
CITY OF KIRKLAND

CITY COUNCIL



Amy Walen, Mayor • Penny Sweet, Deputy Mayor • Jay Arnold • Dave Asher
Shelley Kloba • Doreen Marchione • Toby Nixon • Kurt Triplett, City Manager

Vision Statement

*Kirkland is an attractive, vibrant and inviting place to live, work and visit.
Our lakefront community is a destination for residents, employees and visitors.
Kirkland is a community with a small-town feel, retaining its sense of history,
while adjusting gracefully to changes in the twenty-first century.*

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AGENDA

KIRKLAND CITY COUNCIL MEETING

City Council Chamber

Tuesday, January 20, 2015

6:00 p.m. – Study Session

7:30 p.m. – Regular Meeting

COUNCIL AGENDA materials are available on the City of Kirkland website www.kirklandwa.gov. Information regarding specific agenda topics may also be obtained from the City Clerk's Office on the Friday preceding the Council meeting. You are encouraged to call the City Clerk's Office (425-587-3190) or the City Manager's Office (425-587-3001) if you have any questions concerning City Council meetings, City services, or other municipal matters. The City of Kirkland strives to accommodate people with disabilities. Please contact the City Clerk's Office at 425-587-3190. If you should experience difficulty hearing the proceedings, please bring this to the attention of the Council by raising your hand.

EXECUTIVE SESSIONS may be held by the City Council only for the purposes specified in RCW 42.30.110. These include buying and selling real property, certain personnel issues, and litigation. The Council is permitted by law to have a closed meeting to discuss labor negotiations, including strategy discussions.

PLEASE CALL 48 HOURS IN ADVANCE (425-587-3190) if you require this content in an alternate format or if you need a sign language interpreter in attendance at this meeting.

ITEMS FROM THE AUDIENCE provides an opportunity for members of the public to address the Council on any subject which is not of a quasi-judicial nature or scheduled for a public hearing. (Items which may not be addressed under Items from the Audience are indicated by an asterisk*.) The Council will receive comments on other issues, whether the matter is otherwise on the agenda for the same meeting or not. Speaker's remarks will be limited to three minutes apiece. No more than three speakers may address the Council on any one subject. However, if both proponents and opponents wish to speak, then up to three proponents and up to three opponents of the matter may address the Council.

1. *CALL TO ORDER*
2. *ROLL CALL*
3. *STUDY SESSION*
 - a. Plastic Bag Reduction Policy and Future Solid Waste Reduction Initiatives
4. *EXECUTIVE SESSION*
5. *HONORS AND PROCLAMATIONS*
6. *COMMUNICATIONS*
 - a. *Announcements*
 - b. *Items from the Audience*
 - c. *Petitions*
7. *SPECIAL PRESENTATIONS*
 - a. Interlocal Agreement Supporting Salmon Recovery in Lake Washington/Cedar/Sammamish (WRIA 8) Watershed
8. *CONSENT CALENDAR*
 - a. *Approval of Minutes:* January 6, 2015

QUASI-JUDICIAL MATTERS

Public comments are not taken on quasi-judicial matters, where the Council acts in the role of judges. The Council is legally required to decide the issue based solely upon information contained in the public record and obtained at special public hearings before the Council. The public record for quasi-judicial matters is developed from testimony at earlier public hearings held before a Hearing Examiner, the Houghton Community Council, or a city board or commission, as well as from written correspondence submitted within certain legal time frames. There are special guidelines for these public hearings and written submittals.

ORDINANCES are legislative acts or local laws. They are the most permanent and binding form of Council action, and may be changed or repealed only by a subsequent ordinance. Ordinances normally become effective five days after the ordinance is published in the City's official newspaper.

RESOLUTIONS are adopted to express the policy of the Council, or to direct certain types of administrative action. A resolution may be changed by adoption of a subsequent resolution.

PUBLIC HEARINGS are held to receive public comment on important matters before the Council. You are welcome to offer your comments after being recognized by the Mayor. After all persons have spoken, the hearing is closed to public comment and the Council proceeds with its deliberation and decision making.

- b. *Audit of Accounts:*
 - Payroll* \$
 - Bills* \$

- c. *General Correspondence*

- d. *Claims*

- e. *Award of Bids*

- f. *Acceptance of Public Improvements and Establishing Lien Period*

- (1) 2014 Street Preservation Program, Phase I Curb Ramp & Concrete Repairs Project, Trinity Contractors, Inc., Marysville, WA
- (2) 2014 Street Preservation Program, Phase III Slurry Seal Project, Blackline, Inc., Vancouver, WA

- g. *Approval of Agreements*

- (1) Interlocal Cooperative Purchasing Agreements With City of Federal Way and the Clark Regional Wastewater District:
 - (a) Resolution R-5096, Approving Participation By the City in an Interlocal Cooperative Purchasing Agreement With City of Federal Way and Authorizing the City Manager to Execute Said Agreement on Behalf of the City Of Kirkland.
 - (b) Resolution R-5097, Approving Participation By the City in an Interlocal Cooperative Purchasing Agreement With Clark Regional Wastewater District and Authorizing the City Manager to Execute Said Agreement on Behalf of the City of Kirkland.

- h. *Other Items of Business*

- (1) Remittance of Duck Dash Raffle Tax Receipts to Selected Agency
- (2) Resolution R-5098, Approving the Final Plat of Preserve at Kirkland, Department of Planning and Community Development File No. SUB 12-00560, and Setting Forth Conditions to Which the Final Plat Shall be Subject.
- (3) Report on Procurement Activities

9. *PUBLIC HEARINGS*

10. *UNFINISHED BUSINESS*

- a. North End Fire Station Response Maps Briefing

- b. Resolution R-5099, Authorizing the City Manager to Execute a Memorandum of Agreement Regarding Future Operation of the Puget Sound Emergency Radio Network.
- c. 2015 State Legislative Update #1

NEW BUSINESS consists of items which have not previously been reviewed by the Council, and which may require discussion and policy direction from the Council.

11. *NEW BUSINESS*

- a. Resolution R-5100, Relating to Combating Commercial Sexual Exploitation Through Reducing Demand, Deterrence and Prevention.
- b. Comprehensive Plan Elements Review
- c. Multi-Family Parking Requirements – Background on Current Regulations
- d. Resolution R-5101, Authorizing the City Manager to Accept a Donation of Real Property From Glenn K. Landguth and Judy Ann Landguth.

12. *REPORTS*

a. *City Council Reports*

- (1) Finance and Administration Committee
- (2) Planning, and Economic Development Committee
- (3) Public Safety Committee
- (4) Public Works, Parks and Human Services Committee
- (5) Tourism Development Committee
- (6) Regional Issues

b. *City Manager Reports*

- (1) Calendar Update

13. *ITEMS FROM THE AUDIENCE*

14. *ADJOURNMENT*

ITEMS FROM THE AUDIENCE

Unless it is 10:00 p.m. or later, speakers may continue to address the Council during an additional Items from the Audience period; provided, that the total amount of time allotted for the additional Items from the Audience period shall not exceed 15 minutes. A speaker who addressed the Council during the earlier Items from the Audience period may speak again, and on the same subject, however, speakers who have not yet addressed the Council will be given priority. All other limitations as to time, number of speakers, quasi-judicial matters, and public hearings discussed above shall apply.



CITY OF KIRKLAND
Department of Public Works
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www.kirklandwa.gov

MEMORANDUM

To: Kurt Triplett, City Manager

From: John MacGillivray, Solid Waste Programs Lead
Kathy Brown, Public Works Director

Date: January 8, 2015

Subject: Plastic Bag Reduction Policy Ordinance

RECOMMENDATION

Staff recommends that the City Council receives and participates in an interactive staff presentation to answer a series of specific policy questions to direct staff in the drafting of a plastic bag reduction policy ordinance.

BACKGROUND

At the October 7 City Council study session, staff presented several plastic bag reduction policy options for the City Council's consideration. After discussion, the City Council expressed a majority preference for an ordinance similar in construction to the cities of Seattle and Issaquah, restricting the use of most single-use plastic shopping bags. The draft ordinance may require retailers to charge a minimum fee for large paper bags to encourage the use of reusable bags.

Policy Development History

At the March 19, 2013 City Council meeting, subsequent to moving through the Public Works, Parks, and Human Services Council Committee (March 12, 2013), staff received direction to use Solid Waste resources to draft a staff report intended to evaluate the potential of implementing a ban on single-use plastic bags in Kirkland. Staff provided updates on the status of the report on June 25, 2013 to the Public Works, Parks, and Human Services Committee and on July 8, 2013 to the Community Planning, Housing, and Economic Development Committee. In September 2013, staff published the [Plastic Bag Staff Report](#) on the City website and distributed copies to the City Council and appropriate City staff. On October 22, 2013 the final staff report was presented to the Public Works, Parks, and Human Services Committee where no formal action was taken.

The report uses a framework called the "Sustainability Model" that evaluates a range of options for regulating plastic and paper bag use. As part of the study, staff presented three case studies from other cities. Additionally, a consultant conducted two surveys, one for Kirkland residents and one for Kirkland businesses, regarding their practices and attitudes toward plastic and paper bag use and regulation. The survey results are contained in the addendum to the report beginning on page 30.

On June 4, 2014, the Public Works, Parks, & Human Services Committee received a staff presentation on a variety of policy options available to manage single-use plastic bags. Members of the Committee expressed potential interest in Option 2: Public Education and Outreach Campaign and Option 4: Ban Plastic Bags/Require Fee for Paper Bags. The decision on a formal Committee recommendation was deferred pending a second staff presentation at the Committee's July 2 meeting on the lifecycles of various types of shopping bags and more discussion. Subsequent to the second informational presentation, the Committee did not reach a consensus on a recommended plastic bag management option and concluded that the issue should be discussed by the full City Council at a future study session, which occurred on October 7, 2014.

PLASTIC BAG REDUCTION POLICY DEVELOPMENT PROCESS

Staff is proposing a three part process for the City Council to develop and adopt a plastic bag reduction policy.

1) City Council Meeting – January 20, 2015:

In order to draft a plastic bag reduction ordinance that most accurately reflects the City Council's vision to reduce the use of single use plastic bags, staff will ask the Council to answer a series of questions that will inform the construction of the ordinance and will seek any additional direction on specific provisions the Council wishes to include in an ordinance.

2) City Council Meeting – February 3, 2015:

Staff will present a draft comprehensive communications plan and project budget for the Council's review and comment.

3) City Council Meeting - To-be-Determined – First quarter of 2015:

Staff will propose formal adoption of a plastic bag reduction ordinance and approval to expend Solid Waste cash reserves per the proposed budget to implement the ordinance and communications plan.

PLASTIC BAG REDUCTION POLICY DEVELOPMENT QUESTIONS

Below is a series of questions that will provide staff with the necessary direction to begin drafting a plastic bag reduction ordinance for the City Council's consideration. To inform the discussion, staff conducted a survey of specific elements of several plastic bag reduction ordinances in western Washington, as shown below in *Table 1*.

Table 1: Washington Plastic Bag Reduction Policy Comparisons						
City	Passed	Effective Date	Grace Period	Paper Bag Fee	Fee Revenue	>2.25 mm Exempt
Bainbridge Island	Apr-12	Nov-12	7 months	Not less than 5 cents	Retailer	Yes
Bellingham	Jul-11	Jul-12	One Year	Not less than 5 cents	Retailer	Yes
Edmonds	Aug-09	Aug-10	1 year	None	Retailer	Yes
Issaquah (< 7,500 sq ft)	Jan-12	Jul-14	2.5 years	Not less than 5 cents	Retailer	Yes
Issaquah (> 7,500 sq ft)	Jan-12	Mar-13	15 months	Not less than 5 cents	Retailer	Yes
Mercer Island	Dec-13	Apr-14	4 months	At Retailer's Discretion	Retailer	Yes
Mukilteo	Dec-11	Jan-13	1 year	At Retailer's Discretion	Retailer	Yes
Olympia	Oct-13	Jul-14	9 months	Not less than 5 cents	Retailer	Yes
Port Townsend	Jul-12	Nov-12	4 months	Not less than 5 cents	Retailer	Yes
Seattle	Dec-11	Jul-12	6 months	Not less than 5 cents	Retailer	Yes
Shoreline	Apr-13	Feb-14	10 months	Not less than 5 cents	Retailer	Yes
Thurston County	Sep-13	Jul-14	10 months	Not less than 5 cents	Retailer	Yes
Tumwater	Sep-13	Jul-14	10 months	Not less than 5 cents	Retailer	Yes

Question 1: Should retailers be required to charge a minimum fee for each large paper bag provided to customers? If so, how much should the minimum paper bag fee be?

STAFF COMMENT:

Of the policies reviewed in *Table 1*, most require retailers to charge at least five cents for each large paper shopping bag (1/8" barrel or 882 cubic inches, typically a 6" x 10" bottom) but permit retailers to charge more to cover the wholesale cost of the paper bags if higher than five cents. Two cities (Mercer Island and Mukilteo) leave it up to the discretion of the retailer whether or not to charge a fee and how much to charge. The City of Edmonds does not require nor allow retailers to charge a fee on paper bags. Most cities have elected to include a requirement for retailers to charge a minimum fee to provide an incentive to consumers to use reusable bags instead of paper bags. A higher minimum fee, such as ten cents per paper bag, could be required to further encourage consumers to use reusable bags, but such a minimum fee could result in the paper bag fee becoming an unintended profit center for retailers.

STAFF RECOMMENDATION:

Staff recommends that a Kirkland ordinance should include a minimum paper bag fee of at least five cents per large paper bag to help incentivize the use of reusable shopping bags but retailers should be allowed to charge more per paper bag to fully recover their costs.

Question 2: Who retains the revenue from the paper bag fee?

STAFF COMMENT:

In all plastic bag policies evaluated, retailers retain the entire fee to help cover the cost of the more expensive paper bags. As an alternative, a higher paper bag fee could be mandated and the retailer, after covering its costs, could be required to remit a portion

of the fee to the City to help pay for implementation costs, ongoing environmental programs related to promoting the use of reusable bags, and litter control.

STAFF RECOMMENDATION:

Staff recommends that retailers retain all of the revenue from any minimum paper bag fee or any fee greater than the mandated minimum. However, staff also recommends that the Council consider including a provision in an ordinance for retailers that charge more than the minimum fee, restricting them from making a profit on the sale of large paper bags due to the plastic bag reduction policy.

Question 3: Should the effective date of the policy be phased in?

STAFF COMMENT:

Of the ordinances surveyed, only Issaquah included a phase-in provision in its ordinance. Of the cities that did not provide for a phase-in period, the average grace period between the passage of the ordinance and its effective date was about nine months, with a low of four months and a high of one year.

In Kirkland, staff estimates that there are a total of 172 retail businesses that will be affected by a plastic bag reduction policy, 132 (77%) of which have a retailer space smaller than 7,500 square feet. If a plastic bag reduction policy were to be phased in in Kirkland, for businesses with retail space greater than 7,500 square feet, such as Safeway and Fred Meyer, the ordinance could be effective on January 1, 2016 or about nine months after adoption. For businesses with less than 7,500 square feet of retail space, the ordinance could be effective on January 1, 2017, or about 21 months after the adoption of the ordinance. Issaquah staff indicated that small retailers face the most challenges gaining compliance, and the extra year they were allowed to comply provided some relief.

STAFF RECOMMENDATION:

Staff believes that all sizes of businesses can readily comply with an ordinance within nine months to one year and that a delay would increase education and outreach costs and would add to consumer confusion. Staff recommends that all business should be required to be in compliance with the ordinance at the same time and suggests a potential effective date of January 1, 2016 if an ordinance is adopted in the first quarter of 2015.

Question 4: What specific plastic bag uses should be exempt from the ordinance?

STAFF COMMENT:

With most bag bans of this type, exemptions are provided for bags used by customers inside stores to package bulk items such as fruit, vegetables, nuts, grains, candy, and greeting cards; bags for small hardware items, such as nails and bolts; bags to contain or wrap frozen foods, meat or fish; bags to contain or wrap flowers or potted plants, or other items where dampness may be a problem (such as artwork, printings, clothing); and bags used to contain unwrapped prepared foods or bakery goods, and prescription drugs. Other exemptions commonly include plastic bags used for newspapers, dry cleaning, pet waste and garbage.

STAFF RECOMMENDATION:

Staff recommends all of the aforementioned bags be exempted from an ordinance.

Question 5: Should 2.25 millimeter (mm) plastic bags be exempt from the policy?*STAFF COMMENT:*

In all cities surveyed, plastic bags greater than 2.25 mm in thickness are exempt, as some stakeholders contend that these bags are "reusable" or nearly so per the established definition. Most ordinances define Reusable Bag as "...a bag made of cloth, fabric, or other material with handles that is specifically designed and manufactured for long-term multiple reuse and meets all of the following requirements:

1. Has a minimum lifetime of 125 uses which means the capability of loading, carrying, and unloading a minimum of 22 pounds over a distance of at least 175 feet a minimum of 125 times
2. Is washable, whether by machine or by hand."

Staff believes that 2.25 mm plastic bags do not substantially meet the definition of Reusable Bag. Research has also revealed that some businesses may be circumventing the spirit of their respective city's ordinance by regularly offering their customers thicker 2.25 mm plastic bags for any and all purchased goods. When interviewed, staff from the cities of Issaquah and Seattle recommended that Kirkland should reconsider exempting 2.25 mm plastic bags from its ordinance. However, thicker plastic bags are provided for special uses such as to hold bedding materials or other bulky household items or for protecting books or other printed materials, although some of these special uses are typically exempted anyway.

STAFF RECOMMENDATION:

Staff recommends consideration of not exempting 2.25 mm plastic bags from an ordinance. 2.25 mm plastic bags do not substantially meet the established definition of a reusable bag and some retailers have circumvented the spirit and intent of plastic bag reduction policies by regularly providing 2.25 mm bags to customers at no cost as a substitute for single use plastic bags. As a compromise, the City Council could exempt 2.25 mm plastic bags initially, but allow staff to monitor their use and recommend corrective legislative action if they become prevalent as a means to circumvent the spirit and intent of the ordinance.

Question 6: Are there any special organizations, businesses, or groups that should be exempt from the ordinance, such as restaurant take-out, food rescue organizations such as Hopelink, or citizens receiving public assistance?*STAFF COMMENT:*

Citizens receiving public assistance who present a voucher or electronic benefits card (EBT) at checkout and food rescue organizations should be exempt from the paper bag

fee. For health and safety reasons, the restaurant industry has been vocal in its contention that plastic bags should be allowed for prepared take-out restaurant foods.

STAFF RECOMMENDATION:

Staff recommends all of the aforementioned organizations, businesses and groups be exempted from the ordinance, including a specific exemption for plastic bags used to transport take-out foods.

Question 7: How should the ordinance be enforced?

STAFF COMMENT:

In communities where single-use plastic bags have been restricted, almost all businesses comply voluntarily by the effective date of the ordinance. Enforcement of a plastic bag reduction ordinance would be the same as the enforcement tactics Solid Waste took with the new Garbage and Recycling Cart Placement Code passed by the City Council in June, 2012, applying a progressive approach of communicating with first-time violators, progressing to fines if violations continue. The ultimate goal is to achieve voluntary compliance through clear communication with the business before initiating any formal code enforcement process per KMC Chapter 1.12. Per the code, the penalty for first time violations is \$100 per day for each violation.

To implement the above described approach after the effective date of an ordinance, Solid Waste staff would periodically make unannounced visits to small and large retailers to check on compliance and provide verbal warnings to retailers out of compliance. If the retailer is found to be out of compliance during a second visit, the potential violation may be reported to Code Enforcement for corrective action. Solid Waste would also maintain a complaint hotline and web-based complaint form for residents and businesses to report businesses that they believe to be out of compliance.

STAFF RECOMMENDATION:

Staff intends to rely heavily upon voluntary compliance and would, through periodic visits and in response to complaints received, proactively work with retailers to address any non-compliance issues before initiating the code enforcement process that could lead to written warnings or monetary fines. Staff recommends that an ordinance include a section that references the code enforcement process in KMC Chapter 1.12 but also recommends that the section include the opportunity for a business to request a temporary waiver from the ordinance for up to one year if the business can reasonably articulate that the ordinance will create an undue hardship.

NEXT STEPS

February 3, 2015 – City Council Meeting: Presentation of a draft communications plan and budget for the implementation of a plastic bag reduction ordinance.

City Council Meeting (To be Determined) – Adoption of final ordinance and approval of project budget.



CITY OF KIRKLAND
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MEMORANDUM

To: Kurt Triplett, City Manager

From: Jenna Higgins, Recycling Programs Coordinator
John MacGillivray, Solid Waste Programs Lead
Kathy Brown, Public Works Director

Date: January 12, 2015

Subject: Solid Waste Work Plan Priorities

RECOMMENDATION

Staff recommends that the City Council receives a presentation of the long term Solid Waste work plan priorities and discusses the priorities proposed to be added to the 2015 Public Works, Parks, and Human Services Committee work plan.

BACKGROUND

At the October 7, 2014, City Council study session, Solid Waste staff briefly introduced its top ten programmatic and legislative priorities. The City Council expressed interest in greater detail to evaluate which projects may have the greatest long-term impact on increasing waste reduction and recycling. Increased recycling rates will help Kirkland meet, by 2020, the overall 70% combined county-wide recycling diversion rate goal in the draft King County Solid Waste Management Comprehensive Plan and in the King County-Cities Climate Pledge (K4C).

On January 7, 2015 the Public Works, Parks, and Human Services Committee received a detailed presentation of each priority on the list. After discussion, the Committee proposed four top work program items, pending full City Council endorsement, for inclusion in its 2015 work plan. Four other items on the list are already underway and do not require City Council action. Two items, every-other-week garbage collection and dual stream recycling, were deferred to the future. Note that adding the items to the work plan is not a decision to implement, only to have the committee review the issue and make recommendations back to the full Council.

Items Proposed to be added to 2015 Committee Work Plan

1. Mandatory Recycling at Multifamily Properties
2. Multifamily Recycling Disposal Ban
3. Polystyrene Food Service Ban
4. Plastic Bag Reduction Policy Implementation

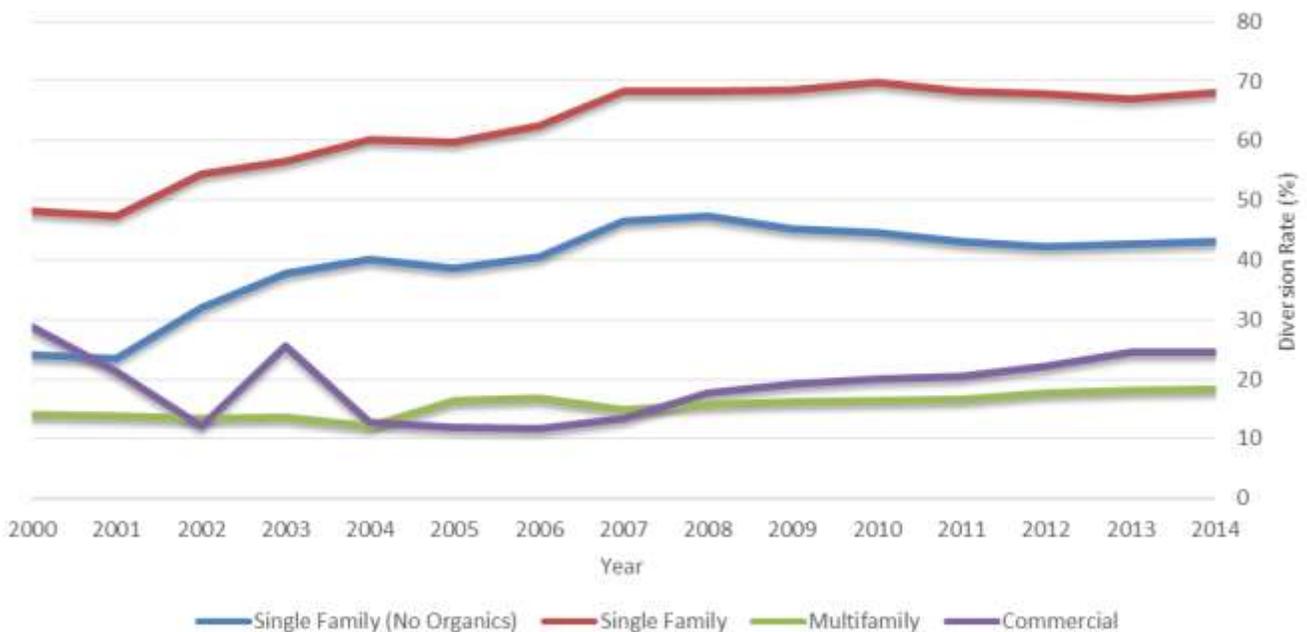
Kirkland Recycling Rates

Kirkland's current combined single family, multifamily, and commercial recycling diversion rate is 45.7% through November 2014 based on tonnage data provided by Waste Management. The recycling diversion rates by sector between 2000-2014 are shown in *Figure 1*. Single family has

the highest diversion rate, around 70% including organics (yard waste), while the commercial and multifamily rates are at 25% and 18%, respectively.

To more accurately understand the recycling diversion rate by sector, please note that the commercial rate is likely higher than reported and multifamily and single family should not be directly compared without removing organics tonnage from the comparison. Few multifamily residences participate in composting, so comparing the single family rate against multifamily recycling rate without yard waste removed from single family (blue line in *Figure 1*) makes for a fairer comparison. However, even with the organics tons removed from the single family diversion rate calculation, the multifamily diversion rate of 18.4% is still substantially lower than the adjusted single family rate of 43%. The diversion rate for the Commercial Sector is underreported and higher than it appears since Kirkland does not receive the same aggregated recycling tonnage data that the County receives such as data from independent commercial recycling companies operating in Kirkland or recycling collected from commercial self-haulers at County transfer stations. Both commercial and multifamily diversion rates offer opportunities for improvement.

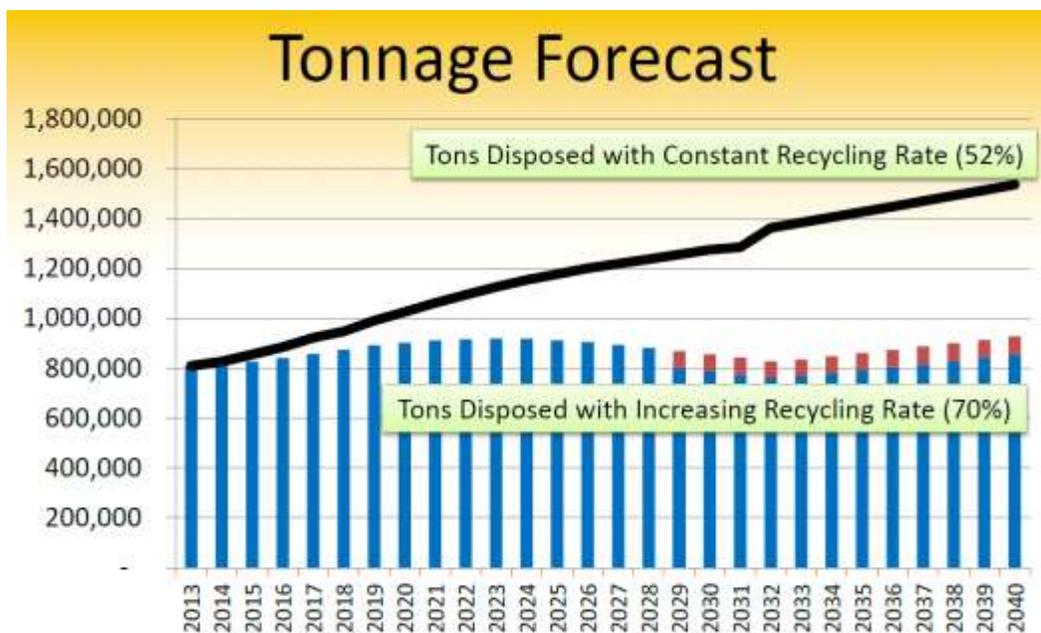
Figure 1: Recycling Diversion Rate by Sector (2000-2014)



Regional Recycling Rates

The combined single family, multifamily, and commercial recycling diversion rate in 2013 in King County was 52%. If the 52% recycling rate remains static and if no action is taken to increase recycling diversion or reduce waste, then landfilled tonnage may double to 1.6 million per year County-wide by 2040 based upon regional growth patterns as shown in the *Tonnage Forecast graph (Figure 2)*. The renovated and more efficient County transfer system will be able to handle the extra tonnage; however, the 2030 closure of the landfill is predicated on the region meeting its 70% recycling rate goal by 2020. If the recycling goal is not met, the landfill will close earlier than projected, and the County will have to implement more expensive disposal alternatives such as waste export or waste-to-energy sooner. (Note: the red portions of the bar graph after 2028 show Bellevue's annual tonnage after it leaves the system after the expiration of its ILA in 2028.)

Figure 2

**SOLID WASTE WORK PLAN PRIORITIES**

The following is a prioritized "Top Ten" list of the Solid Waste programs and initiatives that staff believes will most effectively reduce Kirkland's waste and increase recycling, allowing Kirkland to contribute to the achievement of a regional 70% recycling diversion rate by 2020. A brief summary of each priority is included in the memorandum, and staff is prepared to return to the City Council with more detailed research and to report on any of the priorities as needed.

It's important to note that:

- **Projects and programs may be implemented out of order as opportunities present themselves.** For instance, the availability of grant funding (Regional Green Business Program) or specific Council direction given to staff (Plastic Bag Policy) may result in a lower priority project being implemented before a project with a higher priority.

- **Some of the projects and programs are reliant upon the successful implementation of other priorities.** For example, cardboard recycling is likely to increase after the implementation of the Regional Green Business Program or a ban on recyclables in multifamily or commercial garbage.
- **Many programs and projects may require the City Council to consider providing specific policy direction to staff and/or take local or support regional legislative action.**

Top Ten Solid Waste Programs and Initiatives (See Table 1 on page 8.)

*Denotes that the priority is in the 2015 Solid Waste Work Plan as a new or ongoing project.

1. Get the Fiber Out!* (Increase cardboard/mixed paper recycling)

Cardboard and mixed paper such as newspaper or printing paper is one of easiest materials to recycle and is readily identified as such by most residents and businesses. Yet, King County's 2011 Waste Stream Characterization Study revealed that 21% (170,000 tons) of the waste landfilled at the Cedar Hills Regional Landfill is cardboard and mixed paper. Of single family, multifamily, and commercial, the commercial sector landfills the highest percentage of its cardboard and paper each year. In fact, 30% of the commercial waste stream buried at the landfill is cardboard and mixed paper, with multifamily close behind at 24%. Recognizing that getting the fiber out of the disposal stream is an end and not a means, the implementation of a focused education and outreach program, the Regional Green Business Program, and/or a ban on recyclables in commercial garbage similar to multifamily could increase diversion.

2. Mandatory Recycling at Multifamily Properties*

Multifamily recycling continues to be an area of opportunity for improvement. Currently, according to the KMC, "Multifamily residential customers may choose and by the city are urged to choose to participate in placement for collection for recycling..." (KMC 16.08.012 (G)). To strengthen our multifamily recycling program, the City of Kirkland could mandate that all multifamily properties have adequate recycling service on site. Mandatory recycling requirements increase waste diversion and have been implemented in other municipalities. Research could be conducted to consider various requirements that designate minimum size, location, and accessibility of recycling space for both new and old properties. Currently, Kirkland has approximately 30 multifamily properties with no recycling service. More than 54% of multifamily properties (300 properties) with recycling service do not provide adequate capacity (less than a ratio of one cubic yard of recycling service for each cubic yard of garbage service – the established Kirkland Solid Waste standard of a 50% recycling rate), according to 2014 Waste Management data.

3. Multifamily Recycling Disposal Ban

If the recycling diversion rate does not improve after requiring properties to have adequate and accessible recycling service, consideration could be given to implementing a ban on recyclables in the garbage to encourage more recycling. In the City of Seattle, single family, multifamily, and commercial customers are all restricted from placing significant amounts of basic recyclables like paper, cardboard, glass and plastic bottles and jars, aluminum and tin cans in their garbage containers. In Seattle, owners and managers of non-compliant multifamily buildings receive two warning notices before \$50.00 fines are added to their bills. Single family customers receive notices, and in

2015 will begin receiving fines as well. The City of Kirkland could also consider banning other readily recyclable items like food from disposal, in order to increase diversion.

4. Food Diversion - Food Rescue and Composting*

According to the 2011 King County Waste Stream Characterization Study, 22.1% (178,660 tons) of the County's landfilled waste is food. In terms of recoverability, a total of 34% (274,901 tons) of the County's waste is Compostable/Potentially Compostable, which includes food, food soiled paper, and other compostable food service items. Organic waste in landfills slowly decomposes and, as it does, releases methane gas, a potent greenhouse gas.

City of Kirkland Solid Waste is actively working to divert more food waste from the waste stream, focusing on the commercial and multifamily sectors. In 2007, Kirkland began its free commercial food waste composting program, and in 2009 extended the service to multifamily customers. Between 2007 and November 2014, a combined total of 2,795 tons have been composted in the commercial and multifamily sectors. In 2013, commercial and multifamily customers diverted 617 tons of organics from the landfill; however, assuming that 22% of Kirkland multifamily/commercial trash is compostable, that 617 tons of organics accounted for only approximately 10% of the total food scraps that could have been composted.

Each year Solid Waste dedicates a significant amount of resources to actively work with businesses and property managers to do site assessments, educate employees and residents, and provide resources and tools to encourage successful food recycling programs. However, a better outcome than diverting food waste to composting would be to save edible food and divert it to local food rescue organizations for distribution to those in need. As part of this project, Solid Waste could earmark a portion of its annual grant funding to support local food rescue programs and use its network of restaurants participating in the commercial organics recycling program as potential sources for edible food.

5. Kirkland Green Business Program Renovation*

The Kirkland Green Business Program has recognized local businesses for their environmental efforts since 2007. Due to waning participation, in 2013 the Cascadia Consulting Group assessed the current program to understand the current program's processes, to present best practices of green business programs around the country, and to offer recommendations for revamping the program into a more valuable and effective program. Three overarching suggestions related to engagement and participation resulted from the assessment: Kirkland should join a regional program, help attract new customers for participating businesses, and refresh and recertify the current participating businesses.

Solid Waste staff are currently involved in an effort to develop a regional green business program. Through collaboration with other founding program partners to include the City of Seattle, the City of Bellevue, Snohomish County PUD, Puget Sound Energy, and King County Envirostars, program partners are pooling their resources to help reach a wider range of businesses in our respective jurisdictions and service areas. The combined effort seeks to build a program that will help businesses identify, prioritize, and implement green actions, and get recognition for the actions they implement. This

regional group is currently working through a process to decide upon governance, program funding, branding, recognition and certification, and a web platform, culminating in a Memorandum of Agreement. Solid Waste has committed \$50,000 of its Department of Ecology Coordinated Prevention Grant funding as seed money to support the new program.

6. Support of Product Stewardship Initiatives*

Over the past several years, the Kirkland City Council has supported extended producer responsibility (EPR), or product stewardship, legislation in Washington State such as the E-Cycle Washington Program in 2009, the King County Secure Medicine return program passed by the King County Board of Health in 2014, and the new LightRecycle Washington Program going into effect on January 1, 2015, to help residents safely and properly recycle mercury-containing lights. In 2015 and beyond, there may be opportunities for the City Council to lend its support to new take-back legislation including a State-wide secure medicine return program and EPR initiatives to manage paint, tires, mattresses, batteries, thermostats, and carpet. In 2014, the Kirkland Police Department established a secure medicine return collection site at the Kirkland Justice Center and in 2015 Solid Waste will collect compact fluorescent lights at City Hall as participant in the new LightRecycle Washington Program.

7. Every-other-week Garbage Service

Kirkland's contract with Waste Management allows the City, at its discretion, to switch to every-other-week (EOW) garbage and/or recycling collection after 180 days' notice. Monthly rates paid by the City to Waste Management would be reduced by \$2.11 per customer for EOW garbage. The rate reduction is a small percentage of the overall total rate since WMI still must collect and dispose of the residential garbage collected albeit once every two weeks, must run the routes for the weekly collection of recycling and yard waste, and must continue to provide weekly collection for multifamily and commercial customers up to six days per week.

While rate savings would be nominal, a change to EOW garbage service can have a significant effect upon waste reduction and recycling diversion. The City of Renton changed to EOW garbage service in 2009 and has seen its single family residential diversion rate climb from 55% to 67% in 2013.

EOW garbage service can result in customers overfilling their garbage carts, leaving waste accessible to urban wildlife, may cause odor and litter issues, can increase illegal dumping, and encourage residents to dispose of extra garbage in recycling or yard waste carts. While it merits more research, staff does not support EOW recycling and believes that weekly recycling service is necessary to give customers the capacity to recycle the additional materials they will presumably remove from their garbage due to EOW service.

8. Ban on Expanded Polystyrene Food Service Products

In May 2012, Solid Waste published its *Expanded Polystyrene Food Service Product Report*, which evaluated the pros and cons of a potential ban of expanded polystyrene (EPS) food service products in Kirkland. Due to the economic downturn and the projected 4% - 5% solid waste rate increase that would accompany a ban, the report

recommended consideration of a ban be deferred to the future. The City Council Economic Development Committee concurred with the staff recommendation.

However, the economic landscape has improved and compostable food service ware has decreased in cost relative to 2012, so it would be reasonable to conduct more research to determine if a ban could be implemented at a lower cost to the rate payer and with less negative effect to Kirkland business owners. Staff does not, however, recommend implementation of an EPS ban concurrent with implementation of a plastic bag reduction policy due to staffing levels and workload concerns.

9. Glass on the Side (Return to Dual Stream Recycling)

Prior to 2003, Kirkland had dual stream recycling, where glass, paper, and plastics were collected in separate plastic bins. After 2003, the City changed to commingled, or "All-in-One" recycling, where all recyclables are collected in one cart and sorted at the recycling center. The change not only resulted in lower rates by improving the efficiency of collection through automation, it made recycling easier and substantially increased recycling diversion. However, one consequence of commingled recycling is that glass is collected in the same cart as cardboard and mixed paper. When glass breaks, small shards become embedded in the paper to be recycled. The glass-contaminated paper is shipped to pulp mills and the abrasive glass causes damage to expensive pumps and processing equipment at the mill. Additionally, glass is typically crushed at the recycling center and sold as road bedding or fill at a loss to the recycler. Glass is the only curbside recyclable that can be recycled 100% into another glass bottle or container, if it is separated and not collected with other recyclables. This higher quality, uncontaminated glass can be sold by the recycler at a profit.

If Kirkland returned to a glass-on-the-side system, there would be a consequent rate increase due to a loss of collection efficiency, although some of the rate increase could be negotiated away since Waste Management would make a profit on the sale of our uncontaminated recyclable glass. One other opportunity for the Council to consider would be to support a State-wide "bottle bill" similar to the bottle redemption program in Oregon, if such legislation is introduced in the future. This would preclude the need for curbside collection of glass and result in the diversion and recycling of a highly valued commodity.

10. Single-use Plastic Bag Reduction Policy*

Per City Council direction received at its October 7, 2014 Study Session, staff is currently preparing memoranda and a list of questions for the Council to answer at its January 20, 2015 City Council meeting which will inform the construction of the proposed plastic bag reduction ordinance. Staff is also preparing a proposed communications plan in the event an ordinance is passed. The communications plan will be presented at the February 3, 2015 City Council meeting.

NEXT STEPS

Over the course of 2015, Solid Waste staff will return with more detailed information on each of the Solid Waste projects added to the Public Works, Parks, and Human Services 2015 work plan.

Table 1

SOLID WASTE "TOP TEN LIST" PRIORITIES MATRIX					
#	Project Name	In 2015 Work Plan?	Project Status	Action Required	Project Budget
1	Get the Fiber Out	Yes	Ongoing	Education and Outreach, Disposal Bans, Green Business Program	TBD
2	Mandatory Multifamily Recycling	Yes	TBD	Ordinance, Education and Outreach, Enforcement	TBD
3	Multifamily Recycling Disposal Ban	No	TBD	Ordinance, Education and Outreach, Enforcement	TBD
4	Food Diversion - Food Rescue/Composting	Yes	Ongoing	Education and Outreach, Grant funding to aid food rescue organizations	TBD
5	Kirkland Green Business Program Renovation	Yes	Ongoing	Program Development, Memorandum of Agreement, Selection of Web Platform	\$50,000 (Grant funded)
6	Support of Product Stewardship	Yes	Ongoing	City Council support for Statewide initiatives, regional engagement by staff	None
7	Every-other-week Garbage Service	No	TBD	Policy direction, contractor coordination, education and outreach	TBD
8	Polystyrene Food Service Products Ban	No	TBD	Ordinance, Rates adjustment, Education and Outreach, Enforcement	\$215,000 (2012)
9	Glass on the Side	No	TBD	Policy direction, negotiation, contractor coordination, education and outreach	TBD
10	Single-use Plastic Bag Reduction Policy	Yes	Ongoing	Ordinance, Education and Outreach, Enforcement	\$51,600



CITY OF KIRKLAND

Department of Public Works

123 Fifth Avenue, Kirkland, WA 98033 425.587.3800

www.kirklandwa.gov

MEMORANDUM

To: Kurt Triplett, City Manager

From: Stacey Rush, Senior Surface Water Utility Engineer
Jenny Gaus, Surface Water Engineering Supervisor
Kathy Brown, Public Works Director

Date: January 8, 2015

Subject: INTERLOCAL AGREEMENT SUPPORTING SALMON RECOVERY IN LAKE WASHINGTON/CEDAR/SAMMAMISH (WRIA 8) WATERSHED

RECOMMENDATION:

Staff recommends that City Council members receive a briefing on the proposed Interlocal Agreement (ILA) (Attachment A) to support regional salmon recovery efforts. This update was requested by Councilmember Jay Arnold, who represents Kirkland on the WRIA 8 Salmon Recovery Council. Staff is seeking questions, comments or feedback from the Council as the new ILA will be presented to Council members for adoption later in 2015.

BACKGROUND AND DISCUSSION:

Background on Chinook salmon listing

Puget Sound Chinook salmon were listed as threatened under the Federal Endangered Species Act (ESA) in 1999. As a listed species, any actions that could be viewed as "take" of Chinook habitat could be prohibited unless steps are taken to reduce or eliminate impacts. As long as the species is listed, there is the potential of economic impacts to Kirkland because "take" can include private and public development activity, release of stormwater that carries pollutants into lakes and rivers, or operation and maintenance of the public street system. Lawsuits regarding "take" can be initiated by third parties including citizens and Indian Tribes. The four basic categories of items impacting salmon populations include: habitat, hatcheries, hydropower, and harvest. Of these, habitat is the most under control of local governments such as Kirkland, as it controls land use and operates and maintains public infrastructure that crosses and interacts with streams.

In response to the listing, local governments and stakeholders in the Lake Washington/Cedar/Sammamish Watershed (also known as Water Resource Inventory Area 8, or WRIA 8) gathered to develop a plan to address habitat protection. The Lake Washington/Cedar/Sammamish Watershed Chinook Salmon Conservation Plan (WRIA 8 Plan) was completed in 2005 and approved by local government partners.

Previous resolutions by Kirkland Council

In June, 2005, Kirkland City Council adopted the WRIA 8 Plan, which sets priorities and goals for the WRIA 8 salmon recovery process. While the ESA only prohibits "take" and does not require species recovery, the WRIA 8 Plan has the goal of recovery and eventually the de-listing of Chinook salmon. In addition to preserving and sustaining a species important to Puget Sound's culture, this effort would reduce the risk of third party lawsuits limiting private/public development and City maintenance activities in Kirkland.

In November 2006, Kirkland City Council entered into an Interlocal agreement with other jurisdictions in the watershed for salmon recovery planning and implementation. This ILA is in effect until December 31, 2015 and participation in the ILA demonstrates commitment to proactively working together within the watershed to address the ESA listing.

ILA purpose

Salmon recovery is a multi-jurisdictional effort, with shared interests and responsibility for addressing watershed health and salmon habitat protection and restoration. Identification of watershed health issues and implementation of salmon habitat protection and restoration can be carried out more efficiently if done cooperatively rather than separately and independently. The ILA provides an effective, long-standing forum for regional coordination and a governance structure to implement the WRIA 8 Plan, which supports implementation of the Puget Sound Partnership Action Agenda for recovery of Puget Sound.

The WRIA 8 Salmon Recovery Council (SRC) is the governing body created to implement the ILA and the WRIA 8 Plan, currently with 28 jurisdictions sharing the costs. In addition, there are 19 stakeholder groups that elect a member to serve on the SRC (for example, Friends of the Issaquah Salmon Hatchery and WA Association of Sewer and Water Districts). These members are non-voting on financial matters, but may vote on matters of policy and are instrumental to continuing the ongoing participation of citizens and other stakeholders to ensure continued public outreach efforts.

ILA and salmon recovery funding

The total annual budget under the ILA for 2015 is \$541,900, and Kirkland's portion is \$27,128. If the new ILA is approved later in 2015, the agreement will obligate Kirkland to pay a similar annual amount, depending on how many members participate.

Funds collected via the ILA are used to support a WRIA 8 staff team (housed at King County) that performs a variety of tasks, including the following:

- coordinating the SRC work plan and meetings,
- providing links to salmon recovery at the regional, state, and federal levels,
- administering policies,
- advocating for more sustainable funding for salmon recovery projects,
- coordinating grants for salmon recovery projects and programs, and
- coordinating and tracking implementation of the WRIA 8 Plan including associated grants.

Regional salmon recovery continues to be under-funded. In the 5-year WRIA 8 Plan Implementation Report (2005-2010) (Attachment B), the WRIA 8 Plan's anticipated level of funding needed for salmon recovery is shown (page 16) along with the actual funding for the last 10 years. The SRC works with the state legislature, Congressional delegation, and state and federal agency partners every year to support state and federal funding. Attachment C is a letter to Governor Jay Inslee regarding priorities for salmon habitat restoration funding for the upcoming legislative session.

Continued restoration efforts and renewal of ILA

Recovery efforts have protected and restored priority salmon habitat throughout the watershed. However, more work remains. As a result of the lack of funding, approximately only 22% of the 10-Year Start List of priority actions have been completed. Chinook salmon population numbers can fluctuate dramatically on a year-to-year basis due to their life cycle. Recent years' monitoring of juvenile Chinook produced in the watershed appear to show encouraging signs of increasing numbers of juveniles leaving the watershed for the ocean, which indicates progress is being made.

Indian Tribes have Tribal treaty rights guaranteeing them the ability to harvest salmon. Puget Sound Tribes recently expressed their concern at the lack of progress towards habitat recovery. The tribes are requesting local, state, and federal governments do more to adopt and enforce protective regulations, and have threatened lawsuits over the continued decline of habitat and fisheries. Lawsuits could severely impact private/public development and City maintenance activities in Kirkland.

Attachment D is a table listing the proposed changes in the new ILA, including the following:

- “Whereas” statements were added to document the rationale for ILA, identify WRIA 8’s role as the “lead entity” authorized in state statute, and emphasize the use of monitoring and adaptive management to guide implementation of the WRIA 8 Plan.
- The eligible ILA partners have been expanded to include public agencies other than cities and counties that affect land use decisions (like tribes, port districts, etc.).
- The individual ILA partner cost shares may be updated more often than every three years when a substantial annexation occurs.
- An opportunity was created to establish a cost share for newly added public agencies other than cities and county members.
- Wording was changed to clarify an independent audit is optional instead of required (currently provided by an anonymous King County client satisfaction survey).

NEXT STEPS:

The presentation by WRIA 8 staff at the January 20th Council meeting will provide further explanation of the watershed, update on progress, and the schedule for renewing the ILA, which would be effective January 2016 through December 2025. The new ILA will be presented to council members for adoption in September/October 2015.

Attachment A: Draft WRIA 8 Interlocal Agreement for 2016-2025

Attachment B: WRIA 8 Plan Implementation Progress Report (2005-2010)

Attachment C: Letter to Gov. Jay Inslee regarding salmon recovery legislative priorities (11-07-14)

Attachment D: ILA proposed changes

DRAFT WRIA 8 ILA 2016-2025

November 13, 2014

NOTE TO REVIEWERS: *The tracked changes in this draft are meant to indicate proposed technical revisions or updates to make the ILA document reflect current WRIA 8 Chinook Conservation Plan implementation priorities and practices. The side bar comments indicate topics that may be more substantive and require more discussion to determine an agreed upon path forward.*

INTERLOCAL AGREEMENT
For the Watershed Basins within Water Resource Inventory Area 8

PREAMBLE

THIS AGREEMENT ("Agreement") is entered into pursuant to Chapter 39.34 RCW by and among the eligible county and city governments signing this agreement that are located in King and Snohomish Counties, lying wholly or partially within the management area of Watershed Resource Inventory Area ("WRIA") 8, which includes all or portions of the Lake Washington, Cedar River, and Sammamish River basins, all political subdivisions of the State of Washington (individually for those signing this Agreement, "party" and collectively "parties"). -The parties share interests in and responsibility for addressing long-term watershed planning and conservation ~~for the watershed basins in WRIA 8 and wish to provide for funding and implementation of various activities and projects therein.~~

WHEREAS, the parties share interests in and responsibility for addressing long-term watershed planning and conservation of the aquatic ecosystems and floodplains for purposes of implementing the Lake Washington/Cedar/Sammamish Watershed (WRIA 8) Chinook Salmon Conservation Plan ("WRIA 8 Plan") and improving watershed health for the watershed basins in WRIA 8 and wish to provide for funding and implementation of various activities and projects therein; and

WHEREAS, Puget Sound Chinook salmon, including the WRIA 8 Cedar and Sammamish populations, were listed as threatened under the Endangered Species Act (ESA) in 1999; and

WHEREAS, the parties recognize their participation in the Interlocal Agreement demonstrates their commitment to proactively working to address the ESA listing of Chinook salmon; and

WHEREAS, the parties recognize achieving WRIA 8 salmon recovery and watershed health goals requires a recommitment to, and acceleration of, the collaborative implementation and funding of salmon recovery actions; and

WHEREAS, the parties have participated in an Interlocal Agreement for the years 2001-2005 to develop the WRIA 8 Plan, contributed to the federally-approved Puget Sound Salmon

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DRAFT WRIA 8 ILA 2016-2025

November 13, 2014

37 Recovery Plan, and desire to continue providing efficient participation in the implementation of
38 such plans; and
39 WHEREAS, the parties took formal action in 2005 and 2006 to ratify the WRIA 8 Plan,
40 and
41 WHEREAS, the parties have participated in an extension of the 2001-2005 Interlocal
42 Agreement and an Interlocal Agreement for the years 2007-2015 to implement the WRIA 8 Plan;
43 and
44 WHEREAS, the parties seek information on watershed conditions and salmon
45 conservation and recovery needs to inform local decision-making bodies regarding actions in
46 response to listings under the ESA; and
47 WHEREAS, the parties have prioritized and contributed resources and funds for
48 implementing projects and programs to protect and restore salmon habitat; and
49 WHEREAS, the parties wish to monitor and evaluate implementation of the WRIA 8 Plan
50 through adaptive management; and
51 WHEREAS, the parties wish to continue to use adaptive management for identifying,
52 coordinating and implementing basin plans and water quality, flood hazard reduction, water
53 quantity, and habitat projects in the watersheds; and
54 WHEREAS, the parties recognize climate change is likely to affect watershed ecosystem
55 function and processes, and salmon habitat restoration actions are a proactive approach to
56 making the watershed ecosystem more resilient to changing conditions, which supports
57 watershed health for human communities and salmon populations; and
58 WHEREAS, the parties have an interest in participating on the Puget Sound Salmon
59 Recovery Council and other groups associated with Puget Sound recovery because of the
60 contributions of the Lake Washington/Cedar/Sammamish Watershed to the overall health of
61 Puget Sound and to collectively seek funding to implement the WRIA 8 Plan; and
62 WHEREAS, the parties have an interest in participating on the Washington Salmon
63 Coalition and other groups associated with the Salmon Recovery Funding Board to collectively
64 seek funding to implement the WRIA 8 Plan; and
65 WHEREAS, the parties have an interest in supporting implementation of the Puget
66 Sound Partnership Action Agenda to restore the health of Puget Sound as it relates to salmon
67 recovery and WRIA 8 priorities; and
68 WHEREAS, the parties have an interest achieving multiple benefits by integrating salmon
69 recovery planning and actions with floodplain management, water quality and agriculture; and
70 WHEREAS, the parties recognize that identification of watershed issues, and
71 implementation of salmon conservation and recovery actions may be carried out more efficiently if
72 done cooperatively than if carried out separately and independently; and

Comment [A1]: Consider including the following based on Salmon Recovery Council direction: WHEREAS, the parties recognize the importance of efforts to protect and restore habitat for multiple species in the Lake Washington/Cedar/Sammamish Watershed, including Lake Sammamish kokanee, and will seek opportunities to partner and coordinate Chinook recovery efforts with these other efforts where there are overlapping priorities to achieve outcomes that benefit multiple species; and

DRAFT WRIA 8 ILA 2016-2025

November 13, 2014

NOW, THEREFORE, the parties hereto do mutually covenant and agree as follows:

MUTUAL CONVENANTS AND AGREEMENTS

1. **DEFINITIONS.** For purposes of this Agreement, the following terms shall have the meaning provided for below:

1.1. **ELIGIBLE JURISDICTIONS:** The governments eligible for participation in this Agreement as parties are the Counties of King and Snohomish, ~~and~~ the Cities of Bellevue, Bothell, Brier, Clyde Hill, Edmonds, Everett, Issaquah, Kenmore, Kent, Kirkland, Lake Forest Park, Lynnwood, Maple Valley, Medina, Mercer Island, Mill Creek, Mountlake Terrace, Mukilteo, Newcastle, Redmond, Renton, Sammamish, Seattle, Shoreline, Woodinville, and ~~Woodway~~ and the Towns of Beau Arts, Hunts Point, Woodway and Yarrow Point; and other public agencies affecting land use decisions, such as tribes, port districts, etc.

1.2. **WRIA 8 SALMON RECOVERY COUNCIL:** The *WRIA 8 Salmon Recovery Council* created herein is the governing body responsible for implementing this Agreement and is comprised of members who are designated representatives of eligible jurisdictions who have authorized the execution of and become parties to this Agreement. In addition, the *WRIA 8 Salmon Recovery Council* includes members who are not representatives of the parties and are comprised of a balance of stakeholder representatives and any other persons who are deemed by the parties to this Agreement to be appropriate for the implementation and adaptive management of the *WRIA 8 Plan*. The appointed representatives of parties will appoint the members who are not representing parties, using the voting provisions of Section 5 of this Agreement.

1.3. **LAKE WASHINGTON/CEDAR/SAMMAMISH WATERSHED (WRIA 8) CHINOOK SALMON CONSERVATION PLAN, JULY 2005:** *WRIA 8 Plan* as referred to herein is the three volume document, and any subsequent updates adopted in accordance with the procedures provided for in Section 6 below, developed in partnership with stakeholder representatives and ratified by the parties to this Agreement for the purposes of preserving, protecting, and restoring habitat with the intent to recover listed species, including sustainable, genetically diverse, harvestable populations of naturally spawning Chinook salmon.

1.4. **MANAGEMENT COMMITTEE:** *Management Committee* as referred to herein consists of five (5) elected officials or their designees which elected officials are chosen by the party members of the *WRIA 8 Salmon Recovery Council*, according to the voting procedures in Section 5, and charged with staff oversight and administrative duties on the *WRIA 8 Salmon Recovery Council's* behalf.

Comment [A2]: This language is intended to broaden potential ILA membership to entities with land use authority other than cities and counties in the watershed.

DRAFT WRIA 8 ILA 2016-2025

November 13, 2014

- 108 1.5 **SERVICE PROVIDER(S):** *Service Provider(s)*, as used herein, means that agency,
109 government, consultant or other entity which supplies staffing or other resources to and
110 for the **WRIA 8 Salmon Recovery Council**, in exchange for payment. The **Service**
111 **Provider(s)** may be a party to this Agreement.
- 112 1.6 **FISCAL AGENT:** The *Fiscal Agent* refers to that agency or government ~~who~~-which
113 performs all accounting services for the **WRIA 8 Salmon Recovery Council**, as it may
114 require, in accordance with the requirements of Chapter 39.34 RCW.
- 115 1.7 **STAKEHOLDERS:** Stakeholders refers to those public and private entities within the
116 WRIA who reflect the diverse interests integral for planning, implementation, and
117 adaptive management for the recovery of the listed species under the Endangered
118 Species Act, ~~which and~~ may include but are not limited to environmental and business
119 interests.
- 120 2. **PURPOSES.** The purposes of this Agreement include the following:
- 121 2.1 To provide a mechanism and governance structure for the implementation and adaptive
122 management of the implementation of the **WRIA 8 Plan and**
- 123 ~~2.4.2~~ ~~to~~ share the cost of the WRIA 8 Service Provider team to coordinate and provide the
124 services necessary for the successful implementation and management of the **WRIA 8**
125 **Plan**. The maximum financial or resource obligation of any participating eligible
126 jurisdiction under this Agreement shall be limited to its share of the cost of the Service
127 Provider staff and associated operating costs.
- 128 ~~2.2.3~~ To provide a mechanism for securing technical assistance and ~~any available~~ funding from
129 state agencies or other sources.
- 130 ~~2.3.4~~ To provide a mechanism for the implementation of other multiple benefit habitat, water
131 quality and flood plain management projects with local, regional, state, federal and non-
132 profit funds as may be contributed to or secured by the **WRIA 8 Salmon Recovery**
133 **Council**.
- 134 2.5 To annually recommend WRIA 8 salmon recovery programs and projects for funding by
135 the King County Flood Control District through the District's Cooperative Watershed
136 Management grant program.
- 137 2.6 To serve as the salmon recovery "Lead Entity" as designated by state law (Chapter 77.85
138 RCW) for WRIA 8, The Lead Entity is responsible for developing a salmon recovery
139 strategy, working with project sponsors to develop projects, convening local technical and
140 citizen committees to annually recommend WRIA 8 salmon habitat restoration and
141 protection projects for funding by the State of Washington Salmon Recovery Funding
142 Board, and -representing WRIA 8 in Puget Sound region and state wide salmon recovery
143 forums.

DRAFT WRIA 8 ILA 2016-2025

November 13, 2014

144 | 2.42.7 To provide a framework for cooperation and coordination among the parties on issues
 145 | relating to the implementation and management of the implementation of the **WRIA 8**
 146 | **Plan** ~~or and~~ to meet the requirement or a commitment by any party to participate in
 147 | WRIA-based or watershed basin planning in response to any state or federal law which
 148 | may require such participation as a condition of any funding, permitting or other program
 149 | of state or federal agencies, at the discretion of such party to this Agreement.

150 | 2.52.8 To develop and articulate WRIA-based positions on salmon habitat, conservation and
 151 | funding to state and federal legislators.

152 | 2.9 To provide for the ongoing participation of citizens and other stakeholders in such efforts
 153 | and to ensure continued public outreach efforts to educate and garner support for current
 154 | and future ESA efforts.

155 | 2.10 To provide information for Parties to use to inform land use planning, regulations, and
 156 | outreach and education programs.

157 | 2.11 To provide a mechanism for on-going monitoring and adaptive management of the **WRIA**
 158 | **8 Plan** -as defined in the Plan.

159 |
 160 | It is not the purpose or intent of this Agreement to create, supplant, preempt or supersede the
 161 | authority or role of any individual jurisdiction or water quality policy bodies such as the Regional
 162 | Water Quality Committee.

163 | 3. **EFFECTIVE DATE AND TERM.** This Agreement shall become effective on January 1, ~~2007~~
 164 | 2016 provided it has been signed by that date by at least nine (9) of the eligible jurisdictions
 165 | within WRIA 8 representing at least seventy per cent (70%) of the affected population, as
 166 | authorized by each jurisdiction's legislative body, and further provided that after such signatures
 167 | this Agreement has been filed by King County and Snohomish County in accordance with the
 168 | terms of RCW 39.34.040 and .200. ~~If such requirements are not met by January 1, 2016, then~~
 169 | ~~the effective date of this Agreement shall be the date on which such requirements are met. This~~
 170 | ~~agreement in conjunction with the ILA Extension of 2006 reflects the ten-year timeframe of the~~
 171 | ~~priority actions identified in the WRIA 8 Plan Start-List. The ILA Extension of 2006 provides the~~
 172 | ~~mechanism and governance structure for year one of implementation.~~ This Agreement provides
 173 | the mechanism and governance structure for implementation of the WRIA 8 Plan between 2016
 174 | and 2025, as well as the subsequent years of implementation of the Start-List Chapter of the
 175 | WRIA 8 Plan. Once effective, this Agreement shall remain in effect through December 31,
 176 | 2025 for a term of nine ~~10~~(9) years; provided, however, that this Agreement may be extended for
 177 | such additional terms as the parties may agree to in writing, with such extension being effective
 178 | upon its execution by at least nine (9) of the eligible jurisdictions within WRIA 8 representing at
 179 | least seventy per cent (70%) of the affected population,.

DRAFT WRIA 8 ILA 2016-2025

November 13, 2014

180 4. **ORGANIZATION AND NATURE OF WRIA 8 SALMON RECOVERY COUNCIL.** The parties to
 181 this Agreement hereby establish a governing body for WRIA 8 and the Lake Washington-Cedar
 182 and Sammamish watershed basins and associated Puget Sound drainages (hereinafter the
 183 “**WRIA 8 Salmon Recovery Council**” the precise boundaries of which are established in Chapter
 184 173-500 WAC, or as determined by the **WRIA 8 Salmon Recovery Council**) to serve as the
 185 formal governance structure for carrying out the purposes of this Agreement in partnership with
 186 non-party members. Each party to this agreement shall appoint one (1) elected official to serve
 187 as its representative on the **WRIA 8 Salmon Recovery Council**. The **WRIA 8 Salmon Recovery**
 188 **Council** is a voluntary association of the county and city governments, and other public agencies
 189 affecting land use decisions, located wholly or partially within the management area of WRIA 8
 190 and the Lake Washington-Cedar-~~and~~ Sammamish watershed basins and associated Puget
 191 Sound drainages who choose to be parties to this Agreement. Representatives from stakeholder
 192 entities who are selected under the voting provisions of Section 5.2 of this agreement are also
 193 part of this association.

194 4.1 Upon the effective execution of this agreement and the appointment of representatives to
 195 the **WRIA 8 Salmon Recovery Council**, the party members of the **WRIA 8 Salmon**
 196 **Recovery Council** shall meet and choose from among its members, according to the
 197 voting provisions of Section 5, five (5) elected officials or their designees, to serve as a
 198 **Management Committee** to oversee and direct the funds and personnel contributed
 199 under this Agreement, in accordance with the adopted annual budget and such other
 200 directions as may be provided by the party members of the **WRIA 8 Salmon Recovery**
 201 **Council**. Representatives of the **Fiscal Agent** and **Service Provider** may serve as non-
 202 voting ex officio members thereof of the Management Committee. The **Management**
 203 **Committee** shall act as an executive subcommittee of the **WRIA 8 Salmon Recovery**
 204 **Council**, responsible for oversight and evaluation of any **Service Providers** or
 205 consultants, for administration of the budget, and for providing recommendations on
 206 administrative matters to the **WRIA 8 Salmon Recovery Council** for action, consistent
 207 with the other subsections of this section.

208 4.1.1 ~~It is contemplated that s~~Services to the **WRIA 8 Salmon Recovery Council** for
 209 the term of this agreement shall be provided by King County Department of
 210 Natural Resources which shall be the primary **Service Provider** unless the party
 211 members pursuant to the voting provisions of Section 5 choose another primary
 212 **Service Provider**. The **Management Committee** shall prepare a Memorandum
 213 of Understanding to be signed by an authorized representative of King County
 214 and an authorized representative of WRIA 8, which shall set out the expectations
 215 for services to be provided. Services should include, without limitation,

Comment [A3]: King County, as well as several other local governments, has moved to biennial budgeting. As WRIA 8 service provider, King County will provide a biennial budget projection for consideration in the annual WRIA 8 budget development process.

DRAFT WRIA 8 ILA 2016-2025

November 13, 2014

216 identification of and job descriptions for dedicated staff in increments no smaller
217 than .5 FTE, description of any supervisory role retained by the **Service**
218 **Provider** over any staff performing services under this Agreement, and a method
219 of regular consultation between the **Service Provider** and the **Management**
220 **Committee** concerning the performance of services hereunder.

221 4.1.2 The **Management Committee** shall make recommendations to the party
222 members of the **WRIA 8 Salmon Recovery Council** for action, including
223 decisions related to work program, staffing and service agreements, and budget
224 and financial operations, annually for each year of this Agreement. All duties of
225 the **Management Committee** shall be established by the party members of the
226 **WRIA 8 Salmon Recovery Council**.

227 4.2 The party members of the **WRIA 8 Salmon Recovery Council** shall have the authority
228 and mandate to establish and adopt the following:

229 4.2.1 By September 1 of each year, establish and approve an annual budget,
230 establishing the level of funding and total resource obligations of the parties
231 which are to be allocated on a proportional basis ~~based on~~ according to the
232 average of the population, assessed valuation and area attributable to each party
233 to the Agreement, in accordance with the formula set forth in Exhibit A, which
234 formula shall be updated every third year by the **WRIA 8 Salmon Recovery**
235 **Council**, as more current data become available, and in accordance with
236 Section ~~2.1 and 2.2~~. Individual partner jurisdiction cost shares may change
237 more frequently than every three years for jurisdictions involved in an annexation
238 that changes the area, population, and assessed value calculation for those
239 jurisdictions enough to change their cost share(s) according to the formula set
240 forth in Exhibit A. For parties that are not county or city governments, the level of
241 funding and resource obligation will be determined in ~~negotiation~~ communications
242 with the **Management Committee**, which will develop a recommendation for
243 review and approval by, the **WRIA 8 Salmon Recovery Council**.

244 4.2.2 Review and evaluate annually the duties to be assigned to the **Management**
245 **Committee** hereunder and the performance of the **Fiscal Agent** and **Service**
246 **Provider(s)** to this Agreement, and provide for whatever actions it deems
247 appropriate to ensure that quality services are efficiently, effectively and
248 responsibly delivered in the performance of the purposes of this Agreement. In
249 evaluating the performance of any **Service Provider(s)**, at least every three (3)
250 years, the **WRIA 8 Salmon Recovery Council** ~~shall~~ may retain an outside
251 consultant to perform a professional assessment of the work and services so

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DRAFT WRIA 8 ILA 2016-2025

November 13, 2014

252 provided. Evaluations of the **Service Provider(s)** shall occur in years 3, 6, and 9
 253 of the Agreement, ~~which correspond to years 4, 7, and 10 of the **WRIA 8 Plan**~~
 254 ~~Start-List timeline.~~

255 4.2.3 Oversee and administer the expenditure of budgeted funds and allocate the
 256 utilization of resources contributed by each party or obtained from other sources
 257 in accordance with an annual prioritized list of implementation and adaptive
 258 management activities within the WRIA during each year of this Agreement.

259 4.3 The **WRIA 8 Salmon Recovery Council** through the primary **Service Provider** may
 260 contract with similar watershed forum governing bodies or any other entities for any
 261 lawful purpose related hereto, including specific functions and tasks which are initiated
 262 and led by another party to this Agreement beyond the services provided by the primary
 263 **Service Provider**. The parties may choose to create a separate legal or administrative
 264 entity under applicable state law, including without limitation a nonprofit corporation or
 265 general partnership, to accept private gifts, grants or financial contributions, or for any
 266 other lawful purposes.

267 4.4 The party members of the **WRIA 8 Salmon Recovery Council** shall adopt other rules
 268 and procedures that are consistent with its purposes as stated herein and are necessary
 269 for its operation.

270 5. **VOTING.** The party members on the **WRIA 8 Salmon Recovery Council** shall make decisions;
 271 approve scope of work, budget, priorities and any other actions necessary to carry out the
 272 purposes of this Agreement as follows:

273 5.1 No action or binding decision will be taken by the **WRIA 8 Salmon Recovery Council**
 274 without the presence of a quorum of active party members. A quorum exists if a majority
 275 of the party members are present at the **WRIA 8 Salmon Recovery Council** meeting,
 276 provided that positions left vacant on the **WRIA 8 Salmon Recovery Council** by parties
 277 to this agreement shall not be included in calculating the quorum. In addition, positions
 278 will be considered vacant on the third consecutive absence and shall not be included in
 279 calculating a quorum until that time in which the party member is present. The voting
 280 procedures provided for in 5.1.1 through 5.1.2 are conditioned upon there being a
 281 quorum of the active party members present for any action or decision to be effective and
 282 binding.

283 5.1.1 Decisions shall be made using a consensus model as much as possible. Each
 284 party agrees to use its best efforts and exercise good faith in consensus
 285 decision-making. Consensus may be reached by unanimous agreement of the
 286 party members at the meeting, or by a majority recommendation agreed upon by

Comment [A4]: It has proven expensive to perform outside consultant performance assessments. King County has conducted an annual anonymous client satisfaction survey, which the Salmon Recovery Council has previously approved as meeting this need.

Replacing the word "shall" with "may" enables the SRC to continue to approve of the annual King County survey as meeting this need, or hire an outside consultant performance assessment to be performed.

Hiring an outside professional survey would need to be factored into the budget as an additional operating cost.

DRAFT WRIA 8 ILA 2016-2025

November 13, 2014

287 the active party members, with a minority report. Any party who does not accept
288 a majority decision may request weighted voting as set forth below.

289 5.1.2 In the event consensus cannot be achieved, as determined by rules and
290 procedures adopted by the **WRIA 8 Salmon Recovery Council**, the **WRIA 8**
291 **Salmon Recovery Council** shall take action on a dual-majority basis, as follows:

292 5.1.2.1 Each party, through its appointed representative, may cast its weighted
293 vote in connection with a proposed **WRIA 8 Salmon Recovery Council**
294 action.

295 5.1.2.2 The weighted vote of each party in relation to the weighted votes of each
296 of the other parties shall be determined by the percentage of the annual
297 contribution by each party set in accordance with Subsection 4.2.1 in the
298 year in which the vote is taken.

299 5.1.2.3 For any action subject to weighted voting to be deemed approved, an
300 affirmative vote must be cast by both a majority of the active party
301 members to this Agreement and by a majority of the weighted votes of
302 the active party members to this Agreement. No action shall be valid
303 and binding on the parties to this Agreement until it shall receive majority
304 of votes of both the total number of active party members to the
305 Agreement and of the active members representing a majority of the
306 annual budget contribution for the year in which the vote is taken. A vote
307 of abstention shall be recorded as a "no" vote.

308 5.2 The party members on the **WRIA 8 Salmon Recovery Council** may deem it appropriate
309 to appoint to the **WRIA 8 Salmon Recovery Council** non-party stakeholder
310 representatives and other persons who are appropriate for the implementation and
311 adaptive management of the **WRIA 8 Plan**.

312 5.2.1 Nomination of such non-party members may be made by any member of the
313 **WRIA 8 Salmon Recovery Council**. Appointment to the **WRIA 8 Salmon**
314 **Recovery Council** of such non-party members requires either consensus or dual
315 majority of party members as provided in Section 5.1.

316 5.2.2 The party members on the **WRIA 8 Salmon Recovery Council** may deem it
317 appropriate to allow non-party members to vote on particular **WRIA 8 Salmon**
318 **Recovery Council** decisions. The party members may determine which issues
319 are appropriate for non-party voting by either consensus or majority as provided
320 in Sections 5.1, except in the case where legislation requires non-party member
321 votes.

DRAFT WRIA 8 ILA 2016-2025

November 13, 2014

322 5.2.3 Decisions of the entire **WRIA 8 Salmon Recovery Council**, both party and non-
323 party members, shall be made using a consensus model as much as possible.
324 Voting of the entire **WRIA 8 Salmon Recovery Council** will be determined by
325 consensus or majority as provided in Sections 5.1 and a majority of the non-party
326 members.

327 6. **ADAPTIVE MANAGEMENT OF THE WRIA 8 CHINOOK SALMON CONSERVATION PLAN.**

328 The **WRIA 8 Plan** shall be implemented with an adaptive management approach. Such an
329 approach anticipates updates and amendments to the **WRIA 8 Plan**. Such amendments to be
330 effective and binding must comply with the following provisions:

- 331 6.1 The **WRIA 8 Salmon Recovery Council** shall act to approve or remand any **WRIA 8**
332 **Plan** amendments prepared and recommended by the committees of the **WRIA 8**
333 **Salmon Recovery Council** within ninety (90) days of receipt of the plan amendments,
334 according to the voting procedures described in Section 5.
- 335 6.2 In the event that any amendments are not so approved, they shall be returned to the
336 committees of the **WRIA 8 Salmon Recovery Council** for further consideration and
337 amendment and thereafter returned to the **WRIA 8 Salmon Recovery Council** for
338 decision.
- 339 6.3 After approval of the **WRIA 8 Plan** amendments by the **WRIA 8 Salmon Recovery**
340 **Council**, the plan amendments shall be referred to the parties to this Agreement for
341 ratification prior to the submission to any federal or state agency for further action.
342 Ratification means an affirmative action, evidenced by a resolution, motion, or ordinance
343 of the jurisdiction's legislative body, by at least nine (9) jurisdictions within WRIA 8
344 representing at least seventy per cent (70%) of the total population of WRIA 8. Upon
345 ratification, the **WRIA 8 Salmon Recovery Council** shall transmit the **updated WRIA 8**
346 **Plan** to any state or federal agency as may be required for further action.
- 347 6.4 In the event that any state or federal agency to which the **WRIA 8 Plan** or amendments
348 thereto are submitted shall remand the **WRIA 8 Plan** or amendments thereto for further
349 consideration, the **WRIA 8 Salmon Recovery Council** shall conduct such further
350 consideration and may refer the plan or amendments to the committees of the **WRIA 8**
351 **Salmon Recovery Council** for recommendation on amendments thereto.
- 352 6.5 The parties agree that any amendments to the **WRIA 8 Plan** shall not be forwarded
353 separately by any of them to any state or federal agency unless it has been approved
354 and ratified as provided herein.

355 7. **OBLIGATIONS OF PARTIES; BUDGET; FISCAL AGENT; RULES.**

356 7.1 Each party shall be responsible for meeting its financial obligations hereunder as
357 described in Sections 2.1 and 2.2, and established in the annual budget adopted by the

DRAFT WRIA 8 ILA 2016-2025

November 13, 2014

358 **WRIA 8 Salmon Recovery Council** under this Agreement and described in Section
359 4.2.1.

360
361 The maximum funding responsibilities imposed upon the parties during the first year of
362 this Agreement shall not exceed the amounts set forth in Exhibit A, which shall be
363 updated every third year as described in Section 4.2.1, or as annexations result in
364 changes to the area, population, and assessed value calculation for those jurisdictions
365 enough to change their cost share(s) according to the formula set forth in Exhibit A.

366 7.2 No later than September 1 of each year of this Agreement, the **WRIA 8 Salmon**
367 **Recovery Council** shall adopt a budget, including its overhead and administrative costs,
368 for the following calendar year. The budget shall propose the level of funding and other
369 (e.g. staffing) responsibilities of the individual parties for the following calendar year and
370 shall propose the levels of funding and resources to be allocated to specific prioritized
371 implementation and adaptive management activities within the WRIA. The parties shall
372 thereafter take whatever separate legislative or other actions that may be necessary to
373 timely address such individual responsibilities under the proposed budget, and shall have
374 done so no later than December 1st of each such year.

375 7.3 Funds collected from the parties or other sources on behalf of the **WRIA 8 Salmon**
376 **Recovery Council** shall be maintained in a special fund by King County as **Fiscal Agent**
377 and as *ex officio* treasurer on behalf of the **WRIA 8 Salmon Recovery Council** pursuant
378 to rules and procedures established and agreed to by the **WRIA 8 Salmon Recovery**
379 **Council**. Such rules and procedures shall set out billing practices and collection
380 procedures and any other procedures as may be necessary to provide for its efficient
381 administration and operation. Any party to this Agreement may inspect and review all
382 records maintained in connection with such fund at any reasonable time.

383 8. **LATECOMERS.** A county or city government, or other public agencies, such as tribes, port
384 districts, etc.) in King or Snohomish County lying wholly or partially within the management area
385 of WRIA 8 and the Lake Washington-Cedar and Sammamish watershed basins and adjacent
386 Puget Sound drainages which has not become a party to this Agreement within twelve (12)
387 months of the effective date of this Agreement may become a party only with the written consent
388 of all the parties. The provisions of Section 5 otherwise governing decisions of the **WRIA 8**
389 **Salmon Recovery Council** shall not apply to Section 8. The parties and the county, or city, or
390 other public agency seeking to become a party shall jointly determine the terms and conditions
391 under which the county, or city, or other public agency may become a party. These terms and
392 conditions shall include payment by such county, or city, or other public agency to the fiscal
393 agent on behalf of the parties of the amount determined jointly by the parties and the county, or

DRAFT WRIA 8 ILA 2016-2025

November 13, 2014

- 394 | city or other public agency to represent such county ~~or city~~ or other public agency's fair and
 395 | proportionate share of all costs associated with activities undertaken by the **WRIA 8 Salmon**
 396 | **Recovery Council** and the parties on its behalf as of the date the county ~~or city~~ or other public
 397 | agency becomes a party. Any county ~~or city~~ or other public agency that becomes a party
 398 | pursuant to this section shall thereby assume the general rights and responsibilities of all other
 399 | parties to this Agreement. After the inclusion of such entity as a party to this Agreement, the
 400 | formula for party contribution shall be adjusted for the following year to reflect the addition of this
 401 | new party.
- 402 | 9. **TERMINATION.** This Agreement may be terminated by any party, as to that party only, upon
 403 | sixty (60) days' written notice to the other parties. The terminating party shall remain fully
 404 | responsible for meeting all of its funding and other obligations through the end of the calendar
 405 | year in which such notice is given, together with any other costs that may have been incurred on
 406 | behalf of such terminating party up to the effective date of such termination. This Agreement may
 407 | be terminated at any time by the written agreement of all parties. It is expected that the makeup
 408 | of the parties to this Agreement may change from time to time. Regardless of any such changes,
 409 | the parties choosing not to exercise the right of termination shall each remain obligated to meet
 410 | their respective share of the obligations of the **WRIA 8 Salmon Recovery Council** as reflected in
 411 | the annual budget.
- 412 | 10. **HOLD HARMLESS AND INDEMNIFICATION.** To the extent permitted by state law, and for the
 413 | limited purposes set forth in this agreement, each party shall protect, defend, hold harmless and
 414 | indemnify the other parties, their officers, elected officials, agents and employees, while acting
 415 | within the scope of their employment as such, from and against any and all claims (including
 416 | demands, suits, penalties, liabilities, damages, costs, expenses, or losses of any kind or nature
 417 | whatsoever) arising out of or in any way resulting from such party's own negligent acts or
 418 | omissions related to such party's participation and obligations under this agreement. Each party
 419 | agrees that its obligations under this subsection extend to any claim, demand and/or cause of
 420 | action brought by or on behalf of any of its employees or agents. For this purpose, each party, by
 421 | mutual negotiation, hereby waives, with respect to the other parties only, any immunity that would
 422 | otherwise be available against such claims under the industrial insurance act provisions of Title
 423 | 51 RCW. The provisions of this subsection shall survive and continue to be applicable to parties
 424 | exercising the right of termination pursuant to Section 9.
- 425 | 11. **NO ASSUMPTION OF LIABILITY.** In no event do the parties to this Agreement intend to assume
 426 | any responsibility, risk or liability of any other party to this Agreement or otherwise with regard to
 427 | any party's duties, responsibilities or liabilities under the Endangered Species Act, or any other
 428 | act, statute or regulation of any local municipality or government, the State of Washington or the
 429 | United States.

DRAFT WRIA 8 ILA 2016-2025

November 13, 2014

- 430 12. **VOLUNTARY AGREEMENT.** This is a voluntary agreement and it is acknowledged and agreed
- 431 that, in entering into this Agreement, no party is committing to adopt or implement any actions or
- 432 recommendations that may be contained in the ***WRIA 8 Plan*** pursuant to this Agreement.
- 433 13. **NO PRECLUSION OF ACTIVITIES OR PROJECTS.** Nothing herein shall preclude any one or
- 434 more of the parties to this Agreement from choosing or agreeing to fund or implement any work,
- 435 activities or projects associated with any of the purposes hereunder by separate agreement or
- 436 action, provided that any such decision or agreement shall not impose any funding, participation
- 437 or other obligation of any kind on any party to this Agreement which is not a party to such
- 438 decision or agreement.
- 439 14. **NO THIRD PARTY RIGHTS.** Nothing contained in this Agreement is intended to, nor shall it be
- 440 construed to, create any rights in any third party, including without limitation the non-party
- 441 members, NMFS, USFWS, any agency or department of the United States, or the State of
- 442 Washington, or to form the basis for any liability on the part of the ***WRIA 8 Salmon Recovery***
- 443 ***Council*** or any of the parties, or their officers, elected officials, agents and employees, to any
- 444 third party.
- 445 15. **AMENDMENTS.** This Agreement may be amended, altered or clarified only by the unanimous
- 446 consent of the parties to this Agreement, represented by affirmative action by their legislative
- 447 bodies.
- 448 16. **COUNTERPARTS.** This Agreement may be executed in counterparts.
- 449 17. **APPROVAL BY PARTIES' GOVERNING BODIES.** The governing body of each party must
- 450 approve this Agreement before any representative of such party may sign this Agreement.
- 451 18. **FILING OF AGREEMENT.** This Agreement shall be filed by King County and Snohomish
- 452 County in accordance with the provisions of RCW 39.34.040 and .200 and with the terms of
- 453 Section 3 herein.

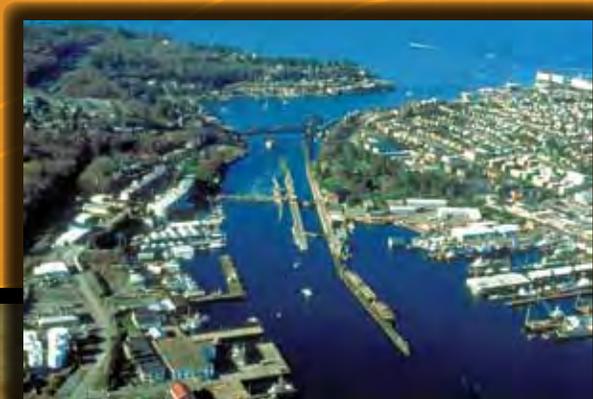
454
455
456 **IN WITNESS WHEREOF,** the parties hereto have executed this Agreement on the dates indicated below:

458 Approved as to form:	TOWN OF BEAUX ARTS VILLAGE
459	
460 By: _____	By: _____
461	
462 Title: _____	Title: _____
463	
464 Date: _____	Date: _____

SALMON AND PEOPLE LIVING TOGETHER

Lake Washington/Cedar/Sammamish Watershed Chinook Salmon Conservation Plan

Implementation Progress Report 2005-2010

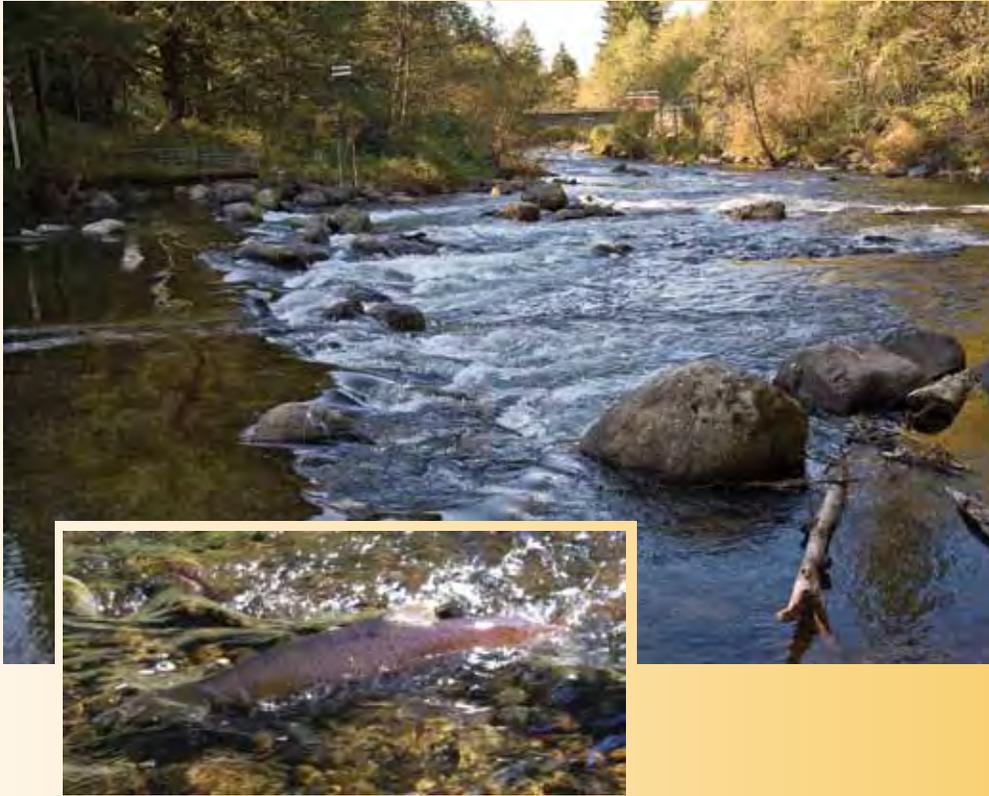


December 2011



THE LAKE WASHINGTON/CEDAR/SAMMAMISH WATERSHED

The Lake Washington/Cedar/Sammamish Watershed Chinook Salmon Conservation Plan guides our efforts to create a future where people and salmon can live together. This report documents our progress during the first five years of Plan implementation.



“I’m thrilled when people tell me they saw salmon near Microsoft in Kelsey Creek. That’s upstream of downtown Bellevue. It means our hard work is paying off – for both salmon and people in our watershed. When my grandkids get excited about returning salmon, it reminds me why our efforts are so worthwhile.”

*Don Davidson, Bellevue Mayor and
Chair, WRIA 8 Salmon Recovery Council*

I. The First Five Years and Our Future

“Solving shared problems together on behalf of a shared place is the essence of democracy.”

—Kemmis 2001

Author Timothy Egan described the Pacific Northwest as “any place salmon can get to.” Since 2000, members of the Lake Washington/Cedar/Sammamish Watershed (WRIA 8¹) Salmon Recovery Council, and its supporting staff and committees, have worked to ensure that our watershed remains a quintessentially Northwest place where salmon return each fall.

Our shared goal is to make our watershed a place where salmon and people can live together. We are working to ensure that Chinook and other salmon species can return to sustainable, harvestable levels. In the most populated watershed in Washington State this is no small task, and it requires both optimism and resolve. The community that cleaned up Lake Washington in the 1950s is applying that same spirit and commitment to recovering salmon today.

In 1999, the federal government listed Puget Sound Chinook salmon as threatened under the Endangered Species Act. In 2000, concerned about the need to protect and restore habitat for Chinook salmon for future generations, 27 local governments in WRIA 8 came together to develop a salmon conservation plan. They were joined by citizens, community groups, state and federal agencies, and businesses. Participating local governments include King and Snohomish counties, Seattle, and 24 other cities.

In 2005, local jurisdictions ratified the WRIA 8 Chinook Salmon Conservation Plan. They agreed to pay for a small team to coordinate implementation of the WRIA 8 Plan through 2015. The WRIA 8 Plan was approved by the National Oceanic and Atmospheric Administration (NOAA) in 2006 as a chapter in the overall Puget Sound Salmon Recovery Plan. What we do for salmon in this watershed is an important component of restoring Puget Sound.

On December 3, 2010, over 100 stakeholders from throughout the WRIA 8 Watershed and Puget Sound gathered to learn about the state of our watershed and its salmon, talk about the progress we have made during the first five years of salmon recovery implementation, and chart a course for the next five years. This Watershed Summit was a vital component in the “adaptive management” of our efforts. This progress report summarizes the analysis done in preparation for the five-year Watershed Summit and points to priorities for future action based on our analysis and progress to date.



¹ WRIA stands for Water Resource Inventory Area, a geographic watershed area designated by the Washington Department of Ecology for watershed planning purposes. The WRIA boundaries were also used to delineate watersheds for salmon recovery planning in Puget Sound.



II. Status of WRIA 8 Chinook Salmon

The Puget Sound region uses the Viable Salmonid Population (VSP) concept as its general approach to determine the conservation status of Chinook salmon.³ A viable salmonid population is defined as an independent population with a negligible risk of extinction over a 100-year time frame. The VSP attributes used by NOAA and others (including WRIA 8) to evaluate the status of Chinook salmon are abundance, population growth rate (also called productivity), population spatial distribution, and diversity (Table 1).⁴



Abundance

Abundance is what the public most often thinks of when they consider the status of a population, and is the most commonly reported indicator in the news media. Abundance is measured by counting the number of adults returning to the spawning grounds, either through estimation methods or by directly counting the number of redds (nests) that have been constructed by females.

However, this indicator is often heavily influenced by factors beyond the control of watershed managers (for example, ocean conditions and fishing pressure). Because of this, abundance is not the best overall measure for watershed managers trying to gauge the effects of local actions on salmon conservation and recovery. An accurate abundance estimate is the critical first step, however, in determining egg-to-migrant survival, one of the most important measures of freshwater productivity.

The WRIA 8 Plan lists both short-term (10-year) and long-term (50-year) goals for Chinook salmon abundance (Figure 1). Compared to the NOAA Fisheries measures reported at the time of ESA listing of WRIA 8 Chinook salmon, abundance has increased for the Cedar population and remained low for Bear/Cottage Creek (a surrogate measure for the Sammamish population).

Table 1. Monitoring of Chinook salmon in WRIA 8

Parameters for Evaluating Chinook Populations				
Monitoring Program	Abundance (How many fish?)	Productivity (Is the population growing?)	Distribution (Where are the fish?)	Diversity (Genetics, life history)
Spawner Surveys	Escapement, Redd Counts (Figure 1, Table 2)	Prespawning mortality rate; Redd:red productivity (Figure 2)	Redd mapping (Table 2)	Age structure, Hatchery/natural origin (Table 3)
Fry/Parr Trapping	Juvenile abundance (Figure 4)	Egg to migrant survival (%) (Figure 3) Juvenile abundance (Figure 4)		Fry vs. parr (Figure 6), Migration timing
PIT-Tag Monitoring		Migration survival		Migration timing to ocean

³ McElhany, P., M. Ruckelshaus, and others. 2000. Viable salmonid populations and the recovery of evolutionarily significant units. U. S. Department of Commerce. 156 p. http://www.nwfsc.noaa.gov/assets/25/5561_06162004_143739_tm42.pdf

⁴ Since 1998, annual Chinook salmon population status and trends monitoring has been funded primarily by King Conservation District, with collaboration and support from Washington Department of Fish and Wildlife, Muckleshoot Indian Tribe, Seattle Public Utilities, and King County.

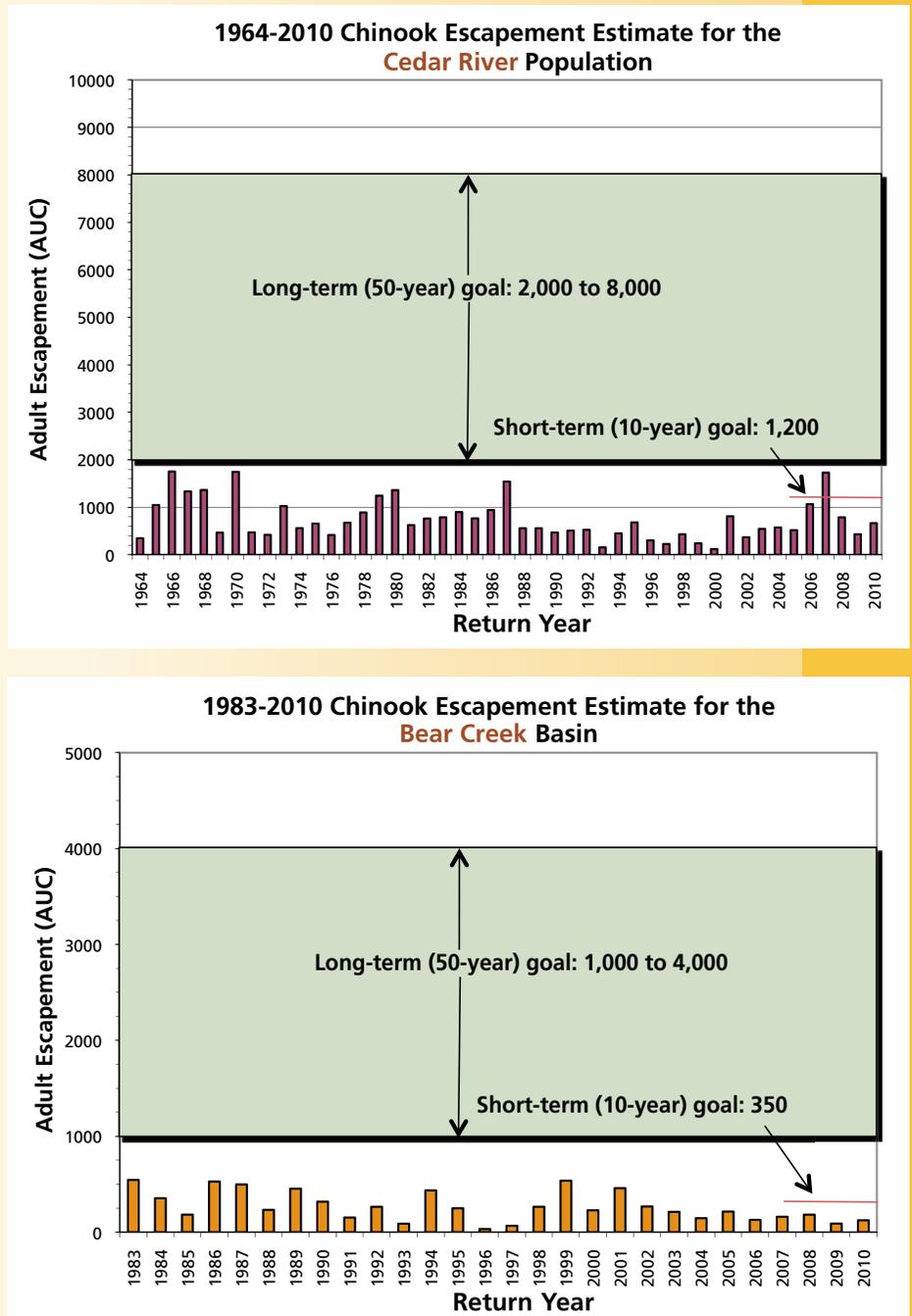
Productivity

Productivity indicates whether a population is growing or shrinking over time. A productivity value of one indicates that for each fish returning, one fish is produced – that is, the population is essentially replacing itself. A value greater than one indicates that the population is increasing, while a value less than one indicates the population is decreasing.

Scientists can measure overall population productivity (whether the number of Chinook salmon returning to a watershed is increasing from year to year), which includes survival throughout the entire salmon life-cycle. This is complicated by a number of factors, including the variable return age for Chinook salmon (they may return to spawn after two, three, four, or even five years at sea). Redd-to-redd productivity (Figure 2) is WRIA 8’s indicator of productivity over the entire Chinook life cycle, and incorporates age class proportions into the productivity estimate.

Freshwater productivity. Two indicators of freshwater salmon productivity that are especially important for watershed managers are *egg-to-migrant survival* (Figure 3) and *overall juvenile output* (Figure 4 and 5). Egg-to-migrant survival compares the estimated number of eggs deposited by spawning Chinook salmon in the fall (through redd counts) against the number of juvenile Chinook salmon migrating out of the watershed the following spring. This number can be compared over time as well as against regional averages. Overall juvenile outmigrant abundance provides an estimate of the overall numbers of juvenile Chinook produced in the Bear Creek and Cedar River basins. Ideally, both these numbers should increase over time if freshwater restoration and conservation efforts are successful.

Figure 1. Number of adult Chinook on the spawning grounds in the Cedar and Bear/Cottage basins. Escapement refers to the number of fish that escaped various causes of mortality to reach the spawning grounds. The numbers include both natural-origin and hatchery-origin adults. Bear/Cottage Creek Chinook surveys began in 1983. Data source: WDFW.



Juvenile Chinook productivity is influenced by a number of factors, including restoration efforts, flooding during the incubation and rearing period, and habitat for refuge and rearing. WRIA 8's main objective is to improve the amount and condition of juvenile habitat, which will improve both egg-to-migrant survival and overall juvenile survival. Egg-to-migrant survival in WRIA 8 remains variable, while overall juvenile output in the Cedar River appears fairly constant by comparison (Figure 4).

Spatial Distribution

In WRIA 8 our goal is to maintain and increase the spawning and rearing distribution of both Chinook populations throughout the watershed. Annual Chinook spawning ground surveys have been conducted in WRIA 8 Chinook salmon streams since 1999 (Table 2). While spawning has varied from year to year, there is no evidence that spawning and rearing distribution has declined, with the exception of the loss of spawning on the Walsh diversion, an artificial tributary to the lower Cedar River. Streamflow from the Walsh diversion was restored to upper Rock Creek in 2009.

The construction of a fish passage facility at the Landsburg diversion dam on the Cedar River in 2003 nearly doubled the length of available habitat for Chinook salmon in that river.⁵

Diversity

Scientists give three primary reasons why genetic and life-history diversity is important for species and population viability (McElhany et al. 2000):

1. Diversity allows a species to use a wider array of environments.
2. Diversity protects a species against short-term spatial and temporal changes in the environment.
3. Genetic diversity provides the raw material for surviving long-term environmental change.

