
<td>As-buils</td>
<td>LS 1</td>
<td>$10,000</td>
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**SUBTOTAL (Items 1-12):**

$1,375,823.00

**Sales Tax @ 8.2%:**

$112,817.48

**TOTAL AMOUNT BID:**

$1,488,640.48
Major Equipment Schedule of Prices Worksheet

Instructions and Requirements:

The major equipment schedule worksheet shall be completed by the bidder. The bid price shown shall include the monetary amount necessary to furnish and install the equipment. The total of all items in the major equipment schedule shall be transferred to Item 10A in the schedule of prices.

The design of the project is based on the Item A - OWNER named manufacturer for each item. Bidders must provide a price for furnishing and installing each Item A listed. The price listed in Item A for each item shall be summed together for the total of the Major Equipment schedule and shall be the basis for the bid. For the purpose of determining the low bidder, this total shall be included in the schedule of prices.

The bidder may elect to include additional purchase and installation prices from other manufacturers for "or equal" consideration. The name of the manufacturer and the furnish and installation price shall be written in after Item A for each item. By writing in a price, bidder is certifying that the price includes all structural, mechanical, electrical and control modifications from the original design and all other costs including redesign costs have been accounted for in addition to the furnish and installation price for the "or equal" item. The OWNER shall review submittals on "or equal" items after the project has been awarded and will solely make the determination to accept or reject based on the best interests of the OWNER. The OWNER reserves the right to accept or reject any "or equal" named manufacturer.

Any schedule delays caused by selection of an "or equal" or any OWNER named item shall not be a cause for contract adjustment.
## Major Equipment Schedule

**Description: Self-Propelled Scissor Lift**

### Specification Section: 11.14

<table>
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<tr>
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<tr>
<td>A.</td>
<td>Genie Lift</td>
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**Description: Engine Generator and ATS**

### Specification Section: 16.33

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<td>C.</td>
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**Description: Water Quality Monitoring System**

### Specification Section: 11.13

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<tr>
<td>A.</td>
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**Description: Chemical Metering Pumps**

### Specification Section: 11.13 (II)

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**Description: On-Site Sodium Hypochlorite Generator System**

### Specification Section: 11.13 (I)

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<tr>
<td>A.</td>
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Total of Item A. OWNER Named Manufacturers furnish and installation prices (excluding Bidder Proposed "or-equal" items):

$71,994.00, $68,998.00, $25,012.00, $12,130.00, $43,137.00
All bidders shall sign the proposal in the space provided.

The successful bidder shall execute and furnish the attached (no substitution allowed) performance bond within ten (10) calendar days after the date of award of contract unless a written extension is granted by the City of Bonney Lake's Public Works Department.

The contractor agrees to perform the complete contract work as specified, including corrections, finish and cleanup within 125 working days, beginning the date given in the notice to proceed by the City of Bonney Lake’s Public Works Department. Failure to complete within the specified completion time may result in liquidated damages in the amount of $1,750 for each working day beyond the completion date.

The proposal, together with the Agreement, a Work Schedule Chart, Contract Documents, Standard Specifications, Special Provisions, Addenda and Plans, when endorsed by the City of Bonney Lake’s Public Works Department shall become a contract binding on both parties thereto, whereby the contractor agrees to perform the complete contract work, as specified, and the City of Bonney Lake’s Public Works Department agrees to make payment to the contractor, as specified, for said completed and accepted work.

Dated this __________ day of __________, 2006.

Contractor: VLS Construction, Inc.

Address: 32221 S.E. 266th St. P.O. Box 630

Ravendale, WA 98051

Telephone: (425) 432-3506 License No. VLS0000052 M7

By: ____________________________

Title: President

Agent: (If Corporation)

______________________________

Witness: (If Individual or Partnership)

______________________________

Acknowledgement of Receipt of Addenda:

No. 1 Date: 10/18/06 Initials ____________________________

No. 2 Date: 10/23/06 Initials ____________________________
City of Bonney Lake, Washington  
Council Agenda Bill (C.A.B.) Approval Form

**Department/Staff Contact:** P&CD/Bob Leedy  
**Council/Wrkshp Mtg Date:** 11/14/06  
**Agenda Item Number:** ABO6-359

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**BUDGET INFORMATION**

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**Explanation:**

**Agenda Subject:** “Angeline Road Annexation” – Petition method (RCW 35A.14.120)

**Administrative Recommendation:** Recommendation is that Council accept the Petition to Commence Annexation Proceedings and authorize circulation of the official 60% petitions for the Angeline Road Annexation.

