	<p><b>City Council Study Session Muni Services SFA</b>  <b>November 13, 2018 - 7:00 PM</b>  <b>Council Chambers - City Hall</b>  <b>AGENDA</b>  <b>Watch the meeting LIVE!</b></p> <p><b>Watch the meeting video</b>  Meeting videos are not available until 72 hours after the meeting has concluded.</p>
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I. CALL TO ORDER

- A. Roll Call

II. ANNOUNCEMENTS, REPORTS, AND PRESENTATIONS

- A. Community Court Presentation (Martinson) (20 Minutes)

III. AGENDA ITEMS FOR COUNCIL DISCUSSION

- A. Resolution No. 5388 (Gross) (5 Minutes)

A Resolution of the City Council of the City of Auburn, Washington, amending the City of Auburn fee schedule to adjust for 2019 fees

- B. Ordinance No. 6702 (Coleman) (10 Minutes)

An Ordinance of the City Council of the City Of Auburn, Washington, establishing the levy for regular property taxes by the City Of Auburn for collection in 2018 for general City operational purposes in the amount of \$21,948,599.00

- C. Ordinance No. 6704 (Gaub) (10 Minutes)

City of Auburn, Washington, amending sections 13.20.010, 13.20.040, 13.20.080, 13.20.090, 13.20.095, 13.20.120, 13.20.182, 13.20.200 and 13.20.230 of the Auburn City Code relating to maintenance and repair responsibilities for public and private portions of the sewage collection system; and removing inapplicable code requirements

- D. Ordinance No. 6705 (Gaub) (15 Minutes)

An Ordinance of the City Council of the City of Auburn, Washington amending Chapter 12.64A of the Auburn City Code related to Public Right-Of-Way Improvements

- E. Ordinance No. 6701 (Tate) (5 Minutes)

An Ordinance of the City Council of the City of Auburn, Washington, approving the rezone of Parcel No. 1921059037 from R-7, Residential Zone – seven dwelling units per acre to P-1, Public Use District

- F. Ordinance No. 6688 (Tate) (15 Minutes)

An Ordinance of the City Council of the City of Auburn, Washington, amending Chapter 18.04 and amending sections Table 18.23.030, and 18.57.040, of the City Code, creating a new definition for Youth Community Support Facilities , adding Youth

Community Support Facilities as a permitted use in the C-1, Light Commercial Zoning District, and adding an additional Specific Land Use Standard for the siting of Youth Community Support Facilities

G. Ordinance No. 6706 (Gross) (5 Minutes)

An Ordinance of the City Council of the City of Auburn, Washington related to insufficient check fees; making those fees consistent with the City's adopted fee schedule and amending sections 6.01.210, 13.06.511, and 13.52.040 of the Auburn City Code

IV. MUNICIPAL SERVICES DISCUSSION ITEMS

A. Auburn Avenue Theater Update (Faber) (15 Minutes)

B. Park Rules (Faber) (15 Minutes)

Presentation related to Parks Rules and Signage

C. Fireworks Season Review (Pierson) (15 Minutes)

Analysis of the fireworks season including the 4<sup>th</sup> of July.

V. OTHER DISCUSSION ITEMS

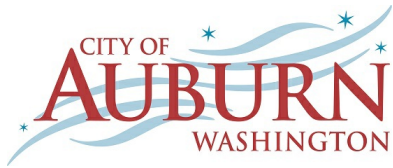
VI. NEW BUSINESS

VII. MATRIX

A. Matrix

VIII. ADJOURNMENT

*Agendas and minutes are available to the public at the City Clerk's Office, on the City website (<http://www.auburnwa.gov>), and via e-mail. Complete agenda packets are available for review at the City Clerk's Office.*



## AGENDA BILL APPROVAL FORM

Agenda Subject:  
Community Court Presentation (Martinson) (20 Minutes)

Department:  
Human Resources

**Attachments:**  
[Community Court Presentation](#)

Date:  
November 8, 2018  
  
Budget Impact:  
Current Budget: \$0  
Proposed Revision: \$0  
Revised Budget: \$0

Administrative Recommendation:

Background Summary:

Reviewed by Council Committees:

Councilmember:  
Meeting Date: November 13, 2018

Staff: Martinson  
Item Number:

## WHAT IS COMMUNITY COURT?

PLANNING

KING COUNTY COMMUNITY  
COURT AND THE RESOURCE  
CENTER IN REDMOND



Q&A?



REDMOND BY THE  
NUMBERS

COMMUNITY  
COURT  
IN BURien

NEXT STEPS



# WHAT IS COMMUNITY COURT?

*Compassion plus accountability*

- Alternative problem-solving court
- Identify and address the underlying challenges of court participants that may contribute to further criminal activity
- Goals--build stronger and safer neighborhoods and reduce recidivism
- Paired with a Community Resource Center
  - \*Community Partners will provide a wide array of services
  - \*Available to all members of the public in addition to the Community Court participants

# COMMUNITY COURT PLANNING PROCESS

- MIDD funding \$100,000 in 2017 for planning of two courts
- Center for Court Innovation (CCI) providing TA
- Demographic analysis of Cities of Redmond, Bellevue, Auburn, Burien and Shoreline
- Visits to Spokane Community Court in Summer 2017



- City of Redmond selected in Fall 2017 to be pilot court, additional \$100,000 awarded for implementation
- Court Planner and Coordinator hired
- Both available in planning and implementation process, as well as continued management of court



# DETAILS:

- INNOVATIVE COLLABORATION BETWEEN:



# PLANNING PROCESS

- Homelessness Task Force (Community Meetings, Stakeholder interviews, surveys, etc)
- Weekly work group meetings
  - \*Communication
  - \*Eligibility Criteria
  - \*Court Logistics
  - \*Performance Measures
  - \*Resource Center/Community Service Partners
- Monthly steering teams meeting
- First calendar on 4/4/18
  - \*Court contract with treatment and service component

## REDMOND STATS : BY THE NUMBERS



**60**  
**PARTICIPANTS**  
**ENROLLED**



**22**  
**GRADUATES**  
**RESULTING IN**  
**DISMISSALS**



**500**  
**LUNCHES**  
**GIVEN AWAY**



**>1000**  
**VISITS TO THE**  
**RESOURCE**  
**CENTER**



**>600**  
**VOLUNTEER**  
**HOURS AND**  
**COMMUNITY**  
**SERVICE**  
**COMPLETED**



**22**  
**PROVIDERS**  
**ON-SITE AT**  
**THE**  
**RESOURCE**  
**CENTER**



**>30**  
**CASES ON**  
**EACH**  
**CALENDAR**

*\*As of October 2018*

# COMMUNITY COURT IN BURIEN

- Estimated start date of February 2019
- Location: Burien Community Center



- Similar eligibility and rule out criteria as Redmond
  - \*Low level quality of life offenses
  - \*No violent felony convictions in the last 5 years and no pending violent felony charges
  - \*No sex offender history
  - \*No driving related cases



# COMMUNITY COURT IN BURIEN

- Estimated start date of February 2019
- Location: Burien Community Center



- Similar eligibility and rule out criteria as Redmond
  - \*Low level quality of life offenses
  - \*No violent felony convictions in the last 5 years and no pending violent felony charges
  - \*No sex offender history
  - \*No driving related cases



# NEXT STEPS

Budget decision for on-going funding, November 2018

Decide third court location, either:

- \*Shoreline

- \*Bellevue

- \*Auburn

Hire additional Community Court Coordinator



## AGENDA BILL APPROVAL FORM

**Agenda Subject:**

Resolution No. 5388 (Gross) (5 Minutes)

**Department:**

City Attorney

**Attachments:**

[2019 Master Fee Schedule](#)

[Res No. 5388 Fee Schedule](#)

**Date:**

November 7, 2018

**Budget Impact:**

Current Budget: \$0

Proposed Revision: \$0

Revised Budget: \$0

**Administrative Recommendation:**

Staff is recommending an increase in the 2019 SDCs of 7.4%

**Background Summary:**

Consistent with the city's process of reviewing, setting, and identifying fees associated with city services, a review of the current fees has been completed with the intention of identifying the amounts of such fees as consistent with the cost of the city (so that the fees cover city expenses).

Amendments of the fee schedule have, thus, then included in the attachment to Resolution number 5319, to be effective in 2018. Each of the departments within the city, which has fees for which the department is responsible has participated in the evaluation of fee levels and recommendations set forth in the resolution.

In accordance with Auburn Municipal Code ACC 13.41.030 (C), the City Council reviews the System Development Charges (SDCs) annually as part of the fee schedule update. In 2015, the City Council directed that future annual SDC changes will, at a minimum, reflect changes in the Engineering News Record Construction Cost Index (ENR-CCI) for Seattle, WA, but not be less than 0%. In 2018, the ENR-CCI for Seattle increased by 7.4%, which reflects the higher cost of constructing public works projects in the Puget Sound area compared to the national average CCI increase of 3.1%. Therefore, staff is recommending an increase in the 2019 SDCs of 7.4%.

**Reviewed by Council Committees:****Councilmember:****Staff:**

Gross

**Meeting Date:** November 13, 2018

Item Number:



# CITY OF AUBURN FEE SCHEDULE

## FEES FOR CITY PERMITS, LICENSES, PUBLICATIONS, AND ACTIONS

Effective January 1, ~~2018~~2019

**A. PLANNING FEES** (Per Ordinance No. 5707, Ordinance No. 5715, Ordinance No. 5819, Resolution No. 3797, Resolution No. 3953, Resolution No. 4070, Resolution No. 4117, Resolution No. 4143, Ordinance No. 6077, Resolution No. 4272, Resolution No. 4424, Ordinance No. 6276, Resolution No. 4552, Ordinance No. 6295, Resolution No. 4868, Resolution No. 4880, Resolution 4964, Ordinance 6477, Resolution No. 5016, Resolution 5114, Resolution No. 5181, Resolution No. 5213, Resolution No. 5228, Resolution No. 5255, Resolution No. 5312, ~~and~~ Resolution No. 5319, ~~and~~ Resolution No. 5388.)