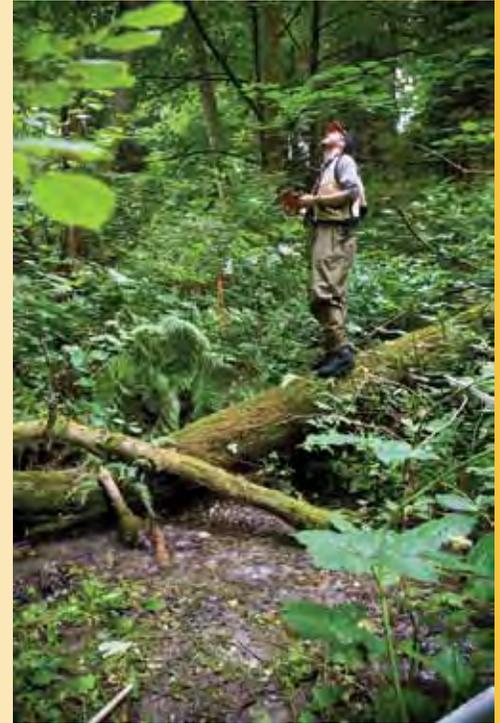
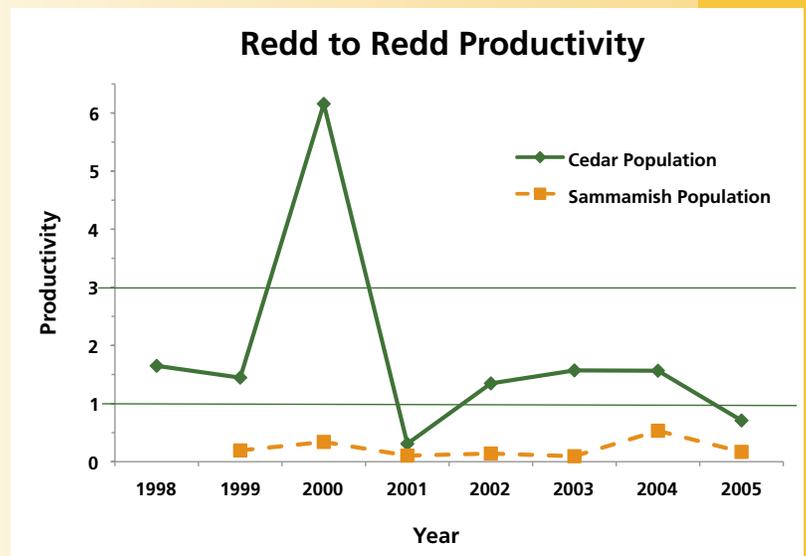


Figure 2. Cedar River and Bear Creek redd productivity. Each point on this graph represents the number of salmon nests (redds) counted each year divided by the number of redds counted in following years, when the salmon that hatched would be returning to create their own redds. Chinook salmon in WRIA 8 spend 2 to 5 years at sea before returning to spawn. Most Chinook in WRIA 8 return after 3 to 4 years. A population replaces itself at a value of 1; the WRIA 8 Plan has a short-term goal of 3 for the Cedar River and Bear Creek (Sammamish) population. In other words, 3 redds would need to be produced for each returning redd in the parent year. (Note: since it may take up to 5 years for Chinook to return to spawn, the 2005 spawning year is the latest for which we can accurately assess productivity.)
Data source: King County unpublished data.



⁵ http://www.seattle.gov/util/About_SPU/Water_System/Habitat_Conservation_Plan/FishPassageAboveTheDam/

In WRIA 8, we monitor diversity through assessing the age of returning adults, proportion of juvenile salmon migrating as fry or parr (Figure 6), overall timing of migration, and proportion of hatchery fish on the spawning grounds (Table 3). WRIA 8 goals are to increase the proportion of parr migrants on the Cedar River and to decrease the proportion of hatchery-origin Chinook spawning with natural-origin fish on the spawning grounds.

Figure 3. WRIA 8 Chinook salmon egg-to-migrant survival rates for Bear Creek and Cedar River Basins.
Data source: WDFW.

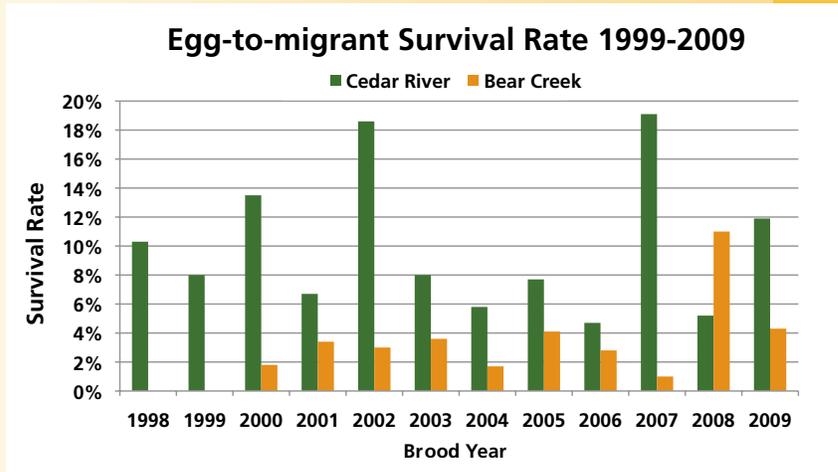


Figure 4. WRIA 8 Chinook salmon juvenile abundance estimates for Bear Creek and Cedar River populations.
Data source: WDFW.

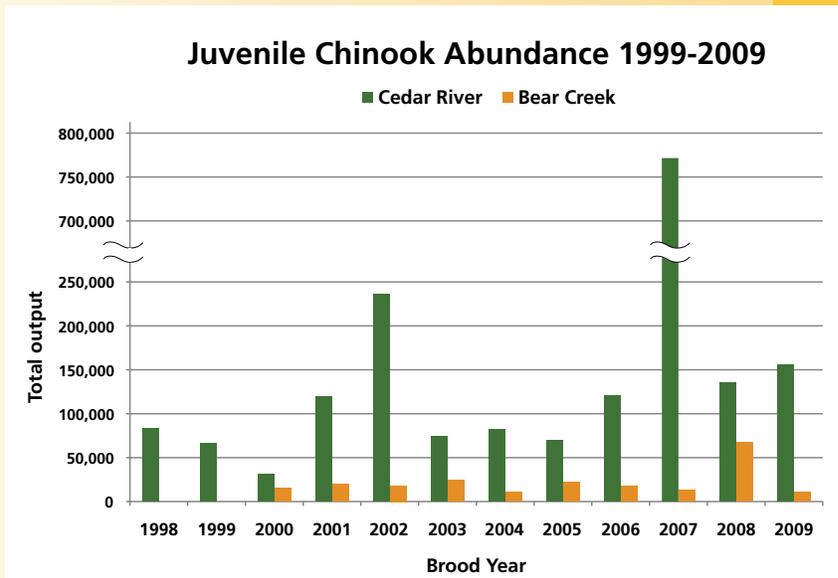


Figure 5. Juvenile Chinook outmigrants in the Cedar and Bear basins. Juvenile Chinook salmon have two different life history strategies. Very small fish called “fry” migrate out of streams into Lake Washington between January and late March, while larger juvenile migrants (“parr”) rear in streams for a few more months and migrate later, between May and July. Chinook conservation goals in both basins include increasing the percentage of fish rearing in the basins and migrating to the lake at a larger size. Research has shown that larger migrants have a higher survival rate.
Data source: WDFW.

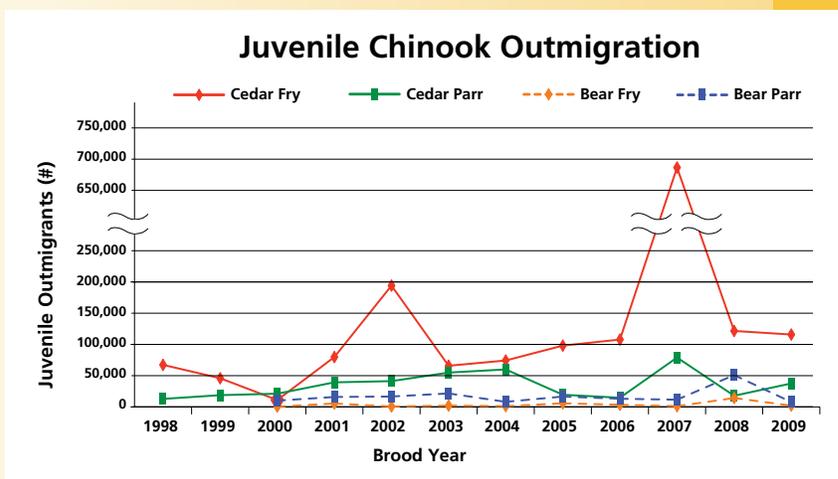


Table 2. WRIA 8 Chinook redd survey results, 1999-2010. Shaded cells represent years when surveys were not performed. Cells with "X" represent an artificial tributary that no longer supports spawning. *Data source: King County unpublished data.*

Creek	1999	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010
Bear	140	30	42	25	24	25	40	12	20	44	9	1
Cottage	171	103	96	102	120	96	82	119	69	88	60	59
EF Issaquah				0	3	26	8	3	30	3	19	29
Little Bear	1	1	1	3	3	1	0	0	2	1	0	0
North Creek	2	4	6	10	1	4	5	9	3	8	7	3
Kelsey Creek		5	4	4	0	0	4	72	77	8	5	1
May Creek	0	1	3		5	9	1	0	7	1	2	1
Rock Creek (Lower)	0	0	0	0	0	0	0	0	0	0	0	0
Taylor Creek	0	0	7	12	11	8	7	1	30	0	0	1
Peterson Creek	0	0	0	0	1	1	1	0	0	0	0	0
Walsh Diversion	0	0	1	0	6	12	0	0	10	0	X	X
Cedar River Mainstem (and tribs above Landsburg)	182	53	390	269	319	490	331	586	859	599	285	265

Figure 6. Proportion of parr migrants from the Cedar River, 1999-2009.

Data source: WDFW.

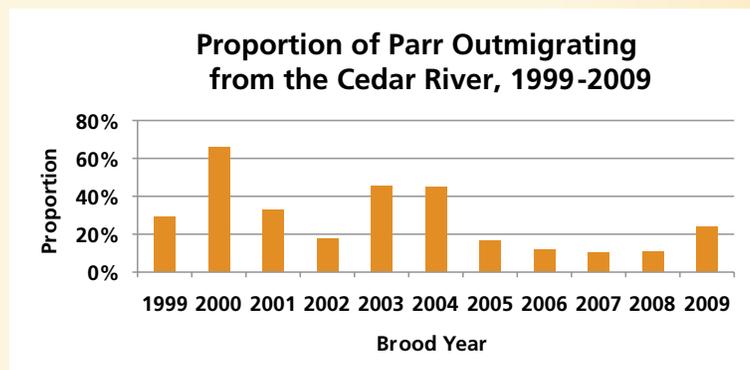


Table 3. Proportion of hatchery-origin Chinook salmon detected in Cedar River and Bear/Cottage Lake Creek spawning surveys since 2004.

Data source: WDFW and King County unpublished data.

	2004	2005	2006	2007	2008	2009
Cedar River	34%	32%	20%	10%	11%	18%
Bear/Cottage Lake Creek		79%	80%	75%	77%	68%



III. Status of the Watershed

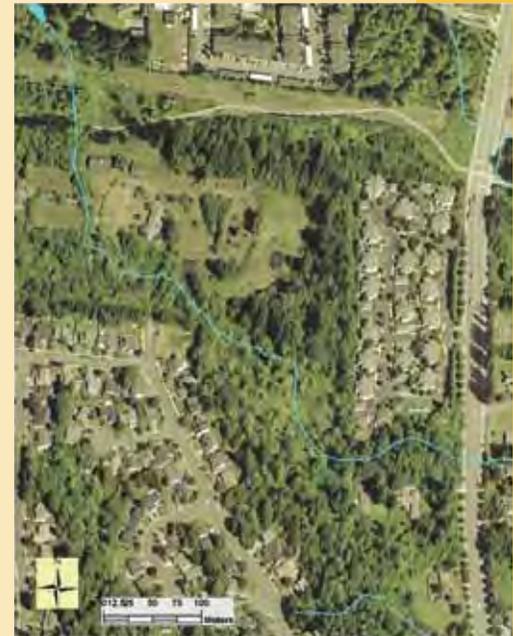
Monitoring Watershed Conditions

In WRIA 8, we monitor for changes in habitat and water quality as recommended by the WRIA 8 Plan, to the degree possible with limited funding. Thanks to a National Estuary Program grant awarded through the Puget Sound Partnership, we assessed land cover change to gauge the rate of change in overall forest cover and streamside areas. For water quality trends in the watershed, we rely on water quality and benthic macroinvertebrate data collected by King County. Overall trends in watershed stream conditions are monitored by King County through an Environmental Protection Agency (EPA) grant co-administered by WRIA 8 and King County – a program that contributes data to the Washington Department of Ecology Status and Trends monitoring project.⁶ Funding for this project lasts through 2013.

Land Cover Change

The WRIA 8 Plan places a high priority on protecting forest cover wherever practical throughout the watershed. Intact forests contribute to natural watershed processes and high water quality, both of which are necessary for salmon survival. In priority areas where forest cover no longer exists or cannot be maintained, it is crucial to protect and restore riparian buffers (i.e., forested streamside areas).

Overall forest cover declined in 42 of 47 WRIA 8 subbasins between 1991 and 2006. Areas *outside* the urban growth area (UGA) boundary displayed negligible forest cover loss during that period, while forest cover *inside* the UGA boundary declined 21% in Tier 1⁷ areas and 23% in Tier 2 areas (Figure 7). For streamside areas, the amount of impervious area increased between 2005 and 2009 in nearly all subbasins studied. Forest cover in streamside areas declined in some subbasins and stayed constant in others (Table 4). The majority of forest cover loss in the streamside areas analyzed appeared to be the result of “vested” development – that is, construction legally permitted under older sensitive areas rules.⁸



Between 2005 (top) and 2009 (bottom), houses and roads replaced forest along a tributary to Bear Creek.

Change between 2005 and 2009	
Forest Cover	
Inside UGA	-3.8%
Outside UGA	-1.5%
Impervious Cover	
Inside UGA	10.6%
Outside UGA	5.5%

Table 4. Change in forest cover and impervious cover along selected WRIA 8 streams, 2005-2009.
Data source: King County Department of Natural Resources and Parks.

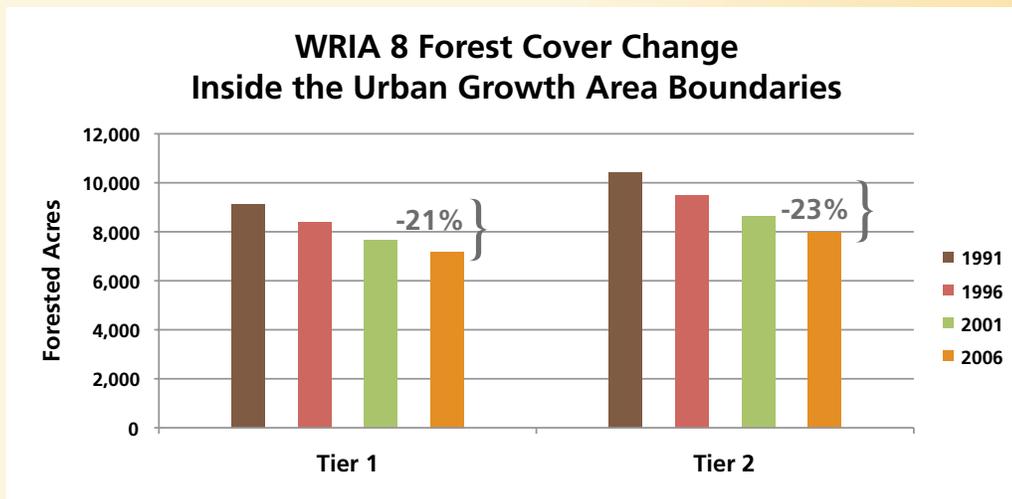
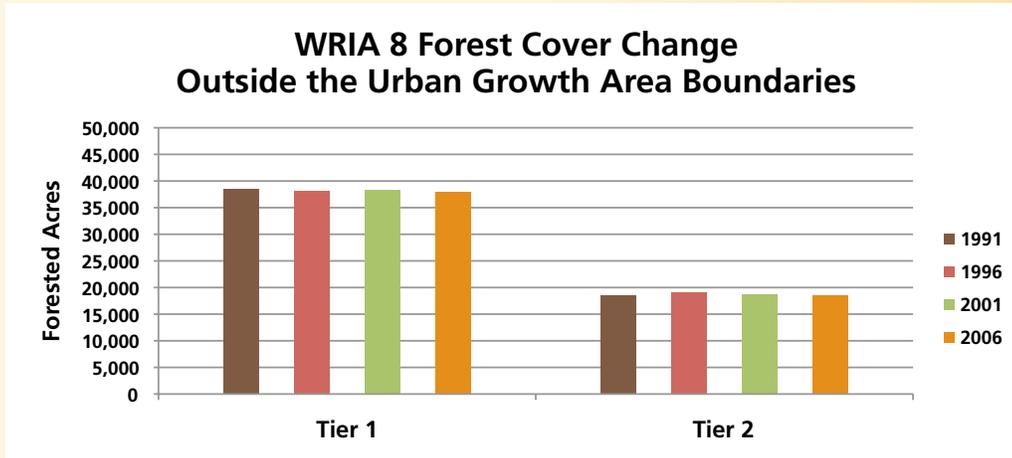
⁶ <http://www.ecy.wa.gov/programs/leap/stsmfi/index.html>

⁷ “Tiers” denote priority areas for Chinook salmon in WRIA 8. Generally, Tier 1 and 2 areas are highest priority and have the greatest potential for salmon habitat conservation and restoration. Tier 3 areas are important for water quality improvement and protection.

⁸ <http://www.gowlink.org/watersheds/8/reports/W8LandcoverChangeReport7-19-2011.pdf>. See report for details.

Figure 7. Forest cover change in Tier 1 and Tier 2 areas in WRIA 8, 1991-2006.

Data source: King County Department of Natural Resources and Parks.



Water Quality

The WRIA 8 Plan relies on the efforts of state and local jurisdictions to protect and improve water quality to help salmon. Likewise, WRIA 8 relies on monitoring efforts by King County and others to provide information on the status and trends in water quality in the watershed. One metric commonly used to report water quality is the Water Quality Index.⁹

The Water Quality Index (WQI) incorporates eight water quality parameters that include temperature, pH, fecal coliform bacteria concentration, dissolved oxygen concentration, sediment load, and nutrient levels. A higher number indicates better water quality, with 100



⁹ <http://www.ecy.wa.gov/biblio/0203052.html>

the highest possible score. In general, stations scoring 80 to 100 meet expectations for water quality and are of "lowest concern;" scores of 40 to 80 indicate "marginal concern." Water quality at stations with scores below 40 does not meet expectations, and these streams are of "highest concern." Water quality data is presented in **Figure 8**.

Benthic Index of Biotic Integrity

Another overall indicator of stream health, the Benthic Index of Biotic Integrity¹⁰ (BIBI) incorporates information on the composition and numbers of aquatic insects living in streams into a score between 10 and 50, with 10 being very poor and 50 being excellent. In WRIA 8, between 2002 and 2010, on average 53% of the sample sites scored "Poor" or "Very Poor," 33% scored "Fair," and 14% scored "Good" or "Excellent." The data display no apparent trend during this period (**Figure 9**).

Watershed Habitat Status and Trends

In 2009, WRIA 8 began a project to conduct physical and biological monitoring in 30 stream reaches in the watershed to characterize watershed conditions. In 2010, we added 20 stream reaches with the aid of an EPA grant written in partnership with King County. We are still analyzing data from the first few field seasons; these will inform our next progress report.

¹⁰<http://www.pugetsoundstreambenthos.org/>

Figure 8. Water Quality Index (WQI) for selected WRIA 8 streams, 2001-2009. Cuts to the King County water quality monitoring program in 2009 reduced the number of stations in WRIA 8 (hence the shorter bar for 2009). *Data source: King County Department of Natural Resources and Parks Water Quality Monitoring Program.*

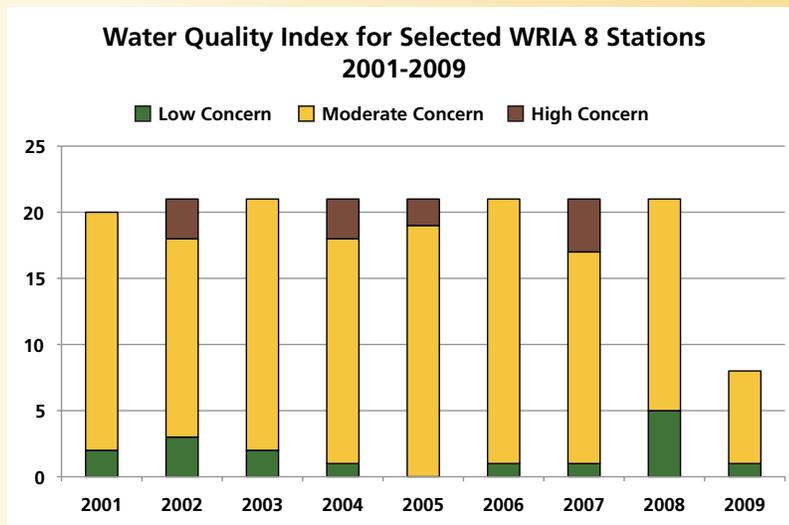


Figure 9. Benthic index of biotic integrity scores for WRIA 8 streams. Percentages represent aggregate scores of 79 to 89 survey reaches per year. *Data source: King County Department of Natural Resources and Parks Ambient Monitoring Program.*

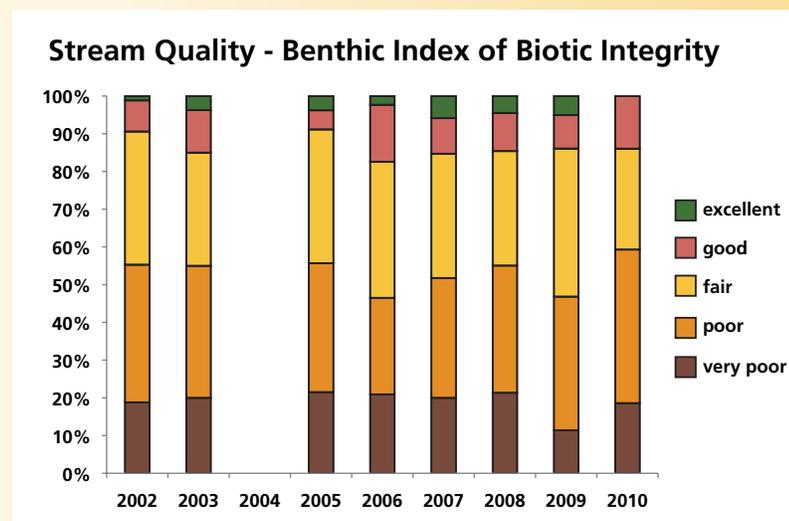
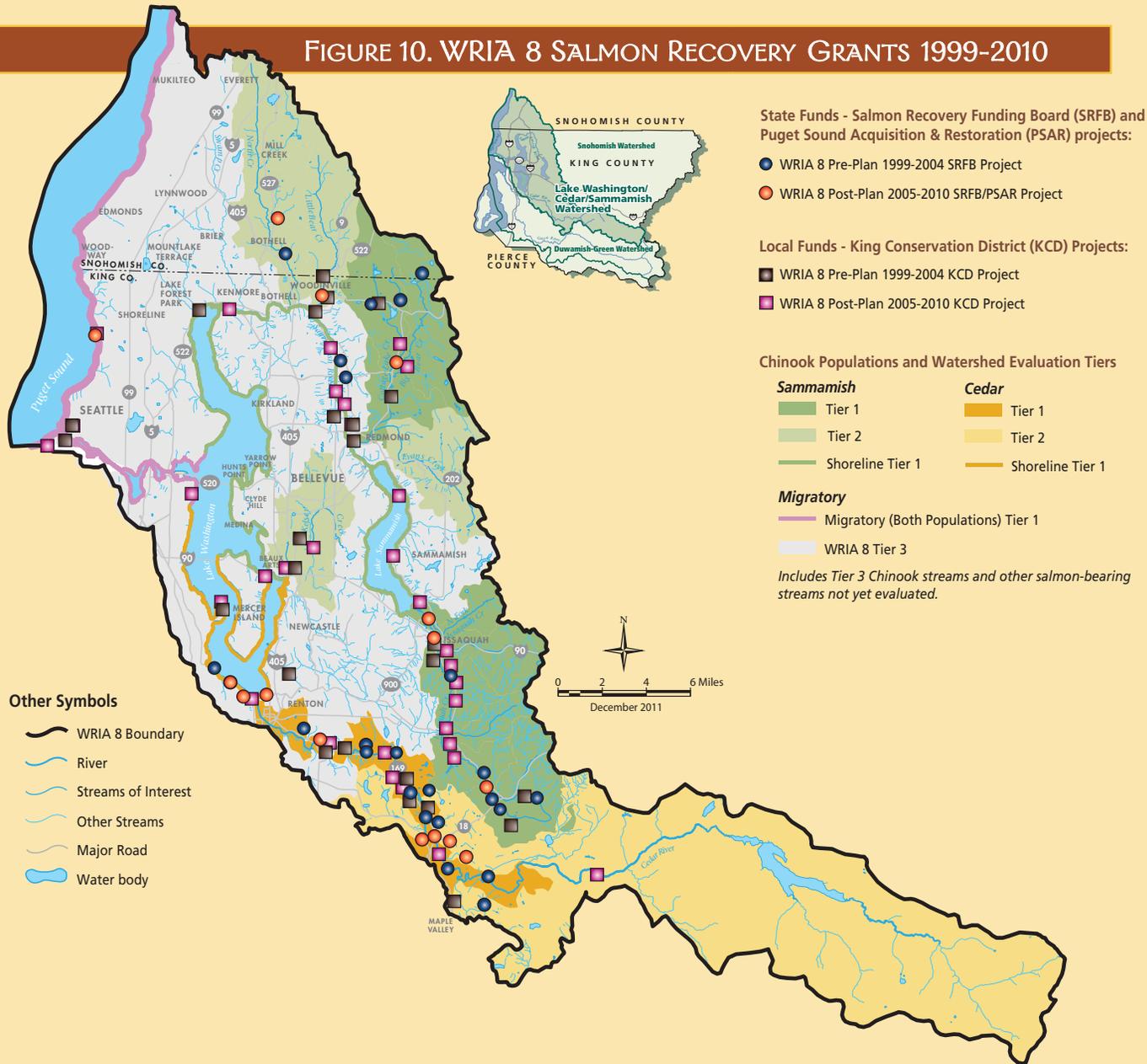


FIGURE 10. WRIA 8 SALMON RECOVERY GRANTS 1999-2010



Since 1999, salmon recovery partners in the Lake Washington/Cedar/Sammamish Watershed received over 90 grants for priority salmon habitat protection and restoration projects.

This map shows grants awarded between 1999 and 2010 to projects throughout the watershed from the Salmon Recovery Funding Board, Puget Sound Acquisition and Restoration program, and King Conservation District. The projects are divided between those that were funded between 1999 and 2005, before ratification of the WRIA 8 Plan in 2005, and those funded between 2005 and 2010 to implement the Plan.

The watershed is divided into "tiers," which denote priority habitat areas for Chinook salmon in WRIA 8. Tier 1 areas are highest priority and include primary spawning areas as well as migratory and rearing corridors. Tier 2 areas are second priority and include areas less frequently used by Chinook salmon for spawning. Tier 3 areas are infrequently used by Chinook salmon, but are still important areas for water quality and flow management.



IV. Habitat Protection and Restoration Progress

The Lake Washington/Cedar/Sammamish Watershed has a long history of habitat protection and restoration (**Figure 10** – map on previous page). For decades, local governments have led habitat efforts in the watershed. In addition, many WRIA 8 partners are doing habitat projects that are not specifically called for in the WRIA 8 Plan but still benefit salmon.

First Five Years of Project Implementation (2005 - 2010)

The Plan recommends nearly 700 site-specific protection and restoration projects approved by teams consisting of scientists, local experts, knowledgeable citizens, and technical staff from state and federal resource management agencies and local jurisdictions. From this list, a subset of the highest-priority projects was chosen for implementation during the first 10 years of the Plan (the “Start List”). The Start List is updated as implementation advances, to reflect changes in project status, and to add new projects as they become ready or opportunities arise.

Status of Implementation

Of the 166 projects currently on the Start List, 44% either have been completed (24 projects) or are funded and in progress (49 projects). An additional 40% (67 projects) have been proposed and await funding. Twenty-six projects (16%) are either conceptual project ideas that a sponsor has not developed into a proposed project, or are projects for which we lack data on their status and are assumed to be conceptual (**Figure 11**).

Priorities for recovery actions

Conservation actions that benefit the Cedar population are our highest priority, followed by actions to benefit the Sammamish population. To date, grant funding distribution generally follows these priorities, although funding for actions in the nearshore and common migratory areas has been lower than it should be (**Figure 12**).

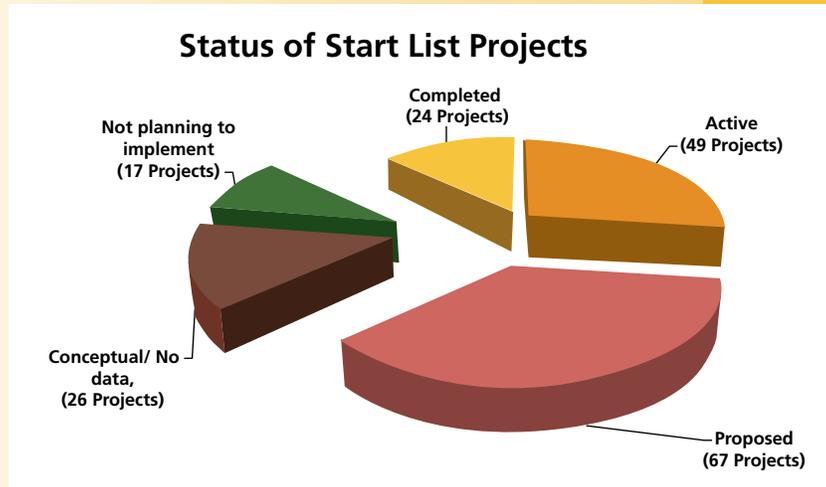
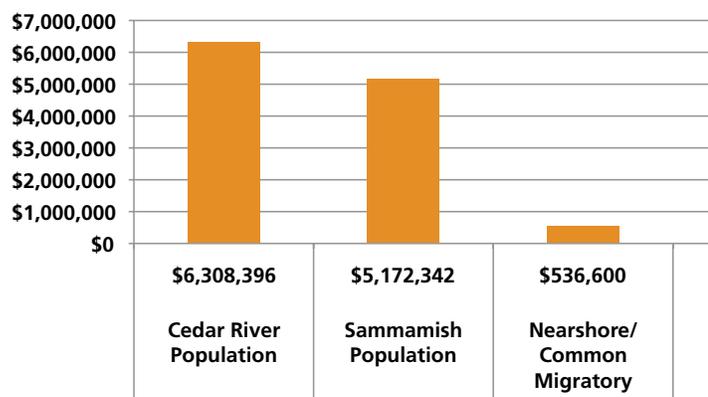


Figure 11. Status of all Start List projects since 2005 (183 projects). There are 166 projects currently on the Start List. Seventeen projects have been deemed infeasible and removed from the Start List.

Figure 12. WRIA 8 grant funding (Salmon Recovery Funding Board, Puget Sound Acquisition and Restoration, and King Conservation District grants) for habitat protection and restoration between 2005 and 2010, distributed to areas supporting the Cedar population, Sammamish population, and nearshore/migratory areas common to both populations.

Grant Funding by Chinook Population (2005-2010)



Habitat Successes

Although a lack of funding has slowed the pace of habitat restoration and protection, WRIA 8 partners continue to implement projects throughout the watershed (Table 5). Recovering salmon in our watershed requires protecting or restoring habitat processes. This typically requires large areas and often encompasses multiple properties. During the first five years of implementing the WRIA 8 Plan, nearly two-thirds of the available funding was dedicated to acquisition projects to protect existing high-quality habitat or to enable future habitat restoration (Figure 13). The remaining one-third went to restoration projects. As the “last best places” are protected, more of the land acquired for future restoration will be restored.

Table 5. Project sponsors completed 24 projects between 2005 and 2010. Projects are organized by areas supporting the Cedar population, Sammamish population, and migratory and nearshore areas common to both populations.

Completed Habitat Projects 2005 – 2010	
Cedar Population	Project Sponsor
Cedar River	
Cedar Rapids Floodplain Acquisition: Acquired 15 acres of floodplain for future levee removal and floodplain restoration	King County
Cedar Rapids Floodplain Restoration: Removed levee and restored 15 acres of floodplain	King County
Rainbow Bend Acquisition: Purchased 40 acres, including mobile home park and nine single-family homes; relocated residents from 55 mobile homes	King County
Lions Club Side Channel Restoration: Restored 800 foot historic side channel and floodplain	King County
Lower Taylor Creek Floodplain Restoration: Relocated 800 feet of stream away from Maxwell Road, and restored floodplain habitat	King County
Migratory Area – South Lake Washington Shoreline	
Chinook Beach (Rainer Beach Lake Park): Removed marina and bulkhead, and restored shoreline	City of Seattle
Martha Washington Park Shoreline Restoration: Removed armoring and restored shoreline	City of Seattle
Seward Park Riparian (Shoreline) Habitat Restoration: Restored 300 feet of lakeshore habitat	City of Seattle
Lake Washington Shoreline Restoration (Section 4): Daylighted Madrona Creek and restored shoreline	Friends of Madrona Creek
Sammamish Population	
North Lake Washington Tributaries	
Twin Creeks Project: Expanded existing restoration project to restore riparian and floodplain habitat	Snohomish County
Little Bear Creek Forest Protection: Protected 105 acres of forest on Little Bear Creek	Snohomish County
Fish Passage on Kelsey Creek: Improved fish passage by replacing culvert on NE 8th St.	City of Bellevue
Issaquah Creek	
Sammamish State Park Restoration: Restored wetlands, streams and lakeshore areas	Mountains to Sound Greenway Trust
Sammamish State Park Recreation Management: Updated park management plan to improve park management and enforcement to protect site from human disturbance	Washington State Parks
Anderson Property Acquisition: Acquired property at the confluence of Issaquah Creek and East Fork Issaquah Creek, to be restored and added to Issaquah Creek Park	City of Issaquah
Guano Acres Acquisition: Acquired 8 acres on lower Issaquah Creek	City of Issaquah
Juniper Acres Acquisition: Acquired 5 acres along Issaquah Creek	City of Issaquah
Squak Valley Park Restoration: Restored 8 acres of riparian and floodplain habitat and 1,000 lineal feet of stream	City of Issaquah
Issaquah Creek Protection: Acquired 118 acres on Issaquah Creek in the Log Cabin reach	King County
Fish Passage Improvements on Issaquah Creek: Replaced partial fish barrier culvert at 298th St. within Taylor Mountain Park	King County
Migratory Area – Lake Sammamish and Sammamish River	
Sammamish River Bank Restoration: Regraded banks, created habitat benches and restored riparian areas on nearly 2,000 lineal feet of river	City of Redmond
Wildcliff Shores Riparian Wetland Enhancement and Reconnection: Reconnected riparian wetlands to Sammamish River and restore vegetation at Wildcliff Shores, across from Swamp Creek	City of Kenmore
Zacusse Creek Restoration: Daylighted Zacusse Creek and restored creek mouth along Lake Sammamish	City of Sammamish
Both Populations – Common Migratory Areas and Marine Nearshore	
Salmon Bay Natural Area: Restored 700 feet of shoreline	City of Seattle

Cedar Population

After five years of acquiring and protecting habitat, several project sites now have enough land to begin large-scale restoration activities. This is most notable in the Cedar River, where the WRIA 8 Plan identifies reconnecting the river to the floodplain to increase habitat for juvenile Chinook as the most important action. The Cedar Rapids project was the first large-scale floodplain restoration project on the river (see below). Other floodplain habitat restoration projects are moving forward in the next three years. While these projects will greatly improve habitat conditions for both adult and juvenile Chinook salmon, more large-scale floodplain restoration is needed.

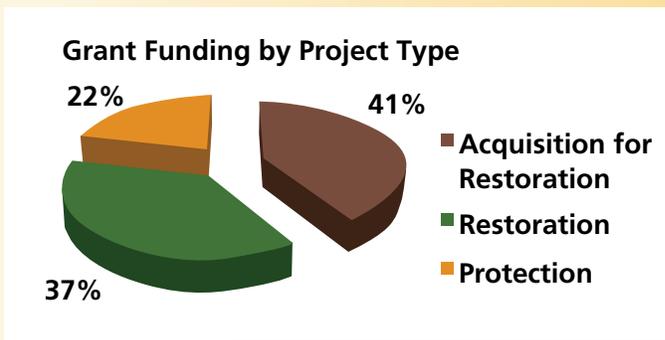


Figure 13. Distribution by project type of \$12.1 million in grant funding received from Salmon Recovery Funding Board, Puget Sound Acquisition and Restoration program, and King Conservation District between 2005 and 2010. This distribution reflects grant funds only, and does not include funds used to match grant funds. Between 2005 and 2010, over 60% of grant funding has gone to protecting habitat and acquiring land for future restoration. As the remaining high quality habitat is protected, more funding will support restoring land acquired for restoration.

CEDAR RAPIDS FLOODPLAIN RESTORATION PROJECT



Cedar Rapids pre-project (2007)...



...and post-project after flooding in both 2009 and 2011.

This project, one of the first major floodplain reconnection projects on the Cedar River, aims to both reduce flood hazards and restore salmon habitat.

In 2008, the levees and bank armoring were removed from a 30-acre site, allowing the river to reconnect with its floodplain. Setback levees were built on the site's outer edges to protect adjacent homes and Jones Road. The project was designed to allow the river to migrate freely within the new setback levees.

The Cedar River experienced major flooding in 2009 and 2011 that reshaped the site dramatically. The river shifted its mainstem channel, a new large gravel bar formed, and historic side channels filled with water. However, logs and logjams moved downstream during the flooding and had to be removed.

King County will be applying lessons learned from this project to future restoration projects, including the Rainbow Bend site, where a levee will be removed and 40 acres of floodplain will be restored. Construction will begin in 2013.

Unique to WRIA 8 in the Puget Sound region, lakes are an important part of Chinook migratory habitat. Therefore, restoring stream mouths and beach habitats along the shoreline is particularly important. WRIA 8 partners have implemented several important shoreline restoration projects from Seward Park south to the mouth of the Cedar River. These projects provide important habitat for juvenile Chinook as they migrate from the Cedar River through Lake Washington.

Sammamish Population

Actions to support the Sammamish population have focused on protecting existing habitat and restoring areas of Issaquah Creek and Bear Creek, the two primary spawning areas for the Sammamish population. The Sammamish River is a critical migratory corridor for the Sammamish population, emphasizing the need to restore riparian areas and off-channel habitat. We have also protected and restored habitat on Little Bear and North Creeks, which provide additional diversity of spawning habitat for the Sammamish population.

Nearshore/Common Migratory areas

Twice during their lives, as an outmigrating juvenile and a returning adult, Chinook salmon from both WRIA 8 populations migrate through the Ballard Locks, Ship Canal, and along the marine nearshore. Salmon face several challenges in this migratory bottleneck, and work is needed to improve fish passage.

- Passing through the Ballard Locks is hazardous for both juvenile and adult salmon. Some improvements have been made, but much more needs to be done.
- High water temperatures in the Ship Canal may be harmful or even lethal.
- The railway along the marine shoreline limits the opportunity to restore natural processes.

ISSAQUAH RESTORES SQUAK VALLEY PARK NORTH

In 2010, the City of Issaquah restored eight acres of fish and wildlife habitat at Squak Valley Park North. This is one of the largest restoration projects in the City's history.

The City removed portions of a levee along Issaquah Creek to reconnect it to the floodplain. The area had been a straight, uniform channel more than 1,000 feet long, providing poor fish habitat. Public benefits include a new nature park, with trails and stream overlooks, and reduced flooding in the Sycamore neighborhood.



V. Funding Salmon Recovery

To protect and restore the habitat necessary for salmon recovery, the WRIA 8 Plan set an ambitious funding goal of over \$17 million annually from federal, state, and local sources. Funding during the first five years of implementing the Plan has fallen short of funding goals in most categories (**Table 6** and **Figure 14**).

Salmon recovery in WRIA 8 relies on grant funding from several local, state, and federal sources. Between 2005 and 2010, WRIA 8 partners received over \$12 million in grants for habitat protection and restoration projects (**Figure 13**).

Federal and State Funding

The Salmon Recovery Funding Board (SRFB) has been a crucial, consistent source of federal and state funds for salmon habitat protection and restoration. From 2005 to 2010, annual SRFB funding was one-third of what the WRIA 8 Plan anticipated from this source.

In 2007, recovering Puget Sound became a greater state and federal priority. This additional focus on Puget Sound brought new regional funding to accelerate the pace of salmon recovery efforts. In the 2007 biennial budget, the state legislature appropriated \$42 million through the newly created Puget Sound Acquisition and Restoration (PSAR) program to Puget Sound watersheds. This increased funding to implement the highest priority salmon habitat protection and restoration projects.

WRIA 8 received \$2,015,099 in 2007 PSAR funds and \$1,623,911 in 2009 PSAR funds. Although PSAR only provided about half of the anticipated new funding from regional grants, it was a substantial, much-needed investment. The PSAR program is not a guaranteed funding source, and the legislature appropriates it every two years. It is important for WRIA 8 partners to actively support PSAR funding and demonstrate the on-the-ground habitat improvement that results from this investment.

Federal funding has been much lower than anticipated. In particular, U.S. Army Corps of Engineers funding has been far lower than expected in the Plan goals, largely a result of reduced congressional allocations to the Corps of Engineers and some potential project partners deciding to seek funding elsewhere rather than go through the Corps project funding process.

Funding Sources	WRIA 8 Plan Annual Funding Goal
Salmon Recovery Funding Board	\$1,400,000
New Regional Funding	\$4,000,000
Other State (agency grants, etc.)	\$800,000
Federal (Army Corps of Engineers, Environmental Protection Agency, other federal grants, etc.)	\$3,500,000
King Conservation District	\$660,000
King County Conservation Futures	\$2,500,000
Other Local Match (utility fees, stormwater management fees, etc.)	\$4,500,000
TOTAL	\$17,360,000

Table 6. WRIA 8 Plan anticipated funding sources and annual goal. WRIA 8 is unable to track all funding sources; shaded rows indicate funding sources tracked by WRIA 8.

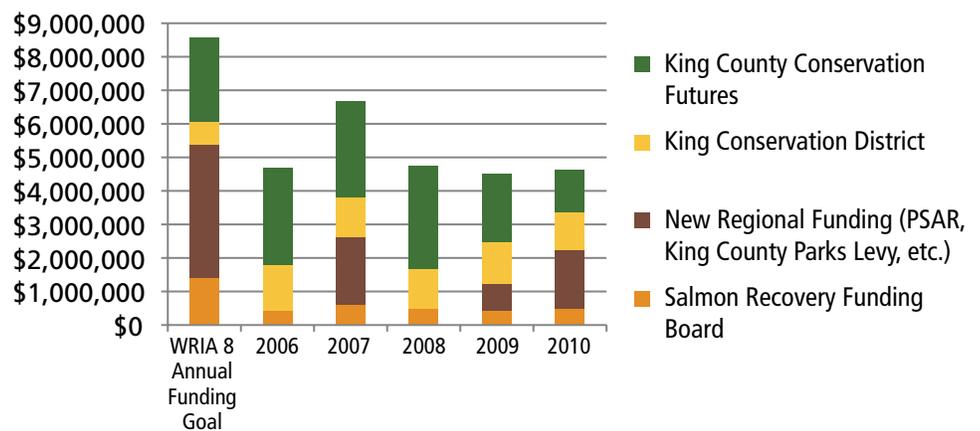


Figure 14. WRIA 8 Plan annual funding goals for four primary funding sources compared to actual annual funding levels during the first five years of implementing the Plan.

However in 2009, with the increased focus on recovering Puget Sound, several important WRIA 8 priorities received over \$4 million in federal grant funding from the EPA. EPA grants are advancing the following priorities:

- Monitoring watershed conditions in up to 50 stream reaches (King County)
- Establishing a stormwater flow control plan for the Piper’s Creek watershed (City of Seattle)
- Developing an incentives and credits program to improve ecosystem functions and processes along shorelines of single-family waterfront homes (City of Seattle)
- Supporting a partnership to restore riparian ecosystems and eradicate invasive species (City of Seattle)

Local Funding

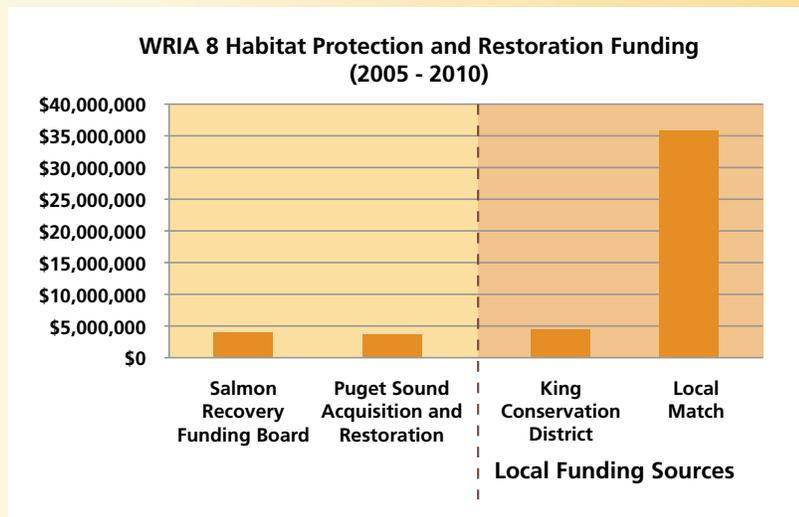
During the past five years, local funding for salmon recovery has contributed over \$40 million towards implementing priority habitat projects, much of which serves to match state and federal grants (Figure 15). Local funds come from a number of sources, most notably King Conservation District (KCD), King County Conservation Futures, King County Parks Levy, and local government surface water management fees, utility fees, and other sources. With the doubling of KCD funds in 2006, KCD has contributed nearly twice the funding for habitat restoration and protection anticipated in the WRIA 8 Plan. Additionally, King County Conservation Futures provides annual funding from property taxes levied throughout King County and its cities for the purchase and permanent protection of habitat and open space. Beginning in 2008, the King County Parks Levy also provides annual funding to acquire open space and restore county parkland that supports salmon habitat. These local funding sources serve as indispensable match to leverage grant funds for habitat protection and restoration projects.

Recovering Salmon in Challenging Economic Times

The last few years have been difficult for salmon recovery funding. Beginning in 2009, as a result of the recession, funding suffered as local, state, and federal budgets were greatly reduced. The PSAR program was reduced from \$42 million in the 2007-2009 biennial budget to \$33 million in the 2009-2011 biennial budget. In coming years, with the prospect of continued budget shortfalls at all levels, we could see further reductions in salmon recovery funding. This will continue to hinder implementation of the WRIA 8 Chinook Recovery Plan.

Although the reality of funding for habitat protection and restoration has fallen well short of the goals set by the Plan (Table 6), we have used the available funding to accomplish substantial priority project work. We will not be able to increase the pace and effectiveness of habitat restoration and protection without additional funding sources.

Figure 15. Amount of WRIA 8 grant funding by grant source compared to the amount of local funding. State and federal grant funds are leveraged heavily by local matching funds. Although King Conservation District grants are separated from local match in the figure, they should be included in the total local funds that serve as match to state and federal grants.





Program is controlling Cedar River knotweed

Invasive knotweed is an aggressive invader of riparian habitats, forming dense stands along stream banks. A collaborative program has been working to control knotweed along the Cedar River and its tributaries. This is often an essential first step in restoring native habitat.

The King County Noxious Weed Control Program began working on knotweed with landowners on the Cedar in 2007. In 2010, King County, Seattle Public Utilities, Forterra (formerly Cascade Land Conservancy), and the Friends of the Cedar River Watershed joined together to form the Cedar Stewardship in Action Program.

Partners reach out to all property owners, public and private, seeking permission to control knotweed on their property and promoting better land stewardship. Hundreds of volunteers participate in over 50 events each year to remove invasives and replant. The process is time-intensive; it takes about a year to treat (and re-treat) two river miles.

VI. Programmatic Actions

Implementation of Actions Related to Land Use and Education & Outreach

Programmatic actions in the Plan related to land use and public outreach may seem less directly tied to salmon in a WRIA 8 stream than on-the-ground habitat projects. But they are actually more critical to the long-term success of our salmon recovery efforts. WRIA 8 is the most populated watershed in the state, and it is still growing. How well we manage growth and development, and motivate people who live in our watershed to take positive actions to benefit salmon, will determine our success in recovering Chinook salmon.

In 2008, the WRIA 8 team administered a survey to jurisdictions in the watershed to assess progress made in implementing programmatic recommendations in the Plan.

The survey found a high rate of implementation for the following actions, ranked as being of “high importance” by a WRIA 8 staff group:

- Forest cover/riparian buffer education
- Water quality education
- Promoting stormwater best management practices
- Critical Areas Ordinances
- Shoreline Master Plan updates
- Tree protection regulations
- Stormwater regulations
- Regulatory flexibility to promote habitat protection/restoration

For these highly-ranked actions, WRIA 8 partners should be vigilant to keep the implementation level high. They should also look for ways to measure their effectiveness.

The following programmatic actions were found to have lower levels of implementation and were ranked as being of high or medium importance to salmon recovery. These Plan recommendations should be revisited by the WRIA 8 Salmon Recovery Council and supporting committees to identify ways to increase implementation:

- Outreach regarding the benefits of large wood in streams
- Education programs for landscape designers/contractors on sustainable design
- Programs to address illegal water withdrawals
- Incentives to protect/restore ecological function
- Outreach to property owners to protect forest cover/habitat
- Promotion of low-impact development
- Natural Yard Care education

WRIA 8 partners are working collaboratively to address many outreach and education actions in the Plan. For example, many WRIA 8 jurisdictions, as part of implementing their stormwater permit requirements, are participating in the Stormwater Outreach for Regional Municipalities (STORM) Consortium. STORM coordinated extensive outreach campaigns related to reducing the water quality impacts of car washing and yard care, which are both high-priority outreach recommendations in the WRIA 8 Plan. Also, lakeshore jurisdictions in the

watershed have partnered with state and federal agencies on the Green Shorelines campaign to work with lakeshore property owners to improve shoreline habitat for salmon (see below). Pooling resources and collaborating has not only been more efficient in these cases, but has also led to much more effective outreach programs.

Non-governmental organizations and community groups and other WRIA 8 partners who were not part of the implementation survey are important partners in implementing many plan recommendations. For example, many nonprofit organizations such as the Mountains to Sound Greenway Trust, Friends of the Cedar River Watershed and Adopt-a-Stream Foundation, offer volunteer stewardship events. Local water districts offer educational programs and incentives to promote water conservation. The Washington Department of Ecology, Parks and Recreation Commission, and Puget Soundkeeper Alliance all have programs and materials to help boaters reduce pollution from recreational boating and boat maintenance.

Connecting People and Salmon

People are more likely to take actions to protect salmon, streams, and beaches if they have a personal experience that connects them with the resource. For several years, WRIA 8 has supported efforts to create personal connections through the annual Salmon SEEson campaign. Salmon SEEson promotes events sponsored by several cities and organizations where people can see salmon traveling upriver to spawn. Trained interpreters from Friends of the Issaquah Salmon Hatchery, Friends of the Cedar River Watershed, Salmon Stewards, City of Redmond, and elsewhere are on site at specific locations to provide information and answer questions.

WRIA 8 also supports the Cedar River Salmon Journey (CRSJ), Beach Naturalists, and Salmon Watchers through King Conservation District grants. These programs train volunteers about the watershed's natural resources and how to educate diverse audiences. Motivated people who know the science and can engage others are valuable resources for salmon recovery.

BRINGING BACK THE BEACH FOR BETTER HABITAT

Bulkheads and rip rap that line the shores of Lakes Washington and Sammamish have greatly reduced essential habitat for juvenile Chinook salmon. WRIA 8 has been working to encourage homeowners to restore their shoreline by adding beaches and native vegetation.

The City of Seattle developed an attractive and informative Green Shorelines guidebook for lakeshore property owners. Thousands of guidebooks have been distributed by jurisdictions, shoreline consultants and contractors, and through other means.

In 2009, WRIA 8 held a series of four green shorelines workshops about the definition of green shorelines, the permit process, incentives, and green shoreline design.

In 2010, lakeshore property owners received mailers with color photos and information about green shorelines. WRIA 8 also developed a Green Shorelines website. WRIA 8 plans to continue Green Shorelines work through outreach to professionals, project case studies, and new media.





Watershed Report uses video to inspire high school students

How do you engage a new generation in protecting our watershed? Try making them leaders in producing a video.

Friends of the Cedar River Watershed (FCRW) has been working with high school students to research, narrate, and produce The Watershed Report. The innovative project is a series of short video reports on positive sustainability trends in the 13 school districts and 27 cities of the greater Lake Washington Watershed.

Updated every year, the report is like a collaborative report card. The report is featured each year on 19 public access channels.

The first report premiered in June 2010 with over 150 community leaders in attendance. The video won an award for watershed films sponsored by the Whole Watershed Restoration Initiative.

FCRW recruits students for the report through sustainability presentations in all 13 school districts in the watershed.

VII. Our Future: Challenges and Opportunities

We have much to celebrate after the first five years of implementing the Chinook Conservation Plan. We have reason to believe that salmon will continue to be a vibrant, thriving part of our watershed into the future. We appear to be holding the line on Chinook salmon population trends and maintaining forest cover in the rural parts of the watershed. Collectively, we are taking the right actions in the right places for salmon recovery. Our commitment to improving the health of our watershed, and recovering salmon, remains strong.

Too Little Progress in Implementing Plan Recommendations

Although the commitment to salmon recovery is strong in WRIA 8, at the five-year point of implementing the Plan we are not as far along as we anticipated when we ratified the Plan in 2005. We've only implemented 14% of the projects on our "Start List" of high priority habitat projects, and we should be closer to 50%. As discussed in Section VI, we've identified land use and outreach recommendations in the Plan needing more focused implementation efforts. A primary reason we have not made more progress is that, like most watersheds in Puget Sound, we are behind on our ambitious goals for funding salmon recovery.

In 2011, the National Marine Fisheries Service issued its five-year status review of implementation of the Puget Sound Chinook Recovery Plan (of which the WRIA 8 Chinook Plan is a chapter). It found that habitat is still declining Puget Sound-wide and that not enough is being done to protect and restore habitat.

New Focus Areas for the Next Five Years

Based on our watershed analysis and Chinook salmon population trends, we need to:

- Restore more Cedar River floodplain habitat.
- Continue working with lakeshore property owners through our Green Shorelines outreach program.
- Protect and restore riparian areas in both the urban and rural parts of the watershed.
- Find solutions to address the barrier to restoring natural shoreline processes caused by railroads along the WRIA 8 marine nearshore.
- Improve fish passage through the Ballard Locks and Ship Canal.

Opportunities and New Partnerships

With so many partners and our strong record of local match for state and federal funding, WRIA 8 is an influential voice for change. We need to ask for continued state and federal funding for salmon recovery and work with other Puget Sound watersheds and partners to develop new funding sources. We need to look at creative partnerships for implementing recovery actions, and focus on actions that provide multiple benefits. We can be more effective and efficient at implementing some actions in the WRIA 8 Plan when we collaborate and share the load. We should also work more with nonprofit and community groups to advance the most important projects and programs. We need to tell our salmon stories, highlight our challenges, celebrate our successes, and invite watershed residents to join us in our work to ensure a future for salmon in the Lake Washington/Cedar/Sammamish Watershed.

WRIA 8 Coordination Team

Jean White

Watershed Coordinator

Jason Mulvihill-Kuntz

Actions and Funding Coordinator

Scott Stolnack

Technical Coordinator

Annette Frahm

Green Shorelines Outreach Coordinator

Linda Grob

Administrative Coordinator

Photos courtesy of:

Ned Ahrens, Hans Berge, Geoff Clayton, Friends of the Cedar River Watershed, Ray Heller, Charlotte Spang, Roger Tabor, U.S. Army Corps of Engineers, Washington Department of Fish and Wildlife, Dar Webb, and Jo Wilhelm.



Progress Report Preparation

Contributors: Jean White, Jason Mulvihill-Kuntz, Scott Stolnack, Annette Frahm, and Hans Berge (King County Department of Natural Resources and Parks)

Graphic Design: Sandra Kraus (King County IT Services, Visual Communications Group)

Additional copies of this report are available from:



King County

Department of Natural Resources and Parks
Water and Land Resources Division
201 South Jackson Street, Suite 600
Seattle, WA 98104
206-296-6519 TTY Relay: 711
www.kingcounty.gov/wlr

Alternate Formats Available

206-296-7380 TTY Relay: 711

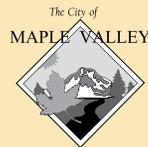
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File: 2360_1112WRIA8progressReport.ai skrau

King County DNRP IT Services, Visual Communications Group 



Financial support to coordinate implementation of the 2005 Lake Washington/Cedar/Sammamish Watershed (WRIA 8) Chinook Salmon Conservation Plan is provided by the following local governments and the Washington Department of Fish and Wildlife:



For more information, contact:

Jean White

Lake Washington/Cedar/Sammamish Watershed Coordinator

Phone: 206-263-6458

Email: jean.white@kingcounty.gov

WRIA 8 website: www.govlink.org/watersheds/8/



Beaux Arts Village
Bellevue
Bothell
Clyde Hill
Edmonds
Hunts Point
Issaquah
Kenmore
Kent
King County
Kirkland
Lake Forest Park
Maple Valley
Medina
Mercer Island
Mill Creek
Mountlake Terrace
Mukilteo
Newcastle
Redmond
Renton
Sammamish
Seattle
Shoreline
Snohomish County
Woodinville
Woodway
Yarrow Point

Cedar River Council
Friends of the Cedar River Watershed
Friends of the Issaquah Salmon Hatchery
Greater Seattle Chamber of Commerce
Long Live the Kings
Mid-Sound Fisheries Enhancement Group
Mountains to Sound Greenway
Northwest Marine Trade Association
Sno-King Watershed Council
Trout Unlimited
Water Tenders

Alderwood Water and Wastewater District
National Oceanic and Atmospheric Administration
US Army Corps of Engineers
Washington Departments:
Ecology
Fish and Wildlife
Natural Resources
Washington Association of Sewer and Water Districts
King Conservation District

November 7, 2014

The Honorable Jay Inslee
Office of the Governor
PO Box 40002
Olympia, WA 98504-0002



RE: Lake Washington/Cedar/Sammamish Watershed (WRIA 8) Salmon Recovery Council State Legislative Priorities

Dear Governor Inslee:

On behalf of the Lake Washington/Cedar/Sammamish Watershed (WRIA 8) Salmon Recovery Council, I wish to share our enclosed priorities for the 2015 State legislative session. Your leadership is critical to ensuring we can continue our efforts—and Washington State's commitment—to protect and restore habitat for salmon listed as threatened under the Endangered Species Act. Additionally, salmon habitat restoration is a proactive approach to making watershed ecosystems more resilient to a changing climate.

The state's investment in salmon recovery and Puget Sound ecosystem restoration for the 2013-2015 biennium is permitting watersheds and the region to make significant progress on our highest priorities. Your support for the ***Puget Sound Acquisition and Restoration*** program helps watersheds enhance our science-based salmon recovery efforts and advance regional recovery objectives. Additionally, funding in the current biennium for the ***Coordinated Investment in Puget Sound Floodplains*** program is greatly advancing implementation of multiple benefit floodplain management projects that restore critical salmon habitat, reduce flood hazards, and improve water quality. Thank you for supporting these programs, the results of which are in progress.

For the 2015-2017 biennium, we encourage you to build on the progress and momentum for salmon recovery and watershed health in Puget Sound and statewide. Specifically, we ask that you support the following:

- The ***Puget Sound Acquisition and Restoration*** capital budget request through the Recreation and Conservation Office, which at \$140 million for the biennium will fund a prioritized list of 22 large salmon recovery projects around the Puget Sound region and will provide funding to each Puget Sound watershed for implementing smaller-scale—but critically important—habitat projects.
- The ***Floodplains by Design*** (formerly the Coordinated Investment in Puget Sound Floodplains) capital budget request through the Department of Ecology, which will dedicate \$50 million to a prioritized list of floodplain management projects around the state that enhance salmon habitat and protect public health and safety.
- Up to \$40 million in general obligation bonds as the state match for the ***Salmon Recovery Funding Board*** grant program through the Recreation and Conservation Office, which funds habitat protection and restoration statewide.

The Honorable Jay Inslee

11/7/2014

Page 2 of 2

- ***Restoration of the state match used to support the watershed-based salmon recovery “Lead Entity” organizations tasked with implementing recovery efforts.*** A commitment of \$770,000 in state general funds to the Recreation and Conservation Office’s operating budget will position Washington State to be more competitive to receive a greater share of the federal Pacific Coastal Salmon Recovery Fund (PCSRF), which supports implementation of priority habitat protection and restoration projects in communities throughout the state.
- ***New watershed-based funding mechanisms that recognize the link between salmon recovery, water quality, and stormwater and floodplain management.*** With salmon recovery funding continuing to be limited, alternative funding mechanisms focused on overall watershed health are vitally important in helping us achieve our salmon recovery goals.

WRIA 8 appreciates the challenges involved in making state budget decisions and applauds your leadership. Thank you again for your work to continue Washington State’s commitment to salmon recovery, restoring the health of Puget Sound, and working to address effects of climate change.

If you have any questions about projects funded in WRIA 8 or how these priorities advance our salmon recovery objectives, please feel free to contact Jason Mulvihill-Kuntz, the Lake Washington/Cedar/Sammamish Watershed Coordinator at 206-477-4780 or jason.mulvihill-kuntz@kingcounty.gov. Thank you for your consideration.

Sincerely,



Larry Phillips
Chair, WRIA 8 Salmon Recovery Council
Chair, Metropolitan King County Council

Enclosure

cc: Sheida Sahandy, Director, Puget Sound Partnership
Kaleen Cottingham, Director, Washington State Recreation and Conservation Office
Maia D. Bellon, Director, Washington Department of Ecology
Phil Anderson, Director, Washington Department of Fish and Wildlife
David Troutt, Chair, Washington State Salmon Recovery Funding Board
Darcy Batura, Chair, Washington Salmon Coalition
Lake Washington/Cedar/Sammamish Watershed (WRIA 8) Salmon Recovery Council members
Jason Mulvihill-Kuntz, Lake Washington/Cedar/Sammamish Watershed Coordinator



Legislative Priorities for Puget Sound Watershed Health and Salmon Habitat Recovery

Lake Washington/Cedar/Sammamish Watershed (WRIA 8) Partners

Updated: September 2014

State Priorities

Capital Budget:

- **Support \$140 million for the Puget Sound Acquisition and Restoration Fund** capital funding request. PSAR funds support implementation of the highest priority habitat protection and restoration projects throughout Puget Sound. The request includes two components: 1) \$30 million divided among Puget Sound watersheds for a habitat projects grant round, and 2) \$110 million dedicated to fund a prioritized list of specific large, high-priority capital projects submitted by Puget Sound watersheds. Funds are derived from State general obligation bonds (RCW 77.85).
 - WRIA 8's \$1.4 million allocation in the 2013-2015 biennium helped fund the following priority projects (all projects have substantial local match):
 - Cedar River floodplain acquisition and relocation of residents out of harm's way to enable future floodplain restoration in unincorporated King County.
 - Riparian area stewardship on the Cedar River, including controlling invasive knotweed and replanting with native plants.
 - Issaquah Creek riparian and in-stream habitat restoration.
 - Nearshore creek daylighting and salt marsh restoration in Edmonds.
 - Side channel restoration on the Sammamish River in Bothell.

FOR INFORMATION ABOUT THESE PRIORITIES PLEASE CONTACT:

Jason Mulvihill-Kuntz, Watershed Coordinator, Lake Washington/Cedar/Sammamish Watershed (WRIA 8)

jason.mulvihill-kuntz@kingcounty.gov • (206) 477-4780 • <http://www.govlink.org/watersheds/8/>

- In 2014, WRIA 8 partnered with City of Renton to secure an additional \$150,000 PSAR project development grant for Renton to conduct a habitat restoration assessment and preliminary project design in the lower Cedar River.
- A portion of this funding also supports local watershed capacity for project development and implementation.
- **Support request of up to \$40 million in general obligation bonds in the capital budget for the state portion of the Salmon Recovery Funding Board grant program to protect and restore salmon habitat.**
- **Support the \$50 million Floodplains by Design capital budget request.** In the 2013-2014 biennium, the legislature allocated \$33 million to the Department of Ecology to support a list of multiple benefit floodplain restoration and management projects. As part of this allocation, King County received a \$4.1 million grant to support completion of the Cedar River Rainbow Bend floodplain restoration project and assist with relocating residents of a mobile home park as part of the Riverbend floodplain restoration project. In the 2015-2017 biennium, Ecology will request \$50 million for a prioritized list of floodplain management projects. WRIA 8 supported development of a King County and Seattle Public Utilities proposal to acquire floodplain properties in priority reaches of the Cedar River and develop final design of the Riverbend floodplain restoration project.

Operating Budget:

- **Support request for \$770,000 in state general funds in the operating budget to support and continue the role of salmon recovery Lead Entities** in recruiting, reviewing and prioritizing community-based salmon restoration projects for submittal to the Salmon Recovery Funding Board for funding. This will return the funding to a 50-50 state to federal match, making Washington State more competitive for federal funding. State funding is provided in the Recreation and Conservation Office operating budget to match federal Pacific Coastal Salmon Recovery Fund (PCSRF) funding from NOAA in the 2015-2017 biennium. Over the past few years, the state's portion of the match has been reduced 50% and has been backfilled using federal PCSRF funds. This reduction in state match

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makes Washington less competitive with NOAA for federal funding. Reinstating the state dollars would make Washington more competitive to receive a greater share of PCSRF funding. For the past 13 years, WRIA 8 has received a \$60,000 Lead Entity grant, as part of this funding, to support project development, grant coordination, and tracking implementation.

Policy Legislation:

- **Support continued efforts to explore new watershed-based funding authorities to support multiple-benefit projects that address salmon habitat protection and restoration, water quality, stormwater management, and flood management.** Since 2011, recognizing the limited funding available to implement salmon recovery, WRIA 8 supported and participated in cross-watershed discussions to identify alternative funding mechanisms to implement multiple-benefit watershed priorities, including but not limited to salmon recovery habitat restoration, stormwater management, and flood management. These efforts and discussions are on-going and may result in future legislation.

FOR INFORMATION ABOUT THESE PRIORITIES PLEASE CONTACT:

Jason Mulvihill-Kuntz, Watershed Coordinator, Lake Washington/Cedar/Sammamish Watershed (WRIA 8)
jason.mulvihill-kuntz@kingcounty.gov • (206) 477-4780 • <http://www.govlink.org/watersheds/8/>

WRIA 8 ILA Renewal for 2016-2025 - Proposed Changes as of November 2014 (from previous ILA)

Item	Proposed Change	Document Reference	KC Explanations and Considerations for Proposed Changes	COK Staff Comment
1	Add a series of "Whereas" statements to help document the rationale for the ILA and some history of the effort.	Preamble (p.1-2)	<ul style="list-style-type: none"> Helps explain the impetus for establishing/renewing the ILA; Documents history of the effort during the first 10 year period covered by the initial ILA; Documents WRIA 8's interest in regional and state recovery efforts; Recognizes the role salmon recovery action plan in helping to address the effects of climate change; Acknowledges the importance of kokanee recovery actions, and indicate WRIA 8's intent to seek opportunities to partner where kokanee and chinook recovery priorities overlap. 	Support change; provides helpful background and clarification. Staff supports adding the whereas statement recognizing efforts to protect and restore habitat for multiple species (including kokanee), and to seek opportunities to coordinate with other efforts.
2	Expand the eligible ILA partners to include public agencies other than cities and counties that have land use jurisdiction, including tribes, ports, utilities, etc.	Definitions – Eligible Jurisdictions (Section 1.1, p3); Organization and Nature of WRIA 8 Salmon Recovery Council (section 4, p.6); Latecomers (Section 8, p.11)	<ul style="list-style-type: none"> Broadens potential ILA membership and coordination; Spreads annual ILA cost share among more partners, reducing annual cost shares of individual partners Would likely require changes to the proportional/ weighted voting rules in Section 5.1.2; Would allow entities other than cities and counties more influence in WRIA 8 decisions, but could also dilute the local governments' decision making authority. 	Support change; increases membership and reduces cost shares. This change is in response to WA Association of Sewer & Water Districts filling their position with the commissioner of Skyway Water & Sewer, and the addition of the commissioner from Alderwood Water and Sewer District. There is the possibility of having too many public utilities influencing WRIA 8 decisions, so in the future there may be a need to change the weighted voting rules but not a problem at this time.
4	Add description of WRIA 8's role as the salmon recovery "Lead Entity" under state law to convene local watershed-based technical and citizen's committees to review, prioritize, and recommend projects for funding to the state Salmon Recovery Funding Board.	Purposes (Section 2.6, p4)	<ul style="list-style-type: none"> Documents WRIA 8's formal designation and role as the salmon recovery "Lead Entity" in the watershed. 	Support change.
5	Add additional emphasis on the use of monitoring and adaptive management to guide implementation of the WRIA 8 Plan.	Purposes (Section 2.11, p.5)	<ul style="list-style-type: none"> Including language to support use of monitoring and adaptive management. 	Support change.
6	Incorporate the current practice of updating individual ILA partner cost shares more often than every three years when there is a substantial annexation that changes the area and population calculation for affected jurisdictions enough to change their individual cost shares.	Organization and Nature of WRIA 8 Salmon Recovery Council (Section 4.2.1, p.7); Obligations of Parties; Budget; Fiscal Agent; Rules (Section 7.1, p.10)	<ul style="list-style-type: none"> Formalizes a common practice Results in a less predictable cost share distribution, and requires tracking annexations more closely Need to define "substantial" (i.e. what threshold would prompt an update to occur?) 	Support change, but the threshold/definition of a "substantial annexation" needs to be determined, including if 1 annexation would be used to meet a specific threshold or if multiple annexations in one year could be combined to meet the threshold of substantial.
7	Add description of how the level of funding and resource obligation for public agencies other than cities and counties would be determined in negotiation with and approved by the Salmon Recovery Council.	Organization and Nature of WRIA 8 Salmon Recovery Council (Section 4.2.1, p7)	<ul style="list-style-type: none"> Creates a flexible mechanism to establish an appropriate, fair cost share for public agencies other than cities and counties that are approved ILA partners by the Salmon Recovery Council Requires Salmon Recovery Council approval Is not a predictable and clear cost share for potential ILA partners and existing ILA partners 	Support change. This change allows for the SRC to determine the cost share for public agencies other than cities and counties, but the formula for cost share has not been determined yet. This change in language is needed now that utility districts are included in SRC.
8	Replace "shall" with "may" in section on service provider evaluation, which enables SRC to approve use of an annual anonymous service provider (currently King County) client satisfaction survey to meet the service provider performance evaluation requirement or to hire an outside consultant to provide a professional service provider assessment.	Organization and Nature of WRIA 8 Salmon Recovery Council (Section 4.2.2, p.7)	<ul style="list-style-type: none"> Formalizes a current practice approved by the Salmon Recovery Council Requires Salmon Recovery Council approval Saves costs associated with retaining an outside consultant to perform an assessment of service provider performance 	Support change. Provides us the option of an independent audit by someone other than KC but does not require it. The current internal survey practice has been adequate so far, but in the future the SRC might feel it is needed.



KIRKLAND CITY COUNCIL REGULAR MEETING MINUTES
January 06, 2015

1. CALL TO ORDER
2. ROLL CALL

ROLL CALL:

Members Present: Councilmember Jay Arnold, Councilmember Dave Asher,
Councilmember Shelley Kloba, Councilmember Doreen Marchione,
Councilmember Toby Nixon, and Mayor Amy Walen.

Members Absent: Deputy Mayor Penny Sweet.

Deputy Mayor Sweet was absent/excused as she was out of town.

3. STUDY SESSION
 - a. Animal Services Update

Joining Councilmembers for this discussion were City Manager Kurt Triplett, Police Captain Mike Ursino, and Intergovernmental Relations Manager Lorrie McKay.

4. EXECUTIVE SESSION

Mayor Walen announced that Council would enter into executive session to discuss labor negotiations and would return to the regular meeting at 7:30 p.m. City Clerk Kathi Anderson announced at 7:30 p.m. that the City Council would require additional time and would return at 7:45 p.m., which they did. City Attorney Robin Jenkinson was also in attendance.

5. HONORS AND PROCLAMATIONS
 - a. Citizen Hero Award

Fire Chief Kevin Nalder presented the award to State Patrol Trooper Anna Gasser and Mr. Kris Hardie for life saving measures they took in assisting a man with injuries sustained in a motorcycle accident on I-405.

6. COMMUNICATIONS
 - a. Announcements
 - b. Items from the Audience

Marian Stewart
Tracy Hendershott

Inge Theisen
Kathy Torimoto
Jawad Khaki
Mark Nelson
Pat Wilburn
Bea Nahon

c. Petitions

7. SPECIAL PRESENTATIONS

a. Email Archiving and Data Storage

Chief Information Officer Brenda Cooper provided an overview of the upcoming project.

b. Totem Lake Mall Update

City Manager Kurt Triplett introduced the project developer, Centercal Properties President Jean Paul Wardy, who shared early design drafts and potential timelines as well as a company overview and examples of completed developments and responded to Council questions. Mr. Triplett followed up with related information pertaining to City participation in a revised development agreement.

8. CONSENT CALENDAR

a. Approval of Minutes: December 9, 2014

b. Audit of Accounts:

Payroll \$2,733,350.37

Bills \$6,083,713.32

run #1370 check #558121

run #1371 check #558122

run #1372 check #558123 - 558341

run #1373 check #558342 - 558455

run #1374 check #558456 - 558460

run #1375 check #558461 - 558475

run #1376 check #558502 - 558659

run #1377 check #558660 - 558704

run #1378 check #558705 - 558864

run #1379 check #558865 - 558880

run #1380 check #558881 - 558930

c. General Correspondence

d. Claims

Claims received from Sierra Husband and Dennis R. McNamara were acknowledged via approval of the Consent Calendar.

e. Award of Bids

(1) Peter Kirk Pool Boiler Replacement, Combustion Engineering and Process Controls, Chehalis, Washington

The contract for the Peter Kirk Pool Boiler Replacement was awarded to Combustion Engineering and Process Controls of Chehalis, WA in the amount of \$56,455.37, via approval of the Consent Calendar.

f. Acceptance of Public Improvements and Establishing Lien Period

g. Approval of Agreements

h. Other Items of Business

(1) Reject All Bids - Kirkland Intelligent Transportation System (ITS) Implementation Phase IB Project

(2) Juanita Drive Quick Wins Project - Authorize Grant Funding Match

(3) Park Lane Pedestrian Corridor Enhancements Phase 2 & Water Main Replacement Project - Award Bid to Marshbank Construction and Approve Construction Contingency Funding

(4) Tourism Development Committee Resignation

The resignation of Tourism Development Committee member Brad Zorich was acknowledged and draft correspondence thanking him for his service was authorized via approval of the Consent Calendar.

(5) Resolution R-5093, entitled "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KIRKLAND RELINQUISHING ANY INTEREST THE CITY MAY HAVE IN AN UNOPENED RIGHT-OF-WAY AS DESCRIBED HEREIN AND REQUESTED BY PROPERTY OWNERS MATTHEW AND ELIZABETH HEINZ."

Motion to Approve the Consent Calendar.

Moved by Councilmember Dave Asher, seconded by Councilmember Jay Arnold

Vote: Motion carried 6-0

Yes: Councilmember Jay Arnold, Councilmember Dave Asher, Councilmember Shelley Kloba, Councilmember Doreen Marchione, Councilmember Toby Nixon, and Mayor Amy Walen.

9. PUBLIC HEARINGS

None.

10. UNFINISHED BUSINESS

- a. Resolution R-5094, Approving the City of Kirkland City Council Policies and Procedures.

Deputy City Manager Marilynne Beard reviewed the background and development of proposed updates to Council's procedures, responded to Council questions and comment. A revised draft was presented at the meeting which notes changes to the wording and eliminates the appendices.

Motion to Approve Resolution R-5094, entitled "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KIRKLAND APPROVING THE CITY OF KIRKLAND CITY COUNCIL POLICIES AND PROCEDURES."

Moved by Councilmember Jay Arnold, seconded by Councilmember Doreen Marchione

Vote: Motion carried 6-0

Yes: Councilmember Jay Arnold, Councilmember Dave Asher, Councilmember Shelley Kloba, Councilmember Doreen Marchione, Councilmember Toby Nixon, and Mayor Amy Walen.

Council recessed for a short break.

- b. Resolution R-5079, Adopting the 100th Avenue NE Corridor Study

Capital Projects Manager Dave Snider and Project Engineer Frank Reinart presented an overview of the proposed 100th Avenue NE Corridor Study and the neighborhood outreach process and responded to Council questions.

Motion to Approve Resolution R-5079, entitled "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KIRKLAND ADOPTING THE 100TH AVENUE NE CORRIDOR STUDY."

Moved by Councilmember Dave Asher, seconded by Councilmember Shelley Kloba

Vote: Motion carried 6-0

Yes: Councilmember Jay Arnold, Councilmember Dave Asher, Councilmember Shelley Kloba, Councilmember Doreen Marchione, Councilmember Toby Nixon, and Mayor Amy Walen.

Motion to Approve the staff recommendation to provide \$204,700 from the Surface Water Capital Reserve and \$384,500 of Impact Fee/REET balances in NE 132nd St. & 100th Ave. Intersection project to help cover the City's match obligation and projected grant ineligible expenses for a design only federal grant.

Moved by Councilmember Dave Asher, seconded by Councilmember Shelley Kloba

Vote: Motion carried 6-0

Yes: Councilmember Jay Arnold, Councilmember Dave Asher, Councilmember

Shelley Kloba, Councilmember Doreen Marchione, Councilmember Toby Nixon, and Mayor Amy Walen.

11. NEW BUSINESS

a. Downtown Parking Preliminary Options

Transportation Engineering Manager Dave Godfrey reviewed the options developed in the draft downtown parking study, responded to Council questions and comment and received direction on the public process for the study.

b. Resolution R-5095, Adopting the 2014 Regional Hazard Mitigation Plan Update, Including the Components that are Specific to the City of Kirkland.

Emergency Manager Pattijean Hooper provided a brief overview of the King County Hazard Mitigation Plan.

Motion to Approve Resolution R-5095, entitled "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KIRKLAND ADOPTING THE 2014 REGIONAL HAZARD MITIGATION PLAN UPDATE, INCLUDING THE COMPONENTS THAT ARE SPECIFIC TO THE CITY OF KIRKLAND."

Moved by Councilmember Dave Asher, seconded by Councilmember Doreen Marchione

Vote: Motion carried 6-0

Yes: Councilmember Jay Arnold, Councilmember Dave Asher, Councilmember Shelley Kloba, Councilmember Doreen Marchione, Councilmember Toby Nixon, and Mayor Amy Walen.

12. REPORTS

a. City Council Reports

(1) Finance and Administration Committee

Did not meet.

(2) Planning, and Economic Development Committee

Did not meet.

(3) Public Safety Committee

Did not meet.

(4) Public Works, Parks and Human Services Committee

Did not meet.

(5) Tourism Development Committee

Chair Nixon reported on a Tourism networking meeting, a presentation on the updated Park Place Plan, and a presentation on the Aquatic Recreation and Community Center proposal.

(6) Regional Issues

Councilmembers shared information regarding a Sound Cities Association Public Issues Committee meeting; a Sound Cities Association North Caucus meeting; the Nourishing Networks food box distribution event; the need for an alternate for the Eastside Transportation Partnership; a recent tour of the Cross Kirkland Corridor for elected state officials as part of a larger Eastside Rail tour; the GreenTools Alternative and Active Transportation roundtable; and a King County Regional Policy Committee meeting.

b. City Manager Reports

(1) Calendar Update

City Manager Kurt Triplett provided reminders for the following items: the second action concerning the emergency radio network comes before Council on January 20; the plastic bag policy discussion is scheduled for January 20; there is a study session concerning multi-family parking regulations scheduled for February 3; the Council retreat is scheduled for February 20; and the Mayor's State of the City address is scheduled for January 8.

13. ITEMS FROM THE AUDIENCE

14. ADJOURNMENT

The Kirkland City Council regular meeting of January 6, 2015 was adjourned at 11:13 p.m.

City Clerk

Mayor



CITY OF KIRKLAND
Department of Finance and Administration
123 Fifth Avenue, Kirkland, WA 98033 425.587.3100
www.kirklandwa.gov

MEMORANDUM

To: Kurt Triplett, City Manager
From: Kathi Anderson, City Clerk
Date: January 8, 2015
Subject: CLAIM(S) FOR DAMAGES

RECOMMENDATION

It is recommended that the City Council acknowledges receipt of the following Claim(s) for Damages and refers each claim to the proper department (risk management section) for disposition.

POLICY IMPLICATIONS

This is consistent with City policy and procedure and is in accordance with the requirements of state law (RCW 35.31.040).

BACKGROUND DISCUSSION

The City has received the following Claim(s) for Damages from:

- (1) Marc Chatalas for Cactus Restaurant
121 Park Lane
Kirkland, WA 98033

Amount: \$2,489.81

Nature of Claim: Claimant states damage resulted from a broken water main due to drilling.

- (2) Leanna Leggette
P.O. Box 24032
Federal Way, WA 98093

Amount: \$1,750.00

Nature of Claim: Claimant states damages resulted from falling into a hole near a fire hydrant on 120th Avenue NE.

and

Charlene Young
P.O. Box 24032
Federal Way, WA 98093

Amount: \$11,500.00

Nature of Claim: Claimant states damages resulted from falling into a hole near a fire hydrant on 120th Avenue NE.

- (3) Salon Featherly Suites
13027 NE 85th Street
Kirkland, WA 98033

Amount: \$356.97

Nature of Claim: Claimant states damage occurred when gas line was struck during NE 85th Street construction.

Note: Names of claimant are no longer listed on the Agenda since names are listed in the memo.



CITY OF KIRKLAND
Department of Public Works
 123 Fifth Avenue, Kirkland, WA 98033 425.587.3800
 www.kirklandwa.gov

MEMORANDUM

To: Kurt Triplett, City Manager

From: Dave Snider, P.E., Capital Projects Manager
Kathy Brown, Public Works Director

Date: January 8, 2015

Subject: 2014 Street Preservation Program, Phase I Curb Ramp and Concrete Repairs Accept Work

RECOMMENDATION:

It is recommended that the City Council accepts the work on the 2014 Street Preservation Program, Phase I Curb Ramp & Concrete Repairs Project, as completed by Trinity Contractors, Inc., Marysville, WA, and establishes the statutory lien period.

BACKGROUND DISCUSSION:

The Curb Ramp & Concrete Repairs Project is Phase I of the Annual Street Preservation Program for the maintenance and rehabilitation of the City's street network. For context, this memorandum provides an overview of the status of the entire Annual Street Preservation Program and specifically recommends final acceptance of the Curb Ramp and Concrete Repairs Project. The entire budget for the overall 2014 Annual Street Preservation Program was just over \$4.56 million; the Curb Ramp and Concrete Repairs component of the overall program was budgeted at just over \$400,000.

The total budget of \$4,564,806 for the 2014 Annual Street Preservation Program is a combination of three revenue sources, including the base CIP, Proposition 1 Levy funds, and a City Council approved carry-over from the 2013 program:

Revenue Source	Amount
2013-2018 base CIP	\$1,750,000
Prop 1 Levy funds	\$2,574,000
2013 Carry-over	\$ 240,807
TOTAL	\$4,564,807

There are three Phases of the 2014 Annual Street Preservation Program:

- Phase I is the Curb Ramp & Concrete Repairs Project, which has been completed and is being recommended for acceptance in this memorandum.
- Phase II is the Street Overlay Project, which will result in the resurfacing of seven arterial streets in the City. The Phase II Project will be completed in the spring 2015 following the resurfacing of Lake Washington Boulevard. City Council acceptance of that work will be recommended in a future City Council meeting.
- Phase III is the Slurry Seal Project, which is complete and is being recommended for acceptance as a separate action by the Council at its January 20th meeting.

The Curb Ramp and Concrete Repairs Project included the installation of 55 new curb ramps, as required by the Americans with Disabilities Act (ADA). The Project also provided for the replacement of broken concrete curb and sidewalk panels immediately adjacent to the six streets making up the 2014 Street Overlay Project - Phase II (see Attachment A). Until the passage of Proposition 1, concrete repairs were bid together with the overlay project under one contract. Staff subsequently split the work into two contracts to facilitate an earlier construction start in order to maximize the time for completing the larger-scale program resulting from Proposition 1.

In its regular meeting of April 15, 2014, Council awarded the 2014 Curb Ramp and Concrete Repairs Project to Trinity Contractors in the amount of \$383,567.00. Construction began on May 19, 2014 and all concrete work was substantially complete in September. The total of all payments made to the contractor was \$349,587.81, with the reduced contract amount due to bid item quantities being less than originally estimated.

The currently anticipated expenses for the entire Annual Street Preservation Program in 2014, are as follows:

Phase	Budget Amount	Status	Final Amount
Phase I Curbs and Ramps	\$383,567	Accept – This Memo	\$349,588
Phase II Overlay Awarded	\$2,780,965	Incomplete	\$2,780,965*
Phase III Slurry Seal	\$496,081	Physically Complete	\$462,242*
Engineering, Admin, Inspection	\$680,000	On-Going	\$680,000*
Paving, City Crews (NE 132 nd St)	\$35,000	Complete	\$26,258
Contingency	\$189,194	Balance Remaining	\$265,754
TOTAL	\$4,564,807		\$4,564,807

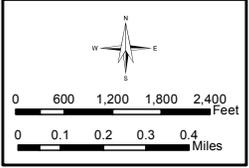
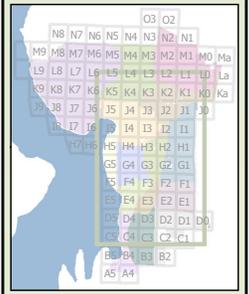
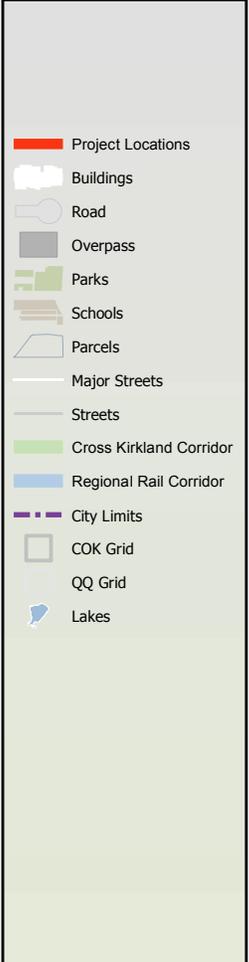
* Current Estimated Final Amount

The Phase II - Street Overlay Project is not yet complete as a result of the onset of the wet weather season. The remaining resurfacing work to be completed on Lake Washington Blvd is scheduled to be done this coming spring, as soon as weather permits. The acceptance of the Phase III (Slurry Seal Project) is being recommended for acceptance under a separate memo for the January 20 City Council meeting.

Attachment A – Vicinity Map

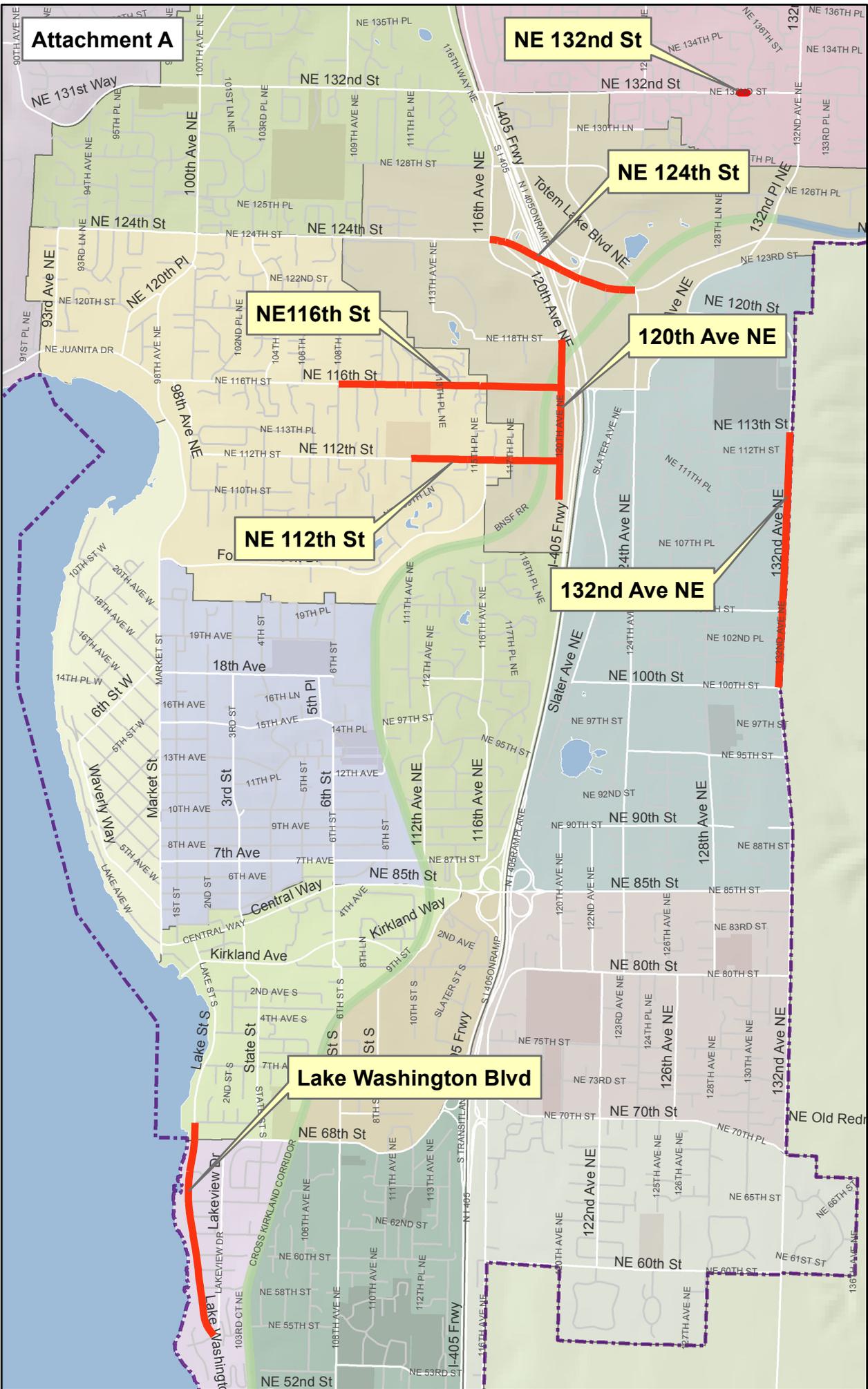
Attachment B – Project Budget Report

E-20143
**Curb Ramp &
 Concrete Repair
 Project
 CST1406**



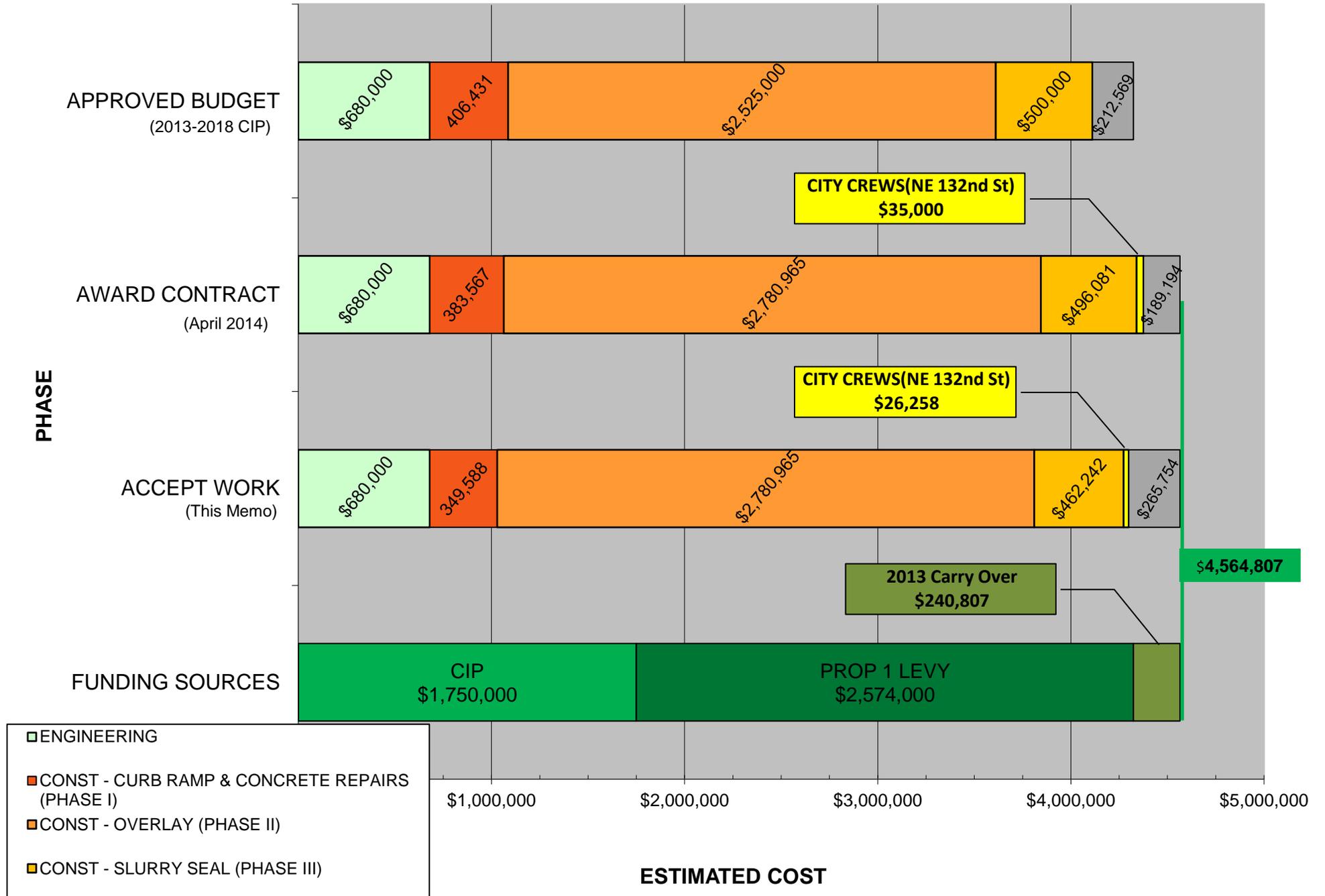
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Author:
 Name: 2014 Concrete Final
 Date Saved: 3/28/2014 9:12:31 AM



Project Budget Report 2014 Curb Ramp & Concrete Repairs Project (ST-1406)

Attachment B





CITY OF KIRKLAND
Department of Public Works
123 Fifth Avenue, Kirkland, WA 98033 425.587.3800
www.kirklandwa.gov

MEMORANDUM

To: Kurt Triplett, City Manager

From: Dave Snider, P.E., Capital Projects Manager
Kathy Brown, Public Works Director

Date: January 8, 2015

Subject: 2014 Street Preservation Program - PHASE III Slurry Seal Project
Accept Work

RECOMMENDATION:

It is recommended that the City Council accepts the work on the 2014 Street Preservation Program, Phase III Slurry Seal Project, as completed by Blackline, Inc. of Vancouver, WA, and establishes the statutory lien period.

BACKGROUND DISCUSSION:

The 2014 Slurry Seal Project is Phase III of the Annual Street Preservation Program for the maintenance and rehabilitation of the City's street network. For context, this memorandum provides an overview of the status of the entire 2014 Annual Street Preservation Program and specifically recommends final acceptance of the Slurry Seal Project. The entire budget for the overall 2014 Annual Street Preservation Program was just over \$4.56 million; the Slurry Seal Project component of the overall program was budgeted at just under a half million dollars.

There are three Phases of the 2014 Annual Street Preservation Program:

- Phase I is the Curb Ramp & Concrete Repairs Project, which is being recommended for acceptance under a separate memo at the January 20 City Council meeting.
- Phase II is the Street Overlay Project, which will result in the resurfacing of seven arterial streets in the City. The Phase II Project will be completed in the spring 2015 following the resurfacing of Lake Washington Boulevard. City Council acceptance of that work will be at a future City Council meeting.
- Phase III is the subject of the project acceptance action recommended in this memorandum.

The total budget for the 2014 Annual Street Preservation Program is a combination of three revenue sources including the base CIP funding, Proposition 1 Levy funds, and a City Council approved carry-over from the 2013 program, as follows:

Revenue Source	Amount
2013-2018 base CIP	\$1,750,000
Prop 1 Levy funds	\$2,574,000
2013 Carry-over	\$240,807
TOTAL	\$4,564,807

A slurry seal involves the application of fine aggregate and liquid asphalt placed on low-volume residential streets in roadway segments where low to moderate distress of the surface exists. Slurry seal is a versatile and cost effective way to extend the life of the City's residential streets in cases where there is no significant structural damage to the pavement section. A slurry seal protects the asphalt surface from the effects of aging, while improving the existing pavement condition. As part of the 2014 Slurry Seal Project, 29.1 lane-miles of residential streets were treated with slurry seal in four neighborhoods (Attachment A).

At their regular meeting of July 15, 2014, City Council awarded the 2014 Slurry Seal Project to Blackline, Inc., in the amount of \$496,080.85. The construction phase began on August 7 and the application process for all streets was substantially complete in October, 2014, with the re-application of all required pavement markings.

The total of all payments made to the contractor was \$462,242.23 with the reduced contract amount due to bid item quantities being less than originally estimated. As a result, the currently anticipated expenses for the entire 2014 Street Preservation Program are as follows:

Phase	Status	Budgeted Amount	Final Amount
Phase I Curbs and Ramps	Accepted 2/3/2015	\$383,567	\$349,588
Phase II Overlay Awarded	Incomplete	\$2,780,965	\$2,780,965*
Phase III Slurry Seal	Accept – This Memo	\$496,081	\$462,242
Engineering, Admin, Inspection	On-Going	\$680,000	\$680,000*
Paving, City Crews (NE 132 nd St)	Complete	\$35,000	\$26,258
Contingency	Balance Remaining	\$189,194	\$265,754
TOTAL		\$4,564,807	\$4,564,807

* Current Estimated Final Amount

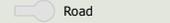
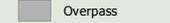
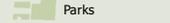
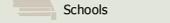
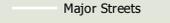
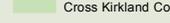
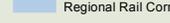
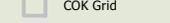
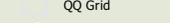
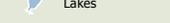
As noted above, the Phase II – Street Overlay Project will be completed after the resurfacing of Lake Washington Boulevard in spring, 2015. Staff will return to City Council at a future meeting with a recommendation for acceptance that will include a final reconciliation of the overall 2014 Street Preservation Program budget.