**Background Summary:** In order to commence a petition-method of annexation (RCW 35A.14.120), an applicant must submit a 10% Petition to the City. Upon acceptance, they must be granted a meeting with City Council to discuss the proposed annexation within 60 days. In the case of the Angeline Road Annexation, the City Clerk signed a petition on behalf of a city-owned property in the area which also accounts for more than 10% of the assessed value of the total annexation area. The Applicant (in this case the City), is requesting to proceed with this annexation. If Council agrees, they must make a formal motion to:

1. Accept the attached 10% Petition and authorize circulation of the official 60% Petitions;
2. Accept the proposed annexation boundaries;
3. State its intent to require residents of the annexed area to assume the City’s current indebtedness; and
4. State its intent to apply R-1 zoning to the area upon annexation.

**Suggested language for Motion:**

I/we propose a Motion to:

1. Accept the 10% Petition to Commence Annexation Proceedings for the Angeline Road Annexation, as described in Exhibit A and as identified in Exhibit B of the Petition;
2. Upon annexation, all property within the proposed annexation area shall be assessed and taxed at the same rate and on the same basis as other property within the City of Bonney Lake, including all indebtedness existing as of the effective date of the annexation;
3. The proposed zoning for the annexation area shall be R-1; and
4. Authorize staff to begin circulation of the official 60% Petitions pursuant to RCW 35A.14.120.

**Attachments:**

- 10/31/06 Staff report
- 10% Petition – Notice of Intention to Commence Annexation Proceedings with:
  - Exhibit A: Legal Description
  - Exhibit B: Map
- Timeline (draft) for processing
- Tax parcel data

**Council Committee Dates:**

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**Council Action:**

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**Signatures:**

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<th>Dept. Dr.</th>
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COMMUNITY DEVELOPMENT COMMITTEE

DATE: November 6, 2006

ORIGINATOR: Bob Leedy TITLE: Director, P&CD


In order to commence a petition-method of annexation (RCW 35A.14.120), an applicant must submit a 10% Petition to the City. Upon acceptance, they must be granted a meeting with City Council to discuss the proposed annexation within 60 days. In the case of the Angeline Road Annexation, the City Clerk signed a petition on behalf of a city-owned property in the area which also accounts for more than 10% of the assessed value of the total annexation area. The Applicant (in this case the City), is requesting to proceed with this annexation. If Council agrees, they must make a formal motion to:

1. Accept the attached 10% Petition and authorize circulation of the official 60% Petitions;
2. Accept the proposed annexation boundaries;
3. State its intent to require residents of the annexed area to assume the City’s current indebtedness; and
4. State its intent to apply R-1 zoning to the area upon annexation.

Suggested verbiage for the above motion is included on the Council Agenda Bill.

Attached:
- 10/31/06 staff report – Angeline Road Annexation
- 10% Petition – Notice of Intention to Commence Annexation Proceedings with:
  - Exhibit A: Legal Description
  - Exhibit B: Map
- Timeline (draft) for Angeline Road Annexation
- Tax parcel data for the Angeline Road Annexation

ORDINANCE/RESOLUTION N/A

REQUEST OR RECOMMENDATION BY ORIGINATOR: Recommend Council accept the 10% Petition – Notice of Intention to Commence Annexation Proceedings for the Angeline Road Annexation & authorize circulation of the 60% petitions.

ISSUE AND DOCUMENTS HAVE BEEN REVIEWED AND APPROVED BY THE
FINANCE DIRECTOR
CITY ATTORNEY

BUDGETED ITEM: N/A Budget Impact: $ 0

COMMITTEE ACTION: RECOMMEND APPROVAL TO COUNCIL

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James Rackley, Chairman

Mark Hamilton

David Bowen

COMMITTEE COMMENTS:

COMMITTEE'S RECOMMENDATION TO FORWARD TO:
CITY CLERK
CITY ATTORNEY
Please schedule for City Council Meeting date of: November 14, 2006 (Action required: formal motion)

Consent Agenda: □ Yes □ No
Date: October 31, 2006

Applicant: City of Bonney Lake

Annexation method: Petition Method – RCW 35A.14.120 (60% assessed value)

Location: Section 33, Township 20, Range 5E W.M.
The annexation area is between SR 410 and Sumner-Buckley Hwy. E. and is on the west side of the Target development. It is surrounded on three sides (East, West, South) by existing city limits. The eastern border follows parcel lines of existing city limits; the southern border is the northern edge of SR 410; the western boundary is generally the eastern edge of Angeline Rd. East; the northern boundary is the southern edge of Sumner-Buckley Hwy E. The annexation area also includes a non-contiguous segment of Angeline Rd. East beginning on the southern edge of SR 410 and extending south past 95th St. E. The inclusion of this road segment is intended to correct erroneous legal descriptions from previous annexations that omitted this segment of road. The segment has been recognized as a city road by both the county and city for years; the addition of the segment in this annexation legal description will authorize the corresponding map correction.