<b>1. Application Fees:</b> Applications for any action identified below shall not be accepted for filing, unless otherwise noted, until the fees per the below schedule have been paid to the City. <sup>1</sup>	
Additional Meeting Fee (beyond the specified number)	\$ <del>275</del> 283.00 per meeting
Additional Re-submittal Fee (applied after 3 city reviews of the application)	\$ <del>67</del> 69.00 per re-submittal
Administrative Use Permits (covers 1 meeting with staff after which additional meeting fees apply)	\$ <del>933</del> 961.00
Appeal of Administrative Decisions issued under Chapter 1.25, Title 15, Title 16, Title 17 or Title 18 to Hearing Examiner <sup>1</sup> . Hearing Examiner costs are included within the appeal fee and are therefore not billed separately.	\$ <del>1,061</del> 1,093.00
Binding Site Plan <sup>2</sup> (covers 2 meetings with staff after which additional meeting fees apply)	\$ <del>1,208</del> 1,244.00 + \$66.00/lot
Boundary Line Adjustment <sup>1</sup> :	
Residential	\$ <del>550</del> 567.00
Non-Residential (includes mixed use projects)	\$ <del>906</del> 933.00
Boundary Line Elimination <sup>1</sup>	\$ <del>530</del> 546.00
Comprehensive Plan Map Amendments <sup>3</sup> (covers 2 meetings with staff after which additional meeting fees apply)	\$ <del>2,196</del> 2,622.00 (includes rezone application fee)
Comprehensive Plan Text Amendments <sup>3</sup> (covers 2 meetings with staff after which additional meeting fees apply)	\$ <del>1,061</del> 1,093.00
Conditional Use Permits <sup>1, 6</sup> (covers 2 meetings with staff after which additional meeting fees apply)	
Residential	\$ <del>1,061</del> 1,093.00 + Hearing Examiner expenses.
All Other (includes mixed use projects)	\$ <del>2,122</del> 2,186.00 + Hearing Examiner expenses.

<sup>1</sup> Please note that the City of Auburn may collect a review fee on behalf of the Valley Regional Fire Authority for certain land use and/or environmental reviews which fee is collected in addition to the City's required fees.

<sup>2</sup> Per Auburn City Code, a modification to an approved binding site plan shall be processed in the same manner as the original binding site plan approval. Therefore, the specified fee shall apply to a new or modified binding site plan approval request.

<sup>3</sup> Fees for amendments to text or maps of the Comprehensive Plan apply only where an applicant seeks an amendment affecting specific properties rather than the City generally or property within the City generally.

Conditional Use Permits <sup>4</sup> – Minor Adjustment (covers 1 meeting with staff after which additional meeting fees apply)	
Residential	\$ <del>439</del> 452.00
All Other (includes mixed use projects)	\$ <del>588</del> 606.00
Critical Areas Review:	
Required on-site mitigation, monitoring & reporting <sup>5</sup>	\$ <del>318</del> 328.00 + actual costs for inspection and report preparation by contracted professional.
	\$ <del>275</del> 283.00
Critical Areas Reasonable Use Determination	
City review of environmental studies, plans or reports (whether submitted with another city application or not and includes one re-submittal)	\$ <del>275</del> 283.00/study, plan or report
	\$ <del>275</del> 283.00
Critical Areas Variance – administrative	
Critical Areas Variance – hearing examiner <sup>1, 6</sup>	\$ <del>1,030</del> 1,061.00 + total hourly charge for Hearing Examiner + associated expenses to be paid by applicant prior to issuance of final decision.
Current Use Taxation (covers 1 meeting with staff after which additional meeting fees apply)	\$ <del>849</del> 874.00
Development Agreement – Amendment	\$ <del>2,334</del> 2,404.00 + \$64.00/lot or dwelling unit
Downtown Urban Center Design Review and/or Major Modifications to Already Issued Design Review Decisions (covers 1 meeting with staff after which additional meeting fees apply)	\$ <del>1,208</del> 1,244.00
Downtown Urban Center Design Review Minor Modification (applies to already issued design review decisions)	\$ <del>196</del> 202.00
Environmental Review (covers 1 meeting with staff after which additional meeting fees apply)	
SEPA Checklist review <sup>1</sup> (includes City issuance of DNS, _____ MDNS, _____ or DS as appropriate)	\$ <del>851</del> 1,152.00 + \$ <del>275</del> 283.00 /required study
Revised or Supplemental SEPA Checklist review <sup>1</sup> (includes _____ City _____ issuance of Addendum, if appropriate)	\$ <del>371</del> 382.00 + \$ <del>275</del> 283.00 /required study
SEPA 3 <sup>rd</sup> Party Review	Actual costs
Environmental Impact Statement	\$ <del>851</del> 1,152.00 + actual costs for preparation of draft & final statements including labor, materials, mailing & other

<sup>4</sup> Per Auburn City Code, a major adjustment to an approved conditional use permit shall be processed in the same manner as the original conditional use permit approval. Therefore, the specified fee shall apply to a new request for conditional use permit approval or a request for a major adjustment to a previously approved conditional use permit approval.

<sup>5</sup> For monitoring required over multiple years, the total monitoring fee for the required monitoring period shall be paid prior to final plat approval or issuance of Certificate of Occupancy or release of required financial security.

	actual costs relating to the drafting & circulating of the EIS.
Final Plats – Subdivisions (covers 2 meetings with staff after which additional meeting fees apply and 1 re-submittal)	<del>\$4,611</del> <u>1,659</u> .00 + \$56.00/lot
Final Plats – Short Plats (covers 1 meeting with staff after which additional meeting fees apply and 1 re-submittal)	<del>\$796</del> <u>820</u> .00 + \$27.00/lot
Flexible Development Alternatives Application Review (covers 1 meeting with staff after which additional meeting fees apply and 1 re-submittal)	<del>\$1,208</del> <u>1,244</u> .00
Hearing Examiner – Conduct of Hearing and Preparation of Decision <sup>6</sup>	Total hourly charge for hearing examiner plus associated expenses to be paid by applicant prior to issuance of final decision
Floodplain Development Permit: Level One	<del>\$275</del> <u>283</u> .00
Floodplain Development Permit: Level Two – Habitat impact Assessment	<del>\$540</del> <u>556</u> .00
Floodplain Development Permit: Level Three – Habitat Impact Assessment & Hydraulic Analysis (Hydraulic Analysis to be Conducted by Outside Third Party Consultant)	<del>\$540</del> <u>556</u> .00 + Third Party Review Fees
Mitigation Plan Review Associated with a Floodplain Development Permit	<del>\$275</del> <u>283</u> .00
City Acknowledgement Review of FEMA Flood Map Revision Application	<del>\$406</del> <u>109</u> .00
<u>Landscape Plan Revision after initial implementation and after city acceptance of initial maintenance period.</u>	<u>\$109.00</u>
Mining Permits (covers 3 meetings with staff after which additional meeting fees apply)	<del>\$3,844</del> <u>3,959</u> .00
Miscellaneous Administrative Decisions (i.e.g. sign area deviation, written <u>code</u> interpretations, etc.)	<del>\$530</del> <u>546</u> .00
Multi-Family/Mixed Use Design Standards Compliance Review (application covers 1 meeting with staff after which additional fees apply)	<del>\$1,208</del> <u>1,373</u> .00
Plat Alteration or Vacation <sup>6</sup> (application covers 1 meeting with staff after which additional fees apply)	<del>\$1,060</del> <u>1,092</u> .00/request + Hearing Examiner expenses.
Plat Modification (application covers 1 meeting with staff after which additional fees apply)	<del>\$1,060</del> <u>1,092</u> .00/request
Preliminary Plats – Subdivisions <sup>1, 6</sup> (application covers 3 meetings with staff after which additional fees apply)	<del>\$3,183</del> <u>6,121</u> .00 + \$128.00/lot + Hearing Examiner expenses.
Preliminary Plats – Short Plats <sup>1</sup> (application covers 1 meeting with staff after which additional fees apply)	<del>\$1,537</del> <u>1,583</u> .00 + \$64.00/lot
Preliminary Site Plan Review (non-PUD) (application covers 1 meeting with staff after which additional fees apply)	<del>\$1,098</del> <u>1,131</u> .00

<sup>6</sup> The total expense cost for the Hearing Examiner is the responsibility of the applicant and is in addition to the relevant application fee for applications requiring a public hearing before the Hearing Examiner (e.g. conditional use permit). The ~~applicant will be billed expense separately~~ for Hearing Examiner ~~services fees will be determined~~ after the Hearing Examiner has provided an invoice to the City that itemizes expenses incurred and this will be entered in the electronic permit tracking system as a payment due the city from the Applicant prior to final project approval as a result of their services.

Pre-application Meeting (application covers 1 meeting with staff after which additional fees apply)	\$ <del>275</del> <u>283</u> .00 – fee will be applied towards any related application made within one year of the date the pre-application meeting was held
PUD – Major Adjustment <sup>7</sup> (application covers 2 meetings with staff after which additional fees apply)	\$ <del>2,714</del> <u>2,795</u> .00
Public Notice Boards: 2' x 4' public notice board 4' x 4' public notice board	<del>\$858</del> .00 <del>\$144</del> <u>148</u> .00
Rezone – zoning map amendment (application covers 2 meetings with staff after which additional fees apply)	\$ <del>1,867</del> <u>2,334</u> .00
School Impact Fee Collection: <sup>8</sup> Per Single Family Dwelling Unit Per Multi-Family Dwelling Unit	<del>\$56</del> <u>58</u> .00 <del>\$28</del> <u>29</u> .00
<u>SEPA – see <i>Environmental Review</i></u>	
Shoreline (application covers 1 meeting with staff after which additional fees apply): Shoreline Exemption Determination  Shoreline Conditional Use Permit <sup>6</sup>  Shoreline Substantial Development Permit <sup>6</sup>  Shoreline Variance <sup>6</sup>	<del>\$228</del> <u>235</u> .00  <del>\$1,208</del> <u>1,243</u> .00 + Hearing Examiner expenses.  <del>\$1,208</del> <u>1,243</u> .00 + Hearing Examiner expenses.  <del>\$1,208</del> <u>1,243</u> .00 + Hearing Examiner expenses.
Short Plat Modification (application covers 1 meeting with staff after which additional fees apply)	<del>\$275</del> <u>283</u> .00/requested modification
Site Plan Approval – PUD, Residential <sup>9</sup> (application covers 1 meeting with staff after which additional fees apply)	<del>\$1,208</del> <u>1,244</u> .00 + \$66.00/lot or unit
Site Plan Approval - PUD, Non-residential <sup>9</sup> (application covers 1 meeting with staff after which additional fees apply)	<del>\$1,208</del> <u>1,244</u> .00 + \$66.00/lot or unit
<u>Special Exception</u> <sup>16</sup> <u>Single Family Residential; for a single lot request (to Hearing Examiner)</u> <u>All Other Instances</u>	<del>\$283.00 + Hearing Examiner expenses</del> <del>\$1,061.00 + Hearing Examiner expenses</del>
Special Home Occupation Permits	<del>\$275</del> <u>283</u> .00
Third Party Review of Reports	<del>\$472</del> <u>177</u> .00 + Actual Costs of Consultant
Three-Party Outside Utility Extension Agreement - Site Specific Review (application covers 1 meeting with staff after which additional fees apply)	<del>\$1,098</del> <u>1,131</u> .00 + plus the City's actual costs in performing under the terms of the agreement as negotiated between the parties

<sup>7</sup> A prior City Code amendment eliminated Planned Unit Developments (PUD). The PUD fees included herein are applicable only to the existing previously approved PUDs.