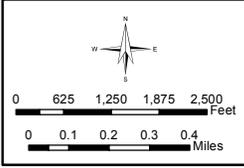
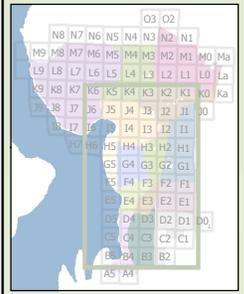
Attachment A: Vicinity Map

Attachment B: Project Budget Report – Phase III

E-2399 77
2014
Slurry Seal
Project
CST1406

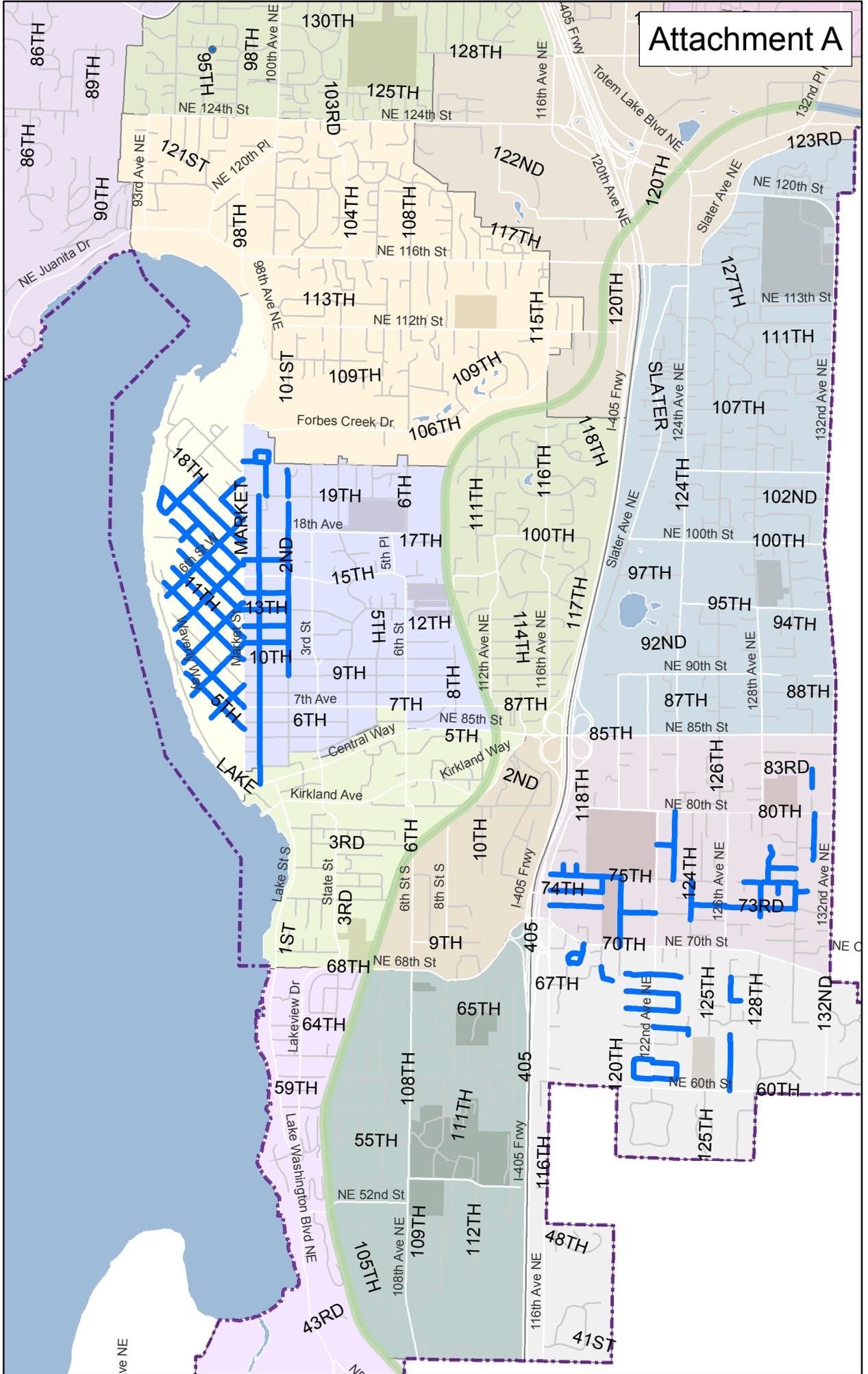
Attachment A

-  2014 Slurry Street
-  Buildings
-  Road
-  Overpass
-  Parks
-  Schools
-  Parcels
-  Major Streets
-  Streets
-  Cross Kirkland Corridor
-  Regional Rail Corridor
-  City Limits
-  COK Grid
-  QQ Grid
-  Lakes

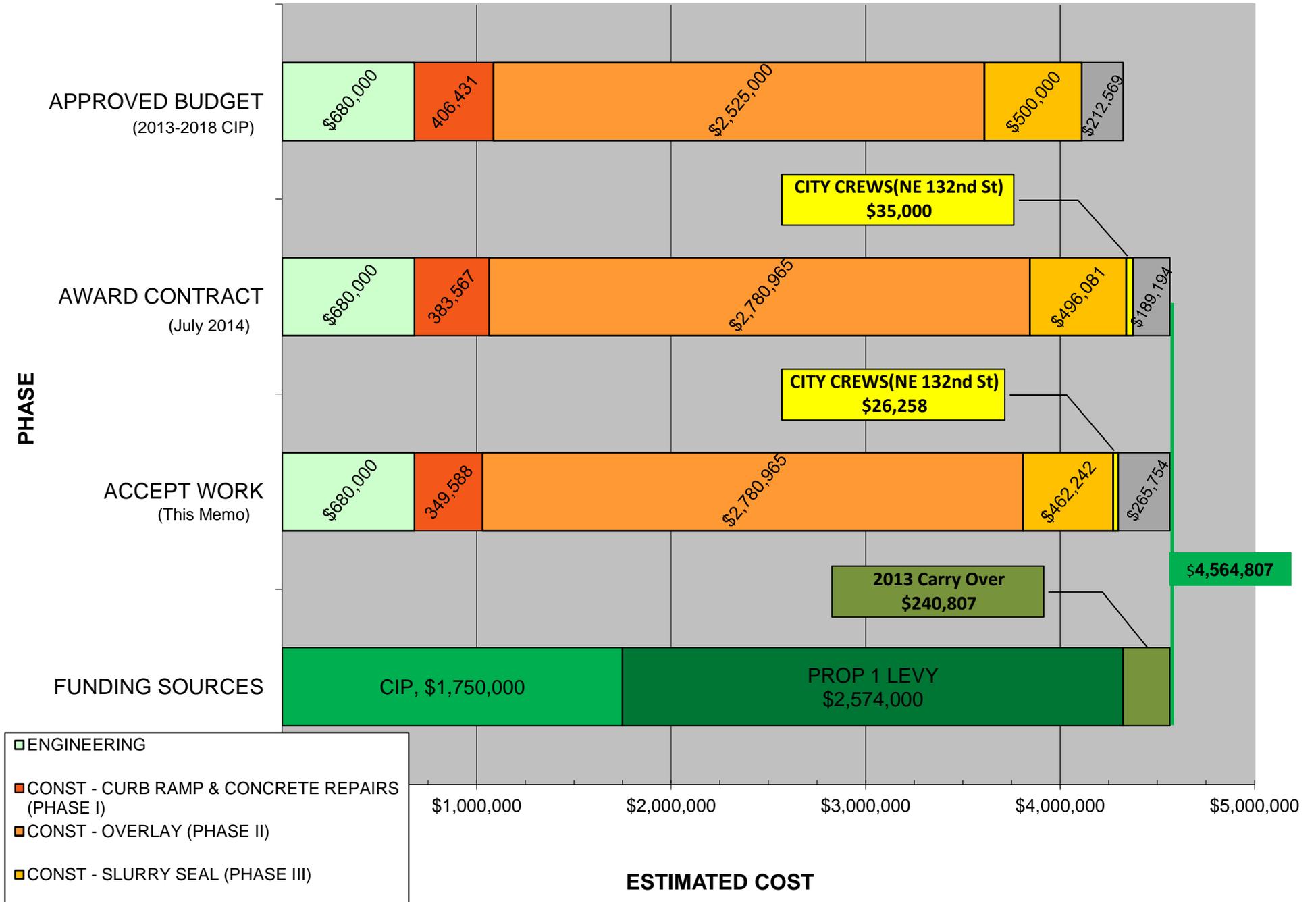


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Author:
 Name: 2014 Slurry Seal Council Award
 Date Saved: 6/30/2014 11:34:45 AM



Project Budget Report 2014 Slurry Seal Project (ST-1406)





CITY OF KIRKLAND
Department of Finance and Administration
123 Fifth Avenue, Kirkland, WA 98033 425.587.3000
www.ci.kirkland.wa.us

MEMORANDUM

To: Kurt Triplett, City Manager

From: Tracey Dunlap, Director of Finance & Administration
Barry Scott, Purchasing Agent

Date: January 8, 2015

Subject: INTERLOCAL COOPERATIVE PURCHASING AGREEMENTS WITH CITY OF FEDERAL WAY AND THE CLARK REGIONAL WASTEWATER DISTRICT

RECOMMENDATION:

It is recommended that the City Manager be authorized to execute Interlocal Cooperative Purchasing Agreements with the City of Federal Way and the Clark Regional Wastewater District.

BACKGROUND INFORMATION:

In May of 2014, the City conducted a Request for Proposals (RFP) process for the purpose of contracting for Investment Advisory Services. The RFP included language to allow other government entities to piggyback on the contract that was to be awarded by the City. As a result of the RFP process, the City awarded the contract for Investment Advisory Services to Government Portfolio Advisors (GPA) of Portland, OR.

The City of Federal Way and the Clark Regional Wastewater District have indicated an interest in taking advantage of the pricing and terms provided by our contract with GPA. In order for them to utilize the City's contract with GPA, each organization must have an interlocal cooperative purchasing agreement in place with the City.

These interlocal agreements comply with the intergovernmental cooperative purchasing requirements set forth in KMC 3.85.180 and RCW 39.34. By themselves, these agreements place no financial obligation on the City of Kirkland. These agreements are reciprocal and will allow the City of Kirkland to purchase off of contracts competitively bid by the City of Federal Way or the Clark Regional Wastewater District, if it is determined to be in the best interest of the City to do so.

Note that the interlocal agreements were provided by each agency's legal counsel and, as a result, are in different formats. The Kirkland City Attorney's Office has reviewed and approved both agreements.

RESOLUTION R-5096

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KIRKLAND APPROVING PARTICIPATION BY THE CITY IN AN INTERLOCAL COOPERATIVE PURCHASING AGREEMENT WITH CITY OF FEDERAL WAY AND AUTHORIZING THE CITY MANAGER TO EXECUTE SAID AGREEMENT ON BEHALF OF THE CITY OF KIRKLAND.

1 WHEREAS, the City of Kirkland and City of Federal Way seek to
2 enter into an intergovernmental agreement enabling the City of
3 Kirkland to purchase goods and services through City of Federal Way
4 purchase contracts and also enabling the City of Federal Way to
5 purchase goods and services through City of Kirkland purchase
6 contracts to the extent permitted by law; and
7

8 WHEREAS, the City Council has determined it to be in the best
9 interest of the City of Kirkland to enter into such an interlocal
10 cooperative purchasing agreement; and
11

12 WHEREAS, Chapter 39.34 RCW authorizes City of Kirkland and
13 City of Federal Way to enter into an interlocal cooperation agreement
14 to perform any governmental service, activity or undertaking which each
15 contracting party is authorized by law to perform;
16

17 NOW, THEREFORE, be it resolved by the City Council of the City
18 of Kirkland as follows:
19

20 Section 1. The City Manager is authorized and directed to
21 execute on behalf of the City of Kirkland an Interlocal Agreement
22 substantially similar to that attached as Exhibit "A", which is entitled
23 "Interlocal Cooperative Purchasing Agreement."
24

25 Passed by majority vote of the Kirkland City Council in open
26 meeting this ____ day of _____, 2015.
27

28 Signed in authentication thereof this ____ day of January, 2015.

MAYOR

Attest:

City Clerk

**INTERLOCAL COOPERATIVE PURCHASING AGREEMENT
BETWEEN CITY OF KIRKLAND AND CITY OF FEDERAL WAY**

This Agreement, made and entered into this ___ day of _____, 2015, by and between City of Kirkland, State of Washington, a Washington city (hereinafter referred to as "Kirkland") and City of Federal Way, Washington, a municipal corporation (hereinafter referred to as "Federal Way"), (collectively "Parties").

WITNESSETH that:

A. The Parties maintain, for the benefit of the citizens of their respective jurisdictions, an organized and standard bidding structure charged with the function of securing equipment, goods and services within the limits of all appropriate bidding laws of the State of Washington and the individual jurisdictions; and

B. The Interlocal Cooperation Act, as amended, and codified in Chapter 39.34 of the Revised Code of Washington provides for interlocal cooperation between governmental agencies; and

C. It has been determined by each of the Parties hereto that it would be in the best interests of the citizens of their respective jurisdictions if, in some circumstances, the purchase of equipment, goods and services, can be purchased through a bidding process made up of more than one jurisdiction in the State of Washington; and

D. The Parties hereto desire and by this agreement enter into an Interlocal Cooperative Bidding/Purchasing Agreement ("Agreement") wherein the Parties can utilize each other's contracts where it is lawful and in their best interest to do so and may establish yearly bidding/purchasing for equipment, goods and services of mutual need requirements.

WHEREAS, the Parties hereto desire to set forth their rights, duties and responsibilities with respect to applicable laws, ordinances, procedures as established by the Parties hereto and the State of Washington. Kirkland and Federal Way may elect not to exercise their right under this Agreement every year but may do so at any time the Agreement remains in effect; and

NOW, THEREFORE, for and in consideration of the procedures contained herein performed and to be performed, the Parties hereto agree as follows:

1. Cooperative Purchases. The Parties hereto, pursuant to Chapters 35 and 39 bidding laws, Revised Code of Washington, and pursuant to Chapter 39.34 of the Revised Code of Washington do hereby contract to cooperatively purchase goods, services and equipment as a result of competitive bidding and within the specifications established by and for Kirkland and Federal

Way. Once bidding has been finalized and the Parties have been notified, both Parties will finalize their own individual arrangements, including option selection, selections, trade-in and delivery arrangements for goods, services and equipment directly with the applicable contractor.

Kirkland and Federal Way agree that each party has no liability as far as the durability, serviceability, and warranty of the goods, services, and equipment selected. It is also agreed that the goods, services, and equipment selected shall be agreed upon by each individual party and will not be perceived as selected by the other party.

Kirkland and Federal Way accept no responsibility for the performance of any contracts by the contractor, and Kirkland and Federal Way accept no responsibility for payment of the purchase price for any contract entered into by the other party.

This Agreement is offered to allow Kirkland and Federal Way the capability to purchase goods, services, and equipment designed specifically for their use and to take advantage of prices achieved by group participation.

2. No Obligation to Purchase. Each party reserves the right to contract independently for the purchase of any particular class of goods or services with or without notice to the other party.

The Parties reserve the right to exclude the other party from any particular purchasing contract with or without notice to the other party.

3. Term. This Agreement shall take effect immediately and shall continue in effect until terminated. It may be terminated by either party by giving ten (10) days written notice to the other; provided, however, that termination shall not affect or impair joint purchases of the Parties that are agreed to on or before the date of termination.

4. Compliance with Laws. Each party accepts responsibility for compliance with federal, state, or local laws and regulations including, in particular, that party's bidding requirements applicable to the acquisition of any goods, services, or equipment obtained through the cooperative process agreed to herein.

5. Indemnification.

Kirkland Indemnification. Kirkland agrees to indemnify, defend and hold Federal Way, its elected officials, officers, employees, agents, and volunteers harmless from any and all claims, demands, losses, actions and liabilities (including costs and all attorney fees) to or by any and all persons or entities, including, without limitation, their respective agents, licensees, or representatives, arising from, resulting from, or connected with this Agreement to the extent caused by the negligent acts, errors or omissions of Kirkland, its elected officials, commissioners, officers, employees, agents, and volunteers, or by Kirkland's breach of this Agreement.

Federal Way Indemnification. Federal Way agrees to indemnify, defend and hold Kirkland, its elected officials, commissioners, officers, employees, agents and volunteers harmless from any and all claims, demands, losses, actions and liabilities (including costs and attorney fees) to or by any and all persons or entities, including without limitation, their respective agents, licensees, or representatives, arising from, resulting from or connected with this Agreement to the extent solely caused by the negligent acts, errors, or omissions of Federal Way, its employees or agents.

Survival. The provisions of this Section shall survive the expiration or termination of this Agreement with respect to any event occurring prior to such expiration or termination.

6. Contact Persons. The Parties stipulate that the following persons shall be the contact person for their respective jurisdiction.

a. City of Kirkland:

Purchasing Agent
123 Fifth Avenue
Kirkland, WA 98033
(425) 587-3123/Fax (425) 587-3110

b. City of Federal Way:

Purchasing Coordinator
33325 8th Ave S
Federal Way, WA 98003-6325
(253) 835-2533/Fax: (253) 835-2509

7. Filing. A copy of this Agreement shall be filed with the City Clerk of the City of Federal Way, and the City Clerk for City of Kirkland, and recorded with the King County Auditor or posted on either Party's webpage as authorized by RCW 39.34.040.

8. General Provisions. This Agreement contains all of the agreements of the Parties with respect to any matter covered or mentioned in this Agreement. No provision of this Agreement may be amended or modified except by written agreement signed by the Parties. This Agreement shall be binding upon and inure to the benefit of the Parties' successors in interest, heirs and assigns. Any provision of this Agreement which is declared invalid or illegal shall in no way affect or invalidate any other provision. In the event either of the Parties defaults on the performance of any terms of this Agreement or either Party places the enforcement of this Agreement in the hands of an attorney, or files a lawsuit, each Party shall pay all its own attorneys' fees, costs and expenses. The venue for any dispute related to this Agreement shall be King County, Washington. Failure of the City to declare any breach or default immediately upon the occurrence thereof, or delay in taking any action in connection with, shall not waive such breach or default. Time is of the essence for this Agreement and each and all of its provisions in which performance is a factor.

IN WITNESS WHEREOF the Parties have hereunto placed their hand and seals on the day and year indicated.

CITY OF KIRKLAND

CITY OF FEDERAL WAY

BY: _____
Kurt Triplett, City Manager

BY: _____
Jim Ferrell, Mayor

Date: _____

Date: _____

Approved as to Form
for City of Kirkland

Approved as to Form
for City of Federal Way

Kirkland, City Attorney

City Attorney, Amy Jo Pearsall

ATTEST: This ____ day of
_____, 2015.

ATTEST: This ____ day of
_____, 2015.

Kirkland City Clerk

Federal Way City Clerk

RESOLUTION R-5097

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KIRKLAND APPROVING PARTICIPATION BY THE CITY IN AN INTERLOCAL COOPERATIVE PURCHASING AGREEMENT WITH CLARK REGIONAL WASTEWATER DISTRICT AND AUTHORIZING THE CITY MANAGER TO EXECUTE SAID AGREEMENT ON BEHALF OF THE CITY OF KIRKLAND.

1 WHEREAS, the City of Kirkland and Clark Regional Wastewater
2 District seek to enter into an intergovernmental agreement enabling the
3 City of Kirkland to purchase goods and services through Clark Regional
4 Wastewater District purchase contracts and also enabling the Clark
5 Regional Wastewater District to purchase goods and services through
6 City of Kirkland purchase contracts to the extent permitted by law; and
7

8 WHEREAS, the City Council has determined it to be in the best
9 interest of the City of Kirkland to enter into such an interlocal
10 cooperative purchasing agreement; and
11

12 WHEREAS, Chapter 39.34 RCW authorizes City of Kirkland and
13 Clark Regional Wastewater District to enter into an interlocal
14 cooperation agreement to perform any governmental service, activity or
15 undertaking which each contracting party is authorized by law to
16 perform;
17

18 NOW, THEREFORE, be it resolved by the City Council of the City
19 of Kirkland as follows:
20

21 Section 1. The City Manager is authorized and directed to
22 execute on behalf of the City of Kirkland an Interlocal Agreement
23 substantially similar to that attached as Exhibit "A", which is entitled
24 "Interlocal Cooperative Purchasing Agreement."
25

26 Passed by majority vote of the Kirkland City Council in open
27 meeting this ____ day of _____, 2015.
28

29 Signed in authentication thereof this ____ day of _____,
30 2015.

MAYOR

Attest:

City Clerk

INTERLOCAL COOPERATIVE PURCHASING AGREEMENT

THIS AGREEMENT is between CLARK REGIONAL WASTEWATER DISTRICT, a public agency of the State of Washington, and the CITY OF KIRKLAND, a public agency of the State of Washington.

WITNESSETH:

WHEREAS, the Interlocal Cooperation Act, as amended, and codified in Chapter 39.34 of the Revised Code of Washington provides for Interlocal cooperation between governmental agencies; and

WHEREAS, the parties desire to utilize each other's procurement agreements when it is in their mutual interest;

NOW, THEREFORE, the parties agree as follows:

1. PURPOSE: The purpose of this agreement is to acknowledge the parties' mutual interest to jointly bid the acquisition of goods and services and to authorize the acquisition of goods and services and the purchase or acquisition of goods and services under contract where a price is extended by either party's bidder to other governmental agencies.
2. ADMINISTRATION: No new or separate legal or administrative entity is created to administer the provisions of this agreement.
3. SCOPE: This agreement shall allow the following activities:
 - A. Purchase or acquisition of goods and services by each party acting as agent for either or both parties when agreed to in advance, in writing;
 - B. Purchase or acquisition of goods and services by each party where provision has been provided in contracts for other governmental agencies to avail themselves of goods and services offered under the contract.
4. DURATION AGREEMENT – TERMINATION: This agreement shall remain in force until canceled by either party in writing.
5. RIGHT TO CONTRACT INDEPENDENT ACTION PRESERVED: Each party reserves the right to contract independently for the acquisition of goods or services without notice to the other party and shall not bind or otherwise obligate the other party to participate in the activity.
6. COMPLIANCE WITH LEGAL REQUIREMENTS: Each party accepts responsibility for compliance with federal, state or local laws and regulations including, in particular, bidding requirements applicable to its acquisition of goods and services.
7. FINANCING: The method of financing of payment shall be through budgeted funds or other available funds of the party for whose use the property is actually acquired. Each party accepts

no responsibility for the payment of the acquisition price of any goods or services intended for use by the other party.

- 8. FILING: Executed copies of this agreement shall be filed or posted on a website as required by Section 39.34.040 of the Revised Code of Washington prior to this agreement becoming effective.
- 9. INTERLOCAL COOPERATION DISCLOSURE: Each party may insert in its solicitations for goods a provision disclosing that other authorized governmental agencies may also wish to procure the goods being offered to the party and allowing the bidder the option of extending its bid to other agencies at the same bid price, terms and conditions.
- 10. NON-DELEGATION/NON-ASSIGNMENT. Neither party may delegate the performance of any contractual obligation, to a third party, unless mutually agreed in writing. Neither party may assign this agreement without the written consent of the other party.
- 11. HOLD-HARMLESS: Each party shall be liable and responsible for the consequence of any negligent or wrongful act or failure to act on the part of itself and its employees. Neither party assumes responsibility to the other party for the consequences of any act or omission of any person, firm or corporation not a party to this agreement.
- 12. SEVERABILITY: Any provision of this agreement, which is prohibited or unenforceable, shall be ineffective to the extent of such prohibition or enforceability, without involving the remaining provisions or affecting the validity or enforcement of such provisions.

CRWWD

CITY OF KIRKLAND

By: _____
John M. Peterson, General Manager

By: _____
Kurt Triplett, City Manager

Approved as to form:

Approved as to form:

By: _____
CRWWD Attorney

By: _____
Kirkland City Attorney



CITY OF KIRKLAND
Department of Parks & Community Services
505 Market Street, Suite A, Kirkland, WA 98033 425.587.3300
www.kirklandwa.gov

MEMORANDUM

To: Kurt Triplett, City Manager

From: Jennifer Schroder, Director
Michael Cogle, Deputy Director
Leslie R. Miller, Human Services Coordinator

Date: January 8, 2015

Subject: Remittance of Duck Dash Raffle Tax Receipts to Selected Agency

RECOMMENDATION:

That the City Council approves the remittance of the Duck Dash raffle tax receipts to Nourishing Networks Central.

BACKGROUND DISCUSSION:

The Kirkland Rotary Club held its annual Puget Sound Duck Dash on August 8, 2014. The Club raises funds through this event to support local charities.

All organizations that have raffles in Kirkland are required to collect and remit a raffle tax to the City. Gross revenues less cash paid as/for prizes are used to determine the taxable amount. When a raffle is conducted by a charitable or nonprofit organization, no taxes are imposed on the first ten thousand dollars (per calendar year) of gross receipts. The raffle tax due is based on the taxable amount times a rate of five percent.

At the June 1, 1999 City Council meeting, the Council requested that staff and the Human Services Advisory Committee review options and make recommendations for a process to distribute raffle tax revenues to human service agencies. Since that time, the City has honored this request by distributing raffle tax collected to local nonprofit or charitable organizations as requested by the event organizer.

City staff is proposing that the 2014 Kirkland Rotary Duck Dash raffle tax in the amount of \$937.95 be paid to Nourishing Networks Central as requested by the Kirkland Rotary Club.



CITY OF KIRKLAND
Planning and Community Development Department
123 Fifth Avenue, Kirkland, WA 98033
425.587-3225 - www.kirklandwa.gov

MEMORANDUM

To: Kurt Triplett, City Manager

From: Eric Shields, AICP, Planning Director
Janice Coogan, Project Planner

Date: December 19, 2014

Subject: **PRESERVE AT KIRKLAND FINAL SUBDIVISION, FILE NO. SUB12-0560**

RECOMMENDATION

City Council approves the final subdivision application for the Preserve at Kirkland plat submitted by Toll WA LP. The City Council may do so by adopting the enclosed resolution. See Enclosure 1, recommendation from the Planning Director.

BACKGROUND DISCUSSION

The Preserve at Kirkland preliminary subdivision and preliminary and final Planned Unit Development request (previously known as the C&G Property Subdivision) was heard by the City's Hearing Examiner on June 5, 2013. On July 16, 2013 City Council approved the preliminary subdivision and final planned unit development application by adopting Ordinance 4415.

The final subdivision request includes the following elements:

- 35 lots for single family houses within an RSX 7.2 zone
- Dedication of a new street (127th Place NE) within the plat and to improve a section of 128th Avenue NE north of the site. At completion a through street connection will be provided between NE 75th Street on the south to NE 80th Street on the north. The new street will be improved with 5' wide sidewalks on the east side of the street, street trees (both sides) and lighting. Three vehicular access tracts will provide access to interior lots from the new street.
- Two landscape greenbelt protective easement tracts will be recorded over two tracts to preserve existing trees, new landscaping and provide open space
- a small park for residents located above an underground storm water vault will include a lawn area, landscaping, trees, sports court, play equipment, two picnic tables, and bench

The applicant is in the process of installing utilities and other site improvements. A security was submitted to cover the remaining items to be completed prior to recording.

ENCLOSURES

1. Planning Director Recommendation with Enclosures
2. Resolution

cc: File SUB12-00560



CITY OF KIRKLAND
Planning and Community Development Department
123 Fifth Avenue, Kirkland, WA 98033 425.587.3225
www.kirklandwa.gov

MEMORANDUM
ADVISORY REPORT
FINDINGS, CONCLUSION, AND RECOMMENDATIONS

To: Eric R. Shields, AICP, Planning Director
From: Janice Coogan, Project Planner
Date: December 22, 2014
File: **PRESERVE AT KIRKLAND FINAL SUBDIVISION, FILE SUB12-00560**

I. RECOMMENDATION

Approve the Final Subdivision for the Preserve at Kirkland (formally known as the C&G Subdivision) proposed by Toll WA LP.

II. BACKGROUND

- A. The applicant is Toll WA LP.
- B. The site is located between NE 75th ST and NE 80th ST along the alignment of 128th Avenue NE (old radio tower site in South Rose Hill) (see Attachment 1).
- C. This is a final subdivision application to approve a 35 lot subdivision on a 6.35 acre site in an RSX 7.2 zone (see Attachment 2).

Vehicular access will be provided from a dedicated new 127th Place NE and three vehicular access easements for interior lots. North of the site the proposal includes improving a section of 128th Avenue NE to complete a through block connection between NE 75th ST and NE 80th ST. Improvements to the street include sidewalks on one side and trees planted on both sides of the street. Along NE 75th ST a 20.50 foot section of the property will be dedicated and improved with sidewalk and street trees. Along NE 80th ST in front of Rose Hill Elementary school, the existing crosswalk will be improved to add a lighted flashing RFP and new sections of sidewalk added (where they are missing) to provide a pedestrian connection to the crosswalk.

III. HISTORY

On June 5, 2013, the Kirkland Hearing Examiner held a public hearing on the Process IIB zoning permit for a preliminary plat and planned unit development (PUD) (preliminary and final) proposal. On June 10, 2013 the Hearing Examiner entered her recommendation to approve the plat and PUD proposal (see Attachment 3). On July 16, 2013 City Council approved the Hearing Examiners recommendation and adopted Ordinance 4415 approving the final PUD request and preliminary subdivision.

The Planned Unit Development portion of the development includes the following modifications to Zoning Code requirements and proposed public benefits:

- smaller lot sizes than the required 7,200 square feet (lots range in size from 4,704 to 7,863 sq. ft.)
- a 10% density bonus for three additional lots
- calculation of the lot coverage and floor area ratio requirements on an entire site rather than per lot basis
- public benefits include a flashing RFB lighted crosswalk on NE 80th ST in front of Rose Hill Elementary School, superior house designs, and increased landscaping

IV. ANALYSIS

A. Approval Criteria

1. Facts: Section 22.16.080 of the Kirkland Municipal Code discusses the conditions under which the final plat may be approved by the City Council. These conditions are as follows:
 - a. Consistency with the preliminary plat, except for minor modifications; and
 - b. Consistency with the provisions of the Subdivision Ordinance and RCW 58.17.
2. Conclusion: The applicant has complied with all of the conditions that were placed on the preliminary subdivision application (File No. SUB12-00560) by the Hearing Examiner and City Council. A land surface modification permit was issued and construction is underway to install utilities and other improvements. The applicant submitted a security to cover all remaining public improvements as required by the preliminary subdivision approval.

V. CHALLENGE, JUDICIAL REVIEW, AND LAPSE OF APPROVAL

- A. Section 22.16.070 of the Kirkland Municipal Code states that any person who disagrees with the report of the Planning Director may file a written challenge to City Council by delivering it to the City Clerk not later than the close of business of the evening City Council first considers the final plat.
- B. Section 22.16.110 of the Kirkland Municipal Code allows the action of the City in granting or denying this final plat to be reviewed in King County Superior Court. The petition for review must be filed within 21 calendar days of the issuance of the final land use decision by the City.
- C. Section 22.16.130 of the Kirkland Municipal Code states that unless specifically extended in the decision on the plat, the plat must be submitted to the City for recording with King County within six (6) months of the date of approval or the decision becomes void; provided, however, that in the event judicial review is initiated per Section [22.16.110](#), the running of the six (6) months is tolled for any period of time during which a court order in said judicial review proceeding prohibits the recording of the plat.

VI. APPENDICES

Attachments 1 through 3 are attached.

1. Vicinity Map
2. Final Plat
3. Hearing Examiner's Decision without exhibits and attachments

Review by Planning Director:

I concur I do not concur

Comments: _____



Eric R. Shields, AICP

12/23/2014

Date

cc: Applicant: Sonia Binek, Toll WA LP, 9720 NE 120th Pl, Suite 100, Kirkland, WA 98034
Parties of record
File SUB12-00560

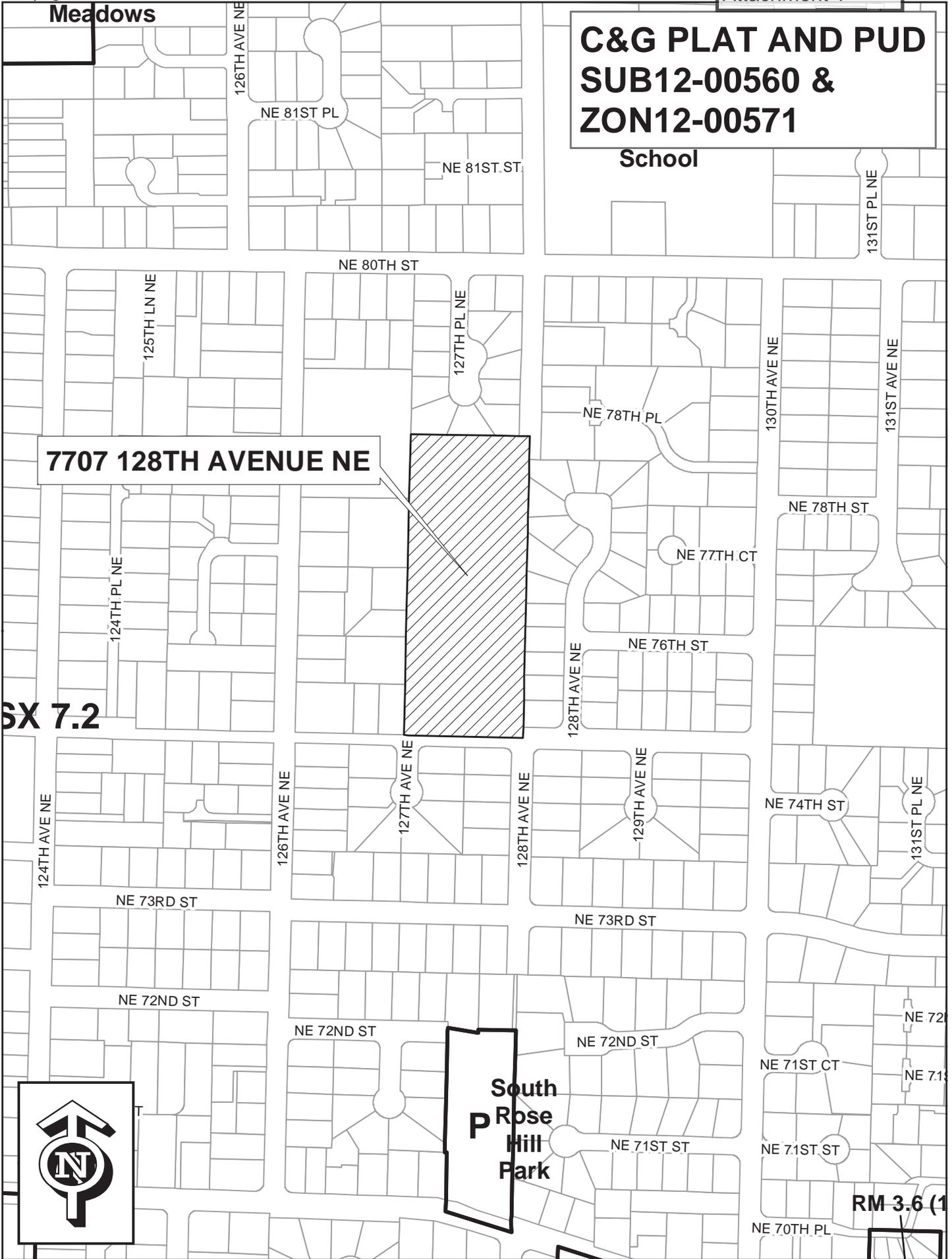
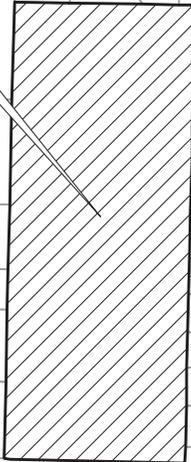
Meadows

**C&G PLAT AND PUD
SUB12-00560 &
ZON12-00571**

School

7707 128TH AVENUE NE

SX 7.2



**South
Rose
Hill
Park**

RM 3.6 (1)

PRESERVE AT KIRKLAND

A PORTION OF THE NW 1/4 OF THE NE 1/4 OF SECTION 9, TWP. 25 N., RGE. 5 E., W.M.,
CITY OF KIRKLAND, KING COUNTY, WASHINGTON
FILE NO. SUB12-00560

DEDICATION

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

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

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

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

IN WITNESS WHEREOF, WE SET OUR HANDS AND SEALS:

TOLL WA LP, A WASHINGTON LIMITED PARTNERSHIP
BY: TOLL WA GP CORP, A WASHINGTON CORPORATION
ITS: GENERAL PARTNER

BY: KELLEY MOLDSTAD
ITS: DIVISION PRESIDENT

ACKNOWLEDGMENTS

STATE OF WASHINGTON)
COUNTY OF KING) SS

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT KELLEY MOLDSTAD IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT SAID PERSON SIGNED THIS INSTRUMENT, ON OATH STATED THAT SAID PERSON EXECUTED SAID INSTRUMENT AND ACKNOWLEDGED IT AS THE DIVISION PRESIDENT OF TOLL WA GP CORP, A WASHINGTON CORPORATION, GENERAL PARTNER OF TOLL WA LP, A WASHINGTON LIMITED PARTNERSHIP, TO BE THE FREE AND VOLUNTARY ACT OF SUCH ENTITY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED THIS _____ DAY OF _____, 2014.

PRINTED NAME: _____
NOTARY PUBLIC IN AND FOR THE STATE OF
WASHINGTON, RESIDING AT _____
MY COMMISSION EXPIRES: _____

APPROVALS

CITY OF KIRKLAND
DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT
EXAMINED, REVIEWED AND APPROVED BY THE CITY OF KIRKLAND PURSUANT TO THE SUBDIVISION PROVISIONS OF TITLE 22 (LAND SUBDIVISION), KIRKLAND MUNICIPAL CODE, THIS ____ DAY OF _____, 2014.

DIRECTOR DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT

DEPARTMENT OF PUBLIC WORKS
EXAMINED AND APPROVED THIS ____ DAY OF _____, 2014.

DIRECTOR

CITY TREASURER CERTIFICATE
I HEREBY CERTIFY THAT THERE ARE NO DELINQUENT LOCAL IMPROVEMENT ASSESSMENTS AND THAT ALL SPECIAL ASSESSMENTS ON ANY OF THE PROPERTY HEREIN CONTAINED, DEDICATED AS STREETS OR FOR OTHER PUBLIC USE ARE PAID IN FULL THIS ____ DAY OF _____, 2014.

TREASURER, CITY OF KIRKLAND

KING COUNTY DEPARTMENT OF ASSESSMENTS
EXAMINED AND APPROVED THIS ____ DAY OF _____, 2014.

KING COUNTY ASSESSOR DEPUTY KING COUNTY ASSESSOR

ACCOUNT NUMBER 0925059010

FINANCE DIVISION CERTIFICATE
I HEREBY CERTIFY THAT ALL PROPERTY TAXES ARE PAID, THAT THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS CERTIFIED TO THIS OFFICE FOR COLLECTION AND THAT ALL SPECIAL ASSESSMENTS CERTIFIED TO THIS OFFICE FOR COLLECTION ON ANY OF THE PROPERTY HEREIN CONTAINED, DEDICATED AS STREETS, ALLEYS OR FOR ANY OTHER PUBLIC USE, ARE PAID IN FULL THIS ____ DAY OF _____, 2014.

MANAGER, FINANCE DIVISION DEPUTY

LAND SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS PLAT OF "PRESERVE AT KIRKLAND" IS BASED UPON AN ACTUAL SURVEY AND SUBDIVISION OF SECTION 9, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., THAT THE COURSES AND DISTANCES ARE SHOWN CORRECTLY THEREON; THAT THE MONUMENTS WILL BE SET AND THE LOT AND BLOCK CORNERS WILL BE STAKED CORRECTLY ON THE GROUND AS CONSTRUCTION IS COMPLETED AND THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF THE PLATTING REGULATIONS.

RICK A. FOXWORTHY, PROFESSIONAL LAND SURVEYOR
CERTIFICATE NO.: 35142
BUSINESS NAME: ESM CONSULTING ENGINEERS, LLC.
ADDRESS: 1010 SE EVERETT MALL WAY, STE. 210
CITY, STATE: EVERETT, WA 98208
PHONE: (425) 297-9900



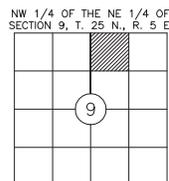
RECORDING CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF THE CITY OF KIRKLAND THIS ____ DAY OF _____, 2014 A.D., AT ____ MINUTES PAST ____ M., AND RECORDED IN VOLUME ____ OF PLATS, PAGES _____, RECORDS OF KING COUNTY, WASHINGTON.

DIVISION OF RECORDS AND ELECTIONS

MANAGER SUPERINTENDENT OF RECORDS

RECORDING NUMBER: _____



ESM CONSULTING ENGINEERS LLC
1010 SE Everett Mall Way
Suite 210
Everett, WA 98208
www.esmcivil.com

FEDERAL WAY (253) 838-6113
EVERETT (425) 297-9900

Civil Engineering | Land Surveying | Land Planning
Public Works | Project Management | Landscape Architecture

DATE : 2014-12-12 JOB NO. 897-021-014-0001
DRAWN BY: CAF/JDC/RFG SHEET 1 OF 4

PRESERVE AT KIRKLAND

A PORTION OF THE NW 1/4 OF THE NE 1/4 OF SECTION 9, TWP. 25 N., RGE. 5 E., W.M.,
CITY OF KIRKLAND, KING COUNTY, WASHINGTON
FILE NO. SUB12-00560

EASEMENT PROVISIONS

1. AN EASEMENT IS HEREBY GRANTED AND CONVEYED TO PUGET SOUND ENERGY, INC., GAS COMPANY, PUGET SOUND ENERGY, INC., ELECTRIC COMPANY, FRONTIER TELEPHONE COMPANY, COMCAST CABLE COMPANY, CITY OF KIRKLAND AND OTHER UTILITY PROVIDERS, AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, UNDER AND UPON THE EXTERIOR 10 FEET PARALLEL WITH AND ADJOINING THE STREET FRONTAGE OF ALL LOTS AND OF TRACTS A, B, C AND G AS DEPICTED HEREIN UPON THE ENTIRETY OF TRACTS D, E AND F. THE EASEMENTS ARE RESERVED AND GRANTED IN ORDER TO INSTALL, LAY, CONSTRUCT, RENEW, OPERATE AND MAINTAIN UNDERGROUND PIPE, CONDUIT, CABLES, WIRES, VAULTS AND PEDESTALS WITH NECESSARY FACILITIES AND OTHER EQUIPMENT FOR THE PURPOSE OF SERVING THIS SUBDIVISION AND OTHER PROPERTY WITH ELECTRIC, TELEPHONE, GAS, TELECOMMUNICATIONS, DATA TRANSMISSION, STREET LIGHTS, WATER, SANITARY SEWER, STORM DRAINAGE AND UTILITY SERVICE TOGETHER WITH THE RIGHT TO ENTER UPON THE LOTS AND TRACTS AT ALL TIMES FOR THE PURPOSES HEREIN STATED. THESE EASEMENTS ENTERED UPON FOR THESE PURPOSES SHALL BE RESTORED AS NEAR AS POSSIBLE TO THEIR ORIGINAL CONDITION. NO LINES OR WIRES FOR TRANSMISSION OF ELECTRIC CURRENT, OR FOR TELEPHONE, CABLE TELEVISION, TELECOMMUNICATIONS OR DATA TRANSMISSION USES SHALL BE PLACED OR PERMITTED TO BE PLACED WITHIN THIS EASEMENT UNLESS THE SAME SHALL BE UNDERGROUND. NO PERMANENT STRUCTURE SHALL BE PLACED WITHIN THE EASEMENTS WITHOUT PERMISSION FROM EASEMENT OWNERS.
 2. AN EASEMENT FOR LANDSCAPING PURPOSES IS HEREBY GRANTED AND CONVEYED TO THE CITY OF KIRKLAND, AND ITS RESPECTIVE SUCCESSORS AND ASSIGNS, OVER THOSE FIVE (5) FOOT WIDE STRIPS ADJOINING PUBLIC RIGHTS OF WAY AS DEPICTED HEREIN AND LABELED AS "PUBLIC LANDSCAPE EASEMENT". THE CITY OF KIRKLAND SHALL HAVE THE RIGHT, BUT NOT THE RESPONSIBILITY, TO MAINTAIN THE STREET TREES LOCATED WITHIN SAID EASEMENTS. SEE GENERAL NOTE 12 REGARDING MAINTENANCE OF THE IMPROVEMENTS WITHIN THIS EASEMENT.
 3. AN EASEMENT IS HEREBY GRANTED AND CONVEYED TO PUGET SOUND ENERGY, INC., GAS COMPANY, PUGET SOUND ENERGY, INC., ELECTRIC COMPANY, FRONTIER TELEPHONE COMPANY, COMCAST CABLE COMPANY AND OTHER UTILITY PROVIDERS, AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, UNDER AND UPON THOSE STRIPS ADJOINING TRACTS D, E AND F AS DEPICTED HEREIN AND LABELED AS "PUBLIC UTILITY EASEMENT". THE EASEMENTS ARE RESERVED AND GRANTED IN ORDER TO INSTALL, LAY, CONSTRUCT, RENEW, OPERATE AND MAINTAIN UNDERGROUND PIPE, CONDUIT, CABLES, WIRES, VAULTS AND PEDESTALS WITH NECESSARY FACILITIES AND OTHER EQUIPMENT FOR THE PURPOSE OF SERVING THIS SUBDIVISION AND OTHER PROPERTY WITH ELECTRIC, TELEPHONE, GAS, TELECOMMUNICATIONS, DATA TRANSMISSION, STREET LIGHTS, WATER, SANITARY SEWER, STORM DRAINAGE AND UTILITY SERVICE, TOGETHER WITH THE RIGHT TO ENTER UPON THE LOTS AND TRACTS AT ALL TIMES FOR THE PURPOSES HEREIN STATED. THESE EASEMENTS ENTERED UPON FOR THESE PURPOSES SHALL BE RESTORED AS NEAR AS POSSIBLE TO THEIR ORIGINAL CONDITION. NO LINES OR WIRES FOR TRANSMISSION OF ELECTRIC CURRENT, OR FOR TELEPHONE, CABLE TELEVISION, TELECOMMUNICATIONS OR DATA TRANSMISSION USES SHALL BE PLACED OR PERMITTED TO BE PLACED WITHIN THIS EASEMENT UNLESS THE SAME SHALL BE UNDERGROUND. NO PERMANENT STRUCTURE SHALL BE PLACED WITHIN THESE EASEMENTS WITHOUT PERMISSION FROM EASEMENT OWNERS.
 4. AN EASEMENT FOR STORM DRAINAGE PURPOSES IS HEREBY GRANTED AND CONVEYED TO THE CITY OF KIRKLAND, AND ITS RESPECTIVE SUCCESSORS AND ASSIGNS, OVER THE (10) FOOT WIDE STRIPS AS DEPICTED HEREIN ACROSS LOTS 18, 24 AND 32 AND LABELED AS "PUBLIC STORM DRAINAGE EASEMENT".
 5. AN EASEMENT FOR VEHICULAR ACCESS AND TURNAROUND PURPOSES IS HEREBY GRANTED AND CONVEYED TO THE OWNERS OF LOTS 17, 19, 23, 24, 25, 26, 31 AND 33, AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, OVER THOSE STRIPS ON LOTS 18, 24, 25 AND 32 AS DEPICTED HEREIN AND LABELED AS "VEHICULAR ACCESS AND TURNAROUND EASEMENT".
 6. A FIVE (5) FOOT PRIVATE STORM DRAINAGE EASEMENT AS DEPICTED ON LOT 26 IS HEREBY GRANTED AND CONVEYED TO AND FOR THE BENEFIT OF LOTS 25 AND 27 UPON THE RECORDING OF THIS PLAT. THE OWNERS OF LOTS 25, 26 AND 27 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES THEY HAVE SOLE BENEFIT OF USE, AND SHALL EQUALLY SHARE IN THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES USED IN COMMON.
 7. AN EASEMENT FOR LANDSCAPE GREENBELT PURPOSES IS HEREBY GRANTED AND CONVEYED TO THE CITY OF KIRKLAND, AND ITS RESPECTIVE SUCCESSORS AND ASSIGNS, OVER THE ENTIRETY OF TRACTS AND G AS DEPICTED HEREIN. THE PURPOSE OF THIS EASEMENT IS TO RETAIN EXISTING TREES, NEW LANDSCAPING AND ENTRY MONUMENTS ARE ALLOWED WITHIN THIS EASEMENT.
 8. A STORM DRAINAGE EASEMENT AND COVENANT OVER TRACTS C AND G IS HEREBY GRANTED AND CONVEYED TO CITY OF KIRKLAND FOR THE PURPOSE OF CONVEYING, STORING, MANAGING AND FACILITATING STORM AND SURFACE WATER PER THE APPROVED ENGINEERING PLANS, TOGETHER WITH THE RIGHT FOR THE CITY OF KIRKLAND, ITS SUCCESSORS OR ASSIGNS FOR THE PURPOSE OF INSPECTING, OPERATING, MAINTAINING, REPAIRING AND IMPROVING THE DRAINAGE FACILITIES CONTAINED HEREIN. THE FLOW CONTROL AND WATER QUALITY FACILITIES CONTAINED WITHIN SAID TRACTS SHALL BE OWNED AND MAINTAINED BY THE CITY OF KIRKLAND. MAINTENANCE OF ALL OTHER IMPROVEMENTS ON THIS PROPERTY SHALL BE THE RESPONSIBILITY OF THE PRESERVE AT KIRKLAND HOMEOWNERS ASSOCIATION. SAID HOMEOWNERS ASSOCIATION WILL BE RESPONSIBLE FOR THE COST OF RESTORATION OF ANY NON-DRAINAGE IMPROVEMENTS REMOVED OR ALTERED AS THE RESULT OF THE MAINTENANCE, REPAIR AND RECONSTRUCTION OF THE DRAINAGE IMPROVEMENTS.
- THE PRESERVE AT KIRKLAND HOMEOWNERS ASSOCIATION IS REQUIRED TO OBTAIN ANY REQUIRED PERMITS FROM THE CITY OF KIRKLAND FOR ACTIVITIES SUCH AS CLEARING AND GRADING, PRIOR TO FILLING, PIPING, CUTTING OR REMOVING VEGETATION (EXCEPT FOR ROUTINE LANDSCAPE MAINTENANCE SUCH AS LAWN MOWING) IN OPEN VEGETATED DRAINAGE FACILITIES (SUCH AS SWALES, CHANNELS, DITCHES, PONDS, ETC.), OR PERFORMING ANY ALTERATIONS OR MODIFICATIONS TO THE DRAINAGE FACILITIES CONTAINED WITHIN SAID DRAINAGE EASEMENT.
- THIS EASEMENT AND COVENANT IS INTENDED TO FACILITATE REASONABLE ACCESS FOR THE OPERATION, MAINTENANCE, REPAIR AND RECONSTRUCTION OF THIS EASEMENT AND COVENANT SHALL RUN WITH THE LAND AND IS BINDING UPON THE PRESERVE AT KIRKLAND HOMEOWNERS ASSOCIATION, THEIR HEIRS, SUCCESSORS AND ASSIGNS.
9. A FIVE (5) FOOT PRIVATE STORM DRAINAGE EASEMENT OVER THAT PORTION OF LOT 17 AS DEPICTED HEREIN IS GRANTED AND CONVEYED TO AND FOR THE BENEFIT OF LOTS 16 AND 18 UPON THE RECORDING OF THIS PLAT. THE OWNERS OF LOTS 16, 17 AND 18 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES THEY HAVE SOLE BENEFIT OF USE, AND SHALL EQUALLY SHARE IN THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES USED IN COMMON.
 10. A FIVE (5) FOOT PRIVATE STORM DRAINAGE EASEMENT OVER THAT PORTION OF LOT 23 AS DEPICTED HEREIN IS GRANTED AND CONVEYED TO AND FOR THE BENEFIT OF LOT 24 UPON THE RECORDING OF THIS PLAT. THE OWNERS OF LOTS 23 AND 24 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES THEY HAVE SOLE BENEFIT OF USE, AND SHALL EQUALLY SHARE IN THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES USED IN COMMON.
 11. A TEN (10) FOOT PRIVATE STORM DRAINAGE EASEMENT OVER THAT PORTION OF LOT 28 AS DEPICTED HEREIN IS GRANTED AND CONVEYED TO AND FOR THE BENEFIT OF LOT 29 UPON THE RECORDING OF THIS PLAT. THE OWNERS OF LOTS 28 AND 29 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES THEY HAVE SOLE BENEFIT OF USE, AND SHALL EQUALLY SHARE IN THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES USED IN COMMON.
 12. A FIVE (5) FOOT PRIVATE STORM DRAINAGE EASEMENT OVER THAT PORTION OF LOT 31 AS DEPICTED HEREIN IS GRANTED AND CONVEYED TO AND FOR THE BENEFIT OF LOT 32 UPON THE RECORDING OF THIS PLAT. THE OWNERS OF LOTS 31 AND 32 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES THEY HAVE SOLE BENEFIT OF USE, AND SHALL EQUALLY SHARE IN THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES USED IN COMMON.
 13. A TEN (10) FOOT PRIVATE STORM DRAINAGE EASEMENT OVER THAT PORTION OF LOT 34 AS DEPICTED HEREIN IS GRANTED AND CONVEYED TO AND FOR THE BENEFIT OF LOT 35 UPON THE RECORDING OF THIS PLAT. THE OWNERS OF LOTS 34 AND 35 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES THEY HAVE SOLE BENEFIT OF USE, AND SHALL EQUALLY SHARE IN THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES USED IN COMMON.
 14. A TEN (10) FOOT PRIVATE STORM DRAINAGE EASEMENT OVER THOSE PORTIONS OF LOTS 2 AND 3 AS DEPICTED HEREIN IS GRANTED AND CONVEYED TO AND FOR THE BENEFIT OF LOTS 1 AND 2 UPON THE RECORDING OF THIS PLAT. THE OWNERS OF LOTS 1, 2 AND 3 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES THEY HAVE SOLE BENEFIT OF USE, AND SHALL EQUALLY SHARE IN THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES USED IN COMMON.
 15. A TEN (10) FOOT PRIVATE STORM DRAINAGE EASEMENT OVER THAT PORTION OF LOT 5 AS DEPICTED HEREIN IS GRANTED AND CONVEYED TO AND FOR THE BENEFIT OF LOT 4 UPON THE RECORDING OF THIS PLAT. THE OWNERS OF LOTS 4 AND 5 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES THEY HAVE SOLE BENEFIT OF USE, AND SHALL EQUALLY SHARE IN THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES USED IN COMMON.
 16. A TEN (10) FOOT PRIVATE STORM DRAINAGE EASEMENT OVER THOSE PORTIONS OF LOTS 7 AND 8 AS DEPICTED HEREIN IS GRANTED AND CONVEYED TO AND FOR THE BENEFIT OF LOTS 6 AND 7 UPON THE RECORDING OF THIS PLAT. THE OWNERS OF LOTS 6, 7 AND 8 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES THEY HAVE SOLE BENEFIT OF USE, AND SHALL EQUALLY SHARE IN THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES USED IN COMMON.
 17. A TEN (10) FOOT PRIVATE STORM DRAINAGE EASEMENT OVER THOSE PORTIONS OF LOTS 9 AND 10 AS DEPICTED HEREIN IS GRANTED AND CONVEYED TO AND FOR THE BENEFIT OF LOTS 8 AND 9 UPON THE RECORDING OF THIS PLAT. THE OWNERS OF LOTS 8, 9 AND 10 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES THEY HAVE SOLE BENEFIT OF USE, AND SHALL EQUALLY SHARE IN THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES USED IN COMMON.
 18. A TEN (10) FOOT PRIVATE STORM DRAINAGE EASEMENT OVER THAT PORTION OF LOT 12 AS DEPICTED HEREIN IS GRANTED AND CONVEYED TO AND FOR THE BENEFIT OF LOT 11 UPON THE RECORDING OF THIS PLAT. THE OWNERS OF LOTS 11 AND 12 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES THEY HAVE SOLE BENEFIT OF USE, AND SHALL EQUALLY SHARE IN THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES USED IN COMMON.
 19. A TEN (10) FOOT PRIVATE STORM DRAINAGE EASEMENT OVER THAT PORTION OF LOT 14 AS DEPICTED HEREIN IS GRANTED AND CONVEYED TO AND FOR THE BENEFIT OF LOT 13 UPON THE RECORDING OF THIS PLAT. THE OWNERS OF LOTS 13 AND 14 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES THEY HAVE SOLE BENEFIT OF USE, AND SHALL EQUALLY SHARE IN THE MAINTENANCE OF THAT PORTION OF THE PRIVATE STORM DRAINAGE FACILITIES USED IN COMMON.

DWG NAME: \\ESM4\ENGR\ESM-JOBS\897\021\014\LOTS\SURVEY\PP-02.DWG

EASEMENT PROVISIONS (CONTINUED)

20. AN EASEMENT FOR PRIVATE WATER FACILITIES IS GRANTED OVER LOTS 15, 16 AND 17 BENEFITING LOTS 16 THROUGH 18, OVER LOT 20 BENEFITING LOT 19, OVER LOTS 22 AND 23 BENEFITING LOTS 23 AND 24, OVER LOTS 26 AND 27 BENEFITING LOTS 25 AND 26, OVER LOTS 29, 30 AND 31 BENEFITING LOTS 30 THROUGH 32, AND OVER LOT 34 BENEFITING LOT 33 AS DEPICTED HEREIN. THE OWNERS OF THE BENEFITED LOTS ARE RESPONSIBLE FOR THE COST OF MAINTAINING THEIR RESPECTIVE FACILITIES AND FOR THE COST OF THE RESTORATION OF ANY IMPROVEMENTS DISTURBED AS THE RESULT OF THE MAINTENANCE AND REPAIR OF THE PRIVATE WATER FACILITIES.
21. ALL LOTS AND TRACTS IN THIS PLAT ARE HEREBY SUBJECT TO AN EASEMENT 2.50 FEET IN WIDTH PARALLEL WITH AND ABUTTING ALL INTERIOR LOT LINES AND 5.00 FEET TO THE LEFT PARALLEL WITH AND ABUTTING ALL REAR LOT LINES FOR:
 - A. THE PURPOSE OF PRIVATE STORM DRAINAGE WITH SAID EASEMENT, AND
 - B. THE MAINTENANCE OR CONSTRUCTION OF RETAINING WALLS INSTALLED AS PART OF ORIGINAL SITE DEVELOPMENT OR HOME CONSTRUCTION IN THIS PLAT.

IN THE EVENT LOT LINES ARE ADJUSTED AFTER THE RECORDING OF THIS PLAT, THE EASEMENT SHALL REMAIN IN THE LOCATION AS DEPICTED HEREIN DESPITE THE ADJUSTMENT TO ANY LOT LINES. THOSE OWNERS BENEFITING FROM EACH SYSTEM SHALL BE RESPONSIBLE FOR THE MAINTENANCE, REPAIRS OR RECONSTRUCTION OF THE PRIVATE DRAINAGE FACILITIES, STRUCTURES AND IMPROVEMENTS THEREIN, WITH THE EXCEPTION OF THOSE UTILITIES OWNED AND MAINTAINED BY UTILITY PROVIDERS LISTED IN EASEMENT PROVISION 1. THESE EASEMENTS HAVE NOT BEEN DEPICTED HEREIN.

GENERAL NOTES

1. TRACT A IS GRANTED AND CONVEYED TO THE PRESERVE AT KIRKLAND HOMEOWNERS ASSOCIATION UPON THE RECORDING OF THIS PLAT FOR OPEN SPACE PURPOSES. SAID ASSOCIATION SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF SAID TRACT AND THE IMPROVEMENTS THEREIN, WITH THE EXCEPTION OF THOSE UTILITIES OWNED AND MAINTAINED BY UTILITY PROVIDERS LISTED IN EASEMENT PROVISION 1. THE ENTIRETY OF SAID TRACT IS SUBJECT TO A PUBLIC LANDSCAPE GREENBELT EASEMENT - SEE EASEMENT PROVISION 7.
2. TRACT B IS GRANTED AND CONVEYED TO THE PRESERVE AT KIRKLAND HOMEOWNERS ASSOCIATION UPON THE RECORDING OF THIS PLAT FOR OPEN SPACE PURPOSES. SAID HOMEOWNERS ASSOCIATION SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF SAID TRACT AND THE IMPROVEMENTS THEREIN, WITH THE EXCEPTION OF THOSE UTILITIES OWNED AND MAINTAINED BY UTILITY PROVIDERS LISTED IN EASEMENT PROVISION 1.
3. TRACT C IS GRANTED AND CONVEYED TO PRESERVE AT KIRKLAND HOMEOWNERS ASSOCIATION UPON THE RECORDING OF THIS PLAT FOR OPEN SPACE PURPOSES. SAID ASSOCIATION SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF SAID TRACT AND THE IMPROVEMENTS THEREIN, WITH THE EXCEPTION OF THOSE UTILITIES OWNED AND MAINTAINED BY UTILITY PROVIDERS LISTED IN EASEMENT PROVISION 1 AND STORM DRAINAGE FACILITIES OWNED AND MAINTAINED BY THE CITY OF KIRKLAND. THE ENTIRETY OF SAID TRACT IS SUBJECT TO AN EASEMENT FOR STORM DRAINAGE PURPOSES TO THE CITY OF KIRKLAND - SEE EASEMENT PROVISION 8.
4. TRACT D IS GRANTED AND CONVEYED TO PRESERVE AT KIRKLAND HOMEOWNERS ASSOCIATION UPON THE RECORDING OF THIS PLAT. A PRIVATE ACCESS AND UTILITY EASEMENT OVER THE ENTIRETY OF SAID TRACT IS HEREBY GRANTED AND CONVEYED FOR THE BENEFIT OF LOTS 15 THROUGH 19. THE HOMEOWNERS ASSOCIATION SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF SAID TRACT AND THE PRIVATE UTILITIES CONTAINED THEREIN WITH THE COSTS THEREOF ASSESSED TO THE BENEFITED LOTS. THE ENTIRETY OF SAID TRACT IS SUBJECT TO A PUBLIC UTILITY EASEMENT - SEE EASEMENT PROVISION 1.
5. TRACT E IS GRANTED AND CONVEYED TO PRESERVE AT KIRKLAND HOMEOWNERS ASSOCIATION UPON THE RECORDING OF THIS PLAT. A PRIVATE ACCESS AND UTILITY EASEMENT OVER THE ENTIRETY OF SAID TRACT IS HEREBY GRANTED AND CONVEYED FOR THE BENEFIT OF LOTS 23 THROUGH 26. THE HOMEOWNERS ASSOCIATION SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF SAID TRACT AND THE PRIVATE UTILITIES CONTAINED THEREIN WITH THE COSTS THEREOF ASSESSED TO THE BENEFITED LOTS. THE ENTIRETY OF SAID TRACT IS SUBJECT TO A PUBLIC UTILITY EASEMENT - SEE EASEMENT PROVISION 1.
6. TRACT F IS GRANTED AND CONVEYED TO PRESERVE AT KIRKLAND HOMEOWNERS ASSOCIATION UPON THE RECORDING OF THIS PLAT. A PRIVATE ACCESS AND UTILITY EASEMENT OVER THE ENTIRETY OF SAID TRACT IS HEREBY GRANTED AND CONVEYED FOR THE BENEFIT OF LOTS 29 THROUGH 33. THE HOMEOWNERS ASSOCIATION SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF SAID TRACT AND THE PRIVATE UTILITIES CONTAINED THEREIN WITH THE COSTS THEREOF ASSESSED TO THE BENEFITED LOTS. THE ENTIRETY OF SAID TRACT IS SUBJECT TO A PUBLIC UTILITY EASEMENT - SEE EASEMENT PROVISION 1.
7. TRACT G IS GRANTED AND CONVEYED TO THE PRESERVE AT KIRKLAND HOMEOWNERS ASSOCIATION UPON THE RECORDING OF THIS PLAT FOR OPEN SPACE AND STORM DRAINAGE PURPOSES. SAID ASSOCIATION SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF SAID TRACT AND THE IMPROVEMENTS THEREIN, WITH THE EXCEPTION OF THOSE UTILITIES OWNED AND MAINTAINED BY UTILITY PROVIDERS LISTED IN EASEMENT PROVISION 1 AND STORM DRAINAGE FACILITIES OWNED AND MAINTAINED BY THE CITY OF KIRKLAND. THE ENTIRETY OF SAID TRACT IS SUBJECT TO A PUBLIC LANDSCAPE GREENBELT EASEMENT (SEE EASEMENT PROVISION 7) AND TO AN EASEMENT FOR STORM DRAINAGE PURPOSES TO THE CITY OF KIRKLAND (SEE EASEMENT PROVISION 8).
8. A REBAR AND PLASTIC CAP MARKED "ESM, LLC 35142 44925" SHALL BE SET AT ALL REAR LOT CORNERS AND LOT ANGLE POINTS, EXCEPT AS NOTED. THERE MAY BE INSTANCES WHERE A PK NAIL AND BRASS TAG MARKED "LS 35142 44925" ARE SET AT REAR CORNERS OR LOT ANGLE POINTS WHEN AN OBSTACLE PREVENTS SETTING A REBAR AND CAP. THE INTERSECTION OF LOT LINES WITH STREET IMPROVEMENTS SHALL BE REFERRED BY A PK NAIL AND A BRASS TAG MARKED "LS 35142 44925" SET IN THE TOP OF CURB OR THICKENED EDGE OF ASPHALT ON THE EXTENSION OF THE LOT LINE. IN THE EVENT THAT A NON-REMOVABLE OBSTACLE PREVENTS SETTING THE ACTUAL PROPERTY CORNER, THE CORNER WILL BE SET ON THE PROPERTY LINE AS AN OFFSET TO THE ACTUAL CORNER WITH THE DISTANCE TO THE ACTUAL CORNER NOTED ON AN ACCOMPANYING WHITE LOT STAKE. LOT CORNERS OR STREET MONUMENTS NOT SET AT THE TIME OF PLAT RECORDING SHALL BE BONDED FOR AND SHALL BE SET AS CONSTRUCTION IS COMPLETED.
9. THIS PLAT IS SUBJECT TO TRAFFIC, PARK AND SCHOOL IMPACT FEES PER KIRKLAND MUNICIPAL CODE CHAPTER 27. THESE FEES SHALL BE PAID AT THE TIME OF BUILDING PERMIT APPLICATION AT THE RATE IN EFFECT AT THAT TIME.
10. ADDRESSING SHALL BE IN ACCORDANCE WITH KIRKLAND BUILDING POLICY MANUAL NUMBER 9.001, ASSIGNMENT OF STREET NUMBERS AND ROAD SIGNAGE.
11. UTILITY MAINTENANCE: EACH PROPERTY OWNER SHALL BE RESPONSIBLE FOR MAINTENANCE OF THE SANITARY SEWER OR STORM WATER SUBUR FROM THE POINT OF USE ON THEIR OWN PROPERTY TO THE POINT OF CONNECTION IN THE CITY SANITARY SEWER MAIN OR STORM WATER MAIN. ANY PORTION OF A SANITARY SEWER OR SURFACE WATER SUBUR, WHICH JOINTLY SERVES MORE THAN ONE PROPERTY, SHALL BE JOINTLY MAINTAINED AND REPAIRED BY THE PROPERTY OWNERS SHARING THE JOINT USE. THE MAINTENANCE SHALL "RUN WITH THE LAND" AND WILL BE BINDING ON ALL PROPERTY OWNERS WITHIN THIS SUBDIVISION, INCLUDING THEIR HEIRS, SUCCESSORS AND ASSIGNS.
12. PUBLIC RIGHT-OF-WAY, SIDEWALK AND VEGETATION MAINTENANCE: EACH PROPERTY OWNER SHALL BE RESPONSIBLE FOR KEEPING THE SIDEWALK ABUTTING THE SUBJECT PROPERTY CLEAN AND LITTER FREE. THE PROPERTY OWNER SHALL ALSO BE RESPONSIBLE FOR THE MAINTENANCE OF THE VEGETATION WITHIN THE ABUTTING LANDSCAPE STRIP, EXCLUDING THE STREET TREES WHICH SHALL BE MAINTAINED BY THE PRESERVE AT KIRKLAND HOMEOWNERS ASSOCIATION. THE MAINTENANCE OBLIGATION SHALL "RUN WITH THE LAND" AND WILL BE BINDING ON ALL PROPERTY OWNERS WITHIN THIS SUBDIVISION, INCLUDING THEIR HEIRS, SUCCESSORS AND ASSIGNS.

COVENANTS AND RESTRICTIONS

1. THE TOTAL LOT COVERAGE SHALL NOT EXCEED 50% OF THE AREA OF THE 35 LOTS AND TRACTS A, B, C AND G HEREIN. TRACKING OF THE TOTAL LOT COVERAGE SHALL BE PROVIDED TO THE CITY OF KIRKLAND WITH EACH BUILDING PERMIT.
2. THE TOTAL FLOOR AREA RATIO SHALL NOT EXCEED 50% OF THE AREA OF THE 35 LOTS AND TRACTS A, B, C AND G HEREIN. TRACKING OF THE TOTAL FLOOR AREA RATIO SHALL BE PROVIDED TO THE CITY OF KIRKLAND WITH EACH BUILDING PERMIT.
3. FOR LOTS LESS THAN 5,000 SQUARE FEET, THE LOT WIDTH AT THE BACK OF THE REQUIRED FRONT YARD SHALL NOT BE LESS THAN 50 FEET UNLESS THE GARAGE IS LOCATED AT THE REAR OF THE LOT OR THE LOT IS A FLAG LOT.



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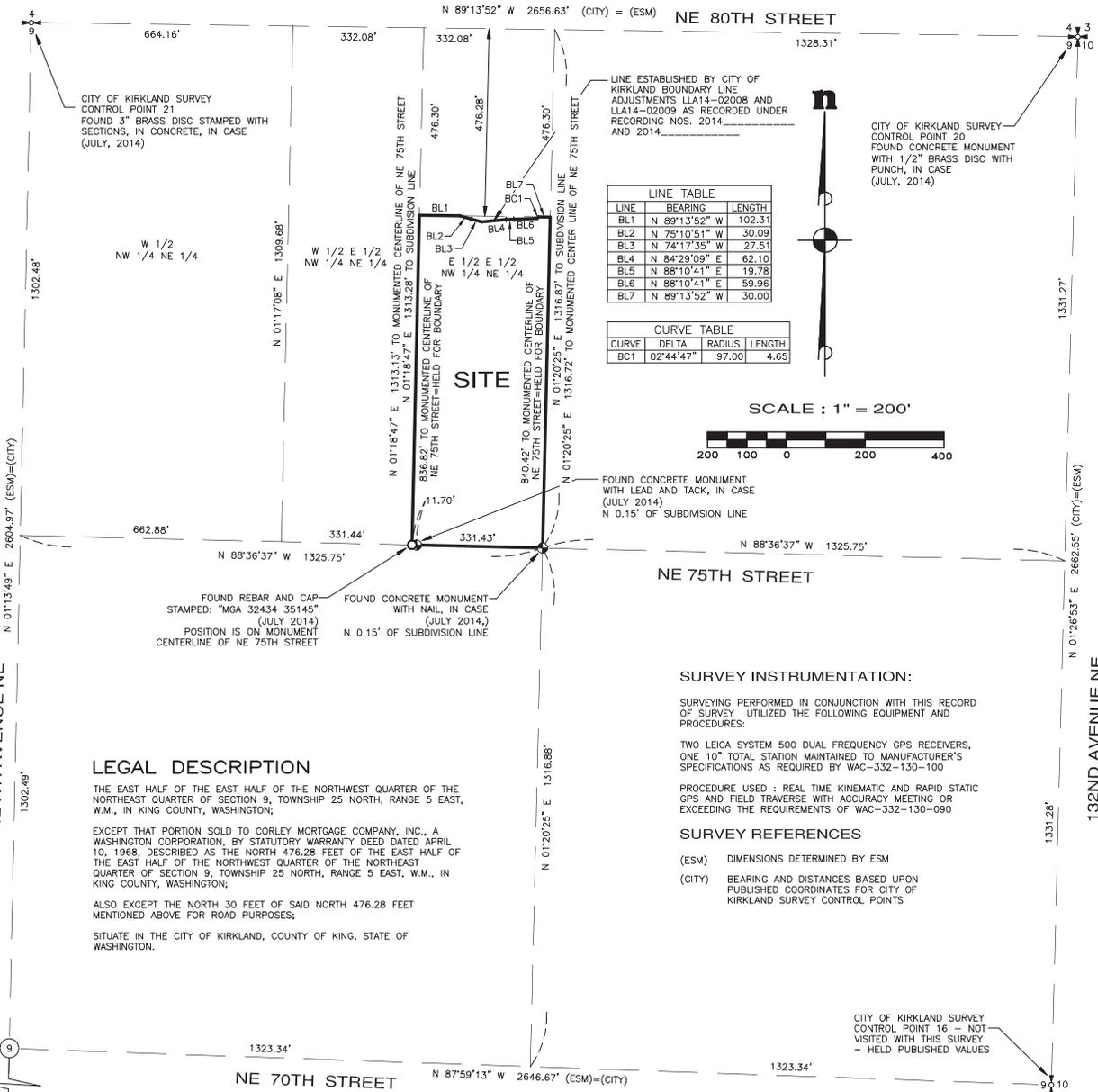
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DATE : 2014-12-21	JOB NO. 897-021-014-0001
DRAWN BY: CAF/JDC	SHEET 2 OF 4

PRESERVE AT KIRKLAND

A PORTION OF THE NW 1/4 OF THE NE 1/4 OF SECTION 9, TWP. 25 N., RGE. 5 E., W.M.,
CITY OF KIRKLAND, KING COUNTY, WASHINGTON
FILE NO. SUB12-00560

BASIS OF BEARINGS:



LINE	BEARING	LENGTH
BL1	N 89°13'52" W	102.31
BL2	N 75°10'51" W	30.09
BL3	N 74°17'33" W	27.51
BL4	N 84°29'09" E	62.10
BL5	N 88°10'41" E	19.78
BL6	N 88°10'41" E	59.96
BL7	N 89°13'52" W	30.00

CURVE	DELTA	RADIUS	LENGTH
BC1	02°44'47"	97.00	4.65



LEGAL DESCRIPTION

THE EAST HALF OF THE EAST HALF OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON;

EXCEPT THAT PORTION SOLD TO CORLEY MORTGAGE COMPANY, INC., A WASHINGTON CORPORATION, BY STATUTORY WARRANTY DEED DATED APRIL 10, 1968, DESCRIBED AS THE NORTH 476.28 FEET OF THE EAST HALF OF THE EAST HALF OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON;

ALSO EXCEPT THE NORTH 30 FEET OF SAID NORTH 476.28 FEET MENTIONED ABOVE FOR ROAD PURPOSES;

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

SURVEY INSTRUMENTATION:

SURVEYING PERFORMED IN CONJUNCTION WITH THIS RECORD OF SURVEY UTILIZED THE FOLLOWING EQUIPMENT AND PROCEDURES:

TWO LEICA SYSTEM 500 DUAL FREQUENCY GPS RECEIVERS, ONE 10" TOTAL STATION MAINTAINED TO MANUFACTURER'S SPECIFICATIONS AS REQUIRED BY WAC-332-130-100

PROCEDURE USED : REAL TIME KINEMATIC AND RAPID STATIC GPS AND FIELD TRAVERSE WITH ACCURACY MEETING OR EXCEEDING THE REQUIREMENTS OF WAC-332-130-090

SURVEY REFERENCES

(ESM) DIMENSIONS DETERMINED BY ESM

(CITY) BEARING AND DISTANCES BASED UPON PUBLISHED COORDINATES FOR CITY OF KIRKLAND SURVEY CONTROL POINTS

EXCEPTIONS FROM TITLE REPORT

LEGAL DESCRIPTION, EASEMENTS, COVENANTS, CONDITIONS AND RESTRICTIONS AS SHOWN HEREON ARE FROM TITLE RESOURCES GUARANTY COMPANY FOURTH SUBDIVISION GUARANTEE ORDER NO. 40136168 DATED DECEMBER 10, 2014. IN PREPARING THIS FINAL PLAT, ESM HAS NOT CONDUCTED AN INDEPENDENT TITLE SEARCH NOR IS ESM AWARE OF ANY TITLE ISSUES AFFECTING THE PROPERTY OTHER THAN THOSE SHOWN ON THIS FINAL PLAT. ESM HAS RELIED SOLELY UPON THE INFORMATION CONTAINED IN SAID CERTIFICATE IN REGARDS TO TITLE ISSUES TO PREPARE THIS FINAL PLAT AND THEREFORE QUALIFIES THE MAP'S ACCURACY AND COMPLETENESS TO THAT EXTENT.

- NOT REPORTED HEREIN.
- SUBJECT TO GENERAL PROPERTY TAXES AND SERVICE CHANGES FOR TAX ACCOUNT PARCEL NO. 0925059010.
6. INTENTIONALLY DELETED FROM TITLE.
- NOT REPORTED HEREIN.
- SUBJECT TO THAT EASEMENT FOR POWER PURPOSES AND THE TERMS AND CONDITIONS THEREOF AS CONTAINED IN INSTRUMENT RECORDED UNDER RECORDING NO. 20141120000724. THE LOCATION SAID EASEMENT IS DEPICTED HEREIN.

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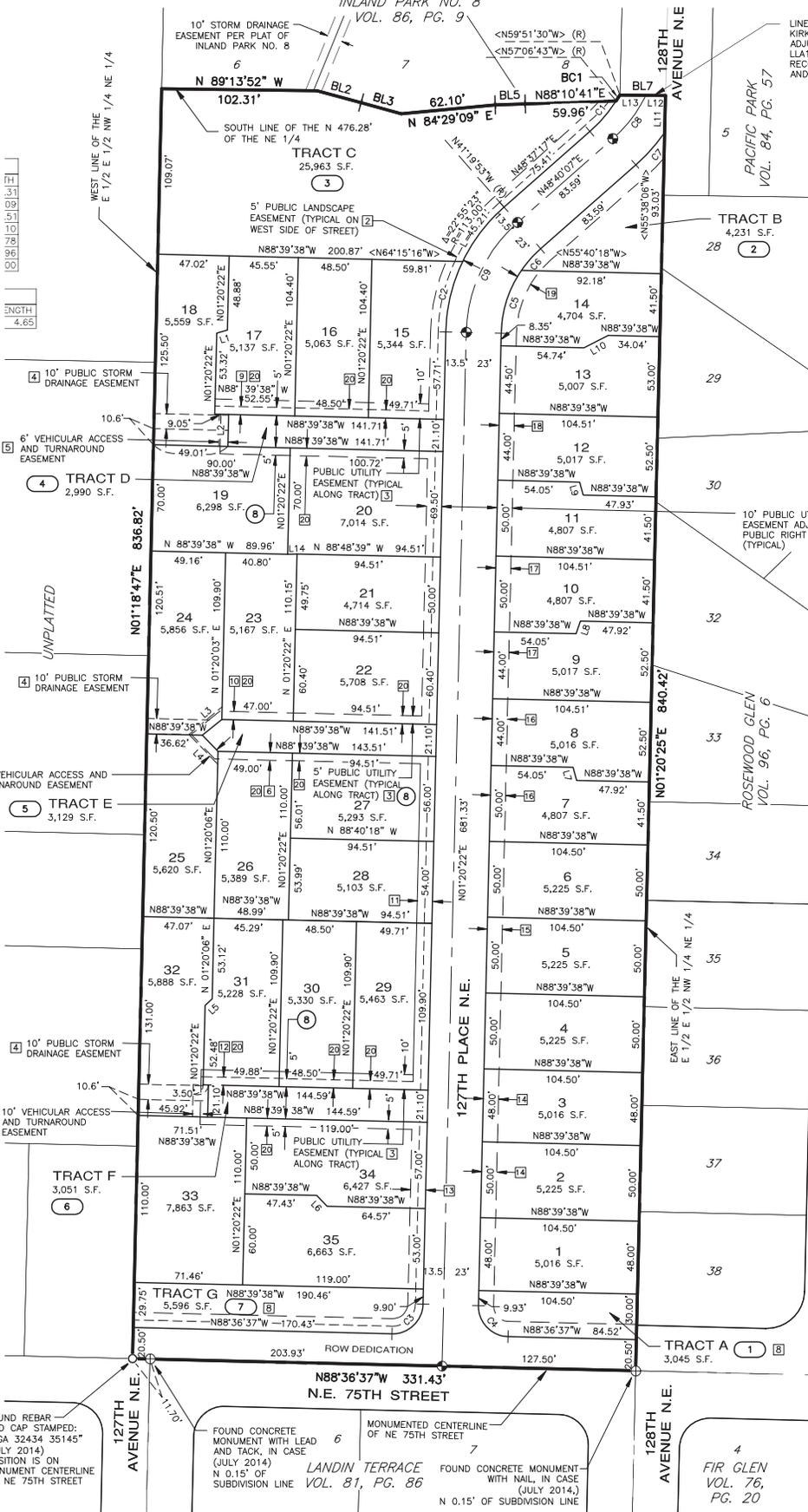
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DATE : 2014-12-15 JOB NO. 897-021-014-0001
DRAWN BY: CAF/JDC/RFG SHEET 3 OF 4

PRESERVE AT KIRKLAND

A PORTION OF THE NW 1/4 OF THE NE 1/4 OF SECTION 9, TWP. 25 N., RGE. 5 E., W.M.,
CITY OF KIRKLAND, KING COUNTY, WASHINGTON
FILE NO. SUB12-00560



LINE ESTABLISHED BY CITY OF KIRKLAND BOUNDARY LINE ADJUSTMENTS LL14-02008 AND LL14-02009 AS RECORDED UNDER RECORDING NOS. 2014

LINE	BEARING	LENGTH
BL2	N 75°10'51" W	30.09
BL3	N 74°17'35" W	27.51
BL5	N 88°10'41" E	19.78
BL7	N 89°13'52" W	30.00

CURVE	DELTA	RADIUS	LENGTH
BC1	02°44'47"	97.00	4.65



LEGEND

- Δ DELTA
- R RADIUS
- L LENGTH
- (R) RADIAL BEARING
- < > RADIAL BEARING AT LOT CORNER
- [] INDICATES EASEMENT PROVISION NUMBER ON SHEET 2
- (1) INDICATES EXCEPTION NUMBER ON SHEET 3
- (1) INDICATES GENERAL NOTE NUMBER ON SHEET 2
- ⊙ ESM TO SET CONCRETE MONUMENT WITH BRASS CAP, IN CASE, STAMPED: "L.S. 35142" UPON COMPLETION OF CONSTRUCTION
- ⊕ FOUND CONCRETE MONUMENT IN CASE

LINE	BEARING	LENGTH
L1	N 73°51'06" E	7.34'
L2	N 01°20'22" E	21.10'
L3	N 51°02'10" E	16.39'
L4	N 43°39'38" W	14.85'
L5	N 48°12'15" E	6.29'
L6	N 43°39'38" W	9.90'
L7	N 15°13'45" W	8.87'
L8	N 17°54'29" E	8.87'
L9	N 15°13'45" W	8.87'
L10	N 62°56'24" E	17.87'
L11	N 01°20'25" E	24.37'
L12	N 89°13'52" W	12.85'
L13	N 89°13'52" W	17.15'
L14	N 89°00'45" E	6.21'

CURVE	DELTA	RADIUS	LENGTH
C1	15°44'00"	97.00'	26.64'
C2	24°24'22"	113.00'	48.13'
C3	90°03'01"	20.00'	31.43'
C4	89°56'59"	20.00'	31.40'
C5	32°59'20"	76.50'	44.05'
C6	14°20'25"	76.50'	19.15'
C7	14°18'13"	114.50'	28.58'
C8	22°41'31"	91.50'	36.24'
C9	47°19'45"	99.50'	82.19'



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DATE: 2014-12-21 | JOB NO. 897-021-014-0001
DRAWN BY: CAF/JDC/RFG | SHEET 4 OF 4

**CITY OF KIRKLAND
HEARING EXAMINER FINDINGS,
CONCLUSIONS AND RECOMMENDATION**

APPLICANT: S. Michel Smith of Toll WA LP

FILE NO: SUB12-00560

APPLICATION:

1. Site Location: 7707 129th Avenue NE

2. Requests: The applicant requests approval of a preliminary subdivision and planned unit development (PUD) as follows:

a. Preliminary Subdivision: A proposal to subdivide one 278,113 square foot parcel (6.38 acres) into 35 separate lots with access from both NE 75th Street and NE 80th Street. The applicant seeks a modification to the right of way standards of Chapter 110 KZC. The applicant proposes to construct a narrower street, with a sidewalk and landscape strip on one side instead of both sides of the street, in exchange for construction of off-site street improvements from the north property line to NE 80th Street, which will provide a vehicular and pedestrian street connection between NE 75th and NE 80th Streets within the 128th Avenue NE right-of-way. Three vehicular access tracts will provide access from the new street to interior lots on the west side of the plat.

b. PUD: A request for a preliminary and final Planned Unit Development (PUD) with a 10% density bonus (three additional lots) and modification of the following Zoning Code requirements:

- (1) Provide lots smaller than the 7,200 square foot minimum lot size required in the RSX 7.2 zone, with an average lot size of 5,435 square feet.
- (2) Calculate the maximum lot coverage at 50% on a project wide, rather than on a per lot basis as required by Code.
- (3) Calculate the maximum floor area ratio (FAR) of 50% on a project wide, rather than on a per lot basis.

Pursuant to Chapter 125 KZC, the proposal includes the following proposed benefits to the City beyond the improvements that would typically be required:

- (1) Increased open space and landscaping. Common open space is planned above the underground storm detention facility at the north end of the development (with recreational amenities such as a sports court, play equipment and picnic bench). At the north and south entrances, landscape tracts will be provided incorporating existing and new trees and landscaping. A six foot tall wood fence is proposed along the east and west property lines.
- (2) Superior site design and architectural home design. The applicant

proposes 14 home designs that range in size from 2,600 to 3,750 square feet. The homes will be two stories with varied roof forms, porches, decks and a variety of exterior materials including stone, brick, vertical and horizontal siding, and shakes. As noted, the proposed site plan includes large open space tracts at the north and south boundaries of the subdivision.

- (3) Installation of a flashing Rectangular Rapid Flash Beacon (RRFB). The applicant proposes to add the RRFB to the existing crosswalk on the east side of the corner of NE 80th Street and 128th Avenue NE to improve pedestrian access to Rose Hill Elementary School.
- (4) Installation of missing sidewalks. The applicant proposes to construct two sidewalk sections along NE 80th Street at the southwest and southeast corners of the intersection with 128th Avenue NE to improve the pedestrian crossing across 128th Avenue NE to the crosswalk across NE 80th Street.
- (5) Offsite street improvements. As noted above, the applicant proposes to construct off-site street improvements from the north property line to NE 80th Street, which will provide a vehicular and pedestrian street connection between NE 75th and NE 80th Streets within the 128th Avenue NE right-of-way.

3. History: The original site plan submitted for the proposal showed a dead end cul-de-sac street with vehicular access from NE 75th Street. At the request of City staff, the plans were revised to show a through street connection for 128th Avenue NE, from NE 75th Street to NE 80th Street, with a modification request to provide a narrower interior street with a sidewalk on the west side. A subsequent revision moved the sidewalk to the east side of the interior street to connect with the existing crosswalk across NE 80th Street.

4. Review Process: Process IIB, the Hearing Examiner conducts a public hearing and makes a recommendation to the City Council, which makes a final decision.

5. Key Issues:

- Compliance with subdivision criteria
- Compliance with PUD approval criteria
- Compliance with applicable development regulations
- Compliance with Process IIB Zoning Permit approval criteria

SUMMARY OF RECOMMENDATIONS:

Department	Approve with conditions
Hearing Examiner	Approve with conditions

PUBLIC HEARING:

The Hearing Examiner held a public hearing on the applications on June 5, 2013, in the Council Chambers, City Hall, 123 Fifth Avenue, Kirkland, Washington. A verbatim

recording of the hearing is available at the City Clerk's office. The minutes of the hearing and the exhibits are available for public inspection in the Department of Planning and Community Development. The Examiner visited the site in advance of the hearing.

TESTIMONY AND PUBLIC COMMENT:

A list of those who testified at the public hearing, and a list of the exhibits offered at the hearing are included at the end of this Recommendation. The testimony is summarized in the hearing minutes.

For purposes of this recommendation, all section numbers refer to the Kirkland Zoning Code (KZC or Code) unless otherwise indicated.

FINDINGS, CONCLUSIONS AND RECOMMENDATION

Having considered the evidence in the record and reviewed the site, the Hearing Examiner enters the following:

Findings of Fact and Conclusions:

1. Site Description

The Facts and Conclusions on this matter set forth at Subsection II.A of the Planning Department's Advisory Report, dated May 28, 2013, (hereafter Exhibit A) are accurate and supported by the record, and therefore are adopted by reference as the Hearing Examiner's Findings and Conclusions.

2. Public Comment, and State Environmental Policy Act and Concurrency

A. The Facts and Conclusions on this matter set forth at Subsections II.B and II.C of Exhibit A are accurate and supported by the record, and therefore are adopted by reference as the Hearing Examiner's Findings and Conclusions.

B. Public comments at the hearing generally mirrored those in the comment letters in the record, Attachment 5 to Exhibit A. There was both support for, and opposition to the vehicular and pedestrian connection between NE 75th and NE 80th Streets. Some neighborhood residents who presently access their properties from NE 80th Street via the paved access drive within the 128th Street right-of-way were particularly concerned about the additional vehicle traffic and noise that would result from the proposed connection. Others cited a concern with potential traffic speeds on the proposed roadway and requested inclusion of traffic calming measures, such as speed humps. Several area residents spoke in opposition to an increase in density in the area, with some noting that existing densities already overtax the intersection of 128th Avenue NE and NE 80th Street, which is near several schools. One person asked that the proposal's (FAR) be calculated on a per lot, rather than a project-wide basis. Some questioned the

accuracy of the trip generation and trip distribution information in the Transportation Impact Analysis (Traffic Study), Exhibit C, prepared for the proposal. Most of these concerns are properly addressed by the Department in Section II.B of Exhibit A.

C. With the road connection between NE 75th and NE 80th Streets, the proposal passed traffic concurrency.

D. The localized transportation impacts of the proposal are reviewed pursuant to SEPA. The Traffic Study for the proposal was completed in accordance with the Public Works Department's direction and the City's TIA Guidelines, and used the City's BKR traffic model to estimate the distribution of project traffic.

E. The Traffic Study concluded that with the project, all analyzed intersections would operate at level of service C or better. Exhibit C at 18. The Study analyzed the PM peak hour at all study intersections and the school AM and afternoon PM peak hours at the intersection of 128th Avenue NE and NE 80th Street. *Id.* The project would add 34 AM peak hour trips and 41 PM peak hour trips. *Id. See also* Exhibit B at 1-3.

F. There is no evidence in the record that the Traffic Study's conclusions are inaccurate. Further, because the SEPA Determination of Nonsignificance issued for the proposal was not appealed, there is no legal basis on which the Traffic Study can be challenged at this point.

6. Approval Criteria

A. The Facts and Conclusions on this matter set forth at Subsection II.D of Exhibit A are accurate and supported by the record, and therefore are adopted by reference as the Hearing Examiner's Findings and Conclusions.

B. KZC 125.20 authorizes modification of the Code provisions that the applicant seeks to modify.

C. The average impervious surface coverage for the 35 lots would be 52.5%. For the project as a whole, it would be 44.6%.

D. The proposed subdivision will create infill residential development and is consistent with the Comprehensive Plan's density designation for the subject property.

E. The proposed subdivision complies with KMC 22.12.230 and KZC 150.65. With the proposed PUD, and as conditioned, the subdivision is consistent with zoning and subdivision regulations and makes adequate provision for open spaces, drainage ways, rights-of-way, easements, water supplies, sanitary waste,

power service, parks, playgrounds, and schools. The proposed subdivision will serve the public use and interest and is consistent with the public health, safety and welfare.

7. Development Regulations

The Facts and Conclusions on this matter set forth at Subsection II.E of Exhibit A are accurate and supported by the record, and therefore are adopted by reference as the Hearing Examiner's Findings and Conclusions.

8. Comprehensive Plan

A. The Facts and Conclusions on this matter set forth at Subsection II.F of Exhibit A are accurate and supported by the record, and therefore are adopted by reference as the Hearing Examiner's Findings and Conclusions.

B. The Comprehensive Plan includes Policy T-4.3 that calls for maintaining "a system of arterials, collectors, and local access streets that forms an interconnected network for vehicular circulation." Plan at IX-13. Policy T-4.5 calls for maintaining and improving convenient access for emergency vehicles. *Id.* The City Transportation Engineer summarized the Plan's discussion of these policies as follows: "These two policies encourage a "grid" system road network to minimize cul-de-sacs, uneven trip distribution through the road network and to minimize impacts on close-by neighborhood streets and ... maintain and provide direct access for emergency vehicles." Exhibit B at 4.

9. Development Standards

The Facts and Conclusions on this matter set forth at Subsection II.G of Exhibit A are accurate and supported by the record, and therefore are adopted by reference as the Hearing Examiner's Findings and Conclusions.

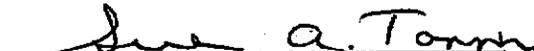
10. Process IIB Decisional Criteria

The application for the subdivision and PUD is consistent with all applicable development regulations and, to the extent there is no applicable development regulation, the Comprehensive Plan. As noted above, it is also consistent with the public health, safety and welfare.

Recommendation:

Based upon the foregoing findings of fact and conclusions, the Hearing Examiner recommends that the City Council approve the Preliminary Subdivision and PUD subject to the conditions set forth in the "Final" version of Exhibit E dated June 5, 2013.

Entered this 10th day of June, 2013.


Sue A. Tanner
Hearing Examiner

EXHIBITS:

The following exhibit was entered into the record:

- Exhibit A Department's Advisory Report with Attachments 1 through 8;
- Exhibit B Memorandum to Janice Coogan from Thang Nguyen, Transportation Engineer, re: C&G Subdivision Development, Tran 12-00528;
- Exhibit C Transportation Impact Analysis for "C&G Property;"
- Exhibit D Preliminary Technical Information Report for Storm Drainage
- Exhibit E Revised Staff Recommendations – "Track Changes" and "Final" versions;
- Exhibit F C&G Development Traffic Impact Analysis Overview – Hard copy of PowerPoint presentation;
- Exhibit G Comment letter from to Hearing Examiner and City Council from Andrew Held;
- Exhibit H Hard copy of applicant's PowerPoint presentation;
- Exhibit I Revised Statement from Doug and Marilyn Love, 6/5/13, re: Cam West Housing Development Proposal;

PARTIES OF RECORD:

S. Michael Smith, Applicant
Michael Swenson, Transpo Group
Kurt Osojnak
Kyle Peterson
Steve Benson
Charles Olson
Gordon Buck
Andrew Held
E.J. McElwee
Wally Kempe
Doug Love
James Hoff
Parties of Record prior to hearing
Department of Planning and Community Development
Department of Public Works
Department of Building and Fire Services

CHALLENGES AND JUDICIAL REVIEW

The following is a summary of the deadlines and procedures for challenges and appeals. Any person wishing to file or respond to a challenge or appeal should contact the Planning Department for further procedural information.

CHALLENGE

Section 152.85 of the Zoning Code allows the Hearing Examiner's recommendation to be challenged by the applicant or any person who submitted written or oral comments or testimony to the Hearing Examiner. A party who signed a petition may not challenge unless such party also submitted independent written comments or information. The challenge must be in writing and must be delivered, along with any fees set by ordinance, to the Planning Department by 5:00 p.m., _____, seven (7) calendar days following distribution of the Hearing Examiner's written recommendation on the application. Within this same time period, the person making the challenge must also mail or personally deliver to the applicant and all other people who submitted comments or testimony to the Hearing Examiner, a copy of the challenge together with notice of the deadline and procedures for responding to the challenge.

Any response to the challenge must be delivered to the Planning Department within seven (7) calendar days after the challenge letter was filed with the Planning Department. Within the same time period, the person making the response must deliver a copy of the response to the applicant and all other people who submitted comments or testimony to the Hearing Examiner.

Proof of such mail or personal delivery must be made by affidavit, available from the Planning Department. The affidavit must be attached to the challenge and response letters, and delivered to the Planning Department. The challenge will be considered by the City Council at the time it acts upon the recommendation of the Hearing Examiner.

JUDICIAL REVIEW

Section 152.110 of the Zoning Code allows the action of the City in granting or denying this zoning permit to be reviewed in King County Superior Court. The petition for review must be filed within twenty-one (21) calendar days of the issuance of the final land use decision by the City.

LAPSE OF APPROVAL

The applicant must submit to the City a complete building permit application approved under KZC Chapter 125 within four (4) years after approval of the Final PUD, or the lapse provisions of Section 152.115 will apply. Furthermore, the applicant must substantially complete construction approved under Chapter 125 and complete the applicable conditions listed on the Notice of Approval within six (6) years after approval of the Final PUD, or the decision becomes void.

SUBSEQUENT MODIFICATIONS

Modifications to the approval may be requested and reviewed pursuant to the applicable modification procedures and criteria in effect at the time of the requested modification.

RESOLUTION R-5098

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KIRKLAND APPROVING THE FINAL PLAT OF PRESERVE AT KIRKLAND, DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT FILE NO. SUB12-00560, AND SETTING FORTH CONDITIONS TO WHICH THE FINAL PLAT SHALL BE SUBJECT.