Staff Contact: Shannon Mayfield-Porter, 253-447-4354, mayfields@ci.bonney-lake.wa.us

SUMMARY
In 2001, the City attempted to annex all of “Annexation Area 5”, which included this annexation area and other parcels, by election method. Voters in the area voted against annexation and the effort failed. In 2002, the property owners of three of the parcels (what is now the Target property), applied for annexation of their three parcels only. The annexation was processed by election method and approved by voters in the area. The annexation of those three parcels was effective 12/23/02. The seven parcels (19.24 acres) that are part of this proposed “Angeline Road Annexation” are what remain from the original Annexation Area 5. When approving the Target annexation, it was Council's intention that the City annex the remaining parcels as soon as possible to eliminate jurisdictional problems caused by the remaining unincorporated island.

The City owns a parcel in this annexation area (sewer pump station) which allows the City Clerk to sign an annexation petition on behalf of the property. The assessed value of the city-owned parcel satisfies the 10% value needed to initiate this annexation process. In addition to the City's petition, signatures representing another $425,240 in assessed value are needed to reach 60% assessed value of the area. At least two other property owners have indicated their willingness to sign a petition.

ANNEXATION SIZE: 19.24 acres, 7 parcels:
- 5.74 acres owned by WSDOT;
- 0.49 acres owned by the City of Bonney Lake (sewer pump station);
- 0.70 acres- vacant parcel;
- Three developed single family residential parcels totaling 11.70 acres.

Existing comprehensive plan land use designation
The annexation territory is located within the City of Bonney Lake's approved Urban Growth Area created under RCW 36.70A.110. Per RCW 35A.14.005, only territories within urban growth areas may be annexed by code cities. Pierce County has not completed a community plan for the area due to the annexation area’s location within the City's approved UGA. The current Pierce County Comprehensive Plan designation for the annexation territory is MSF, Moderate Density Single Family.

"The City of Bonney Lake's mission is to protect the community's livable identity and scenic beauty through responsible growth planning and by providing accountable, accessible and efficient local government services."
Proposed Comprehensive Plan Land Use Designation

Existing Zoning
The subject property is zoned Moderate Density Single Family (MSF) by Pierce Co.

Proposed Zoning
Proposed City zoning is R-1 Single Family Residential, which is consistent with the Pierce Co. MSF classification.

REQUIREMENTS OF RCW 35A.14.120:
1.) Decide whether to accept, reject or geographically modify proposed boundaries of annexation area.
The proposed annexation will create more logical city boundaries. Pierce Co. is requesting that the City also include the Angeline Rd. segment to "clean up" legal description errors from prior years. The City and County have both treated this segment of road as if it was all in the City (as it should have been); the addition of this segment in the legal description will authorize the map correction.

2.) Decide whether to require simultaneous adoption of a proposed zoning regulation, if such a proposal has been prepared and filed for the area to be annexed as provided for in RCW 35A.14.330 and 35A.14.340
   BLMC 18.52.030 (F) The assignment of zoning to an annexation area shall be deemed a form of rezone, to be processed as a Type 6 permit or area-wide rezone depending on whether the annexation is site-specific or area-wide.
   The City did not establish "pre-annexation zoning" for this area but it did adopt land use designations for its urban growth areas when the Comprehensive Plan was adopted. The adopted comprehensive plan land use designation for this parcel is low-density residential. The implementing zoning classification is R-1 single family residential zoning. In accordance with the City's adopted Comprehensive Plan and Municipal Code, the proposed zoning for this annexation area is therefore R-1 single family residential. Staff recommends the simultaneous adoption of zoning, concurrent with annexation effectiveness.

3.) Decide whether to require assumption of all or any portion of existing city indebtedness by area to be annexed.
   Council has opted for recent annexations to assume current city indebtedness (only outstanding bond is for Public Safety Building – 2011). Even with assumption of current city indebtedness, residents will experience a slight decrease in their property tax rate over what they currently pay to the County road fund.