<sup>8</sup> The City collects an application fee to cover the reasonable cost of administration of the school impact fee program.

Type I Temporary Use Permit <sup>1</sup>	\$ <del>402</del> <u>105</u> .00+ \$52.00 per extension request
Type II Temporary Use Permit <sup>1</sup>	\$ <del>453</del> <u>158</u> .00+ \$52.00 per extension request
Variance <sup>1</sup> (inclusive of Special Exceptions): — Per each residence on a single family lot — Administrative — Variance before Hearing Examiner Variance <sup>1</sup> — Administrative — Single Family Residential for a single lot request (to Hearing Examiner) — All other instances (includes mixed use residential)(to Hearing Examiner)	\$ <del>275</del> <u>283</u> .00 \$ <del>610</del> <u>628</u> .00 \$1,030 <u>1,061</u> .00  \$ <u>628</u> .00 \$ <u>283</u> .00+ Hearing Examiner expenses \$ <u>1,061</u> .00 + Hearing Examiner expenses
Water/Sewer Certificate <sup>1</sup> (outside of city limits for other than one single-family residence)	\$ <del>330</del> <u>340</u> .00
Zoning Certification Letter: Residential Non-Residential (includes mixed use development)	\$ <del>56</del> <u>58</u> .00 \$ <del>140</del> <u>115</u> .00
Zoning Code Text Amendment (application covers 1 meeting with staff after which additional fees apply)	\$ <del>1,098</del> <u>1,131</u> .00
<b>2. BOOKS, MAPS, MATERIALS:</b> <sup>9</sup> (pursuant to Resolution No. 3953)	
Comprehensive Plan	Cost of Production
Downtown Plan	Cost of Production
Downtown Plan Appendices	Cost of Production
Copies of Codes and Ordinances	Cost of Production
Maps	Cost of Production
<b>3. LAND CLEARING, GRADING AND FILLING FEES</b> (Per Ordinance No. 6146, Resolution No. 4272 Resolution No. 4424, Resolution No. 5255, <del>and</del> Resolution No. 5319, <del>and</del> Resolution No. 5388.)	
Land Clearing: Base Fee (for up to 1 acre) 1 to 5 acres Over 5 acres	\$ <del>330</del> <u>340</u> .00 Base Fee + \$121.00/acre Base Fee + \$89.00/acre
Grading and Filling Fees: Base Fee without FAC (for up to 500 cubic yards) Base Fee with FAC (for up to 500 cubic yards) 500 to 250,000 cubic yards Over 250,000 cubic yards	\$ <del>552</del> <u>2,509</u> .00 \$ <del>330</del> <u>340</u> .00 Base Fee + \$0. <del>42</del> <u>38</u> /cubic yard Base Fee + \$0. <del>02</del> <u>07</u> /cubic yard

<sup>9</sup> Prices for printed materials do not include any taxes.



**4. BUILDING FEES** (per Ordinance 5715, Ordinance 5819, Resolution No. 3773, Resolution No. 3797, Resolution No. 3818, Resolution No. 3953, Resolution No. 4143, Ordinance No. 6146, Resolution No. 4272, Resolution No. 4424, Resolution No. 5134, Resolution No. 5255, ~~and~~ Resolution No. 5319, and Resolution No. 5388.)

- a. Building Permit Fees:** Building permit fees are based upon a project's construction valuation as set forth by the International Code Council (ICC). ICC's construction valuation table is hereby incorporated into the City of Auburn's fees schedule. Construction valuations will be updated on January 1<sup>st</sup> of each year. The fee for each International Building Code, International Residential Code, Washington State Energy Code or Washington State Indoor Air Quality Code building permit shall be as set forth in Table 1-A, below.<sup>10</sup>

**Table 1-A BUILDING PERMIT FEES**

TOTAL VALUATION	FEE
\$1.00 to \$500.00	\$32.00
\$500. <del>01</del> <u>01</u> to \$2,000.00	\$32.00 for the first \$500.00 plus \$6.00 for each additional \$100.00, or fraction thereof, to and including \$2,000.00
\$2,000. <del>01</del> <u>01</u> to \$25,000.00	\$122.00 for the first \$2,000.00 plus \$18.60 for each additional \$1,000.00, or fraction thereof, to and including \$25,000.00
\$25,000. <del>01</del> <u>01</u> to \$50,000.00	\$549.80 for the first \$25,000.00 plus \$14.00 for each additional \$1,000.00, or fraction thereof, to and including \$50,000.00
\$50,000. <del>01</del> <u>01</u> to \$100,000.00	\$899.80 for the first \$50,000.00 plus \$10.00 for each additional \$1,000.00, or fraction thereof, to and including \$100,000.00
\$100,000. <del>01</del> <u>01</u> to \$500,000.00	\$1,399.80 for the first \$100,000.00 plus \$9.00 for each additional \$1,000.00, or fraction thereof, to and including \$500,000.00
\$500,000. <del>01</del> <u>01</u> to \$1,000,000.00	\$4,999.80 for the first \$500,000.00 plus \$8.00 for each additional \$1,000.00, or fraction thereof, to and including \$1,000,000.00
\$1,000,000. <del>01</del> <u>01</u> and up	\$8,999.80 for the first \$1,000,000.00 plus \$6.00 for each additional \$1,000.00 or fraction thereof
<b>Other Inspections and Fees:</b> 1. Inspections outside of normal business hours..... \$ <del>65</del> <u>67</u> .00 per hour <sup>1</sup> (minimum charge – two hours) 2. Reinspection fees assessed under provisions of Section 109.4.13 ..... \$ <del>65</del> <u>67</u> .00 per hour <sup>1</sup> 3. Inspections for which no fee is specifically indicated ..... \$ <del>65</del> <u>67</u> .00 per hour <sup>1</sup> (minimum charge – one-half hour) 4. Additional plan review required by changes, additions or revisions to plans ..... \$ <del>65</del> <u>67</u> .00 per hour <sup>1</sup> (minimum charge – one-half hour) 5. For use of outside consultants for plan checking and inspections, or both ..... Actual costs <sup>2</sup>	
<b>FOOTNOTES:</b> <sup>1</sup> Or the total hourly cost to the jurisdiction, whichever is the greatest. This cost shall include supervision, overhead, equipment, hourly wages and fringe benefits of the employees involved. <sup>2</sup> Actual costs include administrative and overhead costs.	

<sup>10</sup> Please note that the City of Auburn may collect a review fee for the Valley Regional Fire Authority for certain permit applications that is collected in addition to the City's required fees.

**b. Mechanical Permit Fees:** The fee for each permit issued under provisions of the International Mechanical Code, International Fuel Gas Code, NFPA 54 (National Fuel Gas Code), NFPA 58 (Liquefied Petroleum Gas Code), or the mechanical device provisions of the International Residential Code shall be as set forth in Table 2-A, below. For new single-family dwellings a flat rate permit fee of \$~~196~~85.00 may be charged in lieu of fees as prescribed in Table 2-A. For new multi-family dwellings, a flat rate permit fee of \$~~133~~29.00 may be charged in lieu of fees prescribed in Table 2-A.

**Table 2-A MECHANICAL PERMIT FEES**

**Permit Issuance and Heaters:**

- |  |                                |
|--|--------------------------------|
| 1. For the issuance of each mechanical permit.....   | \$ <del>26</del> <u>27</u> .00 |
| 2. In addition to the base mechanical permit fee, each mechanical fixture shall include a charge of..... | \$ <del>12</del> <u>13</u> .00 |

**Other Inspections and Fees:**

- |   |                                     |
|---|-------------------------------------|
| 1. Inspections outside of normal business hours, per hour (minimum charge -- two hours) .....   | \$ <del>65</del> <u>67</u> .00      |
| 2. Reinspection fees assessed under provisions of Section 109.4.13 .....  | \$ <del>61-00</del> <u>367</u> .00. |
| 3. Inspections for which no fee is specifically indicated, per hour (minimum charge -- one-half hour) .....   | \$ <del>65</del> <u>67</u> .00      |
| 4. Additional plan review required by changes, additions or revisions to plans or to plans for which an initial review has been completed (minimum charge -- one-half hour) ..... | \$ <del>65</del> <u>67</u> .00      |

\* Or the total cost to the jurisdiction, whichever is greatest. This cost shall include supervision, overhead, equipment, hourly wages and fringe benefits of the employees involved.

**c. Plumbing Code Permit Fees:** For new single-family dwellings a flat rate permit fee of \$~~494~~196.00 may be charged in lieu of fees as prescribed in Table 3-A. For new multi-family dwellings, a flat rate permit fee of \$~~425~~133~~29~~.00 may be charged in lieu of fees prescribed in Table 3-A.

**Table 3-A PLUMBING PERMIT FEES**

**Permit Issuance:**

- |  |                                |
|--|--------------------------------|
| 1. For issuing each permit .....   | \$ <del>26</del> <u>27</u> .00 |
| 2. In addition to the base mechanical permit fee, each mechanical fixture shall include a charge of..... | \$ <del>10</del> <u>3</u> .00  |

**Other Inspections and Fees:**

- |  |                                |
|--|--------------------------------|
| 1. Inspections outside of normal business hours .....  | \$ <del>65</del> <u>67</u> .00 |
| 2. Reinspection fee .....  | \$ <del>65</del> <u>67</u> .00 |
| 3. Inspections for which no fee is specifically indicated .....  | \$ <del>65</del> <u>67</u> .00 |
| 4. Additional plan review required by changes, additions or revisions to approved plans (minimum charge - one-half hour) ..... | \$ <del>65</del> <u>67</u> .00 |

\*Per hour for each hour worked or the total hourly cost to the jurisdiction, whichever is greater. This cost shall include supervision, overhead, equipment, hourly wages and fringe benefits of all the employees involved.