1 WHEREAS, the C&G Property Subdivision preliminary plat and
2 planned unit development (now known as Preserve at Kirkland) was
3 approved by the Hearing Examiner on June 10, 2013; and

4
5 WHEREAS, the Department of Planning and Community
6 Development received an application for final plat approval, said
7 application having been made by Toll WA LP, the owner of the real
8 property described in said application, which property is within a
9 Residential Single Family RSX 7.2 zone; and

10
11 WHEREAS, pursuant to the City of Kirkland's Concurrency
12 Management System, KMC Title 25, a concurrency application has been
13 submitted to the City of Kirkland, reviewed by the Public Works official,
14 the concurrency test has been passed, and a concurrency test notice
15 issued; and

16
17 WHEREAS, pursuant to the State Environmental Policy Act (SEPA),
18 RCW 43.21C, the administrative guidelines, and local ordinance adopted
19 to implement SEPA, an environmental checklist has been submitted to
20 the City of Kirkland, reviewed by the Kirkland responsible official, and a
21 mitigated determination of non-significance issued; and

22
23 WHEREAS, said environmental checklist and determination have
24 been made available and accompanied the application throughout the
25 entire review process; and

26
27 WHEREAS, the Director of the Department of Planning and
28 Community Development did make certain Findings, Conclusions and
29 Recommendations and did recommend approval of the subdivision and
30 the final plat, subject to specific conditions set forth in said
31 recommendation; and

32
33 WHEREAS, the City Council, in regular meeting, did consider the
34 environmental documents received from the responsible official,
35 together with the recommendation of the Director of the Department of
36 Planning and Community Development in open meeting, and

37
38 NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of
39 Kirkland as follows:

40
41 Section 1. The Findings, Conclusions and Recommendations of
42 the Director of the Department of Planning and Community
43 Development, filed in Department of Planning and Community
44 Development File No. SUB12-00560, are adopted by the Kirkland City
45 Council as though fully set forth herein.

46 Section 2. Approval of the final plat of Preserve at Kirkland is
 47 subject to the applicant's compliance with the conditions set forth in the
 48 Findings, Conclusions and Recommendations adopted by the City
 49 Council.

50
 51 Section 3. Nothing in this resolution shall be construed as
 52 excusing the applicant from compliance with all federal, state or local
 53 statutes, ordinances or regulations applicable to this subdivision, other
 54 than as expressly set forth herein.

55
 56 Section 4. A copy of this resolution, along with the Findings,
 57 Conclusions and Recommendations hereinabove adopted shall be
 58 delivered to the applicant.

59
 60 Section 5. A completed copy of this resolution, including Findings,
 61 Conclusions and Recommendations adopted by reference, shall be
 62 certified by the City Clerk who shall then forward the certified copy to
 63 the King County Department of Assessments.

64
 65 Passed by majority vote of the Kirkland City Council in open
 66 meeting this _____ day of _____, 2015.

67
 68 Signed in authentication thereof this ____ day of _____, 2015.

 MAYOR

Attest:

 City Clerk



CITY OF KIRKLAND

Department of Finance & Administration
123 Fifth Avenue, Kirkland, WA 98033 425.587.3100
www.kirklandwa.gov

MEMORANDUM

To: Kurt Triplett, City Manager

From: Barry Scott, Purchasing Agent

Date: January 8, 2015

Subject: REPORT ON PROCUREMENT ACTIVITIES FOR COUNCIL MEETING OF JANUARY 20, 2015.

This report is provided to apprise the Council of recent and upcoming procurement activities where the cost is estimated or known to be in excess of \$50,000. The "Process" column on the table indicates the process being used to determine the award of the contract.

The City's major procurement activities initiated since the last report, dated November 20, 2014, are as follows:

	Project	Process	Estimate/Price	Status
1.	Stormwater Decant Facility Expansion (Rebid)	Invitation for Bids	\$800,000 - \$900,000	IFB advertised on 12/11/14 with bids due on 1/7/15.
2.	Signal Cabinets and Controllers for Citywide ITS Improvement Project	Cooperative Purchase	\$268,911.72	Ordered from Western Systems of Everett, WA using WA State contract.
3.	Emergency Surface Water Main Repair at 99 th Place NE (See attached memo.)	Emergency Purchase per KMC 3.85.210 and RCW 39.04.280(1)(e)	\$350,000 (Estimated amount)	Contract awarded to Johansen Excavating as they were qualified and had personnel and equipment in the vicinity.

Please contact me if you have any questions regarding this report.



CITY OF KIRKLAND

City Manager's Office

123 Fifth Avenue, Kirkland, WA 98033 425.587.3001

www.ci.kirkland.wa.us

MEMORANDUM

To: Kurt Triplett, City Manager
From: Kathy Brown, Public Works Director
Date: December 18, 2014
Subject: EMERGENCY PURCHASE AUTHORIZATION
11409 - 99th PLACE NE, SUFACEWATER MAIN REPAIR

On Friday, December 12, 2014 at 9:58 PM, a call to our standby pager was received regarding a collapsed culvert and flooding. Heavy rainfall from a storm cell overwhelmed the surface water conveyance system, forcing surface water to breach over the roadway at 11409 – 99th Place NE. It entered the Juanita Bay Village condominium complex below. Three small cottage condominiums were affected by the storm water runoff. After the storm, Public Works field staff used the closed circuit television (CCTV) camera truck to determine that an 18-inch old clay pipe crossing 99th Place NE had collapsed in a section; tree roots had also entered the line, creating a barrier, behind which sediment and debris had accumulated.

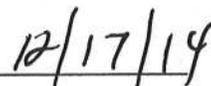
In order to protect the roadway and mitigate further problems downstream, it is recommended by our engineering staff and field staff that an emergency purchase be authorized to allow the contractor, Johansen Excavating, who is currently in Kirkland improving NE 85th Street, to perform emergency pipe replacement work immediately. We have contacted the contractor who is experienced with making repairs to these types of utility conveyance systems, and they are available to begin work efforts starting tomorrow morning, December 19, 2014. We do not anticipate that the repairs will take more than four days to complete. Residents adjacent to the site will be notified of the situation. Public Works maintenance staff have arranged a backup plan that includes manning a pump on site until repairs can be made.

Pursuant to KMC 3.85.210, you are authorized to make emergency purchase for these types of situations. A report of this purchase will be available for Council at their meeting on January 20, 2015.

I hereby authorize the above Emergency Purchase for the reasons stated above.



Kurt Triplett, City Manager



Date



CITY OF KIRKLAND
Fire & Building Department
123 Fifth Avenue, Kirkland, WA 98033 425.587.3650
www.kirklandwa.gov

MEMORANDUM

To: Kurt Triplett, City Manager

From: J. Kevin Nalder, Director of Fire and Building Department

Date: January 15, 2015

Subject: Proposed Fire Stations Workload Distribution and Response Data

RECOMMENDATION:

City Council receives information addressing concerns raised by Kirkland Firefighter Local 2545 regarding the new north end fire station. Local 2545 has stated that splitting the six firefighters at Station 27 into crews of three at Station 27 and the new station may create an unbalanced distribution of workload and potential degradation of service to the areas in the City east of the existing Fire Station 27. Fire Administration and the City Manager take these concerns very seriously and have reviewed the Fire Strategic Plan and Standards of Coverage study conclusions again. In addition staff has produced new maps based on the call data in those documents to see whether the concerns are valid. The purpose of the update is to provide the Council and the public with the maps and answer any questions.

BACKGROUND INFORMATION:

A great deal of information has been provided to the Council in previous study sessions and Council meetings regarding these topics. The City of Kirkland website has been updated with a link on the main page to all of the previous presentations and supporting documents. Therefore this memo provides only a brief overview of the history of this issue prior to discussing the maps.

Following the annexation of Finn Hill, Juanita and Kingsgate in July of 2011, the City of Kirkland assumed responsibility from Fire District 41 to pursue siting and construction of a more centrally located consolidated fire station to replace Station 25 to address response time gaps in the North Finn Hill area of the City. Since that time, the City has:

- Completed a Fire Department Organization Evaluation, Future Planning, Feasibility of Cooperative Service Delivery and Organizational Strategic Plan in September 2012 which was adopted by department members in June 2013
- Completed Washington Survey and Ratings Bureau Analysis December 2013
- Completed a Standards of Coverage and Deployment Plan (SOCDP) in June 2014
- Hired a consulting firm to perform a siting study identifying potential sites to be considered
- Attended Finn Hill Neighborhood Association meetings and events soliciting input for the siting process

- Assembled a siting steering team committee including members of the Finn Hill Neighborhood, fire department officers, City staff and the consulting firm team
- Provided monthly updates to department officers soliciting input
- Fire Chief and Deputy Fire Chiefs have provided updates and solicited input during numerous station visits to all fire stations and all shifts

The combination of these efforts resulted in a recommendation by Fire Administration and the City Manager to propose a "dual station" option that keeps Station 25 open and builds a new north end station in Juanita to better serve more residents of north Kirkland. In essence the new station takes the large 8 minute response time circle of Station 27 and turns it into two more focused 4 minute response time circles to provide better coverage and backup. The City Council concurred with this recommendation in August of 2014 and at the November 18, 2014 Council Study Session authorized City staff to move forward with continued analysis of two of the twenty-six sites identified which are located at the intersection of NE 132nd Street and 100th Avenue NE.

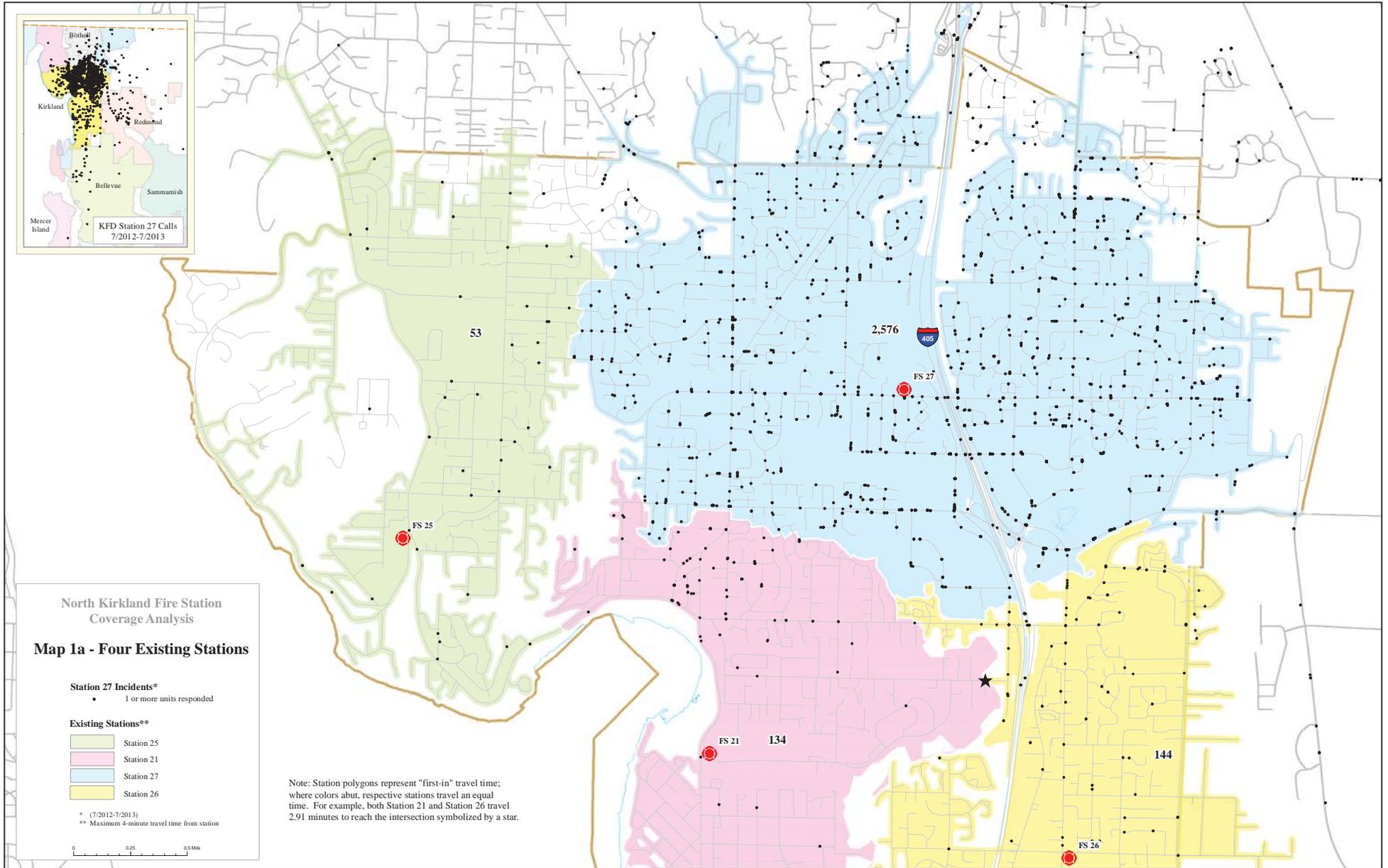
In December 2014, IAFF Local 2545 raised concerns that building a new Fire Station at NE 132nd Street and 100 Ave NE and "splitting" crews between the new station and Station 27 would increase firefighter workload and reduce service levels east of the current Fire Station 27 location. In December and January the City Manager, the Fire Chief and the Deputy Chiefs met with the Officers group to understand the basis for these concerns. The Officers group includes over two dozen Battalion Chiefs, Captains and Lieutenants who lead the crews that respond to calls. The primary points made were that such a change would be spreading the same 6 firefighters over a larger area, and that more staffing was needed if a new station was built.

If no other operational or administrative changes were made along with the splitting of the crews, there are *some* scenarios that would result in 6 firefighters being spread over a larger area. However the complete plan contemplated by Fire Administration would adjust station response boundaries as well as make operational changes that would balance workload and result in better response times to more areas.

The following maps have been produced to provide a visual reference in order to address the concerns raised by Local 2545. The GIS data in the maps is the same data that was used in the 2014 SOCPD obtained from NORCOM dispatch center using actual calls responded to during the time frame of July 1, 2012 to June 30, 2013.

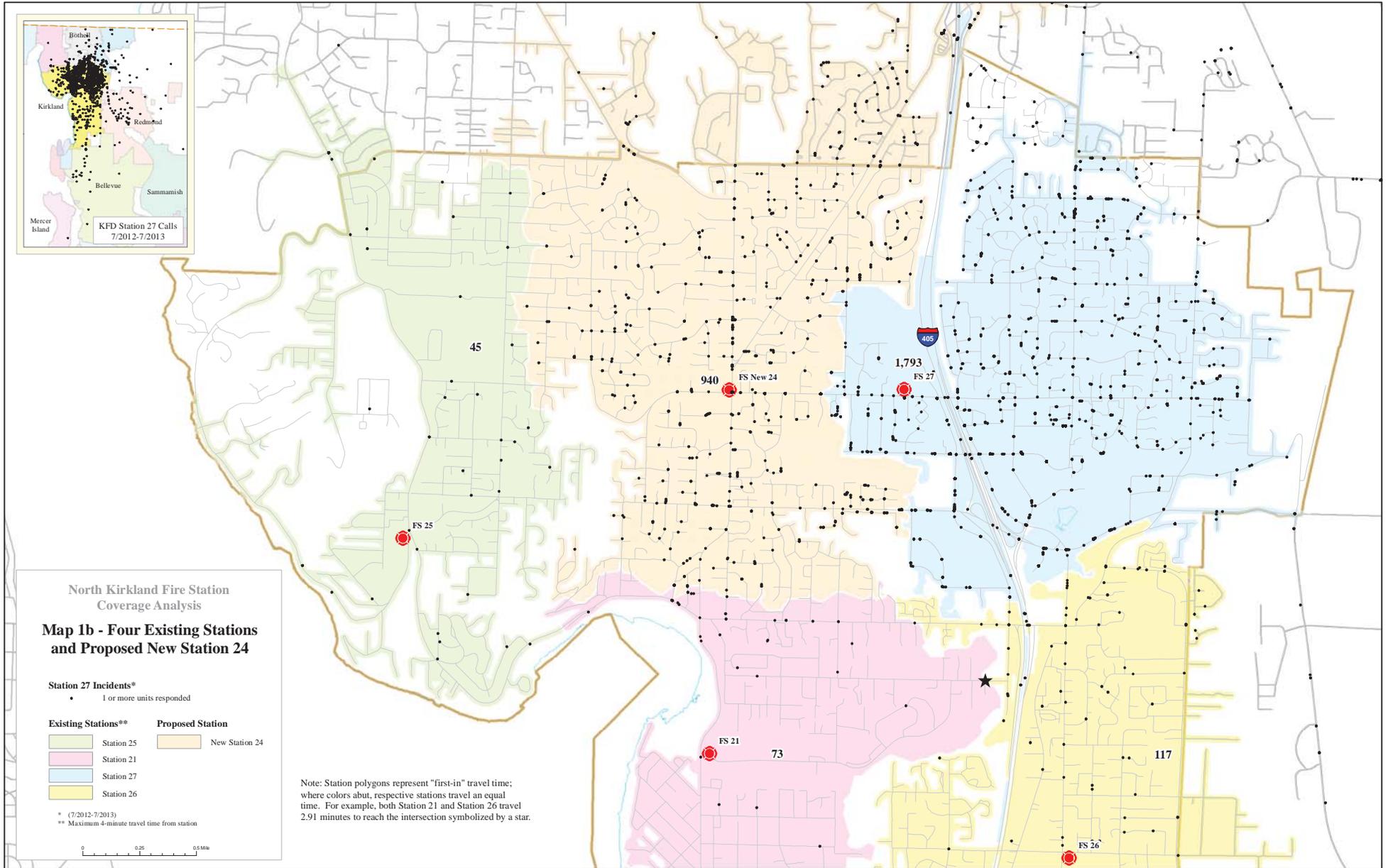
Map 1a – All incidents to which **Fire Station 27 units responded** within 4-minute travel time and/or nearest unit dispatched into four existing North Kirkland response areas.

Station 21	134 incidents
Station 25	53 incidents
Station 26	144 incidents
Station 27	2,576 incidents



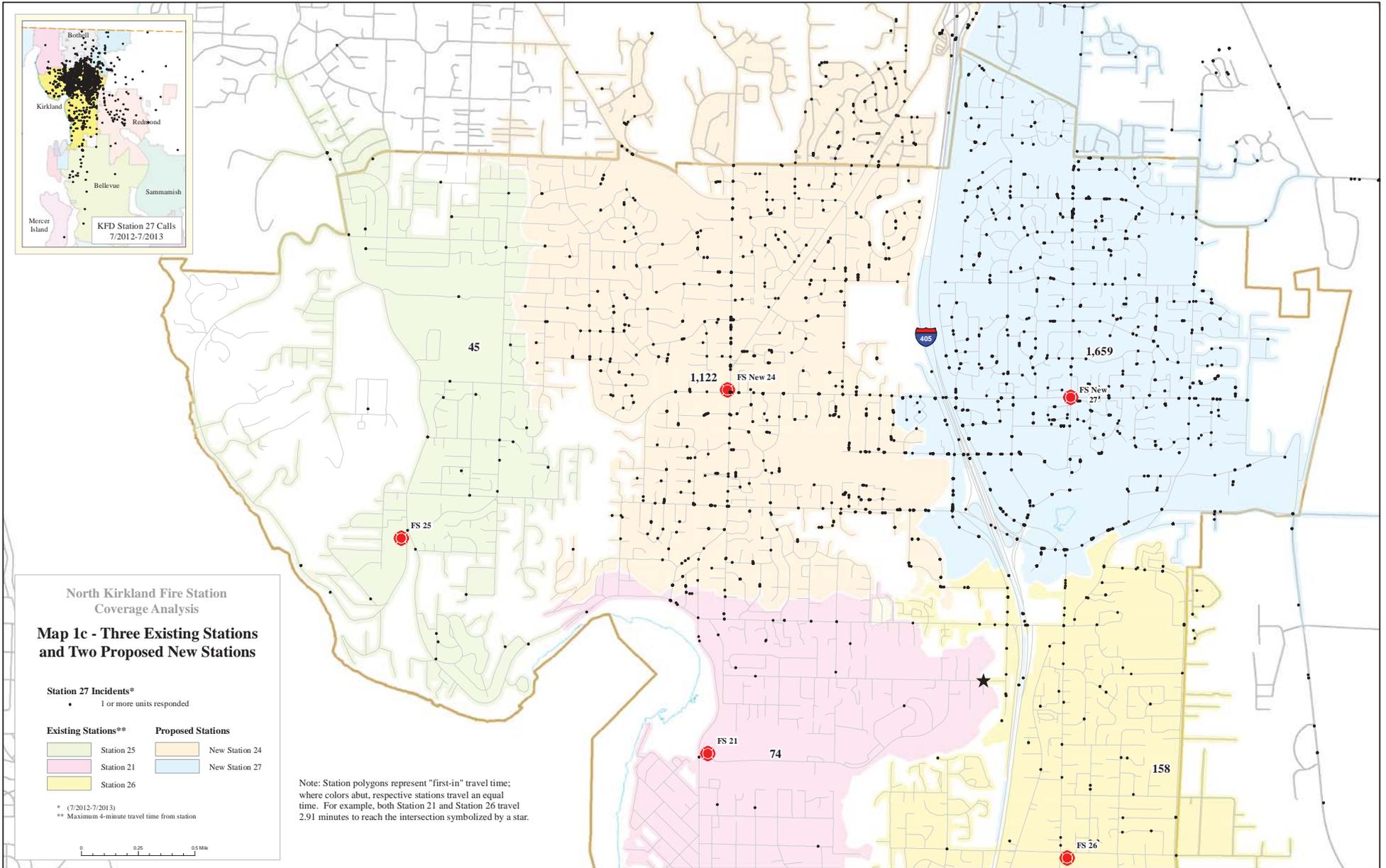
Map 1b – All incidents to which **Fire Station 27 units responded** within 4-minute travel time and/or nearest unit dispatched into four existing North Kirkland response areas **plus response area for proposed Station 24**

Station 21	73 incidents
Proposed Station 24	940 incidents
Station 25	45 incidents
Station 26	117 incidents
Station 27	1,793 incidents



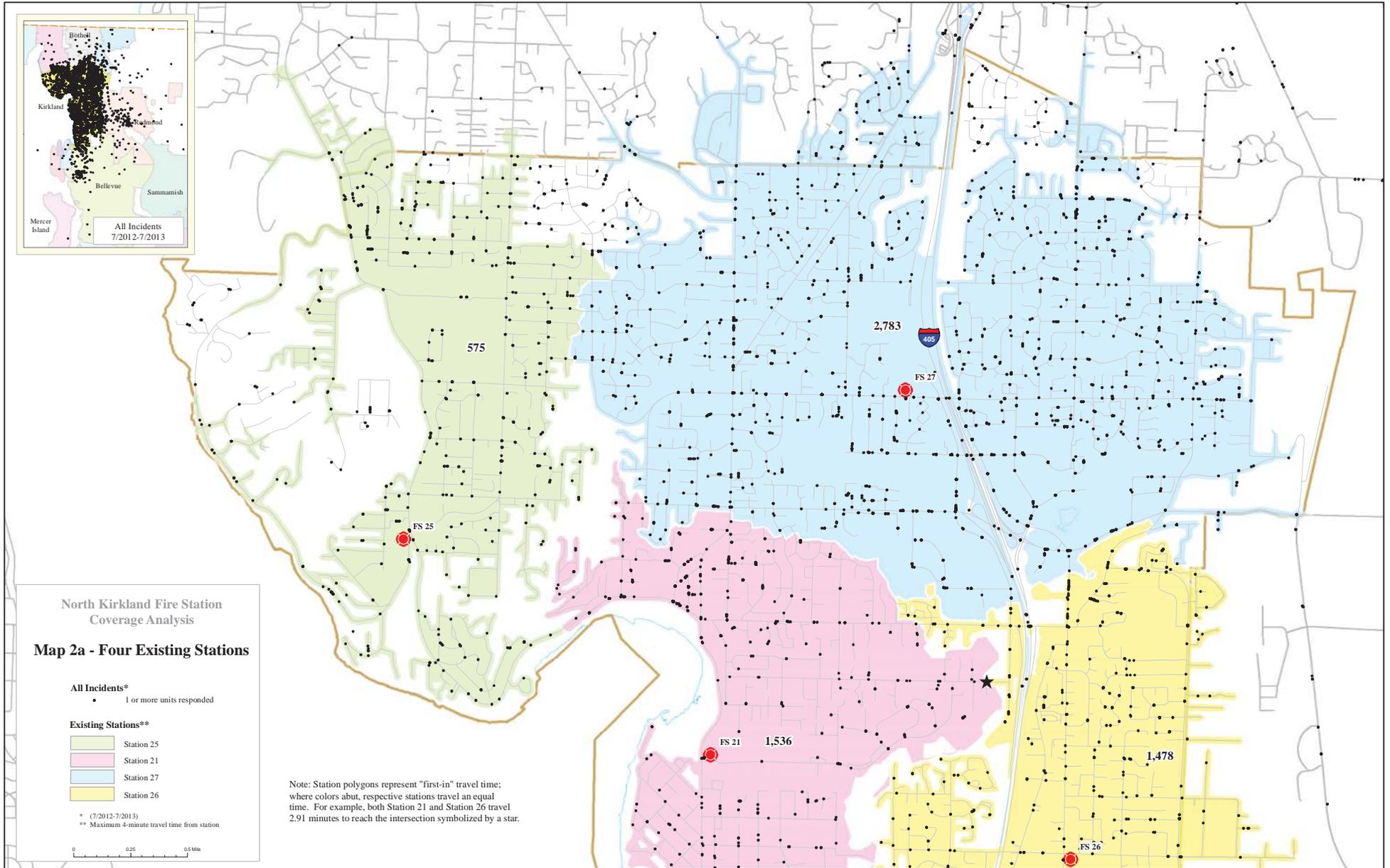
Map 1c – All incidents to which **Fire Station 27 units responded** within 4-minute travel time and/or nearest unit dispatched into three existing North Kirkland response areas **plus response areas for proposed Station 24 and relocated Station 27**

Station 21	74 incidents
Proposed Station 24	1,122 incidents
Station 25	45 incidents
Station 26	158 incidents
Relocated Station 27	1,659 incidents



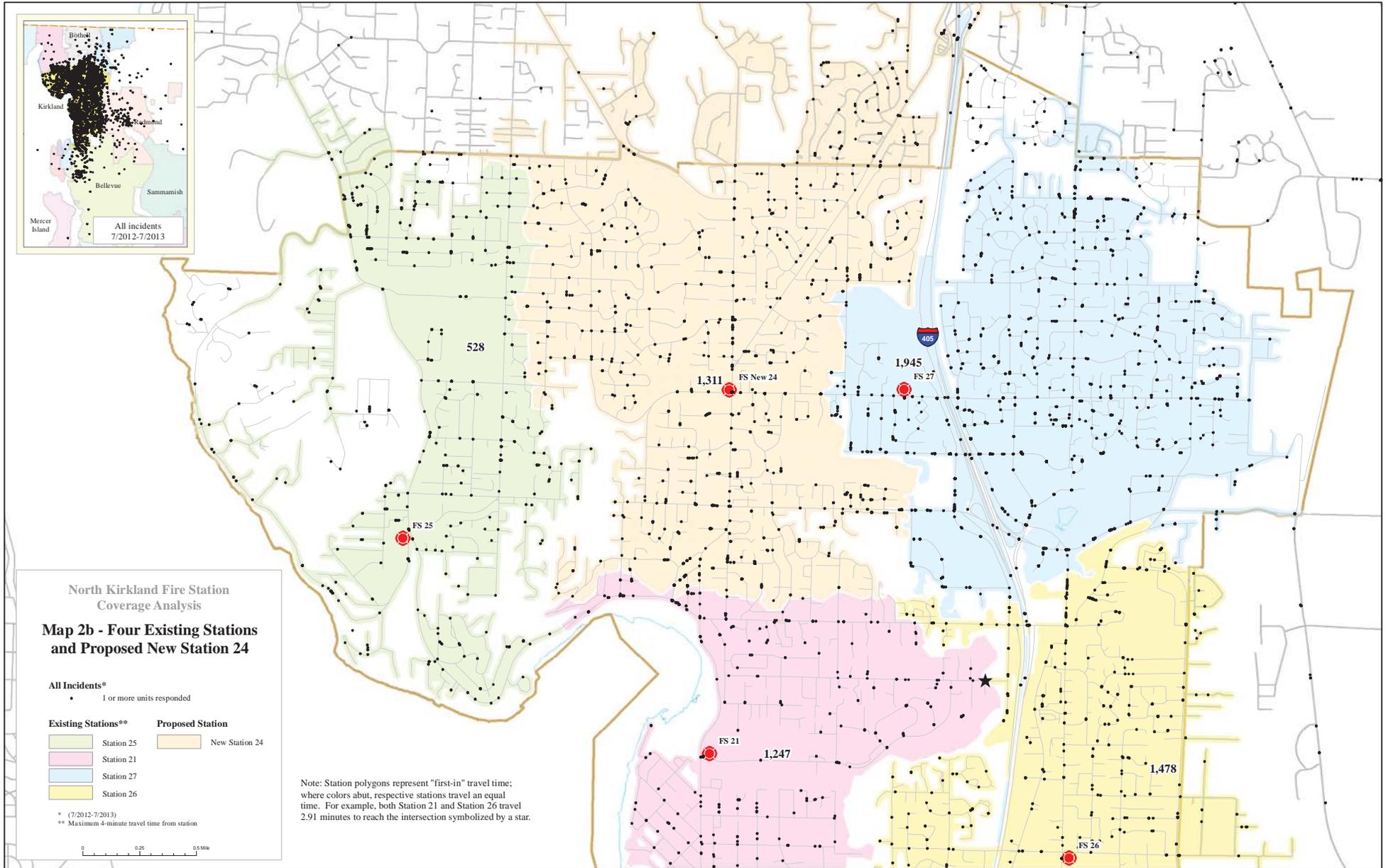
Map 2a – **All incidents** within 4-minute travel time and/or nearest unit dispatched into four existing North Kirkland response areas.

Station 21	1536 incidents
Station 25	575 incidents
Station 26	1478 incidents
Station 27	2,783 incidents



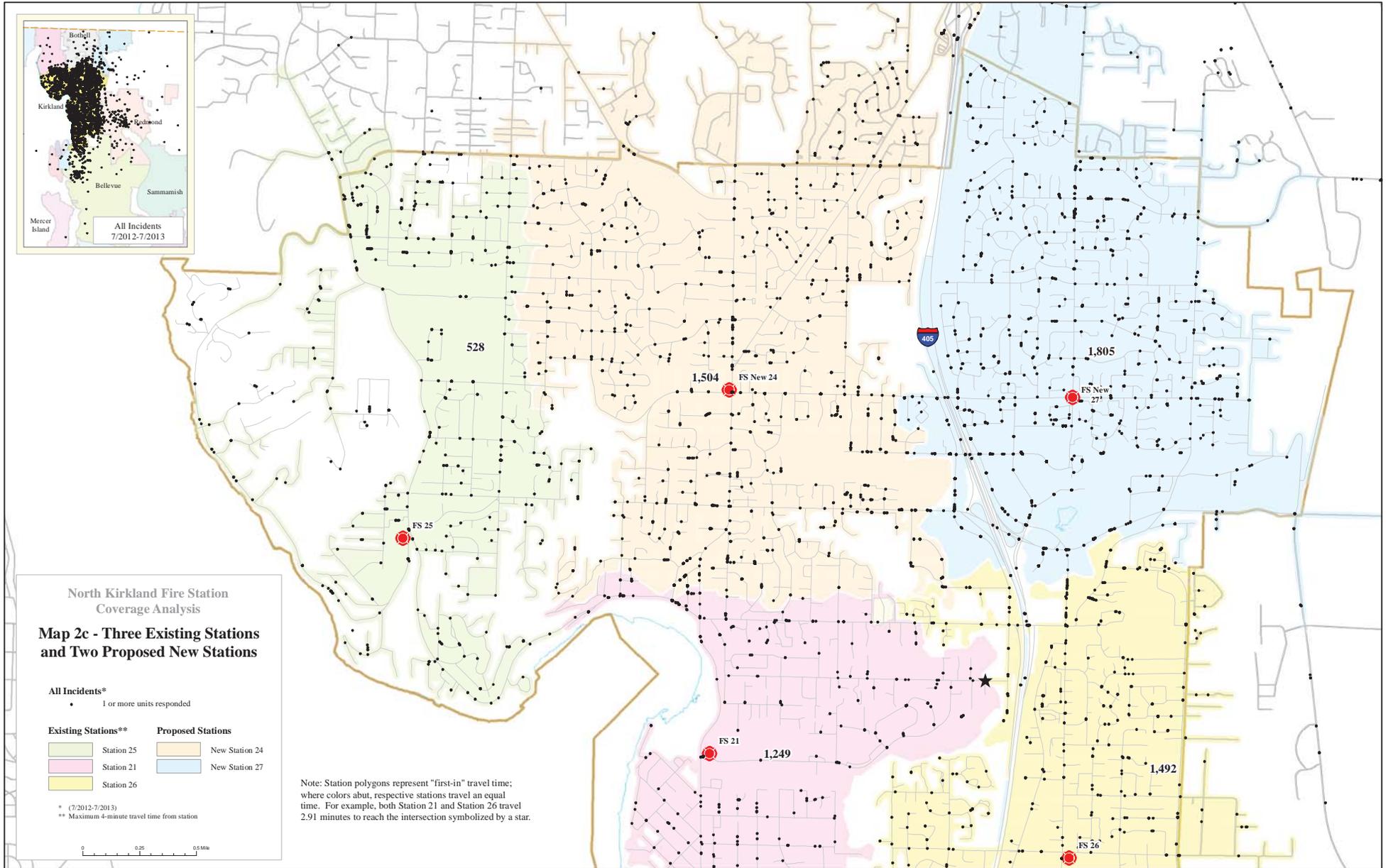
Map2b – **All incidents** within 4-minute travel time and/or nearest unit dispatched into four existing North Kirkland response areas **plus response area for proposed Station 24**

Station 21	1,247 incidents
Proposed Station 24	1,311 incidents
Station 25	528 incidents
Station 26	1,478 incidents
Station 27	1,945 incidents



Map 2c – **All incidents** within 4-minute travel time and/or nearest unit dispatched into three existing North Kirkland response areas **plus response areas for proposed Station 24 and relocated Station 27**

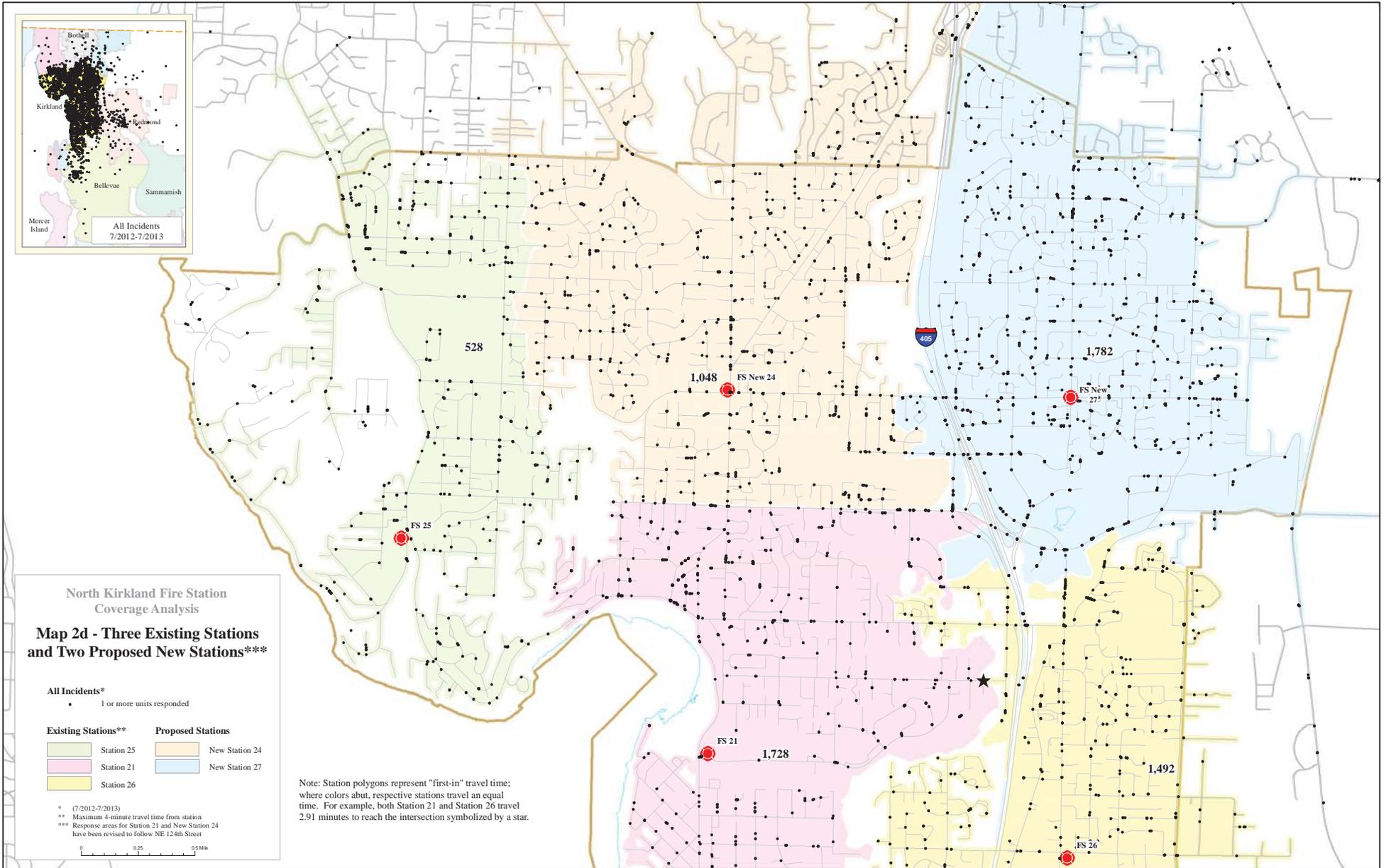
Station 21	1,249 incidents
Proposed Station 24	1,504 incidents
Station 25	528 incidents
Station 26	1,492 incidents
Relocated Station 27	1,805 incidents



Map 2d – **All incidents** within 4-minute travel time and/or nearest unit dispatched into three existing North Kirkland response areas **plus response areas for proposed Station 24 and relocated Station 27**

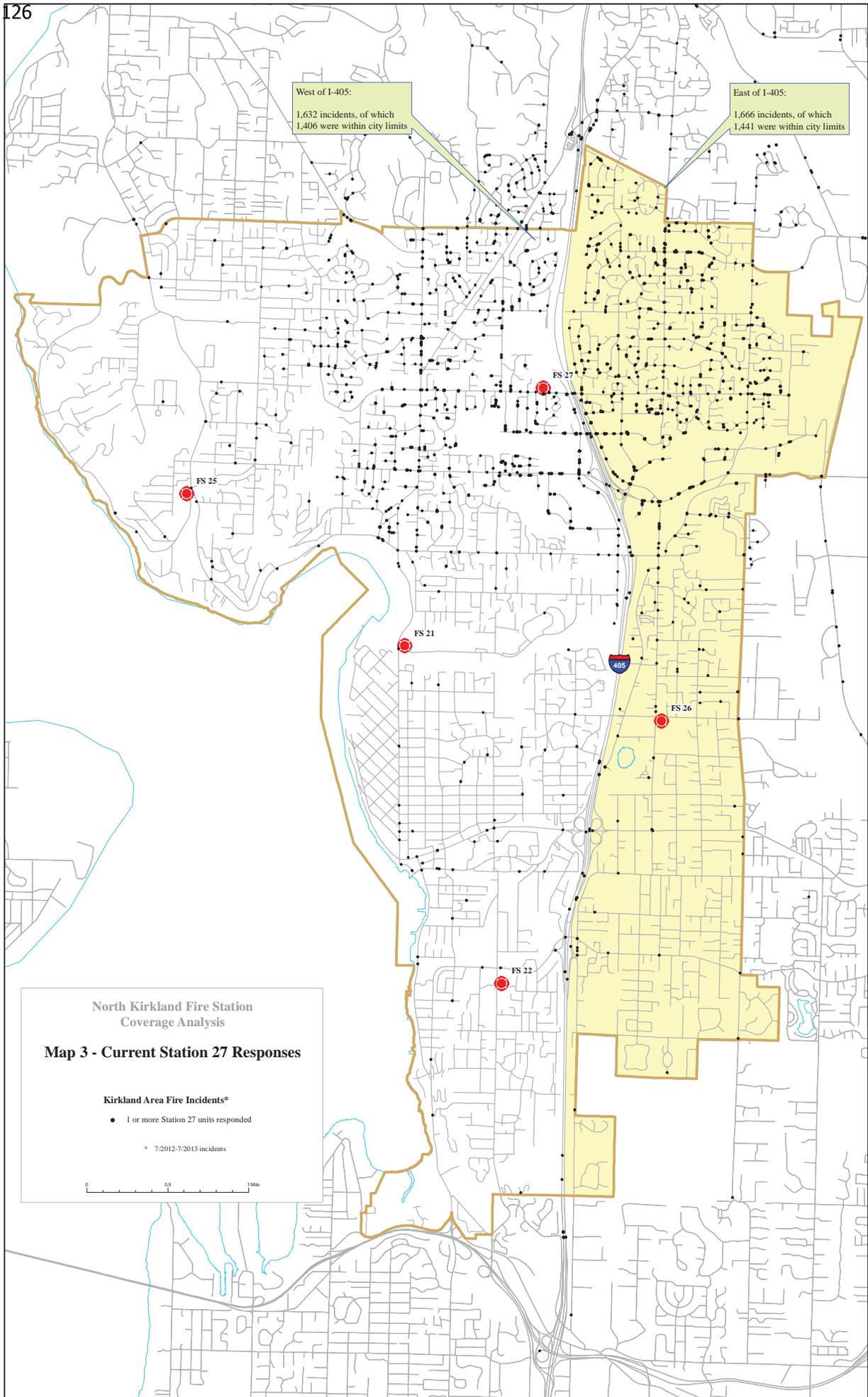
Additionally: Response areas for Station 21 and New Station 24 have been adjusted to reflect the first due area boundary at NE 124th Street. This adjustment increases Station 21 first due area travel time to the North between 0 and 45 seconds yet does not exceed 4-minute travel time.

Station 21	1,728 incidents
Proposed Station 24	1,048 incidents
Station 25	528 incidents
Station 26	1,492 incidents
Relocated Station 27	1,782 incidents



Map 3 – All incidents, **within the city limits**, to which **Fire Station 27 units responded** separated by number of incidents East of I-405 and West of I-405.

East of I-405	1,441 incidents
West of I-405	1,406 incidents



SUMMARY

Quicker Response to More Places

The workload distribution data presented in this memo show that locating a proposed station at the intersection of NE 132nd Street and 100th Avenue NE and moving three of the six firefighters from Station 27 to the proposed station would have increased the number of incidents responded to by those six firefighters by 157 incidents (Maps 1a and 1b) if nothing else changed. Additionally relocating Station 27 East of I-405 would increase the number of incidents responded to by the six firefighters another 48 incidents per year totaling 205 additional incidents per year (Maps 1a, 1b and 1c) if nothing else changed. This is due to the fact all of the Kingsgate area will now be within the 4-minute travel time of the relocated Station 27 (Map 1c). So more places are reached with quicker response times. This is a good outcome for the residents. However if nothing else changes, this does increase the burden on the six firefighters.

Adjusting Boundaries for Equitable Workload

Boundaries can be adjusted to solve the workload issues. Moving the first due response area of Station 21 North to NE 124th Street allows Station 21 to absorb up to 456 incidents in the proposed Station 24 first due area (Maps 2c and 2d). If Station 21 first due area was adjusted to the North to only absorb the additional 205 incidents added to the six firefighters from Station 27, Station 21 would respond to 82 less calls than responded to during the data time frame (Maps 2a and 2c) and Stations 24 and 27 would respond to a net zero increase in incidents yet provide better coverage to a larger geographic area within the 4-minute travel time standard of both the North Finn Hill and Kingsgate areas.

Better First Due and Second Due Responses

Maps 1a thru 2d show a significantly more equitable redistribution of both work load and geographic travel time which supports the conclusions identified in the SOCPD. The equitable distribution of response area covered and equitable demand on the first due area improves availability for subsequent calls, allows for improved travel time from second due units which also improves arrival time of full effective response force on fires and other resource dependent incidents.

Map 3 shows 35 more incidents were responded to East of I-405 by Station 27 units during the 12 month data period.

The data, coupled with modest operational changes, demonstrates that no degradation of service or increased workload will occur if the Council chooses to move forward with pursuing the siting of a proposed new fire station at NE 132nd Street and 100th Avenue NE and future plans to relocate Station 27 East of I-405

Potential Additional Staffing

Although the data shows that existing staffing levels can provide the necessary service in the north end, additional resources have already been allocated by the Council and could be reassigned to Station 27 when the new station opens. Since 2013 the City Council has authorized funding of a "fourth" firefighter at Station 25 to provide enhanced coverage in Finn Hill until the new station is built. Providing a fourth firefighter on a 24/7 basis actually requires the equivalent of 4.5 firefighters annually. Although that funding has been "one time" in nature

it is possible that as the economy improves the fourth firefighter could be converted to on-going funding in the 2017-2018 budget. When the new station is operational, Station 25 would not need the fourth firefighter since the new station would cover the Finn Hill gap. The higher call volumes at Station 27 show it would be much more effective to reallocate that resource to Station 27. This would potentially provide a four person crew at Station 27 when the new station opens which would significantly enhance the responsiveness of Station 27 even beyond what the maps in this memo demonstrate.

Next Steps

Draft maps similar to those in this memo were provided to the officers at the January meeting. Fire Administration and the City Manager have asked the Officers to review the maps, discuss them with the crews, and provide us with any additional data or information that would lead to different conclusions. If such information is presented, staff will return to the Council with that information to assure that Council and the public that all available data is being evaluated in an open and transparent manner and that the safety of the public will always be the guiding factor in decisions about station locations and staffing levels.

As the maps highlight, the final step in providing effective response times throughout the north end is the construction of a new Station 27 east of 405. The cost of such a station will likely require voter approval. Staff will be returning to the Council with next steps to develop a potential ballot measure to fund a relocated Station 27, coupled with renovations of the existing stations and potentially other elements of the Fire Strategic Plan. The potential ballot measure was contemplated during the budget process and will be discussed at the February Council retreat.

**CITY OF KIRKLAND**

City Attorney's Office
123 Fifth Avenue, Kirkland, WA 98033 425.587.3030
www.kirklandwa.gov

MEMORANDUM

To: Kurt Triplett, City Manager

From: Oskar Rey, Assistant City Attorney

Date: January 13, 2015

Subject: Public Safety Emergency Radio Network MOA Regarding Future Operations

RECOMMENDATION

That the City Council considers and adopts the enclosed Resolution authorizing the City Manager to sign, on behalf of the City, the Memorandum of Agreement ("MOA") Regarding Future Operation of the Puget Sound Emergency Radio Network ("PSERN").

BACKGROUND

The City Council adopted a resolution authorizing the City to enter into the PSERN Implementation Period Interlocal Cooperation Agreement ("PSERN Implementation ILA") at the November 18, 2014 City Council Meeting. The PSERN Implementation ILA is between the following parties: King County and the cities of Auburn, Bellevue, Federal Way, Issaquah, Kent, Kirkland, Mercer Island, Redmond, Renton, Seattle and Tukwila (the "Parties").

The PSERN Implementation ILA covers the planning, procurement, financing and implementation of the new PSERN system. Under the PSERN Implementation ILA, King County will be responsible for managing the project and overseeing the transition from the current system to the new system until "full system acceptance" of the PSERN system. Full system acceptance will occur when all users are using the new system and it has been fully installed and successfully tested.

Upon full system acceptance, operation of the PSERN will be transferred to a new entity created for that purpose. City staff previously indicated that it would bring a second interlocal agreement to Council regarding formation of a non-profit entity to operate and manage the PSERN system after full system acceptance. The consensus among the Parties is that the new entity should be a separate legal entity responsible for the entire system and not just portions of it. Under the current system there is already considerable overlap in coverage so that users often use facilities that are not part of their home jurisdiction. For example, an Eastside Public Safety Communications Agency ("EPSCA") user in Issaquah may communicate over facilities owned by one of the other three jurisdictions.

Counsel for the Parties agree that the PSERN entity should be a non-profit corporation established pursuant to the Interlocal Cooperation Act (RCW 39.34.030). However, the PSERN entity will not become responsible for operation and management of PSERN until full system acceptance, which is scheduled to occur several years from now. Accordingly, the consensus among counsel for the

Parties is that it is not desirable to enter into an interlocal agreement creating the PSERN entity ("Entity Interlocal") until the Parties are closer to full system acceptance.

Rather than forming the PSERN entity now, the Parties have negotiated the MOA by which the Parties will confirm their intention to enter into the Entity Interlocal agreement in the future. In addition, the MOA confirms essential characteristics of the PSERN entity:

- Under the Entity Interlocal, each of the current owners (King County, City of Seattle, EPSCA and Valleycom) will have one equally weighted vote on the Board of the new PSERN entity. In other words, EPSCA cities will select a single member to represent the Eastside, and that representative would be one of four members of the Board of the new PSERN entity. MOA Section 3(b).
- Agencies using the PSERN System shall pay the PSERN entity user fees as provided for in the Implementation Period ILA and based on the cost allocation model attached as Exhibit 4 to the PSERN Implementation ILA. MOA Section 3(c).

Under Section 4 of the MOA, the Parties will continue to work in good faith to negotiate and finalize the Entity Interlocal. A copy of the most recent draft of the Entity Interlocal is attached to the MOA as Exhibit 1. The draft Entity Interlocal is not finalized and will not be binding until it is signed by the Parties after authorization by the Parties' authorizing bodies. Except for the elements specified in Section 3 of the MOA, the draft Entity Interlocal is attached to the MOA for illustrative purposes only.

As negotiations proceed, it is likely that the Entity Interlocal will include additional terms regarding the incorporation and transfer of operations to the PSERN Entity, transfer of employees to the PSERN entity, insurance and liability requirements, and service levels for the PSERN System user agreements. The Parties intend to finalize the draft Entity Interlocal in a timeframe that will allow the Parties to approve it so that the PSERN Operator is fully functioning no later than full system acceptance.

RESOLUTION R-5099

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KIRKLAND AUTHORIZING THE CITY MANAGER TO EXECUTE A MEMORANDUM OF AGREEMENT REGARDING FUTURE OPERATION OF THE PUGET SOUND EMERGENCY RADIO NETWORK.

1 WHEREAS, the City currently receives its emergency radio
2 services through the Eastside Public Safety Communications Agency
3 ("EPSCA"), which was formed in 1992 through an interlocal agreement
4 between the cities of Bellevue, Redmond, Kirkland, Mercer Island, and
5 later Issaquah ("EPSCA Cities"); and
6

7 WHEREAS, the EPSCA Cities comprise a portion of the current
8 emergency radio network, known as the King County Emergency Radio
9 Communications System (KCERCS) along with King County, the City of
10 Seattle and the cities comprising Valley Communications Center
11 (collectively the "Parties"); and
12

13 WHEREAS, the Parties, under various interlocal agreements, are
14 responsible for the ownership, operations and maintenance of various
15 elements of KCERCS, a voice radio system that is nearly 20 years old
16 and is increasingly unsupported by the supplier of the system's
17 equipment, software and repairs; and
18

19 WHEREAS, the Parties have determined that it is in the public
20 interest that a new public safety radio system be implemented that will
21 provide public safety agencies and other user groups in the region with
22 improved coverage and capacity, and uniformly high-quality emergency
23 radio communications at a cost-effective price, known as the Puget
24 Sound Emergency Radio Network System ("PSERN System"); and
25

26 WHEREAS, at its November 18, 2014 Council Meeting, the City
27 Council authorized the City Manager to enter into an Interlocal
28 Agreement to establish the terms under which the Parties will undertake
29 the planning, financing, procurement, site acquisition and development,
30 equipment installation, and other activities necessary to implement the
31 PSERN System ("Agreement"); and
32

33 WHEREAS, the Parties now seek to enter into a Memorandum of
34 Agreement Regarding Future Operation of the Puget Sound Emergency
35 Radio Network ("MOA") under which the Parties agree, in the future, to
36 form a non-profit corporation pursuant to RCW 39.34.030 ("PSERN
37 Entity"), to be responsible for the ownership, operations, maintenance,
38 and on-going upgrading or replacing of the PSERN System during its
39 anticipated useful life; and

40 WHEREAS, the Parties further agree that the MOA should set
 41 forth the agreement of the Parties on certain important characteristics
 42 of the PSERN Operator, such as governance, voting rights and payment
 43 of user fees; and

44
 45 WHEREAS, the Kirkland City Council finds that it is in the public
 46 interest to enter into the MOA;

47
 48 NOW, THEREFORE, be it resolved by the City Council of the City
 49 of Kirkland as follows:

50
 51 Section 1. The City Manager is authorized and directed to
 52 execute on behalf of the City of Kirkland a Memorandum of Agreement
 53 substantially similar to that attached as Exhibit "A", which is entitled
 54 "Memorandum of Agreement Regarding Future Operation of the Puget
 55 Sound Emergency Radio Network."

56
 57 Passed by majority vote of the Kirkland City Council in open
 58 meeting this ____ day of _____, 2015.

59
 60 Signed in authentication thereof this ____ day of _____,
 61 2015.

 MAYOR

Attest:

 City Clerk

Memorandum of Agreement Regarding Future Operation of The Puget Sound Emergency Radio Network

This Memorandum of Agreement Regarding Future Operation of Puget Sound Emergency Radio Network (“MOA”) is entered into by and among King County and the cities of Auburn, Bellevue, Federal Way, Issaquah, Kent, Kirkland, Mercer Island, Redmond, Renton, Seattle, and Tukwila, each a political subdivision or municipal corporation of the State of Washington (individually, a "Party") and, (collectively, the "Parties").

Recitals

The Parties determined that it is in the public interest that a new public safety radio system be implemented that will provide public safety agencies and other user groups in the region with improved coverage and capacity, and uniformly high-quality emergency radio communications. This new system is referred to herein as the “Puget Sound Emergency Radio Network System” or “PSERN System.”

The Parties are entering into a separate agreement titled the Puget Sound Emergency Radio Network Implementation Period Interlocal Cooperation Agreement (“Implementation Period ILA”) that designates King County to act as the lead agency for planning, procurement, financing and implementation of the PSERN System with the oversight of a joint board established by the Parties.

The Parties also wish to create a new non-profit corporation to assume the ownership and control of the PSERN System at completion of the activities under the Implementation Period ILA, and thereafter throughout the useful life of the PSERN System.

The Parties mutually desire to commit to the formation of the non-profit corporation, its governance structure, and other material terms regarding the future operation of the PSERN System while allowing the flexibility to work in good faith toward a more complete agreement for the incorporation of the non-profit and the future operation of the PSERN System.

NOW, THEREFORE, in consideration of the mutual promises, benefits and covenants contained herein and other valuable consideration, the sufficiency of which is hereby acknowledged, the Parties agree to the above Recitals and as follows:

1. Effective Date and Term

This MOA shall be effective on the date it is last signed by an authorized representative of each the Parties, and shall remain in effect until the earlier of the following events: (i) the Implementation Period ILA is terminated or (ii) this MOA is superseded by the interlocal agreement described in Sections 3 and 4.

2. Incorporation of PSERN Operator

The Parties hereby agree to create a non-profit corporation, as authorized under RCW 39.34.030, to be incorporated in Washington State for the purpose of owning, operating, maintaining, managing and providing ongoing upgrading and replacement of the PSERN System throughout its useful life. The future non-profit corporation to be created by the Parties is referred to herein as the “PSERN Operator”.

3. Interlocal Agreement; Material Terms

The Parties agree to work in good faith and use best efforts to negotiate and enter into a future interlocal agreement that will establish the terms and conditions applicable to the future operation of PSERN and the incorporation of the PSERN Operator. The Parties commit and agree that the following terms and conditions are material to the future interlocal agreement and shall be included:

- a. The affairs of the PSERN Operator shall be governed by a board of directors (the “Board”) that shall act on behalf of all Parties and as may be in the best interests of the PSERN System.
- b. The governance and voting structure of the Board shall be as provided under Sections 4.1 through 4.3 of the Draft Puget Sound Emergency Radio Network Operator Interlocal Cooperation Agreement (“Draft Operations Period ILA”) attached as Exhibit 1 and made a part of this MOA.
- c. Agencies using the PSERN System shall pay the PSERN Operator user fees as provided for in the Implementation Period ILA and based on the cost allocation model attached as Exhibit 4 to the Implementation Period ILA.

4. Additional Terms and Conditions of Interlocal Agreement

In addition to the material terms and conditions in Section 3 above, the Parties shall continue to work in good faith to supplement, negotiate, amend and finalize the Draft Operations Period ILA, resulting in a final Operations Period ILA, which shall to include additional mutually agreed upon terms regarding the incorporation and transfer of operations to the PSERN Operator, which are anticipated to include terms regarding transfer of employees to PSERN, insurance and liability requirements, and service levels for the PSERN System user agreements.

With the exception of the material terms and conditions in Section 3 above, the Draft Operations Period ILA attached as Exhibit 1 is not intended to be legally binding but is attached for illustrative purposes only. The Parties commit to working to finalize the Draft Operations Period ILA in a timeframe that will allow it to be presented to the Parties' respective authorizing bodies for approval in a time and manner that will enable the PSERN Operator to be fully functioning no later than full system acceptance as defined under the Implementation ILA.

IN WITNESS WHEREOF, authorized representatives of the Parties have signed their names in the spaces provided below.

KING COUNTY

CITY OF AUBURN

Name _____

Name _____

Title _____

Title _____

Date _____

Date _____

Attest:

City Clerk _____

Approved as to Form:

Approved as to Form:

Deputy Prosecuting Attorney

City Attorney

CITY OF BELLEVUE

CITY OF FEDERAL WAY

Name _____

Name _____

Title _____

Title _____

Date _____

Date _____

Attest:

Attest:

City Clerk _____

City Clerk _____

Approved as to Form:

City Attorney

CITY OF ISSAQUAH

Name _____

Title _____

Date _____

Attest:

City Clerk _____

Approved as to Form:

City Attorney

CITY OF KIRKLAND

Name _____

Title _____

Date _____

Attest:

City Clerk _____

Approved as to Form:

City Attorney

Approved as to Form:

City Attorney

CITY OF KENT

Name _____

Title _____

Date _____

Attest:

City Clerk _____

Approved as to Form:

City Attorney

CITY OF MERCER ISLAND

Name _____

Title _____

Date _____

Attest:

City Clerk _____

Approved as to Form:

City Attorney

CITY OF REDMOND

Name _____

Title _____

Date _____

Attest:

City Clerk _____

Approved as to Form:

City Attorney

CITY OF SEATTLE

Name _____

Title _____

Date _____

CITY OF RENTON

Name _____

Title _____

Date _____

Attest:

City Clerk _____

Approved as to Form:

City Attorney

CITY OF TUKWILA

Name _____

Title _____

Date _____

Attest:

City Clerk _____

Approved as to Form:

City Attorney

**Exhibit 1 to Memorandum of Agreement Regarding Future Operation of the
Puget Sound Emergency Radio Network**

**DRAFT PUGET SOUND EMERGENCY RADIO NETWORK OPERATOR
INTERLOCAL COOPERATION AGREEMENT**

This Interlocal Cooperation Agreement (ILA) is entered into pursuant to the Interlocal Cooperation Act (Chapter 39.34 RCW) by and among King County and the cities of Auburn, Bellevue, Federal Way, Issaquah, Kent, Kirkland, Mercer Island, Redmond, Renton, Seattle, and Tukwila, each a political subdivision or municipal corporation of the State of Washington (individually, a "Party") and, (collectively, the "Parties").

RECITALS

A. The Parties, under various interlocal agreements, have been responsible for the ownership, operation and maintenance of various elements in the current King County Emergency Radio Communications System (KCERCS), a voice radio system that is nearly twenty years old and is increasingly unsupported by the supplier of the system's equipment, software and related repairs.

B. The Parties determined that it is in the public interest that a new public safety radio system be implemented that will provide public safety agencies and other user groups in the region with improved coverage and capacity, and uniformly high-quality emergency radio communications. Said new system is referred to herein as the "Puget Sound Emergency Radio Network System" or "PSERN System."

C. The costs of implementing the PSERN System will be financed by a voter approved funding measure.

D. The Parties have negotiated a separate agreement ("Implementation Period ILA") that designates King County to act as the lead agency for planning, procurement, financing and implementation of the PSERN System with the oversight of a Joint Board established pursuant to the Implementation Period ILA.

E. The Parties will create a new non-profit entity, formed under Chapter 24.06 RCW, to assume the ownership and control of the PSERN System following Full System Acceptance. This new entity, also referred to in the Implementation Period ILA and herein as the "PSERN Operator", is to be responsible for the ownership, operations, maintenance, management and on-going upgrading/replacing of the PSERN System during its useful life.

F. The purpose of this Agreement is to establish the terms under which the Parties will form the new non-profit entity and undertake the ownership, operations, maintenance, management and on-going upgrading/replacing of the PSERN System.

NOW, THEREFORE, in consideration of the mutual promises, benefits and covenants contained herein and other valuable consideration, the sufficiency of which is hereby acknowledged, the Parties agree to the above Recitals and the following:

1.0 RULES OF CONSTRUCTION AND DEFINITIONS

1.1 Rules of Construction

1.1.1 Unless the context requires otherwise, the singular form of a word shall also mean and include the plural (and vice versa), and the masculine gender shall also mean and include the feminine and neutral gender (and vice versa).

1.1.2 References to statutes or regulations include all current and future statutory or regulatory provisions consolidating, amending or replacing the statute or regulation referred to.

1.1.3 References to sections, exhibits, attachments or appendices to this Agreement and references to articles or sections followed by a number shall be deemed to include all subarticles, subsections, subclauses, subparagraphs and other divisions bearing the same number as a prefix.

1.1.4 The words "including," "includes" and "include" shall be deemed to be followed by the words "without limitation".

1.1.5 The words "shall" or "will" shall be deemed to require mandatory action.

1.1.6 Words such as "herein," "hereof" and "hereunder" are not limited to the specific provision within which such words appear but shall refer to the entire Agreement taken as a whole.

1.1.7 Words such as "person" or "party" shall be deemed to include individuals, political subdivisions, governmental agencies, associations, firms, companies, corporations, partnerships, and joint ventures.

1.1.8 References to "days" shall mean calendar days unless expressly stated to be "Business Days." If the due date for a task, payment, or any other requirement falls on a Saturday, Sunday or holiday observed by the County, the due date shall be deemed to be the next Business Day.

1.1.9 Words not otherwise defined that have well-known technical industry meanings are used in accordance with such recognized meanings.

1.1.10 The headings and captions inserted into this Agreement are for convenience of reference only and in no way define, limit, or otherwise describe the scope or intent of this Agreement, or any provision hereof, or in any way affect the interpretation of this Agreement.

1.1.11 This Agreement was negotiated and prepared by the Parties and their respective attorneys. The Parties acknowledge and agree that the rule of construction that an ambiguous contract should be construed against the drafter shall not be applied in any construction or interpretation of this Agreement.

1.2 Definitions

Words and terms shall be given their ordinary and usual meanings except that the following terms are defined for this Agreement as follows:

"Board of Directors" or "Board" means the board formed by the Parties to govern the PSERN Operator.

"AGREEMENT " means this Interlocal Cooperation Agreement.

"BUDGET" means the budget approved by the Board of Directors to pay for the anticipated costs of operating and maintaining the PSERN System.

"CONSOLIDATED SERVICE AREA" means those geographic areas of King County, Pierce County and Snohomish County, Washington, previously served by the emergency radio networks of King County, the City of Seattle, the Eastside Public Safety Communications Agency (EPSCA) and the Valley Communications Agency (ValleyCom), and which areas are to be prospectively served by the PSERN System. The Consolidated Service Area shall also include those other geographic areas that are added to the area served by the PSERN System as expanded in accordance with action of the Board of Directors.

"COUNTY " means King County, Washington.

"EXECUTIVE DIRECTOR " means the individual selected by the Board of Directors to administer the PSERN Operator on a daily basis.

"FULL SYSTEM ACCEPTANCE" or "FSA" means the determination issued to the PSERN System Contractor upon satisfactorily completing the final system development phase milestone pursuant to Contract No. _____.

"KCERS" means the King County Emergency Radio Communication System.

"OPERATIONS PERIOD" means the period that commences with the first full month after FSA and continuing through the life of the PSERN System.

"PUGET SOUND EMERGENCY RADIO NETWORK OPERATOR " or "PSERN Operator" means the non-profit corporation created pursuant to this Agreement and the Implementation Period ILA to be incorporated in Washington State for the purpose of owning, operating, maintaining, managing and ongoing upgrading/replacing of the PSERN System during the Operations Period.

"PUGET SOUND EMERGENCY RADIO NETWORK SYSTEM" or "PSERN System" means the land mobile radio system constructed under the Implementation Period ILA. It also means all equipment, software, and other work deployed to provide public safety communication service(s) or an addition to an existing infrastructure to provide new or additional public safety communication service(s). "System" means an infrastructure that is deployed to provide public safety communication service(s) or an addition to an existing infrastructure to provide new or additional public safety communication service(s).

"SERVICE RATE" means the rate or rates charged to User Agencies in accordance with the Rate Model appended hereto, or as it may be amended by action of the Board of Directors.

"SERVICES" means voice, data, video, or other services communication provided to User Agencies.

"USER AGENCY " means an entity that is authorized under a User Agency Agreement to use the PSERN System.

"USER AGENCY AGREEMENT" means an agreement executed between the County or the PSERN Operator, as appropriate, and a User Agency establishing the terms under which a User Agency is allowed to access and use the PSERN System.

2.0 DURATION OF AGREEMENT

2.1 Effective Date and Conditions

Except as provided herein, this Agreement shall be in effect on the date it is last signed by an authorized representative of each the Parties, and shall remain in effect until terminated as provided in Section 7. However, Sections 4, 5, and 6 of this Agreement shall not be effective until the date the articles of incorporation for the PSERN Operator are filed with the Washington Secretary of State pursuant to Chapter 24.06 RCW.

3.0 PURPOSE OF THE AGREEMENT

Following completion of the Implementation Period ILA and Full System Acceptance, the purpose of this Agreement is to provide communication services to public safety users and any other agencies permitted to be licensed in the 800 MHz Public Safety Radio Spectrum pursuant to 47 C.F.R. Part 90 that are within the boundaries of the Consolidated Service Area. To effectuate this purpose, the Parties authorize establishment of a non-profit entity pursuant to Chapter 24.06 RCW, which entity shall be known as the PSERN Operator, initially consisting of King County, and the cities of Auburn, Bellevue, Federal Way, Issaquah, Kent, Kirkland, Mercer Island, Redmond, Renton, Seattle and Tukwila.

4.0 BOARD OF DIRECTORS

4.1 Creation of Board of Directors

The affairs of the PSERN Operator shall be governed by a Board of Directors that is hereby created pursuant to RCW 39.34.030(4) that shall act on behalf of all Parties and as may be in the best interests of PSERN. The Board of Directors is not a separate legal or administrative entity within the meaning of RCW 39.34.030(3).

4.2 Composition of the Board of Directors

4.2.1 The Board of Directors shall be composed of four voting members: one member from King County, one member from the City of Seattle, one member representing the cities of Bellevue, Issaquah, Kirkland, Mercer Island and Redmond, and one member representing the cities of Auburn, Federal Way, Kent, Renton and Tukwila. Each such member shall be the Chief Executive Officer of the political subdivision or municipal corporation from which the representative comes, or his/her designee. The Board of Directors Chair shall be elected from among its members. The Board of Directors shall also elect a Vice Chair from among its members to serve in the absence of the Chair. Each of the Parties shall provide written notice of their initial Board of Directors member to the Chair of the Joint Board established under the Implementation Period ILA. Thereafter, notice of a change to a Party's Board of Directors member shall be effective upon delivery of written notice by the Party to the Chair of the Board of Directors.

4.2.2 The Board of Directors shall also include two nonvoting members to comment and participate in discussion but who are not entitled to vote on any matter. One nonvoting member shall be appointed by the King County Police Chiefs Association and one member selected jointly by the King County Fire Commissioners Association and the King County Fire Chiefs Association.

4.3 Quorum and Meeting Procedures

4.3.1 A quorum for a meeting of the Board of Directors shall be all of the Board members who have voting authority. Action by the Board of Directors shall require the affirmative vote of all four Board members, subject to Section 4.3.9.

4.3.2 Any Board of Directors member who has voting authority may request that a vote on a measure be deferred until the next meeting. The measure shall then be deferred for one meeting unless the other three members find either that there is an emergency requiring that the vote be taken at the originally scheduled meeting or that a delay would likely result in harm to the public, Users, or the PSERN Operator. A vote on the same measure shall not be deferred a second time without the concurrence of the majority of the Board of Directors.

4.3.3 The Board of Directors shall establish by-laws and procedures for its operations and meetings including the establishing of a regular meeting schedule and location and providing for the scheduling of special and emergency meetings.

4.3.4 The Board of Directors shall take actions by vote and each voting Board member shall be entitled to one vote. All votes shall have equal weight in the decision-making process.

4.3.5 Board members must be present at a meeting to vote and may not vote by proxy, provided that if approved by the Board, a member may participate in Board meetings and may vote on Board issues via telephone or other electronic voice communication.

4.3.6 Monthly meetings of the Board of Directors shall be scheduled provided that there shall be a minimum of two (2) meetings held each year. Other meetings may be held upon request of the Chair or any two members.

4.3.7 The Board of Directors shall comply with applicable requirements of the Washington State Open Public Meetings Act (Chapter 42.30 RCW).

4.3.8 A designee attending Board of Directors meetings on behalf of a regular member of the Board shall be entitled to exercise all rights of the member to participate in such meetings, including participating in discussion, making motions, and voting on matters coming before the Board.

4.3.9 The Board of Directors may take action by three votes when each of the following conditions is met: (1) a matter has been identified for action in the notice or proposed agenda for at least two meetings in a row, and (2) both meetings were regularly scheduled meetings in accordance with the by-laws and RCW 42.30, and (3) the same voting member failed to attend both meetings, failed to send a designee, and failed to provide written notice in advance of unavailability.

4.4 Board of Directors Actions

4.4.1 The Board of Directors shall oversee the operation and maintenance of the PSERN Operator. In furtherance of that oversight, the Parties confer upon the Board of Directors the authority to:

- a. Amend this Agreement, subject to Section 11.10;
- b. Establish committees and advisory groups to perform activities related to the PSERN System;
- c. Adopt and amend budgets and approve expenditures.
- d. Adopt and amend policies and bylaws for the administration and regulation of the PSERN Operator;
- e. Approve contracts within the parameters of the established purchasing and contracting policies;
- f. Direct and supervise the activities of the Operating Board and the Executive Director;
- g. Hire, set the compensation for, and terminate the employment of the Executive Director. The Board shall evaluate the Executive Director's performance and give the Executive Director a written evaluation of his or her performance at least annually;
- h. Establish a fund or special fund or funds as authorized by RCW 39.34.030;
- i. Establish Services Rates and terms of use for User Agencies;
- j. Conduct regular and special meetings;
- k. Approve PSERN operation and maintenance standards;
- l. Determine the services the PSERN Operator shall offer and the terms under which they will be offered;
- m. Approve agreements with third parties;
- n. Incur debt in the name of the PSERN Operator to make purchases or contracts for services to implement the purposes of this Agreement;
- o. Purchase, take, receive, lease, take by gift, or otherwise acquire, own, hold, improve, use and otherwise deal in and with real or personal property, or any interest therein, in the name of the PSERN Operator;

- p. Sell, convey, mortgage, pledge, lease, exchange, transfer, and otherwise dispose of all of its property and assets;
- q. Sue and be sued, complain and defend, in all court of competent jurisdiction;
- r. Hold licenses for radio frequencies;
- s. Recommend action to the legislative bodies of the Parties and User Agencies;
- t. Delegate the Board of Directors' authority under this Agreement subject to such limitations and conditions as the Board of Directors may establish.
- u. Enter into agreements with other agencies to accomplish tasks for the PSERN Operator such as agreements regarding procurement, employee benefits, and property leasing;
- v. Exercise any powers necessary to further the goals and purposes of this Agreement that are consistent with the powers of the Parties; and
- w. Add parties to this Agreement and concurrently amend the membership and voting structure of the Board of Directors.

5.0 OPERATING BOARD

Creation of Operating Board

An Operating Board of radio users will be created by the Board of Directors for the purposes of providing advice and other duties as deemed appropriate by the Board of Directors.

6.0 EXECUTIVE DIRECTOR

The Executive Director shall report to the Board of Directors and shall advise it from time to time on matters related to the operation and functions of the PSERN System and the PSERN Operator, including proposed budgets, financial and liability issues, and other appropriate matters related to the PSERN System and the PSERN Operator. The Director may also request assistance from the Operating Board to address tasks calling for technical and user-related expertise.

6.1 Executive Director Duties

6.1.1 The Executive Director shall:

- a. Schedule and manage the PSERN Operator's day-to-day activities in consistent with the policies, procedures, and standards adopted by the Board of Directors;
- b. Hire, evaluate at least annually, and terminate staff in compliance with the PSERN Operator's budget;
- c. Propose and administer Annual Budgets including its contingency;
- d. Approve expenditures and sign contracts in amounts up to \$100,000 that are included in the budget without additional approval of the Board of Directors;
- e. Track the performance of PSERN systems and services;
- f. Provide support to the Board of Directors;
- g. Recommend policies, procedures, and standards, including changes to these policies, procedures, and standards;
- h. Provide written monthly reports to the Board of Directors describing the PSERN Operator's budget status, system performance against targets, partial or full system outages, purchases equal to or greater than \$10,000, and usage statistics;
- i. Maintain and manage records in accordance with the state Public Records Act (Ch. 42.56 RCW) and other applicable state and federal laws and regulations; and
- j. Perform other duties as assigned.

6.2 Qualifications and Status of the Executive Director

The Executive Director shall have experience in the technical, financial and administrative fields of public safety radio and his or her appointment shall be on the basis of merit only. The Executive Director is an "at will" position that may not be modified by any PSERN Agency policy, rule, or regulation regarding discipline or termination of PSERN Agency employees, and accordingly, the Executive Director may be terminated from his or her position upon majority vote of the Board of Directors.

7.0 WITHDRAWAL AND REMOVAL

7.1 Withdrawal of a Party.

7.1.1 In the event that a Party desires to withdraw from this Agreement, it shall give written notice to the Board before January 1st of the year prior to the year the withdrawal will be effective. The Party's withdrawal shall become effective on the last day of the year following delivery and service of appropriate notice to all other Parties.

7.1.2 A Party that withdraws shall remain responsible for any obligations that arose prior to the effective date of the withdrawal and for any that are specified under Section _____ as surviving a withdrawal. A withdrawing Party shall be solely liable for any actual costs to the other Parties arising out of or resulting from the withdrawal. Any such costs or other amounts owed under this Agreement by a withdrawing Party shall be paid prior to the effective date of the withdrawal or, if such amounts are not then established, then within thirty (30) days after the amount is established.

7.1.3 If Party withdraws from this Agreement, the withdrawing Party will forfeit any and all rights it may have to PSERN System real or personal property, or any rights to participate in the PSERN Operator, unless otherwise provided by the Board of Directors.

7.2 Removal of a Party.

The Board of Directors may, for cause, remove a Party from this Agreement and terminate the Party's rights to participate in PSERN. Cause may include, but is not limited to, failure to act in good faith in participating in the Board of Directors and willful, arbitrary failure to approve and appropriate funds necessary to pay the Party's share of the costs under this Agreement.

8.0 DISSOLUTION AND TERMINATION

Three (3) or more Parties may, at any one time, by written notice provided to all Parties, call for a complete dissolution of the PSERN Operator and termination of this Agreement. Upon an affirmative majority vote by the Board of Directors and an affirmative majority vote of the legislative bodies of each of the Parties for such dissolution and termination, the Board of Directors shall establish a task force to determine how the PSERN System assets, liabilities and properties will be divided upon dissolution. Final approval of the disposition of the PSERN System assets shall require an affirmative majority vote by the Board of Directors. Upon an affirmative majority vote by the Board of Directors and upon an affirmative majority vote of the legislative bodies of each of the Parties, the PSERN Operator shall be directed to wind up business, and a date will be set for final termination, which shall be at least one (1) year from the date of the vote to dissolve and terminate this Agreement. Upon the final termination date, this Agreement shall be fully terminated.

9.0 LEGAL RELATIONS

9.1 Employees and No Third Party Beneficiaries

9.1.1 Nothing in this Agreement shall make any employee of one Party an employee of another party for any purpose, including, but not limited to, for withholding of taxes, payment of benefits, worker's compensation pursuant to Title 51 RCW, or any other rights or privileges accorded by virtue of their employment. No Party assumes any responsibility for the payment of any compensation, fees, wages, benefits or taxes to or on behalf of any other Party's employees. No employees or agents of one Party shall be deemed, or represent themselves to be, employees of another Party.

9.1.2 It is understood and agreed that this Agreement is solely for the benefit of the Parties and gives no right to any other person or entity.

9.2 Indemnification.

Each Party to this Agreement shall protect, defend, indemnify, and save harmless the other Parties and their respective officials and employees, from any and all Claims, arising out of, or in any way resulting from, the indemnifying Party's negligent acts or omissions arising out of this Agreement. No Party will be required to indemnify, defend, or save harmless the other Party if the claim, suit, or action for injuries, death, or damages is caused by the sole negligence of another Party. Where such claims, suits, or actions result from concurrent negligence of two or more Parties, the indemnity provisions provided herein shall be valid and enforceable only to the extent of each Party's own negligence. Each of the Parties agrees that its obligations under this subparagraph extend to any claim, demand, and/or cause of action brought by, or on behalf of, any of its employees or agents. For this purpose, each of the Parties, by mutual negotiation, hereby waives, with respect to each of the other Parties only, any immunity that would otherwise be available against such claims under the Industrial Insurance provisions of Title 51 RCW. Any loss or liability resulting from the negligent acts, errors, or omissions of the Board of Directors, Operating Board, Executive Director and/or staff, while acting within the scope of their authority under this Agreement, shall be borne by the PSERN Operator exclusively. The provisions of this Section shall survive the termination, expiration or withdrawal from of this Agreement.

10.0 PUBLIC RECORDS

10.1 Records Keeping Responsibilities.

10.1.1 The Executive Director shall keep records related to the PSERN System and PSERN Operator as required by state law and in accordance with the policies, procedures and retention schedules as may be established by the Administrative Board.

10.1.2 Each Party shall keep records related to the PSERN System and PSERN Operator as required by state law and in accordance with such the policies,

procedures and retention schedules as may be established by the Party, and each Party shall be responsible for responding to public disclosure requests addressed to it in accordance with the Washington Public Records Act, Chapter 42.56 RCW, and such procedures as may be established by the Party.

10.1.3 The Executive Director shall be responsible for responding to public disclosure requests addressed to the PSERN Operator in accordance with the Washington Public Records Act, Chapter 42.56 RCW, and such procedures as may be established by the Administration Board.

10.1.4 If a Party or the PSERN Operator or the Executive Director receives a public records request for records related to the PSERN System or the PSERN Operator, the recipient of that request shall promptly notify the other parties to this Agreement, Chair of the Administration Board and the Executive Director.

10.1.5 Absent agreement by the Parties or other arrangements, the recipient of that request shall remain responsible for responding to the requester. In the event a request for records is addressed to the PSERN Operator, the Executive Director or the Board of Directors but specifies records of a single Party, such Party shall assume responsibility for responding to the request. In the event a request for records is addressed to the Board of Directors but does not specify records of a single Party, PSERN shall assume responsibility for coordinating the Parties' response to the request.

11.0 GENERAL

11.1 Filing of Agreement

Pursuant to RCW 39.34.040, prior to its entry into force, this Agreement shall be filed with the King County Recorder's Office or, alternatively, listed by subject on a Party's web site or other electronically retrievable public source.

11.2 Time of the Essence

The Parties recognize that time is of the essence in the performance of the provisions of this Agreement.

11.3 Specific Performance

In the event a Party fails to perform an obligation under this Agreement, the other Parties or any one of them shall have the right to bring an action for specific performance, damages and any other remedies available under this Agreement, at law or in equity.

11.4 No Waiver

No term or provision of this Agreement shall be deemed waived and no breach excused unless such waiver or consent shall be in writing and signed by the Party or Parties claimed to have waived or consented. Waiver of any default of this Agreement shall not be deemed a waiver of any subsequent default. Waiver of breach of any provision of this Agreement shall not be deemed to be a waiver of any other or subsequent breach. Waiver of such default and waiver of such breach shall not be construed to be a modification of the terms of this Agreement unless stated to be such through written approval of all Parties.

11.5 Parties Not Relieved of Statutory Obligation

Pursuant to RCW 39.34.030(5), this Agreement shall not relieve any Party of any obligation or responsibility imposed upon it by law except that to the extent of actual and timely performance thereof by the Board of Directors, the performance may be offered in satisfaction of the obligation or responsibility.

11.6 Nondiscrimination

The Parties shall comply with the nondiscrimination requirements of applicable federal, state and local statutes and regulations.

11.7 No Assignment

No Party shall transfer or assign a portion or all of its responsibilities or rights under this Agreement, except with the prior authorization of the Administration Board.

11.8 Dispute Resolution

If one or more Parties believe another Party has failed to comply with the terms of this Agreement, the affected Parties shall attempt to resolve the matter informally. If the Parties are unable to resolve the matter informally, any Party may submit the matter to mediation. In any event, if the matter is not resolved, then any Party shall be entitled to pursue any legal remedy available.

11.9 Entire Agreement

The Parties agree that this Agreement, including any attached exhibits, constitutes a single, integrated, written contract expressing the entire understanding and agreement between the Parties. No other agreement, written or oral, expressed or implied, exists between the Parties with respect to the subject matter of this Agreement, and the Parties declare and represent that no promise, inducement, or other agreement not expressly contained in this Agreement has been made conferring any benefit upon them.

11.10 Amendment Only In Writing

This Agreement may be amended by an affirmative majority vote the Board of Directors and unanimity of the Parties.

11.11 Notices

11.11.1 Any notice under this Agreement shall be in writing and shall be addressed to the Parties' as listed below. Any notice may be given by certified mail, overnight delivery, or personal delivery. Notice is deemed given when delivered. Email, acknowledgement requested, may be used for notice that does not allege a breach or dispute under this Agreement. Email notice is deemed given when the recipient acknowledges receipt.

11.11.2 The names and contact information set forth in this Agreement shall apply until amended in writing by a Party providing new contact information to each other Party and the date the amendment is effective.

11.12 Conflicts

In the event that any conflict exists between this Agreement and any exhibits hereto, the Agreement shall control.

11.13 Choice of Law; Venue

This Agreement and any rights, remedies, and/or obligations provided for in this Agreement shall be governed, construed, and enforced in accordance with the substantive and procedural laws of the State of Washington. The Parties agree that the Superior Court of King County, Washington shall have exclusive jurisdiction and venue over any legal action arising under this Agreement.

11.14 Severability

The provisions of this Agreement are severable. If any portion, provision, or part of this Agreement is held, determined, or adjudicated by a court of competent jurisdiction to be invalid, unenforceable, or void for any reason whatsoever, each such portion, provision, or part shall be severed from the remaining portions, provisions, or parts of this Agreement and the remaining provisions shall remain in full force and effect.

11.15 Survival Provisions

The following provisions shall survive and remain applicable to each of the Parties notwithstanding any termination or expiration of this Agreement and notwithstanding a Party's withdrawal or removal from this Agreement.

Section 8	Legal Relations
Section 10	Public Records

Section 11.13 Choice of Law; Venue

11.16 Counterparts

This Agreement shall be executed in counterparts, any one of which shall be deemed to be an original, and all of which together shall constitute one and the same instrument.

11.17 Execution and Effective Date.

This Agreement shall be executed on behalf of each Party by its duly authorized representative, pursuant to an appropriate motion, resolution, or ordinance of such Party.

IN WITNESS WHEREOF, authorized representatives of the Parties have signed their names and indicated the date of signing in the spaces provided below.

KING COUNTY

CITY OF AUBURN

Name _____
Title _____
Date _____

Name _____
Title _____
Date _____

Attest:

City Clerk

Approved as to Form:

Approved as to Form:

Deputy Prosecuting Attorney

City Attorney

CITY OF BELLEVUE

CITY OF FEDERAL WAY

Name _____
Title _____
Date _____

Name _____
Title _____
Date _____

Attest:

City Clerk _____

Approved as to Form:

City Attorney

CITY OF ISSAQUAH

Name _____

Title _____

Date _____

Attest:

City Clerk _____

Approved as to Form:

City Attorney

CITY OF KIRKLAND

Name _____

Title _____

Date _____

Attest:

City Clerk _____

Approved as to Form:

City Attorney

CITY OF KENT

Name _____

Title _____

Date _____

Attest:

City Clerk _____

Approved as to Form:

City Attorney

CITY OF MERCER ISLAND

Name _____

Title _____

Date _____

Attest:

Attest:

City Clerk _____

City Clerk _____

Approved as to Form:

Approved as to Form:

City Attorney

City Attorney

CITY OF REDMOND

CITY OF RENTON

Name _____

Name _____

Title _____

Title _____

Date _____

Date _____

Attest:

Attest:

City Clerk _____

City Clerk _____

Approved as to Form:

Approved as to Form:

City Attorney

City Attorney

CITY OF SEATTLE

CITY OF TUKWILA

Name _____

Name _____

Title _____

Title _____

Date _____

Date _____

Attest:

Attest:

City Clerk _____

City Clerk _____

Approved as to Form:

Approved as to Form:

City Attorney

City Attorney

DRAFT



CITY OF KIRKLAND
City Manager's Office
123 Fifth Avenue, Kirkland, WA 98033 425.587.3001
www.kirklandwa.gov

MEMORANDUM

To: Kurt Triplett, City Manager
From: Lorrie McKay, Intergovernmental Relations Manager
Date: January 9, 2015
Subject: 2015 LEGISLATIVE UPDATE #1

RECOMMENDATION:

Council should receive its first update on the 2015 legislative session.

BACKGROUND DISCUSSION:

At its October 21st meeting, Council adopted the cities State Legislative Priorities for the 2015 legislative session (Attachment A). The 2015 legislative session is a long, 105-day session that begins on Monday, January 12 and ends on Sunday, April 26. The cutoff calendar for the 2015 regular session was not available at the writing of this memo. The legislature's adopted cutoff calendar for 2015 will be provide to Council once it is available.

With the session opening on January 12 and with this update on the City's legislative interests being written January 9, there is no update on the session. Staff will provide an oral update on legislative activities at Council's regular meeting on January 20.

COUNCIL LEGISLATIVE COMMITTEE:

The Council's Legislative Committee hosted its annual legislative breakfasts, beginning October 23 which provide an opportunity to thank delegation members for their service and support of Kirkland's past priorities and to discuss the City's legislative priorities well before the start of the session.

Once the session opens, the Council's Legislative Committee (Mayor Walen, Councilmember Asher and Councilmember Marchione) meets weekly on Friday's at 3:30pm throughout the session. In addition to the legislative breakfasts, the Council's Legislative Committee met on December 29 and January 9 to discuss the status of the city's 2015 legislative priorities.

Kirkland's Legislative Review Process - During Session

Proposed legislative bills are introduced daily in either the Senate, or the House, or both through the first cut-off anticipated in mid-March. The City's legislative lobbyist flags and forwards relevant bills to intergovernmental staff for review with department(s) and subject-matter experts in an effort to determine potential impacts to the City. This process also includes staff making an initial recommendation on City's position (Support/Oppose/Neutral) on a given bill. Intergovernmental staff then bring bills, reports and recommendations to the Council's Legislative Committee for consideration, discussion and validation of staff recommendations. The Legislative Committee's decisions are guided by the legislative agenda's general principles,

as well as the City Council's Goals. Intergovernmental staff then communicate the City's position on bills to out legislative lobbyist, Council Members and Department Directors.

Throughout the session, a bill tracker on positions that the City has taken will be attached to this memorandum. Matrices, updated on Fridays, of Kirkland's legislative priorities and the bill tracker will be emailed to Council in advance of regular council meetings.

If, during the session, a proposed bill (of concern to the City) is determined to be beyond the scope of the legislative agenda's general principles or not in sync with the Council Goals, then the Legislative Committee will bring the bill before the full Council for consideration and discussion at its next regular council meeting.

Week 1 (1/12 – 1/19)

The primary focus in week 1

1. Transportation revenue (statewide and local options)
2. I-405 / NE 132nd St Ramps project
3. Marijuana related legislation
4. City's subject-matter expert review of bills dropped

CITY'S STATE LEGISLATIVE DELEGATION:

Three legislative districts (LD) – 45th, 48th and 1st – have significant portions within the City of Kirkland. All seats, but the Senate seat in the 1st, had contested elections this past November. Final results for the general election were certified November 25, 2014. The City is represented in Olympia by the following:

- Senator Rosemary McAuliffe and Representatives Luis Moscoso and Derek Stanford of the 1st LD.
- Senator Andy Hill and Representatives Larry Springer and Roger Goodman of the 45th LD.
- Senator Cyrus Habib and Representatives Ross Hunter and Joan McBride of the 48th LD.

Attachments: A. City's adopted 2015 Legislative Priorities



CITY OF KIRKLAND 2015 LEGISLATIVE AGENDA

General Principles

Kirkland supports legislation to promote the City Council's goals and protect the City's ability to provide basic municipal services to its citizens.

- Protect shared state revenue sources available to the City, including the State Annexation Sales Tax Credit, and provide new revenue options and flexibility in the use of existing revenues.
- Support long-term sustainability efforts related to City financial, environmental and transportation goals.
- Oppose unfunded mandates.
- Oppose any further shifting of costs or services from the State or County to cities.
- Defend against state consolidation/central administration of taxes including business and occupation and telecommunication taxes.

City of Kirkland 2015 Legislative Priorities

- Kirkland supports providing state and local transportation revenue to maintain infrastructure investments, transit agency funding flexibility, and complete projects that enhance economic vitality, particularly the SR 520 corridor.
- Kirkland supports including funding in any statewide transportation package for the I-405 / NE 132 Interchange Ramp project in the Totem Lake Designated Urban Center: \$75 million
- Kirkland supports continued state financial assistance and other tools that further the development of the Cross Kirkland Corridor and implement multiple uses including recreation and transportation.
- Kirkland supports capital budget funding for any of the following multimodal safety investments.
 1. Juanita Drive Multimodal Safety Investments: \$1,350,000
 2. Cross Kirkland Corridor to Redmond Central Connector: \$750,000
 3. NE 52nd Street Sidewalk: \$1,068,600
- Kirkland supports giving cities flexibility to help site marijuana retail facilities and supports sharing marijuana revenue with cities that allow marijuana retail facilities in order to address public safety and other local impacts.
- Kirkland supports allowing additional Sound Transit revenue authority and that such authority may also be used to fund trail development and alternative transportation along the Eastside Rail Corridor.
- Kirkland supports allowing both the state and local governments the option of replacing the property tax cap, currently fixed at 1 percent, with a cap that is indexed to both population growth and inflation.



CITY OF KIRKLAND
Police Department
11750 NE 118th Street
Kirkland, WA 98034-7114 · 425.587.3400
www.kirklandwa.gov

MEMORANDUM

To: Kurt Triplett, City Manager

From: Captain Bill Hamilton

Date: January 7, 2015

Subject: RESOLUTION RELATING TO COMBATING COMMERCIAL SEXUAL EXPLOITATION

RECOMMENDATION:

Council approves the resolution expressing the City Council's support for efforts to combat commercial sexual exploitation.

BACKGROUND DISCUSSION:

Prostitution is not a victimless crime. The Organization for Prostitution Survivors reports that the typical age of entry into prostitution is between 13 to 15 years old and 85 percent have histories of childhood sexual and physical abuse. As adults in prostitution, over 80 percent experience physical and sexual assaults, homelessness, and post-traumatic stress disorder. Eighty-eight percent report wanting to leave prostitution if they had an alternative. Online testing by researchers at Arizona State University recently reported that in the City of Seattle alone there were an estimated 8,806 men soliciting sex on one website in a 24-hour period.

Historically law enforcement has focused on arresting prostituted people. This approach does not adequately address the demand that drives sex trafficking, the sex buyers. No community is immune from such activities and the Kirkland Police Department has made many arrests related to prostitution and as resources allow, continues to investigate such matters. The King County Prosecuting Attorney Office and the Organization for Prostitution Survivors have joined forces to lead the "Buyer Beware," initiative. A key focus in this effort will be an online campaign that targets websites where sex buying takes place. The campaign will focus on the harmful impacts of sex buying and the penalties for getting caught.

The Kirkland Police Department and agencies across King County support the King County Prosecuting Attorney Office in placing a greater enforcement emphasis on the sex buyers. Additionally, the Kirkland Police Department is in full support of Council's Resolution on combatting human trafficking and sexual exploitation.

January 11, 2015, is National Human Trafficking Awareness Day. The National Human Trafficking Awareness Day started in 2011 through President Obama's declaration of January as the National Slavery and Human Trafficking Prevention month. The proposed resolution expresses the City Council's backing for continued City participation in partnerships and

initiatives to combat commercial sexual exploitation. Specifically, the Council supports the City's partnership in the approach taken by the King County Prosecutor's Office to reduce the demand for prostitution by shifting the emphasis to sex buyers. Further, the resolution states the Council's commitment to educating the public regarding the dangers presented by the commercial sex industry. The resolution provides that the City's anti-trafficking strategies will be survivor informed and comprehensive, holding sex buyers and pimps accountable, while providing exit strategies and options for prostituted individuals. Finally, the members of the Council hold themselves and the City's employees to the highest ethical standards and promote culture of intolerance toward purchasing a human being for sex. The proposed resolution has been reviewed by the Council's Public Safety Committee which suggested edits and recommended approval by the full Council.

RESOLUTION R-5100

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KIRKLAND RELATING TO COMBATING COMMERCIAL SEXUAL EXPLOITATION THROUGH REDUCING DEMAND, DETERRENCE AND PREVENTION.

1 WHEREAS, January is National Slavery and Human Trafficking
2 Prevention month; and

3
4 WHEREAS, the Kirkland City Council is committed to public
5 safety, health and well-being, and economic growth within the City of
6 Kirkland; and

7
8 WHEREAS, it is illegal to purchase or sell sex in the City of
9 Kirkland, King County and the State of Washington; and

10
11 WHEREAS, commercial sexual exploitation – which includes sex
12 trafficking – threatens the safety and well-being of the children and
13 vulnerable adults being purchased or trafficked; and

14
15 WHEREAS, commercial sexual exploitation also threatens our
16 community values and the success of our legitimate business
17 community; and

18
19 WHEREAS, the vast majority of purchased sex is brokered online,
20 with thousands of new ads posted each week in various escort services
21 sections of websites where young girls are often being advertised; and

22
23 WHEREAS, the Kirkland City Council is committed to promoting
24 a safe and healthy community, upholding the rule of law, taking a strong
25 position against human trafficking, and supporting efforts to combat
26 human trafficking and reduce commercial sexual exploitation.

27
28 NOW, THEREFORE, be it resolved by the City Council of the City
29 of Kirkland as follows:

30
31 Section 1. The City of Kirkland continues to collaborate with
32 Eastside cities, County, state and federal partners, to combat the
33 commercial sexual exploitation of our children and vulnerable adults,
34 and mitigate the associated public safety, economic and health risks to
35 our City.

36
37 Section 2. The City of Kirkland supports the partnership with
38 and initiatives of the King County Prosecuting Attorney Office to reduce
39 the demand for commercial sex.

40
41 Section 3. The City of Kirkland is committed to providing for the
42 safety, health and well-being, of our entire community and therefore
43 supports age-appropriate, community-wide prevention and education
44 programs regarding the danger of the commercial sex industry.

45 Section 4. The City of Kirkland’s anti-trafficking strategies will be
46 survivor-informed and comprehensive, holding sex buyers and pimps
47 accountable, while providing exit strategies and options for prostituted
48 individuals.

49
50 Section 5. The City Council members hold themselves and City
51 employees to the highest ethical standards and promote a culture of
52 intolerance toward purchasing a human being for sex.

53
54
55 Passed by majority vote of the Kirkland City Council in open
56 meeting this ____ day of _____, 2015.

57
58 Signed in authentication thereof this ____ day of _____,
59 2015.

MAYOR

Attest:

City Clerk



CITY OF KIRKLAND
Planning and Community Development Department
123 Fifth Avenue, Kirkland, WA 98033 425.587.3225
www.kirklandwa.gov



MEMORANDUM

Date: January 8, 2015

To: Kurt Triplett, City Manager

From: Janice Coogan, Senior Planner
Teresa Swan, Senior Planner
Paul Stewart, AICP, Deputy Planning Director
Eric Shields, AICP, Director

Subject: COMPREHENSIVE PLAN UPDATE BRIEFING, CAM13-00465, SUB-FILE #9

I. RECOMMENDATION

Staff recommends that the City Council reviews and provide comments to staff to be forwarded to the Planning Commission on its recommended draft chapters of the Comprehensive Plan completed so far. For this briefing the following chapters will be discussed:

- Introduction Chapter
- Vision Chapter
- General Chapter
- Community Character Element Chapter
- Economic Development Element Chapter

II. BACKGROUND

The City Council has requested that the Council reviews and comments on draft sections of the Comprehensive Plan Update starting now rather than wait until the entire Draft Plan is complete later this year. Each of the elements in this packet has been preliminarily approved by the Planning Commission, but the Commission has not yet conducted a hearing on them, so the elements should not be considered to be final drafts. Early review by the Council would allow more time for the Planning Commission to review the Council feedback and to incorporate Council revisions. It would also speed up the adoption process this fall.

Note that two copies of each element are attached – one showing specific proposed revisions and the other a “final” version, showing the elements as they would read if revisions were incorporated. The complete existing [Comprehensive Plan](#) is available on the City’s web site.

City Council will have an opportunity to have an in depth discussion with the Planning Commission on the status of the Comprehensive Plan Update at their joint meeting scheduled for March 3, 2015.

III. SUMMARY OF REVISIONS TO THE CHAPTERS

The Planning Commission has completed study sessions on the Introduction, Vision, General, Community Character and Economic Development chapters of the Comprehensive Plan. Below is an overview of the proposed changes to these chapters. *The enclosed Attachments show the existing chapter with strikeout/underlined text and clean versions of the chapters.*

A. Revisions to Introduction Chapter (see Attachments 1 and 2)

The Introduction Chapter is the first chapter in the Comprehensive Plan. It addresses the following topics:

- Historic Perspective
- Community Profile – Population, Household Income, Housing, Employment, Existing Land Use, Targets and Capacity Analysis
- About the Comprehensive Plan – What is a Comprehensive Plan and How was the Plan Prepared
- Guide to the Comprehensive Plan

Minor edits and updates have been made to the sections in this chapter. The Planning Commission reviewed the Introduction Chapter at their meeting of October 9, 2014, and had only a few minor comments on staff's draft document.