OTHER CONSIDERATIONS
If the annexation progresses to the point of adoption, Council will need to concurrently adopt an ordinance revising Council Ward 2 boundary to assign council representation to the newly annexed area.

STAFF RECOMMENDATION
Make the following motion to authorize circulation of the official 60% petitions.
I/we propose a Motion to:
   1.) Accept the 10% Petition to Commence Annexation Proceedings for the "Angeline Road Annexation", as described in Exhibit A and as identified in Exhibit B of the Petition;
   2.) Upon annexation, all property within the proposed annexation area shall be assessed and taxed at the same rate and on the same basis as other property within the City of Bonney Lake, including all indebtedness existing as of the effective date of the annexation;
   3.) The proposed zoning for the annexation area shall be R-1; and
   4.) Authorize staff to begin circulation of the official 60% Petitions pursuant to RCW 35A.14.120.
NOTICE OF INTENTION TO COMMENCE ANNEXATION PROCEEDINGS

TO: THE CITY COUNCIL OF THE CITY OF BONNEY LAKE
CITY HALL, C/O City Clerk
19306 Bonney Lake Blvd.
Bonney Lake, WA 98391 – 0944

ANNEXATION NAME: ANGELINE ROAD ANNEXATION

I/We, the undersigned, being the owners of not less than ten percent (10%) in value according to the assessed valuation for general taxation as documented with the Pierce County Assessor-Treasurer’s office, of the real property described in “Exhibit A” and depicted in “Exhibit B” attached hereto, lying contiguous to the City of Bonney Lake and being part of Pierce County, Washington do hereby petition that such territory be annexed to and made a part of the City of Bonney Lake under the provisions of RCW 35A.14.120, and any amendments thereto, of the State of Washington.

WHEREFORE, the undersigned respectively petition the Honorable Mayor and City Council and ask that appropriate actions be taken to authorize circulation of the 60% Petition.

As a part of this petition attached hereto is “Exhibit A” a legal description of the boundary of the proposed annexation and “Exhibit B” a map which outlines the boundaries of the property sought to be annexed.

The City Council is requested to set a date not later than sixty days after the filing of this request for a public meeting with the undersigned.

1. At such meeting, the City Council will decide whether the City will accept, reject or geographically modify the proposed annexation;

2. The City Council will decide whether to require simultaneous adoption of proposed zoning regulation, such a proposal having been prepared and filed for the area to be annexed as provided for in RCW 35A.14.330 and 35A.14.340; and

3. The City Council will decide whether to require the assumption of existing city indebtedness by the area to be annexed.
The following conditions should be noted by those signing the petition.

1. Signatures must be in indelible pencil or ink.
2. Owners of record must sign the petition, that is, the owners as shown by the county records.
3. If the property is owned as community property, only one spouse needs to sign an annexation petition.
4. Mortgages have no bearing on who may sign – there is no requirement that a mortgagee sign an annexation petition.
5. Where real estate contracts are involved, who signs is dependent on whether the contract is recorded. The purchaser needs to sign the annexation petition if the contract is recorded with the county, otherwise, only the contract seller is authorized to sign the annexation petition.
6. Corporations that own property may sign annexation petitions. However, only a corporate officer who is specifically authorized by the bylaws to execute deeds or encumbrances on behalf of the corporation can sign an annexation petition on behalf of the corporation. A certified excerpt of the corporation bylaws so authorizing such officer must be attached to the petition.
7. When property stands in the name of the deceased person or any person for whom a guardian has been appointed, the signature of the executor, administrator, or guardian, as the case may be, shall be equivalent to the signature of the owner of the property.
8. When multiple owners own a parcel of property, the signature of an owner designated by the multiple owners is sufficient.
9. Multiple signatures by the same person are not allowed. If a person signs the petition more than once, all of his/her signatures will be stricken.
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**NOTICE OF INTENTION TO COMMENCE AN EXCHANGE PROCEEDINGS INTO THE CITY OF BONNEY LAKE**

The undersigned have read the above petition and consent to the filing of this petition.

By the name and address of the signer and the date of signature.

A false statement, signature or undersigned shall be guilty of a misdemeanor. Each signature shall be executed in ink or indelible pencil and shall be followed by the name and address of the signer, together with the date of the signature.

WARNING: Every person who signs this petition with any other than his or her true name shall be guilty of a felony.