**d. Demolition Permit Fees:** Demolition permits shall be charged a base fee of \$~~430~~134.00.

**Fees:** Permit fees shall be assessed in accordance with this section. Fees specified shall be adjusted for inflation each year based upon the Seattle Consumer Price Index. Fees shall be rounded down to nearest whole dollar.

**Appeal Fees:** The fee for appeals of codes adopted pursuant to ACC Chapter 15 shall be \$~~113~~116.00 plus total hearing examiner costs.

**Plan Review Fees:** When submitted documents are required by Section 106.3 of the Construction Administrative Code, a plan review fee shall be paid at the time of submitting the submittal documents for plan review. Said plan review fee shall be 65 percent of the building permit fee as shown in Table 1-A. The plan review fees specified in this section are separate fees from the permit fees and in addition to permit fees.

**Temporary Certificate of Occupancy Fees:** There shall be a fee equal to \$~~260~~268.00 for issuance of a temporary certificate of occupancy and a fee of \$~~130~~134.00 for any subsequent extensions requested.

<b>5. FIRE IMPACT FEES.</b> Impact Fees By Land Use – Revenue Credit = 20% (Per Ordinance No. 5977, Resolution 3953, and Resolution No. 4022)			
Land Use	Total Fire & EMS Cost per Unit of Development	Adjustment (Revenue Credit) at 20%	Fire and EMS Impact Fee per Unit of Development
<b>Residential – All calculations below are per dwelling unit – Total x Number of Units</b>			
Single Family, Duplex, Mobile Home	\$362.66	\$72.53	\$290.13
Multi-Family	\$383.09	\$76.62	\$306.47
<b>Non-Residential – All calculations below are per square foot - Total x Square Feet</b>			
Hotel/Motel	\$0.53	\$0.11	\$0.42
Hospital/Clinic	\$1.05	\$0.21	\$0.84
Group Living	\$2.63	\$0.53	\$2.10
Office	\$0.29	\$0.06	\$0.23
Retail	\$0.62	\$0.12	\$0.50
Restaurant/Bar/Lounge	\$1.62	\$0.32	\$1.30
Industrial/Manufacturing	\$0.11	\$0.02	\$0.09
Leisure/Outdoors	\$1.08	\$0.22	\$0.86
Agriculture	\$0.71	\$0.14	\$0.57
Church	\$0.38	\$0.08	\$0.30
Schools/Colleges	\$1.07	\$0.21	\$0.86
Government/Public Buildings	\$1.81	\$0.36	\$0.86
Casino	\$3.78	\$0.77	\$3.01
Jails	\$21.99	\$4.40	\$17.59
<b>6. ADMINISTRATIVE PROCEDURES AND MISCELLANEOUS INSPECTIONS:</b> In addition to any other fees specified in this chapter, there shall be a fee schedule for certain administrative procedures not otherwise included as set forth in the following schedule of fees:			
Adult Family Home Inspection	\$ <del>165</del> 170.00		
Demolition, permit and inspections	Per Table 1-A		
Relocation (pre-inspection)	Per Table 1-A		
Housing Inspection	Actual City Cost, minimum \$21.00		
Change of Use	<del>Per Table 1-A</del> \$195.00		
Sign Permits	Unless except by Ch. 18.56 ACC, the fee shall accompany each application for a sign permit. The amount of the fee shall be based upon the value of the sign pursuant to Table 1-A.		

<b>7. BUSINESS LICENSE FEES</b>	
a. <u>The annual fee for a General Business License as defined in Chapter 5.10 of the Auburn City Code.</u>	<del>\$50</del> <u>100</u> .00
b. <u>Contractors who are based outside of Auburn but that are performing work inside of Auburn.</u>	<u>\$50.00</u>
a.c. <u>Replacement fee for commercial vehicle parking permit issued in accordance with ACC 10.36.190.B</u>	<u>\$10.00</u>
<b>68. RENTAL HOUSING BUSINESS LICENSE FEES</b> (Per Resolution No. 4601, Ordinance No. 5882, Resolution No. 4272, Resolution No. 4424 and Ordinance 6477):	
a. The fee for a license to operate rental housing businesses in the City, as defined in Chapter 5.22 of the Auburn City Code (ACC) shall be based on the total number of units as follows: One to four dwelling units Five to 24 dwelling units Twenty-five or more dwelling units Communal residence	 \$53.00/year \$106.00/year \$212.00/year \$150.00/year
b. The fee for a license to operate rental housing businesses in the city shall be for the license year from January 1 to December 31, and each applicant must pay the full fee for the current license year or any portion thereof during which the applicant has engaged in the operation of rental housing businesses.	
c. The rental housing business license fee required by this chapter is in lieu of, and not in addition to, the general business license fee required by Chapters 5.05 and 5.10 of the Auburn City Code (ACC); provided, however, that any person required to obtain a rental housing business license must also obtain a general business license, at no cost, pursuant to Chapters 5.05 and 5.10 of the Auburn City Code (ACC).	
d. Notwithstanding the provisions of sub-section (1) of this section, the fee for operating rental housing facilities for any single individual, partnership, corporation or entity shall not exceed \$424.00 per license period.	
Rental housing business license renewals shall be for the period January 1 through December 31 of each year.	

## B. ENGINEERING AND PUBLIC WORKS FEES

**1. Transportation Impact Fee Rate Schedule:** (Per Ordinance No. 5763 as amended by Resolution No. 3953, Ordinance No. 6005, Resolution No. 4103, Resolution No. 4424, Resolution 4964, Resolution No. 5114, Resolution No. 5181, Resolution No. 5255, ~~and~~ Resolution No. 5319, and Resolution No. 5388.)

Land Use	ITE Land Use Code	Independent Variable	Trip Rate	Non-Downtown Fee Rate	Downtown Fee Rate
<b>Industrial</b>					
General Light Industrial	110	sf/gfa	<del>0.970.</del> <u>63</u>	<del>\$8.02</del> <u>\$5.68</u>	-
<del>General Heavy Industrial</del>	<del>120</del>	<del>sf/gfa</del>	<del>0.68</del>	<del>\$6.30</del>	-
Industrial Park	130	sf/gfa	<del>0.850.</del> <u>40</u>	<del>\$7.03</del> <u>\$3.60</u>	-
Manufacturing	140	sf/gfa	<del>0.730.</del> <u>67</u>	<del>\$3.62</del> <u>\$2.72</u>	-
Warehousing	150	sf/gfa	<del>0.320.</del> <u>19</u>	<del>\$3.70</del> <u>\$2.65</u>	-
Mini-Warehouse/Storage	151	sf/gfa	<del>0.260.</del> <u>17</u>	<del>\$1.98</del> <u>\$1.41</u>	-
<b>Residential</b>					
Single-Family (detached)	210	du	<del>0.994.</del> <u>00</u>	<del>\$4,895.23</del> <u>\$4,537.89</u>	<del>\$3,965.14</del> <u>\$3,675.69</u>
<u>Accessory Dwelling Unit</u>	<u>N/A</u>	<u>du</u>	<u>0.51</u>	<u>\$2,545.52</u>	<u>\$2,061.87</u>
Multi-Family <u>without commercial</u>	<del>220-233</del> <u>221</u>	du	<del>0.620.</del> <u>50</u>	<del>\$2,613.62</del> <u>\$2,974.26</u>	<del>\$2,117.03</del> <u>\$2,409.45</u>
<u>Multi-Family with commercial</u>	<u>231</u>	<u>du</u>	<u>0.36</u>	<u>\$1,881.80</u>	<u>\$1,524.26</u>
Mobile Home	240	du	<del>0.460.</del> <u>59</u>	<del>\$1,819.64</del> <u>\$2,141.88</u>	-
Senior Housing	251, 252	du	<del>0.280.</del> <u>27</u>	<del>\$1,107.61</del> <u>\$980.48</u>	<del>\$897.16</del> <u>\$793.95</u>
<u>Congregate Care Facility</u>	<u>253</u>	<u>du</u>	<u>0.17</u>	<u>\$672.78</u>	<u>\$544.71</u>
<b>Lodging</b>					
Hotel	310	room	0.60	<del>\$3,390.64</del> <u>\$3,111.69</u>	<del>\$2,746.42</del> <u>\$2,520.47</u>
Motel	320	room	<del>0.470.</del> <u>38</u>	<del>\$2,147.40</del> <u>\$2,437.49</u>	-
<b>Recreational</b>					
Movie Theater	444, 445	seat	0.08	<del>\$220.96</del> <u>\$202.78</u>	<del>\$163.51</del> <u>\$150.06</u>
Health Club	492, 493	sf/gfa	<del>3.534.</del> <u>87</u>	<del>\$16.00</del> <u>\$10.64</u>	<del>\$11.84</del> <u>\$7.88</u>
<b>Institutional</b>					
Elementary School	520	student	<del>0.170</del> <u>.45</u>	<del>\$326.63</del> <u>\$264.49</u>	<del>\$241.71</del> <u>\$195.73</u>