1. Historic Perspective section

Information on the 2011 annexation area has been added along with a new map with Kirkland's history of annexations. A new paragraph includes a description about the Cross Kirkland Corridor and a brief summary covering major development trends since the last update to the Comprehensive Plan in 2004.

2. Community Profile section

The section addresses data on population, household income, housing, employment, existing land use, targets and capacity analysis. This data has been updated based on the 2010 census, Kirkland, King County and state information, data from A Regional Coalition for Housing (ARCH) and other sources. Also, some of the information from the 2000 census has been corrected based on follow-up data from the census office.

A new section has been added called *Kirkland at a Glance* that contains a listing of key facts about the city and its demographics, housing, economy, land use and future growth capacity. The information is from the revised [Community Profile](#) document that the Planning and Community Development Department is preparing with support from the City's GIS Division. The Community Profile document contains a more extensive collection of

information about Kirkland beyond what is found in the Introduction Chapter. A link will be provided in the Introduction chapter to the final Community Profile.

Several of the **tables** have been converted to **bar or pie charts** for easier comprehension and to provide more visual interest. We received a public comment at one of the community planning day events to provide more graphics in place of text for those who are more visually oriented. Also, some statistics of interest from the draft Community Profile have been added in the form of charts.

Some of the **statistics** showing changes over time do not follow logical assumptions and patterns because the 2011 annexation brought a significant number of single family homes that have skewed the data. For example, we had expected an overall increase in the number of multifamily housing compared to single family housing since 2004 because of the growth in the multi-family housing sector and the slowdown in single family construction. But this is not the case for Kirkland because of the large number of single family homes annexed into Kirkland in 2011. Also, we had expected the number of people per household to decline over the past 10 years following the national trend, but this is not the case again because of the number of single family households annexed in 2011.

3. About the Comprehensive Plan section

Minor edits are proposed to the existing sections on "Why are we planning?" and "What is a Comprehensive Plan?" The existing section on "How was the plan prepared?" has a lengthy description on preparation of the 1995 and 2004 Comprehensive Plans that has been reduced in detail. A description about the 2015 Comprehensive Plan update has been added.

4. Guide to the Comprehensive Plan section

Minor reorganization and edits are proposed. For the list of neighborhood maps, the open space and park map had been deleted since it is a redundant map; the land use map shows the same city properties.

B. Revisions to the Vision Chapter (see Attachments 3 and 4)

The Planning Commission reviewed the new draft [Vision Statement and Guiding Principles](#) at their meetings of December 12, 2013 and January 9, 2014. During the February 21, 2014 retreat, the City Council reviewed the draft Vision Statement and Guiding Principles and provided edits to staff. Then the Transportation Commission reviewed the document on February 26, 2014, and the Houghton Community Council reviewed it on March 24, 2014. Overall, both groups support the new Vision Statement and Guiding Principles. One Houghton Community Councilmember prefers the existing longer Vision Statement and Framework Goals.

The introductory text leading up to the Vision Statement and Guiding Principles has been revised to reflect the recent visioning process. The cumulative Wordle that was created over the many visioning conversations and was the framework for the new Vision Statement and

Guiding Principles is included in the chapter. The Planning Commission reviewed the introductory text at their October 9, 2014 meeting.

C. Revisions to the General Chapter (Attachments 5 and 6)

The General Chapter addresses plan applicability and consistency, intergovernmental coordination, citizen participation, and plan amendments. The Planning Commission reviewed the revisions to the General Chapter at their meeting of August 14, 2014, and only had a few minor changes.

1. Plan Applicability and Consistency section

The City is required to add a new section called "VISION 2040 Regional Planning Statement" that states that the updated Comprehensive Plan is consistent with the multicounty planning policies and conforms to the Growth Management Act. Staff at Puget Sound Regional Council (PSRC) provided staff with a template as a framework of what needs to be in this section. The proposed text mirrors that template.

2. Intergovernmental Coordination and 3. Citizen Participation sections

Minor edits to both sections, including new ways to encourage citizen participation, such as webpages, listservs, on-line community forums and blogs and social media.

4. Plan Amendments section

The sentence addressing **neighborhood plan amendments** has been revised to read:

The City ~~amends~~ ~~establishes a schedule for amending~~ the neighborhood plans ~~as needed and when possible given~~ and ~~reviews the schedule each year as part of~~ the Planning Department's work program and ~~7~~ [City Council priorities](#).

Staff wants to be sure the Council reviews this revision carefully and indicates whether it creates any concern. The Council has identified it as a priority to have a schedule for neighborhood plan updates and that it would like to adopt a schedule along with the Comprehensive Plan. However placing language about a schedule in the Comprehensive Plan is unnecessarily restrictive. Changing this sentence gives the current and future Councils more flexibility in how to address neighborhood plan amendments. Staff has been discussing with the Planning Commission and the Kirkland Alliance of Neighborhoods various approaches to neighborhood plans. This will be a topic for the joint City Council/Planning Commission meeting in March.

D. Revisions to the Community Character Element Chapter (see Attachments 7 and 8)

Under the Growth Management Act, the Community Character is an optional element to include in a Comprehensive Plan. The Puget Sound Regional Council Policies (PSRC) in [Vision 2040](#) related to community character promote preservation of historic, visual and cultural resources (MPP-DP-34) and the importance that design of public buildings contributes to a sense of community (MPP-DP-38).

The King County Countywide [Policies](#) encourage cities to develop plans and design processes that promote infill development, redevelopment and reuse of existing buildings to enhance community character and a mix of uses (DP-39). These policies also encourage the City to adopt design standards or guidelines that foster infill development compatible with the existing or desired urban character (DP-44) and to promote high quality of design and site planning in public-funded and private development (DP-40). Overall our Community Character Element is consistent with these county and regional policies.

The Element provides policy guidance related to **four key goals:**

- **Supports Kirkland's Sense of Community**
- **Promotes preservation and enhancement of historic resources**
- **Accommodate and monitor change**
- **Strengthen Kirkland's Built and Natural Environment**

The Planning Commission completed its review of the draft element on October 9, 2014. Houghton Community Council received a briefing of the changes on October 27, 2014. Overall both groups supported staff's recommended changes and made minor editing changes.

The revised Community Character Element maintains the same key goals with **one new policy related to the Cross Kirkland Corridor/Eastside Rail Corridor (CC-1.7)** as an opportunity for open space, art, events, and cultural activities. **Two policies were deleted** related to supporting home occupations appropriate to residential neighborhoods (old CC-4.4) because a similar policy is in the Economic Development Element and Policy CC-4.12 related to encouraging multi-modal transportation because it will be added to the Transportation and Land Use Elements.

Minor text edits were made to:

- change churches to faith based organization,
- update the name of the Cultural Arts Commission,
- revise name of the Kirkland Arts Center,
- reflect growth of the city as a result of the 2011 annexation, and
- reference the regulations in the Zoning Code Chapter 115 related to enforcement of adverse impacts of outdoor storage of large vehicles, boats, junk etc. in residential neighborhoods

In Policy CC-1.4 text was deleted that referenced a needed code amendment to the Planned Unit Development Criteria to include public art as a public benefit and instead the text will be added to the Implementation Strategies Chapter and code amendment list maintained by staff.

Policy CC-4.2 regarding gated developments was revised to change the word *prohibit* to *discourage* because there are no regulations to enforce prohibition of gated developments. Regulations could be drafted to implement this policy.

E. Revisions to Economic Development Element Chapter (Attachments 9 and 10)

To gain a sense of current economic development issues, the Department of Planning and Community Development and the Economic Development Manager conducted outreach activities with the business community including the City Council Planning and Economic Development Committee, Kirkland Business Roundtable, Kirkland Chamber of Commerce Policy Committee. The Planning Commission discussed the draft Economic Development Element at their March 27, May 8 and August 28 meetings in 2014 and had very few discussion issues.

Below is a summary of the key changes made to the Economic Development Element:

- Additions- The following new goals and policies were added to support the City's new draft Vision Statement and Guiding Principles to be a more sustainable and resilient City, or to be consistent with the Puget Sound Regional Council Vision 2040's Regional Growth Strategy and Countywide Planning Policies:
 - Policy 1.8 encourages small, startup, locally developed enterprises.
 - Policy 3.4 encourages businesses that provide healthy, locally grown food.
 - Policy 3.5 is a place keeper for a policy related to industrial areas based on the findings from the Heartland Industrial Lands Study and final Planning Commission direction.
 - Policy 4.4 supports the Cross Kirkland Corridor to be a catalyst to attract new businesses, housing development and a multi-modal transportation facility connecting employees with business centers.
 - A new goal ED-5 encourages businesses to be socially and environmentally responsible businesses.
 - Policy 5.1 encourages businesses that provide products and services that support resource, conservation and environmental stewardship.
 - Policy 5.2 supports businesses to incorporate environmental responsible practices in business development and operations.
 - Policy 5.3 encourages private, public and non-profit organizations to incorporate social equity into their practices.
 - Policy 5.4 encourages the City to help facilitate remediation of contaminated sites.
 - Policy 6.2 supports partnering with schools, businesses and educational institutions to provide job training and education for a skilled work force.
- Deletions- Some goals or policies were deleted because text was redundant with other policies or Elements:
 - Policy ED-1.2 supporting a strong job and wage base and policy ED-2.1 regarding business retention were combined with Policy ED-1.1 to target recruitment efforts toward businesses that provide living wage jobs.
 - Policy ED-2.5 related to providing a skilled workforce was combined with new Policy ED-6.2 to encourage businesses and schools to collaborate to provide job training.

- Policies ED-3.1, 3.4, 3.5 were deleted because policies promoting the economic success of each commercial area and encouraging mixed use development is covered in the Land Use Element.
- Goal ED-4 and its policies were deleted because they were redundant with ED-6 which fosters partnerships with community groups and regional organizations to achieve Kirkland's economic goals.
- Goal ED-7 and its policy were combined with the tourism policy ED-1.6 promoting Kirkland as a tourism, cultural and entertainment destination.

IV. COMPREHENSIVE PLAN UPDATE SCHEDULE

Staff has developed a schedule of **Planning Commission meetings** for 2015 to complete the Comprehensive Plan Update (see Attachment 11). It is a very aggressive schedule because of the number of Citizen Amendment Requests to review along with review of updates to all of the neighborhood plans, incorporation of the Juanita annexed area into the Juanita Neighborhood Plan and preparation of the Kingsgate Neighborhood Plan (Finn Hill Neighborhood will be prepared later this year). The Planning Commission's goal is complete the study sessions in time to hold public hearings on the Draft Plan, including the Citizen Amendment Requests and the neighborhood plan revisions, in June before the bulk of summer vacations begin for the public, complete its deliberations in July and have a Final Draft Plan transmitted to City Council for a study session in early September 2015.

The State deadline for completion of the Comprehensive Plan Update is June 30, 2015. In the past the State has allowed some flexibility provided that a jurisdiction has made progress on the Plan Update. Given that we anticipate a Draft Plan to be ready by June 2015 and the scope of the Comprehensive Plan Update was broadened to include a significant number of citizen amendment requests and updates to all of its neighborhood plans, the State will likely accept the City completing the update by fall 2015. We will apprise the State of our progress.

The tentative schedule for **future Council briefings** on the element chapters are: February 3 (Land Use), February 17 (Housing), March 3 (Public Services and Utilities), April 21 (Human Services and Implementation Strategies), May 5 (Environment, Parks and Transportation), May 19 (Neighborhood Plans) and June 2 (Capital Facilities).

Attachments:

1. Draft Introduction Chapter with strikethroughs and underlined text
2. Clean copy of Draft Introduction
3. Draft Vision Chapter with strikethroughs and underlined text
4. Clean copy of Draft Vision Chapter
5. Draft General Chapter with strikethroughs and underlined text
6. Clean copy of Draft General Chapter
7. Draft Community Character Element with strikethroughs and underlined text
8. Clean copy of Draft Community Character Element
9. Draft Economic Development Element with strikethroughs and underlined text
10. Clean copy of Draft Economic Development Element
11. 2015 Comprehensive Plan Update schedule

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES**I. INTRODUCTION****ABOUT KIRKLAND**

Historical Perspective

The original inhabitants of the eastern shore of Lake Washington were the Duwamish Indians. Native Americans, called Tahb-tah-byook, lived in as many as seven permanent longhouses between Yarrow Bay and Juanita Bay and at a village near Juanita Creek. Lake Washington and its environment provided a bounty of fish, mammals, waterfowl and plants. Small pox, brought by fur traders in the 1830s, eliminated much of the Native American civilization. However, survivors and their descendents continued to return to Lake Washington until 1916 when the lake was lowered for building the Ship Canal which destroyed many of their food sources. The salmon spawning beds in the marshes dried out and the mammal population, dependent on salmon for food, died off. With most of their food sources gone, the Native American population in Kirkland declined dramatically.

The first Euro-American settlers in what is now Kirkland arrived at Pleasant (Yarrow) Bay and Juanita Bay in the late 1860s. By the early 1880s, additional homesteaders had settled on the shore of Lake Washington between these two bays. Inland growth was slow because the land beyond the shoreline was densely forested and few decent roads for overland travel existed. By 1888 the population along the shoreline between Houghton and Juanita Bay was approximately 200. The settlement at Pleasant Bay was renamed Houghton in 1880 in honor of Mr. and Mrs. William Houghton of Boston, who donated a bell to the community's first church.

Early homesteaders relied on farming, logging, boating/shipping, hunting, and fishing for survival. Logging mills were established at both Houghton and Juanita Bay as early as 1875. The promise of industrialization for Kirkland came in 1888 with the discovery of iron ore deposits near Snoqualmie Pass and the arrival of Peter Kirk, an English steel industrialist. Kirkland was slated to become the center of a steel industry – the “Pittsburgh of the West.” Platting of the Kirkland townsite, planning and construction of the steel mill near Forbes Lake on Rose Hill, and development of a business and residential community proceeded through the year 1893. The financial panic of 1893 put an end to Kirk's industrialist dreams before the steel mill could open. Kirkland became a virtual ghost town, and a subsistence economy again arose as the lifeblood of the remaining inhabitants.

Kirkland began to grow and prosper, along with Seattle and the Puget Sound region, at the time of the Klondike gold rush. In 1910, Burke and Farrar, Inc., Seattle real estate dealers, acquired many of the vacant tracts that had been platted in the 1890s. They created new subdivisions and aggressively promoted Kirkland. Ferry service between Seattle and Kirkland operated 18 hours a day. The population grew from 392 people at incorporation in 1905 to 532 by 1910 and to 1,354 by 1920. Logging and farming remained the primary

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES**I. INTRODUCTION**

occupations in Kirkland, but the town was also becoming a bedroom community for workers who commuted by ferry to Seattle.

The Klondike gold rush was also a boon for Houghton. The Alaska-Yukon Exposition of 1909, held in Seattle, prompted the Anderson Steamboat Company, located at the future site of the Lake Washington Shipyards, to build several ships to ferry passengers to the Exposition. Employment at the Steamboat Company increased from 30 to 100 men. World War I and the construction of the Lake Washington Ship Canal brought further expansion of the shipyard and employment increased to 400. By the outbreak of World War II, the Anderson Steamboat Company had become the Lake Washington Shipyards. After the attack on Pearl Harbor, defense contracts allowed the shipyard to quadruple in size and employment exceeded 8,000. The Kirkland-Houghton area became an industrial metropolis virtually overnight. By 1944, an estimated 13,000 to 14,000 people were served by the Kirkland Post Office.

The rapid growth associated with the war effort came at a cost. By the end of the war, many residents felt the loss of a sense of small town community and stability. In addition, serious environmental concerns surrounded the growth of the shipyards and the population. An inadequate septic system threatened water supplies and lake beaches, while an oil spill at the shipyards in 1946 fouled the beaches and killed wildlife along the eastern shore of Lake Washington. The shipyards closed at the end of 1946 and, to avoid future industrialization of their waterfront, Houghton moved to incorporate in 1947 and zoned the waterfront for residential uses.

Following World War II, the automobile and better roads opened up the Eastside to development. Improvements in regional transportation linkages have had the greatest impact on Kirkland's growth since the demise of Peter Kirk's steel-mill dream, when Kirkland was considered "the townsite waiting for a town." Access to Kirkland, which began with the ferry system across Lake Washington, was improved later with the completion of the Lacey V. Murrow floating bridge in 1940, the opening of the State Route 520 Bridge across Lake Washington in 1963, and the construction of Interstate 405 in the 1960s. Kirkland continued to grow as a bedroom community as subdivision development spread rapidly east of Lake Washington. Commercial development also grew following the war, providing retail services to the new suburban communities.

Acquisition of Kirkland's renowned waterfront park system started many years ago with the vision and determination of community leaders and City officials. Waverly Park and Kiwanis Park were Kirkland's first waterfront parks dating back to the 1920s. A portion of Marina Park was given to the City in 1937 and then the remaining parkland was purchased from King County in 1939. Houghton Beach was deeded to the City of Houghton from King County in 1954, and came into the City as part of the 1968 Houghton annexation. It was expanded in 1966 and again in 1971. In the early 1970s, Marsh Park was donated by Louis Marsh, and Dave Brink Park was purchased; and subsequent land purchases expanded both parks. The Juanita Golf Course was purchased in 1976 and redeveloped as Juanita Bay Park with further park expansion in 1984. Yarrow Bay Park Wetlands were dedicated to the City as part of the Yarrow Village development project. The latest waterfront park to come under City ownership is Juanita Beach Park, which was transferred to the City from King County in 2002.

In 1968, just over 20 years after its initial incorporation, the town of Houghton consolidated with the town of Kirkland. The 1970 population of the new City of Kirkland was 15,070. Since that time, the City has continued

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

to grow in geographic size and population. For example, the 1989 annexations of Rose Hill and Juanita added just over four square miles of land and 16,000 people to the City. In 2011, another large annexation occurred with Finn Hill, North Juanita, and Kingsgate adding more than 30,000 residents. See Figure I-1 for Kirkland's history of annexations. ~~In recent years, Kirkland and other Eastside cities have grown beyond bedroom communities, becoming commercial and employment centers in their own right.~~

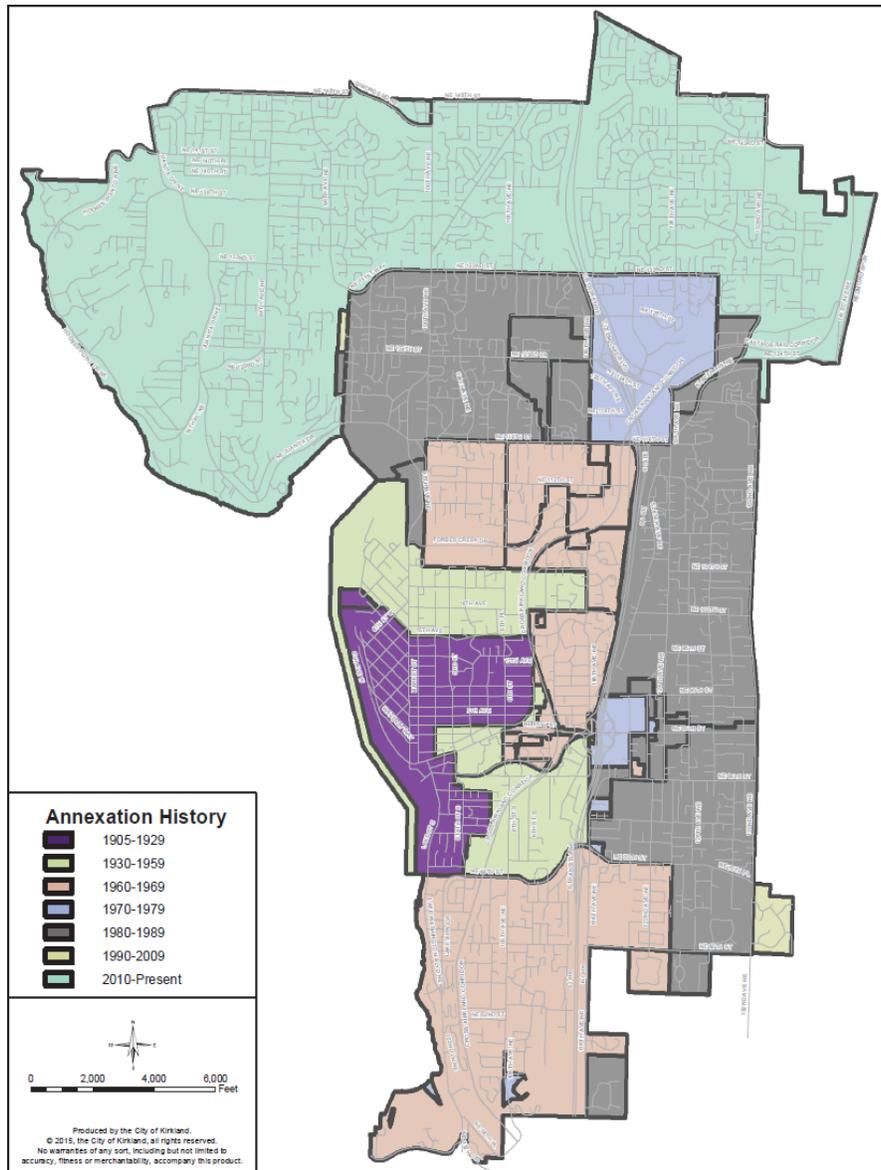


Figure I-1: City of Kirkland Historical Annexation Areas

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES**I. INTRODUCTION**

~~Between 1980 and 2004~~, major retail, office and mixed-use developments ~~were~~~~have been~~ built in many areas of the City, including Park Place, Yarrow Bay Office Park, Kirkland 405-Corporate Center, Juanita Village, and Carillon Point, ~~built~~constructed on the former site of the Lake Washington Shipyards. City Hall moved from Central Way and 3rd to its current location at 1st and 5th Avenue to provide expanded services in response to years of growth. Downtown Kirkland intensified with mid-rise buildings around the perimeter. Housing, art galleries, restaurants and specialty shops joined existing office and basic retail uses. The Downtown civic hub came alive with the addition of a library, senior center, teen center and performing art theatre bordering on Peter Kirk Park. Many new multifamily complexes were built near the commercial centers and along arterial streets while redevelopment of single-family neighborhoods resulted in traditional subdivisions and innovative developments offering a variety of housing choices. Evergreen Health Care ~~was~~has expanded, giving Kirkland a strong array of medical services. Lake Washington Technical College and Northwest University also ~~have~~ expanded, giving Kirkland a strong educational presence. Lake Washington School District remodeled or reconstructed most of its schools. The City also made major investments in capital facilities for roads, bike lanes and sidewalk construction, sewer improvements and park purchases. This was also a period of time when neighborhood associations, business organizations and community groups were established to work on issues of interest and to form partnerships for improving the quality of life in Kirkland.

~~Kirkland and other Eastside cities have grown beyond bedroom communities, becoming commercial and employment centers in their own right.~~

Since 2004, the Downtown has continued to redevelop with mid-rise mix use buildings. Former industrial areas are being replaced with high technology campuses. The range of housing choices continue to expand, including small lot subdivisions and micro units. The South Kirkland Park and Ride facility has been converted into a transit oriented development with housing for a mix of incomes. In 2012, the City purchased a 5.75 mile segment of the 42-mile Eastside Rail Corridor from the Port of Seattle. At the end of 2015, construction of an interim trail was completed for walking and biking. Kirkland envisions the trail as a major spine connection to schools, parks, businesses and neighborhoods, and a multimodal transportation corridor.

Kirkland has grown beyond bedroom communities, becoming commercial and employment centers in its own right. See Figure I-2 for map of Kirkland and surrounding area. Kirkland today has come a long way from Peter Kirk's vision as the center of the steel industry and the "Pittsburgh of the West."

Portions condensed from: Harvey, David W. Historic Context Statement and Historic Survey: City of Kirkland, Washington. Unpublished manuscript, March 1992, on file, Kirkland Department of Planning and Community Development.

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

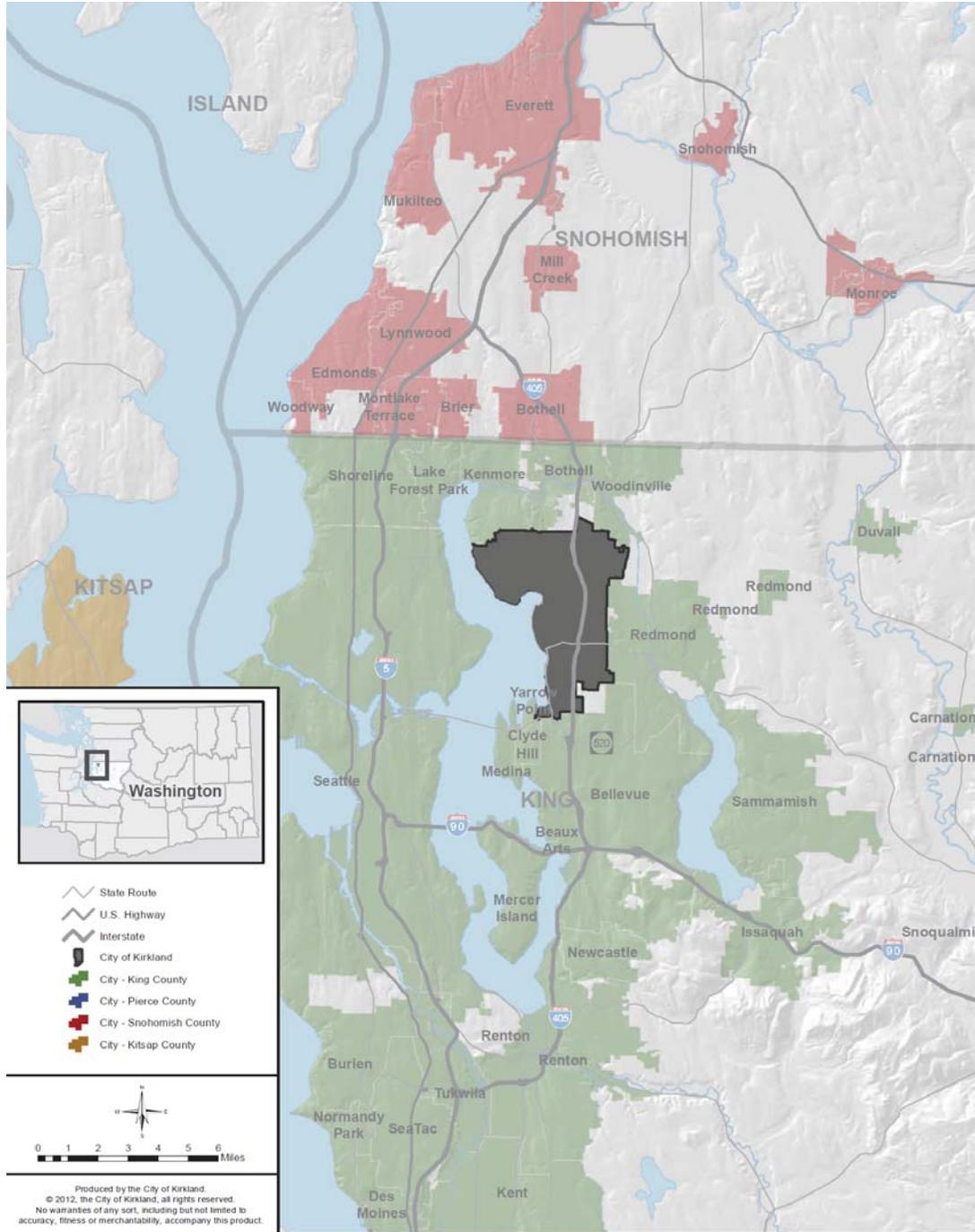


Figure I-2: Kirkland and Surrounding Area

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

Community Profile

An update to the community profile was completed in ~~2014~~2002 and includes relevant Kirkland data about demographics, housing, economics, land use and capacity. This data was compiled from a variety of sources, ~~including primarily from~~ the U.S. Census Bureau, Washington State Office of Financial Management, Puget Sound Regional Council, ARCH (A Regional Coalition for Housing), King County and the City of Kirkland Finance Department.

KIRKLAND AT A GLANCE

Kirkland is a city in the Puget Sound region of western Washington. The city is located in Seattle's greater suburban area known as the Eastside, on the shores of Lake Washington. See Figure I-2. In 2014, at nearly 83,000 population, Kirkland is the sixth largest municipality in King County and the thirteenth largest in the state. Kirkland has long been a regional commerce center as well as a popular destination for recreation, entertainment and the arts. Over the past 11 years since the last Comprehensive Plan update, the city has grown and changed with the annexation of Finn Hill, North Juanita and Kingsgate, high technology companies laying roots and the Downtown continuing to redevelop as an urban village. Quick facts provided below represent a "snapshot" of Kirkland in 2014:

CITY

- Incorporated: 1905
- Area: 17.81 square miles
- Population: 82,590 (April, 2014 estimate, Washington State Office of Financial Management)
- Rank: thirteenth largest municipality in Washington State; sixth largest in King County (2013)
- Miles of streets, highways: approximately 300 miles (includes private streets and some driveways)
- Elevation range: ~15' to ~535' above sea level
- Real property parcels: approximately 24,300
- Neighborhoods: Fifteen, represented by thirteen neighborhood associations
- City government: City council/city manager; 544 permanent staff (December 2013)

DEMOGRAPHICS

- Minority population: 10,095 (2010); 21% of total population
- Median age: 36.6 (2012)
- Junior and senior population: 9,155 younger than age 18; 5,299 65 and older (2010)

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES**I. INTRODUCTION**

- Households: 22,445 total; 12,014 family, 10,431 non-family (2010)
- Average Household size: 2.15 (2010)
- Median household income: \$86,656 (2012 est.)
- Households below poverty level: 1,306; 5.85% of total (2011)

HOUSING

- Housing units: 37,450 (2014 est.)
- Housing unit growth: 107% increase from 1990 to 2014
- Housing unit types: 21,176 single family, 16,188 multifamily (2014)
- Median rent: \$1,370 (2012)
- Rental vacancy rate: 3.9% (2012 est.)
- Median home price: \$464,200 (2012 est.)
- Owner versus rental: owner-occupied 12,897; renter-occupied 9,429 (2012 est.)
- Rental expenditure: 37% of renters spend more than 30% of income
- Mortgage expenditure: 42% of owners spend more than 30% of income
- Households in poverty: 520 family households and 786 other households (2012)

ECONOMY

- Property assessed valuation: \$4.9 billion (2000); \$11 billion (2010); \$13.9 billion (2013)
- Largest employer: Evergreen Healthcare; 3,762 employees (2014)
- Total employment: 30,124 (2012 est.)
- Kirkland residents who work in Kirkland: 6,108 (2012 est.)
- Number of business licenses: 4,688 (July, 2014)
- Home business licenses: 1,972 (July, 2014)
- City government revenues: \$108.6 million (2013)
- Sales tax generated: \$16.6 million (2013)
- City permit valuation: \$151.4 million (2011)
- Future employment forecasts: 59,309 jobs (2025); 65,893 jobs (2030) (PSRC)

LAND USE AND FUTURE GROWTH CAPACITY

- Single family housing zoning: 53% of city (2014)
- Multifamily housing zoning: 8% of city (2014)
- Commercial mix use/office/industrial/institutional zoning: 10% (2013)

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

- Parks/open space: 8% of city (2013)
- Right of way: 20% of city (2013)
- Residential density (range by neighborhood): Moss Bay Neighborhood 25 units/acre (highest); Bridle Trails Neighborhood 2.6 units/acre (lowest)
- Housing unit growth capacity: 10,000 additional; 2,900 in Totem Lake Neighborhood (2035)
- Employment growth capacity: 23,000 additional; 7,300 in Totem Lake Neighborhood (2035)

Source: Community Profile

POPULATION

With an estimated 2014 City population of 82,590~~45,790~~ as of April 1, 2002, Kirkland grew ~~2's~~ population increased significantly ~~by over 30,000 people in 2011 with the annexation of Finn Hill, North Juanita and Kingsgate. Although future annexations are unlikely, Kirkland will continue to have a steady increase primarily due to new~~ from ~~has steadily grown at an average annual rate of 1.1 percent since 1990. This increase represents a combination of new births and people moving into Kirkland~~ redevelopment of existing structures. By the year 2022-2030, it is expected that Kirkland's population is expected to ~~will~~ grow by more than 10,000 to 92,800~~to 853~~ more than 54,790 persons. ~~8,773 more than lived in Kirkland in 2003.~~

Table I-1 below shows how Kirkland's population has grown over time and what the projected population is expected to be over the next 20 years.³

Table I-1: Kirkland Growth Trends

Year	Population	Population Increase	Land Area Increase
1910	532		
1920	1,354	155%	0%
1930	1,714	27%	2%
1940	2,048	19%	0%
1950	4,713	130%	112%
1960	6,025	28%	6%
1970 ¹	15,070	150%	170%
1980	18,785	25%	16%
1990 ²	40,052	113%	67%

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

2000	45,054	12%	0%
2010 ³	<u>48,787</u> 49,327	<u>8.3</u> 9.5%	0%
2012 <u>2014</u>	<u>50,256</u> <u>82,590</u>	<u>69.3%</u>	<u>64.9%</u>

2025 <u>2020</u> ³	<u>89,000</u> 54,00	<u>7.7%</u> 9.3%	0%
2022 ³	54,790	—	—
2030 <u>2035</u> ⁴	<u>95,000</u> <u>58,287</u>	<u>0.6%</u> 8.1%	0%

¹ Includes consolidation with the City of Houghton in 1968 which included 1.91 square miles.

² Includes annexations of Rose Hill and Juanita in 1988. *Source: Office of Financial Management.*

³ City of Kirkland Planning Department projections. Growth trends and population do not reflect the Includes annexations of Bridleview (2009) Finn Hill, North Juanita, and Kingsgate (2011). Washington Office of Financial Management

⁴ PSRC 2014

~~Kirkland's population as continue to age over the past decade.~~ The Kirkland median age has increased from 32.8 in 1990 to 36.1 in 2000 to 36.6 in 2012. Similarly At the time, however, the The percentage of the population under 18 years old has also increased decreased from 18.2% 20.7 percent in 1990-2000 to 18.5% 18.8% in 2000-2010 and while the percentage of the population 65 and older has also increased from 9.6 to 10.2 10.1 to 10.9%. The largest age group in both 2000 and 2010 was the 25-44 group. See Figure I-3 for Kirkland's Age Group Composition 2000-2010

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

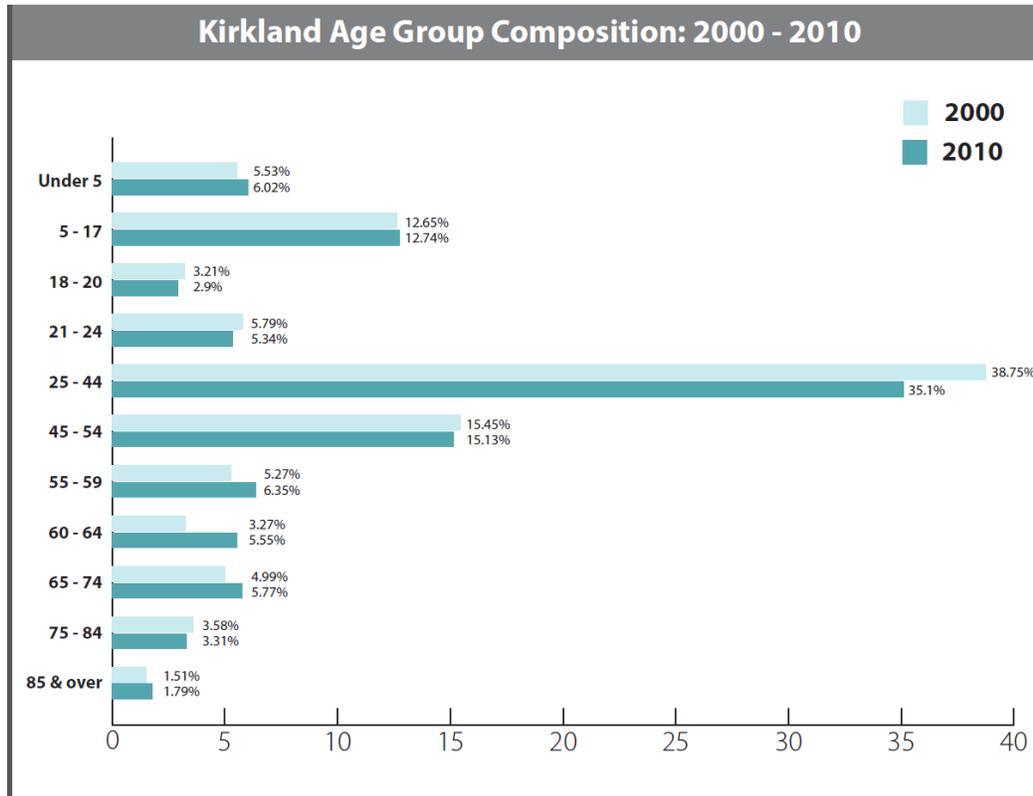


FIGURE I-3: KIRKLAND AGE GROUP COMPOSITION

Source: State Office of Financial Management

HOUSEHOLD INCOME

Median household income and poverty status are two measures that indicate economic well-being. As indicated in Figure I-4 ~~Table I-2~~ below, Kirkland's median household income in 2012 ~~1999~~ was \$86,656 ~~\$60,332~~, which is 21.7% ~~13.5 percent~~ higher than King County's median of \$71,175 ~~\$53,157~~. In 2000, In 2010, 31% percent of the City's households were considered low- to moderate-income (80% ~~percent~~ or less of the County median income) which has remained the same over the past 10 years. Poverty is still present within the City. The 2000 ~~2010~~ Census reported that 5.3 ~~5.85 percent~~ of all individuals in Kirkland fell below federal poverty thresholds which is an increase over the past 10 years as compared to 9.92% ~~8.4 percent~~ for King County as a whole.

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

Note: Information in Table I-2 has been updated with 2012 data and converted into a figure. See new Figure I-4 below.

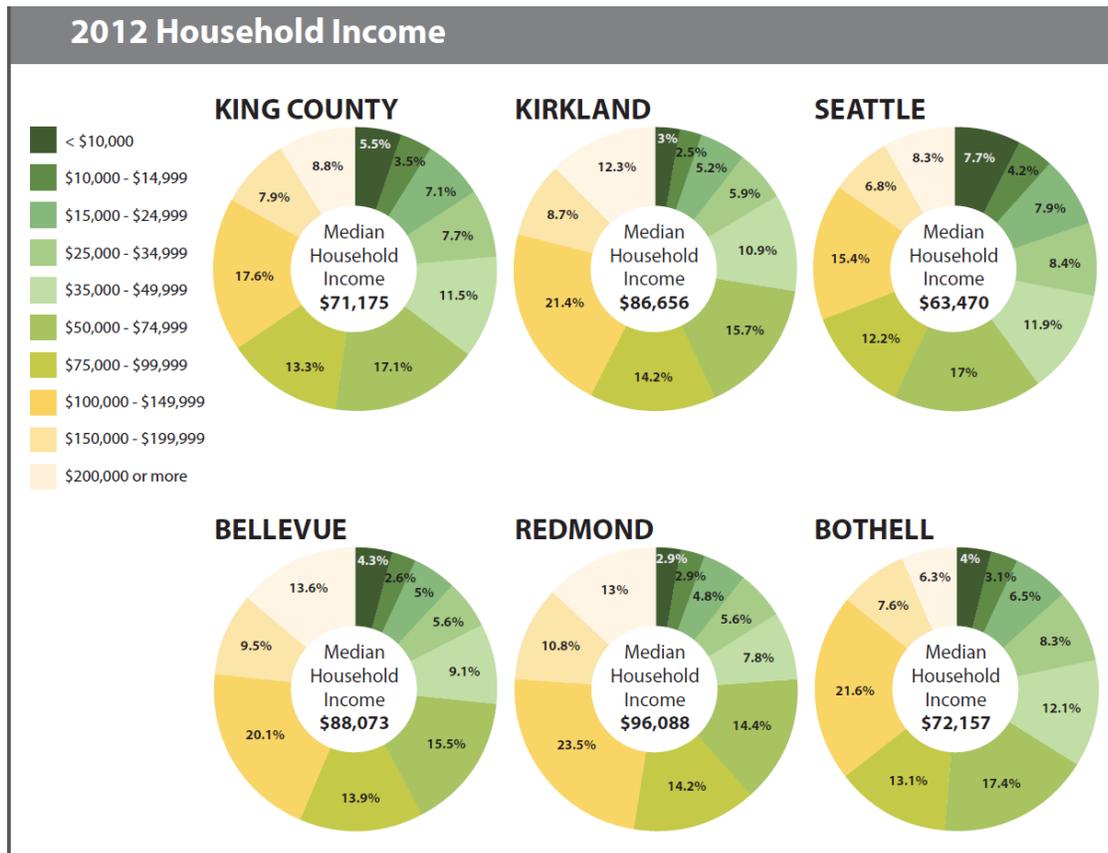


Figure I-4: 2012 Household Income

Source: U.S. Census Bureau

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION**Table I-2: 1999-2012 Household Income**

	King County	Kirkland	Seattle	Bellevue	Redmond	Bothell
Median Household Income	<u>\$71,175</u> \$53,157	<u>\$86,656</u> 60,332	<u>\$63,470</u> \$45,736	<u>\$88,073</u> \$62,338	<u>\$96,088</u> \$66,735	<u>\$72,157</u> \$59,264
<\$10,000	<u>5.5%</u> 6.4%	<u>3.0%</u> 4.5%	<u>7.7%</u> 8.9%	4.3%	<u>2.9%</u> 3.3%	<u>4.0%</u> 4.8%
\$10,000 to \$14,999	<u>3.5%</u> 4.2%	<u>2.5%</u> 2.6%	<u>4.2%</u> 5.6%	<u>2.6%</u> 3.4%	<u>2.9%</u> 2.6%	3.1%
\$15,000 to \$24,999	<u>7.1%</u> 9.3%	<u>5.2%</u> 6.3%	<u>7.9%</u> 11.2%	<u>5.0%</u> 7.2%	<u>4.8%</u> 5.2%	<u>6.5%</u> 8.3%
\$25,000 to \$34,999	<u>7.7%</u> 10.9%	<u>5.9%</u> 9.4%	<u>8.4%</u> 12.3%	<u>5.6%</u> 8.6%	<u>5.6%</u> 9.5%	<u>8.3%</u> 11.4%
\$35,000 to \$49,999	<u>11.5%</u> 15.6%	<u>10.9%</u> 16.3%	<u>11.9%</u> 15.9%	<u>9.1%</u> 15.2%	<u>7.8%</u> 13.8%	<u>12.1%</u> 14.4%
\$50,000 to \$74,999	<u>17.1%</u> 21.2%	<u>15.7%</u> 23.1%	<u>17.0%</u> 18.9%	<u>15.5%</u> 20.4%	<u>14.4%</u> 22.4%	<u>17.4%</u> 23.7%
\$75,000 to \$99,999	<u>13.3%</u> 13.6%	<u>14.2%</u> 15.6%	<u>12.2%</u> 11.4%	<u>13.9%</u> 14.5%	<u>14.2%</u> 16.6%	<u>13.1%</u> 16.9%
\$100,000 to \$149,999	<u>17.6%</u> 11.5%	<u>21.4%</u> 13.3%	<u>15.4%</u> 9.4%	<u>20.1%</u> 14.7%	<u>23.5%</u> 16.3%	<u>21.6%</u> 13.0%
\$150,000 to \$199,999	<u>7.9%</u> 3.4%	<u>8.7%</u> 3.7%	<u>6.8%</u> 2.9%	<u>9.5%</u> 5.4%	<u>10.8%</u> 5.4%	<u>7.6%</u> 2.5%
\$200,000 or more	<u>8.8%</u> 3.8%	<u>12.3%</u> 5.2%	<u>8.3%</u> 3.5%	<u>13.6%</u> 6.4%	<u>13.0%</u> 4.9%	<u>6.3%</u> 1.9%

Source: U.S. Census Bureau

HOUSING

Changes in the population characteristics have implications for the average household size. In past recent decades, Kirkland and other jurisdictions throughout King County have experienced a decrease in the average household size. However, more recently in Kirkland, the average household size stayed about the same with declined from 2.14-2.28 persons per household in 2000-1990, increasing slightly to 2.13-2.15 persons per household in 2000-2010. However, with the 2011 annexation average household size increased due to the

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

addition of single family homes. Nonetheless, Kirkland has the second lowest household size for renter occupied behind Seattle and the lowest household size for owner occupied. See Figure I-5 for Average Household Size (Rent vs. Occupied) for 2012.

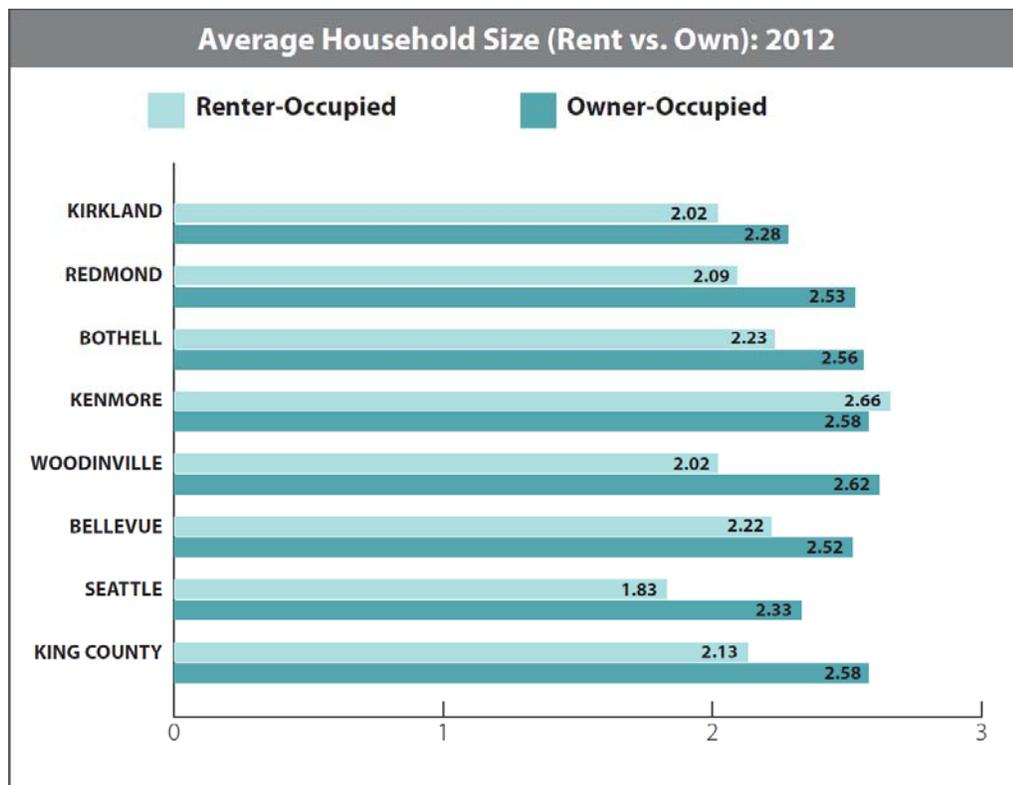


Figure I-5: 2012 Average Household Size (Rent vs. Own)

Source: State Office of Financial Management

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES**I. INTRODUCTION**

~~King County also has seen little change in household size over the same period. These decreases reflect The national trends is a declining household size, including: people living longer, fewer children being born, a rise in single-parent households, and an increase in the number of single-occupant households. Given that trend, Kirkland may also see a decline of persons per household over the next twenty years. The decline is expected to continue, to an average of 2.06 persons per Kirkland household by 2020. If so, p~~Population growth in the future ~~would~~ will result in more housing units per capita and different types of housing to accommodate changing needs.

~~Decreasing household size is reflected in Kirkland's housing growth over the past decade. Due to the 2011 annexation, t~~The City's housing stock grew from 18,061 units in 1990 to 21,939 units in 2000 ~~to 37,450 units in 2012 – a 71% increase. – a 21.5 percent increase between 1990 and 2000. Reflective of the substantial housing increase due to annexation, t~~The population ~~nearly doubled between 2000 and 2014~~grew by only about 12.5 percent during that same time period ~~largely due to annexation. The 2011 annexation also altered the balance of housing unit types. In 2000, there were 50.47% single family units and 49.28% multifamily units. By 2010, the ratio was 48.83% single family units to 50.95% multifamily units with more multifamily housing. By 2011 with annexation, the balance tipped back to single family housing with 56.54% single family units and 43.23% of multifamily units. See Figure I-6 for the change in single family and multi-family housing type in Kirkland between 2000-2014.~~The balance between single and multifamily housing in Kirkland also continued to widen in the last decade. As of 2003, there are 10,006 single family units and 11,315 multifamily units in Kirkland. This represents a three percent decrease in the percentage of single family units from 50.1 percent in 1990 to 47 percent in 2003 and a 3.3 percent increase in the percentage of multifamily units from 49.9 percent in 1990 to 53.2 percent in 2003. Throughout King County, the multifamily housing stock increased faster than the single family stock during the 1990s.

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

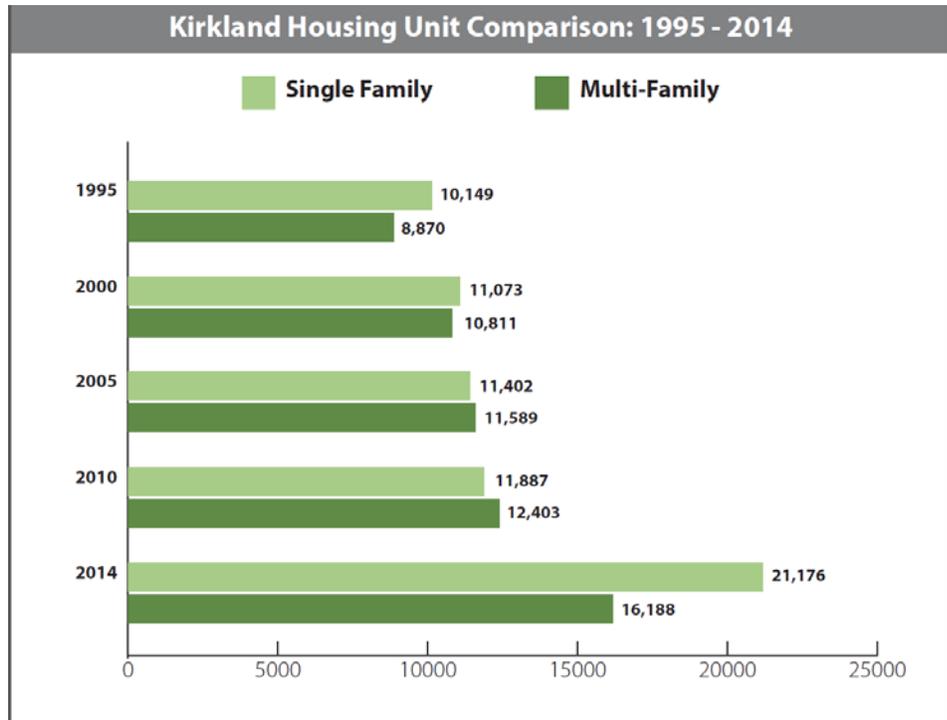


Figure I-6: 2000-2014 Kirkland Housing Unit Comparison

Source: State Office of Financial Management

Figure I-7 ~~Table I-3~~ below compares Kirkland owner-occupied and renter-occupied housing units with King County and other Eastside cities for ~~2000 and~~ 2010. In both cases, Kirkland falls within the median range. Only Kirkland did not see a change in the percent of owner-occupied and rental-occupied units between 2000 and 2010.

Note: Information in Table I-3 has been updated with 2010 data and converted into a figure. See new Figure I-7 below

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

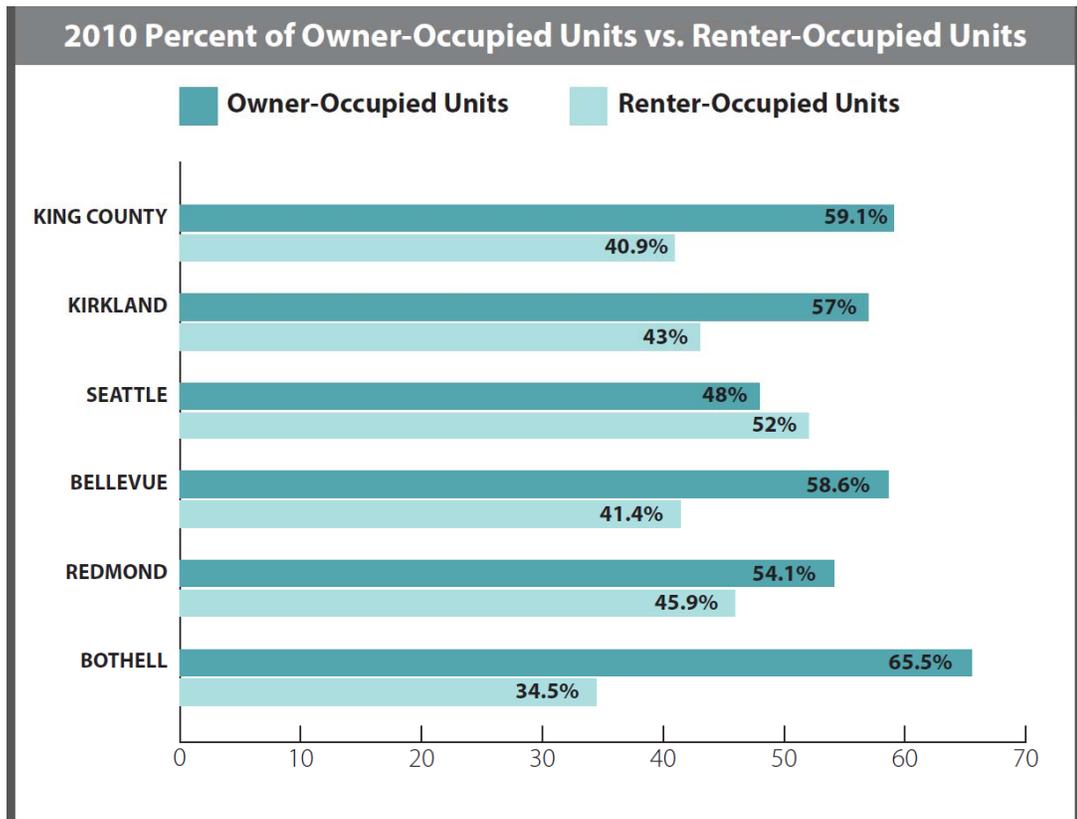


FIGURE I-7: 2010 OWNER-OCCUPIED VS. RENTER-OCCUPIED

SOURCE: U.S. CENSUS BUREAU

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

Table I-3: Percent of Owner-Occupied Units vs. Renter-Occupied Units

	Owner-Occupied- Units	%	Rental-Occupied- Units	%
	2000		2000	
King County	425,436	59.8%	285,480	40.2%
Kirkland	11,813	57.0%	8,923	43.0%
Seattle	125,165	48.4%	133,334	51.6%
Bellevue	28,189	61.5%	17,647	38.5%
Redmond	10,520	55.1%	8,582	44.9%
Bothell	8,105	68.0%	3,818	32.0%

EMPLOYMENT

Kirkland provided approximately ~~30,942~~ 32,384 jobs in 2010 based on the U.S. Census, 2000 based on City of Kirkland estimates. When calculating the employment percentages, PSRC uses those jobs that are reported to the State as covered by unemployment insurance are used. Although a percentage is given for those jobs in the construction and resource trades, they are not included in the total employment percentages because they are typically reported to a central location, but the actual work may be located several miles outside the reported jurisdiction.

The highest percentage of all jobs reported within the City of Kirkland, including those jobs in the construction and resources sector reported to the Washington State Employment Security Department, were reported in the finance, insurance, real estate and services sector (35.6 percent). The remaining jobs were divided among the following sectors: 24.1 percent wholesale; communications, transportation and utilities; 22.4 percent retail; 7.6 percent education; 6.6 percent manufacturing; and 3.7 percent government.

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

In ~~Figure I-8 Table I-4~~ below, total jobs performed in ~~2010~~2000 are listed by sector for Kirkland. ~~The highest percentage of all jobs reported within the City of Kirkland, including those jobs in the construction and resources sector reported to the Washington State Employment Security Department, were reported are in the finance, insurance, real estate and services sector (56.5%).~~ However, the construction and natural resource sector is not included in Table I-4 because the jobs are transient and may not actually occur in Kirkland. The City of Kirkland estimates for jobs in 2000 are used instead of the Puget Sound Regional Council (PSRC)

estimates because errors were found in the PSRC information suggesting significant overestimation.

Note: Information in Table I-4 has been updated with 2010 data and converted into a figure. See new Figure I-8 below

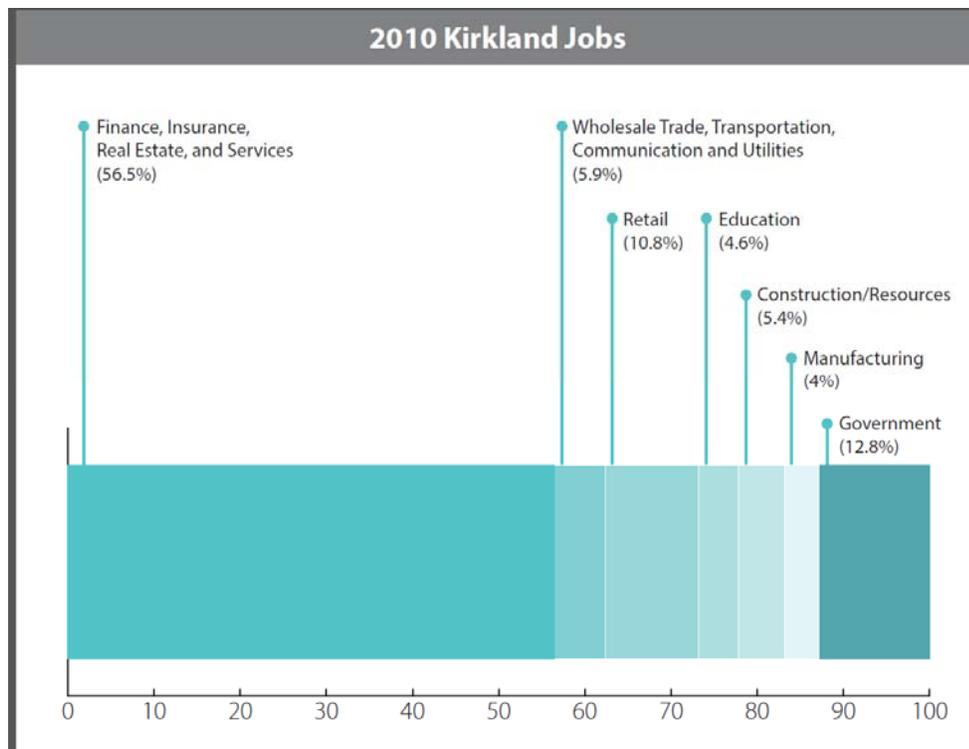


Figure I-8: 2010 Kirkland Jobs

Source: City of Kirkland and PSRC estimates

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

Table I-4: Kirkland Jobs — ~~2000~~ 2010

	(1)	(2)
• Finance, Insurance, Real Estate, and Services	<u>17,4</u>	<u>56.5%</u>
	<u>7311</u>	<u>35.6%</u>
	<u>529</u>	
• Wholesale Trade, Transportation, and Utilities	<u>1,83</u>	<u>5.9%</u>
	<u>3</u>	<u>24.1%</u>
	<u>7,80</u>	
	<u>5</u>	
• Retail	<u>3,32</u>	<u>10.8%</u>
	<u>9</u>	<u>22.4%</u>
	<u>7,25</u>	
	<u>4</u>	
• Education	<u>1,42</u>	<u>4.6%</u>
	<u>7</u>	<u>7.6%</u>
	<u>2,46</u>	
<u>Construction/Resources</u>	<u>1</u>	<u>5.4%</u>
	<u>1,67</u>	
	<u>7</u>	
• Manufacturing	<u>1,23</u>	<u>4.0%</u>
	<u>9</u>	<u>6.6%</u>
	<u>2,13</u>	
	<u>7</u>	
• Government	<u>3,96</u>	<u>12.8%</u>
	<u>4</u>	<u>3.7%</u>
	<u>1,19</u>	
	<u>8</u>	
Total	<u>32,3</u>	<u>100%</u>
	<u>8430</u>	
	<u>942</u>	

Sources: (1) City of Kirkland (2) PSRC ~~2010~~2000 estimates

The ~~2010~~2000 Census reported that 28,140 ~~28,347~~ (69.8%~~75.2~~ percent) of Kirkland's residents 16 years and over are employed. This is slightly higher than the ~~70.1~~ 65.6% percent employment of the King County population. Overall, this represents a decline in the number of residence in the workforce that may reflect an increase in young children and/or retired people. The majority of these jobs span several sectors: professional (16.7 percent), education and health care (14.2 percent), transportation, warehousing and utilities (13.2 percent), and manufacturing (11 percent).

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

In Kirkland, the jobs to housing ratio is 79%62 percent (30,124 jobs ÷ 23,932 units ~~35,512 ÷ 21,939~~) compared with 77%66 percent (1,099,630 jobs ÷ 851,180 units ~~742,237 ÷ 1,118,347~~) in King County. One of ARCH's goals for East King County is to have a close job to housing ratio in order to have a sufficient housing supply that can help to reduce housing costs and commute times.

As of 2014, In 2003, the largest employers in Kirkland represent a wide range of businesses ~~ventures~~, including Evergreen Healthcare Center, Google, Inc., City of Kirkland, Kenworth Truck Co., ~~City of Kirkland~~ Astronics Advanced Electronics Systems, ~~Larry's Market~~ Costco Wholesale, and Evergreen Pharmaceutical LLC ~~Fred Meyer.~~ Health care and high technology is the current trend for major employers in Kirkland.

As described in Figure I-9 ~~Table I-5~~ below, in ~~2000~~ 2012, Kirkland ranked first ~~second~~ out of the five local cities whose residents worked outside the ~~City~~ with 79.7%77 percent of its total workforce traveling to other cities to work. Not surprisingly, Seattle, ~~at ranked first with~~ 67.4%73 percent, has the greatest proportion of its residents working within its City limits. Workforce includes those 16 years and older.

Note: Information in Table I-5 has been updated with 2012 data and converted into a figure. See new Figure I-9 below.

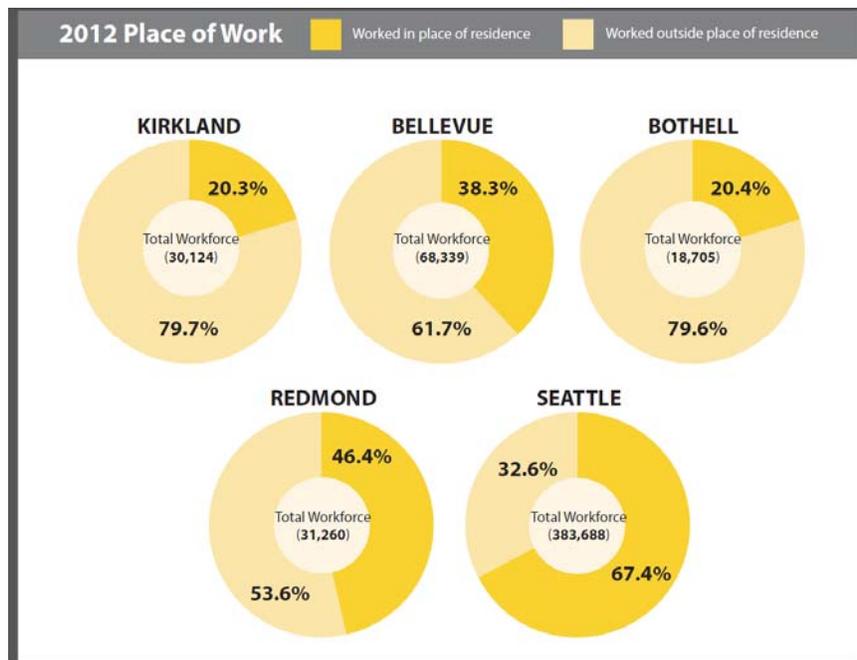


Figure I-5 2012 Place of Work

Source: U.S. Census Bureau

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

Table I-5: Place of Work

	Kirkland		Bellevue		Bothell		Redmond		Seattle	
	<u>2012</u> <u>2000</u>	%	<u>2012</u> <u>2000</u>	%	<u>2012</u> <u>2000</u>	%	<u>2012</u> <u>2000</u>	%	<u>2012</u> <u>2000</u>	%
Worked in place of residence	<u>6108</u> 6,211	<u>20.3%</u> 23.0%	<u>26,180</u> 21,634	38.3%	<u>3,819</u> 3,125	<u>20.4%</u> 19.3%	<u>14,511</u> 10,433	<u>46.4%</u> 40.7%	<u>258,706</u> 233,600	<u>67.4%</u> 73.8%
Worked outside place of residence	<u>24,016</u> 20,849	<u>79.7%</u> 77.0%	<u>42,159</u> 34,840	61.7%	<u>14,886</u> 13,038	<u>79.6%</u> 80.7%	<u>16,749</u> 15,205	<u>53.6%</u> 59.3%	<u>124,982</u> 82,893	<u>32.6%</u> 26.2%
Total Workforce (16 years and over):	<u>30,124</u> 27,060		<u>68,339</u> 56,474		<u>18,705</u> 16,163		<u>31,260</u> 25,638		<u>383,688</u> 316,493	

Source: U.S. Census Bureau

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES**I. INTRODUCTION***EXISTING LAND USE*

There are approximately 11,400.70 ~~7,000~~ gross acres or almost 18 ~~10.9~~ square miles of land in Kirkland ~~(year 2000-2013 data)~~. This represents a 62.8% increase since 2000 due to the 2011 annexation. The developable land use base, which excludes all existing public rights-of-way, totals 9,124.5 ~~200~~ net acres of land in Kirkland. The City maintains an inventory of the land use base which classifies the land according to the uses and the zones that occur on the various parcels.

Figure I-10 ~~Table I-6~~ below describes the type of land uses in Kirkland. Fifty-four ~~Sixty-two~~ percent of the land contains existing residential uses. Since 1991, lands containing residential uses have increased 13 percent. The Finn Hill neighborhood has the highest percent of single family land in acres while the Totem Lake neighborhood has the fewest acres. South Juanita has the highest percentage of multifamily land in acres while the Market neighborhood has the fewest acres. Not surprisingly, the Totem Lake neighborhood has the greatest commercial and office land in acres. ~~2001, the Highlands neighborhood has the highest percentage of residential uses and the Totem Lake neighborhood has the lowest percentage of residential uses.~~

Note: Information in Table I-6 has been updated with 2013 data and converted into a figure. See new Figure I-10 below.

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

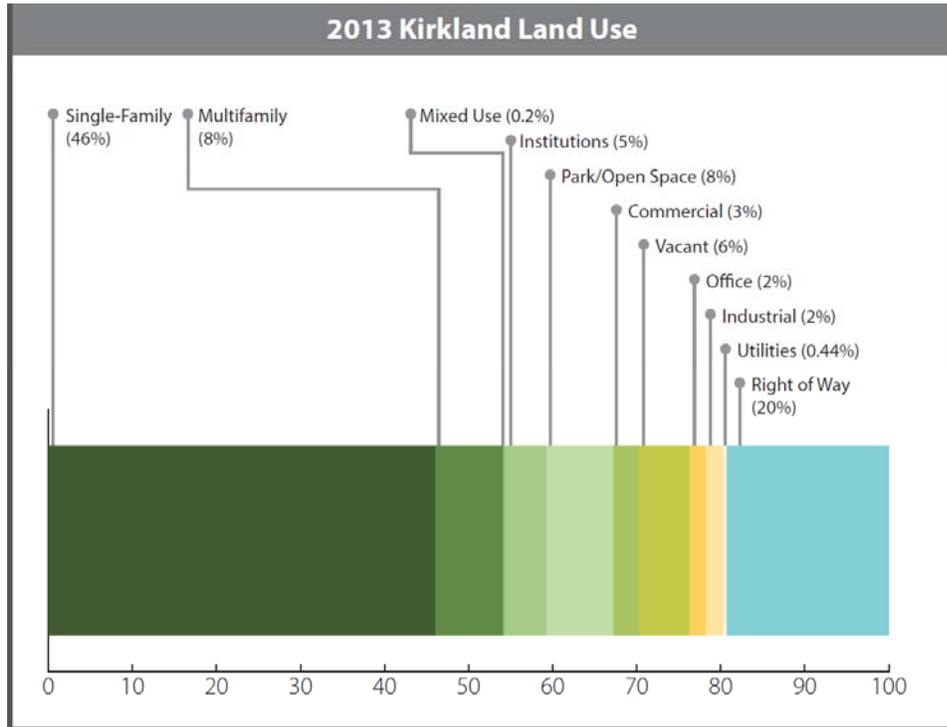


Figure I-10: 2013 Kirkland Land Use

Source: City of Kirkland – Land Use Inventory

Table I-6: Kirkland Land Use – ~~2013~~2000

Land Use/Zoning Category	Land-use as % of Total Acres
Single Family	46% 49%
Multifamily	8% 13%
Mixed Use	0.2 %
Institutions	5%

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

	9%
Park/Open Space	8% <i>(no changes)</i>
Commercial	3% 6%
Vacant	6% <i>(no change)</i>
Office	2% 4%
Industrial	2% 4%
Utilities	0.44% 1%
Right of Way	20%
Total	100%

Source: City of Kirkland – Land Use Inventory

Twelve percent ~~Twenty three percent~~ of the developable land use base is developed with nonresidential uses (excludes residential, park/open space, and utilities). As of 2013, Kirkland has approximately 13,478,712 ~~11,145,000~~ square feet of existing floor area dedicated to nonresidential uses. Of that developed total, 5,689,271 ~~4,500,000~~ acres (~~42%~~ 40 percent) are office uses, 4,241,082 ~~3,445,000~~ (~~31%~~ percent) are commercial uses, and 3,548,359 ~~3,200,000~~ (~~26%~~ 29 percent) are industrial uses. The Totem Lake neighborhood has the greatest percent of commercial and industrial uses in square footage and the Lakeview Neighborhood has the greatest percent of office uses in square footage.

TARGETS AND CAPACITY ANALYSIS

Counties and cities must plan for household and employment growth targets as determined by the State and King County. In the case of Kirkland, the King County Growth Management Council works with the local cities to agree on each city's share of the growth targets. ~~The term "household" refers to an occupied unit, whereas the term "housing units" includes occupied households and vacant units.~~

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

When updating the Comprehensive Plan Each year, the City of Kirkland forecasts capacity for residential and nonresidential development. Capacity is, simply, an estimate of possible future development. To calculate capacity, the City takes into account a number of factors. Vacant properties, and those properties considered more likely to redevelop, are identified and built to the maximum development potential allowed by the current zoning is calculated. These figures The totals are then reduced to take into account current market factors, environmentally sensitive areas, right-of-way needs and projected public developments, such as parks and schools. The results are summarized as capacity housing units for residential development and capacity square footage for nonresidential development converted into number of employees.

Residential and employment capacity ies as of 2014 July 2003, for total housing units in Kirkland under the current zoning and Comprehensive Plan and the assigned growth targets are reflected in Table I-2.

~~has been calculated at approximately 28,000 units. Forty five percent of these units would be multi family and (55 percent) would be single family units. Kirkland currently has approximately 11,900 multifamily and 10,200 single family units, based on January 2003 King County Assessor's data.~~

~~As of July 2003, Kirkland has the capacity for an additional 19,760 employees and an additional 5,500,000 square feet of nonresidential floor area. The Moss Bay, Totem Lake, Lakeview, and South Rose Hill neighborhoods have the greatest capacity for additional employees and new commercial floor area. In 2003, Kirkland had approximately 11,700,000 square feet of floor area and 34,800 employees.~~

~~Table I-7 below shows the 2000 existing household units and jobs, the total number of household units and jobs by 2022 based on the assigned growth targets and the 2000 available capacity for household units and jobs. Based on certain assumptions for the 2000 available capacity, Kirkland will be able to accommodate its assigned 2022 growth targets.~~

Table I-2I-7: Comparison of Growth Targets and Available Capacity

	2012 <u>2000</u> Existing ¹	2022 <u>2035</u> Growth Targets ²	Available Capacity ³
Housing Units	23,932 <u>21,831</u>	32,293 <u>27,311</u> (at 8,361 <u>5,480</u> new <u>units</u>) households)	33,448 <u>28,800</u> (at 9,516 new units)
Employment/<u>Jobs</u>	30,124 <u>32,384</u>	52,559 <u>41,184</u> (at 22,435 <u>8,800</u> new jobs)	53,068 <u>58,400</u> (<u>22,944</u> new jobs)

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

Sources:

1. See 2014-Community Profile 2000 housing units: Office of Financial Management (OFM). “Households” are occupied units, whereas “housing units” include households (occupied) and vacant units.
~~2000 employment: City estimate based on existing nonresidential floor area and information about the typical number of employees/amount of floor area for different types of nonresidential uses. By comparison, the PSRC estimated 2000 employment was 38,828. Examination of PSRC records found errors suggesting this was a significant overestimate.~~
2. Targets for household and employment growth from King County Countywide Planning Policies (CPP's) for period 2006-2031 has been adjusted to reflect the period 2013-2035. See City of Kirkland's 2014 Development Capacity Analysis. ~~between 2000 and 2022 were assigned by the King Countywide Planning Policies. Targeted growth was added to the 2000 totals to establish the 2022 totals.~~
3. See City of Kirkland's 2014 Development Capacity Analysis ~~City estimates.~~

B. ABOUT THE COMPREHENSIVE PLAN

Why are we planning?

In 1977, Kirkland adopted a new Comprehensive Plan establishing broad goals and policies for community growth and very specific plans for each neighborhood in the City. That plan, ~~originally~~ called the Land Use Policy Plan, ~~has~~ served Kirkland well. Since its adoption, the plan has been actively used and updated to reflect changing circumstances. The ~~1977 previous~~ Comprehensive Plan provided a foundation ~~has contributed to~~ for a pattern and character of development that has made ~~makes~~ Kirkland a very desirable place to work, live, and play.

~~Kirkland and the Puget Sound region, however, have changed significantly since 1977. Since the original plan was adopted, the City has not had the opportunity to reexamine the entire plan in a thorough, systematic manner. Passage of the 1990/1991 Growth Management Act (GMA) provided~~ the City such an opportunity to reexamine the entire plan in a thorough, systematic manner and to include focused goals and policies on citywide elements, such as land use, transportation and housing. The GMA requires jurisdictions, including Kirkland, to adopt plans that provide for growth and development in a manner that is internally and regionally consistent, achievable, and affordable. The 1995, ~~and 2004~~ and 2015 GMA updates of the Comprehensive Plan and annual amendments reflect Kirkland's intention to both meet the requirements of GMA as well as create a plan that reflects our best understanding of the many issues and opportunities currently facing the City.

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

What is a Comprehensive Plan?

The Comprehensive Plan establishes a vision, goals and policies, and implementation strategies for managing growth within the City over the next 20 years. The Vision Statement and Guiding Principles in the plan are a reflection of the values of the community – how Kirkland should evolve with changing times. The goals and policies identify more specifically the end result Kirkland is aiming for; policies address how to get there. The Implementation chapter identifies those actions that should be undertaken by the City to accomplish the goals and policies. All regulations pertaining to development (such as the Zoning Code, including shoreline management regulations, and the Subdivision Ordinance) must be consistent with the Comprehensive Plan. The end result will be a community that has grown along the lines anticipated by the Comprehensive Plan.

How was the plan prepared?

The 1995 Comprehensive Plan, the first plan prepared under the Growth Management Act (GMA), was guided by a City Council appointed citizen advisory committee known as the Growth Management Commission (GMC). This group was established to recommend an updated Comprehensive Plan to the City Council consistent with the requirements of the GMA.

Two more GMA updates were completed in 2004 and 2015. The 2004 update included a community visioning outreach called “Community Conversations – Kirkland 2022” that won the Puget Sound Regional Council’s Vision 2020 Award in 2003 for its grass roots approach of residents and businesses hosting their own conversations about Kirkland’s future. The 2015 GMA update included a community visioning program called “Kirkland 2035 - “Your Vision, Your Voice Your Future” that used a variety of internet approaches to connect with people along with several community planning days and hosted conversations at various neighborhood and business events and City boards and commissions. With each GMA update, additional citywide topics have been addressed, including human services and sustainable community.

The City has made annual updates to the Comprehensive Plan between the mandated GMA updates. These updates included changes to the Transportation and Capital Facilities Elements, incorporating new GMA legislation, making minor corrections and considering private amendment requests.

Environmental Impact Statements (EISs) have been prepared for each of the GMA updates that included analyses of growth alternatives and impacts on a variety of topics. The 2015 GMA update also included a Planned Action EIS for Totem Lake.

Planning and preparation for the 1995 update began in the fall of 1991 with a Community Growth Forum. At about the same time, the City Council appointed a citizen advisory committee known as the Growth

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

~~Management Commission (GMC). This group was charged with the mission of recommending to the City Council an updated Comprehensive Plan consistent with the requirements of the Growth Management Act.~~

~~Through 1992 and 1993, the City worked with the GMC and the public in a variety of forums to identify critical issues facing Kirkland and to consider the community's vision for the future. This work culminated in the identification of three growth patterns for review and analysis in a 1994 Draft Environmental Impact Statement. The technical analysis of the 1994 Draft EIS, together with the broad policy direction established by the community vision statement, provided the basis for the policy direction in the 1995 Plan.~~

~~Between 1995 and 2004, the City made annual updates to the Comprehensive Plan. These updates included changes to the Transportation and Capital Facilities Elements, incorporating new GMA legislation, making minor corrections and considering private amendment requests.~~

~~Work on the 2004 Plan began in 2002 with a detailed evaluation report to the State to determine changes that were needed to meet the requirements of recent Growth Management Act (GMA) legislation and to plan for the next 20 years (2022). Update of the Plan began with a dynamic visioning process called "Community Conversations — Kirkland 2022" where citizens from all sectors of the community were asked to provide the City with their preferred future for Kirkland over the next 20 years. The Planning Commission was responsible for recommending an updated Comprehensive Plan to the City Council consistent with the GMA, reflective of the community's vision and anticipating needed changes over the next 20 years. The Planning Commission used the responses from the "Community Conversations" visioning process, commonly held principles of smart growth and ideas from the various study sessions held between 2003 and 2004 as a basis for the draft changes to the 2004 Plan.~~

~~A scoped Draft Environmental Impact Statement (DEIS) was prepared for the 2004 draft Comprehensive Plan. Topics covered in the DEIS included natural resources, land use patterns, relationship to plans and policies, population, housing, employment and transportation.~~

~~Throughout the planning process to prepare and amend the Plan and to prepare the DEIS, the City actively encouraged and facilitated public participation using a variety of forums and involving several City boards and commissions, including the Kirkland Planning Commission, the Houghton Community Council, the Transportation Commission, and the Park Board, the Senior Council, and Human Services Board.~~

C. GUIDE TO THE COMPREHENSIVE PLAN

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

The Comprehensive Plan is comprised of two major parts. The first part contains a vision statement, guiding principles ~~framework goals~~, and a series of plan elements that apply Citywide. The second part contains plans for each of the City's neighborhoods (see Figure I-2).

~~All of the Comprehensive Plan Elements contain goals, policies, and narrative. Goals generally describe a desired end that the community is striving to attain, and policies are principles that reflect the City's intent. Explanatory text accompanies most of the goals and policies. This discussion provides background information on the topic or provides further clarification or interpretation of the goal or policy statement. The appendices are attached to provide additional background information.~~ **PARAGRAPH HAS BEEN MOVED TO NEXT SECTION)**

Citywide Elements

All of the Comprehensive Plan Elements contain goals, policies, and narrative. Goals describe the desired outcome that the city is striving to attain, policies are principles to achieve the goals, while the narrative provides further explanation of the goals and policies. In addition, several appendices are included to provide additional background information.

Two key parts of the ~~C~~citywide portion of the Plan are the Vision Statement and the Guiding Principles ~~Framework Goals~~. The Vision Statement is a reflection of the values of the community and establishes the character of community that the Plan is oriented toward. The Guiding Principles ~~Framework Goals~~ represent the fundamental goals ~~principles~~ guiding growth and development and establish a foundation for the Plan. The remaining elements are:

- Community Character
- ~~Natural~~ Environment
- Land Use
- Housing
- Economic Development
- Transportation
- Parks and Recreation
- Public Utilities

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

- Public Services
- Human Services
- Capital Facilities
- Implementation Strategies

Neighborhood Plans

The Neighborhood Plans allow a more detailed examination of issues affecting smaller geographic areas within the City and clarify how broader City goals and policies in the cCitywide Elements apply to each neighborhood. See Figure I-11 for the name, location and boundary of each neighborhoods.

It is intended that each neighborhood plan be consistent with the cCitywide Elements. ~~However, because somemany of the neighborhood plans were adopted prior to the 1995 Plan update, portions of some of the neighborhood plans may contain inconsistencies. The 2015 GMA Plan Update included revisions to the neighborhood plans to ensure consistency with the citywide elements and the development regulations. Where this is the case, the conflicting portions of the cCitywide Elements will prevail. It is anticipated that each of the neighborhood plans will eventually be amended, and in so doing, all inconsistencies will be resolved.~~

The Neighborhood Plans, found in Chapter XV, contain policy statements and narrative discussion, as well as a series of maps. The maps describe land use, natural elements, ~~open space and parks,~~ pedestrian and bicycle systems, vehicular circulation, urban design, and other graphic representations. These maps serve as a visual interpretation of the Neighborhood Plan policy statements and discussion. In the event of a discrepancy between the land use maps and the narrative, the land use map ~~narrative~~ will provide more explicit policy direction.

REVISED INTRODUCTION CHAPTER: STRIKEOUTS/UNDERLINES

I. INTRODUCTION

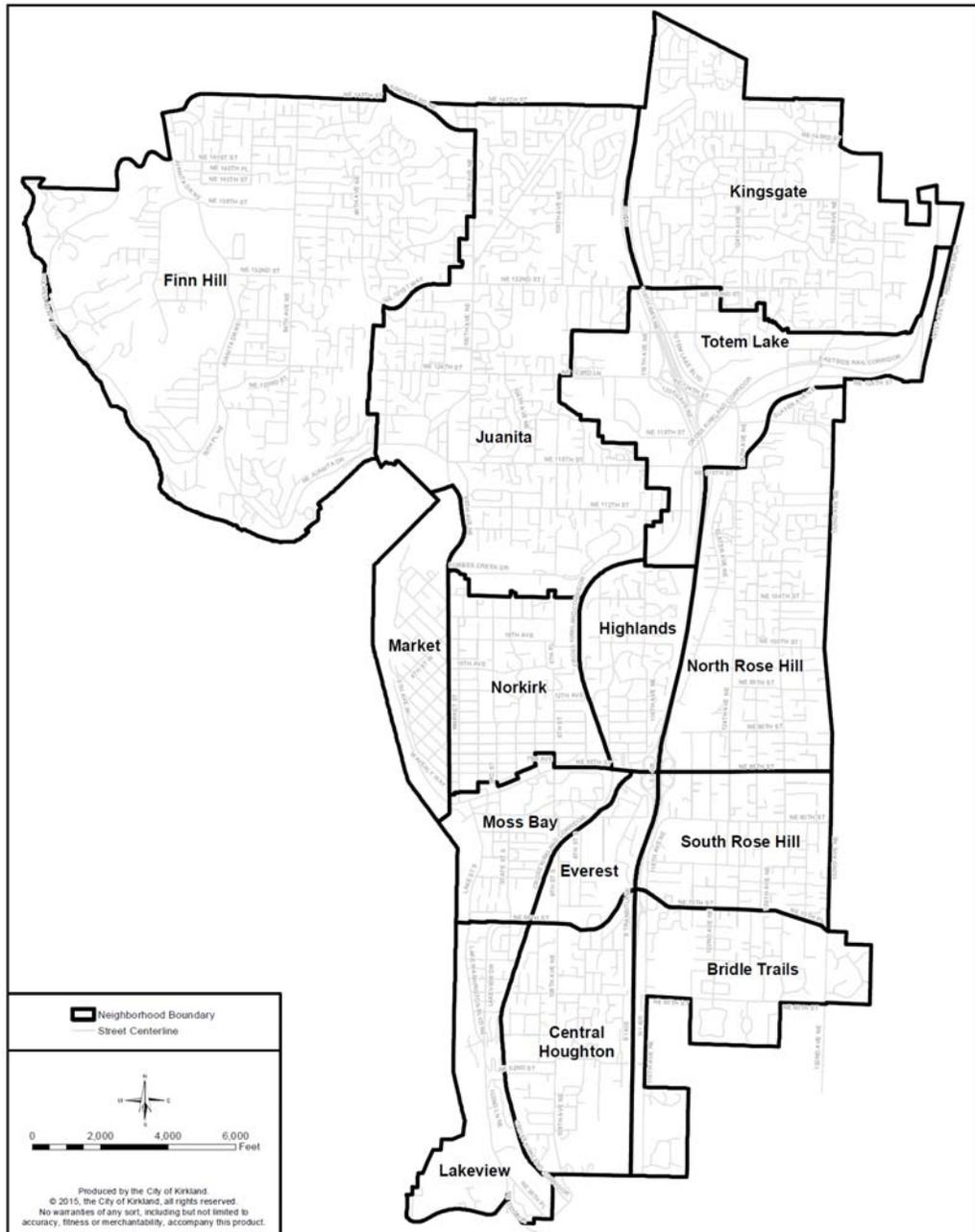


Figure I-11: City of Kirkland Neighborhoods

REVISED INTRODUCTION CHAPTER: CLEAN COPY**I. INTRODUCTION****A. ABOUT KIRKLAND**

Historical Perspective

The original inhabitants of the eastern shore of Lake Washington were the Duwamish Indians. Native Americans, called Tahb-tah-byook, lived in as many as seven permanent longhouses between Yarrow Bay and Juanita Bay and at a village near Juanita Creek. Lake Washington and its environment provided a bounty of fish, mammals, waterfowl and plants. Small pox, brought by fur traders in the 1830s, eliminated much of the Native American civilization. However, survivors and their descendents continued to return to Lake Washington until 1916 when the lake was lowered for building the Ship Canal which destroyed many of their food sources. The salmon spawning beds in the marshes dried out and the mammal population, dependent on salmon for food, died off. With most of their food sources gone, the Native American population in Kirkland declined dramatically.

The first Euro-American settlers in what is now Kirkland arrived at Pleasant (Yarrow) Bay and Juanita Bay in the late 1860s. By the early 1880s, additional homesteaders had settled on the shore of Lake Washington between these two bays. Inland growth was slow because the land beyond the shoreline was densely forested and few decent roads for overland travel existed. By 1888 the population along the shoreline between Houghton and Juanita Bay was approximately 200. The settlement at Pleasant Bay was renamed Houghton in 1880 in honor of Mr. and Mrs. William Houghton of Boston, who donated a bell to the community's first church.

Early homesteaders relied on farming, logging, boating/shipping, hunting, and fishing for survival. Logging mills were established at both Houghton and Juanita Bay as early as 1875. The promise of industrialization for Kirkland came in 1888 with the discovery of iron ore deposits near Snoqualmie Pass and the arrival of Peter Kirk, an English steel industrialist. Kirkland was slated to become the center of a steel industry – the “Pittsburgh of the West.” Platting of the Kirkland townsite, planning and construction of the steel mill near Forbes Lake on Rose Hill, and development of a business and residential community proceeded through the year 1893. The financial panic of 1893 put an end to Kirk's industrialist dreams before the steel mill could open. Kirkland became a virtual ghost town, and a subsistence economy again arose as the lifeblood of the remaining inhabitants.

Kirkland began to grow and prosper, along with Seattle and the Puget Sound region, at the time of the Klondike gold rush. In 1910, Burke and Farrar, Inc., Seattle real estate dealers, acquired many of the vacant tracts that had been platted in the 1890s. They created new subdivisions and aggressively promoted Kirkland. Ferry service between Seattle and Kirkland operated 18 hours a day. The population grew from 392 people at incorporation in 1905 to 532 by 1910 and to 1,354 by 1920. Logging and farming remained the primary

REVISED INTRODUCTION CHAPTER: CLEAN COPY

I. INTRODUCTION

occupations in Kirkland, but the town was also becoming a bedroom community for workers who commuted by ferry to Seattle.

The Klondike gold rush was also a boon for Houghton. The Alaska-Yukon Exposition of 1909, held in Seattle, prompted the Anderson Steamboat Company, located at the future site of the Lake Washington Shipyards, to build several ships to ferry passengers to the Exposition. Employment at the Steamboat Company increased from 30 to 100 men. World War I and the construction of the Lake Washington Ship Canal brought further expansion of the shipyard and employment increased to 400. By the outbreak of World War II, the Anderson Steamboat Company had become the Lake Washington Shipyards. After the attack on Pearl Harbor, defense contracts allowed the shipyard to quadruple in size and employment exceeded 8,000. The Kirkland-Houghton area became an industrial metropolis virtually overnight. By 1944, an estimated 13,000 to 14,000 people were served by the Kirkland Post Office.

The rapid growth associated with the war effort came at a cost. By the end of the war, many residents felt the loss of a sense of small town community and stability. In addition, serious environmental concerns surrounded the growth of the shipyards and the population. An inadequate septic system threatened water supplies and lake beaches, while an oil spill at the shipyards in 1946 fouled the beaches and killed wildlife along the eastern shore of Lake Washington. The shipyards closed at the end of 1946 and, to avoid future industrialization of their waterfront, Houghton moved to incorporate in 1947 and zoned the waterfront for residential uses.

Following World War II, the automobile and better roads opened up the Eastside to development. Improvements in regional transportation linkages have had the greatest impact on Kirkland's growth since the demise of Peter Kirk's steel-mill dream, when Kirkland was considered "the townsite waiting for a town." Access to Kirkland, which began with the ferry system across Lake Washington, was improved later with the completion of the Lacey V. Murrow floating bridge in 1940, the opening of the State Route 520 Bridge across Lake Washington in 1963, and the construction of Interstate 405 in the 1960s. Kirkland continued to grow as a bedroom community as subdivision development spread rapidly east of Lake Washington. Commercial development also grew following the war, providing retail services to the new suburban communities.

Acquisition of Kirkland's renowned waterfront park system started many years ago with the vision and determination of community leaders and City officials. Waverly Park and Kiwanis Park were Kirkland's first waterfront parks dating back to the 1920s. A portion of Marina Park was given to the City in 1937 and then the remaining parkland was purchased from King County in 1939. Houghton Beach was deeded to the City of Houghton from King County in 1954, and came into the City as part of the 1968 Houghton annexation. It was expanded in 1966 and again in 1971. In the early 1970s, Marsh Park was donated by Louis Marsh, and Dave Brink Park was purchased; and subsequent land purchases expanded both parks. The Juanita Golf Course was purchased in 1976 and redeveloped as Juanita Bay Park with further park expansion in 1984. Yarrow Bay Park Wetlands were dedicated to the City as part of the Yarrow Village development project. The latest waterfront park to come under City ownership is Juanita Beach Park, which was transferred to the City from King County in 2002.

In 1968, just over 20 years after its initial incorporation, the town of Houghton consolidated with the town of Kirkland. The 1970 population of the new City of Kirkland was 15,070. Since that time, the City has continued

REVISED INTRODUCTION CHAPTER: CLEAN COPY

I. INTRODUCTION

to grow in geographic size and population. For example, the 1989 annexations of Rose Hill and Juanita added just over four square miles of land and 16,000 people to the City. In 2011, another large annexation occurred with Finn Hill, North Juanita, and Kingsgate adding more than 30,000 residents. See Figure I-1 for Kirkland's history of annexations.

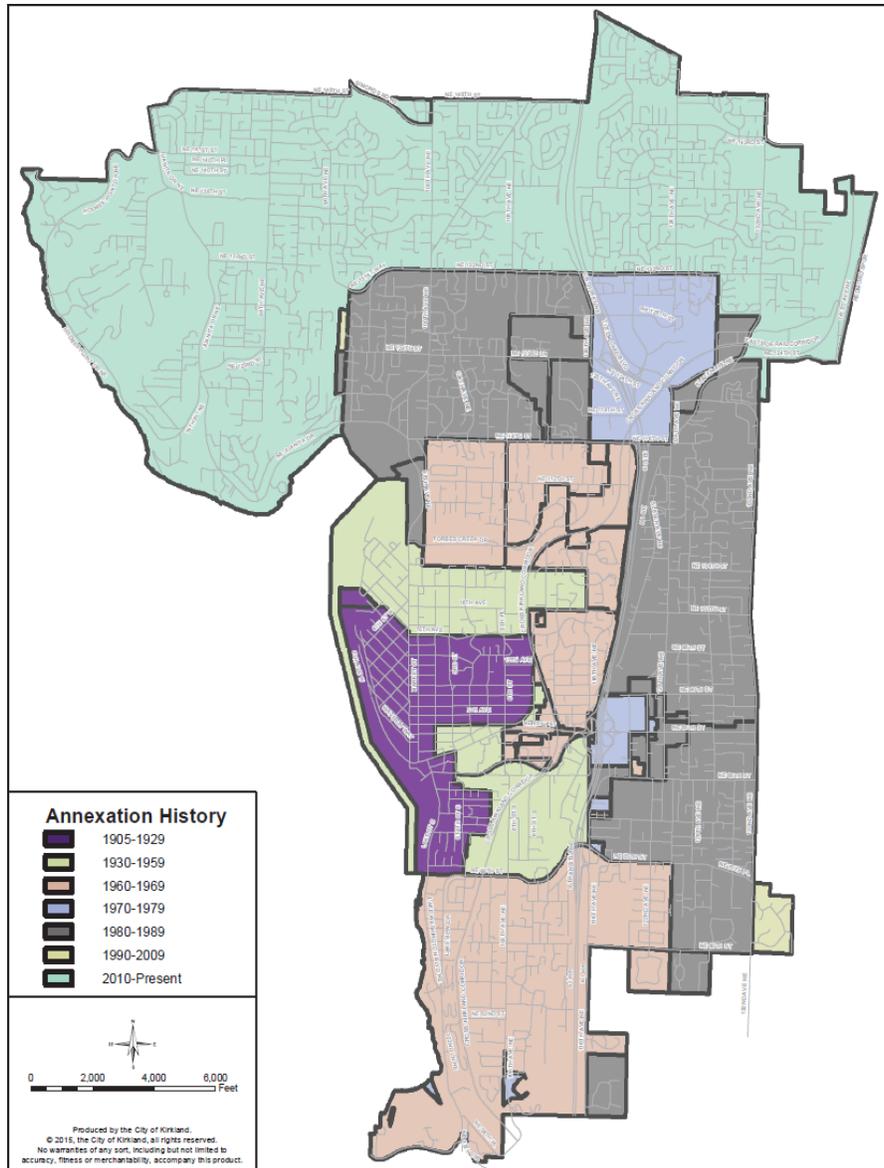


Figure I-1: City of Kirkland Historical Annexation Areas

REVISED INTRODUCTION CHAPTER: CLEAN COPY**I. INTRODUCTION**

Between 1980 and 2004, major retail, office and mixed-use developments were built in many areas of the City, including Park Place, Yarrow Bay Office Park, Kirkland 405-Corporate Center, Juanita Village, and Carillon Point, constructed on the former site of the Lake Washington Shipyards. City Hall moved from Central Way and 3rd to its current location at 1st and 5th Avenue to provide expanded services in response to years of growth. Downtown Kirkland intensified with mid-rise buildings around the perimeter. Housing, art galleries, restaurants and specialty shops joined existing office and basic retail uses. The Downtown civic hub came alive with the addition of a library, senior center, teen center and performing art theatre bordering on Peter Kirk Park. Many new multifamily complexes were built near the commercial centers and along arterial streets while redevelopment of single-family neighborhoods resulted in traditional subdivisions and innovative developments offering a variety of housing choices. Evergreen Health Care was expanded, giving Kirkland a strong array of medical services. Lake Washington Technical College and Northwest University also expanded, giving Kirkland a strong educational presence. Lake Washington School District remodeled or reconstructed most of its schools. The City also made major investments in capital facilities for roads, bike lanes and sidewalk construction, sewer improvements and park purchases. This was also a period of time when neighborhood associations, business organizations and community groups were established to work on issues of interest and to form partnerships for improving the quality of life in Kirkland.

Since 2004, the Downtown has continued to redevelop with mid-rise mix use buildings. Former industrial areas are being replaced with high technology campuses. The range of housing choices continue to expand, including small lot subdivisions and micro units. The South Kirkland Park and Ride facility has been converted into a transit oriented development with housing for a mix of incomes. In 2012, the City purchased a 5.75 mile segment of the 42-mile Eastside Rail Corridor from the Port of Seattle. At the end of 2015, construction of an interim trail was completed for walking and biking. Kirkland envisions the trail as a major spine connection to schools, parks, businesses and neighborhoods, and a multimodal transportation corridor.

Kirkland has grown beyond bedroom communities, becoming commercial and employment centers in its own right. See Figure I-2 for map of Kirkland and surrounding area. Kirkland today has come a long way from Peter Kirk's vision as the center of the steel industry and the "Pittsburgh of the West."

Portions condensed from: Harvey, David W. Historic Context Statement and Historic Survey: City of Kirkland, Washington. Unpublished manuscript, March 1992, on file, Kirkland Department of Planning and Community Development.