Cumulatively may be considered as a single Notice of Intention.

This page is the first of a group of pages containing identical text material. It is intended by the signers that such multiple pages of the Notice

$1,250,500

9839-0

Bonneville Rd. E.

9217 Angleline Rd.

Po Box 7380

Bois, WA

98391

2000

9844

Bonney Lake, WA

98391

12/30/46

9839-1

T Gotham, WA 98888

9444

12/30/46
PORTIONS OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER, ALL IN SECTION 33, TOWNSHIP 20 NORTH, RANGE 05 EAST, W.M. IN THE COUNTY OF PIERCE, STATE OF WASHINGTON BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 1 OF CITY OF BONNEY LAKE SHORT PLAT NUMBER PLN 2003-00077 AS RECORDED UNDER AUDITOR'S FILE NUMBER 200403125004 RECORDS OF PIERCE COUNTY, WASHINGTON; THENCE SOUTH ALONG THE EAST LINE OF SAID SHORT PLAT 445.31 FEET TO THE SOUTHEAST CORNER OF LOT 3 OF SAID SHORT PLAT; THENCE WEST ALONG THE SOUTH LINE OF SAID LOT 3 A DISTANCE OF 122.70 FEET TO THE EAST MARGIN OF ANGELINE ROAD EAST; THENCE SOUTHERLY ALONG SAID EAST MARGIN TO THE NORTHERLY MARGIN OF SR 410 AND THE CITY OF BONNEY LAKE'S CITY LIMITS AS ESTABLISHED BY ORDINANCE NO. 435 DATED APRIL 28, 1976; THENCE EASTERNLY ALONG SAID NORTHERLY MARGIN AND SAID CITY LIMITS TO THE WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 33; THENCE NORTH ALONG SAID WEST LINE TO THE NORTHWEST CORNER OF SAID SOUTHWEST QUARTER; THENCE SOUTH 89°45'18" EAST 5.00 FEET TO THE SOUTHWEST CORNER OF THAT CERTAIN PARCEL OF LAND CONVEYED TO THE STATE OF WASHINGTON BY WARRANTY DEED A.F.N. 9211230549 RECORDS OF SAID COUNTY; THENCE CONTINUING SOUTH 89°45'18" EAST ALONG THE SOUTH LINE OF SAID PARCEL AND THE NORTH LINE OF SAID SOUTHWEST QUARTER 145.00 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL; THENCE NORTH 16°07'04" EAST ALONG THE EAST LINE OF SAID PARCEL 654.23 FEET TO THE SOUTHERLY MARGIN OF SUMNER BUCKLEY HIGHWAY; THENCE NORTHWESTERLY ALONG SAID SOUTHERLY MARGIN TO THE POINT OF BEGINNING.

TOGETHER WITH THAT PORTION OF ANGELINE ROAD EAST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

SAID PLAT LINE TO THE SOUTHERLY MARGIN OF SR 410; THENCE NORTHWESTERLY ALONG LAST SAID SOUTHERLY MARGIN TO THE POINT OF BEGINNING.

10/23/06
Under provisions of RCW 35A.14.200-340

PROJECT TIMELINE


CITY OF BONNEBLE LAKES - PROPOSED ANGELEDINE ROAD "PETITION METHOD" ANNEXATION - RCW 35A.14.20-120-150

DATE FILED 10/28/06
City of Bonney Lake, Washington
Council Agenda Bill (C.A.B.) Approval Form

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**BUDGET INFORMATION**

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**Explanation:**

**Agenda Subject:**
Mapped street ordinance.

**Administrative Recommendation:**
Adopt Ordinances D 06-181 which require developers to build new streets in accordance with the Comprehensive Plan (and Eastown Subarea Plan).

**Background Summary:**
On August 15 the Council tentatively agreed to adopt Ordinance D 06-181, which will require that developers build any new streets in accordance with the Comprehensive Plan. The ordinance was delayed to decide whether a draft “Access Management Ordinance” located in Appendix A of the Eastown Subarea Plan should be part of the present ordinance or be a separate ordinance. It has been decided that they cover different material and the present ordinance should proceed. Ordinance D 06-181 is again attached.