Land Use	ITE Land Use Code	Independent Variable	Trip Rate	Non-Downtown Fee Rate	Downtown Fee Rate
Middle School/Jr. High	522	student	<u>0.170</u> -16	<u>\$518.77</u> <del>\$448.08</del>	<u>\$383.89</u> <del>\$331.58</del>
High School	530	student	<u>0.140</u> -13	<u>\$585.45</u> <del>\$498.94</del>	<u>\$433.23</u> <del>\$369.19</del>
Church	560	sf/gfa	<u>0.490</u> -55	<u>\$2.56</u> <del>\$2.64</del>	<u>\$1.90</u> <del>\$1.95</del>
Day Care Center	565	sf/gfa	<u>11.12</u> 12.34	<u>\$31.42</u> <del>\$24.00</del>	<u>\$23.25</u> <del>\$17.76</del>
Library	590	sf/gfa	<u>8.167</u> -30	<u>\$14.70</u> <del>\$12.07</del>	<u>\$10.88</u> <del>\$8.93</del>
<b>Medical</b>					
Hospital	610	sf/gfa	<u>0.970</u> -93	<u>\$5.48</u> <del>\$4.82</del>	<u>\$4.44</u> <del>\$3.94</del>
Asst. Living, Nursing Home	254, 620	bed	<u>0.240</u> -22	<u>\$949.38</u> <del>\$798.67</del>	-
<b>Office</b>					
General Office	710, 715, 750	sf/gfa	<u>4.491</u> -24	<u>\$8.04</u> <del>\$8.87</del>	<u>\$5.47</u> <del>\$6.03</del>
<b>Small Office</b>	<b>712</b>	<b>sf/gfa</b>	<b>2.45</b>	<b>\$15.89</b>	<b>\$10.80</b>
Medical Office	720	sf/gfa	<u>3.573</u> -46	<u>\$17.60</u> <del>\$16.66</del>	<u>\$11.97</u> <del>\$11.33</del>
Post Office	732	sf/gfa	<u>11.22</u> 11.21	<u>\$20.19</u> <del>\$18.55</del>	<u>\$13.73</u> <del>\$12.64</del>
<b>Retail</b>					
Free Standing Discount Superstore	813	sf/gla	<u>4.334</u> -35	<u>\$9.12</u> <del>\$8.53</del>	<u>\$6.75</u> <del>\$6.34</del>
Free Standing Discount Store	815	sf/gla	<u>4.834</u> -98	<u>\$11.89</u> <del>\$11.26</del>	<u>\$8.80</u> <del>\$8.33</del>
Hardware/Paint Store	816	sf/gla	<u>2.684</u> -84	<u>\$4.76</u> <del>\$7.90</del>	<u>\$3.53</u> <del>\$5.84</del>
Shopping Center	820	sf/gla	<u>3.813</u> -74	<u>\$7.46</u> <del>\$6.67</del>	<u>\$5.52</u> <del>\$4.93</del>
Car Sales – New	<del>841</del> <u>840</u>	sf/gla	<u>5.132</u> -59	<u>\$26.67</u> <del>\$12.36</del>	<u>\$19.74</u> <del>\$9.14</del>
Car Sales – Used	<del>N/A</del> <u>841</u>	<del>Spaces</del> <u>sf/gla</u>	<u>3.750</u> -28	<u>\$19.50</u> <del>\$1,355.95</del>	<u>\$14.43</u> <del>\$988.64</del>
Automobile Parts Sales	843	sf/gla	<u>4.915</u> -98	<u>\$6.72</u> <del>\$7.54</del>	<u>\$4.97</u> <del>\$5.56</del>
Tire Store	848	sf/gla	<u>3.984</u> -15	<u>\$8.91</u> <del>\$8.52</del>	<u>\$6.59</u> <del>\$6.34</del>
Supermarket	850	sf/gla	<u>10.94</u> 9.48	<u>\$20.77</u> <del>\$16.52</del>	<u>\$15.37</u> <del>\$12.22</del>
Convenience Market	851	sf/gla	<u>49.11</u> 52.41	<u>\$44.20</u> <del>\$34.45</del>	<u>\$32.71</u> <del>\$25.49</del>
Home Improvement Store	862	sf/gla	2.33	<u>\$4.01</u> <del>\$3.30</del>	<u>\$2.97</u> <del>\$2.44</del>

Land Use	ITE Land Use Code	Independent Variable	Trip Rate	Non-Downtown Fee Rate	Downtown Fee Rate
Drugstore w/o Drive-Through	880	sf/gla	<u>8.51</u> <del>8.40</del>	<u>\$9.61</u> <del>\$8.70</del>	<u>\$7.11</u> <del>\$6.44</del>
Drugstore w/ Drive-Through	881	sf/gla	<u>10.29</u> <del>9.91</del>	<u>\$12.60</u> <del>\$11.14</del>	<u>\$9.33</u> <del>\$8.24</del>
<u>Marijuana Dispensary</u>	<u>882</u>	<u>sf/gla</u>	<u>21.83</u>	<u>\$113.49</u>	<u>\$83.99</u>
Furniture Store	890	sf/gla	<u>0.52</u> <del>0.45</del>	<u>\$0.59</u> <del>\$0.47</del>	<u>\$0.43</u> <del>\$0.35</del>
<b>Services</b>					
Drive-in Bank	912	sf/gfa	<u>20.45</u> <del>24.30</del>	<u>\$28.17</u> <del>\$25.05</del>	<u>\$20.85</u> <del>\$18.54</del>
Quality Restaurant	931	sf/gfa	<u>7.80</u> <del>7.49</del>	<u>\$20.98</u> <del>\$18.49</del>	<u>\$15.53</u> <del>\$13.68</del>
High Turnover Restaurant	932	sf/gfa	<u>9.77</u> <del>9.85</del>	<u>\$18.10</u> <del>\$16.74</del>	<u>\$13.39</u> <del>\$12.39</del>
Fast Food Restaurant w/o Drive-Through	933	sf/gfa	<u>28.34</u> <del>26.15</del>	<u>\$40.84</u> <del>\$34.58</del>	<u>\$30.22</u> <del>\$25.59</del>
Fast Food Restaurant w/ Drive-Through	934	sf/gfa	<u>32.67</u> <del>32.65</del>	<u>\$46.16</u> <del>\$43.18</del>	<u>\$34.16</u> <del>\$31.95</del>
Espresso Stand w/ Drive-Through	938	sf/gfa	<u>83.33</u> <del>75.00</del>	<u>\$40.03</u> <del>\$33.06</del>	<u>\$29.62</u> <del>\$24.47</del>
Auto Care Center	942	sf/gfa	<u>3.11</u> <del>3.41</del>	<u>\$6.77</u> <del>\$6.24</del>	<u>\$5.01</u> <del>\$4.60</del>
Service Station	944	vfp	<u>14.03</u> <del>13.87</del>	<u>\$19,543.60</u> <del>\$17,734.23</del>	<u>\$14,462.26</u> <del>\$13,121.11</del>
Service Station w/ Mini-Mart	945	vfp	<u>13.99</u> <del>13.51</del>	<u>\$14,793.91</u> <del>\$13,102.15</del>	<u>\$10,940.09</u> <del>\$9,695.59</del>
<b>Lakeland PUD (Per Ordinance No. 4867 as amended by Resolution No. 2955, Ordinance No. 6176, <del>and</del> Resolution No. 5181, and Resolution No. 5388.)</b>					
Detached Single-Family Residential Unit	N/A	du	n/a	<u>\$1,352.83</u> <del>\$1,307.06</del>	-
Attached Single-Family/Multi-Family Unit	N/A	du	n/a	<u>\$878.08</u> <del>\$848.37</del>	-
Senior-Family Unit	N/A	du	n/a	<u>\$301.74</u> <del>\$291.53</del>	-
Commercial/Retail Units	N/A	sf/gfa	n/a	<u>\$3.51</u> <del>\$3.39</del>	-
Administrative Fee for Independent Fee Calculation					<u>\$200</u> <del>\$205</del> .00
<b>Notes:</b> A. Basic trip rates are based on the ITE Trip Generation Manual, <u>910</u> th Edition. B. Impact fee rate calculation is based upon the following methodology: – Basic Trip Rate = PM Peak Hour Trip Generation (per unit of measure) – Basic Trip Rate x Percent of New Trips x Trip Length Adjustment x Per Trip Fee/(divide by) 1,000 for rate per square foot (where applicable) = Impact Fee Rate (per unit of measure) C. For land uses not specifically identified here, trip generation rates could be derived from ITE or a special study by the applicant.					



- D. sf/GFA= Square feet Gross Floor Area; sf/GLA= Square Feet Gross Leasable Area; VFP=Vehicle Fueling Position.
- E. Projects eligible for the Downtown Fee Rate are those located entirely within the boundary identified on Figure 1.

**2. Truck-~~Dependant~~Dependent Land Use Supplementary Transportation Impact Fee Rate Schedule:** (Per Resolution No. 4122, Resolution No. 4424, Resolution No. 5181, ~~and~~ Resolution No. 5319, ~~and~~ Resolution No. 5388.)

Land Use	ITE Land Use Code	Independent Variable	Truck Trip Rate	Impact Fee Rate (per sf)
<b>Industrial</b>				
Light Industry/Manufacturing	110, 130, 140	sf/gfa	0.06	\$0.12
<del>Heavy Industry</del>	<del>120</del>	<del>sf/gfa</del>	<del>0.04</del>	<del>\$0.07</del>
<b>Retail</b>				
Shopping Center	820	sf/gla	0.01	\$0.02
Car Sales	<del>841</del> <del>840</del>	sf/gfa	0.09	\$0.14
Supermarket	850	sf/gfa	0.33	<del>\$0.62</del> <del>64</del>
Free-Standing Discount Store	813, 815, 861, 863, 864	sf/gfa	0.10	<del>\$0.49</del> <del>20</del>
Home Improvement Store	862	sf/gfa	0.37	<del>\$0.70</del> <del>73</del>
<b>Services</b>				
Restaurant	931, 932	sf/gfa	0.63	<del>\$1.48</del> <del>23</del>
Fast Food Restaurant	933, 934	sf/gfa	2.87	<del>\$5.41</del> <del>60</del>

**Notes:**

- A. ITE Land Use Code based on ITE Trip Generation, ~~9th~~-10th Edition
- B. Impact fee rate calculation is based upon the following methodology:
- Truck Trip Rate = Daily Truck Trip Generation (per unit of measure)
  - Truck Trip Rate x Per Trip Fee = Impact Fee Rate (per unit of measure)
- C. For land uses not specifically identified in the table, trip generation rates could be derived from a special study by the applicant.
- D. sf /gfa=square feet of gross floor area

**3. Facility Extension Fees:** (Per Ordinance No. 5791 and amended by Ordinance No. 5819, Resolution No. 3953, Resolution No. 4272, Resolution No. 4424, Resolution No. 5114, Resolution No. 5319, ~~and~~ Resolution 5380, ~~and~~ Resolution No. 5388.)

The Facility Extension Application Fee is ~~\$715~~~~569~~.00, plus ~~\$215~~~~472~~.00 for each Facility (~~w~~Water, ~~s~~Sanitary ~~s~~Sewer, ~~s~~Storm ~~d~~Drainage, ~~s~~Street, private street and private storm systems within private streets).

Facility Extension Fees are the summation of the following categories (a+b+c+d), or ~~\$21,174~~~~410~~.00, whichever is greater.