REVISED INTRODUCTION CHAPTER: CLEAN COPY

I. INTRODUCTION

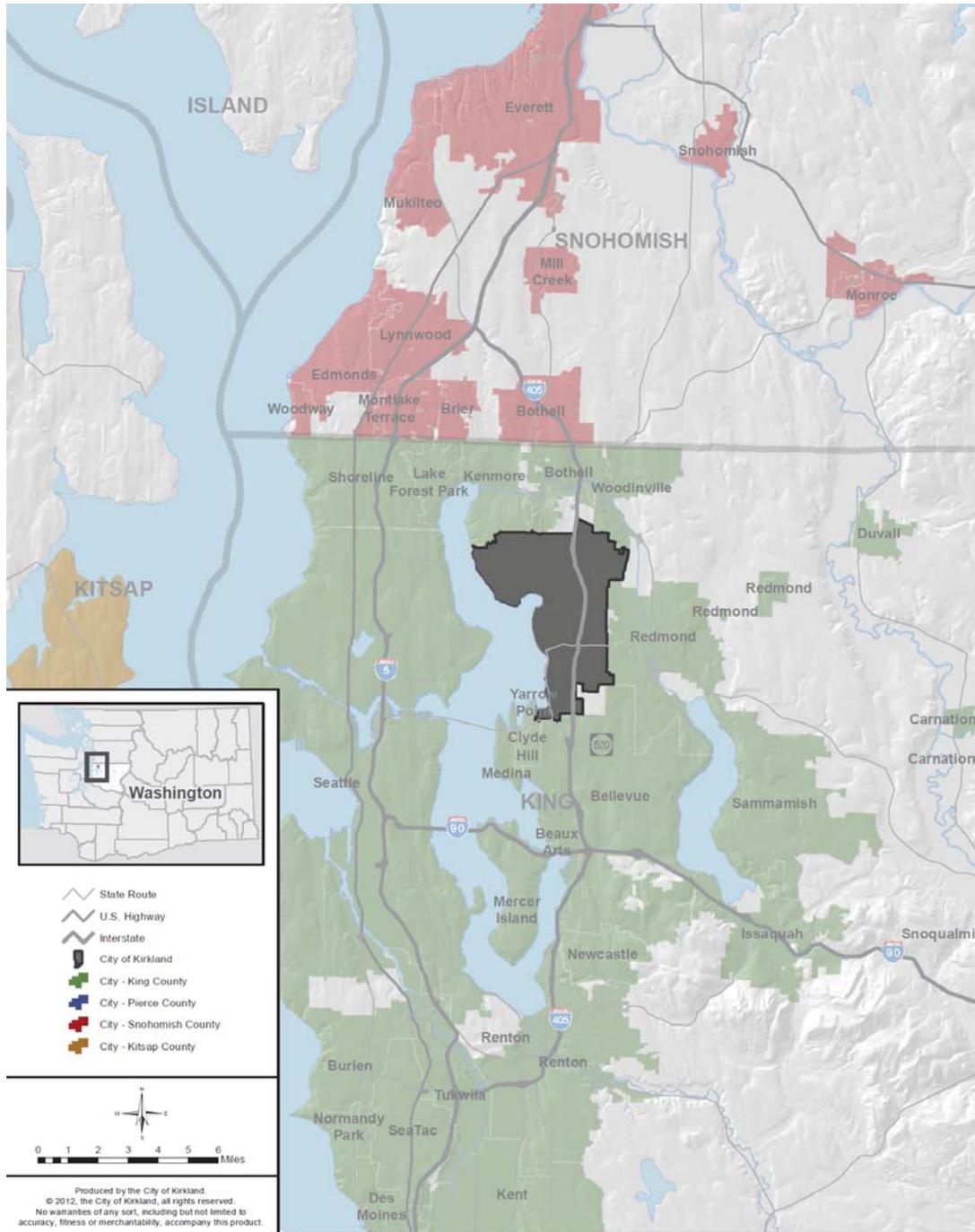


Figure I-2: Kirkland and Surrounding Area

REVISED INTRODUCTION CHAPTER: CLEAN COPY

I. INTRODUCTION

Community Profile

An update to the community profile was completed in 2014 and includes relevant Kirkland data about demographics, housing, economics, land use and capacity. This data was compiled from a variety of sources, including the U.S. Census Bureau, Washington State Office of Financial Management, Puget Sound Regional Council, ARCH (A Regional Coalition for Housing), King County and the City of Kirkland Finance Department.

KIRKLAND AT A GLANCE

Kirkland is a city in the Puget Sound region of western Washington. The city is located in Seattle's greater suburban area known as the Eastside, on the shores of Lake Washington. See Figure I-2. In 2014, at nearly 83,000 population, Kirkland is the sixth largest municipality in King County and the thirteenth largest in the state. Kirkland has long been a regional commerce center as well as a popular destination for recreation, entertainment and the arts. Over the past 11 years since the last Comprehensive Plan update, the city has grown and changed with the annexation of Finn Hill, North Juanita and Kingsgate, high technology companies laying roots and the Downtown continuing to redevelop as an urban village. Quick facts provided below represent a "snapshot" of Kirkland in 2014:

CITY

- *Incorporated:* 1905
- *Area:* 17.81 square miles
- *Population:* 82,590 (April, 2014 estimate, Washington State Office of Financial Management)
- *Rank:* thirteenth largest municipality in Washington State; sixth largest in King County (2013)
- *Miles of streets, highways:* approximately 300 miles (includes private streets and some driveways)
- *Elevation range:* ~15' to ~535' above sea level
- *Real property parcels:* approximately 24,300
- *Neighborhoods:* Fifteen, represented by thirteen neighborhood associations
- *City government:* City council/city manager; 544 permanent staff (December 2013)

DEMOGRAPHICS

- *Minority population:* 10,095 (2010); 21% of total population
- *Median age:* 36.6 (2012)
- *Junior and senior population:* 9,155 younger than age 18; 5,299 65 and older (2010)

REVISED INTRODUCTION CHAPTER: CLEAN COPY**I. INTRODUCTION**

- *Households*: 22,445 total; 12,014 family, 10,431 non-family (2010)
- *Average Household size*: 2.15 (2010)
- *Median household income*: \$86,656 (2012 est.)
- *Households below poverty level*: 1,306; 5.85% of total (2011)

HOUSING

- *Housing units*: 37,450 (2014 est.)
- *Housing unit growth*: 107% increase from 1990 to 2014
- *Housing unit types*: 21,176 single family, 16,188 multifamily (2014)
- *Median rent*: \$1,370 (2012)
- *Rental vacancy rate*: 3.9% (2012 est.)
- *Median home price*: \$464,200 (2012 est.)
- *Owner versus rental*: owner-occupied 12,897; renter-occupied 9,429 (2012 est.)
- *Rental expenditure*: 37% of renters spend more than 30% of income
- *Mortgage expenditure*: 42% of owners spend more than 30% of income
- *Households in poverty*: 520 family households and 786 other households (2012)

ECONOMY

- *Property assessed valuation*: \$4.9 billion (2000); \$11 billion (2010); \$13.9 billion (2013)
- *Largest employer*: Evergreen Healthcare; 3,762 employees (2014)
- *Total employment*: 30,124 (2012 est.)
- *Kirkland residents who work in Kirkland*: 6,108 (2012 est.)
- *Number of business licenses*: 4,688 (July, 2014)
- *Home business licenses*: 1,972 (July, 2014)
- *City government revenues*: \$108.6 million (2013)
- *Sales tax generated*: \$16.6 million (2013)
- *City permit valuation*: \$151.4 million (2011)
- *Future employment forecasts*: 59,309 jobs (2025); 65,893 jobs (2030) (PSRC)

LAND USE AND FUTURE GROWTH CAPACITY

- *Single family housing zoning*: 53% of city (2014)
- *Multifamily housing zoning*: 8% of city (2014)
- *Commercial mix use/office/industrial/institutional zoning*: 10% (2013)
- *Parks/open space*: 8% of city (2013)
- *Right of way*: 20% of city (2013)

REVISED INTRODUCTION CHAPTER: CLEAN COPY

I. INTRODUCTION

- *Residential density (range by neighborhood):* Moss Bay Neighborhood 25 units/acre (highest); Bridle Trails Neighborhood 2.6 units/acre (lowest)
- *Housing unit growth capacity:* 10,000 additional; 2,900 in Totem Lake Neighborhood (2035)
- *Employment growth capacity:* 23,000 additional; 7,300 in Totem Lake Neighborhood (2035)

Source: Community Profile

POPULATION

With an estimated 2014 population of 82,590, Kirkland grew by over 30,000 people in 2011 with the annexation of Finn Hill, North Juanita and Kingsgate. Although future annexations are unlikely, Kirkland will continue to have a steady increase primarily due to new redevelopment of existing structures. By the year 2030, Kirkland's population is expected to grow by more than 10,000 to 92,800.

Table I-1 below shows how Kirkland's population has grown over time and what the projected population is expected to be over the next 20 years.³

Table I-1: Kirkland Growth Trends

Year	Population	Population Increase	Land Area Increase
1910	532		
1930	1,714	27%	2%
1950	4,713	130%	112%
1970 ¹	15,070	150%	170%
1990 ²	40,052	113%	67%
2010	48,787	8.3%	0%
2014 ³	82,590	69.3%	64.9%
2025	89,000	7.7% %	0%
2035 ⁴	95,000	0.6% %	0%

REVISED INTRODUCTION CHAPTER: CLEAN COPY

I. INTRODUCTION

- ¹ Includes consolidation with the City of Houghton in 1968 which included 1.91 square miles.
- ² Includes annexations of Rose Hill and Juanita in 1988. *Source: Office of Financial Management.*
- ³ Includes annexations of Bridleview (2009) Finn Hill, North Juanita, and Kingsgate (2011). Washington Office of Financial Management
- ⁴ PSRC 2014

The Kirkland median age has increased from 36.1 in 2000 to 36.6 in 2012. At the time, however, the percentage of the population under 18 years old has also increased from 18.2% in 2000 to 18.8% in 2010 and the percentage of the population 65 and older has also increased from 10.1 to 10.9%. The largest age group in both 2000 and 2010 was the 25-44 group. See Figure I-3 for Kirkland’s Age Group Composition 2000-2010.

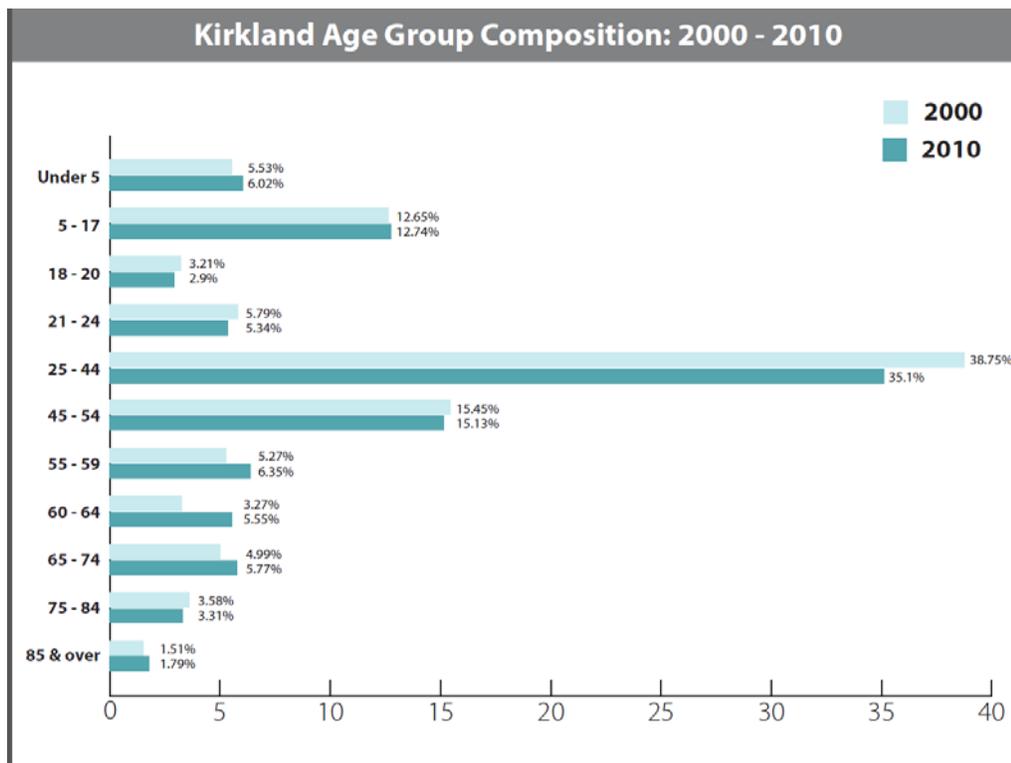


FIGURE I-3: KIRKLAND AGE GROUP COMPOSITION

Source: State Office of Financial Management

REVISED INTRODUCTION CHAPTER: CLEAN COPY

I. INTRODUCTION

HOUSEHOLD INCOME

Median household income and poverty status are two measures that indicate economic well-being. As indicated in Figure I-4 below, Kirkland’s median household income in 2012 was \$86,656, which is 21.7% higher than King County’s median of \$71,175. In 2010, 31% of the City’s households were considered low- to moderate-income (80% or less of the County median income) which has remained the same over the past 10 years. Poverty is still present within the City. The 2010 Census reported that 5.85% of all individuals in Kirkland fell below federal poverty thresholds which is an increase over the past 10 years as compared to 9.92% for King County as a whole.

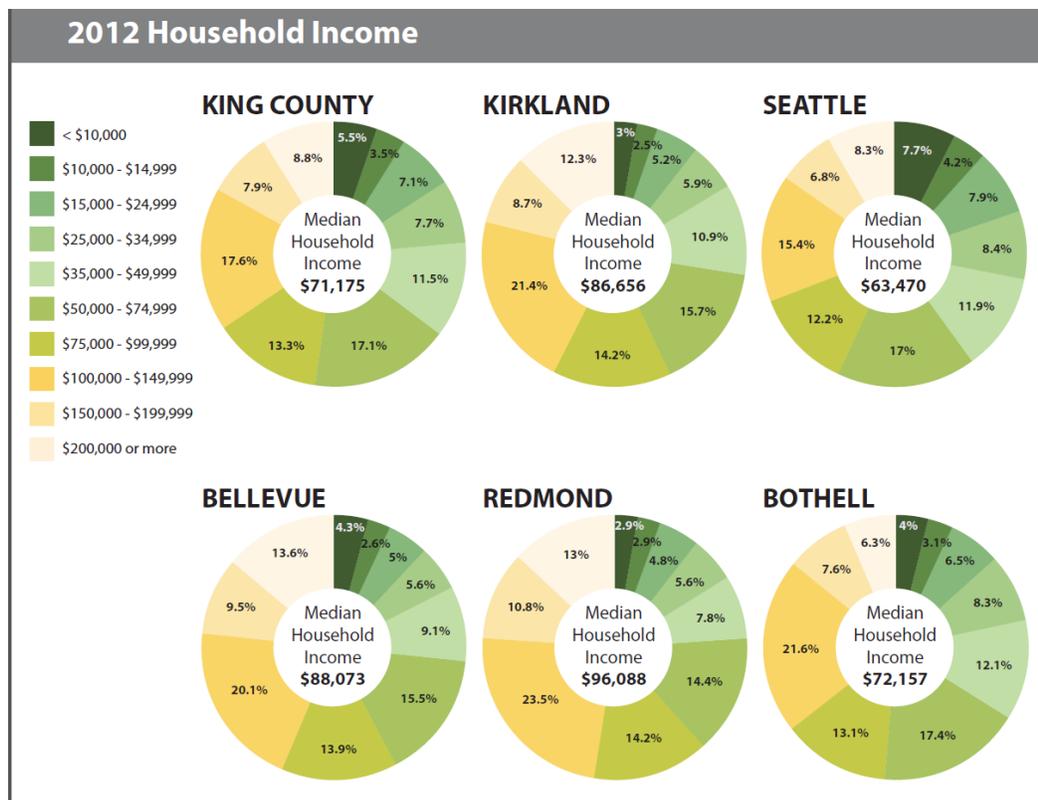


Figure I-4: 2012 Household Income

Source: U.S. Census Bureau

REVISED INTRODUCTION CHAPTER: CLEAN COPY

I. INTRODUCTION*HOUSING*

Changes in the population characteristics have implications for the average household size. In past decades, Kirkland and other jurisdictions throughout King County have experienced a decrease in the average household size. However, more recently in Kirkland, the average household size stayed about the same with 2.14 persons per household in 2000, increasing slightly to 2.15 persons per household in 2010. However, with the 2011 annexation average household size increased due to the addition of single family homes. Nonetheless, Kirkland has the second lowest household size for renter occupied behind Seattle and the lowest household size for owner occupied. See Figure I-5 for Average Household Size (Rent vs. Occupied) for 2012.

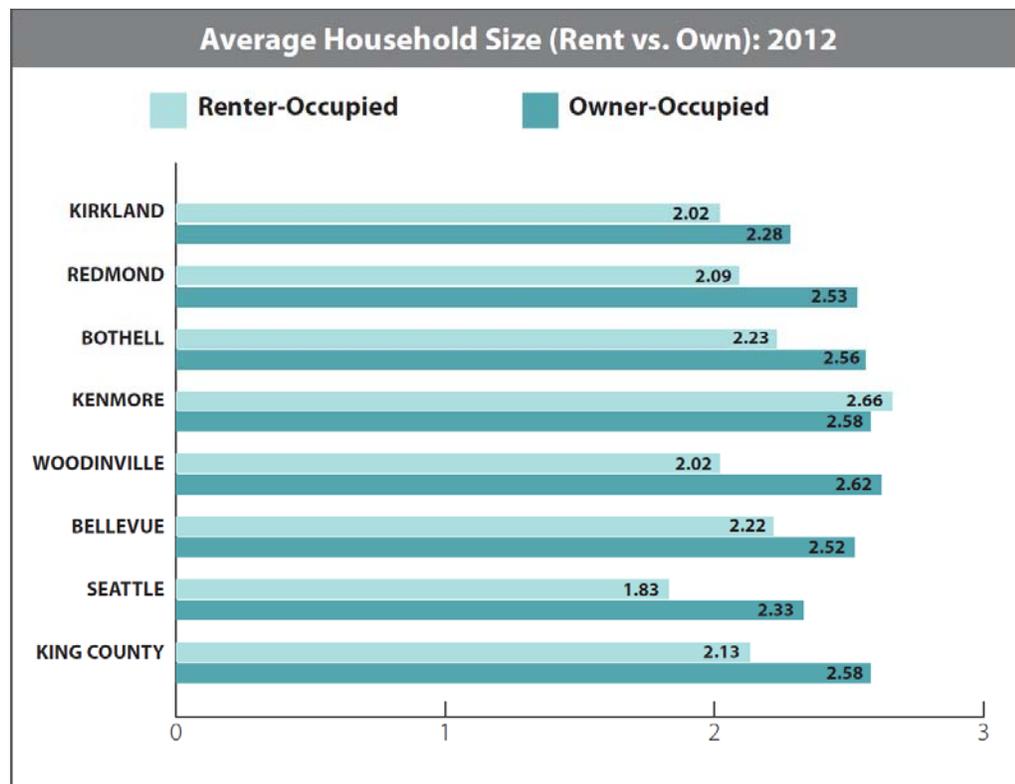


Figure I-5: 2012 Average Household Size (Rent vs. Own)

Source: State Office of Financial Management

King County also has seen little change in household size over the same period. The national trend is a declining household size, including: people living longer, fewer children being born, a rise in single-parent

REVISED INTRODUCTION CHAPTER: CLEAN COPY

I. INTRODUCTION

households, and an increase in the number of single-occupant households. Given that trend, Kirkland may also see a decline of persons per household over the next twenty years. If so, population growth in the future would result in more housing units per capita and different types of housing to accommodate changing needs.

Due to the 2011 annexation, the City's housing stock grew from 21,939 units in 2000 to 37,450 units in 2012 – a 71% increase. Reflective of the substantial housing increase due to annexation, the population nearly doubled between 2000 and 2014 largely due to annexation. The 2011 annexation also altered the balance of housing unit types. In 2000, there were 50.47% single family units and 49.28% multifamily units. By 2010, the ratio was 48.83% single family units to 50.95% multifamily units with more multifamily housing. By 2011 with annexation, the balance tipped back to single family housing with 56.54% single family units and 43.23% of multifamily units. See Figure I-6 for the change in single family and multi-family housing type in Kirkland between 1995 and 2014.

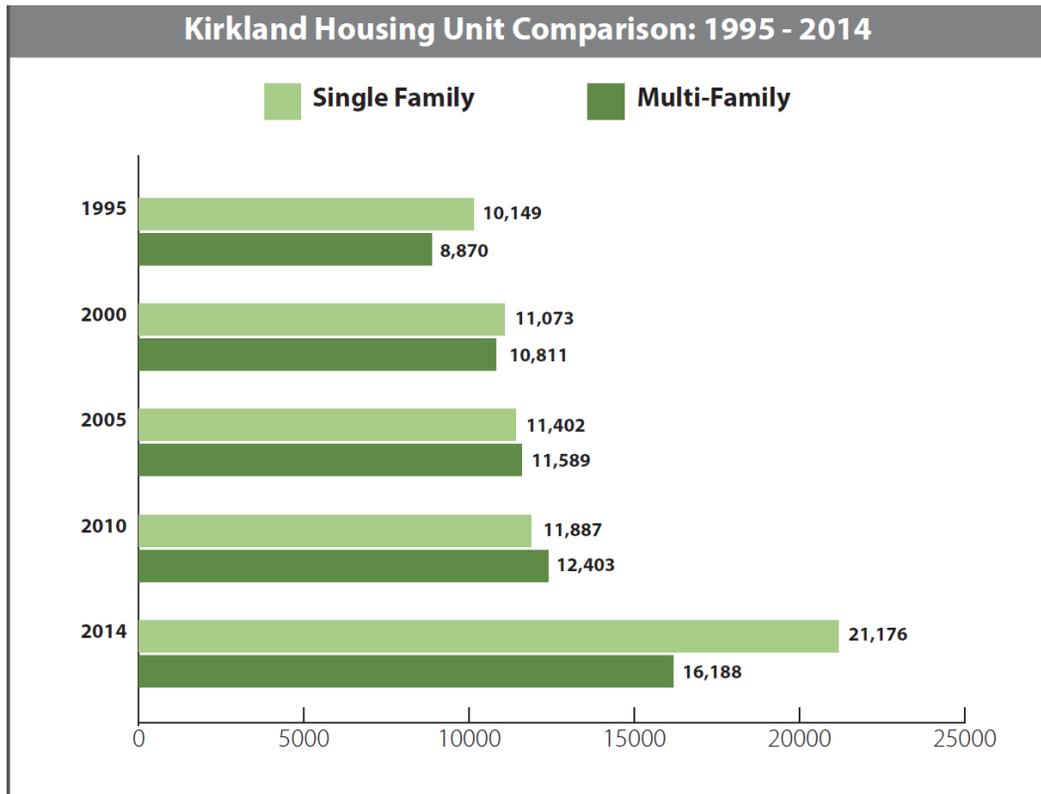


Figure I-6: 1995-2014 Kirkland Housing Unit Comparison

Source: State Office of Financial Management

REVISED INTRODUCTION CHAPTER: CLEAN COPY

I. INTRODUCTION

Figure I-7 below compares Kirkland owner-occupied and renter-occupied housing units with King County and other Eastside cities for 2010. In both cases, Kirkland falls within the median range. Only Kirkland did not see a change in the percent of owner-occupied and rental-occupied units between 2000 and 2010.

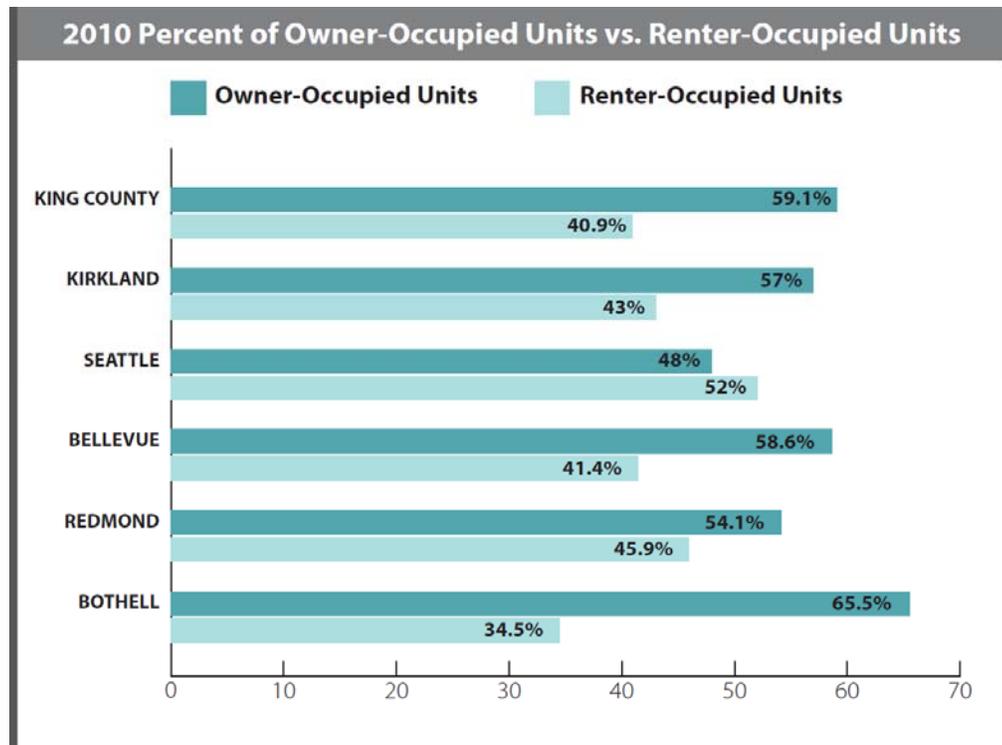


FIGURE I-7: 2010 OWNER-OCCUPIED VS. RENTER-OCCUPIED

SOURCE: U.S. CENSUS BUREAU

EMPLOYMENT

Kirkland provided approximately 30,942 jobs in 2010 based on the U.S. Census. In Figure I-8 below, total jobs in 2010 are listed by sector for Kirkland. The highest percentage of all jobs, were are in the finance, insurance, real estate and services sector (56.5%).

REVISED INTRODUCTION CHAPTER: CLEAN COPY

I. INTRODUCTION

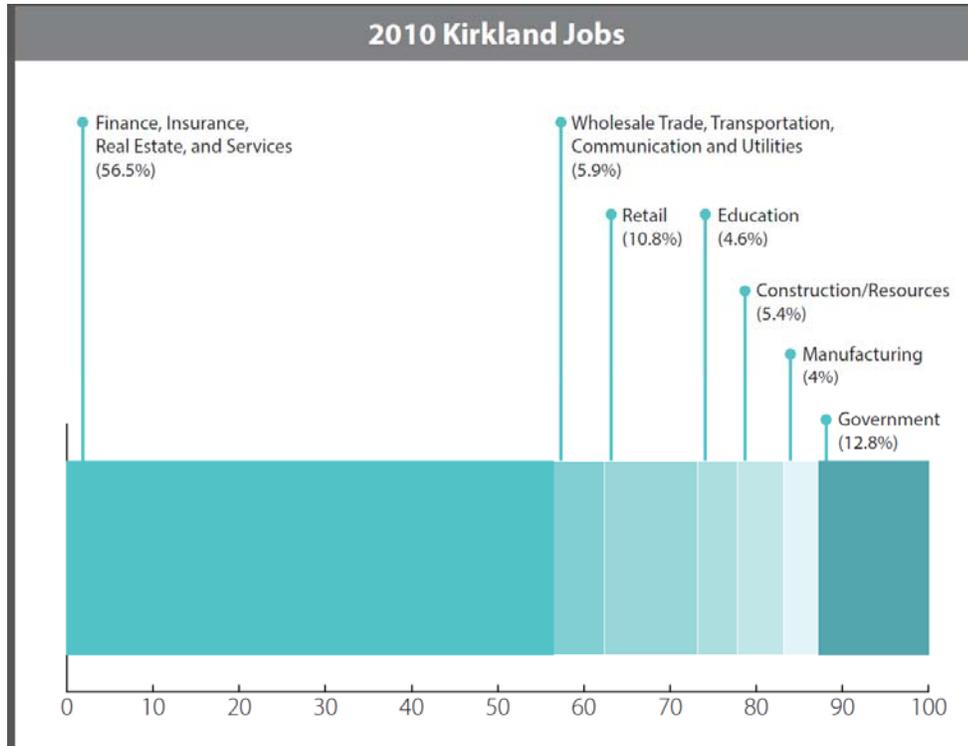


Figure I-8: 2010 Kirkland Jobs

Source: City of Kirkland and PSRC estimates

The 2010 Census reported that 28,140 (69.8%) of Kirkland's residents 16 years and over are employed. This is slightly higher than the 65.6% employment of the King County population. Overall, this represents a decline in the number of residence in the workforce that may reflect an increase in young children and/or retired people.

In Kirkland, the jobs to housing ratio is 79% percent (30,124 jobs ÷ 23,932 units) compared with 77% (1,099,630 jobs ÷ 851,180 units) in King County. One of ARCH's goals for East King County is to have a close job to housing ratio in order to have a sufficient housing supply that can help to reduce housing costs and commute times.

As of 2014, the largest employers in Kirkland represent a wide range of businesses, including Evergreen Healthcare Center, Google, Inc., City of Kirkland, Kenworth Truck Co., Astronics Advanced Electronics Systems, Costco Wholesale, and Evergreen Pharmaceutical LLC. Health care and high technology is the current trend for major employers in Kirkland.

REVISED INTRODUCTION CHAPTER: CLEAN COPY

I. INTRODUCTION

As described in Figure I-9 below, in 2012, Kirkland ranked first out of the five local cities whose residents worked outside the city with 79.7% of its total workforce traveling to other cities to work. Not surprisingly, Seattle, at 67.4%, has the greatest proportion of its residents working within its City limits. Workforce includes those 16 years and older.

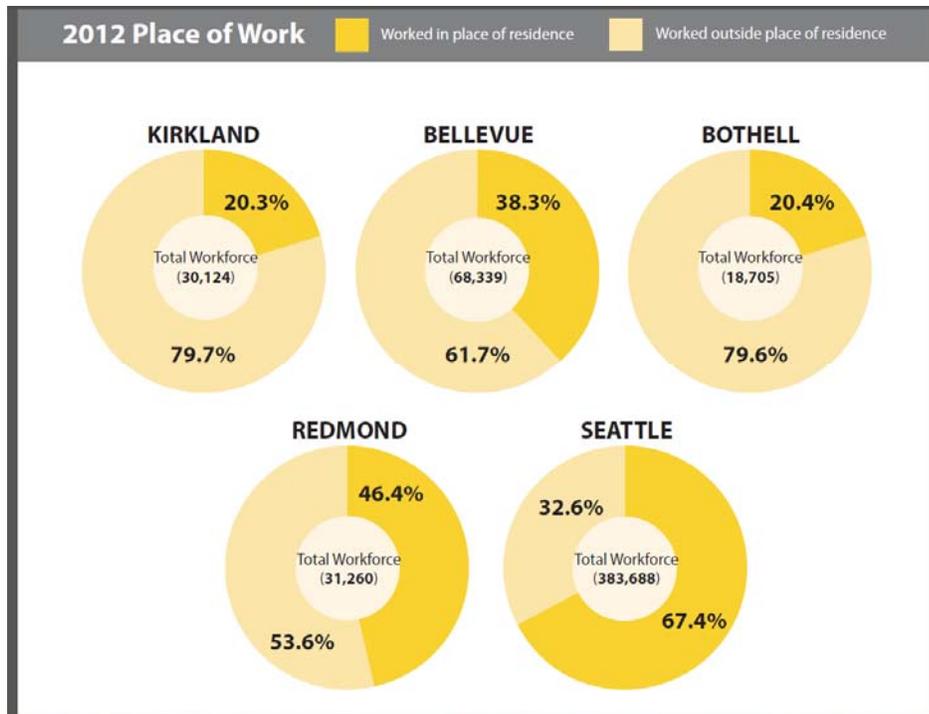


Figure I-9: 2012 Place of Work

Source: U.S. Census Bureau

Existing Land Use

There are approximately 11,400.70 gross acres or almost 18 square miles of land in Kirkland. This represents a 62.8% increase since 2000 due to the 2011 annexation. The developable land use base, which excludes all existing public rights-of-way, totals 9,124 net acres of land in Kirkland. The City maintains an inventory of the land use base which classifies the land according to the uses and the zones that occur on the various parcels.

Figure I-10 below describes the type of land uses in Kirkland. Fifty-four percent of the land contains existing residential uses. The Finn Hill neighborhood has the highest percent of single family land in acres while the Totem Lake neighborhood has the fewest acres. South Juanita has the highest percentage of multifamily land in acres while the Market neighborhood has the fewest acres. Not surprisingly, the Totem Lake neighborhood has the greatest commercial and office land in acres.

REVISED INTRODUCTION CHAPTER: CLEAN COPY

I. INTRODUCTION

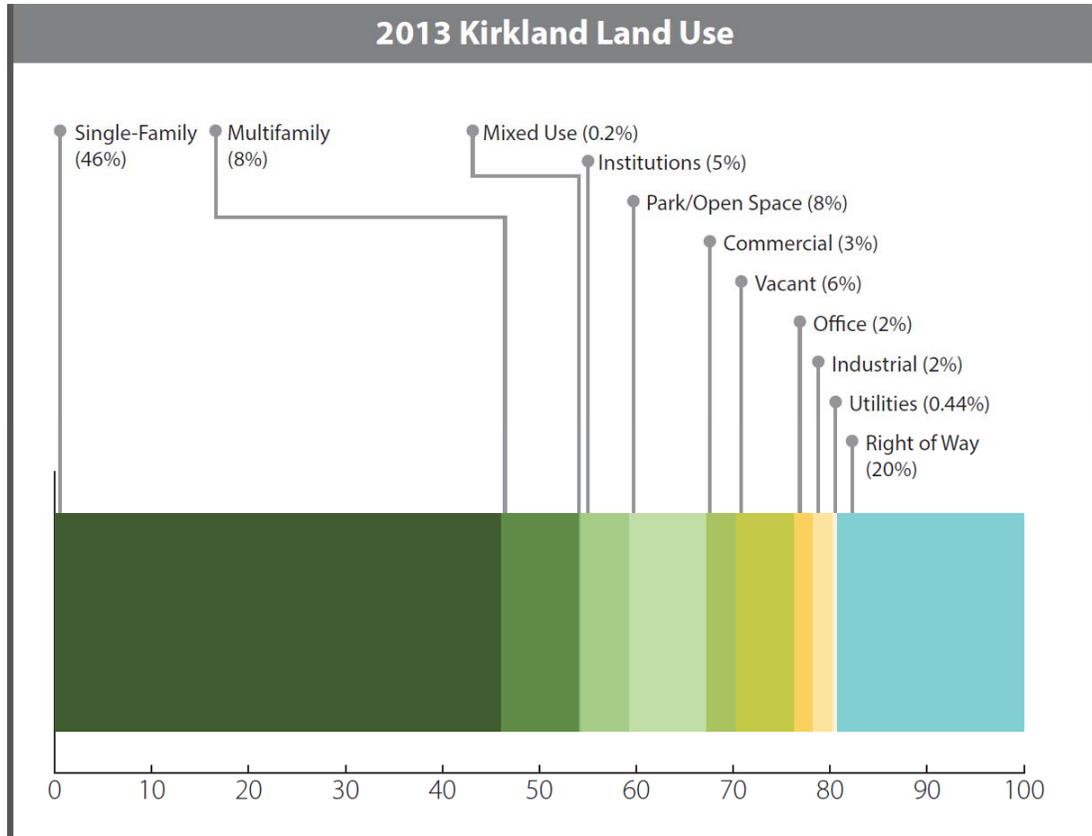


Figure I-10: 2013 Kirkland Land Use

Source: City of Kirkland – Land Use Inventory

Twelve percent of the developable land use base is developed with nonresidential uses. As of 2013, Kirkland has approximately 13,478,712 square feet of existing floor area dedicated to nonresidential uses. Of that developed total, 5,689,271 acres (42%) are office uses, 4,241,082 (31%) are commercial uses, and 3,548,359 (26%) are industrial uses. The Totem Lake neighborhood has the greatest percent of commercial and industrial uses in square footage and the Lakeview Neighborhood has the greatest percent of office uses in square footage.

TARGETS AND CAPACITY ANALYSIS

Counties and cities must plan for household and employment growth targets as determined by the State and King County. In the case of Kirkland, the King County Growth Management Council works with the local cities to agree on each city’s share of the growth targets.

REVISED INTRODUCTION CHAPTER: CLEAN COPY**I. INTRODUCTION**

When updating the Comprehensive Plan, the City of Kirkland forecasts capacity for residential and nonresidential development. Capacity is, simply, an estimate of possible future development. To calculate capacity, the City takes into account a number of factors. Vacant properties, and those properties considered more likely to redevelop, are identified and the maximum development potential allowed by the current zoning is calculated. These figures are then reduced to take into account current market factors, environmentally sensitive areas, right-of-way needs and projected public developments, such as parks and schools. The results are summarized as capacity housing units for residential development and capacity square footage for nonresidential development converted into number of employees.

Residential and employment capacities as of 2014 under the current zoning and Comprehensive Plan and the assigned growth targets are reflected in Table I-2.

Table I-2: Comparison of Growth Targets and Available Capacity

	2012 Existing¹	2035 Growth Targets²	Available Capacity³
Housing Units	23,932	32,293 (8,361 new units)	33,448 (9,516 new units)
Employment/Jobs	30,124	52,559 (22,435 new jobs)	53,068 (22,944 new jobs)

**B. ABOUT THE
COMPREHENSIVE
PLAN**

Why are we planning?

In 1977, Kirkland adopted a new Comprehensive Plan establishing broad goals and policies for community growth and very specific plans for each neighborhood in the City. That plan, called the Land Use Policy Plan, served Kirkland well. Since its adoption, the plan has been actively used and updated to reflect changing circumstances. The 1977 Comprehensive Plan provided a foundation for a pattern and character of development that has made Kirkland a very desirable place to work, live, and play.

REVISED INTRODUCTION CHAPTER: CLEAN COPY**I. INTRODUCTION**

Passage of the 1990/1991 Growth Management Act (GMA) provided the City an opportunity to reexamine the entire plan in a thorough, systematic manner and to include focused goals and policies on citywide elements, such as land use, transportation and housing. The GMA requires jurisdictions, including Kirkland, to adopt plans that provide for growth and development in a manner that is internally and regionally consistent, achievable, and affordable. The 1995, 2004 and 2015 GMA updates of the Comprehensive Plan and annual amendments reflect Kirkland's intention to both meet the requirements of GMA as well as create a plan that reflects our best understanding of the many issues and opportunities currently facing the City.

What is a Comprehensive Plan?

The Comprehensive Plan establishes a vision, goals and policies, and implementation strategies for managing growth within the City over the next 20 years. The Vision Statement and Guiding Principles in the plan are a reflection of the values of the community – how Kirkland should evolve with changing times. The goals and policies identify more specifically the end result Kirkland is aiming for; policies address how to get there. The Implementation chapter identifies those actions that should be undertaken by the City to accomplish the goals and policies. All regulations pertaining to development (such as the Zoning Code, including shoreline management regulations, and the Subdivision Ordinance) must be consistent with the Comprehensive Plan. The end result will be a community that has grown along the lines anticipated by the Comprehensive Plan.

How was the plan prepared?

The 1995 Comprehensive Plan, the first plan prepared under the Growth Management Act (GMA), was guided by a City Council appointed citizen advisory committee known as the Growth Management Commission (GMC). This group was established to recommend an updated Comprehensive Plan to the City Council consistent with the requirements of the GMA. Two more GMA updates were completed in 2004 and 2015. The 2004 update included a community visioning outreach called "Community Conversations – Kirkland 2022" that won the Puget Sound Regional Council's Vision 2020 Award in 2003 for its grass roots approach of residents and businesses hosting their own conversations about Kirkland's future. The 2015 GMA update included a community visioning program called "Kirkland 2035 - "Your Vision, Your Voice Your Future" that used a variety of internet approaches to connect with people along with several community planning days and hosted conversations at various neighborhood and business events and City boards and commissions. With each GMA update, additional citywide topics have been addressed, including human services and sustainable community.

REVISED INTRODUCTION CHAPTER: CLEAN COPY**I. INTRODUCTION**

The City has made annual updates to the Comprehensive Plan between the mandated GMA updates. These updates included changes to the Transportation and Capital Facilities Elements, incorporating new GMA legislation, making minor corrections and considering private amendment requests.

Environmental Impact Statements (EISs) have been prepared for each of the GMA updates that included analyses of growth alternatives and impacts on a variety of topics. The 2015 GMA update also included a Planned Action EIS for Totem Lake. Throughout the planning process to prepare and amend the Plan and to prepare the EIS, the City actively encouraged and facilitated public participation using a variety of forums and involving several City boards and commissions, including the Kirkland Planning Commission, the Houghton Community Council, the Transportation Commission, the Park Board, the Senior Council, and Human Services Board.

**C. GUIDE TO THE
COMPREHENSIVE PLAN**

The Comprehensive Plan is comprised of two major parts. The first part contains a vision statement, guiding principles, and a series of plan elements that apply Citywide. The second part contains plans for each of the City's neighborhoods (see Figure I-2).

Citywide Elements

All of the Comprehensive Plan Elements contain goals, policies, and narrative. Goals describe the desired outcome that the city is striving to attain, policies are principles to achieve the goals, while the narrative provides further explanation of the goals and policies. In addition, several appendices are included to provide additional background information.

Two key parts of the citywide portion of the Plan are the Vision Statement and the Guiding Principles. The Vision Statement is a reflection of the values of the community and establishes the character of community that the Plan is oriented toward. The Guiding Principles represent the fundamental goals guiding growth and development and establish a foundation for the Plan. The remaining elements are:

REVISED INTRODUCTION CHAPTER: CLEAN COPY**I. INTRODUCTION**

- Community Character
- Environment
- Land Use
- Housing
- Economic Development
- Transportation
- Parks and Recreation
- Public Utilities
- Public Services
- Human Services
- Capital Facilities
- Implementation Strategies

Neighborhood Plans

The Neighborhood Plans allow a more detailed examination of issues affecting smaller geographic areas within the City and clarify how broader City goals and policies in the citywide Elements apply to each neighborhood. See Figure I-11 for name, location and boundary of each neighborhood.

It is intended that each neighborhood plan be consistent with the citywide Elements. The 2015 GMA Plan Update included revisions to the neighborhood plans to ensure consistency with the citywide elements and the development regulations. The Neighborhood Plans, found in Chapter XV, contain policy statements and narrative discussion, as well as a series of maps. The maps describe land use, natural elements, pedestrian and bicycle systems, vehicular circulation, urban design, and other graphic representations. These maps serve as a visual interpretation of the Neighborhood Plan policy statements and discussion. In the event of a discrepancy between the land use map and the narrative, the land use map will provide more explicit policy direction.

REVISED INTRODUCTION CHAPTER: CLEAN COPY

I. INTRODUCTION

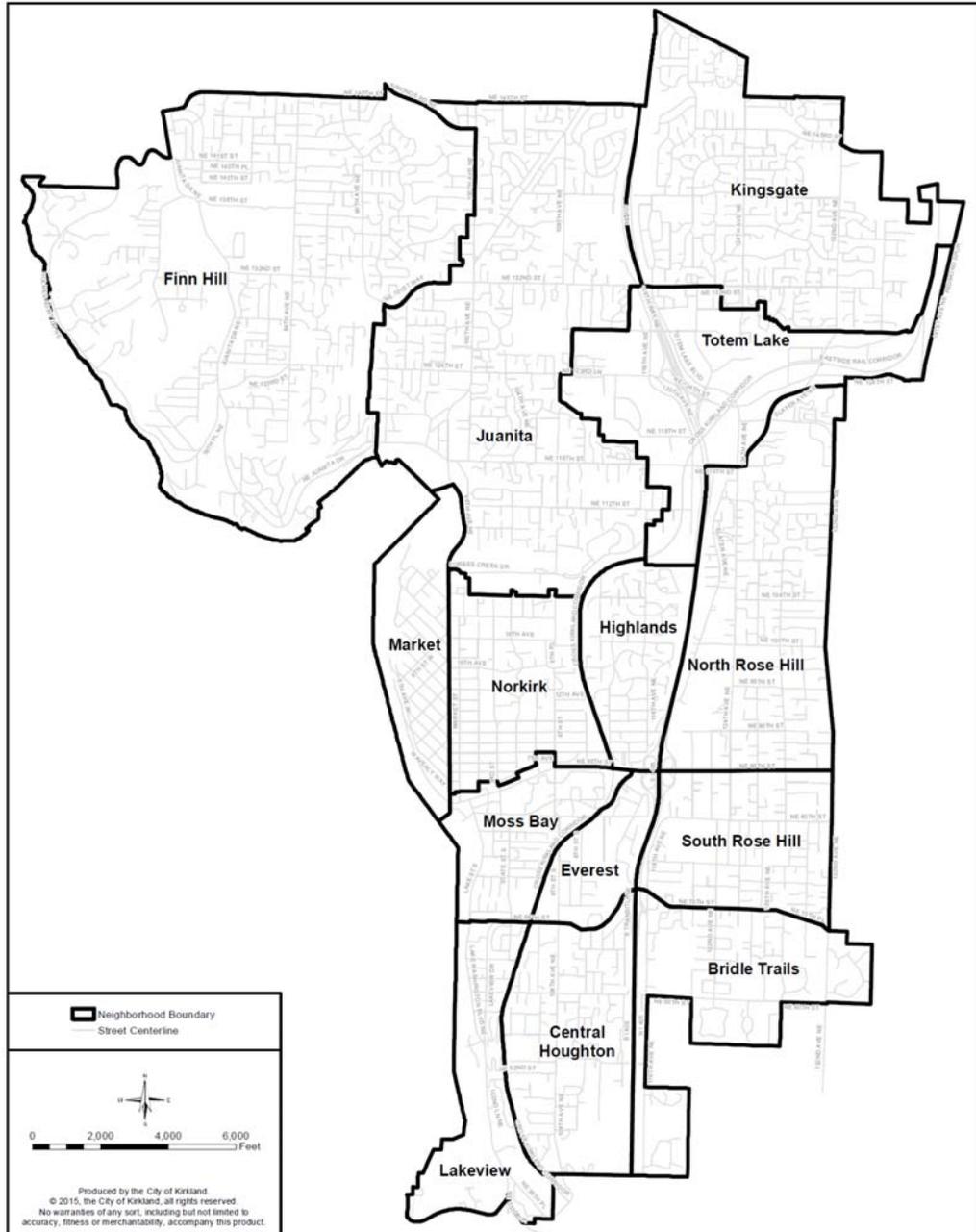


Figure I-11: City of Kirkland Neighborhoods

REVISED VISION CHAPTER: STIRKEOUTS/UNDERLINES

II. Vision/GUIDING PRINCIPLES

~~FRAMEWORK GOALS~~

A. VISION STATEMENT



Welcome to Kirkland sign

The Vision Statement is a verbal snapshot of Kirkland in the year 2035~~2022~~. It summarizes the desired character and characteristics of our community. It is an optimistic, affirming and aspiring vision for the community we hope to have. It provides the ultimate goals for our community planning and development efforts.

The Vision Statement and Guiding Principles are~~is~~ an outgrowth of a community visioning process that occurred in 2013~~1992~~ and then again in 2002. The outreach program was called Kirkland 2035 with the theme of “Your Voice Your Vision Your Future.” A series of conversations about the future were held at numerous neighborhood meetings, business forums, and

City boards and commissions meetings, including the Youth Council. The City also hosted several community wide planning days and business events. The City’s web page included interactive forums and a blog as an internet version of the visioning conversation. Over 900 people participated in the visioning program. Participants were asked questions about key issues they thought important for the future relating to land use, housing, transportation, economic development and environmental issues to help guide the updates to the Comprehensive Plan. Responses were summarized into key themes.

People were also asked to write down one word to describe what they want Kirkland to be like in the next 20 years. The collection of words resulted in the following Wordle with the most common words represented in the largest text. The Wordle and the key themes from the community conversations are the foundation for the following 2035 Vision Statement and Guiding Principles, and for updates to the general element chapters and the neighborhood plans.

II. Vision/GUIDING PRINCIPLES

~~FRAMEWORK GOALS~~

The Guiding Principles express the fundamental goals for guiding growth and development in Kirkland over the 20-year horizon of the Comprehensive Plan. They are based on and provide an extension of the aspirations and values embodied in the Vision Statement. The principles address a wide range of topics and form the foundation of the goals and policies contained in the elements of the Comprehensive Plan. They strive to make Kirkland in 2035 an attractive, vibrant and inviting place to live, work and visit.

Although all of the Guiding Principles broadly apply to all Comprehensive Plan elements, some of the principles are more applicable to certain elements than others.

II. VISION/GUIDING PRINCIPLES FRAMEWORK

Goals

Draft Vision Statement (As of 03/18/2014)

Kirkland



is one of the most livable cities in America. We are a vibrant, attractive, green and welcoming place to live, work and play. Civic engagement, innovation and diversity are highly valued. We are respectful, fair, and inclusive. We honor our rich heritage while embracing the future. Safe, walkable, bikeable and friendly neighborhoods are connected to each other and to thriving mixed use activity centers, schools, parks and our scenic waterfront. Convenient transit service provides a viable alternative to driving. Diverse and affordable housing is available throughout the city. Kirkland strives to be a model, sustainable city that values preserving and enhancing our natural environment for our enjoyment and future generations.

Draft Guiding Principles (to replace Framework Goals)

Livable

Quality of life: safe and well-maintained neighborhoods with convenient access to parks, recreational facilities, the waterfront, community gathering places, excellent schools, and nearby services.

Diverse and Affordable: neighborhoods containing homes and businesses for a variety of incomes, ages and life styles.

Community Design: High quality and attractive architectural design and landscaping, and preservation of historic buildings and sites.

Sustainable

Ecological: natural systems and built structures that protect and enhance habitats, create a healthy environment, address climate change and promote energy efficiency.

Economic: a vibrant economy offering choices in living wage jobs, businesses, services and entertainment throughout the community.

Social: health and human services that fulfill the basic needs of all people without regard to income, age, race, gender or ability.

Connected

Sense of Community: community involvement in government, schools, civic events and volunteer activities creating a sense of belonging through shared values.

Accessible: safe, well maintained and extensive systems of roads, bicycle routes, pedestrian paths, and transit corridors for all users that interconnect neighborhoods and connect to the region.

Technology: reliable, efficient and complete systems for residents and businesses to be connected, informed and involved.

II. Vision/GUIDING PRINCIPLES

FRAMEWORK GOALS

A VISION FOR KIRKLAND

~~Kirkland in 2022 is an attractive, vibrant, and inviting place to live, work and visit. Our lakefront community, with its long shoreline, provides views and access to the lake and is a destination place for residents and visitors. Kirkland is a community with a small town feel, retaining its sense of history while adjusting gracefully to changes in the twenty first century.~~

~~The City is a place where people are friendly and helpful, ideas are respected and action is taken based on collaborative decisions. We have a diverse population made up of various income and age groups from various ethnic and educational backgrounds. We are committed to developing and strengthening a healthy community by creating programs that assist those in need, encourage individual expressions, provide enrichment opportunities for an increasingly diverse population, and promote healthy lifestyles. High quality local schools are important to us. Our neighborhood, business, and civic associations; our faith based groups; and our school organizations have strong citizen involvement.~~

~~Our neighborhoods are secure, stable and well maintained, creating the foundation for our high quality of life. Each neighborhood has its own character which is a community asset. People from all economic, age, and ethnic groups live here in a variety of housing types. Our residential areas are well maintained with single family and multifamily homes and include traditional subdivisions, waterfront oriented neighborhoods, urban villages and an equestrian community. We have worked to increase diversity and affordability, such as smaller homes on smaller lots, compact developments and accessory housing units. Mixed land uses in neighborhoods help to minimize driving. Many of our apartments and condominiums are close to commercial areas and transportation hubs.~~

~~Kirkland's economy is strong and diverse. A healthy mix of businesses provides valuable economic returns including varied employment opportunities and high wages, a strong tax base with sustainable revenues that help fund public services, and a broad range of goods and services. Our business districts are attractive, distinctive and integral to the fabric of the City. Many serve as community gathering places and centers of cultural activity. Businesses choose to locate in Kirkland because of our innovative and entrepreneurial spirit and because they are regarded as valued members of the community.~~

~~Downtown Kirkland is a vibrant focal point of our hometown with a rich mix of commercial, residential, civic, and cultural activities in a unique waterfront location. Our Downtown maintains a human scale through carefully planned pedestrian and transit oriented development. Many residents and visitors come to enjoy our parks, festivals, open markets and community events.~~

II. VISION/GUIDING PRINCIPLES FRAMEWORK

GOALS

Totem Lake Urban Center is an economic and employment center with a wide range of retail, office, industrial and light manufacturing uses as well as a regional medical center surrounded by related services. It is a compact mixed use urban village with extensive pedestrian and transit oriented amenities, higher intensity residential development, public gathering places and cultural activities.

VISION/Framework GOALS

INTRODUCTION

The Framework Goals express the fundamental principles for guiding growth and development in Kirkland over the 20 year horizon of the Comprehensive Plan. They are based on and provide an extension of the aspirations and values embodied in the Vision Statement. By nature they are forward looking and future oriented. Even so, they were developed with a keen awareness of Kirkland's history and a strong appreciation for the high quality of life which that history has given us. The Framework Goals address a wide range of topics and form the foundation for the goals and policies contained in other elements of the Comprehensive Plan. Although all of the Framework Goals broadly apply to all Comprehensive Plan elements, some of the Framework Goals are more applicable to some elements than others. Each element identifies the Framework Goals that are particularly relevant to that element.



Public art in Downtown Kirkland

II. **VISION/GUIDING PRINCIPLES**

FRAMEWORK GOALS

All Framework Goals are intended to be achievable. They are not prioritized to give importance to some goals over others. Tradeoffs among goals will be necessary as they are applied to particular circumstances; but over time, it is intended that an appropriate balance will be achieved.

FG-1: Maintain and enhance Kirkland's unique character.

Discussion: To those who come to Kirkland to live, work, shop, or play, Kirkland is a unique and special place. Each of the City's neighborhoods and business districts has its own distinctive identity. A prime goal is to protect and improve those qualities that make our neighborhoods and our business districts so attractive. Some of the important characteristics are a small town feel; strong sense of place; waterfront orientation; long shoreline with public views and access; pedestrian and transit friendly business districts; a human scale downtown; a thriving urban center, numerous and diverse parks; neighborhoods with a variety of housing types, styles, and ages; abundant open space; historic structures; and a network of bike and pedestrian paths. The Comprehensive Plan must seek to support these and any other features which significantly contribute to the City's desired character.

FG-2: Support a strong sense of community.

Discussion: Kirkland is far more than a product of its physical features. We have a strong sense of community supported by friendly and helpful people, a network of neighborhood, business, homeowners and civic associations, good schools and recreational opportunities. A wide range of human services and enrichment opportunities are available to encourage a stable and healthy community. New ideas are respected and shared to improve the quality of life in Kirkland and the region. Parks, outdoor markets, festivals, community events and neighborhood retail districts foster good will and provide an opportunity for people to mingle and converse. Continued support of these attributes is important.

II. VISION/GUIDING PRINCIPLES FRAMEWORK

GOALS

FG-3: Maintain vibrant and stable residential neighborhoods and mixed-use development, with housing for diverse income groups, age groups, and lifestyles.

Discussion: Maintaining vibrant and safe neighborhoods as desirable places to live is a high priority. Part of the appeal of existing neighborhoods is their diversity, in terms of housing types, size, style, history, maturity, and affordability. An essential part of this diversity is maintaining the integrity of existing single family neighborhoods. We have experienced changes in the composition of our population. These changes include an aging population, smaller households, racial and ethnic diversity and a broader range of household income. At the same time, Kirkland has experienced rising housing costs, making it increasingly difficult to provide low and moderate cost housing. To meet the needs of Kirkland's changing population, we must encourage creative approaches to providing suitable housing by establishing varied and flexible development standards and initiating programs which maintain or create housing to meet specific needs. Mixed use and transit-oriented neighborhood retail are encouraged and integrated with our neighborhoods.

FG-4: Promote a strong and diverse economy.



Carillon Point public access areas

Discussion: Kirkland's economy provides a variety of employment opportunities, a broad range of goods and services, and a strong tax base. We are fortunate to have a diversity of successful business sectors, including retail services, offices, industrial and high technology companies, medical and educational institutions, and

II. VISION/GUIDING PRINCIPLES

FRAMEWORK GOALS

home based businesses. A large number of creative and innovative entrepreneurs are attracted to Kirkland by our many cultural, recreational and civic activities and our beautiful setting.

Numerous commercial districts offer distinctive business locations. Our historic Downtown is an attractive lakeside pedestrian oriented district. Our largest commercial area, Totem Lake, is a vibrant regional retail and employment center. Other significant business nodes are located in Rose Hill, Juanita, Houghton, Yarrow Bay and Bridle Trails. These districts are integrated into the fabric of the community in a manner that respects and complements the character of our neighborhoods and the quality of the natural environment.

To protect and strengthen our economy, public and private interests must work together to create a climate that allows existing businesses to prosper and attract new businesses compatible with Kirkland's economic goals and character.

FG-5: Protect and preserve environmental resources and reduce greenhouse gas emissions to ensure a healthy environment.

Discussion: Kirkland contains a variety of natural features which, through a mixture of circumstance and conscious action, have been preserved or restored to their natural state. Features such as wetlands, streams and smaller lakes play an important role in maintaining water quality, preventing floods, and providing wildlife habitat. We take great pride in our efforts to restore Lake Washington and its shoreline to ensure high ecological function. These efforts support fish and wildlife through all or a portion of their life cycle. Vegetation preservation throughout the City, particularly on steep hillsides, helps provide soil stability and oxygen to our ecosystem and prevents erosion. Apart from their biological, hydrological, or geological functions, natural areas also make a significant contribution to Kirkland's unique identity. They provide visual linkages with the natural environment, accentuate natural topography, define neighborhood and district boundaries, and provide visual relief to the built environment.

Reducing greenhouse gas emissions into the atmosphere helps stabilize the climate. Maintaining clean air and water and reducing greenhouse gas emissions provide the community with a healthy environment. Efforts to maintain significant sensitive areas, natural features, the urban forest and vegetation, clean air and water through active community stewardship, and to curtail climate change as a result of global warming, are critical to our quality of life.

II. VISION/GUIDING PRINCIPLES FRAMEWORK

GOALS

~~FG-6: Identify, protect and preserve the City's historic resources, and enhance the identity of those areas and neighborhoods in which they exist.~~

~~**Discussion:** Kirkland is fortunate to have a richness and quality based on its long and colorful history. The numerous historic buildings, sites and neighborhoods reflect various stages of the City's development. These resources provide evidence of the community's historical continuity, and contribute to Kirkland's identity. They are important visible reminders of where we have been and they deserve active protection and enhancement.~~

~~FG-7: Encourage a sustainable community.~~

II. VISION/GUIDING PRINCIPLES

FRAMEWORK GOALS

~~**Discussion:** As Kirkland develops and rebuilds, we have an opportunity and a responsibility to create a sustainable community that balances urban growth with resource protection. A sustainable society meets the needs of the present without sacrificing the ability of future generations and other species to meet their own needs. Kirkland strives to integrate economic, social and environmental concerns in planning for sustainability. A sustainable economy provides a good quality of life for all residents without undermining the biological and physical processes of the environment upon which people depend, nor reducing the community's ability to ensure that the basic human needs of all its members are met.~~

~~We safeguard the quality of life for current and future generations and create a healthier and more environmentally sensitive community by implementing sustainable management practices. We strive to accomplish our goal by reducing our contribution to climate change, by minimizing human impacts on local ecosystems and by supporting a stable and diverse economy.~~

~~The City takes a comprehensive, coordinated approach to natural resource management and uses a variety of tools to foster sustainable practices and principles, including public involvement and education, incentives, regulations, and enforcement. Among the varied tools are land use goals and regulations that encourage pedestrian-oriented and compact development in our neighborhoods, transportation planning which seeks to develop a multimodal transportation system, regulations protecting the quality of the air, water, land and other natural resources, land acquisition and projects to restore our natural systems, solid waste reduction programs, energy and water conservation programs, procurement practices emphasizing nontoxic and recycled materials and products, green business recruitment and recognition, utilization of green building practices and LID strategies, and public education.~~

~~**FG-8: Maintain and enhance Kirkland's strong physical, visual, and perceptual linkages to Lake Washington.**~~

~~**Discussion:** Kirkland's history, identity and character are strongly associated with its proximity and orientation to Lake Washington. The City is famous for its system of waterfront parks, which provide a broad range of passive and active recreational activities and environmental protection. Complementing the parks is a system of shoreline trails that has been installed as lakefront properties develop or redevelop. West-facing slopes have afforded lake and territorial views from public spaces within many neighborhoods. Downtown Kirkland strongly~~

II. VISION/GUIDING PRINCIPLES FRAMEWORK

GOALS

benefits from its adjacency to Moss Bay. Linkages to the lake in the Juanita and Yarrow Bay business districts are limited with existing development blocking most of the shoreline. Opportunities should be pursued to increase public access to the lake in these districts. Maintaining and improving these linkages to the lake, requiring paths to complete the shoreline trail system and continuing to obtain waterfront parks where feasible



are important.

[PS1]

Lake Washington

FG-9: Provide safety and accessibility for those who use alternative modes of transportation within and between neighborhoods, public spaces, and business districts and to regional facilities.

Discussion: An important part of Kirkland's existing character is its safety and accessibility for pedestrians, bicyclists and alternative modes of transportation. Such alternatives provide an opportunity for daily exercise which promotes a healthy lifestyle and results in a reduction in vehicle emissions and cleaner air. To meet this goal, we need a completely connected system of pathways for pedestrians, bicyclists and alternative mode users that is safe and convenient. Such pathways can take a variety of forms, ranging from concrete sidewalks, bike lanes, and bridges to unimproved trails. The need for pedestrian pathways and bike lanes is especially important to the most common destinations, such as schools, parks, public buildings, transportation, and business districts. Also important in fostering pedestrian and bike accessibility are land use patterns, site designs, and building designs which encourage and facilitate access for pedestrians, bicyclists and other users. The paths should also be designed to provide public spaces where people socialize and should connect to the regional pedestrian and bicycle trail systems.

FG-10: Create a transportation system which allows the mobility of people and goods by providing a variety of transportation options.

II. Vision/GUIDING PRINCIPLES

~~FRAMEWORK GOALS~~

~~**Discussion:** The increase in employment, housing and total population both within Kirkland and throughout the region has increased the use of our roads. Historically, there is also a dependence on car ownership and the number of miles most people drive alone each week. At the same time, road building has been slowed because of insufficient funds, an unwillingness to disrupt established neighborhoods, and doubts about the effectiveness of road building to solve congestion.~~

~~There will be no single or simple solution to the congestion problems that decrease our mobility. Greater emphasis than in the past is placed on providing viable alternatives to driving, or at least driving alone. Although some road widening may be necessary, mobility options should include better transit, more car pooling, greater pedestrian, bicycle and other modes of mobility, better street connections, and land use strategies which reduce the need to drive, such as mixing uses and locating shops and services close to home. In addition, because Kirkland's transportation system is but a small part of a complex regional network, it is necessary for our transportation planning to be closely coordinated with neighboring jurisdictions and regional plans.~~

~~The street system and transit centers provide an opportunity to add to our sense of community. These facilities should be people friendly and provide public spaces where people socialize.~~

~~*FG-11: Maintain existing park facilities, while seeking opportunities to expand and enhance the current range of facilities and recreational programs.*~~

II. VISION/GUIDING PRINCIPLES FRAMEWORK

GOALS



Marina Park in Downtown Kirkland

Discussion: Kirkland is regionally known for its outstanding park system. Kirkland's parks also provide a prominent source of community identity and pride. The City is perhaps best known for its extensive and diverse system of lakefront parks. In addition, Kirkland has a rich variety of well maintained parks, including neighborhood playgrounds, ballfields, tennis, basketball and skate courts, walking trails, natural and landscaped open spaces, an outdoor swimming pool, indoor community centers, and senior citizen and youth centers. Recreational programs offer year round, low cost or free activities for all age groups. It has been a long standing City policy that the range and quality of park facilities and programs now available to Kirkland residents keep pace with future population growth. To ensure wise use of available resources, planning for future park facilities must be coordinated with other public and private providers of recreation services. Where possible, multiple use of public facilities, such as City school park partnerships, should be sought. At a minimum, park facilities should be maintained close to current levels of service. Because of the importance of parks in defining Kirkland's character and promoting a healthy community, the City also should continue to explore ways to enhance the park system beyond the needs generated by new growth, including additional funding sources such as grants, special property tax levies or impact fees.

FG-12: — Ensure public safety.

Discussion: Police and fire protection are essential to the community's quality of life. Prompt response times with appropriate resources are critical. The City operated municipal court is convenient and cost effective. The City also has a central role in emergency preparedness and responding to natural and manmade disasters. Plans should be in place and well coordinated with local hospitals, schools, communication systems and other jurisdictions.

II. VISION/GUIDING PRINCIPLES

FRAMEWORK GOALS

FG-13: Maintain existing adopted levels of service for important public facilities.

Discussion: Facilities and services for transportation, police and fire protection, water supply, sanitary sewer, and surface water control are essential for the day to day functioning of the City. The levels of service now provided by these facilities are generally satisfactory. Maintaining the adopted level for these services as growth occurs is a high priority, and construction of required capital facilities must be phased accordingly. Similarly, some localized deficiencies exist in the sanitary sewer and water supply systems that will require correction. Where possible, we should continue to improve all of these facilities and services above the minimum adopted level of service to preserve our quality of life and the environment. The City should also explore additional ways to fund needed improvements, such as through grants, special property tax levies and/or impact fees. In planning for public facilities, the interrelationship of Kirkland's facilities to regional systems must be recognized.

FG-14: Plan for a fair share of regional growth, consistent with State and regional goals to minimize low-density sprawl and direct growth to urban areas.

Discussion: Although Kirkland is a unique and special place, it is not isolated. Kirkland is part of a large and growing metropolitan area. Regional planning policies seek to direct growth to existing and emerging urban areas within the metropolitan region. Consequently, Kirkland must accommodate a fair share of such growth. To do so, development in Kirkland must use land efficiently. Fortunately, Kirkland's development pattern is already well established and has accommodated compact developments at many locations. Accepting a fair share of regional growth, therefore, will not require fundamental shifts in the City's overall pattern or character of development. Even so, careful attention must be paid to ensure that growth is accommodated in a manner that complements rather than detracts from Kirkland's unique character while being consistent with State and regional goals to minimize low density sprawl and direct growth to urban areas.

II. VISION/GUIDING PRINCIPLES FRAMEWORK

GOALS

~~*FG-15: Solve regional problems that affect Kirkland through regional coordination and partnerships.*~~

~~**Discussion:** Many challenges facing Kirkland and other local communities may only be solved through regional planning, funding and action. Transportation, affordable housing, employment, climate change, and natural resource management are just a few of the issues that need regional coordination. A city by city approach often results in impacts on neighboring communities. Interlocal cooperation, consistent standards and regulations between jurisdictions, and regional planning and implementation are important to solving these regional issues.~~

~~*FG-16: Promote active citizen involvement and outreach education in development decisions and planning for Kirkland's future.*~~

~~**Discussion:** Kirkland's future will be determined by a myriad of independent actions taken by individuals and groups who live, work, shop, and play here. Planning for the future offers the opportunity for all community members to cooperatively identify a vision for the City's future and to coordinate their actions in achieving that vision. If such planning is to have meaning, however, a broad base of credibility and responsibility must be established. To ensure that this occurs, the City should actively encourage community participation from all sectors of the City in the ongoing preparation and amendment of plans and implementing actions. This involvement should also include community outreach educational programs to inform and solicit ideas. For development decisions, the City should actively encourage collaboration and consensus with the community, stakeholders and developers to assure predictable and timely results.~~

~~*FG-17: Establish development regulations that are fair and predictable.*~~

~~**Discussion:** Achieving the desired future for Kirkland will depend on actions undertaken by both governmental agencies and private property owners. To ensure that public and private actions support the Comprehensive Plan and are consistent with public health, safety, and welfare, governmental regulation of development will continue to be necessary. Such regulation, however, must fairly balance public interests with private property rights. It is~~

II. Vision/GUIDING PRINCIPLES

~~FRAMEWORK GOALS~~

~~important also that regulations be clearly written to assure predictable results, fair and cost effective, and that they be administered expeditiously to avoid undue delay.~~

II. VISION/GUIDING PRINCIPLES



Welcome to Kirkland sign

The Vision Statement is a verbal snapshot of Kirkland in the year 2035. It summarizes the desired character and characteristics of our community. It is an optimistic, affirming and aspiring vision for the community we hope to have. It provides the ultimate goals for our community planning and development efforts.

The Vision Statement and Guiding Principles are an outgrowth of a community visioning process that occurred in 2013. The outreach program was called Kirkland 2035 with the theme of “Your Voice Your Vision Your Future.” A series of conversations about the future were held at numerous neighborhood meetings, business forums, and City boards and commissions

meetings, including the Youth Council. The City also hosted several community wide planning days and business events. The City’s web page included interactive forums and a blog as an internet version of the visioning conversation. Over 900 people participated in the visioning program. Participants were asked questions about key issues they thought important for the future relating to land use, housing, transportation, economic development and environmental issues to help guide the updates to the Comprehensive Plan. Responses were summarized into key themes.

People were also asked to write down one word to describe what they want Kirkland to be like in the next 20 years. The collection of words resulted in the following Wordle with the most common words represented in the largest text. The Wordle and the key themes from the community conversations are the foundation for the following 2035 Vision Statement and Guiding Principles, and for updates to the general element chapters and the neighborhood plans.

II. VISION/GUIDING PRINCIPLES

Draft Vision Statement (As of 03/18/2014)

Kirkland



is one of the most livable cities in America. We are a vibrant, attractive, green and welcoming place to live, work and play. Civic engagement, innovation and diversity are highly valued. We are respectful, fair, and inclusive. We honor our rich heritage while embracing the future. Safe, walkable, bikeable and friendly neighborhoods are connected to each other and to thriving mixed use activity centers, schools, parks and our scenic waterfront. Convenient transit service provides a viable alternative to driving. Diverse and affordable housing is available throughout the city. Kirkland strives to be a model, sustainable city that values preserving and enhancing our natural environment for our enjoyment and future generations.

Draft Guiding Principles (to replace Framework Goals)

Livable

Quality of life: safe and well-maintained neighborhoods with convenient access to parks, recreational facilities, the waterfront, community gathering places, excellent schools, and nearby services.

Diverse and Affordable: neighborhoods containing homes and businesses for a variety of incomes, ages and life styles.

Community Design: High quality and attractive architectural design and landscaping, and preservation of historic buildings and sites.

Sustainable

Ecological: natural systems and built structures that protect and enhance habitats, create a healthy environment, address climate change and promote energy efficiency.

Economic: a vibrant economy offering choices in living wage jobs, businesses, services and entertainment throughout the community.

Social: health and human services that fulfill the basic needs of all people without regard to income, age, race, gender or ability.

Connected

Sense of Community: community involvement in government, schools, civic events and volunteer activities creating a sense of belonging through shared values.

Accessible: safe, well maintained and extensive systems of roads, bicycle routes, pedestrian paths, and transit corridors for all users that interconnect neighborhoods and connect to the region.

Technology: reliable, efficient and complete systems for residents and businesses to be connected, informed and involved.

II. VISION/GUIDING PRINCIPLES

REVISED GENERAL CHAPTER: STRIKEOUTS/ UNDERLINES**III. GENERAL****A. PLAN APPLICABILITY
AND CONSISTENCY**

The Comprehensive Plan serves as the guiding policy document to attain the City’s vision of the future over the next 20 years or longer. This means that decisions and actions in the present are based on the adopted plan. One of the central tenets of the Growth Management Act is to require consistency in planning.

Consistency is determined in a number of ways. The following represent those areas where “consistency” must be achieved:

- ◆ The Comprehensive Plan must comply with the Growth Management Act.
- ◆ The Plan must be consistent with the Shoreline Management Act (adopted under the authority of Chapter 90.58 RCW and Chapter 173-26 WAC).
- ◆ The Plan is to be consistent with the regional plan – the multicounty planning policies adopted by the Puget Sound Regional Council in VISION 2040.
- ◆ It must be consistent with the adopted Countywide Planning Policies as well as coordinated with the plans of adjacent jurisdictions.
- ◆ State agencies and local governments must comply with the Comprehensive Plan.
- ◆ The various elements of the Comprehensive Plan must be internally consistent.

VISION 2040 Regional Planning Statement

The Comprehensive Plan has been updated based on residential and employment targets that align with VISION 2040. Residential and employment targets have also been identified for the entire city and for the designated regional growth center in Totem Lake. Through a development capacity analysis, the City determined that it has the land capacity and zoning in place to meet the City’s assigned housing and employment targets for the year 2035.

The Comprehensive Plan addresses each of the policy areas in VISION 2040 that will make Kirkland livable, sustainable and connected. The plan advances a sustainable approach to growth and future development and incorporates a comprehensive approach to planning and decision-making.

REVISED GENERAL CHAPTER: STRIKEOUTS/ UNDERLINES

III. GENERAL

- ◆ The Environment Element contains policies that address maintaining, restoring and enhancing ecosystems through habitat protection, water conservation, and air quality improvement. Environmentally friendly development techniques, such as low-impact landscaping, are also supported in the plan. Both the Environment and Transportation Elements have policies to achieve a reduction in greenhouse gas emissions to reduce Kirkland's impact on climate change. The plan includes provisions that strive to ensure that a healthy environment remains available for current and future generations.
- ◆ In response to other policies in VISION 2040, the Comprehensive Plan encourages more compact urban development and includes design guidelines for mixed-use, transit-oriented, walkable and bikeable development. The plan includes directives to prioritize funding and investments in Totem Lake regional growth center.
- ◆ The City has established an affordable housing goal in the Housing Element for this planning period. The Housing Element commits to expanding housing production for all income levels to meet the diverse needs of both current and future residents.
- ◆ The Economic Development Element supports a sustainable and environmentally friendly economy, diverse, livable wage jobs, and local innovative businesses.
- ◆ The Transportation Element advances cleaner and more sustainable mobility options with provisions for complete streets that include multi-modal improvements and streets integrated with low impact, green, context-sensitive design. The City supports programs and strategies that advance alternatives to driving alone. Transportation planning is coordinated with neighboring jurisdictions through the Bellevue Kirkland Redmond transportation forecast model. The City is committed to conservation methods in the provision of public services.
- ◆ The Public Services and Utilities Elements assure infrastructure and services that support existing and future residents and businesses with level of service standards and funding of projects to achieve these standards established in the Capital Facilities Element.
- ◆ The Community Character Element contains goals that protect and enhance our neighborhoods, overall local identity and historic resources.
- ◆ The Human Services Element has goals to support organizations and programs that provide for those in need, youth and seniors.

The Comprehensive Plan also addresses local implementation actions in VISION 2040, including identification of underused lands and development trends for the buildable lands report, tracking of housing and employment growth, implementation strategies for its goals and policies, and monitoring mode-split goals for the City's growth. In addition, the plan also addresses updating capital projects to ensure that provisions for adequate public facilities and services are consistent with Comprehensive Plan and VISION 2040.

Implementing the Plan

REVISED GENERAL CHAPTER: STRIKEOUTS/ UNDERLINES

III. GENERAL

The City's legislative and administrative actions and decisions must be in compliance with the adopted plan. To accomplish these actions and decisions, this a number of tasks need to be completed. The Implementation Strategies ~~Measures~~ noted in Chapter XIV list those steps. As the City updates the plan, some of its development regulations may need to be revised to be consistent with and to implement the plan. The Zoning Map needs to be updated to be consistent with and implement the Land Use Map of the Comprehensive Plan.

The Comprehensive Plan is the policy basis for the development regulations. The goals and policies in the plan themselves are not regulatory, but are general guiding principles. Development regulations are the tools to be used in reviewing development applications and must be consistent with the Plan. In instances when the regulations appear to be inconsistent with the Comprehensive Plan, the regulations shall nonetheless govern. However, any inconsistencies must be resolved either by amending the regulations or revising the Plan.

Along with development regulations, tThe City may ~~has~~ used the Comprehensive Plan as the policy basis for decisions, ~~particularly for~~ and determinations under the State Environmental Policy Act (SEPA). ~~With this revised Comprehensive Plan adopted under the Growth Management Act,~~ Even so, the City has strived to integrate SEPA into the zoning permit review process as much as possible rather than using ~~having~~ a separate environmental review process. ~~The development regulations should provide clear and predictable guidance for issuing development permits and making SEPA determinations. However, where the regulations are not clear and/or discretion is to be exercised in making those development decisions, the Comprehensive Plan is to be used as the policy basis for those decisions.~~

The plan contains subarea plans for each neighborhood or business district. These subarea plans contain goals and policies important to each neighborhood. However, if there are conflicts or inconsistencies between the Comprehensive Plan Elements and a neighborhood plan, the general Plan Element goals and policies apply.

The Comprehensive Plan will also be used to guide the City in developing its Capital Improvement Program and in the preparation or update of the various functional plans and programs.

~~The City updates neighborhood plans on a cycle based on the age of the existing plan and the significance of land use changes in the neighborhood. If there are conflicts or inconsistencies between the Comprehensive Plan Elements and a neighborhood plan, the Plan Element goals and policies apply.~~

The goals of the General Element are as follows:

Goal GP-1: Cooperate and coordinate with all levels of government to achieve effective, efficient, and responsive governance for Kirkland's citizens.

Goal GP-2: ~~To~~ Promote active community participation in all levels of planning decisions.

REVISED GENERAL CHAPTER: STRIKEOUTS/ UNDERLINES

III. GENERAL**B. INTERGOVERNMENTAL
COORDINATION**

Goal GP-1: Cooperate and coordinate with all levels of government to achieve effective, efficient, and responsive governance for Kirkland's citizens.

Policy GP-1.1: Update Prepare the Comprehensive Plan and development regulations in conformance with VISION 2040~~20~~ and with the Countywide Planning Policies for King County.

VISION 2040~~20~~ is the long-range growth and transportation strategy for the central Puget Sound region encompassing King, Kitsap, Pierce, and Snohomish counties. The Countywide Planning Policies are required by the Growth Management Act to establish a framework to ensure that the city and county comprehensive plans are consistent.

~~*Policy GP-1.2: Actively participate with other jurisdictions in planning for issues of common regional or subregional interest.*~~

There are a number of formal and informal planning and coordination forums that the City participates in, including the Eastside Transportation Partnership, the Countywide technical forums and committees, and regional boards. The City should continue to be actively involved in these issues.

Policy GP-1.32: Work with adjacent jurisdictions and other governmental agencies to better coordinate on planning activities and development decisions, and in planning for issues of common regional or sub regional interest.

The City participates in a number of formal and informal planning and coordination forums, including State Regional and Countywide technical forums, committees and boards. The City should continue to be actively involved in these issues.

While GMA requires that the comprehensive plans of adjacent jurisdictions be consistent, the City should continue to coordinate with Eastside cities and King County on a number of planning activities such as land use, housing (ARCH), transportation (traffic modeling, transit, and commute trip reduction); ~~and land use, and~~ human services.

REVISED GENERAL CHAPTER: STRIKEOUTS/ UNDERLINES

III. GENERAL

The City should also seek ways to improve coordination and communication with affected agencies to avoid duplication of effort, increase efficiency, and gain a better understanding of mutual issues. This can be accomplished through such techniques as interlocal agreements and joint meetings, and by providing opportunities for notification, review, and comment on major plans, programs, or development projects.

Policy GP-1.34: *Communicate Kirkland's land use policies and regulations to the King County Assessor's Office in order to ensure that assessment decisions do not conflict with land use decisions.*

As land use decisions are made, the City needs to coordinate with the Assessor's Office. This will ensure that they have the most accurate and up-to-date information regarding the City's land use.

C. CITIZEN PARTICIPATION

The Growth Management Act establishes that cities shall ~~have~~ establish procedures providing for early and continuous public participation in the development and amendment of comprehensive plans and regulations that implement these plans. The Comprehensive Plan ~~is based on~~ has involved community input and should continue to reflect the priorities and values of its residents and the business community.

Goal GP-2: *To ~~P~~promote active community participation in all levels of planning decisions.*

Policy GP-2.1: *Encourage public participation at the appropriate level in all planning processes and facilitate open communication between ~~permit~~ applicants and nearby residents and businesses ~~and neighbors~~ prior to the initiation of development actions.*

There are a number of opportunities for public involvement in the planning process whether it involves the Comprehensive Plan, the adoption of development regulations, or in the review of development permits. Public participation early on in the process can reduce conflicts and result in more responsive decisions.

It is critical that the public be involved in the early stages of the planning process, particularly in the development and adoption of the City's Comprehensive Plan and development regulations. The goals and policies of the Comprehensive Plan and the standards and requirements in the zoning and subdivision regulations, and shoreline master program provide the basis for individual review of development applications or the construction of public facilities. At the time of permit review, many of the basic land use issues have already been determined. Citizen input should focus on development standards and other site-specific issues.

REVISED GENERAL CHAPTER: STRIKEOUTS/ UNDERLINES

III. GENERAL

Policy GP-2.2: *Utilize a broad range of public involvement techniques, ~~and~~ community forums and communications to ensure that opportunities exist for all public views to be heard.*

Kirkland has utilized a number of techniques and procedures to ensure a wide range of participatory public involvement at the appropriate level. Some examples that are being used today and should continue are:

- ◆ Mailing, ~~and~~ emailing, including use of listservs, and posting of notices to parties that may be affected by planning decisions;
- ◆ Notifying neighborhood, condominium and business associations, interested organizations and affected agencies.
- ◆ Creating and maintaining web and social media sites that provide information about plans and project;
- ◆ Offering interactive web forums around issues;
- ◆ Hosting ~~Early~~ neighborhood meetings by applicants for development permits early in the process;
- ◆ Using citizen advisory commissions and focus groups to oversee the planning process;
- ◆ Using a broad range of media to inform citizens of planning activities;
- ◆ Holding public workshops, open houses, community conversations and discussion groups; and
- ◆ Providing opportunities for reconsideration or appeal of decisions; ~~and~~.
- ◆ ~~Notifying neighborhood, condominium and business associations, interested organizations and affected agencies.~~

In the future, other techniques should be explored as appropriate to ensure strong public involvement.

Policy GP-2.3: *Work closely with community groups, neighborhood associations, business organizations, and service clubs.*

The City encourages the formation of neighborhood associations and business forums. These types of organizations are an important part of the community's identity and character. The City should look for opportunities to involve these groups in decisions that affect them.

Policy GP-2.4: *Encourage active citizen participation in the planning and design of public facilities, particularly in affected neighborhoods, ~~communities~~, and business areas.*

REVISED GENERAL CHAPTER: STRIKEOUTS/ UNDERLINES

III. GENERAL

Many of the decisions on public facilities have significant issues that need to be addressed such as access, safety, environmental concerns, neighborhood character, and economic impacts. In the planning and design of public facilities it is important to have a process that facilitates public involvement by all parties.

D. PLAN AMENDMENT

Amendment Process

The Growth Management Act specifies that the Comprehensive Plan and Land Use Plan Map may only be amended once a year, except for certain actions listed in Section 365-196-640 of the Washington Administrative Code, including amendments to the Capital Facilities Element that is part of adoption of the City budget. ~~in~~ emergencies. ~~Section 365-195-630 of the Washington Administrative Code states that all~~ Amendments are to ~~in any year~~ be considered concurrently so that the cumulative effect of the various proposals can be ascertained. The intent of this requirement is to ensure that piecemeal or individual amendments do not erode the integrity of the plan and are integrated and consistent with the balance of the Plan. ~~The Zoning Code contains the process for an emergency amendment.~~

The City generally reviews the Comprehensive Plan on an annual basis. Revisions are made to the Transportation and Capital Facilities Elements to update information and projects based on the City's Capital Improvement Program, and to all of the elements in response to amendments to the Growth Management Act and other State legislation or Countywide planning policies. Amendments are also made to correct any inconsistencies in the plan, to reflect any recently adopted functional plan, and to update general information.

~~Amendments are initiated in two ways: by the City or by a citizen or community group. A formal process to amend the plan, consistent with the requirements of the Growth Management Act, has been established. The process for the City initiated and citizen initiated amendments include opportunities for public involvement and community participation. The Kirkland Planning Commission~~ is a citizen board selected by the City Council that advises the City Council on matters relating to the Comprehensive Plan and land use regulations. The commission takes the lead role for reviewing plan and code amendments ~~as the City's citizen representative body~~ and is responsible for conducting study sessions and the public hearing, and then transmitting a recommendation to the City Council. The Houghton Community Council, Kirkland Transportation Commission and Park Board also may take public comment on ~~for~~ amendment proposals within their jurisdiction and transmit recommendations to the Planning Commission and to the City Council. ~~The Zoning Code contains the process for reviewing and deciding upon a proposal to amend the Comprehensive Plan.~~

Amendments are initiated in two ways: by the City or by a citizen, business or community group. A formal process to amend the plan, consistent with the requirements of the Growth Management Act, has been established. The Zoning Code contains evaluation criteria and process for reviewing and deciding upon a

REVISED GENERAL CHAPTER: STRIKEOUTS/ UNDERLINES

III. GENERAL

proposal. The process includes opportunities for public involvement and community participation. For citizen-initiated proposals, the City has a formal application process and an established deadline for submitting an application to be considered in the next round of City initiated plan amendments. The City has a two step process for citizen initiated plan amendments: first a threshold determination and then a study and final decision on the proposed amendments. For City initiated plan amendments, the City has only one step: the study and final decision on the proposed amendments. The Zoning Code contains the criteria for evaluating a proposal to amend the Comprehensive Plan.

The City reviews the Comprehensive Plan on an annual basis to update the Transportation and Capital Facilities Elements or any other element for any needed changes, to respond to amendments to the Growth Management Act and other State legislation or Countywide planning policies, to correct any inconsistencies in the Plan and with the development regulations and any recently adopted functional plan, and to update general information.

The City amends establishes a schedule for amending the neighborhood plans as needed and when possible given and reviews the schedule each year as part of the Planning Department's work program and; City Council priorities. In addition, the City considers citizen initiated amendment requests generally on a biannual basis and incorporates these into the annual plan amendment process. Citizen amendment requests may either be for general amendments or for a change to the land use map and/or text change relating to a specific property or a general area.

REVISED GENERAL CHAPTER: CLEAN COPY

III. GENERAL

A. PLAN APPLICABILITY AND CONSISTENCY

The Comprehensive Plan serves as the guiding policy document to attain the City’s vision of the future over the next 20 years or longer. This means that decisions and actions in the present are based on the adopted plan. One of the central tenets of the Growth Management Act is to require consistency in planning.

Consistency is determined in a number of ways. The following represent those areas where “consistency” must be achieved:

- ◆ The Comprehensive Plan must comply with the Growth Management Act.
- ◆ The Plan must be consistent with the Shoreline Management Act (adopted under the authority of Chapter 90.58 RCW and Chapter 173-26 WAC).
- ◆ The Plan is to be consistent with the regional plan – the multicounty planning policies adopted by the Puget Sound Regional Council in VISION 2040.
- ◆ It must be consistent with the adopted Countywide Planning Policies as well as coordinated with the plans of adjacent jurisdictions.
- ◆ State agencies and local governments must comply with the Comprehensive Plan.
- ◆ The various elements of the Comprehensive Plan must be internally consistent.

VISION 2040 Regional Planning Statement

The Comprehensive Plan has been updated based on residential and employment targets that align with VISION 2040. Residential and employment targets have also been identified for the entire city and for the designated regional growth center in Totem Lake. Through a development capacity analysis, the City determined that it has the land capacity and zoning in place to meet the City’s assigned housing and employment targets for the year 2035. The Comprehensive Plan addresses each of the policy areas in VISION 2040 that will make Kirkland livable, sustainable and connected. The plan advances a sustainable approach to growth and future development and incorporates a comprehensive approach to planning and decision-making.

- ◆ The Environment Element contains policies that address maintaining, restoring and enhancing ecosystems through habitat protection, water conservation, and air quality improvement. Environmentally friendly development techniques, such as low-impact landscaping, are also supported in the plan. Both the Environment and Transportation Elements have policies to achieve a reduction in greenhouse gas emissions

REVISED GENERAL CHAPTER: CLEAN COPY

III. GENERAL

to reduce Kirkland's impact on climate change. The plan includes provisions that strive to ensure that a healthy environment remains available for current and future generations.

- ◆ In response to other policies in VISION 2040, the Comprehensive Plan encourages more compact urban development and includes design guidelines for mixed-use, transit-oriented, walkable and bikeable development. The plan includes directives to prioritize funding and investments in Totem Lake regional growth center.
- ◆ The City has established an affordable housing goal in the Housing Element for this planning period. The Housing Element commits to expanding housing production for all income levels to meet the diverse needs of both current and future residents.
- ◆ The Economic Development Element supports a sustainable and environmentally friendly economy, diverse, livable wage jobs, and local innovative businesses.
- ◆ The Transportation Element advances cleaner and more sustainable mobility options with provisions for complete streets that include multi-modal improvements and streets integrated with low impact, green, context-sensitive design. The City supports programs and strategies that advance alternatives to driving alone. Transportation planning is coordinated with neighboring jurisdictions through the Bellevue Kirkland Redmond transportation forecast model. The City is committed to conservation methods in the provision of public services.
- ◆ The Public Services and Utilities Elements assure infrastructure and services that support existing and future residents and businesses with level of service standards and funding of projects to achieve these standards established in the Capital Facilities Element.
- ◆ The Community Character Element contains goals that protect and enhance our neighborhoods, overall local identity and historic resources.
- ◆ The Human Services Element has goals to support organizations and programs that provide for those in need, youth and seniors.

The Comprehensive Plan also addresses local implementation actions in VISION 2040, including identification of underused lands and development trends for the buildable lands report, tracking of housing and employment growth, implementation strategies for its goals and policies, and monitoring mode-split goals for the City's growth. In addition, the plan also addresses updating capital projects to ensure that provisions for adequate public facilities and services are consistent with Comprehensive Plan and VISION 2040.

Implementing the Plan

The City's legislative and administrative actions and decisions must be in compliance with the adopted plan. To accomplish these actions and decisions, a number of tasks need to be completed. The Implementation Strategies noted in Chapter XIV list those steps. As the City updates the plan, some of its development regulations may need to be revised to be consistent with and to implement the plan. The Zoning Map needs to be updated to be consistent with and implement the Land Use Map of the Comprehensive Plan. The Comprehensive Plan is the policy basis for the development regulations. The goals and policies in the plan themselves are not regulatory, but are general guiding principles. Development regulations are the tools to be used in reviewing development

REVISED GENERAL CHAPTER: CLEAN COPY

III. GENERAL

applications and must be consistent with the Plan. In instances when the regulations appear to be inconsistent with the Comprehensive Plan, the regulations shall nonetheless govern. However, any inconsistencies must be resolved either by amending the regulations or revising the Plan.

Along with development regulations, the City may use the Comprehensive Plan as the policy basis for decisions and determinations under the State Environmental Policy Act (SEPA). Even so, the City has strived to integrate SEPA into the zoning permit review process as much as possible rather than using a separate environmental review process.

The plan contains subarea plans for each neighborhood or business district. These subarea plans contain goals and policies important to each neighborhood. However, if there are conflicts or inconsistencies between the Comprehensive Plan Elements and a neighborhood plan, the general Plan Element goals and policies apply.

The Comprehensive Plan will also be used to guide the City in developing its Capital Improvement Program and in the preparation or update of the various functional plans and programs.

The goals of the General Element are as follows:

- Goal GP-1: Cooperate and coordinate with all levels of government to achieve effective, efficient, and responsive governance for Kirkland’s citizens.**
- Goal GP-2: Promote active community participation in all levels of planning decisions.**

B. INTERGOVERNMENTAL COORDINATION

Goal GP-1: Cooperate and coordinate with all levels of government to achieve effective, efficient, and responsive governance for Kirkland’s citizens.

Policy GP-1.1: Update the Comprehensive Plan and development regulations in conformance with VISION 2040 and with the Countywide Planning Policies for King County.

REVISED GENERAL CHAPTER: CLEAN COPY

III. GENERAL

VISION 2040 is the long-range growth and transportation strategy for the central Puget Sound region encompassing King, Kitsap, Pierce, and Snohomish counties. The Countywide Planning Policies are required by the Growth Management Act to establish a framework to ensure that the city and county comprehensive plans are consistent.

Policy GP-1.2: Work with adjacent jurisdictions and other governmental agencies to better coordinate on planning activities and development decisions, and in planning for issues of common regional or sub regional interest.

The City participates in a number of formal and informal planning and coordination forums, including State Regional and Countywide technical forums, committees and boards. The City should continue to be actively involved in these issues.

While GMA requires that the comprehensive plans of adjacent jurisdictions be consistent, the City should continue to coordinate with Eastside cities and King County on a number of planning activities such as land use, housing, transportation (traffic modeling, transit and commute trip reduction), and human services.

The City should also seek ways to improve coordination and communication with affected agencies to avoid duplication of effort, increase efficiency, and gain a better understanding of mutual issues. This can be accomplished through such techniques as interlocal agreements and joint meetings, and by providing opportunities for notification, review, and comment on major plans, programs, or development projects.

Policy GP-1.3: Communicate Kirkland's land use policies and regulations to the King County Assessor's Office in order to ensure that assessment decisions do not conflict with land use decisions.

As land use decisions are made, the City needs to coordinate with the Assessor's Office. This will ensure that they have the most accurate and up-to-date information regarding the City's land use.

C. CITIZEN PARTICIPATION

The Growth Management Act establishes that cities shall have procedures providing for early and continuous public participation in the development and amendment of comprehensive plans and regulations that implement these plans. The Comprehensive Plan is based on involved community input and should continue to reflect the priorities and values of its residents and the business community.

Goal GP-2: Promote active community participation in all levels of planning decisions.

REVISED GENERAL CHAPTER: CLEAN COPY

III. GENERAL

Policy GP-2.1: Encourage public participation at the appropriate level in all planning processes and facilitate open communication between permit applicants and nearby residents and businesses prior to the initiation of development actions.

There are a number of opportunities for public involvement in the planning process whether it involves the Comprehensive Plan, the adoption of development regulations, or in the review of development permits. Public participation early on in the process can reduce conflicts and result in more responsive decisions.

It is critical that the public be involved in the early stages of the planning process, particularly in the development and adoption of the City's Comprehensive Plan and development regulations. The goals and policies of the Comprehensive Plan and the standards and requirements in the zoning and subdivision regulations, and shoreline master program provide the basis for individual review of development applications or the construction of public facilities. At the time of permit review, many of the basic land use issues have already been determined. Citizen input should focus on development standards and other site-specific issues.

Policy GP-2.2: Utilize a broad range of public involvement techniques, community forums and communications to ensure that opportunities exist for all public views to be heard.

Kirkland has utilized a number of techniques and procedures to ensure a wide range of participatory public involvement at the appropriate level. Some examples that are being used today and should continue are:

- ◆ Mailing, emailing, including use of listservs, and posting of notices to parties that may be affected by planning decisions;
- ◆ Notifying neighborhood, condominium and business associations, interested organizations and affected agencies.
- ◆ Creating and maintaining web and social media sites that provide information about plans and project;
- ◆ Offering interactive web forums around issues;
- ◆ Hosting neighborhood meetings by applicants for development permits early in the process;
- ◆ Using citizen advisory commissions and focus groups to oversee the planning process;
- ◆ Using a broad range of media to inform citizens of planning activities;
- ◆ Holding public workshops, open houses, community conversations and discussion groups; and
- ◆ Providing opportunities for reconsideration or appeal of decisions.

In the future, other techniques should be explored as appropriate to ensure strong public involvement.

REVISED GENERAL CHAPTER: CLEAN COPY

III. GENERAL

Policy GP-2.3: Work closely with community groups, neighborhood associations, business organizations, and service clubs.

The City encourages the formation of neighborhood associations and business forums. These types of organizations are an important part of the community's identity and character. The City should look for opportunities to involve these groups in decisions that affect them.

Policy GP-2.4: Encourage active citizen participation in the planning and design of public facilities, particularly in affected neighborhoods and business areas.

Many of the decisions on public facilities have significant issues that need to be addressed such as access, safety, environmental concerns, neighborhood character, and economic impacts. In the planning and design of public facilities it is important to have a process that facilitates public involvement by all parties.

D. PLAN AMENDMENT

Amendment Process

The Growth Management Act specifies that the Comprehensive Plan may only be amended once a year, except for certain actions listed in Section 365-196-640 of the Washington Administrative Code, including amendments to the Capital Facilities Element that is part of adoption of the City budget. Amendments are to be considered concurrently so that the cumulative effect of the various proposals can be ascertained. The intent of this requirement is to ensure that piecemeal or individual amendments do not erode the integrity of the plan and are integrated and consistent with the balance of the Plan.

The City generally reviews the Comprehensive Plan on an annual basis. Revisions are made to the Transportation and Capital Facilities Elements to update information and projects based on the City's Capital Improvement Program, and to all of the elements in response to amendments to the Growth Management Act and other State legislation or Countywide planning policies. Amendments are also made to correct any inconsistencies in the plan, to reflect any recently adopted functional plan, and to update general information.

The Kirkland Planning Commission is a citizen board selected by the City Council that advises the City Council on matters relating to the Comprehensive Plan and land use regulations. The commission takes the lead role for reviewing plan and code amendments and is responsible for conducting study sessions and public hearings, and then transmitting a recommendation to the City Council. The Houghton Community Council, Transportation

REVISED GENERAL CHAPTER: CLEAN COPY**III. GENERAL**

Commission and Park Board also may take public comment on amendment proposals within their jurisdiction and transmit recommendations to the Planning Commission and to the City Council.

Amendments are initiated in two ways: by the City or by a citizen, business or community group. A formal process to amend the plan, consistent with the requirements of the Growth Management Act, has been established. The Zoning Code contains evaluation criteria and process for reviewing and deciding upon a proposal. The process includes opportunities for public involvement and community participation. .

The City amends the neighborhood plans as needed and when possible given the Planning Department's work program and City Council priorities.

REVISIONS TO COMMUNITY CHARACTER ELEMENT: STRIKEOUTS/UNDERLINES

IV. COMMUNITY CHARACTER

A. INTRODUCTION

The character of a community is influenced by a variety of factors, including its citizens, social network, schools, community and business organizations, history, built environment, and natural resources. Although it is not possible to legislate a strong community, public policy can provide a framework that supports desirable characteristics.

Public services – such as developing and maintaining the transportation network and communication infrastructure, furnishing attractive public spaces, providing parks, trails, open spaces and recreational opportunities, supporting community events, and providing a safe and clean environment – contribute to this framework. Design principles can be used to promote compatible development that reflects community values, respects historical context, and preserves valuable natural resources. Development of affordable housing and provision of social services can support an environment that encourages diversity.