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ORDINANCE NO. D 06-181

AN ORDINANCE OF THE CITY OF BONNEY LAKE, PIERCE COUNTY, WASHINGTON ADDING A NEW CHAPTER TO THE BONNEY LAKE MUNICIPAL CODE RELATING TO THE CONSTRUCTION OF MAPPED STREETS

WHEREAS, a substantial amount of future development is expected to take place in the City of Bonney Lake, and additional streets, frontage roads, and connecting roads will need to be constructed to serve the development and the general public; and

WHEREAS, the 2006 Bonney Lake Transportation Plan contemplates that developers will contribute to the construction of highway frontage roads and connecting roads, especially in the State Route 410 corridor, as part of mitigation for the impacts of their projects; and

WHEREAS, increased commercial and residential development along State Route 410 will need to be tempered with the provision of appropriate circulation roadways to allow alternate access routes and maintain acceptable levels of roadway system performance; and

WHEREAS, the City has police power to regulate access to public rights-of-way in order to maintain traffic flow and protect the safety of the motoring public; and

WHEREAS, required rights-of-way for existing and planned streets and roadways and intersections must be protected and preserved from encroachment by land use development or modifications.

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

Section 1. A new Chapter is added to the Bonney Lake Municipal Code, to read as follows:

CHAPTER 12.30
MAPPED STREETS

12.30.010 Definitions.
The following are definitions provided for use in administering this Chapter. The Public Works Director shall have the authority to resolve questions of interpretation or conflicts between definitions.

A. "Development" means any construction or expansion of a building, structure, or use, or any changes in the use of land governed by any part of the Bonney Lake Development Code (BLMC Titles 14, 15, 16, 17, 18, and 19).

B. "Latecomer agreement" means an agreement authorized by RCW 35.72.010-040.
C. A “mapped street” is a future public or private road or street as designated in the Bonney Lake Comprehensive Plan.

12.30.020 Dedication of right-of-way for mapped streets
Where a mapped street is within the boundaries of, adjacent to, or abutting a development, the developer may be required to dedicate the entire right-of-way for the construction of the mapped street.

12.30.030 Construction of mapped streets
A developer may be required, as a condition of development approval, to construct a mapped street across his or her property. Property owners shall extend the mapped street across their property at the time development of the structure(s) occurs or when a public or private road or street, including frontage roads, is extended to the boundary of their property, whichever occurs first. Construction of the mapped street will be subject to the terms of BLMC § 12.04.020 and governed by then-current Bonney Lake design standards.

12.30.040 Latecomer agreements
A developer whose development has been conditioned upon the construction of a mapped street may request the City to enter into a latecomer agreement.

12.30.050 Restriction of access to State Route 410
To achieve traffic safety objectives and maintain traffic flow, the Public Works Director or designee may restrict or prohibit the construction of driveways or other means of vehicular ingress and egress on State Route 410 to and from abutting development, and require as a condition of development approval that the developer construct a mapped street that provides indirect access to State Route 410 via a signalized intersection.

12.30.060 Temporary access allowed
A developer may be granted temporary approval to use an alternative means of access from the property until a mapped street can be built, so that the developer can make reasonable use of the property. The alternative means of access must cease once the mapped street has been constructed.

12.30.070 Maintenance responsibility after construction of mapped streets
In cases where a mapped street is not dedicated to, and accepted by, the City as a public street, but remains a private frontage road, the private property owners retain sole responsibility for maintenance and repair of the mapped street.

12.30.080 Appeals
Any decision to approve, condition or deny a development proposal based on the requirements of this Chapter may be appealed pursuant to the provisions of BLMC Title 14 with respect to the underlying development approval.
Section 2. This ordinance shall take effect thirty (30) days after its passage, approval and publication as required by law.

PASSED by the City Council and approved by the Mayor this ____ day of November, 2006.

______________________________
Neil Johnson, Jr., Mayor

ATTEST:

______________________________
Harwood T. Edvalson, City Clerk

APPROVED AS TO FORM:

______________________________
James J. Dionne, City Attorney

Passed:
Valid:
Published:
Effective Date:
City of Bonney Lake, Washington
Council Agenda Bill (C.A.B.) Approval Form

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<td>Don Morrison</td>
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**BUDGET INFORMATION**

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**Explanation:** NA

**Agenda Subject:** Stormwater Program Revenue Requirements

**Administrative Recommendation:** Adjust stormwater rates $2.00 per month to provide a level of service that adequately maintains the stormwater system and provides funding for modest CIP program.