- a. For the combined linear footage of water, sewer, storm drainage and private storm drainage within private streets:

The first 0 lineal feet (LF) to 1000 LF is charged at ~~\$75.25~~~~70~~ per LF plus,  
The next 1001 LF to 2500 LF is charged at ~~\$32.75~~~~90~~ per LF plus,  
Any additional over 2500 LF is charged at ~~\$24.25~~~~70~~ per LF.



- b. For the linear footage of streets and private streets:

The first 0 LF to 500 LF will be charged at \$~~97.0~~<sup>40</sup> per LF plus,  
The next 501 LF to 1000 LF will be charged at \$~~54.25~~<sup>0</sup> per LF plus,  
Any additional over 1000 LF will be charged at \$~~1.5~~<sup>40</sup> per LF.

- c. For non-linear extensions such as pump stations or traffic signals, the extension fee will be determined by the City Engineer based on an estimate of the City's labor Cost associated with the plan review, inspection, and administration of the application.
- d. For that portion of the water or sewer facility located outside City Limits, but within existing County (King or Pierce) right-of-way, an additional fee of \$~~575~~<sup>457</sup>.00 plus \$~~65.5~~<sup>40</sup> per LF of the combined water and sewer extension located in the existing County right-of-way applies.

**Facility Extension Fees will be paid as follows:**

- a. Forty percent (40%) of the estimated fee will be paid when the applicant applies for second review or, if no second review is needed, before the City issues a notice of plan approval.
- b. The remaining balance will be paid by the applicant before the City signs the facility extension agreement. (After plan approval, but before the start of construction.)

**Additional Review:**

Each additional plan review beyond a 3<sup>rd</sup> review prior to plan approval will require an additional fee of \$~~536~~<sup>27</sup>.00 be paid at the time of the additional review submittal. If the review requires more than 8 hours of staff time to complete an additional fee of \$~~67~~<sup>6</sup>.00 per hour will be charged and must be paid prior to plan approval.

Additional plan review required by changes, additions or revisions to plans during construction will require an additional fee of \$~~268~~<sup>4</sup>.00 be paid at the time the additional review is submitted and prior to any review being completed. If the review requires more than 4 hours of staff time to complete, an additional fee of \$~~67~~<sup>6</sup>.00 per hour will be charged and must be paid prior to plan approval.

For each deviation, deferral, or appeal submitted for review, the applicant will be charged a \$268.00 fee, regardless of the City's approval or rejection of the request. If the review of the request requires more than 4 hours of staff time to complete, an additional fee of \$67.00 per hour will be charged and must be paid prior to plan approval.

**Additional Inspection:**

Fees to inspect work beyond the Authorized Construction Period, re-inspect previously inspected work that was found to be incomplete or deficient, and inspection of non-linear extension work are \$67.00 per hour during normal business hours and \$100.00 per hour during non-business hours (weeknights, weekends, and holidays).

**4. Right-of Way Use Permit Fees: (Per Ordinance No. 6125, Resolution No. 5255, *and* Resolution No. 5319, *and* Resolution No. 5388.)**

Type A – Banner	\$ <del>54</del> <sup>2</sup> .00
Type B – Short Term	\$ <del>64</del> <sup>2</sup> .00
Type C – Long Term	\$ <del>265</del> <sup>58</sup> .00 for the 1 <sup>st</sup> year (or any term longer than 30 days and less than 1 year)/ \$ <del>106</del> <sup>3</sup> .00 for each additional year (or portion thereof) up to 5 years

Type D – Hauling	\$10 <del>63</del> .00 + estimated staff time @ \$5 <del>42</del> .00 per hour
Street Closure – Type B or C	\$9 <del>63</del> .00
Sidewalk Closure – Type B or C	\$6 <del>42</del> .00
Parking Closure – Type B or C	\$6 <del>42</del> .00
<b>5. Franchise Agreements:</b> (Per Ordinance No. 6546, Resolution No. 5114, Resolution No. 5255, <del>and</del> Resolution No. 5319, <del>and</del> Resolution No. 5388.)	
Application/Renewal/Amendment Application Fee (ACC 13.36.040, ACC 20.06.120, ACC 20.06.130)	\$5, <del>300</del> <del>450</del> .00 Nonrefundable Initial Fee + plus the City's actual costs incurred in excess of \$5, <del>300</del> <del>450</del> .00. Initial Fee is due at time of application any additional costs beyond the initial fee is due prior to the effective date of the agreement.
Annual Administration Fee (ACC 20.04.170)	Actual City Costs
Annual CATV Franchise Fee (ACC 13.36.230)	5% of Gross Revenue for the prior three months.
Other Annual Franchise Fee (ACC 20.06.100)	Statutorily Permissible Percent of Gross Revenue
<b>6. Public Way Agreements:</b> (Per Ordinance No. 6546, Resolution No. 5114, <del>and</del> Resolution No. 5319, <del>and</del> Resolution No. 5388.)	
Application/Renewal Application Fee (ACC 20.04.020, ACC 20.04.120)	\$5, <del>450</del> <del>300</del> .00 nonrefundable Initial Fee + plus the City's actual costs incurred in excess of \$5, <del>300</del> <del>450</del> .00. Initial Fee is due at time of application any additional costs beyond the initial fee is due prior to the effective date of the agreement.
Annual Fee (ACC 20.04.170)	Actual City Costs
<b>7. Right-of-Way Vacations:</b> (Per Resolution No. 4143, Resolution No. 5114, <del>and</del> Resolution No. 5319, <del>and</del> Resolution No. 5388.)	
Application Fee	\$1, <del>600</del> <del>545</del> .00
Land Value Compensation	Per ACC 12.48.085

**8. Utility System Development Fees:** (Per Ordinance No. 5819 and amended by Resolution No. 3797, Resolution No. 3953, Resolution No. 4272, Resolution No. 4424, Resolution No. 5114, Resolution No. 5134, Resolution No. 5181, Resolution No. 5255, ~~and~~ Resolution No. 5319, and Resolution No. 5388.) For all utilities, a charge in lieu of assessment or payback charges may be applicable for the proportional share of the utility line being connected to.

**a. Water Utility:** Connection fees are comprised of a Permit Fee and the System Development Charge as follows:

Meter Size (In Inches)	Water Service Installation Permit Fee			System Development Charge (SDC)
	Existing Water Service & Meter Box <sup>(1)</sup>	Water Service & Meter Box Installed by City <sup>(2,3)</sup>		
		Paved Street	Unpaved Street	
¾ or less	<del>\$375.00</del> 390.00	<del>\$4,212.00</del> 3,700.00 <sup>(3)</sup>	<del>\$2,150.00</del> 2,712.00	<del>\$6,630.00</del> 7,121.00
1	<del>\$430.00</del> 445.00	<del>\$3,750.00</del> 4,266.00 <sup>(3)</sup>	<del>\$2,200.00</del> 2,766.00	<del>\$6,630.00</del> 7,121.00
1-1/2	<del>\$1,010.00</del> 1,020.00	<del>\$5,300.00</del> 7,383.00 <sup>(3)</sup>	<del>\$3,800.00</del> 5,883.00	<del>\$22,077.00</del> 23,711.00
2	<del>\$1,080.00</del> 1,090.00	<del>\$5,750.00</del> 7,454.00 <sup>(3)</sup>	<del>\$4,200.00</del> 5,954.00	<del>\$35,336.00</del> 37,951.00
3	Actual Cost	By Applicant	By Applicant	<del>\$70,738.00</del> 75,973.00
4	Actual Cost	By Applicant	By Applicant	<del>\$110,516.00</del> 118,694.00
6	Actual Cost	By Applicant	By Applicant	<del>\$220,968.00</del> 237,320.00
8	Actual Cost	By Applicant	By Applicant	<del>\$353,562.00</del> 379,726.00
10	Actual Cost	By Applicant	By Applicant	<del>\$508,298.00</del> 545,912.00

<sup>(1)</sup>Installation of a water meter done by the City and the service either already exists or has been installed by the Applicant.

<sup>(2)</sup>Installation of the entire water service is done by the City.

<sup>(3)</sup>If meter installation or retrofit involves installation of a fire sprinkler line, fee is Actual Cost.

**b. Sanitary Sewer Utility:** Connection fees are comprised of a Permit Fee and the System Development Charge as follows:

Type	Permit Fee	System Development Charge (SDC)*
New Connection <sup>(4)</sup>	<del>\$190.00</del> 200.00	<del>\$2,460.00</del> 2,642.00 Per per RCE <sup>(5)</sup>
Grinder Pump (New Connection) <sup>(4)</sup>	<del>\$265.00</del> 275.00	<del>\$2460.00</del> 2,642.00 per RCE <sup>(5)</sup>
Tenant Improvement <sup>(4)</sup>	<del>\$60.00</del> 65.00	<del>\$2,460.00</del> 2,642.00 Per per net increase in RCE's <sup>(5)</sup>

<sup>(4)</sup>All construction is the responsibility of the Applicant. If a new connection or repair requires work within City right-of-way, a Construction Permit (EXC - see Section 11) is required in addition to the Sewer Permit.

<sup>(5)</sup>RCE, Residential Customer Equivalent - An RCE shall be as defined by the King County Department of Natural Resources.

**NOTE:** In addition to City sanitary sewer connection fees, King County will impose a sanitary sewer connection fee (King County Capacity Charge) for improvements in King County's regional sewer system, in accordance with King County Code 28.84.050. King County will bill customers directly for this charge once the sewer work is complete. This charge is not to be paid to the City.

**c. Storm Drainage Utility:** (Per Resolution No. 4566 and amended by Resolution No. 5181, Resolution No. 5255, ~~and~~ Resolution No. 5319, ~~and~~ Resolution No. 5388.)