A strong community is also characterized by an active and involved citizenry. By providing support for formal and informal community and business organizations, the City can help to encourage citizen participation. The establishment of diverse residential, commercial, cultural, and recreational opportunities can also help make people feel at home.

The City's role in providing the framework for a strong community is defined by the Community Character element.

B. COMMUNITY CHARACTER CONCEPT

Taken together, the goals and policies of this element broadly define the City's role in contributing to community character. They consider the social and physical environment, look back in time to Kirkland's heritage, and look forward to Kirkland's future. The Community Character element supports the Guiding Principles of livable (quality of life and community design) and connected (sense of community). Subsequent elements of the Comprehensive Plan, such as the Land Use and Environment Elements, address policies relating to specific components of the built and natural environment~~physical environment~~. Parts of the social environment are addressed in the Parks, ~~and Recreation~~ and Open Space Element. In addition, these social issues are addressed further in the Human Services Element.

The goals of the Community Character Element include:

- ◆ Support for Kirkland's Sense of Community: This goal supports the actions necessary to create a strong social fabric which is strengthened by diversity, involved citizens, and strong community organizations.

REVISIONS TO COMMUNITY CHARACTER ELEMENT: STRIKEOUTS/UNDERLINES

IV. COMMUNITY CHARACTER

- ◆ Promote Preservation and Enhancement of Our Historic Identity: This goal acknowledges the importance of the City's historic resources and provides a framework which supports their interpretation, protection, and preservation.
- ◆ Accommodate Change: This goal looks to the future to ensure that Kirkland's policies are proactive in addressing changing needs of the population.
- ◆ Work to Strengthen Kirkland's Built and Natural Environment: This goal acknowledges the role that the ~~physical and natural~~ and built environment plays in creating a community and provides the framework for supporting the aesthetic quality of the community, individual neighborhoods, and public spaces.

C. COMMUNITY CHARACTER GOALS AND POLICIES

Goal CC-1: Enhance Kirkland's strong sense of community.

Goal CC-2: Preserve and enhance Kirkland's historic identity.

Goal CC-3: Accommodate change within the Kirkland community and the region in a way that maintains Kirkland's livability and beauty.

Goal CC-4: Maintain and enhance Kirkland's built and natural environment by strengthening the visual identity of Kirkland and its neighborhoods.

SENSE OF COMMUNITY

A community with a strong social fabric and an environment where diversity is encouraged is one where people know and care for each other and for the community itself. The City's support of organizations which contribute to this social fabric will help provide for the social, cultural, educational, recreational, and economic needs of its citizens. It is also important for City government to be accessible to individual citizens who want to become involved and also be responsive to citizen requests.

Gathering places also help to provide community feeling. The City can build public spaces and also encourage private developers to incorporate them into their projects. Goal CC-1 and the associated policies supply the

REVISIONS TO COMMUNITY CHARACTER ELEMENT: STRIKEOUTS/UNDERLINES

IV. COMMUNITY CHARACTER

framework necessary to supply Kirkland's citizens with opportunities to support and be supported by the community as a whole.

Goal CC-1: Enhance Kirkland's strong sense of community.

Policy CC-1.1: Support diversity in our population.

Local and regional demographic trends indicate that Kirkland's population is becoming more diverse. An increased variety in ethnic, cultural, age, and income groups presents both challenges and opportunities, and provides the foundation for an interesting and healthy community. Kirkland should support programs and organizations that provide for all segments of our population.

Policy CC-1.2: Establish partnerships with service providers throughout the community to meet the City's cultural, educational, economic, and social needs.

The City can best provide for the needs of its citizens by working with service providers such as ~~non-profit and churches~~ faith-based organizations, schools, daycare providers, senior-citizen support groups, youth organizations, and groups that provide services to individuals and families having difficulty meeting their basic needs. Sharing information and resources with these providers is the most effective and economical way to meet the needs of Kirkland's citizens. The City should encourage and support these service providers.

Policy CC-1.3: Support formal and informal community organizations.

In today's mobile society, it is important to provide many opportunities for individuals to become a part of the community. Organizations such as neighborhood groups, youth and senior service providers, business and homeowner associations, social and recreational organizations, and service groups are all part of the Kirkland community. Encouragement and support of these organizations by the City helps citizens become involved in the community.

REVISIONS TO COMMUNITY CHARACTER ELEMENT: STRIKEOUTS/UNDERLINES

IV. COMMUNITY CHARACTER



Festival at Marina Park

Policy CC-1.4: Encourage and develop places and events throughout the community where people can gather and interact.

Places where people can gather and interact are an important part of building community. They provide comfortable areas where people can come together. Some, including parks, community centers, the Cross Kirkland Corridor/ Eastside Rail Corridor, streets, and sidewalks, are developed and maintained by the City. Others, such as cafes, theaters, pedestrian-friendly shopping districts, outdoor seating areas, gathering spaces, facades, building entrances and plazas, should be encouraged by the City through development regulations.

Public art (any work of art or design specifically sited in a public place) ~~can energize public spaces or bring a sense of calm to a hectic lifestyle often invites~~invites, interaction, inspires a sense of discovery, cultivates civic identity and community pride, and encourages economic development. The City should encourage private developers to integrate public art into office, retail and multifamily projects. In addition, the City should seek opportunities to incentivize integrated art with an emphasis on development in design districts because they are highly visible, mixed-use, pedestrian oriented areas that are focal points for community activity. ~~The review criteria for Planned Unit Developments should be expanded to include public art among the list of potential project benefits.~~

Note: Add deleted text to Implementation

Strategies

Community events such as outdoor markets, celebrations, fairs, and annual festivals also provide a sense of community, history, and continuity. The City should encourage these events.

Policy CC-1.5: Work toward a safe, crime-free community.

REVISIONS TO COMMUNITY CHARACTER ELEMENT: STRIKEOUTS/UNDERLINES

IV. COMMUNITY CHARACTER

Safety is a critical part of a strong community. A community's safety is dependent not only on the Police and Fire Departments, but also on the community itself. The City should support educational and community programs that provide citizens with the information and tools necessary to work toward a safe community and to be prepared in case of an area-wide emergency. In addition, the City should support design standards that promote safety and discourage crime in new development.



Water Bearers at David E. Brink Park

Policy CC-1.6: Create a supportive environment for art, historical, and cultural activities.

Cultural activities are more than just amenities; they are also an expression of identity for both the community as a whole and the individuals within. Cultural activities and the arts contribute to the economic vitality of the community by attracting tourism and businesses that want to locate in a community with valued amenities. Kirkland has a growing reputation as a destination center for the arts, culture and historic resources in the Puget Sound region. The City's Cultural Arts Commission~~Council~~ is a resource and partner for those agencies and individuals interested in expanding the arts in our community. Under the guidance of the Cultural Arts Commission~~Council~~, the City has a public arts program, which includes donations and loans from private citizens as well as City-owned pieces. These pieces of sculpture and other art objects are displayed around Kirkland and at City Hall. The City has committed to further promote the public arts program by incorporating art into new City facilities through earmarking one percent of major capital improvement project funds toward the arts.

The City of Kirkland Parks and Community Services provides recreation programs. The Kirkland Performance Center offers exposure to the performing arts, as do community and educational organizations. The Kirkland Arts Center offers art classes and exhibitions. There are also a number of private galleries and classes offered. These public and private enterprises provide educational tools that can bring people together and foster a sense of community spirit and pride. Where possible, the City should continue to encourage partnerships and provide support to these and similar efforts including those related to youth activities, science, music, arts education and literature.

REVISIONS TO COMMUNITY CHARACTER ELEMENT: STRIKEOUTS/UNDERLINES

IV. COMMUNITY CHARACTER

Policy CC-1.7: Within the Cross Kirkland Corridor/Eastside Rail Corridor, provide opportunities for open space, art, events, and cultural activities.

As envisioned in the approved Cross Kirkland Corridor Master Plan, development of the CKC Corridor/Eastside Rail Corridor as a public facility will provide many opportunities to connect the community, businesses and neighborhoods together. Integrating art, pedestrian and bicycle improvements and trails, events and cultural activities into the Corridor provide public amenities to be enjoyed by all.

HISTORIC RESOURCES

Historic resources connect the community with the City's past providing a sense of continuity and permanence. ~~to an increasingly mobile society.~~ Recognition and preservation of historic resources are essential to the longterm maintenance of the City's character. The key is the commitment of the community to the identification, maintenance, renovation, and reuse of buildings and sites important to our history. These resources may represent architectural styles or development patterns such as small lots typical of specific periods in the past. They may also represent places associated with notable historic persons or important events.

A significant number of the historic resources in Kirkland already have been identified and mapped. Neighborhoods that have been identified as having the most significant concentrations of historic resources are Market/Norkirk/Highlands and Moss Bay (Downtown and perimeter area). There also are scattered historic buildings, structures, sites and objects throughout other neighborhoods.

Historic resources enhance the experience of living in Kirkland. These unique historic and heritage resources of Kirkland should become a key element in the urban design of Downtown and older neighborhoods surrounding it, so that they will remain an integral part of the experience of living in Kirkland.

REVISIONS TO COMMUNITY CHARACTER ELEMENT: STRIKEOUTS/UNDERLINES

IV. COMMUNITY CHARACTER



The Joshua Sears Building

Goal CC-2: Preserve and enhance Kirkland's historic identity.

Policy CC-2.1: Preserve historic resources and landmarks of recognized significance.

The preservation of resources that are unique to Kirkland or exemplify past development periods is important to Kirkland's identity and heritage. The City, the Kirkland Heritage Society, and Kirkland's citizens can utilize a variety of methods to preserve historic resources and landmarks, including the following, which are listed in order of priority:

- ◆ Retain historic buildings by finding a compatible use that requires minimal alteration.

REVISIONS TO COMMUNITY CHARACTER ELEMENT: STRIKEOUTS/UNDERLINES

IV. COMMUNITY CHARACTER

- ◆ Design new projects to sensitively incorporate the historic building on its original site, if the proposed development project encompasses an area larger than the site of the historic resource.
- ◆ Retain and repair the architectural features that distinguish a building as an historic resource.
- ◆ Restore architectural or landscape/streetscape features that have been destroyed.
- ◆ Move historic buildings to a location that will provide an environment similar to the original location.
- ◆ Provide for rehabilitation of another historic building elsewhere to replace a building that is demolished or has its historic features destroyed.
- ◆ Provide a record and interpretation of demolished or relocated structures by photographs, markers and other documentation.

Policy CC-2.2: Identify and prioritize historic buildings, structures, sites and objects for protection, enhancement, and recognition.

Although age is an important factor in determining the historical significance of a building^s, structure^s, site^s and/or object^s historical significance (a minimum of 50 years for the National and State Register and 40 years for the City of Kirkland register), other factors, such as the integrity of the building, architecture, location and relationship to notable persons or events of the past, also are important.

Table CC-1 identifies Designated Historic Buildings, Structures, Sites and Objects in Kirkland.

The City of Kirkland recognizes these buildings, structures, sites and objects on List A and List B in Table CC1. All are designated Historic Community Landmarks by the City of Kirkland. The lists also contain “Landmarks,” designated by the Kirkland Landmark Commission, and “Historic Landmarks,” designated pursuant to Chapter 75 KZC.

Development permits involving buildings, structures, sites and objects in Table CC-1 are subject to environmental review under the City’s local SEPA regulations. In addition, landmarks noted with a footnote (*) are subject to review by the Kirkland Landmark Commission pursuant to Kirkland Municipal Code Title 28. The Kirkland Landmark Commission is composed of members of the King County Landmark Commission and one Kirkland resident appointed by the Kirkland City Council. City of Kirkland “Historic Landmarks” noted with a footnote (¥) are subject to review by Chapter 75 KZC.

REVISIONS TO COMMUNITY CHARACTER ELEMENT: STRIKEOUTS/UNDERLINES

IV. COMMUNITY CHARACTER

Table CC-1

Designated Historic Buildings, Structures, Sites and Objects**List A: Historic Buildings, Structures, Sites and Objects Listed on the National and State Registers of Historic Places and Designated by the City of Kirkland**

Building or Site	Address	Architectural Style	Date Built	Person/Event	Neighborhood
Loomis House	304 8th Ave. W.	Queen Anne	1889	KL&IC	Market
Sears Building	701 Market St.	Italianate	1891	Sears, KL&IC	Market
Campbell Building	702 Market St.		1891	Brooks	Market

IV. COMMUNITY CHARACTER					
*Peter Kirk Building	620 Market St.	French Eclectic Revival	1891	Kirk, KL&IC	Market
Trueblood House	127 1st St.	Queen Anne	1889	Trueblood	Norkirk
*Kirkland Woman's Club	407 1st St.	Vernacular	1925	Founders 5	Norkirk
¥Marsh Mansion	6610 Lake Wash. Blvd.	French Eclectic Revival	1929	Marsh	Lakeview
Kellett/Harris House	526 10th Ave. W.	Queen Anne	1889	Kellett	Market

List B: Historic Buildings, Structures, Sites and Objects Designated by the City of Kirkland (Continued)

Building or Site	Address	Architectural Style	Date Built	Person/Event	Neighborhood
Newberry House	519 1st St.	Vernacular	1909	Newberry	Norkirk
Nettleton/Green Funeral (Moved)	4008 State St.	Colonial Revival	1914	Nettleton	Moss Bay
Kirkland Cannery	640 8th Ave.	Vernacular	1935	WPA Bldg	Norkirk
Landry House	8016 126th Ave. NE	Bungalow	1904		South Rose Hill
Tompkins/Bucklin House	202 5th Ave. W.	Vernacular	1889	Tompkins	Market
Burr House	508 8th Ave. W.	Bungalow/Prairie	1920	Burr	Market
Orton House (moved)	4120 Lake Wash. Blvd.	Georgian Revival	1903	Hospital	Lakeview
¥Shumway Mansion (moved)	11410 100th Ave. NE	Craftsman/Shingle	1909	Shumways	South Juanita
French House (moved)	4130 Lake Wash. Blvd.	Vernacular	1874	French	Lakeview

IV. COMMUNITY

CHARACTER

Snyder/Moody House	514 10th Ave. W.	Vernacular	1889	KL&IC	Market
McLaughlin House	400 7th Ave. W.	<u>Site only.- Structure demolished May 2014</u>	1889	KL&IC	Market
First Baptist Church/American Legion Hall	138 5th Ave.	Vernacular <u>Site only. Structure -demolished.</u>	1891/1934	Am Legion	Norkirk
Larson/Higgins House	424 8th Ave. W.		1889	KL&IC	Market
Hitter House	428 10th Ave. W.	Queen Anne	1889	KL&IC	Market
Cedarmere/Norman House	630 11th Ave. W.	Am Foursquare	1895		Market
Dorr Forbes House	11829 97th Ave. NE	Vernacular	1906	Forbes	South Juanita
Brooks Building	609 Market St.	Vernacular Comm	1904	Brooks	Market
Williams Building	101 Lake St. S.	Vernacular Comm	1930		Moss Bay
Webb Building	89 Kirkland Ave.	Vernacular Comm	1930		Moss Bay
5th Brick Building	720 1/2 Market St.	Vernacular Comm	1891		Market
Shumway Site	510 – 528 Lake St. S.	site only		Shumways	Lakeview
Lake WA Shipyards Site	Lake Wash. Blvd./Carillon Point	site only		Anderson/W W	Lakeview

IV. COMMUNITY

CHARACTER

Lake House Site	10127 NE 59th St.	site only		Hotel	Lakeview
*First Church of Christ Scientist (moved) a.k.a. Heritage Hall	203 Market St.	Neoclassical	1923	Best example of this style	Market
¥Malm House	12656 100th Ave. NE	Tudor Revival	1929		North Juanita
Sessions Funeral Home	302 1st St.	Classic Vernacular	1923		Norkirk
Houghton Church Bell (Object)	105 5th Ave. (Kirkland Congregational Church)	Pioneer/Religion	1881	Mrs. William S. Houghton	Norkirk
Captain Anderson Clock (Object)	NW corner of Lake St. and Kirkland Ave.	Transportation/Ferries	c. 1935	Captain Anderson	Moss Bay

IV. COMMUNITY CHARACTER

Archway from Kirkland Junior High	109 Waverly Way (Heritage Park)	Collegiate Gothic	1932	WPA	Market
Langdon House and Homestead	10836 NE 116th St. (McAuliffe Park)	Residential Vernacular	1887	Harry Langdon	South Juanita
Ostberg Barn	10836 NE 116th St. (McAuliffe Park)	Barn	1905	Agriculture	South Juanita
Johnson Residence	10814 NE 116th St. (McAuliffe Park)	Vernacular influenced by Tudor Revival	1928	Agriculture	South Juanita
Carillon Woods Park	NW corner of NE 53rd St. and 106th Avenue NE	Utility/water source for Yarrow Bay and site	1888	King Co. Water District #1	Central Houghton

Note: Staff will add the date each structure was demolished

Footnotes:

* The City of Kirkland Landmark Commission has formally designated these buildings, structures, sites and objects as Landmarks pursuant to KMC Title 28.

¥ The City of Kirkland has formally designated these buildings, structures, sites and objects as Historic Landmarks pursuant to Chapter 75 KZC.

Note: KL&IC is the Kirkland Land Improvement Company.

The City recognizes its historic resources in the following priority:

1. Buildings, structures, sites and objects listed on the National and State Registers of Historic Places.
2. Buildings, structures, sites and objects recognized by the Kirkland Landmark Commission.

IV. COMMUNITY

CHARACTER

3. Buildings, structures, sites and objects designated by the City as Historic Landmarks.
4. Buildings, structures, sites and objects designated by the City as Historic Community Landmarks.
5. Buildings, structures, sites and objects designated by the City as an historic resource, providing historical context.

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IV. COMMUNITY CHARACTER

The City should periodically update the lists of historic resources through a systematic process of



designation.

Marsh Mansion along Lake Washington Boulevard NE

Policy CC-2.3: Provide encouragement, assistance and incentives to private owners for preservation, restoration, redevelopment, reuse, and recognition of significant historic buildings, structures, sites and objects.

There are a number of activities that the City can do to provide encouragement and incentives for the owners of historic buildings, structures, sites and objects, including:

- ◆ Establish Zoning and Building Codes that encourage the continued preservation, enhancement, and recognition of significant historic resources;
- ◆ Reuse or salvage architectural features and building materials in the design of new development.
- ◆ Encourage the preservation or enhancement of significant historic resources or commitment through historic overlay zones as a public benefit when planned unit developments are proposed;
- ◆ Prepare and distribute a catalog of historic resources for use by property owners, developers and the public;
- ◆ Maintain an interlocal agreement with King County that provides utilization of the County's expertise in administering historic preservation efforts and makes owners of Kirkland's historic buildings, structures, sites and objects eligible for County grants and loans;
- ◆ Establish a public/private partnership to provide an intervention fund to purchase, relocate, or provide for other necessary emergency actions needed to preserve priority buildings, structures, sites and objects;

IV. COMMUNITY CHARACTER

- ◆ Encourage property owners to utilize government incentives available for historic buildings, structures, sites and objects;
- ◆ Allow compatible uses in historic structures that may assist in their continued economic viability such as bed and breakfasts in larger residential structures.

Policy CC-2.4: Buildings that are recognized as historic resources by the City should be considered when adjacent structures are being rebuilt or remodeled.

Historic resources contribute to the character and quality of Kirkland. New and remodeled buildings should respect the scale and design features of adjacent historic resources.

Policy CC-2.5: Encourage the use of visual and oral records to identify and interpret the history of the City of Kirkland.

This can be done in various ways, including articles in Citywide publications, a museum to preserve and display documents and artifacts, and archives to maintain resources, including oral history and photographs, for the public.

The City's system of historic signage, which includes plaques to interpret significant buildings, structures, sites and objects, should be expanded. While historic street signs have been hung along with existing street signs, interpretive markers could be placed along public streets, ~~and~~ pedestrian-bike paths and the Cross Kirkland Corridor/Eastside Rail Corridor to explain the City's history.

All these methods can be used to inform Kirkland's citizens about the City's history and to support the preservation of Kirkland's historic identity.

ACCOMMODATING CHANGE

The last 20 years have seen remarkable changes in the way people and businesses interact and connect. The innovations spread of ~~computer~~ technology, new techniques for almost-instant communication, increased density and traffic, increased multimodal transportation options/alternatives, new/different housing options and legislative actions relating to growth management are some of the changes Kirkland has witnessed. The large annexation of Finn Hill North Juanita and Kingsgate in 2011- increased the population of Kirkland by over 60%. There also have been changes in the characteristics of Kirkland's citizens, including increased diversity and an aging of the population.

The intent of Goal CC-3 and the following policies is to ensure that the City continues to recognize and respond to future changes in a way that is sensitive to Kirkland's character and the needs of our citizens.

IV. COMMUNITY CHARACTER

Goal CC-3: Accommodate change within the Kirkland community and the region in a way that maintains Kirkland's livability and beauty.

Policy CC-3.1: Identify and monitor specific indicators of quality-of-life for Kirkland residents.

Quality-of-life indicators provide information that reflects the status of the City. They include, but are not limited to, housing affordability and availability, [shops and services close to home](#), [well-maintained neighborhoods](#), public health and safety, parks, historic resources, citizen participation, natural resources [protection](#), pedestrian and bike friendliness, [community gathering places](#), and well respected schools. By measuring public opinion on changes in the levels of these indicators, the City can determine where support and changes are needed. The City should develop various community outreach programs such as surveys, [websites](#), [social forums](#), cable channel programs and open houses to measure these indicators and work towards evaluating and implementing their results.

Policy CC-3.2: Ensure that City policies are consistent with, and responsive to, evolving changes in demographics and technology.

As Kirkland's population grows and changes, the needs and interests of its citizens also will change. Examples of these changes include the increase in the senior citizen population with its unique requirements, the increase in ethnic diversity, [and the increases](#) in density, and the change in economic diversity within Kirkland. It is important for the City to accommodate changes in population demographics and density while maintaining the qualities and special features which make Kirkland unique.

Advances in technology have changed the lifestyles of Kirkland's citizens. New communication technology has increased the use of remote office siting and telecommuting. New transportation technology may change transportation patterns both locally and regionally. New construction techniques and materials are resulting in greater efficiency and economy.

The City's policies and regulations should recognize and work with these changes as they unfold, while maintaining the qualities and features which make Kirkland unique.

BUILT AND NATURAL ENVIRONMENT

Kirkland is fortunate to have fine qualities and a [well-established](#) identity based on a unique physical setting and development pattern. The Comprehensive Plan recognizes many urban design principles that contribute to Kirkland's identity, such as gateways, views, scenic corridors, [waterfront access](#), historic sites, building scale, manmade and natural landmarks, and pedestrian [and bicycle](#) linkages.

IV. COMMUNITY CHARACTER

As the built environment continues to change and densify, these design principles along with development regulations are used to maintain the quality of life in the community. Neighborhood identity, building design, protected public views, and mitigated impacts, such as noise and lighting, are some of the important factors that maintain and even improve this quality of life.



The Marina Park Pavilion in Downtown Kirkland

Goal CC-4: Maintain and enhance Kirkland's built and natural environment by strengthening the visual identity of Kirkland and its neighborhoods.

Policy CC-4.1: Enhance City identity by use of urban design principles that recognize the unique characteristics of different types of development, including single-family, multifamily, mixed-use, and various types and sizes of commercial development.

Urban design recognizes that a City's physical setting and manmade patterns collectively form its visual character, its neighborhoods and its business districts. In Kirkland, urban design should protect defining features, respect existing surroundings, and allow for diversity between different parts of the City. The urban design principles outlined in an appendix to the Comprehensive Plan and adopted by reference in the Kirkland Municipal Code and the corresponding design regulations in the Zoning Code ensure that new development will enhance Kirkland's sense of place.

Policy CC-4.2: ~~Prohibit~~ Discourage gated developments.

Kirkland strives to be an open, welcoming community with inviting neighborhoods and a strong social fabric. These values can be supported by allowing public access throughout the community. Gates that restrict public access and connections through developments have an exclusionary effect and detract from a friendly, open

IV. COMMUNITY CHARACTER

neighborhood image. This policy is not intended to restrict fences with gates around individual single-family homes, gated multifamily parking garages, gated multifamily interior courtyards, or similar private spaces.



Kirkland City Hall

Policy CC-4.3: Encourage quality designs for institutional and community facilities that reinforce their symbolic importance and create distinctive reference points in the community.

Government facilities, sSchools, churches, libraries and other civic buildings serve as meeting places and play an important role in the community. These public and semipublic buildings should display exemplary design with attention to site planning, building scale, landscaping, pedestrian amenities, building details, and opportunities for integrating art into the project. They should be compatible with the neighborhood in which they are located, but can also provide a neighborhood landmark. Community structures such as City Hall, park and recreational facilities, or the Libraries or other civic buildings should be designed to be landmarks for the City as a whole.

~~Policy CC-4.4: Support home occupations that have characteristics appropriate to residential neighborhoods.~~

~~Home occupations, or home-based businesses, are increasingly common in residential areas due to an increase in telecommuting and the improved technology available. Operating a home-based business provides people with the opportunity to better integrate their personal and professional lives. Home-based businesses also contribute to a reduction in commuter traffic. It is important, however, to protect the residential character of the neighborhood from their outward impacts. Such impacts as exterior signs, heavy equipment use, excessive deliveries by commercial vehicles, number of customer vehicles, and extreme noise can detract from the residential atmosphere of an area and should not be allowed.~~

Note: Delete. Similar policy is in Economic Element

Policy CC-4.54: Protect public scenic views and view corridors.

IV. COMMUNITY CHARACTER

Public views of the City, surrounding hillsides, Lake Washington, Seattle, the Cascades and the Olympics are valuable not only for their beauty but also for the sense of orientation and identity that they provide. Almost every area in Kirkland has streets and other public spaces that allow our citizens and visitors to enjoy such views. View corridors along Lake Washington's shoreline are particularly important and should continue to be enhanced as new development occurs. Public views can be easily lost or impaired and it is almost impossible to create new ones. Preservation, therefore, is critical.

Private views are only not protected, ~~except~~ where specifically mentioned in some of the neighborhood plan chapters of the Comprehensive Plan and in the City's development regulations.

Policy CC-4.65: Preserve and enhance natural landforms, vegetation, and scenic areas that contribute to the City's identity and visually define the community, its neighborhoods and districts.

Natural landforms such as hills, ridges and valleys are valuable because they provide topographic variety, visually define districts and neighborhoods while providing open space corridors that visually and physically link them, and give form and identity to the City. Open space and areas of natural vegetation are valuable because they accentuate natural topography, define the edges of districts and neighborhoods, and provide a unifying framework and natural contrast to the City's streets, buildings and structures.

Planting of landscaping and trees can improve the community character. Vegetated roofs add to the greenscape and help to achieve the City's low impact development and greenhouse gas reduction goals. Street trees provide a consistent, unifying appearance, particularly in areas with varying building design and materials, and signage. However, street trees planted along rights-of-way that offer local and territorial views should be of a variety that will minimize view blockage as trees mature.

Several neighborhoods contain unique natural features, including significant stands of trees and individual notable heritage trees, unique landforms, wetlands, streams, watersheds, woodlands, natural shorelines, and scenic open space. In many cases, development activities, including structures or facilities designed to correct other environmental problems, may damage these natural amenity areas. Wherever possible, unique natural features should be preserved or rehabilitated. Should areas with unique natural features be incorporated into new development or rehabilitated, great care should be taken to ensure these areas are not damaged or adversely altered. The intent of this policy is not to prohibit development but to regulate development activities to ensure they maintain the inherent values of the natural landscape.

Policy CC-4.76: Enhance City and neighborhood identity through features that provide a quality image that reflects the City's unique characteristics and vision.

Kirkland and its neighborhoods are special places. Each neighborhood has a distinctive identity which contributes to the community's image. Appropriate transitions are also necessary to distinguish the City from surrounding jurisdictions. Community signs, public art, and other gateway treatments such as landscaping are methods of identification that contribute to the visual impressions and understanding of the community. Other identification methods and entranceway treatments can communicate the City's origin and history, economic base, physical form, and relation to the natural setting.

IV. COMMUNITY CHARACTER

Policy CC-4.87: Provide public information signs that present clear [and consistent](#) information and a quality image of the City.

Public signs are needed to supply information about public facilities, such as bus, ~~and~~ [pedestrian and](#) bicycle routes, municipal parking lots and City offices. The primary function of these signs is to present information about the location of public facilities and services in a clear and concise fashion [using a consistent way-finding system of graphics, colors and sign types](#).

Policy CC-4.98: ~~Implement s~~Sign regulations [should that](#) equitably allow ~~adequate~~ visibility in the display of commercial information and protect Kirkland's visual character.

Commercial signs identify businesses and advertise goods and services. Although they may be larger and more visually prominent than public information signs, their placement and design should also respect the community's visual character and identity. By their nature, commercial signs are prominent in the landscape and thus should receive as much design consideration as other site development components. Signs should be located on the same lot or property as the use, building, or event with which the sign is associated.

Sign regulations should be applied consistently to provide equity and protect the community's visual character and identity. A Master Sign Plan should allow deviations from the standard code requirements, where appropriate, to encourage integration of signs into the framework of the building and the subject property through the use of elements that create visual harmony and a consistent design theme on a site. There also should be special sign restrictions to preserve the unique character of each of the City's commercial districts [and designated corridors](#).



The corner of Central Way and Lake Street

Policy CC-4.109: Maintain and enhance the appearance of streets and other public spaces.

Public spaces perform a variety of functions, and their design and maintenance make an important contribution to the character of the community. They provide places for people to congregate and furnish transitions between neighborhoods. [Parks and open space](#) Areas such as Forbes Lake, Totem Lake, [Yarrow Bay Wetlands, O.O.](#)

IV. COMMUNITY CHARACTER

Denny Park, Big Finn Hill Park and Juanita Bay Park support valuable wildlife. Amenities such as public art, street trees, landscaped median strips, underground utility lines, public street lights, and various types of street furniture add to the appearance of streets and make them more inviting. The City should continue to maintain and enhance these public areas.

Policy CC-4.110: Minimize impacts on residential neighborhoods from noise, lighting, glare and odor.

As the community becomes more urban with mixed uses and denser development, impacts, such as noise, lighting, glare and odor, may occur. The City should have development regulations and urban design principles to reduce and, in some cases, prohibit these impacts. Site design, building orientation, underground parking, landscape buffers, solid screen fencing, acoustical sound walls, directional lighting, ~~and~~ limitation on business hours of operation, restricting outdoor storage of large vehicles, boats, trailers, storage containers and junk are some of the techniques that may be used.

Policy CC-4.12: ~~Support multimodal transportation options.~~

~~Public improvements and site design each play an important role in encouraging the use of alternative transportation modes. A convenient, safe network of routes for pedestrian, bicycle, and other modes including the Cross Kirkland Corridor/ Eastside Rail Corridor, provides an alternative to the automobile. Transit facilities that are easily accessible, comfortable, safe and clean encourage more people to ride the bus. Site design that is sensitive to a variety of transportation modes can make it easier for people to walk, ride bikes, use public transit, and take advantage of other modes.~~

Note: Delete here and add to
Transportation Element

REVISED COMMUNITY CHARACTER ELEMENT: CLEAN COPY**IV. COMMUNITY CHARACTER****A. INTRODUCTION**

The character of a community is influenced by a variety of factors, including its citizens, social network, schools, community and business organizations, history, built environment, and natural resources. Although it is not possible to legislate a strong community, public policy can provide a framework that supports desirable characteristics.

Public services – such as developing and maintaining the transportation network and communication infrastructure, furnishing attractive public spaces, providing parks, trails, open spaces and recreational opportunities, supporting community events, and providing a safe and clean environment – contribute to this framework. Design principles can be used to promote compatible development that reflects community values, respects historical context, and preserves valuable natural resources. Development of affordable housing and provision of social services can support an environment that encourages diversity.

A strong community is also characterized by an active and involved citizenry. By providing support for formal and informal community and business organizations, the City can help to encourage citizen participation. The establishment of diverse residential, commercial, cultural, and recreational opportunities can also help make people feel at home.

The City's role in providing the framework for a strong community is defined by the Community Character element.

B. COMMUNITY CHARACTER CONCEPT

Taken together, the goals and policies of this element broadly define the City's role in contributing to community character. They consider the social and physical environment, look back in time to Kirkland's heritage, and look forward to Kirkland's future. The Community Character element supports the Guiding Principles of livable (quality of life and community design) and connected (sense of community). Subsequent elements of the Comprehensive Plan, such as the Land Use and Environment Elements, address policies relating to specific components of the built and natural environment. Parts of the social environment are addressed in the Parks, Recreation and Open Space Element. In addition, these social issues are addressed further in the Human Services Element.

The goals of the Community Character Element include:

- ◆ Support for Kirkland's Sense of Community: This goal supports the actions necessary to create a strong social fabric which is strengthened by diversity, involved citizens, and strong community organizations.
- ◆ Promote Preservation and Enhancement of Our Historic Identity: This goal acknowledges the importance of the City's historic resources and provides a framework which supports their interpretation, protection, and preservation.

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IV. COMMUNITY CHARACTER

- ◆ Accommodate Change: This goal looks to the future to ensure that Kirkland's policies are proactive in addressing changing needs of the population.
- ◆ Work to Strengthen Kirkland's Built and Natural Environment: This goal acknowledges the role that the natural and built environment plays in creating a community and provides the framework for supporting the aesthetic quality of the community, individual neighborhoods, and public spaces.

C. COMMUNITY CHARACTER GOALS AND POLICIES

Goal CC-1: Enhance Kirkland's strong sense of community.

Goal CC-2: Preserve and enhance Kirkland's historic identity.

Goal CC-3: Accommodate change within the Kirkland community and the region in a way that maintains Kirkland's livability and beauty.

Goal CC-4: Maintain and enhance Kirkland's built and natural environment by strengthening the visual identity of Kirkland and its neighborhoods.

SENSE OF COMMUNITY

A community with a strong social fabric and an environment where diversity is encouraged is one where people know and care for each other and for the community itself. The City's support of organizations which contribute to this social fabric will help provide for the social, cultural, educational, recreational, and economic needs of its citizens. It is also important for City government to be accessible to individual citizens who want to become involved and also be responsive to citizen requests.

Gathering places also help to provide community feeling. The City can build public spaces and also encourage private developers to incorporate them into their projects. Goal CC-1 and the associated policies supply the framework necessary to supply Kirkland's citizens with opportunities to support and be supported by the community as a whole.

Goal CC-1: Enhance Kirkland's strong sense of community.

REVISED COMMUNITY CHARACTER ELEMENT: CLEAN COPY

IV. COMMUNITY CHARACTER

Policy CC-1.1: Support diversity in our population.

Local and regional demographic trends indicate that Kirkland's population is becoming more diverse. An increased variety in ethnic, cultural, age, and income groups presents both challenges and opportunities, and provides the foundation for an interesting and healthy community. Kirkland should support programs and organizations that provide for all segments of our population.

Policy CC-1.2: Establish partnerships with service providers throughout the community to meet the City's cultural, educational, economic, and social needs.

The City can best provide for the needs of its citizens by working with service providers such as non-profit and faith-based organizations, schools, daycare providers, senior-citizen support groups, youth organizations, and groups that provide services to individuals and families having difficulty meeting their basic needs. Sharing information and resources with these providers is the most effective and economical way to meet the needs of Kirkland's citizens. The City should encourage and support these service providers.

Policy CC-1.3: Support formal and informal community organizations.

In today's mobile society, it is important to provide many opportunities for individuals to become a part of the community. Organizations such as neighborhood groups, youth and senior service providers, business and homeowner associations, social and recreational organizations, and service groups are all part of the Kirkland community. Encouragement and support of these organizations by the City helps citizens become involved in the community.



Festival at Marina Park

Policy CC-1.4: Encourage and develop places and events throughout the community where people can gather and interact.

Places where people can gather and interact are an important part of building community. They provide comfortable areas where people can come together. Some, including parks, community centers, the Cross Kirkland Corridor/ Eastside Rail Corridor, streets, and sidewalks, are developed and maintained by the City.

REVISED COMMUNITY CHARACTER ELEMENT: CLEAN COPY

IV. COMMUNITY CHARACTER

Others, such as cafes, theaters, pedestrian-friendly shopping districts, outdoor seating areas, gathering spaces, building entrances and plazas, should be encouraged by the City through development regulations.

Public art (any work of art or design specifically sited in a public place) often invites interaction, inspires a sense of discovery, cultivates civic identity and community pride, and encourages economic development. The City should encourage private developers to integrate public art into office, retail and multifamily projects. In addition, the City should seek opportunities to incentivize integrated art with an emphasis on development in design districts because they are highly visible, mixed-use, pedestrian oriented areas that are focal points for community activity. Community events such as outdoor markets, celebrations, fairs, and annual festivals also provide a sense of community, history, and continuity. The City should encourage these events.

Policy CC-1.5: Work toward a safe, crime-free community.

Safety is a critical part of a strong community. A community's safety is dependent not only on the Police and Fire Departments, but also on the community itself. The City should support educational and community programs that provide citizens with the information and tools necessary to work toward a safe community and to be prepared in case of an area-wide emergency. In addition, the City should support design standards that promote safety and discourage crime in new development.



Water Bearers at David E. Brink Park

Policy CC-1.6: Create a supportive environment for art, historical, and cultural activities.

Cultural activities are more than just amenities; they are also an expression of identity for both the community as a whole and the individuals within. Cultural activities and the arts contribute to the economic vitality of the community by attracting tourism and businesses that want to locate in a community with valued amenities. Kirkland has a growing reputation as a destination for the arts, culture and historic resources in the Puget Sound region. The City's Cultural Arts Commission is a resource and partner for those agencies and individuals interested in expanding the arts in our community. Under the guidance of the Cultural Arts Commission, the City has a public arts program, which includes donations and loans from private citizens as well as City-owned pieces. These pieces of sculpture and other art objects are displayed around Kirkland and at City Hall. The City has committed to further promote the public arts program by incorporating art into new City facilities through earmarking one percent of major capital improvement project funds toward the arts.

REVISED COMMUNITY CHARACTER ELEMENT: CLEAN COPY**IV. COMMUNITY CHARACTER**

The City of Kirkland Parks and Community Services provides recreation programs. The Kirkland Performance Center offers exposure to the performing arts, as do community and educational organizations. The Kirkland Arts Center offers art classes and exhibitions. There are also a number of private galleries and classes offered. These public and private enterprises provide educational tools that can bring people together and foster a sense of community spirit and pride. Where possible, the City should continue to encourage partnerships and provide support to these and similar efforts including those related to youth activities, science, music, arts education and literature.

Policy CC-1.7: Within the Cross Kirkland Corridor/Eastside Rail Corridor, provide opportunities for open space, art, events, and cultural activities.

As envisioned in the approved Cross Kirkland Corridor Master Plan, development of the CKC Corridor/Eastside Rail Corridor as a public facility will provide many opportunities to connect the community, businesses and neighborhoods together. Integrating art, pedestrian and bicycle improvements and trails, events and cultural activities into the Corridor provide public amenities to be enjoyed by all.

HISTORIC RESOURCES

Historic resources connect the community with the City's past providing a sense of continuity and permanence. Recognition and preservation of historic resources are essential to the long-term maintenance of the City's character. The key is the commitment of the community to the identification, maintenance, renovation, and reuse of buildings and sites important to our history. These resources may represent architectural styles or development patterns such as small lots typical of specific periods in the past. They may also represent places associated with notable historic persons or important events.

A significant number of the historic resources in Kirkland already have been identified and mapped. Neighborhoods that have been identified as having the most significant concentrations of historic resources are Market/Norkirk/Highlands and Moss Bay (Downtown and perimeter area). There also are scattered historic buildings, structures, sites and objects throughout other neighborhoods.

Historic resources enhance the experience of living in Kirkland. These unique historic and heritage resources of Kirkland should become a key element in the urban design of Downtown and older neighborhoods surrounding it, so that they will remain an integral part of the experience of living in Kirkland.

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IV. COMMUNITY CHARACTER

The Joshua Sears Building

Goal CC-2: Preserve and enhance Kirkland's historic identity.

Policy CC-2.1: Preserve historic resources and landmarks of recognized significance.

The preservation of resources that are unique to Kirkland or exemplify past development periods is important to Kirkland's identity and heritage. The City, the Kirkland Heritage Society, and Kirkland's citizens can utilize a variety of methods to preserve historic resources and landmarks, including the following, which are listed in order of priority:

- ◆ Retain historic buildings by finding a compatible use that requires minimal alteration.
- ◆ Design new projects to sensitively incorporate the historic building on its original site, if the proposed development project encompasses an area larger than the site of the historic resource.
- ◆ Retain and repair the architectural features that distinguish a building as an historic resource.

REVISED COMMUNITY CHARACTER ELEMENT: CLEAN COPY

IV. COMMUNITY CHARACTER

- ◆ Restore architectural or landscape/streetscape features that have been destroyed.
- ◆ Move historic buildings to a location that will provide an environment similar to the original location.
- ◆ Provide for rehabilitation of another historic building elsewhere to replace a building that is demolished or has its historic features destroyed.
- ◆ Provide a record and interpretation of demolished or relocated structures by photographs, markers and other documentation.

Policy CC-2.2: Identify and prioritize historic buildings, structures, sites and objects for protection, enhancement, and recognition.

Although age is an important factor in determining the historical significance of a building, structure, site or object (a minimum of 50 years for the National and State Register and 40 years for the City of Kirkland register), other factors, such as the integrity of the building, architecture, location and relationship to notable persons or events of the past, also are important.

Table CC-1 identifies Designated Historic Buildings, Structures, Sites and Objects in Kirkland.

The City of Kirkland recognizes these buildings, structures, sites and objects on List A and List B in Table CC-1. All are designated Historic Community Landmarks by the City of Kirkland. The lists also contain “Landmarks,” designated by the Kirkland Landmark Commission, and “Historic Landmarks,” designated pursuant to Chapter 75 KZC.

Development permits involving buildings, structures, sites and objects in Table CC-1 are subject to environmental review under the City’s local SEPA regulations. In addition, landmarks noted with a footnote (*) are subject to review by the Kirkland Landmark Commission pursuant to Kirkland Municipal Code Title 28. The Kirkland Landmark Commission is composed of members of the King County Landmark Commission and one Kirkland resident appointed by the Kirkland City Council. City of Kirkland “Historic Landmarks” noted with a footnote (¥) are subject to review by Chapter 75 KZC.

Table CC-1

Designated Historic Buildings, Structures, Sites and Objects

List A: Historic Buildings, Structures, Sites and Objects Listed on the National and State Registers of Historic Places and Designated by the City of Kirkland

Building or Site	Address	Architectural Style	Date Built	Person/Event	Neighborhood
Loomis House	304 8th Ave. W.	Queen Anne	1889	KL&IC	Market

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IV. COMMUNITY CHARACTER

Sears Building	701 Market St.	Italianate	1891	Sears, KL&IC	Market
Campbell Building	702 Market St.		1891	Brooks	Market
*Peter Kirk Building	620 Market St.	Romanesque Revival	1891	Kirk, KL&IC	Market
Trueblood House	127 7th Ave.	Italianate	1889	Trueblood	Norkirk
*Kirkland Woman's Club	407 1st St.	Vernacular	1925	Founders 5	Norkirk
¥Marsh Mansion	6610 Lake Wash. Blvd.	French Ec Revival	1929	Marsh	Lakeview
Kellett/Harris House	526 10th Ave. W.	Queen Anne	1889	Kellett	Market

List B: Historic Buildings, Structures, Sites and Objects Designated by the City of Kirkland (Continued)

Building or Site	Address	Architectural Style	Date Built	Person/Event	Neighborhood
Newberry House	519 1st St.	Vernacular	1909	Newberry	Norkirk
Nettleton/Green Funeral (Moved)	408 State St.	Colonial Revival	1914	Nettleton	Moss Bay
Kirkland Cannery	640 8th Ave.	Vernacular	1935	WPA Bldg	Norkirk
Landry House	8016 126th Ave. NE	Bungalow	1904		South Rose Hill
Tompkins/Bucklin House	202 5th Ave. W.	Vernacular	1889	Tompkins	Market
Burr House	508 8th Ave. W.	Bungalow/Prairie	1920	Burr	Market
Orton House (moved)	4120 Lake Wash. Blvd.	Georgian Revival	1903	Hospital	Lakeview
¥Shumway Mansion (moved)	11410 100th Ave. NE	Craftsman/Shingle	1909	Shumways	South Juanita
French House (moved)	4130 Lake Wash.	Vernacular	1874	French	Lakeview

REVISED COMMUNITY CHARACTER ELEMENT: CLEAN COPY

IV. COMMUNITY CHARACTER

	Blvd.				
Snyder/Moody House	514 10th Ave. W.	Vernacular	1889	KL&IC	Market
McLaughlin House	400 7th Ave. W.	Site only. Structure demolished May 2014	1889	KL&IC	Market
First Baptist Church/American Legion Hall	138 5th Ave.	Site only. Structure demolished.	1891/1934	Am Legion	Norkirk
Larson/Higgins House	424 8th Ave. W.		1889	KL&IC	Market
Hitter House	428 10th Ave. W.	Queen Anne	1889	KL&IC	Market
Cedarmere/Norman House	630 11th Ave. W.	Am Foursquare	1895		Market
Dorr Forbes House	11829 97th Ave. NE	Vernacular	1906	Forbes	South Juanita
Brooks Building	609 Market St.	Vernacular Comm	1904	Brooks	Market
Williams Building	101 Lake St. S.	Vernacular Comm	1930		Moss Bay
Webb Building	89 Kirkland Ave.	Vernacular Comm	1930		Moss Bay
5th Brick Building	720 1/2 Market St.	Vernacular Comm	1891		Market
Shumway Site	510 – 528 Lake St. S.	site only		Shumways	Lakeview
Lake WA Shipyards Site	Lake Wash. Blvd./Carillon Point	site only		Anderson/W W	Lakeview
Lake House Site	10127 NE 59th St.	site only		Hotel	Lakeview
*First Church of Christ Scientist (moved) a.k.a. Heritage Hall	203 Market St.	Neoclassical	1923	Best example of this style	Market
¥Malm House	12656 100th Ave. NE	Tudor Revival	1929		North Juanita
Sessions Funeral Home	302 1st St.	Classic Vernacular	1923		Norkirk

REVISED COMMUNITY CHARACTER ELEMENT: CLEAN COPY

IV. COMMUNITY CHARACTER

Houghton Church Bell (Object)	105 5th Ave. (Kirkland Congregational Church)	Pioneer/Religion	1881	Mrs. William S. Houghton	Norkirk
Captain Anderson Clock (Object)	NW corner of Lake St. and Kirkland Ave.	Transportation/Ferries	c. 1935	Captain Anderson	Moss Bay
Archway from Kirkland Junior High	109 Waverly Way (Heritage Park)	Collegiate Gothic	1932	WPA	Market
Langdon House and Homestead	10836 NE 116th St. (McAuliffe Park)	Residential Vernacular	1887	Harry Langdon	South Juanita
Ostberg Barn	10836 NE 116th St. (McAuliffe Park)	Barn	1905	Agriculture	South Juanita
Johnson Residence	10814 NE 116th St. (McAuliffe Park)	Vernacular influenced by Tudor Revival	1928	Agriculture	South Juanita
Carillon Woods Park	NW corner of NE 53rd St. and 106th Avenue NE	Utility/water source for Yarrow Bay and site	1888	King Co. Water District #1	Central Houghton

Footnotes:

* The City of Kirkland Landmark Commission has formally designated these buildings, structures, sites and objects as Landmarks pursuant to KMC Title 28.

¥ The City of Kirkland has formally designated these buildings, structures, sites and objects as Historic Landmarks pursuant to Chapter 75 KZC.

Note: KL&IC is the Kirkland Land Improvement Company.

The City recognizes its historic resources in the following priority:

1. Buildings, structures, sites and objects listed on the National and State Registers of Historic Places.
2. Buildings, structures, sites and objects recognized by the Kirkland Landmark Commission.
3. Buildings, structures, sites and objects designated by the City as Historic Landmarks.

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IV. COMMUNITY CHARACTER

4. Buildings, structures, sites and objects designated by the City as Historic Community Landmarks.
5. Buildings, structures, sites and objects designated by the City as an historic resource, providing historical context.

The City should periodically update the lists of historic resources through a systematic process of designation.



Marsh Mansion along Lake Washington Boulevard NE

Policy CC-2.3: Provide encouragement, assistance and incentives to private owners for preservation, restoration, redevelopment, reuse, and recognition of significant historic buildings, structures, sites and objects.

There are a number of activities that the City can do to provide encouragement and incentives for the owners of historic buildings, structures, sites and objects, including:

- ◆ Establish Zoning and Building Codes that encourage the continued preservation, enhancement, and recognition of significant historic resources;
- ◆ Reuse or salvage architectural features and building materials in the design of new development.
- ◆ Encourage the preservation or enhancement of significant historic resources or commitment through historic overlay zones as a public benefit when planned unit developments are proposed;
- ◆ Prepare and distribute a catalog of historic resources for use by property owners, developers and the public;
- ◆ Maintain an interlocal agreement with King County that provides utilization of the County's expertise in administering historic preservation efforts and makes owners of Kirkland's historic buildings, structures,

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IV. COMMUNITY CHARACTER

sites and objects eligible for County grants and loans;

- ◆ Establish a public/private partnership to provide an intervention fund to purchase, relocate, or provide for other necessary emergency actions needed to preserve priority buildings, structures, sites and objects;
- ◆ Encourage property owners to utilize government incentives available for historic buildings, structures, sites and objects;
- ◆ Allow compatible uses in historic structures that may assist in their continued economic viability such as bed and breakfasts in larger residential structures.

Policy CC-2.4: Buildings that are recognized as historic resources by the City should be considered when adjacent structures are being rebuilt or remodeled.

Historic resources contribute to the character and quality of Kirkland. New and remodeled buildings should respect the scale and design features of adjacent historic resources.

Policy CC-2.5: Encourage the use of visual and oral records to identify and interpret the history of the City of Kirkland.

This can be done in various ways, including articles in Citywide publications, a museum to preserve and display documents and artifacts, and archives to maintain resources, including oral history and photographs, for the public.

The City's system of historic signage, which includes plaques to interpret significant buildings, structures, sites and objects, should be expanded. While historic street signs have been hung along with existing street signs, interpretive markers could be placed along public streets, pedestrian-bike paths and the Cross Kirkland Corridor/Eastside Rail Corridor to explain the City's history.

All these methods can be used to inform Kirkland's citizens about the City's history and to support the preservation of Kirkland's historic identity.

ACCOMMODATING CHANGE

The last 20 years have seen remarkable changes in the way people and businesses interact and connect. The innovations of technology, new techniques for almost-instant communication, increased density and traffic, increased multimodal transportation alternatives, new housing options and legislative actions relating to growth management are some of the changes Kirkland has witnessed. The large annexation of Finn Hill North Juanita and Kingsgate in 2011 increased the population of Kirkland by over 60%. There also have been changes in the characteristics of Kirkland's citizens, including increased diversity and an aging of the population.

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IV. COMMUNITY CHARACTER

The intent of Goal CC-3 and the following policies is to ensure that the City continues to recognize and respond to future changes in a way that is sensitive to Kirkland's character and the needs of our citizens.

Goal CC-3: Accommodate change within the Kirkland community and the region in a way that maintains Kirkland's livability and beauty.

Policy CC-3.1: Identify and monitor specific indicators of quality-of-life for Kirkland residents.

Quality-of-life indicators provide information that reflects the status of the City. They include, but are not limited to, housing affordability and availability, shops and services close to home, well-maintained neighborhoods, public health and safety, parks, historic resources, citizen participation, natural resource protection, pedestrian and bike friendliness, community gathering places, and well respected schools. By measuring public opinion on changes in the levels of these indicators, the City can determine where support and changes are needed. The City should develop various community outreach programs such as surveys, websites, social forums, cable channel programs and open houses to measure these indicators and work towards evaluating and implementing their results.

Policy CC-3.2: Ensure that City policies are consistent with, and responsive to, evolving changes in demographics and technology.

As Kirkland's population grows and changes, the needs and interests of its citizens also will change. Examples of these changes include the increase in the senior citizen population with its unique requirements, the increase in ethnic diversity, and increases in density, and the change in economic diversity within Kirkland. It is important for the City to accommodate changes in population demographics and density while maintaining the qualities and special features which make Kirkland unique.

Advances in technology have changed the lifestyles of Kirkland's citizens. New communication technology has increased the use of remote office siting and telecommuting. New transportation technology may change transportation patterns both locally and regionally. New construction techniques and materials are resulting in greater efficiency and economy.

The City's policies and regulations should recognize and work with these changes as they unfold, while maintaining the qualities and features which make Kirkland unique.

BUILT AND NATURAL ENVIRONMENT

Kirkland is fortunate to have fine qualities and a well-established identity based on a unique physical setting and development pattern. The Comprehensive Plan recognizes many urban design principles that contribute to

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IV. COMMUNITY CHARACTER

Kirkland's identity, such as gateways, views, scenic corridors, waterfront access, historic sites, building scale, manmade and natural landmarks, and pedestrian and bicycle linkages.

As the built environment continues to change and densify, these design principles along with development regulations are used to maintain the quality of life in the community. Neighborhood identity, building design, protected public views, and mitigated impacts, such as noise and lighting, are some of the important factors that maintain and even improve this quality of life.



The Marina Park Pavilion in Downtown Kirkland

Goal CC-4: Maintain and enhance Kirkland's built and natural environment by strengthening the visual identity of Kirkland and its neighborhoods.

Policy CC-4.1: Enhance City identity by use of urban design principles that recognize the unique characteristics of different types of development, including single-family, multifamily, mixed-use, and various types and sizes of commercial development.

Urban design recognizes that a City's physical setting and manmade patterns collectively form its visual character, its neighborhoods and its business districts. In Kirkland, urban design should protect defining features, respect existing surroundings, and allow for diversity between different parts of the City. The urban design principles outlined in an appendix to the Comprehensive Plan and adopted by reference in the Kirkland Municipal Code and the corresponding design regulations in the Zoning Code ensure that new development will enhance Kirkland's sense of place.

Policy CC-4.2: Discourage gated developments.

Kirkland strives to be an open, welcoming community with inviting neighborhoods and a strong social fabric. These values can be supported by allowing public access throughout the community. Gates that restrict public access and connections through developments have an exclusionary effect and detract from a friendly, open

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IV. COMMUNITY CHARACTER

neighborhood image. This policy is not intended to restrict fences with gates around individual single-family homes, gated multifamily parking garages, gated multifamily interior courtyards, or similar private spaces.



Kirkland City Hall

Policy CC-4.3: Encourage quality designs for institutional and community facilities that reinforce their symbolic importance and create distinctive reference points in the community.

Government facilities, schools, churches, libraries and other civic buildings serve as meeting places and play an important role in the community. These public and semipublic buildings should display exemplary design with attention to site planning, building scale, landscaping, pedestrian amenities, building details, and opportunities for integrating art into the project. They should be compatible with the neighborhood in which they are located, but can also provide a neighborhood landmark. Community structures such as City Hall, park and recreational facilities, libraries or other civic buildings should be designed to be landmarks for the City as a whole.

Policy CC-4.4: Protect public scenic views and view corridors.

Public views of the City, surrounding hillsides, Lake Washington, Seattle, the Cascades and the Olympics are valuable not only for their beauty but also for the sense of orientation and identity that they provide. Almost every area in Kirkland has streets and other public spaces that allow our citizens and visitors to enjoy such views. View corridors along Lake Washington's shoreline are particularly important and should continue to be enhanced as new development occurs. Public views can be easily lost or impaired and it is almost impossible to create new ones. Preservation, therefore, is critical.

Private views are only protected where specifically mentioned in some of the neighborhood plan chapters of the Comprehensive Plan and in the City's development regulations.

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Policy CC-4.5: Preserve and enhance natural landforms, vegetation, and scenic areas that contribute to the City's identity and visually define the community, its neighborhoods and districts.

Natural landforms such as hills, ridges and valleys are valuable because they provide topographic variety, visually define districts and neighborhoods while providing open space corridors that visually and physically link them, and give form and identity to the City. Open space and areas of natural vegetation are valuable because they accentuate natural topography, define the edges of districts and neighborhoods, and provide a unifying framework and natural contrast to the City's streets, buildings and structures.

Planting of landscaping and trees improves the community character. Vegetated roofs add to the greenscape and help to achieve the City's low impact development and greenhouse gas reduction goals. Street trees provide a consistent, unifying appearance, particularly in areas with varying building design and materials, and signage. However, street trees planted along rights-of-way that offer local and territorial views should be of a variety that will minimize view blockage as trees mature.

Several neighborhoods contain unique natural features, including significant stands of trees and individual heritage trees, unique landforms, wetlands, streams, woodlands, natural shorelines, and scenic open space. In many cases, development activities, including structures or facilities designed to correct other environmental problems, may damage these natural amenity areas. Wherever possible, unique natural features should be preserved or rehabilitated. Should areas with unique natural features be incorporated into new development or rehabilitated, great care should be taken to ensure these areas are not damaged or adversely altered. The intent of this policy is not to prohibit development but to regulate development activities to ensure they maintain the inherent values of the natural landscape.

Policy CC-4.6: Enhance City and neighborhood identity through features that provide a quality image that reflects the City's unique characteristics and vision.

Kirkland and its neighborhoods are special places. Each neighborhood has a distinctive identity which contributes to the community's image. Appropriate transitions are also necessary to distinguish the City from surrounding jurisdictions. Community signs, public art, and other gateway treatments such as landscaping are methods of identification that contribute to the visual impressions and understanding of the community. Other identification methods and entranceway treatments can communicate the City's origin and history, economic base, physical form, and relation to the natural setting.

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IV. COMMUNITY CHARACTER

Policy CC-4.7: Provide public information signs that present clear and consistent information and a quality image of the City.

Public signs are needed to supply information about public facilities, such as bus, pedestrian and bicycle routes, municipal parking lots and City offices. The primary function of these signs is to present information about the location of public facilities and services in a clear and concise fashion using a consistent way-finding system of graphics, colors and sign types.

Policy CC-4.8: Sign regulations should equitably allow visibility in the display of commercial information and protect Kirkland's visual character.

Commercial signs identify businesses and advertise goods and services. Although they may be larger and more visually prominent than public information signs, their placement and design should also respect the community's visual character and identity. By their nature, commercial signs are prominent in the landscape and thus should receive as much design consideration as other site development components. Signs should be located on the same lot or property as the use, building, or event with which the sign is associated.

Sign regulations should be applied consistently to provide equity and protect the community's visual character and identity. A Master Sign Plan should allow deviations from the standard code requirements, where appropriate, to encourage integration of signs into the framework of the building and the subject property through the use of elements that create visual harmony and a consistent design theme on a site. There also should be special sign restrictions to preserve the unique character of each of the City's commercial districts and designated corridors.



The corner of Central Way and Lake Street

Policy CC-4.9: Maintain and enhance the appearance of streets and other public spaces.

Public spaces perform a variety of functions, and their design and maintenance make an important contribution to the character of the community. They provide places for people to congregate and furnish transitions between neighborhoods. Parks and open space areas such as Forbes Lake, Totem Lake, Yarrow Bay Wetlands, O.O. Denny Park, Big Finn Hill Park and Juanita Bay Park support valuable wildlife. Amenities such as public art,

REVISED COMMUNITY CHARACTER ELEMENT: CLEAN COPY**IV. COMMUNITY CHARACTER**

street trees, landscaped median strips, underground utility lines, public street lights, and various types of street furniture add to the appearance of streets and make them more inviting. The City should continue to maintain and enhance these public areas.

Policy CC-4.10: Minimize impacts on residential neighborhoods.

As the community becomes more urban with mixed uses and denser development, impacts, such as noise, lighting, glare and odor, may occur. The City should have development regulations and urban design principles to reduce and, in some cases, prohibit these impacts. Site design, building orientation, underground parking, landscape buffers, solid screen fencing, acoustical sound walls, directional lighting, limitation on business hours of operation, restricting outdoor storage of large vehicles, boats, trailers, storage containers and junk are some of the techniques that may be used.

DRAFT

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT**A. INTRODUCTION**

A healthy economy plays an important role in ensuring ~~that~~ Kirkland remains a vibrant, sustainable, and connected community for living and working. The purpose of the Economic Development Element is to establish the goals and policies for economic growth and vitality that will enhance the City's character and quality of life.

This element describes Kirkland's economic role locally and within the context of ~~the~~ East King County ~~Countywide~~ and the Central Puget Sound regional economy. This element ~~also~~ discusses the importance of business retention and recruitment, the types of businesses and jobs to be encouraged, ~~and a summary of the strengths, weaknesses and strategies to address future economic needs of the community~~ and priorities ~~while accommodating~~ while accommodating employment growth targets for the year 2035.

B. ECONOMIC CONCEPT

(These section was moved up from below)

Economic development ~~may~~ can be defined as public and private initiatives that promote job creation and business retention and recruitment, increase goods and services to residents and businesses, and provide job training programs, all of which contribute to a strong, sustainable, and resilient economy ~~tax base.~~

The following goals and policies provide the framework for ~~a three-pronged strategy for the future of the Kirkland economy~~ for businesses, people, and for creating vibrant places. The ~~mission is~~ challenge will be to provide ~~an~~ an ~~economic business~~ climate that maintains a healthy economy for jobs and businesses without sacrificing the qualities that make Kirkland a desirable place to live.

The overarching economic strategy for Kirkland strives to provide:

- A sustainable and resilient economy
- A diverse tax base
- Access to job opportunities
- Goods and services ~~for~~ to the community

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

To accomplish this, the Economic Development Element:

- Encourages economic growth while maintaining attractive residential neighborhoods and a healthy sustainable natural and built environment.
- Promotes a growing and diverse economy that has a variety of business sectors, living wage jobs, exports goods and services and encourages small, start up, locally owned companies.
- Promotes a positive business climate so businesses will grow and enhance Kirkland's role in the Eastside and Puget Sound regional-~~Seattle Metropolitan~~ economy.
- Supports economic growth focused in the Totem Lake Urban Center, -and Downtown, Kirkland- and strengthening our other commercial retail shopping areas, including specialty retail in the Downtown, destination retail in Totem Lake, local goods and services in our neighborhoods, commercial areas and encourages attractive commercial and mixed-use development.

What is economic development?

~~Economic development can be defined as public and private initiatives that promote job creation and business retention and recruitment, increase goods and services to residents and businesses, and provide job training programs, all of which contribute to a strong tax base.~~

Key issues for the Economic Development Element are:

- ~~How can Kirkland create a strategy that promotes and guides economic vitality, including local jobs and revenue for public services?~~
- ~~How can the Kirkland economy become more diversified and what types of businesses should be encouraged to achieve this?~~
- ~~How can all stakeholders in the community, including businesses, neighborhoods and government, find common ground to develop specific strategies and actions that achieve Kirkland's desired economic future?~~

EXISTING CONDITIONS

Kirkland was founded by Peter Kirk, an entrepreneur who envisioned Kirkland as the "Pittsburgh of the West." Instead, Kirkland commerce evolved from a ship building center in the 1940s to a suburb of Seattle starting throughout in the 1960s and 1970's. Kirkland continues to transform into a self-contained community with a broad range of jobs and diverse businesses integrated in mixed use commercial centers. A major annexation of the Finn Hill, Juanita and Kingsgate neighborhoods occurred in 2011 making Kirkland the thirteenth largest city in Washington. Today, Kirkland contains a balance of jobs and housing and is interrelated to other Eastside cities and the Puget Sound region.

~~In 2000,~~ As of 2012 Kirkland contained ~~22,100~~ over 37,000 housing units and ~~32,384~~ 38,000 jobs. The median household income in ~~2000~~ 2013 was ~~\$60,332~~ \$87,005, compared to ~~\$53,157~~ \$70,567 throughout King County. ~~It~~

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

is estimated that Kirkland's average wage rate is \$58,055 (2009) is on par with slightly higher than King County's figure which, in 2002, was \$25,300 per worker per year (PSRC)¹. In 2013 approximately 18% of Kirkland residents lived and worked in the City.

In 2014 there were 4,889 licensed Kirkland businesses with. The with the majority of Kirkland businesses are in the small to medium size range (50 or fewer employees). Figure ED-1 below shows the number of businesses in each category.

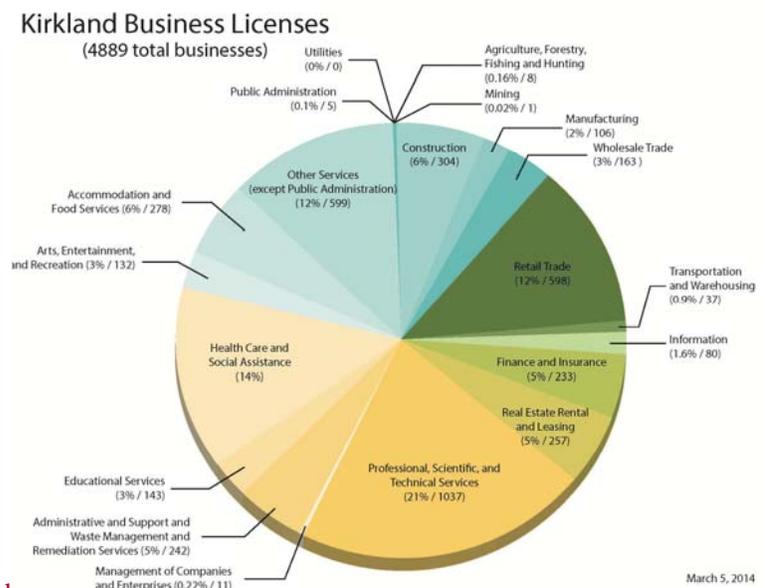


Figure ED-1 Types of businesses in Kirkland

Kirkland's largest employers represent a broad range of business types including health care, government, groceries, housewares, high technology and emerging aerospace related sectors. (Source: City of Kirkland business Licenses Division.) Figure ED-2 shows a list of the largest employers in Kirkland based on self reporting self-reporting number of employees. Of the 3,4604,889 licensed Kirkland businesses in 20032014, the largest number were in the following categories (1) the service sector (i.e., personal services, contracting services), (2) professional offices, (3) retail, (4) medical/dental, (5) other, (6) wholesale trade, and (7) manufacturing.

¹Economic data does not include the 2011 annexation of Finn Hill, North Juanita, and Kingsgate.

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENTFigure ED-2 Kirkland's Largest Employers as of 2013 (Source: Business License Division)

Employer	Employees
Evergreen Healthcare	2,603
Google, Inc.	658
City of Kirkland	575
Kenworth Truck Company	439
Costco Wholesale	302
Evergreen Pharmaceutical LLC	269
iSoftStone, Inc.	265
IBM Corporation	256
Waste Management of Washington, Inc.	250
WB Games, Inc.	236
Wave Broadband	233
ATG Stores	233
Fairfax Hospital	231
Fred Meyer #391	208
Lake Washington Institute of Technology	200

Kirkland is a desirable place to do business and ~~has the infrastructure~~ is well situated to support businesses. Kirkland is accessible from freeways, water and ~~rail~~, the Cross Kirkland Corridor and is close to major markets, high technology and health care ~~medical~~ industry clusters. The cost of doing business is competitive ~~in Kirkland~~ with other Seattle area cities. A range of housing types and established neighborhoods exist in addition to quality schools, parks and health care facilities. Our beautiful waterfront setting and strong community support for recreation, cultural, ~~and arts~~ and entertainment activities ~~also~~ contribute to a positive business and tourism environment.

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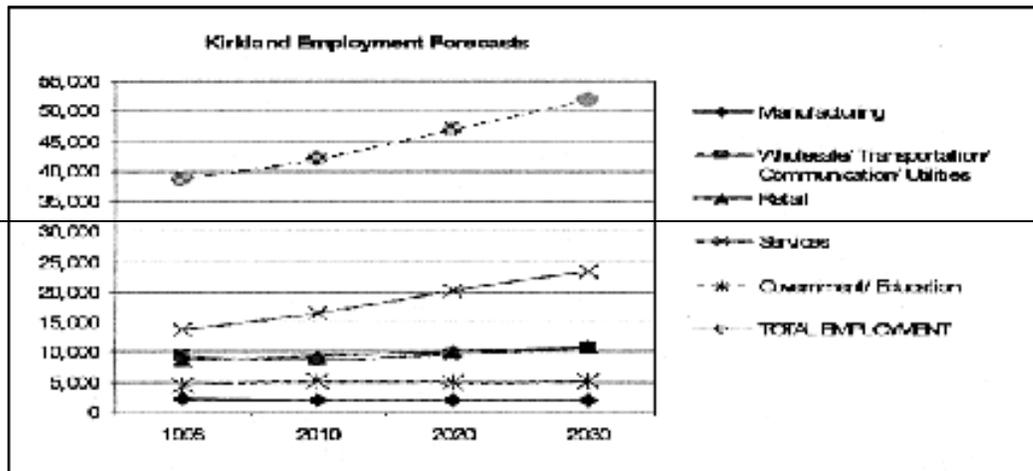
VIII. ECONOMIC DEVELOPMENT*Google offices in Kirkland****FUTURE TARGETS, TRENDS AND CAPACITY***

~~Kirkland is part of a regional, national and international economy. While~~ the City of Kirkland ~~we~~ can work to attract and retain residents and businesses through policies that promote economic development and a high quality of life, many economic trends are beyond the City's control. Regional and national trends show an increase in service, high-technology, communication, and information technology industries, with continued decline in traditional light industrial companies. Kirkland is consistent with this trend by experiencing growth in the information technology, aerospace and healthcare sectors. In light industrial areas buildings are being renovated for professional offices, high technology, manufacturing, recreation and sports related businesses.

FUTURE TARGETS, TRENDS AND CAPACITY

~~The~~ King County Countywide Planning Policies ~~have assigned Kirkland and other jurisdictions housing and growth targets~~ for the year 2031. Adjusting for the year 2035, Kirkland is targeted for an additional 22,435 jobs for a total employment of 61,147. Kirkland has the future land capacity to meet housing and employment targets.

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT**Insert new** Figure ED-13: Kirkland Employment Forecasts

Source: 2003 Kirkland Community Profile [Puget Sound Regional Council](#)

Key trends that may have an impact on Kirkland and the regional economy are “globalization” of businesses, changes in demographics, and increased immigration. Businesses can now reach international customers and with the “freeing up” of trade agreements and advances in telecommunications, they can locate virtually anywhere. Consistent with our region, Kirkland’s workforce will continually change as the population ages and becomes more ethnically diverse.

RELATIONSHIP TO OTHER ELEMENTS

Other elements of the Comprehensive Plan contribute related goals and policies necessary for a vital local economy. The Land Use Element sets forth the development pattern for the City’s commercial areas and where growth should occur, targets new employment growth primarily in the Totem Lake Urban Center, and Downtown Activity Area, commercial and mixed use areas. The Housing Element policies promote a sufficient range of housing options, including increasing the amount of “affordable housing” to support a diverse employment base. The Transportation Element supports an efficient multimodal circulation-transportation system that enables the mobility of people, goods, services, customers and employees to access Kirkland businesses. The Capital Facilities and Utilities Elements ensure that adequate public infrastructure and facilities such as public utilities, telecommunications, and roads are available to support the economic viability of businesses and private development.

B. ECONOMIC CONCEPT

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

This section was moved up to Section B.

The following goals and policies provide the framework for a three-pronged strategy for the future of the Kirkland economy: the importance of diversifying our tax base, providing job opportunities, and providing goods and services to the community. The challenge will be to provide an economic climate that maintains a healthy economy for jobs and businesses without sacrificing the qualities that make Kirkland a desirable place to live.

To accomplish this, the Economic Development Element:

- Encourages economic growth while maintaining attractive residential neighborhoods and a healthy natural environment.
- Promotes a growing and diverse economy that has a variety of business sectors.
- Promotes a positive business climate so businesses will grow and enhance Kirkland's role in the Eastside and Seattle Metropolitan economy.
- Supports strengthening our retail shopping areas, including specialty retail in the Downtown, destination retail in Totem Lake, providing local goods and services in our neighborhood commercial areas and encourages attractive commercial and mixed-use development.

C. ECONOMIC DEVELOPMENT GOALS AND POLICIES

A healthy economy is an integral part of Kirkland's high quality of life and an important community value. Kirkland's economy allows residents access to job opportunities, goods and services, and provides revenue sources that help to ensure needed public services. This section describes the goals and policies that will implement Kirkland's economic strategy. Economic development should not compromise residential neighborhoods or the natural environment. Balancing economic development with other community values is an overarching philosophy that should be taken into consideration as the following goals and policies are implemented.

- Economic Development Goals:**
- Goal ED-1:** Promote Foster a strong and diverse economy ~~consistent with community values, goals and policies~~ that provides a sustainable tax base and jobs.
 - Goal ED-2:** Promote a positive business climate.

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

Goal ED-3: ~~Strengthen the unique role and economic success of Kirkland's commercial areas.~~ Strengthen commercial areas to provide local goods, services, and vibrant community gathering places to live, work, shop and play.

Goal ED-4: ~~Develop and implement economic development strategies that reflect the role of Kirkland businesses in the regional economy.~~

Goal ED-~~4~~5: ~~Provide the infrastructure and public facilities to support economic activity and growth.~~

Goal ED-5: Foster socially and environmentally responsible businesses.

Goal ED-6: Foster collaborative partnerships among community interest groups and regional organizations to achieve Kirkland's desired economic goals.

Goal ED-7: ~~Recognize Kirkland's artistic, cultural, historic and recreational resources as important contributors to economic vitality.~~

~~Goal ED-1: Foster~~ Promote a strong and diverse economy ~~consistent with community values, goals and policies~~ that provides a sustainable tax base and jobs.

~~Policy ED-1.1: Work to retain existing businesses and attract new businesses~~ Support activities that retain and expand existing businesses. Target recruitment activities toward new businesses that provide living wage jobs.

Business retention is a number one priority for Kirkland's economic development efforts. Existing businesses are the foundation of the Kirkland economy and are encouraged to thrive and expand. Businesses contribute to a stable tax base and are integral to the community as many business owners and employees are Kirkland residents. Existing businesses are the best source for business expansion and job growth, as 60 to 80 percent of all new jobs typically are created by existing businesses.

Attracting new businesses can help diversify the local economy and strengthen existing businesses. Business recruitment strategies differ for different commercial areas based upon market demand and the desired character of each district. Opportunities exist in several of our commercial areas for redevelopment to strengthen or intensify commercial development. Ideally, in addition to strengthening retail areas, Recruitment efforts should

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

focus on businesses that provide higher paying jobs and draw customers from outside the community to purchase goods and services in Kirkland.



Juanita Village

Policy ED-1.2: ~~*Maintain a strong job and wage base.*~~

~~Businesses that provide new employment opportunities and high wage rates are important to strengthening the economy. Higher than average wages are preferred to maximize the economic benefits to the community. Employment growth and wage rates are a measure of economic success and therefore should be monitored.~~

Policy ED-1.23: *Encourage a broad range of businesses that provide goods and services to the community.*

A healthy mix of businesses that provide goods and services for the everyday needs of Kirkland residents and businesses is important for a diverse economy. Businesses that bring customers from outside the City to purchase goods and services provide a net importation of sales tax and reduce sales leakage to other jurisdictions ~~bring dollars into the local economy.~~ In Kirkland, businesses in retail sales, service, automobile sales and service, health care, tourism, entertainment, recreation, and wholesale distribution and manufacturing serve this purpose.

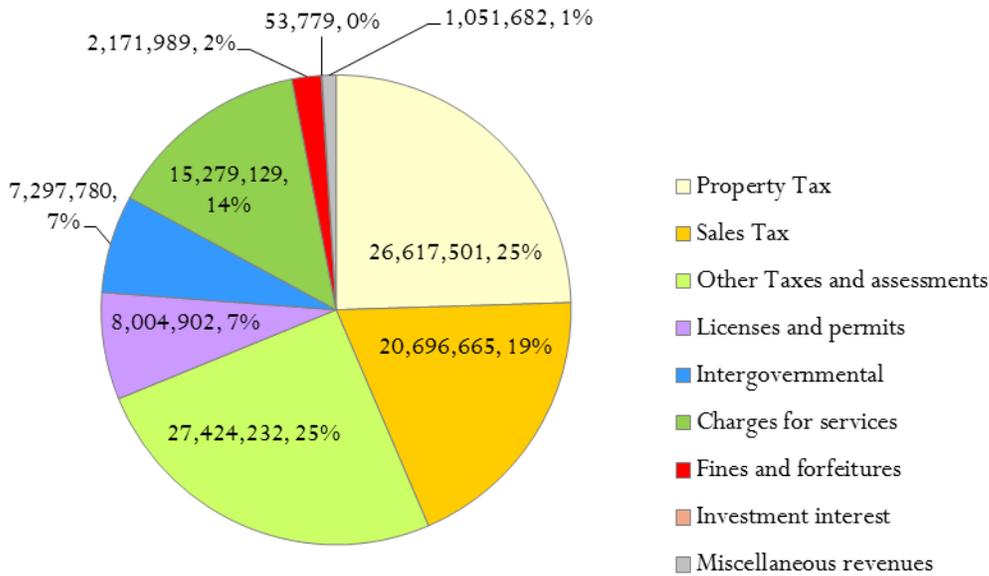
Policy ED-1.34: *Strengthen Kirkland's tax base to maintain long term fiscal sustainability.*

Business plays an important role in the City's tax base by generating sales, property tax and fees. Taxes are a general purpose revenue source that are used to support basic government services such as public safety, transportation improvements and parks maintenance. Figure ED-5 shows the distribution of revenue sources to city government. ~~Sales tax is the largest contributor () to the City's revenue. Retail businesses are the largest generator of sales tax followed by contracting, wholesale, and service businesses.~~ A large amount of sales tax is generated from automobile sales and service. The amount of revenue generated by sales tax fluctuates from year to year due to changes in the economy, buying habits of consumers, ~~and~~ the level of construction activity ~~taking place~~ in the City and regional growth outside of the City.

Figure ED-5 distribution of City Government revenue sources as of 2013.

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VIII. ECONOMIC DEVELOPMENT



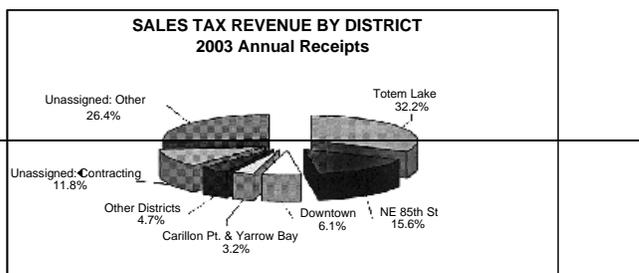
Source: City of Kirkland Finance and Administration 2013

It is in the community’s interest to encourage businesses that contribute to the City’s revenue base in order to help provide the needed public services to the community. Fluctuations in the retail sector can have significant impact to the City’s primary revenue source and thus City services. Steps should be taken to provide economic balance by maintaining a diversity of retail and other businesses that generate sales tax.

Figure ED-6 below shows how in 2013, the key-commercial and mixed use areas/districts and other districts (Houghton, Juanita, and Bridle Trails) contributed to sales tax revenue. Totem Lake provided the largest percentage of retail sales tax to the City’s total sales tax receipts followed by the Rose Hill Business District, Downtown and other commercial areas.

Note that the Unassigned-Other and Contracting categories comprise the contracting sector, businesses with no physical location in Kirkland and unassigned small businesses in Kirkland. (Source: City of Kirkland Finance Department.)

In addition to the \$11.9 million (2003) in the General Fund, sales tax is a funding source for transportation-related capital projects (\$670,000 in 2003) and neighborhood capital projects (\$100,000 in 2003).



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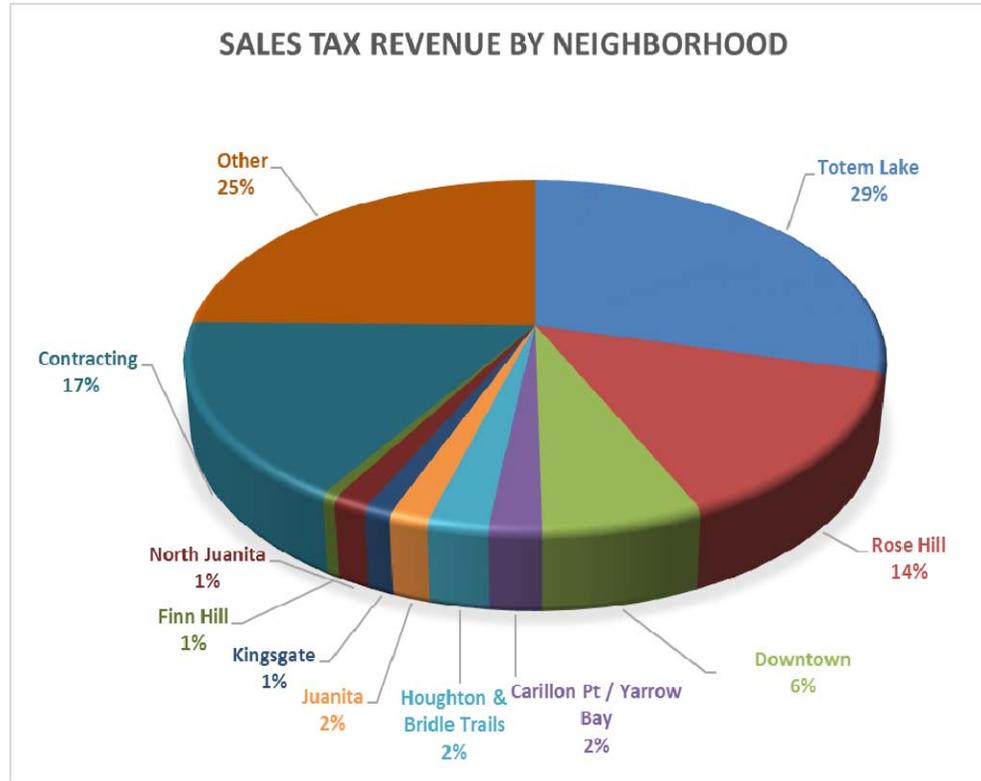
VIII. ECONOMIC DEVELOPMENT

Figure ED-62: Sales Tax Revenue by Commercial District

Source: City of Kirkland Finance Department

~~*This section was moved up to the Concept Section B:*~~ Businesses also make a significant contribution to the City's property tax base.

With the above in mind, economic strategies in Kirkland should strive to achieve:

~~A net importation of sales tax (reduce sales leakage to other jurisdictions);~~

~~A diversity of business sectors that contribute both jobs and revenue, such as high technology; start up companies; wholesale; manufacturing; contracting; and businesses involved in the emerging arts, tourism and recreation.~~

~~The mix of businesses in the community should be monitored so that business recruitment efforts can adjust to maintaining a diverse tax base.~~

Policy ED-1.45: Encourage clusters of complementary businesses that bring revenue and jobs into the community and export goods and services.

Industry clusters are geographic concentrations of mutually supportive businesses. They can export goods and services, drive job creation, and import revenue into a city or region. In 2003, the prominent business clusters were in the areas of automobile sales and services, art galleries, health care, restaurants, high technology, and furniture sales. Encouraging clustering of complementary businesses helps diversify our local economy. Businesses can foster a competitive economic advantage by locating near each other to draw consumers, to be near the wholesale distributor or to attract employees with specialized skills or experience. For example, many

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

businesses and professional services involved in the medical field locate near Evergreen Medical Center. Higher than average wages are preferred to maximize the economic benefits to the community. Employment growth and wage rates are a measure of economic success and therefore should be monitored.

In Downtown Kirkland, restaurants, galleries, shops, hotels and performing arts organizations work together to promote the area as a destination. Kirkland is benefiting from the region's industry clusters with growth in aerospace, business services to high technology and information technology companies, healthcare companies and automobiles sales. These businesses provide new employment opportunities and high wage rates important to strengthening the economy. Economic development efforts should strive to develop new business clusters and identify ways to strengthen existing clusters, both locally and within the region.

Policy ED-1.65: *Strive to maintain a balance of jobs and housing to enable residents to live near work.*

Job growth should be accompanied by growth in housing opportunities for workers filling those new jobs. When a significant percentage of the population can both work and live in Kirkland, economic vitality, quality of life and civic involvement are enhanced and transportation problems are mitigated. ~~In 2000,~~ Kirkland's ratio of jobs to housing is was fairly balanced. 1.5 (similar to the region as a whole). As growth occurs, Kirkland should strive to maintain this balance. As discussed in the Housing Element and the Affordable Housing Strategy, Kirkland should also seek to encourage a variety of housing types including housing that is affordable to a range of income levels.

Policy ED-1.76: *Promote Kirkland as a visitor, cultural, and entertainment Tourism destination.*

Tourism is another economic development tool to help diversify the economy. Visitors from outside the community spend money in local shops and, restaurants, stay in hotels, and attend performing arts events. Tourism also creates jobs. Tourism promotion ~~also~~ benefits residents by providing increased amenities, community events and shopping opportunities.

Kirkland's tourism marketing focus is on promoting Kirkland as a waterfront community with cultural arts, culinary, shopping, eco-tourism and recreation opportunities ~~destination.~~ The targeted audiences for tourism promotion are regional, national, international ~~visiting friends and relatives of residents,~~ and business travelers. Kirkland is a unique destination on the Eastside and region because of its beautiful lakeside location ~~setting,~~ pedestrian-oriented Downtown, art galleries, restaurants, performing arts facilities, locally owned retail shops, farmers markets, and historical buildings ~~and parks.~~ Our parks, recreation facilities and open space also offer tourism opportunities.

~~The Totem Lake and Juanita areas offer visitors nature and recreational experiences, lodging in close proximity to I-405, and the nearby attractions of Woodinville wineries, breweries, and other East King County destinations.~~

Policy ED-1.87: *~~Support~~ Encourage home-based businesses that are compatible with neighborhood character.*

Home-based businesses continue to be a key component of the local economy ~~growing trend~~ as telecommunication infrastructure and the internet ~~computers~~ have increased opportunities to allow for integration

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

of home and work. Many of Kirkland's small businesses began as home-based businesses and now are a source for new jobs. Forty percent of the business licenses in Kirkland are home based businesses with the largest portion (33%) in professional, scientific and technical services. Home-based businesses also can ~~also~~ reduce commuter traffic and increase security for neighborhoods while other residents are away at work.

Development standards should be maintained to minimize impacts of home-based businesses on residential neighborhoods by limiting them to ~~the types of~~ activities that are ~~not~~ complementary to residential areas, ~~such as the number of signs; number of employees; parking; truck deliveries and noise; light, outdoor storage, odors and construction activity.~~ Some businesses by their nature are not compatible with residential neighborhoods and, therefore, should be located in commercial or industrial areas.

Policy ED-1.8: Support locally developed enterprises by encouraging small startup businesses.

Small, startup businesses should be nurtured to promote locally owned businesses and job growth.

Goal ED-2: Promote a positive business climate.

~~*Policy ED 2.1: Recognize that businesses are a valued part of the community.*~~

~~Businesses play important roles in our community. They contribute a high percentage of public revenue to enable government to provide public services, facilities and community amenities. Our commercial areas contribute to the distinctive character of our City and neighborhoods and provide valuable goods and services to our residents. Kirkland strives to provide a positive business climate by nurturing business success through business retention programs, and values business interests in both community discussions and in making policy decisions.~~

~~*Moved to new ED 2.4 Below:* Kirkland is committed to providing excellent customer service to all sectors of the community. Business customer service needs are distinct from those of other customers and can be a factor in whether or not a business chooses to stay or locate in Kirkland. The City should continue to assess customer service and provide open communication to ensure business needs are being met.~~

~~*Policy ED-2.21: Create and maintain a competitive tax and regulatory environment that is reasonable, responsive and timely.*~~

~~A business climate that combines a fair and competitive tax environment with a positive regulatory environment contributes to business success. Kirkland has favorable tax rates and user fees compared with other cities in the region. The City should proactively work with businesses and neighborhoods to improve the business climate in our community for everyone's benefit. ~~Businesses are encouraged to work with the City and neighborhood organizations to identify and make recommendations for changes to regulations and improvements to permit processes. Having clear and reasonably fast permit processes in government also contributes to a positive business climate. The City should remove unnecessary barriers to economic development and provide a regulatory environment that allows for flexibility without sacrificing community standards. Improvements to permit processes should be continually made so that permits are handled in a reasonable, responsive and timely manner.~~~~

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

Policy ED-2.23: Foster a culture of creativity, entrepreneurship and innovation.

A business climate that supports the entrepreneurial, creative and innovative spirit of business practices owners generates new businesses and ensures helps promote a healthy economic future job creation for Kirkland. Kirkland is unique as a center for such creativity and innovation. Kirkland It is strong in arts, culture, and amenities for both residents and visitors to enjoy. Kirkland attracts living wage employers, strives to provide the highest quality technology infrastructure, and supports emerging trends in industry sectors such as start-up companies from nearby technology and aerospace companies, as green practices, staggered work times and use of shared business facilities.

Policy ED-2.34: ~~Consider the economic~~ Make land use decisions that take into consideration the effects on businesses and the economic benefit to the community ~~when making land use decisions.~~

~~Land use regulations, and the decisions made in the implementation of these regulations, can impact the business community. The City should periodically review its regulations and, where appropriate, modify those which unreasonably restrict opportunities for economic development. At the same time, economic development should conform to the goals, policies and development standards established by the Comprehensive Plan and City codes. It will be necessary to work closely with the Chamber of Commerce and other business organizations to ensure potential economic impacts of regulations are identified and considered to meet the intent of this policy.~~

Moved from above deleted ED 2.1: Kirkland is committed to providing excellent customer service to all sectors of the community. Business customer service needs are distinct from those of other customers and can be a factor in whether or not a business chooses to stay or locate in Kirkland. The City should continue to assess customer service and provide open communication to ensure business needs are being met.

When considering commercial land use decisions, City decision makers should carefully evaluate the short- and long-term economic benefits to the community in addition to social, environmental and aesthetic concerns. Economic factors to consider may include such things as the number and type of new jobs created, the types of goods or services provided, and fiscal benefits that businesses will contribute to the community.

Policy ED-2.4: Provide a regulatory environment that is predictable, fair, responsive and timely.

~~*Text moved from existing ED 2.2 and 2.4* Land use regulations, and the decisions made in the implementation of these regulations, can impact businesses. The City should remove unnecessary barriers to economic development and provide a regulatory environment that allows for flexibility without sacrificing community standards. Businesses are encouraged to work with the City and neighborhood organizations to identify and make recommendations for changes to regulations and improvements to permit processes. The City should periodically review its regulations and, where appropriate, modify those which unreasonably restrict opportunities for economic development. At the same time, economic development should conform to the goals, policies and development standards established by the Comprehensive Plan and City codes. Businesses are encouraged to work with the City and neighborhood organizations to identify and make recommendations for changes to regulations and improvements to permit processes. Having clear and reasonably fast permit processes in government also contributes to a positive business climate. Improvements to permit processes should be continually made so that permits are handled in a reasonable, responsive and timely manner.~~

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

~~*Policy ED-2.5: Support the provision of educational and training opportunities to maintain a skilled work force.*~~

~~A vital economy relies on maintaining educational and job training programs that keep up with business trends. In the future, a factor for business success will be workers' ability to keep up with accelerating changes in the work place, especially in the areas of technology. Kirkland is fortunate to have a high quality K-12 public school system, a university, a community college and other community education programs. Local, State and federal educational and job training programs are available. Partnerships between educational institutions and the business community, with the City's support, should continue.~~

Policy ED-2.6~~5~~: ~~Establish or~~ Support incentives tools that to encourage economic development.

Providing economic development incentives or tools are a way to attract and retain quality businesses or create new jobs may be necessary to create a positive business environment. Washington State statutes ~~strictly~~ limit the types of incentives that cities may use to attract or retain private business.

Types of ~~incentives~~ economic development tools that could be explored are:

- Public/private development agreements ~~for construction projects~~
- Recruitment strategies that will result in new jobs
- Tax or fee deferrals, ~~or credits, or waivers~~ to certain industries
- County-sponsored industrial revenue bonds
- Participating in County, State or federally sponsored low interest loans or grants
- Installing infrastructure improvements
- Use of special taxing districts
- Expediting permitting and regulatory incentives
- Participation in regional Transfer of Development Rights or Landscape Conservation and Local-Infrastructure programs
- Legislative support for a form of tax increment and other economic development tools

~~*Goal ED-3: Strengthen the unique role and economic success of Kirkland's commercial areas.*~~ *Strengthen commercial areas to provide local goods, services, and vibrant community gathering places to places to live, work, shop and play.*

Policy ED-3.1 (From ED-3.2): Encourage businesses to develop and operate in a manner that enhances the character of the community, minimizes impacts on surrounding development, and respects the natural environment.

As members of the community, businesses should be ~~corporate~~ stewards of the environment as well as good neighbors to adjacent less intensive uses. In some instances, economic activities may create impacts on surrounding development because of the way the business functions or building location and site design. ~~Impacts~~

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

~~may include open storage, large structures, poorly maintained grounds, parking lots, signs, exterior lighting, noise, air or water pollution, and pedestrian or vehicular traffic and may be especially noticeable along transition areas of commercial areas.~~

These adverse visual or other impacts created by economic activities should be minimized through development standards that maintain the character of adjacent development. Development standards should ensure that outdoor storage areas, parking lots, and structures are adequately buffered with landscaping or some other appropriate means, and that on-site debris and waste are removed. Landscaping, both within and around the edges of development, can serve to provide visual screening and separation, as well as help to decrease surface runoff. Additional standards may include noise limitations, appropriate setbacks, open space requirements and building design guidelines. Even with efforts taken by businesses to reduce impacts, residential uses located along commercial area boundary edges may continue to experience some level of unavoidable impact.

~~Policy ED-3.1: Promote economic success within Kirkland's commercial areas.~~

~~The Land Use Element sets forth the general land use development pattern for Kirkland's commercial areas. Consistent with each Neighborhood Plan there will be opportunities to strengthen commercial areas in the types of businesses provided and redevelopment opportunities. Following is a summary of the role of each commercial area.~~

~~———— Totem Lake's role is an Urban Center that serves as a community and regional center for destination Retailing, health care, automobile sales, high technology, light industrial, professional offices and housing.~~

~~———— Downtown's role is an Activity Area that serves as a community and regional center for professional and government services, specialty retail, tourism, arts and entertainment, neighborhood services and housing.~~

~~———— The Yarrow Bay and Carillon Point Business Districts provide corporate headquarters, professional offices, professional services, restaurants and housing.~~

~~———— The Rose Hill Business District along NE 85th Street provides regional and neighborhood services in general retail, automobile sales, high technology, small office parks and housing.~~

~~———— The North Rose Hill Business District provides both regional and neighborhood services, retail stores and housing.~~

~~Market, Juanita, Houghton and Bridle Trails Neighborhood Centers provide neighborhood retail stores, professional services, recreation and housing.~~

~~The Everest and Norkirk Industrial Areas provide opportunities for small businesses in light industrial, manufacturing, wholesale, office and high technology. Within the Norkirk Industrial Area, environmentally sustainable technology and clean energy commerce is encouraged.~~

~~The Residential Markets along Lake Washington Boulevard provide convenience commercial goods and services.~~

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

~~Moved up to 3.~~ Policy ED 3.2: Encourage businesses to develop and operate in a manner that enhances the character of the community, minimizes impacts on surrounding development, and respects the natural environment.

Policy ED-3.23: Encourage infill and redevelopment of existing commercial and industrial areas consistent with the role of each commercial area.

Kirkland's commercial and industrial areas have the potential for increasing economic activity by infilling underutilized land or redeveloping without expanding district boundaries. ~~Consistent with the Land Use Element and Neighborhood Plans,~~ Commercial areas are encouraged to be intensified where it will result in superior redevelopment. ~~Expansion of commercial area boundaries should be discouraged and considered only when adequate transitional uses or buffer issues can be resolved to reduce potential adverse impacts.~~ To maintain the land use capacity to support the local economy, it will be necessary to encourage full utilization of planned development potential within employment centers while; monitoring commercial development activity, and maintaining efficient infrastructure systems.

~~Policy ED 3.4: Establish development standards that promote attractive commercial areas and reflect the distinctive role of each area.~~

Businesses with attractive site and building design, landscaping, and signs that blend in with the context of the neighborhood or commercial area ~~show pride in ownership and~~ help contribute to the economic success of the commercial area. ~~Commercial area revitalization programs are encouraged.~~ Gateway or unique signage, attractive public spaces, decorative pedestrian lighting and other urban design improvements help promote economic development by creating an inviting environment. ~~Depending on the commercial area,~~ Specific design standards tailored to the unique characteristics and natural features of each the neighborhood are encouraged, may be appropriate. Public and private sector investment and commercial development that adheres to development standards will ensure that Kirkland's positive civic image and character will be maintained.



Downtown Kirkland

~~Policy ED 3.5: Encourage mixed-use development within commercial areas.~~

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

~~A mix of uses improves the vitality of commercial areas. Mixed-use residential and commercial development provides the opportunity for residents to live, shop and work in commercial areas. Mixed-use development encourages one-stop shopping when a variety of businesses are located in close proximity to each other and shared parking is provided. Mixed-use development, when combined with multi-story structures, promotes a more compact and sustainable land use pattern and encourages walking and transit use to reduce dependence on automobiles.~~

Policy ED-3.3 (moved from Policy ED-7.1) Support businesses and organizations involved in the arts, cultural programs, historic preservation and civic activities.

Businesses and organizations involved in the fine arts, cultural and performing arts, and historic preservation play an important role in diversifying Kirkland's economy, attracting visitors and businesses, and enhancing our distinctive character. Kirkland's hotels, restaurants, shops, galleries, entertainment and performing arts complement each other to create a vibrant destination for both visitors and residents, producing economic returns to the community. Kirkland is one of the older communities on the Eastside and contains buildings and places of historical significance. ~~An assessment of the economic benefits of Kirkland's art, cultural, historic and recreational resources should be undertaken.~~

Policy ED-3.4: Support businesses that encourage the health and well-being of all people by providing convenient access to healthy and locally grown food.

Providing access to fresh, locally grown food encourages healthy living and self-sufficiency. Businesses that produce, process or wholesale locally grown food or products, farmers markets and community food gardens are encouraged.

Policy ED-3.5: Industrial Policy- Hold for a policy related to industrial areas pending the guidance from the Heartland Industrial Lands Study

Kirkland's industrial areas are in flux transitioning from traditional light industrial uses such as manufacturing, production and assembly and auto oriented service and repair uses to high technology, office and recreational facilities. As specified in the Land Use Element and neighborhood plans the light industrial areas should allow for a variety of light industrial- manufacturing and commercial uses based on market demands.