**Background Summary:** In preparing for the 2007-2008 biennium budget, review of the stormwater utility indicated that if nothing is done to adjust rates upward the utility will not generate sufficient operating revenues next year to cover operating costs – even at the current modest level of service. This had been forecast by the rate study prepared last year by HRD/ESS. The proposed biennial budget assumes passage of the rate as proposed. If not approved, the Admin. will adjust the 6 year Stormwater CIP to better fit the projected revenues (this would eliminate most Lake Jane and Lake Bonney drainage improvements). The proposed ordinance raises the monthly rate from $4 to $6/mo effective 1/1/07, and thereafter add another $2 increase each year through 2011. This is to correlate with the 6 year financial plan and CIP. Of course, during subsequent biennium budget reviews, the Council could always review the operations of the utility and make modifications to the rate as deemed appropriate.

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**Council Action:**

Council Call for Hearing: 10/10/06
Council Hearings Date: 10/24/06

Council Referred Back to: Workshop: Committee
Council Tabled Until: Council Meeting Dates:

**Signatures:**

Dir. Authorization Mayor Date City Attorney Reviewed:
ORDINANCE NO. D06-330

AN ORDINANCE OF THE CITY OF BONNEY LAKE, PIERCE COUNTY, WASHINGTON, AMENDING TITLE 15 OF THE BONNEY LAKE MUNICIPAL CODE AND SECTION ONE OF ORDINANCE NO. 1139 RELATING TO THE CITY’S STORMWATER UTILITY.

WHEREAS, the City Council in 1997 created a stormwater utility for the purpose of funding improvements to and maintenance of the City’s drainage system; and

WHEREAS, the City Council finds it necessary to raise service rates in order to fund the cost of needed maintenance, operations, and capital improvements to the stormwater system;

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

Section 1. BLMC section 15.14.030 and Section One of Ordinance No. 1139 are hereby amended to read as follows:

A. Single-Family Residential Customer. The charge for a single-family residence shall be $3.90 as follows:

   Effective January 1, 2007: $6.00 per month.
   Effective January 1, 2008: $8.00 per month.
   Effective January 1, 2009: $10.00 per month.
   Effective January 1, 2010: $12.00 per month.
   Effective January 1, 2011: $14.00 per month.

B. Commercial/Multifamily Customer. Multifamily living units with a separate water meter per unit shall be charged as follows $3.90 per month for each meter:

   Effective January 1, 2007: $6.00 per month.
   Effective January 1, 2008: $8.00 per month.
   Effective January 1, 2009: $10.00 per month.
   Effective January 1, 2010: $12.00 per month.
   Effective January 1, 2011: $14.00 per month.

The charge for all other nonresidential users shall be $3.90 as follows per ESU per month:

   Effective January 1, 2007: $6.00 per month.
   Effective January 1, 2008: $8.00 per month.
   Effective January 1, 2009: $10.00 per month.
   Effective January 1, 2010: $12.00 per month.
   Effective January 1, 2011: $14.00 per month.
Where more than one meter exists on an individual parcel (i.e., shopping malls, multifamily housing, etc.) the parcel owner has the option of determining how to allocate the measured ESUs between the water meters. Where the property owner fails to provide this information in a timely manner, the city shall charge one ESU to each meter and the balance of the ESUs to one meter (usually the largest water meter). Property owners may change this allocation by notifying the city in writing.

C. Credit. Parcels, other than single-family residences, with a qualifying stormwater detention or retention may receive a partial reduction of the rate charged for that property. The percent of rate reduction shall be proportional to the amount of water collected and diverted from directly entering the storm drainage system, but may not exceed 50 percent of the rate otherwise charged. A "qualifying stormwater detention facility" is a facility that controls discharge of stormwater and melting snow from the property at a speed or capacity at or in excess of the stormwater that would have been discharged from the property in its natural state, and which is established, operated and maintained in accordance with all city ordinances. Any person requesting such credit shall: (1) provide, at no cost to the city, plans and calculations prepared by a professional engineer or architect in support of the credit; and (2) describe the maintenance program to be used in order to ensure that the facility will operate as designed and be maintained in accordance with city ordinances. Any credit may be revoked or suspended if it is determined that the facility is not operating as designed or is not being maintained in accordance with city ordinances.

D. CPI Adjustment. Beginning January 1, 2006, and for every year thereafter, the charges listed in this section shall be adjusted by the annual change in the most recent Seattle-Bremerton-Tacoma Consumer Price Index (Urban Consumers), published by the U.S. Department of Labor.

Section 2. This Ordinance shall take effect January 1, 2007, after its passage, subject to prior approval by the Mayor and prior publication for five days as required by law.