Connection fees are comprised of a Permit Fee and the System Development Charge as follows:

Type	Permit Fee <sup>(6)</sup>		System Development Charge (SDC)
Single Family Residence & Duplexes (on Individual Parcels)	Level 1	<del>\$215.00</del> <u>\$220.00</u>	<del>\$1,229.00</del> <u>\$1,320.00</u> per ESU <sup>(8)</sup>
	Level 2	<del>\$415.00</del> <u>\$430.00</u>	
	Level 3 <sup>(7)</sup>	Base Fee = <del>\$1,485.00</del> <u>\$1,530.00</u> for up to 10,000 SF of disturbed area Cumulative Additional Fee #1 = Base Fee + <del>\$415.00</del> <u>\$430.00</u> for 10,001 SF up to 43,560 SF (1 Acre) of disturbed area Cumulative Additional Fee #2 = Cumulative Additional Fee #1 + <del>\$105.00</del> <u>\$110.00</u> per whole or partial Acre disturbed over 1 Acre	
Other Parcels	Level 1	<del>\$215.00</del> <u>\$220.00</u>	<del>\$1,229.00</del> <u>\$1,320.00</u> per ESU <sup>(8)</sup>
	Level 2	<del>\$415.00</del> <u>\$430.00</u>	
	Level 3 <sup>(7)</sup>	Base Fee = <del>\$1,485.00</del> <u>\$1,530.00</u> for up to 10,000 SF of disturbed area Cumulative Additional Fee #1 = Base Fee + <del>\$415.00</del> <u>\$430.00</u> for 10,001 SF up to 43,560 SF (1 Acre) of disturbed area Cumulative Additional Fee #2 = Cumulative Additional Fee #1 + <del>\$105.00</del> <u>\$110.00</u> per whole or partial Acre disturbed over 1 Acre	

<sup>(6)</sup>Permit levels are determined as follows:

- Level 1 permits are for all projects that are not located in a Critical Area and add or replace less than 2,000 square feet of hard surface area; and/or disturb less than 7,000 square feet of land.  
Note: Single-family residential projects disturbing 500 square feet or less may not require a permit.
- Level 2 permits are for all projects that add or replace 2,000 to 4,999 square feet of hard surface area; or disturb 7,000 square feet or more of land.
- Level 3 permits are for all projects that add 5,000 square feet or more of hard surface area, or convert  $\frac{3}{4}$  acres or more of native vegetation to lawn/landscaped area, or convert 2.5 acres or more of native vegetation to pasture, or the new plus replaced hard surface area is 5,000 square feet or more and the value of improvements exceeds 50% of the assessed value of existing improvements.

<sup>(7)</sup>Level 3 permit is calculated as the Base Fee plus the Cumulative Additional Fees described herein.

<sup>(8)</sup>ESU, Equivalent Service Unit - A configuration of development of hard surfaces (which include impervious surfaces, permeable pavements, and vegetated roofs) estimated to contribute an amount of runoff to the City's storm drainage system which is approximately equal to that created by the average single family residential parcel. Although gravel surfaces are considered a hard surface under ACC 13.48.010, existing gravel surfaces are not included in the calculation of the SDCs. One ESU is considered equal to 2,600 square feet of parcel coverage by hard surfaces. Per ACC 13.48.010.

When calculating the total SDC, a credit will be applied for the existing hard surface area except existing gravel surfaces (~~e.g., new total SDC minus calculated SDC for existing hard surface area using the definition of hard surface as given in ACC 13.48.010~~).

<b>9. Other Utility Fees: (Per Ordinance No. 5819, Ordinance No. 5944, Resolution No. 3797, Resolution No. 3953, Resolution No. 4424, Resolution No. 5114, Resolution No. 5134, Resolution No. 5255, <del>and</del> Resolution No. 5319, <del>and</del> Resolution No. 5388.)</b>	
Fireline Connection Permit	<del>\$140.00</del> 145.00
Hydrant <u>Installation</u> Permit and Inspection Fee	<del>\$245.00</del> 250.00
Hydrant <u>Meter Use</u> Monthly Rate ( <u>applies to Type A and B permits</u> ): <u>3-inch water meter monthly rate, plus</u> <u>Actual usage at Commercial water rate</u>	<del>\$48.04</del> Per Current Utility Rate Schedule
Fire Hydrant Meter Wrench Fee (Type A Permit) — <del>Refundable Deposit</del> <sup>(1)</sup>	<del>\$40.00</del> 45.00
Hydrant Meter with RPBA, Valve, and Wrench ( <u>Type B Permit</u> ) – Refundable Deposit <sup>(1)(2)</sup>	<del>\$2,045.00</del> 2,110.00
<u>Water Use Charge for Unreturned</u> Hydrant Meter <del>Water Use Charge</del> (if equipment not returned for final reading)	<del>\$700.00</del> 720.00
Water Meter Test Fee, 2" or less	<del>\$225.00</del> 230.00
Water Meter Test Fee, greater than 2"	At Actual Cost
Water Meter Removal Fee (3/4" to 1") – (service line remains)	<del>\$310.00</del> 320.00
Water Meter Removal Fee (1-1/2" to 2") – (service line remains)	<del>\$925.00</del> 640.00
Water Meter Removal Fee (3" and larger) – (service line remains)	At Actual Cost
Water Service Abandonment Permit (City abandons at main, removes meter and box)	<del>\$2,990.00</del> 3,080.00
Water Meter Relocation Permit by City	Same as Water Service Installation Permit Fee, see <del>98</del> .a.
Meter Damage/Tamper Repair Permit	\$500.00 plus Meter Cost, if applicable
Water Service Alteration/Repair Permit on Private Property (by Applicant)	<del>\$80.00</del> 85.00
Backflow Permit for Premises Isolation (internal or external)	<del>\$80.00</del> 85.00
<u>Hydraulic Modeling</u>	<u>At Actual Cost,</u> <u>\$3,000.00 Deposit</u>
<u>King County Right-of-Way Permit</u>	<u>At Actual Cost,</u> <u>\$1,000.00 Deposit</u>
<u>Hourly Rate</u> for Negotiation, Development, Administration, and Execution of <u>Special Agreements for Utility Service</u> (Franchise Agreements, Service Area Agreements)	<del>\$100.00</del>
Re-Locate Fee (if <45 days from initial locates)	<del>\$200.00</del> 210.00
Side Sewer Repair Permit on Private Property	<del>\$80.00</del> 85.00
Side Sewer Repair Permit in Right-of-Way <sup>(3)</sup>	<del>\$160.00</del> 165.00
Demolition Cap Permit (cap side sewer before building demolition)	<del>\$80.00</del> 85.00
Side Sewer Relocation/Replacement Permit	<del>\$130.00</del> 135.00
Oil/Water Separator Permit	<del>\$205.00</del> 210.00
Grease Interceptor Permit <sup>(3)</sup>	<del>\$205.00</del> 210.00
Storm Drainage Repair Permit – Existing Private System on Private Property	<del>\$80.00</del> 85.00
Storm Drainage Repair Permit – Existing System in Public Right-of-Way/Easement <sup>(3)</sup>	<del>\$160.00</del> 165.00
<u>Utilities</u> Payback Administration Fees: ( <del>per Ordinance No. 5954</del> ) Application Fee <sup>(4)</sup> : <u>Base Fee (BF)</u> <u>Per Benefited Parcel (BP)</u> <u>Application Fee Calculation = BF + (BP x Number of Benefited Parcels)</u>	<del>\$515.00</del> <del>\$1,030.00</del> <del>\$2,100.00</del> <del>\$515.00</del> 50.00

<del>Payment Processing Fee (per parcel)<sup>(5)</sup></del> <del>Area of Special Benefit Analysis</del> <del>Transaction/Collection Fee</del> <del>Recording Fee</del> <del>Outside Professional Services, including Area of Special Benefit Analysis</del>	<del>\$310.00</del> <del>100.00</del> <del>\$84.00</del> Time & Materials
Convenience shut off	\$25.00
Delinquent shut off	\$25.00
Late charge	1% per month of outstanding bill or \$15.00 minimum, whichever is greater
Unauthorized turn on/off	\$60.00
Delinquent meter pull	\$65.00
Unauthorized fire line or water hook up	\$100.00 a day fine from date of discovery
<del>Returned checks each</del>	<del>————— \$20.00</del>
Refusal of access per day	\$30.00
Closing final read	\$30.00
New account setup	\$25.00
Bill tenant	\$25.00
After-hours water turn on/off	\$30.00
Escrow estimates	\$25.00
<p>(1)<del>Non-refundable fee. Wrench is only for withdrawing water at City-designated hydrant fill stations. Applicant will be charged the Hydrant Use Monthly Rate and all monthly reported water use at Commercial water rates until applicant notifies City that applicant is no longer using water from City-designated hydrants. If the equipment is not returned or is returned in a damaged condition, the deposit amount shall be forfeited.</del></p> <p>(2)<del>Each year, the hydrant meter with RPBA, Valve, and Wrench must be returned to City for annual maintenance and testing no later than the date specified by the City at the time of application. The deposit amount will be forfeited if the equipment is not returned to the City by the deadline. If needed, the City will re-issue a hydrant meter to the applicant under the same permitDecember 1 for maintenance and final annual meter reading. In that instance, the applicant will be billed for any damages to the returned meter; the deposit will be applied to the re-issued hydrant meter. The deposit amount shall be forfeited if the equipment is not returned to the City by the deadline.Upon final return of the equipment to the City, the cost of repairing any damages will be deducted from the deposit.</del></p> <p>(3)<del>If repair or new construction requires work within City right-of-way, including a new connection to the City's system, a Construction Permit (EXC - see Section 11) is required in addition to the permit.</del></p> <p>(4)<del>Per Payback Agreement included in the application. Payback Agreement Application Fee includes recording and mailing costs.</del></p> <p>(5)<del>Per Payback amount received during the term of the Payback Agreement. Fee Amount to be deducted from the amount due to the developer when payback is collected for a parcel.</del></p>	