~~*Goal ED-4: Develop and implement economic development strategies that reflect the role of Kirkland businesses in the regional economy.*~~

~~*Policy ED-4.1: Enhance the competitive advantage of Kirkland businesses.*~~

~~The City and business organizations should take a proactive role in the region to promote Kirkland as a place to do business. To stay competitive, Kirkland should be aware of and respond to international, national and regional~~

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

trends, continue to provide excellent government customer service and a positive business climate, and provide sufficient public infrastructure to support economic development opportunities.

~~Policy ED-4.2: Collaborate with other cities and agencies to enhance economic growth on the Eastside and region.~~

Economic activities are not defined by political boundaries. Kirkland's economy is interrelated with other cities on the Eastside and King County and, therefore, it is important to cooperate with other cities and the region toward a common regional economic strategy.

Goal ED-54: Provide the infrastructure and public facilities to support economic activity and growth.

~~Policy ED-54.1: Build and maintain infrastructure systems for utilities, transportation and telecommunications to optimize service delivery to the business community~~ Encourage construction and maintenance of infrastructure systems for utilities, transportation and telecommunication that optimize service delivery to the business community.

Providing superior utilities, transportation and telecommunications networks to the community supports business growth and ~~maintains~~ helps give Kirkland's a competitive advantage to attract and maintain jobs. Emphasis should be on providing ~~telecommunication and transportation~~ infrastructure in higher density mixed-use employment and housing centers such as in the Totem Lake, Downtown, and other commercial areas.

~~Funding for infrastructure improvements comes from a combination of private and public sources. The City allocates public funds through capital improvement programs for transportation, sewer and water service and surface water management facilities. The private sector installs needed improvements with new development. The City should explore and encourage innovative and entrepreneurial efforts to provide technology infrastructure and communication services by forming public/private partnerships to facilitate or leverage funds for infrastructure improvements that will increase economic opportunities. The City, through the Capital Facilities and Utilities Elements, should continually assess our capacity and infrastructure needs as they relate to the needs of the business community, especially in the area of advanced technology infrastructure.~~

Policy ED-54.2: Create strong multimodal circulation linkages to and within commercial areas.

Improving circulation within commercial areas and connecting neighborhoods to commercial areas, with both motorized and non-motorized options, make it easier for customers to access businesses. In some cases, this may require new street or sidewalk connections to break up large blocks or improve circulation. ~~As the City becomes more developed, p~~ Pedestrian and bicycle improvements should be encouraged to provide alternatives to driving ~~reduce vehicle congestion~~. Standards should be in place to minimize the impacts generated by economic activities on pedestrian, bike and vehicular traffic. For example, the location and number of access points should be controlled, and, where necessary, on- or off-site improvements should be made to ensure the safe passage of pedestrians, bikes and vehicles.

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

Policy ED-54.3: Support regional infrastructure initiatives that ~~will~~ enhance economic development opportunities.

Kirkland participates in regional partnerships to install transportation, utility and telecommunications infrastructure. Partnering ~~regionally~~ keeps Kirkland competitive with other cities ~~from an economic development standpoint~~, and preserves financial resources for other infrastructure improvements. Partnerships should continue between the City and other public/private organizations ~~or agencies~~ to support regional infrastructure.

New Policy ED-4.4: Develop the Cross Kirkland Corridor to attract businesses and housing and provide a multimodal transportation facility connecting businesses and employees with local and regional employment centers.

Portions of the abandoned Burlington Northern Railroad Right of Way within the City of Kirkland have been converted to the Cross Kirkland Corridor, a multimodal transportation conduit for bicycles, pedestrians and in the future- transit. With more than 60 businesses and over 10,000 employees bordering the corridor, full development of the Cross Kirkland Corridor will be a catalyst for new businesses, jobs and housing.

Goal ED-54: Foster socially and environmentally responsible businesses.

Policy ED-5.1: Encourage businesses that provide products and services that support resource conservation and environmental stewardship.

Local, green businesses involved in providing renewable energy, remediation, clean technology, green building, products or services or healthy lifestyles should be nurtured.

Policy ED-5.2: Promote environmental responsible practices in business development and operations.

Businesses that integrate environmental practices into their business model show consumers and employees they care about the type of jobs created, products made, use of resources and impact of their actions. Encouraging construction and business operations to use sustainable development practices such as low impact development, green building, energy conservation, and waste reduction; results in reducing the City's ecological footprint, increases green space, and promotes healthy living and a more attractive Kirkland. Businesses that use green practices can reduce operational expenses, be more competitive or may utilize tax credits. The City should continue its green business, green building and recycling programs to support a network of local green businesses, green jobs and best green business practices.

Policy ED-5.3: Promote socially responsible practices in the private, public, and non-profit sectors.

All sectors of the community are encouraged to give back to the community by conducting and supporting

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

community service projects or organizations to help the disadvantaged in need. Such practices may include promoting human rights, fair labor standards, environmental protection and participating in civic initiatives. Businesses can partner with non-profit and human service organizations, philanthropic foundations or other organizations to implement this policy.

Policy ED-5.4: Help facilitate the environmental remediation of contaminated sites.

Kirkland has a few sites remaining classified as contaminated from past business practices such as gas stations, drycleaners or chemical production. Cost and time to clean up a site can deter redevelopment. The City can work with the property owner and overseeing government agencies to ensure that the sites are cleaned up before redevelopment.

Goal ED-6: Foster collaborative partnerships among community interest groups and regional organizations to create a prosperous Kirkland economy to achieve desired economic goals.

Policy ED-6.1: ~~Actively work~~ Partner with businesses organizations and community stakeholders organizations to ~~ensure~~ create a prosperous Kirkland economy.

The City should actively work together with business and community organizations such as ~~Kirkland Downtown on the Lake, the~~ Greater Kirkland Chamber of Commerce, ~~Seattle King County~~ Economic Development Council of Seattle and King County and other organizations to implement business retention, recruitment, tourism promotion and other strategies. Each of these groups plays a role in promoting Kirkland as a place to do business. As representatives on various task forces, they can provide a business perspective and assist in policy development. Formation of business associations or community working groups within each commercial area is encouraged to help develop and implement neighborhood plans, urban design projects, economic development strategies and promotional programs.

Policy ED-6.2: ~~Support a partnership of diverse community representatives to develop and implement economic development strategies.~~

~~To achieve Kirkland's desired economic future and implement the goals and policies of this element, the City should support a partnership of representatives from residential, neighborhood, business, government, education and faith based organizations. The partnership's role should be one of advocate on behalf of economic development activities. The partnership should focus on community education around the linkage between a strong economy and needed City services, and improving communication between residential and business organizations to resolve potential conflicts between business and other community interests.~~

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

Policy ED-6.23 Work with businesses, schools and other institutions to sustain a highly educated and skilled workforce through job training and education resources that lead to job opportunities especially the disadvantaged populations.

*(Text moved from existing Policy ED-2.5-) A vital economy relies on maintaining educational and job-training programs that keep up with business trends. In the future, a factor for business success will be workers' ability to keep up with accelerating changes in the work place, especially in the areas of technology. Kirkland is fortunate to have a high-quality K – 12 public school system, a university, a community college and other community education programs. Local, State and federal educational and job training programs are available. The City can help facilitate p*Partnerships between human service programs *providers,* educational institutions and the business community to provide *affordable housing and* job training, *with the City's support,* ~~should continue especially for the economically disadvantaged populations.~~

~~*Goal ED-7: Recognize Kirkland's artistic, cultural, historic and recreational resources as important contributors to economic vitality.*~~

~~*Policy ED-7.1: Support businesses and organizations involved in the arts, historic preservation and civic activities.*~~

~~Businesses and organizations involved in the fine arts, cultural and performing arts, and historic preservation play an important role in diversifying Kirkland's economy, attracting visitors and businesses, and enhancing our distinctive character. Kirkland's hotels, restaurants, shops, galleries, entertainment and performing arts complement each other to create a vibrant destination for both visitors and residents, producing economic returns to the community. Kirkland is one of the older communities on the Eastside and contains buildings and places of historical significance. An assessment of the economic benefits of Kirkland's art, cultural, historic and recreational resources should be undertaken.~~

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

City of Kirkland

Comprehensive Plan Update

VIII. ECONOMIC DEVELOPMENT**A. INTRODUCTION**

A healthy economy plays an important role in ensuring Kirkland remains a vibrant, sustainable, and connected community for living and working. The purpose of the Economic Development Element is to establish the goals and policies for economic growth and vitality that will enhance the City's character and quality of life.

This element describes Kirkland's economic role locally and within the context of East King County and the Central Puget Sound regional economy. This element discusses the importance of business retention and recruitment, the types of businesses and jobs to be encouraged to address future economic needs of the community and priorities while accommodating employment growth targets for the year 2035.

B. ECONOMIC CONCEPT

Economic development may be defined as public and private initiatives that promote job creation and business retention and recruitment, increase goods and services to residents and businesses, and provide job training programs, all of which contribute to a strong, sustainable, and resilient economy.

The following goals and policies provide the framework for the Kirkland economy for businesses, people, and for creating vibrant places. The mission is to provide a business climate that maintains a healthy economy for jobs and businesses without sacrificing the qualities that make Kirkland a desirable place to live.

The overarching economic strategy for Kirkland strives to provide:

- **A sustainable and resilient economy**
- **A diverse tax base**
- **Access to job opportunities**
- **Goods and services for the community**

To accomplish this, the Economic Development Element:

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES**VIII. ECONOMIC DEVELOPMENT**

- Encourages economic growth while maintaining attractive residential neighborhoods and a sustainable natural and built environment.
- Promotes a growing and diverse economy that has a variety of business sectors, living wage jobs, exports goods and services and encourages small, start up, locally owned companies.
- Promotes a positive business climate so businesses will grow and enhance Kirkland's role in the Eastside and Puget Sound regional economy.
- Supports economic growth focused in the Totem Lake Urban Center, Downtown, and other commercial areas.

EXISTING CONDITIONS

Kirkland was founded by Peter Kirk, an entrepreneur who envisioned Kirkland as the "Pittsburgh of the West." Instead, Kirkland commerce evolved from a ship building center in the 1940s to a suburb of Seattle starting in the 1960s. Kirkland continues to transform into a self-contained community with a broad range of jobs and diverse businesses integrated in mixed use commercial centers. A major annexation of the Finn Hill, Juanita and Kingsgate neighborhoods occurred in 2011 making Kirkland the thirteenth largest city in Washington. Today, Kirkland contains a balance of jobs and housing and is interrelated to other Eastside cities and the Puget Sound region.

As of 2012 Kirkland contained over 37,000 housing units and 38,000 jobs. The median household income in 2013 was \$87,005, compared to \$70,567 throughout King County¹. In 2013 approximately 18% of Kirkland residents lived and worked in the City.

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

In 2014 there were 4,889 licensed Kirkland businesses with the majority in the small to medium size range (50 or fewer employees). Figure ED-1 below shows the number of businesses in each category.

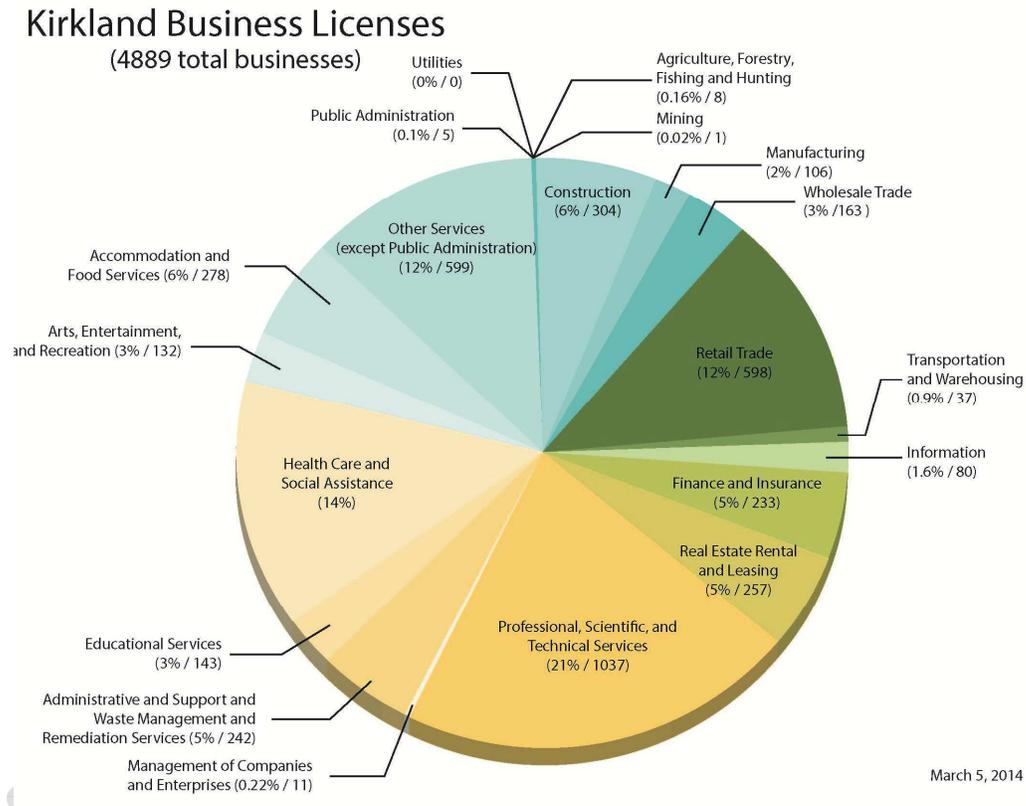


Figure ED-1 Types of Business in Kirkland

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT**Figure ED-2 Kirkland's Largest Employers as of 2013**

(Source: Business License Division)

Employer	Employees
Evergreen Healthcare	3,762
Google, Inc.	658
City of Kirkland	575
Kenworth Truck Company	410
Astronics Advanced Elewctronics Systems	388
Costco Wholesale	316
Evergreen Pharmaceutical LLC	269
iSoftStone, Inc.	265
IBM Corporation	256
Waste Management of Washington, Inc.	250
WB Games, Inc.	236
Wave Broadband	233
ATG Stores	233
Fairfax Hospital	231
Fred Meyer #391	208
Lake Washington Institute of Technology	200
Lake Vue Gardens Convalescent Center	200
Cobalt Mortgage, Inc.	175
Demand Media, Inc.	170
Microsoft Corporation	168
Woodmark Hotel on Lake Washington	143
Toyota of Kirkland	142
Market Leader, Inc.	141
Nintendo of America, Inc.	125
Casino Caribbean, LLC	124
Ford and Hyundai of Kirkland	120
Western Pneumatic Tube, LLC	120
Lee Johnson Chevrolet, Inc.	119
The Heathman Hotel	119
EED, a DTI Company	119
Honda of Kirkland	119
Medrad, Inc.	116
Smartek21, LLC	109
Inrix, Inc.	106
Greenpoint Technologies, Inc.	103
Safeway #2734	101

Kirkland's largest employers represent a broad range of business types including health care, government, groceries, housewares, high technology and emerging aerospace related sectors. (Source: City of Kirkland business Licenses Division.) Figure ED-2 shows a list of the largest employers in Kirkland based on self-reporting number of employees. Figure ED-2 Kirkland's Largest Employers as of 2013 (Source: Business License Division)

Kirkland is a desirable place to do business and is well situated to support businesses. Kirkland is accessible from freeways, water and, the Cross Kirkland Corridor and is close to major markets, high technology and health care industry clusters. The cost of doing business is competitive with other Seattle area cities. A range of housing types and established neighborhoods exist in addition to quality schools, parks and health care facilities. Our beautiful waterfront setting and strong community support for recreation, cultural, arts and entertainment activities contribute to a positive business and tourism environment.

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT



Google offices in Kirkland

While the City of Kirkland can work to attract and retain residents and businesses through policies that promote economic development and a high quality of life, many economic trends are beyond the City's control. Regional and national trends show an increase in service, high-technology, communication, and information technology industries, with continued decline in traditional light industrial companies. Kirkland is consistent with this trend by experiencing growth in the information technology, aerospace and healthcare sectors. In light industrial areas buildings are being renovated for professional offices, high technology, manufacturing, recreation and sports related businesses.

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

FUTURE TARGETS, TRENDS AND CAPACITY

King County Countywide Planning Policies assign jurisdictions housing and growth targets for the year 2031. Adjusting for the year 2035, Kirkland is targeted for an additional 22,435 jobs for a total employment of 61,147. Kirkland has the future land capacity to meet housing and employment targets.

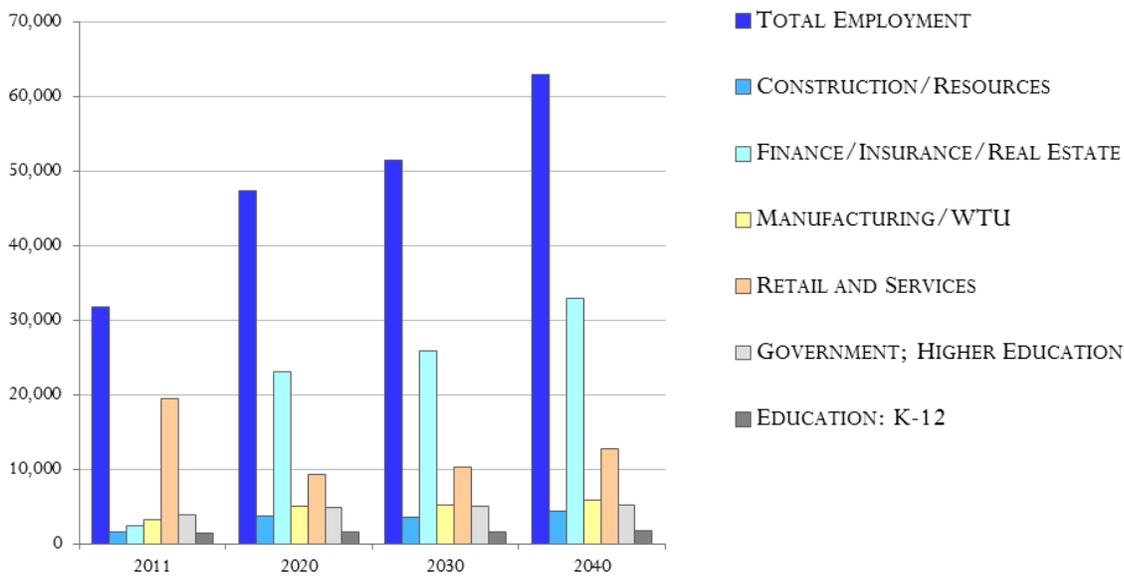


Figure ED-3: Kirkland Employment Forecasts by Sector

Source (2011): PSRC

RELATIONSHIP TO OTHER ELEMENTS

Other elements of the Comprehensive Plan contribute related goals and policies necessary for a vital local economy. The Land Use Element sets forth the development pattern for the City’s commercial areas and where growth should occur. The Housing Element policies promote a sufficient range of housing options, including increasing the amount of “affordable housing” to support a diverse employment base. The Transportation Element supports an efficient multimodal transportation system that enables the mobility of people, goods, services, customers and employees to access Kirkland businesses. The Capital Facilities and Utilities Elements ensure that adequate public infrastructure and facilities such as public utilities, telecommunications, and roads are available to support the economic viability of businesses and private development.

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT**C. ECONOMIC DEVELOPMENT
GOALS AND POLICIES**

A healthy economy is an integral part of Kirkland's high quality of life and an important community value. Kirkland's economy allows residents access to job opportunities, goods and services, and provides revenue sources that help to ensure needed public services. This section describes the goals and policies that will implement Kirkland's economic strategy. Balancing economic development with other community values is an overarching philosophy that should be taken into consideration as the following goals and policies are implemented.

Economic Development Goals:

Goal ED-1: Promote a strong and diverse economy that provides a sustainable tax base and jobs.

Goal ED-2: Promote a positive business climate.

Goal ED-3: Strengthen commercial areas to provide local goods, services, and vibrant community gathering places to live, work, shop and play.

Goal ED-4: Provide infrastructure and public facilities to support economic activity and growth.

Goal ED-5: Foster socially and environmentally responsible businesses.

Goal ED-6: Foster collaborative partnerships among community and regional organizations to achieve Kirkland's desired economic goals.

Goal ED-1: Promote a strong and diverse economy that provides a sustainable tax base and jobs.

Policy ED-1.1: Support activities that retain and expand existing businesses. Target recruitment activities toward new businesses that provide living wage jobs.

Existing businesses are the foundation of the Kirkland economy and are encouraged to thrive and expand. Businesses contribute to a stable tax base and are integral to the community as many business owners and employees are Kirkland residents. Attracting new businesses can help diversify the local economy and strengthen

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

existing businesses. Recruitment efforts should focus on businesses that provide higher paying jobs and draw customers from outside the community to purchase goods and services in Kirkland.



Juanita Village

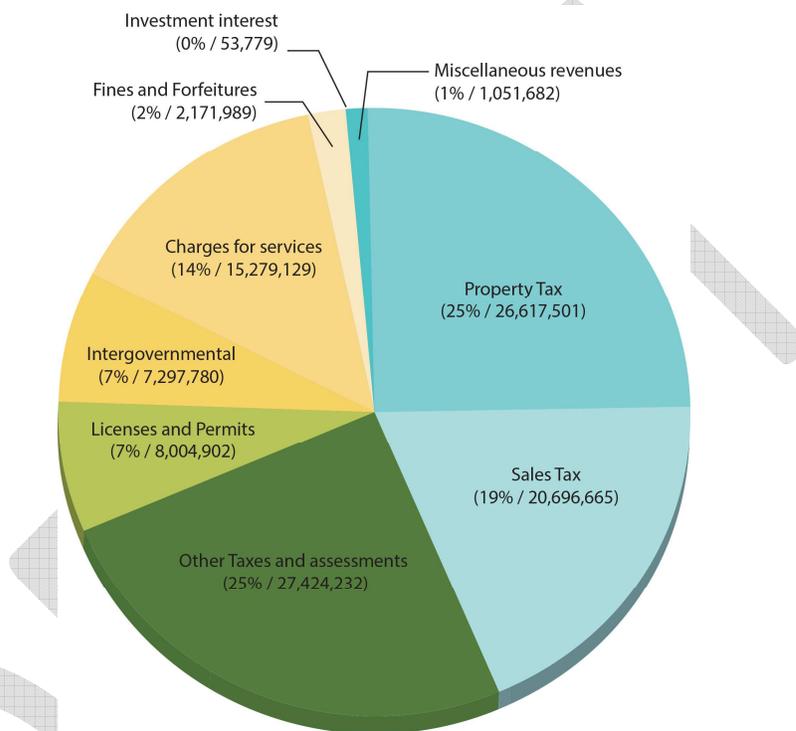
Policy ED-1.2: Encourage a broad range of businesses that provide goods and services to the community.

A healthy mix of businesses that provide goods and services for the everyday needs of Kirkland residents and businesses is important for a diverse economy. Businesses that bring customers from outside the City to purchase goods and services provide a net importation of sales tax and reduce sales leakage to other jurisdictions. In Kirkland, businesses in retail sales, service, automobile sales and service, health care, tourism, entertainment, recreation, and wholesale distribution and manufacturing serve this purpose.

Policy ED-1.3: Strengthen Kirkland's tax base to maintain long term fiscal sustainability.

Business plays an important role in the City's tax base by generating sales, property tax and fees. Taxes are a general purpose revenue source that are used to support basic government services such as public safety, transportation improvements and parks maintenance. Figure ED-4 shows the distribution of revenue sources to city government. A large amount of sales tax is generated from automobile sales and service. The amount of revenue generated by sales tax fluctuates from year to year due to changes in the economy, buying habits of consumers, the level of construction activity in the City and regional growth outside of the City.

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

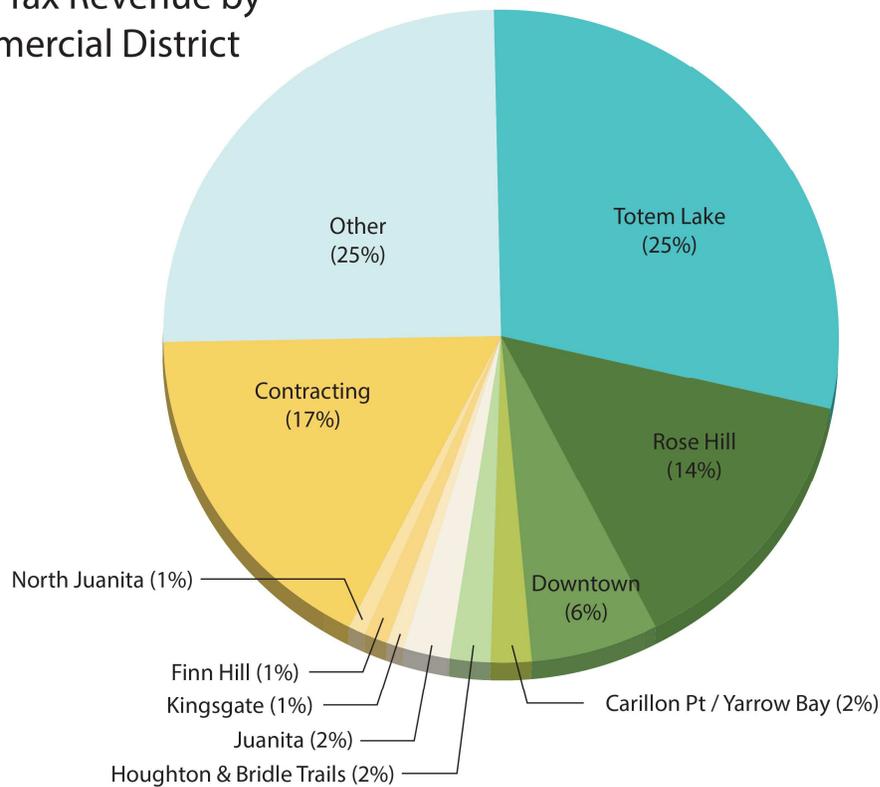
VIII. ECONOMIC DEVELOPMENT**Figure ED-4 distribution of City Government revenue sources as of 2013**

Source: City of Kirkland Finance and Administration 2013

It is in the community's interest to encourage businesses that contribute to the City's revenue base in order to help provide the needed public services to the community. Fluctuations in the retail sector can have significant impact to the City's primary revenue source and thus City services. Steps should be taken to provide economic balance by maintaining a diversity of retail and other businesses that generate sales tax.

Figure ED-5 below shows how in 2013, the commercial and mixed use areas contributed to sales tax revenue. Totem Lake provided the largest percentage of retail sales tax to the City's total sales tax receipts followed by the Rose Hill Business District, Downtown and other commercial areas.

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENTSales Tax Revenue by
Commercial District**Figure ED-5: Sales Tax Revenue by Commercial District**

Source: City of Kirkland Finance Department

Policy ED-1.4: *Encourage clusters of complementary businesses that bring revenue and jobs into the community and export goods and services.*

Industry clusters are geographic concentrations of mutually supportive businesses. They can export goods and services, drive job creation, and import revenue into a city or region. Businesses can foster a competitive economic advantage by locating near each other to draw consumers, to be near the wholesale distributor or to attract employees with specialized skills or experience. In Downtown Kirkland, restaurants, galleries, shops, hotels and performing arts organizations work together to promote the area as a destination. Kirkland is benefiting from the region's industry clusters with growth in aerospace, business services to high technology and information technology companies, healthcare companies and automobiles sales. These businesses provide new employment opportunities and high wage rates important to strengthening the economy. Economic development efforts should strive to develop new business clusters and identify ways to strengthen existing clusters, both locally and within the region.

Policy ED-1.5: *Strive to maintain a balance of jobs and housing to enable residents to live near work.*

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

Job growth should be accompanied by growth in housing opportunities for workers filling those new jobs. When a significant percentage of the population can both work and live in Kirkland, economic vitality, quality of life and civic involvement are enhanced and transportation problems are mitigated. Kirkland's ratio of jobs to housing is fairly balanced. As growth occurs, Kirkland should strive to maintain this balance. As discussed in the Housing Element and the Affordable Housing Strategy, Kirkland should also seek to encourage a variety of housing types including housing that is affordable to a range of income levels.

Policy ED-1.6: Promote Kirkland as a visitor, cultural, and entertainment destination.

Tourism is another economic development tool to help diversify the economy. Visitors from outside the community spend money in local shops and restaurants, stay in hotels, and attend performing arts events. Tourism also creates jobs. Tourism promotion benefits residents by providing increased amenities, community events and shopping opportunities.

Kirkland's tourism marketing focus is on promoting Kirkland as a waterfront community with cultural arts, culinary, shopping, and recreation opportunities. The targeted audiences for tourism promotion are regional, national, international and business travelers. Kirkland is a unique destination on the Eastside and region because of its beautiful lakeside location, pedestrian-oriented Downtown, art galleries, restaurants, performing arts facilities, locally owned retail shops, farmers markets, and historical buildings. Our parks, recreation facilities and open space also offer tourism opportunities.

Policy ED-1.7: Encourage home-based businesses that are compatible with neighborhood character.

Home-based businesses continue to be a key component of the local economy as telecommunication infrastructure and the internet have increased opportunities to allow for integration of home and work. Many of Kirkland's small businesses began as home-based businesses and now are a source for new jobs. Forty percent of the business licenses in Kirkland are home based businesses with the largest portion (33%) in professional, scientific and technical services. Home-based businesses also can reduce commuter traffic and increase security for neighborhoods while other residents are away at work.

Development standards should be maintained to minimize impacts of home-based businesses on residential neighborhoods by limiting them to activities that are complementary to residential areas. Some businesses by their nature are not compatible with residential neighborhoods and, therefore, should be located in commercial or industrial areas.

Policy ED-1.8: Support locally developed enterprises by encouraging small startup businesses.

Small, startup businesses should be nurtured to promote locally owned businesses and job growth.

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

Goal ED-2: Promote a positive business climate.

Policy ED-2.1: Create and maintain a competitive tax environment.

A business climate that combines a fair and competitive tax environment contributes to business success. Kirkland has favorable tax rates and user fees compared with other cities in the region. The City should proactively work with businesses and neighborhoods to improve the business climate in our community for everyone's benefit.

Policy ED-2.2: Foster a culture of creativity, entrepreneurship and innovation.

A business climate that supports entrepreneurial, creative and innovative business practices helps promote job creation. Kirkland is strong in arts, culture, and amenities for both residents and visitors to enjoy. Kirkland attracts living wage employers, strives to provide the highest quality technology infrastructure, and supports emerging trends in industry sectors such as start-up companies from nearby technology and aerospace companies, green practices, staggered work times and use of shared business facilities.

Policy ED-2.3: Make land use decisions that take into consideration the effects on businesses and the economic benefit to the community.

Kirkland is committed to providing excellent customer service to all sectors of the community. Business customer service needs are distinct from those of other customers and can be a factor in whether or not a business chooses to stay or locate in Kirkland. The City should continue to assess customer service and provide open communication to ensure business needs are being met. When considering commercial land use decisions, City decision makers should carefully evaluate the short- and long-term economic benefits to the community in addition to social, environmental and aesthetic concerns. Economic factors to consider may include such things as the number and type of new jobs created, the types of goods or services provided, and fiscal benefits that businesses will contribute to the community.

Policy ED-2.4: Provide a regulatory environment that is predictable, fair, responsive and timely.

The City should remove unnecessary barriers to economic development and provide a regulatory environment that allows for flexibility without sacrificing community standards. Businesses are encouraged to work with the City and neighborhood organizations to identify and make recommendations for changes to regulations and improvements to permit processes. The City should periodically review its regulations and, where appropriate, modify those which unreasonably restrict opportunities for economic development. . Having clear and fast permit processes in government also contributes to a positive business climate. Improvements to permit processes should be continually made so that permits are handled in a reasonable, responsive and timely manner.

Policy ED-2.5: Support tools that encourage economic development.

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

Providing economic development incentives or tools are a way to attract and retain quality businesses or create new jobs may be necessary to create a positive business environment. Washington State statutes limit the types of incentives that cities may use to attract or retain private business.

Types of economic development tools that could be explored are:

- Public/private development agreements
- Recruitment strategies that will result in new jobs
- Tax or fee deferrals, credits, or waivers
- County-sponsored industrial revenue bonds
- Participating in County, State or federally sponsored low interest loans or grants
- Installing infrastructure improvements
- Use of special taxing districts
- Expediting permitting and regulatory incentives
- Participation in regional Transfer of Development Rights or Landscape Conservation and Local Infrastructure programs
- Legislative support for a form of tax increment and other economic development tools

Goal ED-3: Strengthen commercial areas to provide local goods, services, and vibrant community gathering places to live, work, shop and play.

Policy ED-3.1: Encourage businesses to develop and operate in a manner that enhances the character of the community, minimizes impacts on surrounding development, and respects the natural environment.

As members of the community, businesses should be stewards of the environment as well as good neighbors to adjacent less intensive uses. In some instances, economic activities may create impacts on surrounding development because of the way the business functions or building location and site design. These adverse visual or other impacts created by economic activities should be minimized through development standards that maintain the character of adjacent development. Development standards should ensure that outdoor storage areas, parking lots, and structures are adequately buffered with landscaping or some other appropriate means, and that on-site debris and waste are removed. Landscaping, both within and around the edges of development, can serve to provide visual screening and separation, as well as help to decrease surface runoff. Additional standards may include noise limitations, appropriate setbacks, open space requirements and building design guidelines. Even with efforts taken by businesses to reduce impacts, residential uses located along commercial area boundary edges may continue to experience some level of unavoidable impact.

Policy ED-3.2: Encourage infill and redevelopment of commercial and industrial areas.

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

Kirkland's commercial and industrial areas have the potential for increasing economic activity by infilling underutilized land or redeveloping without expanding district boundaries. Commercial areas are encouraged to be intensified where it will result in superior redevelopment. To maintain the land use capacity to support the local economy, it will be necessary to encourage full utilization of planned development potential within employment centers while monitoring commercial development activity, and maintaining efficient infrastructure systems.

Businesses with attractive site and building design, landscaping, and signs that blend in with the context of the neighborhood or commercial area help contribute to the economic success of the commercial area. Gateway or unique signage, attractive public spaces, decorative pedestrian lighting and other urban design improvements help promote economic development by creating an inviting environment. Specific design standards tailored to the characteristics and natural features of each neighborhood are encouraged. Public and private sector investment and commercial development that adheres to development standards will ensure that Kirkland's positive civic image and character will be maintained.



Downtown Kirkland

Policy ED-3.3: Support businesses and organizations involved in the arts, cultural programs, historic preservation and civic activities.

Businesses and organizations involved in the fine arts, cultural and performing arts, and historic preservation play an important role in diversifying Kirkland's economy, attracting visitors and businesses, and enhancing our distinctive character. Kirkland's hotels, restaurants, shops, galleries, entertainment and performing arts complement each other to create a vibrant destination for both visitors and residents, producing economic returns

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

to the community. Kirkland is one of the older communities on the Eastside and contains buildings and places of historical significance.

Policy ED-3.4: Support businesses that encourage the health and well-being of all people by providing convenient access to healthy and locally grown food.

Providing access to fresh, locally grown food encourages healthy living and self-sufficiency. Businesses that produce, process or wholesale locally grown food or products, farmers markets and community food gardens are encouraged.

Policy ED-3.5: Industrial Policy- Hold for a policy related to industrial areas pending the guidance from the Heartland Industrial Lands Study

Kirkland's industrial areas are in flux transitioning from traditional light industrial uses such as manufacturing, production and assembly and auto oriented service and repair uses to high technology, office and recreational facilities. As specified in the Land Use Element and neighborhood plans the light industrial areas should allow for a variety of light industrial- manufacturing and commercial uses based on market demands.

Goal ED-4: Provide the infrastructure and public facilities to support economic activity and growth.

Policy ED-4.1: Encourage construction and maintenance of infrastructure systems for utilities, transportation and telecommunication that optimize service delivery to the business community.

Providing superior utilities, transportation and telecommunications networks to the community supports business growth and helps give Kirkland a competitive advantage to attract and maintain jobs. Emphasis should be on providing infrastructure in higher density mixed-use employment and housing centers such as in the Totem Lake, Downtown, and other commercial areas. The City should explore and encourage innovative and entrepreneurial efforts to provide technology infrastructure and communication services by forming public/private partnerships to facilitate or leverage funds for infrastructure improvements that will increase economic opportunities.

Policy ED-4.2: Create strong multimodal circulation linkages to and within commercial areas.

Improving circulation within commercial areas and connecting neighborhoods to commercial areas, with both motorized and non-motorized options, make it easier for customers to access businesses. In some cases, this may require new street or sidewalk connections to break up large blocks or improve circulation. Pedestrian and bicycle improvements should be encouraged to provide alternatives to driving. Standards should be in place to minimize the impacts generated by economic activities on pedestrian, bike and vehicular traffic. For example, the location and number of access points should be controlled, and, where necessary, on or off-site improvements should be made to ensure the safe passage of pedestrians, bikes and vehicles.

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

Policy ED-4.3: Support regional infrastructure initiatives that enhance economic development opportunities.

Kirkland participates in regional partnerships to install transportation, utility and telecommunications infrastructure. Partnering keeps Kirkland competitive with other cities and preserves financial resources for other infrastructure improvements. Partnerships should continue between the City and other public/private organizations to support regional infrastructure.

Policy ED-4.4: Develop the Cross Kirkland Corridor to attract businesses and housing and provide a multimodal transportation facility connecting businesses and employees with local and regional employment centers.

Portions of the abandoned Burlington Northern Railroad Right of Way within the City of Kirkland have been converted to the Cross Kirkland Corridor, a multimodal transportation conduit for bicycles, pedestrians and in the future transit. With more than 60 businesses and over 10,000 employees bordering the corridor, full development of the Cross Kirkland Corridor will be a catalyst for new businesses, jobs and housing.

Goal ED-5: Foster socially and environmentally responsible businesses.

Policy ED-5.1: Encourage businesses that provide products and services that support resource conservation and environmental stewardship.

Local, green businesses involved in providing renewable energy, remediation, clean technology, green building, products or services or healthy lifestyles should be nurtured.

Policy ED-5.2: Promote environmental responsible practices in business development and operations.

Businesses that integrate environmental practices into their business model show consumers and employees they care about the type of jobs created, products made, use of resources and impact of their actions. Encouraging construction and business operations to use sustainable development practices such as low impact development, green building, energy conservation, and waste reduction results in reducing the City's ecological footprint, increases green space, and promotes healthy living and a more attractive Kirkland. Businesses that use green practices can reduce operational expenses, be more competitive or may utilize tax credits. The City should continue its green business, green building and recycling programs to support a network of local green businesses, green jobs and best green business practices.

Policy ED-5.3: Promote socially responsible practices in the private, public, and non-profit sectors.

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

All sectors of the community are encouraged to give back to the community by conducting and supporting community service projects or organizations to help the disadvantaged in need. Such practices may include promoting human rights, fair labor standards, environmental protection and participating in civic initiatives. Businesses can partner with non-profit and human service organizations, philanthropic foundations or other organizations to implement this policy.

Policy ED-5.4: Help facilitate the environmental remediation of contaminated sites.

Kirkland has a few sites remaining classified as contaminated from past business practices such as gas stations, drycleaners or chemical production. Cost and time to clean up a site can deter redevelopment. The City can work with the property owner and overseeing government agencies to ensure that the sites are cleaned up before redevelopment.

Goal ED-6: Foster collaborative partnerships among community groups and regional organizations to create a prosperous Kirkland economy.

Policy ED-6.1: Partner with businesses and community organizations to create a prosperous Kirkland economy.

The City should actively work together with business and community organizations such as the Greater Kirkland Chamber of Commerce, Economic Development Council of Seattle and King County to implement business retention, recruitment, tourism promotion and other strategies. Each of these groups plays a role in promoting Kirkland as a place to do business. As representatives on various task forces, they can provide a business perspective and assist in policy development. Formation of business associations or community working groups within each commercial area is encouraged to help develop and implement neighborhood plans, urban design projects, economic development strategies and promotional programs.

Policy ED-6.2 Work with businesses, schools and other institutions to sustain a highly educated and skilled workforce through job training and education resources that lead to job opportunities especially the disadvantaged populations.

A vital economy relies on maintaining educational and job-training programs that keep up with business trends. In the future, a factor for business success will be workers' ability to keep up with accelerating changes in the work place, especially in the areas of technology. Kirkland is fortunate to have a high-quality K – 12 public school system, a university, a community college and other community education programs. Local, State and federal educational and job training programs are available. The City can help facilitate partnerships between human service providers, educational institutions and the business community to provide affordable housing and job training, especially for economically disadvantaged populations.

REVISED ECONOMIC DEVELOPMENT ELEMENT: STRIKEOUTS/UNDERLINES

VIII. ECONOMIC DEVELOPMENT

DRAFT

COMPREHENSIVE PLAN UPDATE

COMPLETE SCHEDULE FOR SEPT 2014- OCT 2015

01/09/15

(Schedule Subject to Change)

PC = Planning Commission, HCC = Houghton Community Council, CC= City Council

MEETING DATES FOR GROUPS	TOPIC	PLANNER
SEPT 9 – SRH/BT	South Rose Hill/Bridle Trails Plans with Assoc.	Coogan
OCT 14 – SRH/BT	South Rose Hill/Bridle Trails Plans with Board	Coogan
NOV 10 – Juanita	North Juanita Plan with Association	Coogan/T. Swan
NOV 17 – NRH	North Rose Hill Plan with Association	Lieberman-Brill
NOV 17 – MB	Moss Bay Plan with Association	McMahan
NOV 19 Highlands	Highlands Plan with Association	Lieberman-Brill
DEC 8 – MB	Moss Bay Plan with Board	McMahan
DEC 11 - PC	Park Place study session (non-Comp Plan item)	Ruggeri
DEC 18 – PC	Retreat	Stewart/Swan
2015		
JAN 8 – PC	Environment Element Moss Bay Neighborhood Plan Waddell CAR Nelson/Cruikshank CAR	Barnes McMahan McMahan McMahan
JAN 20 – CC Briefing	Economic Development, Community Character Vision, Introduction, General Chapters	Soloff Swan
JAN 22 - Norkirk	Norkirk Plan with Board	Lieberman-Brill
JAN 22 – PC	Totem Lake Plan	Collins
	Marijuana Regulations (non-Comp Plan item)	Shields
JAN 29 – PC	Park Place public hearing (non-Comp Plan item)	Ruggeri
FEB 3 – CC Briefing	Land Use Housing	McMahan Nelson
FEB 4 Norkirk	Norkirk Plan with Assoc.	Lieberman-Brill
FEB 12 – PC	South Rose Hill/Bridle Trails Neighborhood Plan NE 85 th Street Neighborhood Plan Juanita Neighborhood Plan Newland CAR	Coogan Coogan Coogan Coogan
FEB 17 – CC Briefing	?	
FEB 26 – PC	North Rose Hill Neighborhood Plan Griffis CAR Basra CAR Walen CAR	Lieberman-Brill Lieberman-Brill Lieberman-Brill Collins
FEB – Kingsgate	Kingsgate Neighborhood Plan with Association	Swan/J. Coogan
MARCH	Draft EIS Issued (60 day comment period)	
MARCH 3 - CC Briefing	Joint meeting with the Planning Commission (non-Comp Plan item)	Stewart
	Public Services & Utilities Elements	L-Brill
MARCH 12 – PC Start at 6pm	MRM CAR Totem Lake Plan Evergreen Healthcare CAR Morris CAR Rairdon CAR Totem Com. Center CAR Astronics CAR	Ruggeri Collins Collins Collins Collins Collins Collins
MARCH 17 – CC Briefing	Neighborhood Plans and Citizen Amendment Requests	
MARCH 24 – Everest	Everest Plan with Neighborhood Association	Ruggeri
MARCH 23 - HCC	Environment Element, Parks, Introduction, rest of Vision Chapter Bridle Trails Neighborhood Plan Update (portion)	Barnes Swan Coogan
MARCH 26 – PC Start at 6pm	Norkirk Neighborhood Plan Norkirk 6 CARs Norkirk Industrial boundaries/use Highlands Neighborhood Plan	Lieberman-Brill Lieberman-Brill McMahan Lieberman-Brill
April 7 – CC Briefing	Environment Element Neighborhood Plans and Citizen Amendment Requests	Barnes
APRIL 9 – PC	Everest Neighborhood Plan New Kingsgate Neigh Plan Transportation Element (cont.) Human Services Element Implementation Strategies Appendices (Definitions)	Ruggeri Coogan/T. Swan Swan/ D. Godfrey Swan Swan/All Swan/All

April 21 – CC Briefing	Human Services, Implementation Strategies and Definitions Neighborhood Plans and Citizen Amendment Requests	Swan
APRIL 23 – PC	Totem Lake Plan Norkirk CARs follow-up if needed Parks Element (cont.) Capital Facilities Element	Collins Lieberman-Brill Swan/M. Cogle Swan
APR 27 – HCC	Parks (final), Transportation (final), Human Services and Capital Facilities Elements Implementation Strategies and Definitions	Swan, Cogle/Godfrey Swan Swan/All
MAY 5 – CC Briefing	Parks and Transportation Elements Neighborhood Plans and Citizen Amendment Requests	Swan, Cogle/Godfrey
MAY 14 – PC	Carry over items/wrap up of plan	
MAY 19 – CC Briefing	Totem Lake Neighborhood Plan Everest Neighborhood Plan	Collins Ruggeri
MAY 28 – PC	Hold if needed for Comp Plan	
JUNE	Public Open House	All
JUNE 2 – CC Briefing	?	Swan All
JUNE 11 – PC	Hearing on CARs and Neighborhood Plans (and Draft EIS)	All
JUNE 16 - CC	Capital Facilities Element (depends on draft CIP)	Swan
JUNE 25 – PCC/HCC	Joint Hearing on Element Chapters (but not Capital Facilities Plan) & portion of Bridle Trails Neighborhood Plan (and Draft EIS) HCC Final Recommendation to PC & City Council, except on Capital Facilities Plan. Continuation of CAR hearing if needed. PC begins deliberation.	All
JULY 9 – PC	Deliberation and recommendation to CC, except Capital Facilities Plan	All
JULY 23 – PC/HCC	Joint hearing on Capital Facilities Plan Continuation on deliberation and final recommend If needed	All
AUG 13 - PC		
SEPT	Final EIS issued	
SEPT 15/OCT 6 -CC	Study session	All
OCT 20/NOV 3 - CC	Final adoption	All
Planning Commission meetings are held at Kirkland City Hall. Meetings usually start at 7pm, but some meetings may start earlier due to number of items on the agenda. See Planning Commission web page for agendas and staff memos at end of day Friday before meeting.	<p><u>Staff Contact information:</u></p> <p>Dorian Collins, Senior Planner dcollins@kirklandwa.gov 425-587-3249.</p> <p>Janice Coogan, Senior Planner jcoogan@kirklandwa.gov 425-587-3257</p> <p>Joan Lieberman-Brill, Senior Planner jlieberman-brill@kirklandwa.gov 425-587-3254</p> <p>Jeremy McMahan, Planning Supervisor jmcmahan@kirklandwa.gov 425-587-3229</p> <p>Angela Ruggeri, Senior Planner aruggeri@kirklandwa.gov 425-587-3256</p> <p>Eric Shields, Planning Director eshields@kirklandwa.gov 425-587-3226</p> <p>Teresa Swan, Senior Planner tswan@kirklandwa.gov, 425-587-3258</p>	<p>➤ Finn Hill Plan to be prepared in 2015.</p> <p>Lakeview (JC), Houghton (AR), Market (JC) Plans are recent plans and may not need to be revised except for maps. Staff is working with the neighborhoods to determine if updates are needed.</p>



CITY OF KIRKLAND
Planning and Community Development Department
123 Fifth Avenue, Kirkland, WA 98033 425.587.3225
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MEMORANDUM

Date: January 8, 2015

To: Kurt Triplett, City Manager

From: Jon Regala, Senior Planner
Jeremy McMahan, Planning Supervisor
Eric Shields, AICP, Planning Director

File No.: CAM13-02032

Subject: PARKING REQUIREMENTS FOR MULTI-FAMILY DEVELOPMENTS

RECOMMENDATION

The City Council reviews background information on how the City currently regulates parking for multi-family developments. This is in preparation for the February 3, 2015 study session on the proposed amendments to multi-family parking requirements.

BACKGROUND

General

The majority of the City's multi-family zones require 1.7 stalls per unit and up to 0.5 stalls per unit for guest parking depending on factors such as the availability of street parking. For the most part, Kirkland's multi-family parking requirements have not changed for many years and the rationale for the specific requirement is unknown. In early 2000, the North Rose Hill Business Districts (2003) and Totem Lake (2004) were modified so that parking would be reviewed on a case-by-case basis. These changes were made as part of the neighborhood plan update process for the respective business districts. Parking requirements in these areas are intended to be based on parking demand studies provided by the applicant and reviewed by the City. As discussed further below, there are also different parking standards for the Central Business District zones.

The table below summarizes the multi-family parking requirements for the various multi-family zones throughout the City. Attachment 1 contains a zoning map that shows the location of these multi-family areas.

MULTI-FAMILY PARKING REQUIREMENTS

Zone	Applicable Zoning Code Section	Parking	Guest Parking	Total Parking
Waterfront District I & III	WDI*** WDIII***	2/unit	Up to 0.5/unit	Up to 2.5/unit
Medium Density Residential*	RM/RMA*** PLA2*** PLA6F PLA6G	1.7/unit	Up to 0.5/unit	Up to 2.2/unit

	PLA6H PLA6K PLA7C PLA9 PLA15B*** PLA17 PLA3B***			
		2/unit	Up to 0.5/unit	Up to 2.5/unit
High Density Residential**	RM/RMA PLA 5A PLA5D PLA5E PLA6A PLA6D PLA6I PLA6J PLA7A/B	1.7/unit	Up to 0.5/unit	Up to 2.2/unit
BC, BC1, BC2, & BCX Business Commercial	BC, BC1, BC2*** BCX			
BN & BNA Neighborhood Business	BN/BNA			
PR & PLA Professional Residential & Planned Areas	PR/PRA*** PLA5B PLA5C PLA6B PL15A*** PLA17A			
CBD Downtown Kirkland	CBD1A/1B CBD2 CBD3 CBD4 CBD5 CBD6 CBD7 CBD8	1/bedroom - Must average 1.3/unit	0.1/bedroom – Minimum 2/development	Varies based on number of bedrooms
	CBD 5A	1.7/unit	Up to 0.5/unit	Up to 2.2/unit
MSC Market Street Corridor	MSC1/4 MSC2 MSC3			
JBD Juanita Business District	JBD1 JBD2 JBD3 JBD4 JBD5 JBD6	1.7/unit	Up to 0.5/unit	Up to 2.2/unit
	RHBD Rose Hill Business District			
NRHBD North Rose Hill Business District	NRH1A NRH1B NRH2 (mixed-use only) NRH3 (mixed-use only) NRH4 (mixed-use only) NRH5 (mixed-use only) NRH6 (mixed-use only)	Demand based	Demand based	Varies
	NRH2 (stand-alone) NRH3 (stand-alone)	1.7/unit	Up to 0.5/unit	Up to 2.2/unit

	NRH4 (stand-alone) NRH5 (stand-alone) NRH6 (stand-alone)			
TLBD				
Totem Lake Business District	TL1A – 4C, 6A – 9A	Demand based	Demand based	Varies
	TL5 TL9B TL10B TL10C TL10D TL11	1.7/unit	Up to 0.5/unit	Up to 2.2/unit
YBD				
Yarrow Bay Business District	YBD1	1.1/unit	Up to 0.05/unit	Up to 1.15/unit
	YBD2/3***	1.7/unit	Up to 0.5/unit	Up to 2.2/unit

* **Medium density** - The following zones: RM 5.0; RMA 5.0; RM 3.6; RMA 3.6; TL 9B; PLA 2, 3B; PLA 6F, H, K; PLA 7C; PLA 9; PLA 15B; and PLA 17.

** **High density** - The following zones: RM 2.4; RMA 2.4; RM 1.8; RMA 1.8; PLA 5A, D, E; PLA 6A, D, I, J; PLA 7A, B; and TL 1B.

*** **Within HCC Jurisdiction**

2010 Code Amendments – CBD Parking

In 2010, the City Council adopted zoning code amendments (Ordinance 4286) that included reduced parking standards for multi-family development based on information from previously approved parking modifications in the CBD:

Residential uses must provide a minimum of one (1) parking stall per bedroom or studio unit and an average of at least 1.3 parking stalls per unit for each development. In addition, guest parking shall be provided at a rate of 0.1 stalls per bedroom or studio unit with a minimum of two (2) guest parking stalls provided per development.

As part of the 2010 project, staff asked the Planning Commission whether additional changes should be made to the City’s multi-family parking requirements in other zoning districts. At that time, there was not enough built and occupied projects in the other business districts to determine if the multi-family parking requirements proposed for Downtown Kirkland should apply to other areas of Kirkland. The City Council agreed with the Planning Commission’s recommendation to defer updating parking requirements in other business districts until such time there is enough data to support a change. Updating multi-family parking requirements for other areas in Kirkland was therefore tabled to a future work program project. The project was eventually made part of the adopted 2013 – 2014 Planning Work Program.

Stand-Alone Multi-Family Developments

Parking for developments consisting of only residential uses is calculated by simply applying the stalls per unit requirement established for the applicable zoning district. The number of guest parking spaces is determined on a case-by-case basis. The City may require up to a maximum of 0.5 stalls/dwelling unit for guest parking depending on the availability of guest parking in and around the subject property. For example, properties that do not have nearby street parking would be required to provide the maximum 0.5 stall/unit guest parking rate on the subject property. The Code does not require these stalls to be set aside or reserved specifically for guests so management of the total parking supply is determined by the owner.

Mixed-Use Developments

Developments that contain a combination of residential units along with office, retail, and/or restaurant uses are considered to be mixed-use developments. Many of Kirkland’s zoning districts allow this type of development with the residential units typically limited to only the upper stories

of the building. Parking for these developments is determined by calculating the number of stalls required for each use then totaling the results. Below is a parking calculation example of a theoretical development consisting of 100 residential units, 10,000 sq. ft. of retail, and 5,000 sq. ft. of restaurant uses:

Use	Parking Requirement	Required Parking
100 units	1.7 stalls/ unit & 0.5 stalls/unit for guest parking	220 stalls
10,000 sq. ft. retail	1 stall/300 sq. ft.	34 stalls
5,000 sq. ft. restaurant	1 stall/100 sq. ft.	50 stalls
TOTAL		304 stalls

Parking Reductions

An applicant may request to reduce the number of required parking stalls based on the following adjustments currently allowed by the Kirkland Zoning Code (KZC):

KZC Section 105.34 Covered Bicycle Storage - If covered and secured bicycle storage is provided on site, a credit towards parking requirements at a ratio of one (1) less parking stall per six (6) bicycle spaces will be granted. The Planning Official may increase credits according to size of development and anticipated pedestrian and bicycle activity and proximity to transit facilities. A maximum reduction of five (5) percent of required parking stalls may be granted. If a reduction of five (5) or more stalls is granted, then changing facilities including showers, lockers shall be required.

KZC Section 112.20.4.b Affordable Housing Incentives – The required parking may be reduced to 1.0 space per affordable housing unit. No additional guest parking is required for affordable housing units. If parking is reduced through this provision, the owner of the affordable housing unit must sign a covenant, in a form acceptable to the City Attorney, restricting the occupants of each affordable housing unit to a maximum of one (1) automobile.

KZC Section 105.45 Location of Parking Areas Shared Facilities - Two (2) or more uses may share a parking area if the number of parking spaces provided is equal to the greatest number of required spaces for uses operating at the same time. To qualify for shared parking, the applicant must submit for City approval an analysis showing the peak parking times for each use. To insure that a parking area is shared, each property owner must sign a statement in a form acceptable to the City Attorney, stating that his/her property is used for parking by the other property. The applicant must file this statement with the King County Bureau of Elections and Records to run with the properties.

KZC Section 105.103.3.c Parking Modification - For a modification to KZC 105.20 and 105.45, a decrease in the required number of spaces may be granted if the number of spaces proposed is documented by an adequate and thorough parking demand and utilization study to be sufficient to fully serve the use.

Parking Modifications

The parking modification process is basically a demand based approach to determining a development's parking supply which is thought to be lower than parking required by code. Such a reduction may be requested by an applicant if it can be shown by a parking study that the proposed number of parking spaces is sufficient to fully serve the use (KZC Section 105.103.3.c). The parking study is required to be prepared by a licensed transportation engineer or other qualified professional and may be based on nationally accepted Transportation Demand Management (TDM) measures. Staff's decision is based on the recommendation of the City traffic engineer's review of the applicant's parking study.

A spreadsheet of multi-family parking modifications approved by the City since 1999 can be found in Attachment 2. An example of an applicant's parking study supporting a parking modification request (KZC 105.103.3.c) is provided in Attachment 3. This parking study is for the 324 Central Way mixed-use development (former White Swan Carwash & Chevron Gas Station site) and was approved by the City on April 17, 2014.

Determining Requirement when Number not Specified

Where the code does not specify a parking requirement, the following code section applies:

KZC Section 105.25 Number of Parking Spaces – Not Specified in Use Zones - If this code does not specify a parking space requirement for a particular use in a particular zone, the Planning Official shall establish a parking requirement on a case-by-case basis. The Planning Official shall base this determination on the actual parking demand on existing uses similar to the proposed use.

Also included in the spreadsheet in Attachment 2 are two projects (Luna Sol and Slater 116) where parking was based on a parking demand study (KZC 105.25). These properties are located in the North Rose Hill Business District. Because the zoning for these properties did not specify a parking requirement but instead deferred to a parking demand study, a parking modification review process was not required.

The average parking requirement for the projects in Attachment 2 is 1.32 stalls/unit which includes visitor parking. The Luna Sol and Slater 116 projects had the lowest parking/unit rate due to the shared parking aspect of the project. The commercial parking stalls, 37 stalls for Luna Sol and 55 stalls for Slater 116, become available to the residential tenants and guests after 5 p.m. and 6 p.m. respectively.

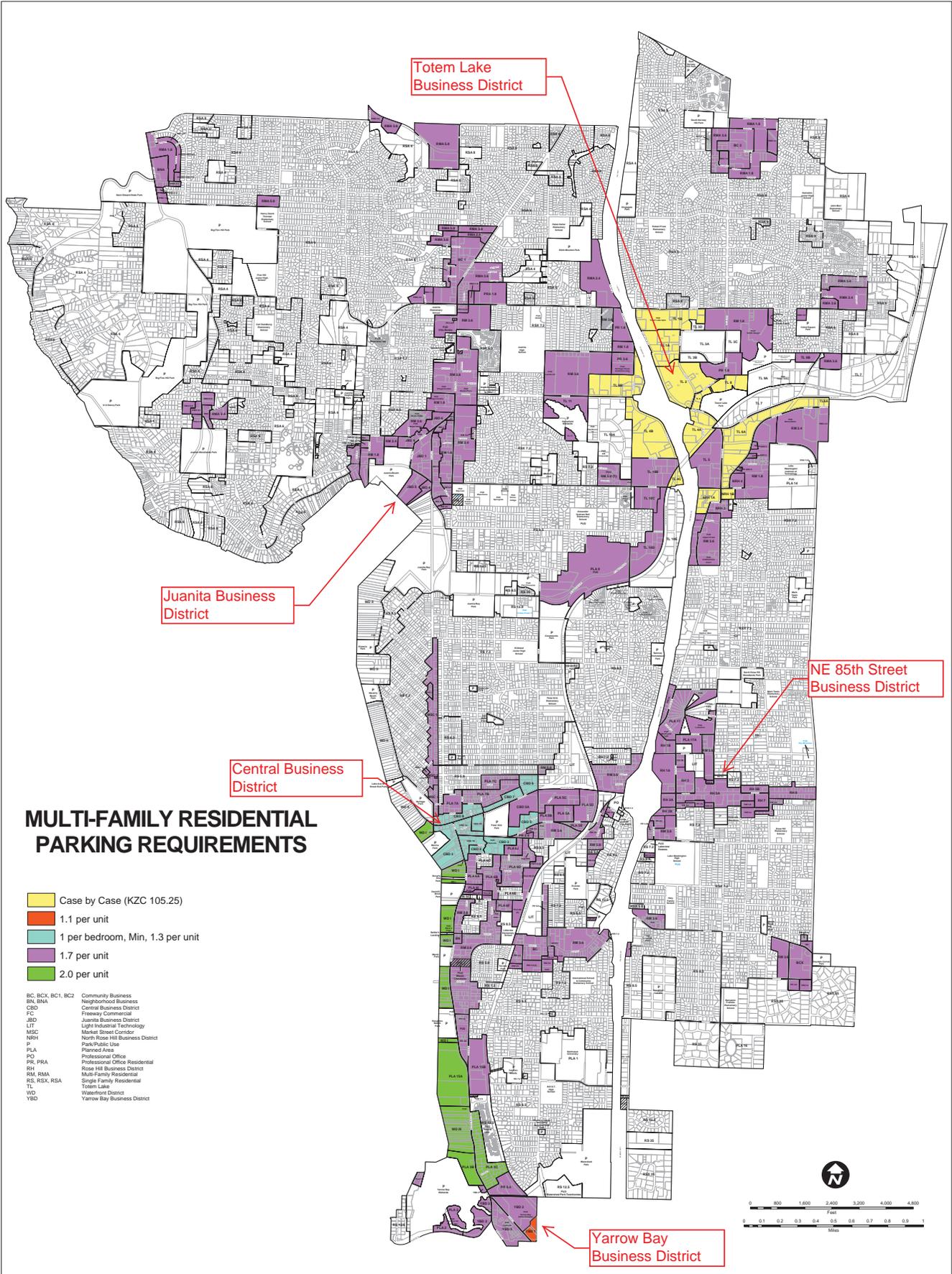
STUDY SESSION

On November 21, 2013, staff began this project to update the City's multi-family parking requirements. The project builds upon creating a parking standard based on parking demand information and is basically a continuation of the 2010 CBD parking project expanded citywide. A key factor for pursuing the project was due to the large amount of parking demand data that became available with the King County Right Size Parking project and the resources to collect more local parking data with Kirkland projects.

At the upcoming study session, currently scheduled for February 3, 2015, staff will provide more detailed information regarding the project to update the City's multi-family parking requirements. Information regarding King County's Right Size Parking project, including methodology, as well as the proposed parking amendments and the rationale for the changes will be summarized. Daniel Rowe with King County METRO and Chris Breiland with Fehr & Peers, who conducted the majority of the parking data analysis, will be at the study session to answer questions.

ATTACHMENTS

1. Multi-Family Zoning Map
2. Parking Modification Spreadsheet
3. 324 Central Way Parking Study



Totem Lake Business District

Juanita Business District

NE 85th Street Business District

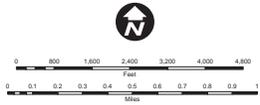
Central Business District

Yarrow Bay Business District

MULTI-FAMILY RESIDENTIAL PARKING REQUIREMENTS

- Case by Case (KZC 105.25)
- 1.1 per unit
- 1 per bedroom, Min. 1.3 per unit
- 1.7 per unit
- 2.0 per unit

- BC, BCX, BC1, BC2 Community Business
- BN, BNA Neighborhood Business
- CBD Central Business District
- FC Freeway Commercial
- JBD Juanita Business District
- LIT Light Industrial Technology
- MSC Market Street Corridor
- NRH North-Rose Hill Business District
- P Park/Public Use
- PLA Planned Area
- PO Professional Office
- PR, PRA Professional Office Residential
- RH Rose Hill Business District
- RM, RMA Multi-Family Residential
- RS, RSX, RSA Single Family Residential
- TL Totem Lake
- WD Waterfront District
- YBD Yarrow Bay Business District



**PARKING MODIFICATION (REDUCTION) AND PARKING DEMAND PROJECTS
SUMMARY SPREADSHEET**
October 15, 2014

Project	Year Complete	Residential Units	No. of Bedrooms	Required Residential Parking ⁴	Retail Square Footage (gfa)	Required Retail Parking (1/350 or 300 s.f. depending on zone)	Restaurant Square Footage	Required Restaurant Parking (1/100 or 125 s.f. depending on zone)	TOTAL Required Parking per Code	Residential Tenant Parking Provided	Residential Tenant Parking Rate: stalls/unit	Guest Parking Provided	Guest Parking Rate (per unit)	Parking Provided TOTAL ¹	Total Parking Rate (per unit)
CENTRAL BUSINESS DISTRICT (Parking Modifications)															
Tera Apartments ²	1999	161	209	274	6,925	20	0	0	294	168	1.04	35.00	0.22	226	1.26
Soho Condominiums	2001	58	74	99	0	0	0	0	99	79	1.36	12.00	0.21	91	1.57
West Water Apartments ²	2002	62	90	106	11,900	34	0	0	140	94	1.52	0.00	0.00	122	1.52
Kirkland Central Condominiums ²	2006	110	142	187	9,168	27	0	0	214	152	1.38	10.00	0.09	179	1.47
Boulevard Condominiums ²	2006	119	149	203	8,869	26	0	0	229	152	1.28	0.00	0.00	178	1.28
128 State Apartments	2007	123	156	210	0	0	0	0	210	156	1.27	12.00	0.10	168	1.37
Bank of America/Merrill Gardens ²	2010	66	81	113	12,368	36	0	0	149	81	1.23	12.00	0.18	136	1.41
324 Central Way ⁶	Under Construction	73	87	95	5,090	15	2,050	17	127	81	1.11	9.00	0.12	117	1.23
JUANITA BUSINESS DISTRICT (Parking Modification)															
Juanita Bay Apartments ²	1998	16	30	28	9,128	31	0	0	59	23	1.44	0.00	0.00	50	1.44
Ondine	2012	96	102	164	4,139	14	0	0	178	123	1.28	12.00	0.13	158	1.41
NORTH ROSE HILL BUSINESS DISTRICT (Case-by-case parking)															
Luna Sol ^{2,5} (37 commercial stalls available to residents and guests after 5 p.m. and on weekends)	2010	52	68	52	9,888	33	0	0	85	52	1.00	5.00	0.10	94	1.10
Slater 116 ^{2,5} (55 commercial stalls available to residents and guests after 6 p.m. and on weekends)	2013	108	108	73	8,133	28	2,033	21	128	73	0.68	5.00	0.05	128	0.72

Notes:

- 1) Totals include guest and commercial parking. Actual # of designated stalls and management of those stalls should be determined through site surveys
- 2) Residential projects with commercial use have shared parking opportunities, particularly for guest parking. Actual utilization/management should be determined through site surveys.
- 3) Actual rate per bedroom may be lower or higher than approved rate due to shared parking opportunities or surplus stalls were provided
- 4) Guest parking not included. See 'Guest Parking Provided' column
- 5) Parking determined case-by-case based on demand study
- 6) Based on current CBD code requirement of 1/bedroom with 1.3 minimum average

MEMORANDUM

Date:	March 28, 2014	TG:	13079.00
To:	Thang Nguyen – City of Kirkland Tony Leavitt – City of Kirkland		
From:	Kurt Gahnberg and Stefanie Herzstein – Transpo Group		
cc:	Ed Segat, 4th & Central LP		
Subject:	324 Central Way – Parking Modification		

This memorandum supports a request for Parking Modification for the 324 Central Way mixed use project in downtown Kirkland. The proposal includes 73 apartment units, 7,140 square-feet of commercial/retail space, and 118 garage parking spaces accessed from Central Way. A total of nine additional on-street parking spaces are also proposed along the Central Way and 4th Street project frontages.

The complimentary mix of residential and commercial uses provides the ability to share parking. Shared parking analysis for the development is based on using peak parking demand rates consistent with observations of actual parking demands at similar residential projects in downtown Kirkland. The intent and scope of this study, including the selection of the identified parking survey locations, was pre-approved by City of Kirkland Planning and Public Works staff. The parking survey information is integrated into a shared parking analysis that demonstrates that the project, as-proposed, will meet its anticipated peak parking demands, with the requested Parking Modification.

The balance of this memorandum is organized to first summarize the parking code requirements compared. Then parking observations at two residential sites are presented as a basis of the peak parking demand rate for use in the shared parking analysis. Next, the shared parking analysis is presented, which integrates both the time-based complimentary nature of the proposed uses and the peak parking demand rate for the residential use based on the local data. In addition, on-street peak parking demand surrounding the 324 Central Way site was observed to determine the level of current parking utilization in the event that off-site parking occurs.

City of Kirkland Parking Code Requirements

Table 1 summarizes the code-required parking supply compared to the proposed development parking.

Table 1. Comparison of Code and Proposed Parking

Land Use	Proposed Project Size	Code Required Parking ¹
Resident	73 units with 87 bedrooms	95 spaces (resident)
Guest		9 spaces (guest)
Commercial Retail	5,090 square-feet	15 spaces
Commercial Restaurant	2,050 square-feet	16 spaces
Total		135 spaces

1. Based on City of Kirkland Municipal Code for Zone CBD-7, which requires 1space per 350 square-feet for retail and office, 1 space per 125 square-feet of restaurant, and 1.3 spaces per unit for residential plus 0.1 spaces per bedroom for guest.

Parking Observations

Transpo worked closely with Public Works and Planning staff to identify sites that had similar attributes to the proposed project, had largely identifiable parking, and could be accessed for purposes of the survey. The study was completed in March 2014 with data collected after 10:00 p.m. to reflect a time period consistent with peak accumulation of residential parking demand. The locations studied are described in **Table 2**¹. To assure that all possible demands were captured in the surveys, both on- and off-site parking was observed surrounding each site.

Table 2. Parking Study Locations

Location	Name	Address	Type of Units	Building Size (Units)	Bedrooms
1	Kirkland Central	211 Kirkland Ave	Condominiums	110	142
2	Watermark Apartments	530 2nd Ave	Rental Apartments	60	103

On-site Parking Observations

Table 3 summarizes the observed peak on-site residential parking demand at each study location. Detailed worksheets documenting the parking study are shown in **Attachment A**.

Table 3. Observed On-Site Residential Peak Parking Demand Rate

Location	Vehicles/Unit	Vehicles/Bedroom
Kirkland Central	0.98	0.76
Watermark	<u>1.23</u>	<u>0.72</u>
Average	1.11	0.74

1. Parking demand observed after 10:00 PM, March 2014 (2 survey days).

As shown in **Table 3**, observed on-site peak parking demand was substantially less than the code requirement described in **Table 1**.

Off-site Parking Observations

In addition to observing parking on each of the survey sites, data was collected for parking usage on block faces surrounding the projects. It was not possible to identify whether all of the off-site parking was attributable to the surveyed properties. If 100 percent of the observed off-site demand was assumed to be associated with these properties, and if that demand was added to the on-site demands, the cumulative results would likely overestimate the actual demands associated with the Kirkland Central and Watermark properties. At the very least, it would reflect a worst case estimate of possible peak demands. **Attachment A** summarizes the off-site observed parking demands.

Cumulative Considerations

If *100 percent* of the off-site parking observations are added to the on-site demands to determine a cumulative peak residential parking rate, the resulting average based on the two properties surveyed would be 1.27 vehicles per unit and 0.86 vehicles per bedroom. Actual residential peak parking demand may exceed the on-site observations, but would be less than the cumulative peak parking that includes the off-site observations since off-site parking is likely impacted by other local demands.

¹ Peak parking demand can be impacted by the way parking is managed. Both locations surveyed include one-space with the lease or purchase of the unit and have additional spaces available for purchase.

Shared Parking Analysis

Table 4 summarizes an illustration of worst case shared parking demand associated with the proposed project. It reflects variation in hour by hour demand associated with each on-site use. The estimates of peak parking demand assume unadjusted Kirkland code demands for the commercial uses and the observed peak parking for residential demands (inclusive of off-site demands) described above. **Attachment B** provides an additional summary of the weekday shared parking demand analysis.

Table 4. Hourly Shared Parking Demand – Weekday

Land Use ³	Retail		Residential		Reserved Residential		Restaurant		Total Hourly Demand
Size	5,090 sf		73 units				2,050 sf		
Rate ¹	2.86 / 1,000 sf		1.27 / unit ³				8.00 / 1,000 sf		
	Hourly Demand								
Time	Percent ²	Vehicles	Percent ²	Vehicles	Percent ²	Vehicles	Percent ²	Vehicles	
6:00 AM	-	-	92%	11	100%	81	-	-	92
7:00 AM	5%	1	74%	9	100%	81	-	-	91
8:00 AM	18%	3	64%	7	100%	81	-	-	91
9:00 AM	38%	6	61%	7	100%	81	5%	1	95
10:00 AM	68%	10	58%	7	100%	81	7%	1	99
11:00 AM	91%	14	55%	6	100%	81	16%	3	104
12:00 PM	100%	15	52%	6	100%	81	49%	8	110
1:00 PM	97%	15	49%	6	100%	81	39%	6	108
2:00 PM	95%	14	46%	5	100%	81	27%	4	104
3:00 PM	88%	13	44%	5	100%	81	19%	3	102
4:00 PM	78%	12	44%	5	100%	81	22%	4	102
5:00 PM	62%	9	59%	7	100%	81	60%	10	107
6:00 PM	64%	10	69%	8	100%	81	94%	15	114
7:00 PM	77%	12	66%	8	100%	81	100%	16	117
8:00 PM	70%	11	75%	9	100%	81	81%	13	114
9:00 PM	42%	6	77%	9	100%	81	84%	13	109
10:00 PM	-	-	92%	11	100%	81	-	-	92
11:00 PM	-	-	94%	11	100%	81	-	-	92
12:00 AM	-	-	100%	12	100%	81	-	-	93

1. Parking rates based on Kirkland requirements for all uses except residential, which is based on parking study.

2. Hourly time of day parking demand percent based on ITE Parking Generation, 4th Edition. Retail assumed land use code 820, Residential assumed land use code 221, and Restaurant assumed land use code 932 (with a bar or lounge) based on ITE Parking Generation, 4th Edition. The apartment land use does not have time-of-day information for the period between 9:00 a.m. and 3:00 p.m.; therefore, straight line interpolation was used to develop this portion of the curve.

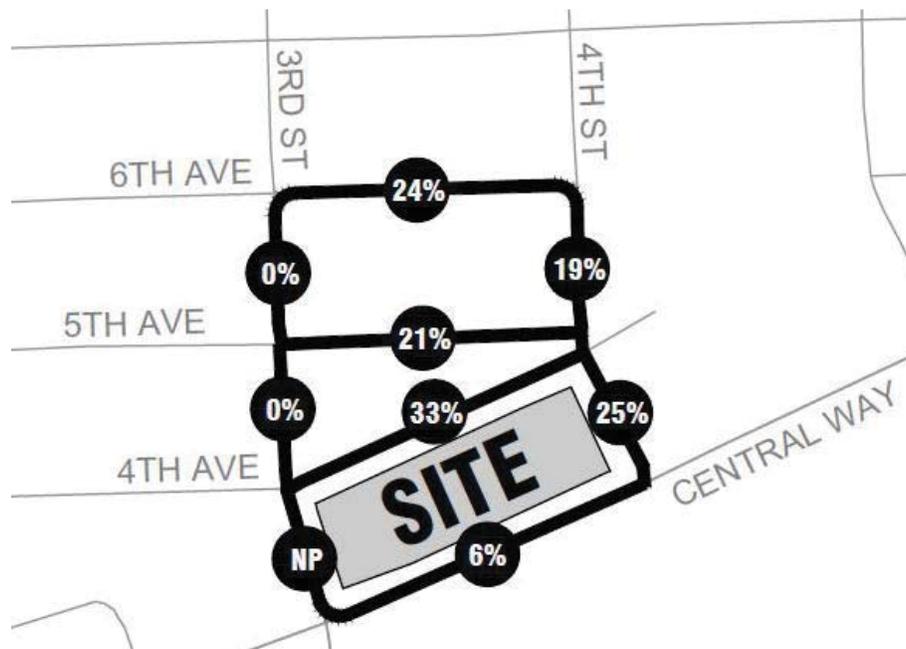
3. Worst case peak residential parking rate based on the combination of observed on-site and off-site parking at Kirkland Central and Watermark residential projects. No reduction was made for non-project parking off-site not associated with the projects.

As shown in the table, the anticipated worst case peak parking demand for the site would be 117 spaces, which is less than the available supply of 118 spaces.

Near Site On-Street Parking

Although, with the proposed modification, the proposal would provide sufficient parking to accommodate all of the project's parking demand on-site, it is possible that some tenants or guests could choose to park on-street. In the event that this behavior occurs, existing on-street parking occupancy data was collected in March 2014 for two-days in the immediate vicinity of the site. **Figure 1** illustrates the percent parking utilization (observed demand divided by effective parking supply), by street, in the immediate vicinity of the site. Detail related to the near site parking is provided in **Attachment C**.

Figure 1. On-Street Average Parking Utilization



Notes: NP = No Parking and X% = percent utilization for the section indicated.

As shown, there is on-street parking available to accommodate additional demand. In addition, the project would increase on-street parking supply by nine spaces including provision of eight spaces along Central Way frontage and one additional space for a total of three spaces along the 4th Street frontage.

Summary

The shared parking analysis clearly demonstrates that the proposed parking supply of 118 spaces, with 81 spaces reserved and the balance available for sharing between uses will be more than adequate to accommodate probable demands. The analysis assumed a peak residential parking demand that very conservatively assumed *both* on- and off-site observed parking over two survey days at two similar sites, and demonstrates that the proposed on-site parking is adequate to fully contain expected demands. No significant adverse impact to surrounding parking is forecasted based on this analysis. This analysis contains a number of conservative assumptions, that provide security to City decision makers, including:

- The proposed peak parking demand rate for residential was based on surveys of appropriate residential projects, and included 100 percent of observed on-site and off-

site peak parking accumulations. No reduction for parking associated with non-site uses was made and factored in to a reduced parking demand rate.

- The streets immediately surrounding the 324 Central Way project were also surveyed and found to have surplus parking spaces available that could easily accommodate off-site parking, in the event of an unusual parking demand condition.
- The project itself, in addition to the 118 on-site spaces will also create an additional 9 curb spaces along its project frontage which are not relied on in this calculation.

Based on this, it is recommended that a parking modification be granted to this development application to provide 118 parking spaces, operated as proposed, based on the preceding analyses.

Watermark (60 units and 103 Bedrooms)

Location	Side	Supply	Demand (vehicles)	
			3/18/2014	3/19/2014
On-Street Parking				
6th St between 4th Ave and Kirkland Way	W	0	0	0
6th St between 4th Ave and Kirkland Way	E	0	0	0
2nd Ave between 6th St and Continental Plaza	N	5	4	4
2nd Ave between 6th St and Continental Plaza	S	0	0	0
Total On-Street		5	4	4
Site Parking				
P-garage Secured P1		58	38	30
P-garage Secured P2		43	31	36
Front Door Unsecured		8	7	5
Total Off-Street		109	76	71
Total Parking		114	80	75

Two-Day Average Demand (vehicles)	
<i>Off-Street</i>	74
<i>Off-Street and On-Street</i>	78

Parking Rates	per unit	per bedroom
Based on Off-Street Demand	1.23	0.72
Based on Off- and On-Street Demand	1.30	0.76

Kirkland Central (110 Units and 142 Bedrooms)

Location	Side	Supply	Demand (vehicles)	
			3/20/2014	3/25/2014
On-Street Parking				
Kirkland Ave between Main St and 3rd St	N	8	4	2
Kirkland Ave between Main St and 3rd St	S	7	2	0
State St S between Kirkland Ave and 1st Ave S	W	5	2	0
State St S between Kirkland Ave and 1st Ave S	E	1	0	2
1st Ave S between 2nd St S and State St S	N	14	11	11
1st Ave S between 2nd St S and State St S	S	4	3	2
2nd St S between 1st Ave S and 2nd Ave S	W	7	5	6
2nd St S between 1st Ave S and 2nd Ave S	E	5	0	4
Total On-Street		51	27	27
Site Parking				
Gated Parking Garage 1		100	50	49
Gated Parking Garage 2		79	48	50
Commercial paid parking 0		29	9	10
Total Off-Street		208	107	109
Total Parking		259	134	136

Two-Day Average Demand (vehicles)	
<i>Off-Street</i>	108
<i>Off-Street and On-Street</i>	135

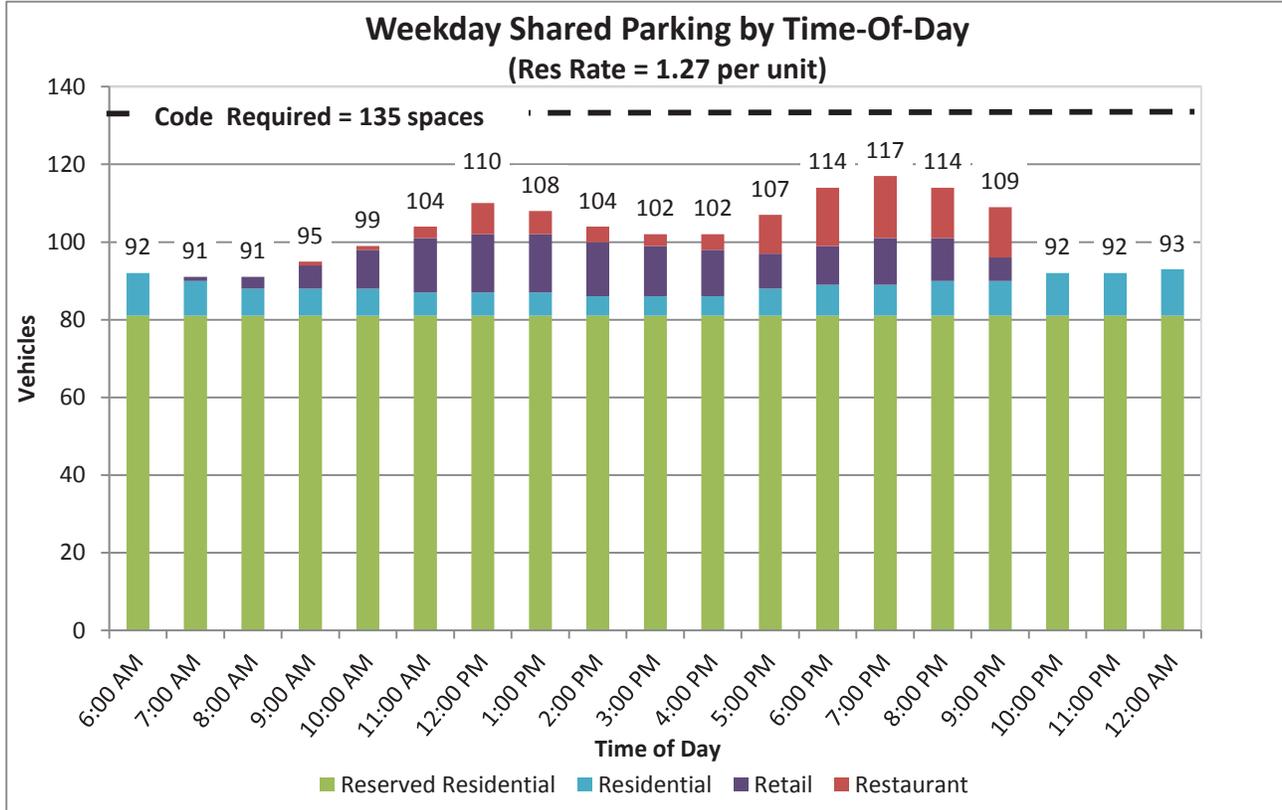
Parking Rates	per unit	per bedroom
Based on Off-Street Demand	0.98	0.76
Based on Off- and On-Street Demand	1.23	0.95

Weekday Shared Parking Estimate - Residential Rate 1.27 per unit

Land Use ³ Proposed Land Use Size Units Rate ¹	Retail		Residential		Reserved Residential		Restaurant		Shared Parking by Hour
	hourly parking stall demand (%) ²	hourly supply utilized (# of stalls)	hourly parking stall demand (%) ²	hourly supply utilized (# of stalls)	hourly parking stall demand (%) ²	hourly supply utilized (# of stalls)	hourly parking stall demand (%) ²	hourly supply utilized (# of stalls)	
		5.090		73		73		2.050	
		/ksf		/unit		/unit		/ksf	
		2.86		1.27		1.27		8.00	
6:00 AM	-	-	92%	11	100%	81	-	-	92
7:00 AM	5%	1	74%	9	100%	81	-	-	91
8:00 AM	18%	3	64%	7	100%	81	-	-	91
9:00 AM	38%	6	61%	7	100%	81	5%	1	95
10:00 AM	68%	10	58%	7	100%	81	7%	1	99
11:00 AM	91%	14	55%	6	100%	81	16%	3	104
12:00 PM	100%	15	52%	6	100%	81	49%	8	110
1:00 PM	97%	15	49%	6	100%	81	39%	6	108
2:00 PM	95%	14	46%	5	100%	81	27%	4	104
3:00 PM	88%	13	44%	5	100%	81	19%	3	102
4:00 PM	78%	12	44%	5	100%	81	22%	4	102
5:00 PM	62%	9	59%	7	100%	81	60%	10	107
6:00 PM	64%	10	69%	8	100%	81	94%	15	114
7:00 PM	77%	12	66%	8	100%	81	100%	16	117
8:00 PM	70%	11	75%	9	100%	81	81%	13	114
9:00 PM	42%	6	77%	9	100%	81	84%	13	109
10:00 PM	-	-	92%	11	100%	81	-	-	92
11:00 PM	-	-	94%	11	100%	81	-	-	92
12:00 AM	-	-	100%	12	100%	81	-	-	93
Maximum		15		12		81		16	117

Notes:

1. Parking rates based on Kirkland requirements for all uses except residential, which is based on parking study.
2. Hourly time of day parking demand percent based on ITE *Parking Generation*, 4th Edition.
3. Retail assumed land use code 820, Residential assumed land use code 221, and Restaurant assumed land use code 932 (with a bar or lounge) based on ITE *Parking Generation*, 4th Edition.



On-Street Parking Survey Near 324 Central Way						
Location	Side	Supply	Demand (vehicles)			Average Occupancy
			3/18/2014	3/19/2014	Average	
3rd St between 6th Ave and 5th Ave	W	10	0	0	0	0%
3rd St between 6th Ave and 5th Ave	E	3	0	0	0	0%
6th Ave between 3rd St and 4th St	N	13	2	2	2	15%
6th Ave between 3rd St and 4th St	S	16	5	5	5	31%
4th St between 6th Ave and 5th Ave	W	8	1	1	1	13%
4th St between 6th Ave and 5th Ave	E	8	2	2	2	25%
2nd St between 3rd St and 4th St			No Parking			
2nd St between 3rd St and 4th St			No Parking			
5th Ave between 3rd St and 4th St	N	11	3	3	3	27%
5th Ave between 3rd St and 4th St	S	18	4	2	3	17%
3rd St between 5th Ave and 4th Ave	W	1	0	0	0	0%
3rd St between 5th Ave and 4th Ave	E	4	0	0	0	0%
4th Ave between 3rd St and 4th St	N	20	5	7	6	30%
4th Ave between 3rd St and 4th St	S	16	6	6	6	38%
3rd St between 4th Ave and Central Way			No Parking			
3rd St between 4th Ave and Central Way			No Parking			
4th St between 4th Ave and Central Way	W	4	0	1	1	25%
4th St between 4th Ave and Central Way	E	4	1	1	1	25%
Central Way between 3rd St and 4th St	N	12	0	3	2	17%
Central Way between 3rd St and 4th St	S	21	0	0	0	0%
Total		169	29	33	32	19%



CITY OF KIRKLAND
Department of Parks & Community Services
505 Market Street, Suite A, Kirkland, WA 98033 425.587.3300
www.kirklandwa.gov

MEMORANDUM

To: Kurt Triplett, City Manager

From: Jennifer Schroder, Director

Date: January 15, 2015

Subject: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KIRKLAND AUTHORIZING THE CITY MANAGER TO ACCEPT A DONATION OF REAL PROPERTY FROM GLENN K. LANDGUTH AND JUDY ANN LANDGUTH

RECOMMENDATION

That the City Council considers authorizing the City Manager to accept a donation of real property from Mr. and Mrs. Landguth and to name the property after the family as "Neal-Landguth Wetland Park."

BACKGROUND DISCUSSION

Mr. Glenn K. Landguth and his wife, Judy Ann Landguth, own two undeveloped parcels located southeast of the intersection of 10th Street South and Kirkland Avenue in the city of Kirkland and across from Everest Park. The size of the two parcels combined is approximately 1.29 acres. Mr. and Mrs. Landguth would like to see the property retained as a wetland park and are willing to donate the property to the City of Kirkland. Staff obtained a title report for the property. After review, the City Attorney's Office did not find any liens or encumbrances that would prevent the City from taking title to the property and using it for this purpose. A site inspection was conducted and nothing was found that caused concern.

Mr. Landguth obtained a Sensitive Area Study of the two parcels in 2006, the study was conducted by Wetland Resources, Inc. and found the majority of the property to contain Type 2 wetland and several associated Class C streams.

In addition to the request for the property to be retained as a wetland park, the Landguths request the property be named after the family as "Neal-Landguth Wetland Park." The property was first purchased by Mrs. Landguth's family (Neal) in the early 1930's. In the 1930's, the family planted the land with corn, string beans and peas and kept cows in the pasture as well. Over the years, with neighboring land redeveloped into single family homes, and the development of 10th Street South, the property is now a well-functioning wetland.

The request to name the property after the family, (Neal-Landguth Wetland Park) would meet the general policies for naming public parks and facilities. Section 1 of Resolution R-4799 (Policies and procedures for the naming of public parks and facilities) provides:

It is the general policy of the City of Kirkland to choose a name for a public park or facility based upon the relationship of the land or facility to one of several criteria:

- 1. Neighborhood or geographical identification (e.g. Houghton, Bridle Trails, Rose Hill, etc.);*
- 2. A natural or geological feature (e.g. Forbes Creek);*

3. *Historical or cultural significance;*
4. *An individual (living or deceased) who has given outstanding civic service to the park system.*
5. *A civic group or corporation whose mission statement is compatible with City goals and objectives and that has made a significant contribution of land, money or civic service to the Kirkland park system;*
6. *The wishes or preference of residents of the neighborhood surrounding the public park or facility should in all cases be considered.*

Based on the property's wetland and the long family ownership, naming it after the family meets the criteria for natural feature and historic significance. Although included in the criteria that the process should include the wishes or preference of residents surrounding the proposed park it is not technically required. More importantly, naming the property after the family is a condition of the donation.

Public Benefit

The City Zoning Code Chapter 90 limits development in wetlands. However, the "reasonable use" provisions of this Chapter would allow development of one single-family home on this lot. Keeping this area in its natural wetland state through City ownership as a wetland park provides stormwater storage and filtering as well as supporting wildlife habitat. Storage in this area helps to slow delivery of water that could otherwise overwhelm the drainage system in the downtown core in certain circumstances, potentially leading to flooding of streets and businesses. Maintaining natural wetlands is far less expensive and a more effective means of managing stormwater runoff than building detention tanks or vaults to serve the same purpose.

In addition, one of the goals in the Park, Recreation and Open Space (PROS) plan that supports this acquisition is "Natural Area Preservation". The PROS plan recognizes that natural areas play key roles in supporting healthy, well-functioning ecosystems and provide outdoor class rooms to learn and experience nature.

Ongoing Maintenance

No additional funding for maintenance is requested. The Park Maintenance Division and the Public Works Surface Water Division will work collaboratively in maintaining the property as a wetland as needed.

Park Board Recommendation

On January 14th the Park Board passed a motion to recommend for the City Council's approval, acceptance of the donation of land from Mr. and Mrs. Landguth and to name the property after the family as "Neal-Landguth Wetland Park."

Attachments:

- Parcel Map
- Resolution R-4799 – Parks Naming Policy
- Resolution R-5101
- Exhibit A – Quit Claim Deed



G.K. Landguth Property Donation



Legend

- Cross Kirkland Corridor
- Streets
- Parcels
- Parks

1:2,200



Notes

0.1 0 0.03 0.1 Miles



NAD_1983_StatePlane_Washington_North_FIPS_4601_Feet

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RESOLUTION R-4799

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KIRKLAND ESTABLISHING POLICIES AND PROCEDURES FOR THE NAMING OF PUBLIC PARKS AND FACILITIES.

WHEREAS, the City Council adopted Resolution R-3215, establishing policies and procedures relating to the naming of public park property and facilities on August 19, 1985; and

WHEREAS, the Park and Recreation Board recommends updating the park naming policy to: (1) include procedures for naming a park or facility after a civic group or organization; (2) provide that a numeric designation will be used for new parks and facilities until a permanent name is selected; and (3) clarify that the naming of a park or facility should be considered permanent under ordinary circumstances; and

WHEREAS, the City Council wishes to set forth the policies and procedures for naming public parks and facilities by resolution;

NOW, THEREFORE, be it resolved by the City Council of the City of Kirkland as follows:

Section 1. It is the general policy of the City of Kirkland to choose a name for a public park or facility based upon the relationship of the land or facility to one of several criteria:

1. Neighborhood or geographical identification (e.g. Houghton, Bridle Trails, Rose Hill, etc.);
2. A natural or geological feature (e.g. Forbes Creek);
3. Historical or cultural significance;
4. An individual (living or deceased) who has given outstanding civic service to the Kirkland park system, or has donated substantial funds or land to the Kirkland park system, or has been otherwise instrumental in the acquisition or development of critical park acreage (e.g. Marsh Park). Parks or facilities shall not ordinarily be named for a living person, unless that person has made a significant and outstanding contribution of land, money, or civic service. A waiting period of at least one year should expire before naming a park or facility under the policy of this subparagraph;

- 5. A civic group or corporation whose mission statement is compatible with City goals and objectives and that has made a significant contribution of land, money or civic service to the Kirkland park system;
- 6. The wishes or preference of residents of the neighborhood surrounding the public park or facility should in all cases be considered.

Section 2. In establishing or designating the name of a public park or facility, the final authority on name selection is the responsibility of the City Council. In making such selection the City Council will normally consider suggestions for names received from organizations, individuals or neighborhoods, and may request the Parks Department or the Park Board to solicit such suggestions. The City Council will not make its final selection until after it has received the recommendation of the Kirkland Park Board.

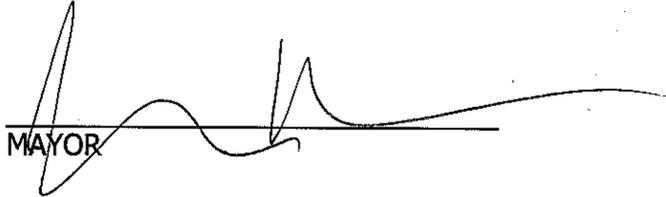
Section 3. Until a park or facility name is selected for a new park or facility, a numeric designation shall be used to identify the park or facility.

Section 4. Under ordinary circumstances, the naming of a park or facility should be considered permanent. Any proposal to change the name of a park or facility shall be subject to the procedures set forth in this Resolution.

Section 5. Upon selection of a park or facility name by the City Council, the Parks Department shall identify the park or facility with appropriate signage specifying the established name.

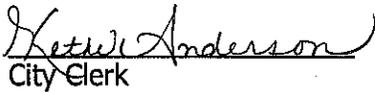
Passed by majority vote of the Kirkland City Council in open meeting this 19th day of January, 2010.

Signed in authentication thereof this 19th day of January, 2010.



 MAYOR

Attest:



 City Clerk

RESOLUTION R-5101

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KIRKLAND
AUTHORIZING THE CITY MANAGER TO ACCEPT A DONATION OF REAL
PROPERTY FROM GLENN K. LANDGUTH AND JUDY ANN LANDGUTH.

1 WHEREAS, Glenn K. Landguth and Judy Ann Landguth ("the
2 Landguths") own two parcels of undeveloped land in the City of Kirkland
3 ("the Property"); and

4
5 WHEREAS, the Landguths would like to donate the Property to
6 the City of Kirkland for use as wetland park property; and

7
8 WHEREAS, in consideration for this donation, the Landguths
9 have requested that the Property be named the "Neal-Landguth
10 Wetland Park"; and

11
12 WHEREAS, the Kirkland Park Board has recommended that the
13 Council accept this donation and name the Property the "Neal-Landguth
14 Wetland Park"; and

15
16 WHEREAS, pursuant to criteria presented in Resolution 4799,
17 because the Property is a wetland and has historical significance, the
18 Council has the authority to adopt this name for the Property upon the
19 recommendation of the Park Board.

20
21 NOW, THEREFORE, be it resolved by the City Council of the City
22 of Kirkland as follows:

23
24 Section 1. The City Manager is authorized and directed to accept
25 the donation of the Property by a quit claim deed substantially similar
26 to the deed attached as Exhibit A.

27
28 Section 2. The Property is named the "Neal-Landguth Wetland
29 Park." In accordance with Resolution 4799, the Parks Department is
30 directed to identify the Park with appropriate signage specifying this
31 established name.

32
33 Passed by majority vote of the Kirkland City Council in open
34 meeting this ____ day of _____, 2015.

35
36 Signed in authentication thereof this ____ day of _____,
37 2015.

MAYOR

Attest:

City Clerk

When Recorded Return To:

City of Kirkland
123 5th Avenue
Kirkland, WA 98033

QUIT CLAIM DEED

Deed Summary

Grantor(s): Glenn K. Landguth
Judy Ann Landguth
Grantee(s): City of Kirkland
Legal Description
(the "Real Property"): Lots 12 and 13, Block 55, Burke and Farrar's Kirkland Addition to the City of Seattle, Division No. 16, according to the Plat thereof, recorded in Volume 20 of Plats, Page 58, in King County, Washington. (Parcel A)

Lot(s) 12, 13, 14, 15, 36, 37, 38 and 39, Block 4, Irondale Addition of the City of Kirkland, according to the plat thereof, recorded in Volume 6 of Plats, Page 16, records of King County, Washington. (Parcel B)

Assessor's Parcel No.: 123940-0105 (Parcel A), 361260-0015 (Parcel B)

Glenn K. Landguth and Judy Ann Landguth, husband and wife (**Grantors:**), for and in consideration of the pleasure we receive in knowing this property will be used as a park and/or open space for the benefit of the public, which will be named the Neal-Landguth Wetland Park, and so that the Real Property may be used for other public purposes not in conflict with the foregoing (at the sole discretion of Grantee), gifts, conveys and quit claims to:

City of Kirkland (**Grantee**),
the Real Property described above
Together with all after acquired title of Grantor(s)

Note: all signatures, dates and seals must be entirely within the respective boxes. Do not make any initials or other marks outside of the boxes.

_____ / _____	_____ / _____		
Glenn K. Landguth	Date	Judy Ann Landguth	Date