PASSED by the City Council and approved by the Mayor this ____ day of _________________, 2006.

__________________________
Neil Johnson, Jr., Mayor

ATTEST:  APPROVED AS TO FORM:

Harwood T. Edvalson, CMC, City Clerk  James J. Dionne, City Attorney
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**Total Annual Working Capital**

- **Carveout - Prior Period**
- **Change to Annual Net Available**
- **Total Capital Projects - Attachment F-2**
- **Steu Water Commission Fees (aka SDCC)**
- **Dedicated Revenue (Capital)**
- **Annual Operating Net Available**
- **Total Operating and Maintenance Expenses**
- **Total Operating Revenues**
- **Other Fees & Charges**
- **Monthly Storm Water Charges**
- **Operating Revenues**
- **Total**

**STORM WATER OPERATIONS** 2007 - 2012 ANALYSIS IN $000s

PROPRIETARY

STORM WATER ENTERPRISE FUND 46 LAST UPDATED 10/02/2006

CITY OF BONNEVILLE LAKE

ATTACHMENT F

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**Total Expenses**

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**Assumes $2/Mo. Increase**

**Storm Water Fund ($5,000,000)**

**Storm Improvements Program**

For the Capital Improvement Program

City of Bonney Lake

2007-2012
The Bonney Lake Stormwater System

- 23 miles of stormwater pipe
- 1,222 catch basins (79 with filters)
- 43 curb inlets
- 188 manholes
- 36 detention / retention ponds
- 55 dry wells

Future Requirements

- Bonney Lake system is a regulated MS4 (Municipal Separate Storm Sewer System)
- Will be subject to a “NPDES Phase II Municipal Stormwater Permit”
- DOE now issuing final regulations
- Bonney Lake will be required to secure Phase II permit and meet additional control measures
Additional Obligations Under Phase II Permit

- Public Education and Outreach on Storm Water Impacts
- Public Involvement/Participation
- Illicit Discharge Detection and Elimination
- Construction Site Storm Water Runoff Control
- Post-Construction Storm Water Management in New Development and Redevelopment
- Pollution Prevention/Good Housekeeping for Municipal Operations

Stormwater Utility Operations

- Program Administration (admin., finance, billing, etc.)
- Planning and Engineering (comprehensive stormwater plans, basin studies, water quality studies, engineered systems, hazard mitigation, development review, easements, etc.)
- Operations and Maintenance (system construction, repair and maintenance)
- Monitoring (permitting, enforcement)
- Public Education
Ongoing Maintenance and Operations Activities

- Drainage ditch installation, maintenance, mowing and repair
- Stormwater pipe maintenance, repair, and replacement
- Stormwater pond maintenance: remove invasive vegetation, remove debris, mow weeds
- Fencing installation, maintenance and repair
- Catch basin and pipe cleaning and repair,
- Spill/hazard responses; Cave-in projects
- Tie-in inspections and permits
- Outfall channel maintenance and repair
- Bank maintenance and repair
- Outlet/Overflow/Spillway repair and maintenance
- Filter repair and maintenance
- Cleaning, clearing, and restorations of streams and channels; Erosion control.
- Street sweeping

Funding the Stormwater Program

- Current revenues will not cover current expenses through 2007;
- Few CIP projects can be undertaken without a rate increase, including Lake Jane and Bonney Lake drainage system improvements.
- Council needs to adjust rates to fund both operations and a reasonable CIP
Rate Adjustment Alternatives

- Alternative 1: Do nothing
- Alternative 2: One Dollar/Mo. Increase per Year for Five Years
- Alternative 3: Two Dollars/Mo. Increase per Year for Five Years
- Alternative 4: Three Dollars/Mo. Increase per Year for Five Years

Comparative 2006 Stormwater Rates (SF Residence)

- Auburn $10.90 per month
- Puyallup $9.845 per month
- Sumner $8.64 per month
- Issaquah $10.33 per month
- Fircrest $18.00 per month
Recommendation

• Alternative 3: Two Dollars Increase/Month per Year for Five Years. Increase monthly rate from $4 to $6 January 1, 2007 and subsequently increase the rate each year by two dollars through 2011.

• This alternative should be sufficient to fund a basic level of operations and maintenance, meet Phase II NPDES Permit requirements, and roughly 85% of currently identified capital improvements through 2011, including Lake Jane and Bonney Lake drainage system improvements (assuming the accuracy of current cost estimates).