<b>10. Construction Permits:</b> (Per Ordinance No. 5817, Resolution No. 3953, Resolution No. 4272, Resolution No. 4424, <del>and Resolution No. 5319</del> , <del>and Resolution No. 5388</del> .)		
Basic Fee (BF) <u>Basic fee covers permit intake, admin, limited review and inspection time.</u>		\$1504.050
Hourly Daily Review, and Inspection Rate (DIRHIR): Normal Business DaysHours Non-Business DaysAfter Hours (includes weeknights, weekends, and holidays)) and will be charged at the after hours HIR x the duration of the work		\$40054.00 \$60083.00
For Excavation Type Work: Length of Excavation (feet) 31—100 feet of excavation length 101—250 feet of excavation length 251—500 feet of excavation length 501—750 feet of excavation length 751—1000 feet of excavation length		Additional Fee (AF) \$54.00 \$160.00 \$267.00 \$373.00 \$480.00
Fee Calculation:  Permit Fee = BF + (DIR x Estimated Days In Right of Way)*AF (for the appropriate length of excavation)  If the excavation exceeds 1,000 linear feet  Permit Fee = BF + \$480.00 + (HIR x (length of excavation — 1000/100))		
For Non-Excavation Type Work: This work includes any work in the public right of way that is not covered by any other permits and includes such things as overhead utility work, geotechnical borings, horizontal directional drilling and vault installation.  Permit Fee = BF + (HIR x Permit Duration in Days)		
*In Lieu of Fee: In lieu of the above standard rates, the city engineer or his/her designee may calculate the fee based upon current labor rates for administrative and inspection staff after developing an estimate of staff effort involved. For projects that are expected to involve significant review and inspection time, after hours work, or ly more than 1,000 feet of street excavation or when the review and inspection scope or duration requirements cannot be accurately estimated, the city engineer may establish a deposit account to manage permittee deposits in advance of permit issuance for reimbursing actual labor costs of administering the permit. Such deposit accounts will not be interest bearing and will be closed at the end of the permitted work when a final accounting of the permit administration cost shall be calculated and a final bill or credit issued to the permittee.		
<b>11. Memorial Sign Program:</b> (Per Ordinance No. 6137, Ordinance No. 6149, <del>and Resolution No. 5319</del> , <del>and Resolution No. 5388</del> )		
Memorial Sign		\$155160.00
<b>12. Special Permits:</b> (Per Ordinance No. 5817 and amended by Resolution No. 3953, Resolution No. 4272, Resolution No. 4424, <del>and Resolution No. 5319</del> , <del>and Resolution No. 5388</del> .)		
Permit Type	Base Fee	Additional Per Linear Foot
Sidewalk	\$57.506.00	\$1.159/foot for each foot over 25 linear feet
Residential Driveway	\$57.506.00	\$1.759/foot for each foot over 20 linear feet*
Commercial Driveway	\$113.5040.00	\$2.259/foot for each foot over 48 linear feet*
*Driveway widths are based on the width of the driveway apron in the right-of-way.		

**13. Street Payback Agreements:** (Per Ordinance No. 6319, Resolution No. 4624, ~~and~~ Resolution No. 5319, ~~and~~ Resolution No. 5388.)

<u>Street Payback Administration Fees:</u>	
<u>Application Fee<sup>(1)</sup>:</u>	
<u>Base Fee (BF)</u>	<u>\$2100.00</u>
<u>Per Benefited Parcel (BP)</u>	<u>\$50.00</u>
<u>Application Fee Calculation = BF + (BP x Number of Benefited Parcels)</u>	
<u>Payment Processing Fee (per parcel)<sup>(2)</sup></u>	<u>\$100.00</u>
<u>Outside Professional Services, including Area of Special Benefit Analysis</u>	<u>Time &amp; Materials</u>
<b>Application Fee</b>	<b>\$515.00</b>

<sup>(1)</sup> Payback Agreement Application Fee includes recording and mailing costs.

<sup>(2)</sup> Fee to be deducted from the amount due to the developer when payback is collected for a parcel.

<sup>(1)</sup> <del>Per Payback Agreement included in the application. Payback Agreement Application Fee includes recording and mailing costs.</del>	\$1,030.00
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<sup>(2)</sup> <del>Per Payback amount received during the term of the Payback Agreement. Amount to be deducted from the amount due to the developer.</del>	
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~~Processing Fee~~

<del>Assessment Reimbursement Area Analysis</del>	<del>\$1,030.00</del>
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<del>Transaction/Collection Fee</del>	<del>\$310.00</del>
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<del>Recording Fee</del>	<del>\$84.00</del>
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<del>Outside Professional Services (when needed)</del>	<del>Time and Materials</del>
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**14. Mitigation and Impact Fees for Exempt Wells:** (Per Resolution No. 5352 and ESSB 6091.)

Mitigation and Impact fees for properties that will be served by new exempt wells drilled on or after January 19, 2018.*	\$500.00
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\*\$350.00 of the \$500.00 fee shall be sent to the Washington State Department of Ecology for mitigation enhancements in the well's drainage basin, with the remaining \$150.00 to be retained by the City to cover its administrative costs.



**C. ANIMAL LICENSING FEES AND PENALTIES** *(Per Resolution No. 4868):*

1. Animal License Fees		
Type	Comments	Cost
Juvenile	8 weeks to 6 months of age	\$15.00
Altered	Proof of spay/neuter required	\$30.00
Unaltered		\$60.00
Senior	Proof that pet is altered and proof that owner is 62 years of age or older consistent with ACC 13.24 is required.	\$15.00
Disabled	Proof that pet is altered and proof of disability required	\$15.00
Service Animal	With a signed statement, on the City Form, indicating that the owner of the animal has a disability and that the animal is a service animal, no license fee shall be charged by the City.	\$0
Replacement Tag		\$5.00
2. Late Payment Penalty		
Days Past Expiration	Type	Additional Cost
45-90	Late Fee	\$15.00
91-135	Late Fee	\$20.00
136-364	Late Fee	\$30.00
365 or more	Late Fee	\$30.00 + prior year's license fee

**D. AUBURN MUNICIPAL AIRPORT FEES** (Per Ordinance No. 5707, amended by Ordinance No. 5715 and Ordinance No. 5819, and amended by Resolution No. 3784, Resolution 3797, Resolution No. 3841, Resolution No. 3953, Resolution No. 4117, Resolution No. 4270, Resolution No. 4414, Resolution 4734, Resolution No. 4880, Resolution No. 5016, Resolution No. 5114, Resolution No. 5181, Resolution No. 5213, Resolution No. 5255, ~~and~~ Resolution No. 5319, and Resolution No. 5388.)

#### 1. Lease Fees

Lease Type:

Open G-D	<del>\$210.00</del> <u>217.00</u>
Open C	<del>\$250.00</del> <u>258.00</u>
Closed J	<del>\$372.00</del> <u>389.00</u>
Closed H	<del>\$401.00</del> <u>414.00</u>
Closed Y & Z	<del>\$465.00</del> <u>480.00</u>
Closed Y1 & Z22	<del>\$599.00</del> <u>618.00</u>
Outside Tiedowns	<del>\$80.00</del> <u>83.00</u>
Storage Rows H-D	<del>\$135.00</del> <u>139.00</u>
Storage Units (185 sq. ft. – Buildings Y&Z)	<del>\$119.00</del> <u>123.00</u>
Storage Units (298 sq. ft.)	<del>\$144.00</del> <u>149.00</u>
Storage Units (380 sq. ft. – Buildings Y&Z)	<del>\$182.00</del> <u>188.00</u>

A security surcharge of \$10.00 per month is charged, in addition to the base monthly rental fees provided in this section, for each tie-down, each hangar door and each storage rental area, which security surcharge fees are to be used for the provision of increased security at the Auburn Municipal Airport (approved by Ordinance No. 5500 on January 16, 2001). For the purposes hereof, each tie-down consists of the structures/facilities necessary to accommodate one (1) regular sized light aircraft. Furthermore, the hangar doors to which the security surcharge applies includes all hangars located at the Auburn Municipal Airport, including those hangars built on land owned by the City but leased to private parties, and those hangars owned in a condominium type ownership.

The above lease and security surcharge amounts are subject to applicable leasehold taxes, which shall be paid by the tenant. The total charges, including the above lease rates plus lease hold tax and surcharge shall be reflected in monthly billing rates. Tenants shall be given notice as required by Ordinance or lease agreements. The Airport Lease rates shall be effective January 1, ~~2018~~2019.

**Payments.** Payments are due on the first of each month, past due as of the 5<sup>th</sup> and late as of the 15<sup>th</sup>. Payments not received by the 15<sup>th</sup> incur a \$25.00 late fee. Payments not received after 30 days from the due date incur an additional \$25.00 delinquency fee each month payment is delinquent.

**Automatic gate electronic cards.** One automatic gate electronic card will be issued to each City rental tenant free of charge. Any additional electronic cards requested by a tenant are subject to a \$25.00 fee. A \$15.00 fee refund applies to all serviceable returned cards. An additional \$25.00 replacement fee will be assessed against the tenant for all lost or damaged electronic cards. All electronic cards must be returned to the airport at the time of lease expiration.

Each lease shall include an initial payment of first and last months' rent plus a damage deposit in the amount of two times the monthly base rate. Each lease agreement shall also include terms that authorize the city to apply the damage deposit to outstanding charges on termination.

## 2. Daily Transient Parking (overnight)

Tie Down	\$5.00
Open "T"	\$25.00
Enclosed Hangar	\$35.00

## 3. Base Parking Fee – Designated Spaces

A base vehicle parking fee of ~~\$61.00~~\$63.00 per month per designated space is charged. There are ten designated spaces available on a first come basis for pilots to park or store a vehicle for an extended period of time. All airport rules and regulations apply. A Vehicle Storage Permit must be completed and appropriate fees paid. The storage of vehicles is for convenience for the users of the Auburn Airport and is month-to-month.

## 4. Additional Airport Fees

Gate Cards (each lease gets one card at no charge. Additional cards cost \$25.00. A \$15.00 refund applies to all serviceable returned cards.) Limit 2 Cards per space.	\$25.00
Annual Aeronautical Business License <del>(includes listing of your business on airport signs and airport webpage.)</del>	\$250.00
Hangar Waitlist Fee	\$50.00

## 5. Waiver of Fees for Governmental Entities or Governmental Affiliated Entities

The Mayor is authorized to waive a portion or all of any (otherwise) required fees for hangar space rental - if space is available - for governmental entities or government affiliated entities that provide community service(s) and public benefit(s) to residents, citizens and businesses of Auburn.

**E. POLICE DEPARTMENT FEES** *(Per Ordinance No. 5715 amended by Ordinance No. 6216, 5819, Resolution No. 3797, Resolution No. 3953, Resolution No. 4117, Resolution No. 4272, Resolution No. 4424, Ordinance 6216, Ordinance 6276, Resolution No. 4552, Resolution No. 5016, Resolution No. 5114, and Resolution No. 5255. False Alarm fees per Ordinance No. 6216 amended by Ordinance Nos. 6252 and 6345.)*

Type	Fees
Police Report/Collision Report (fee not charged where requested by victim or party involved)	\$13.25
Visa Letter	\$10.00
Fingerprinting Fees (fee not charged where taking of fingerprints is required by city)	as set by the FBI
Laminated Concealed Pistol License	\$3.50
Annual Alarm Registration Fees:	
Residential	\$24.00
Commercial	\$24.00
Residential Low Income Senior Citizen/Disabled Citizen	\$12.00
Late Registration Fee	\$25.00
Auburn Security Alarm License	\$10.00/each registered alarm user to a maximum of \$100.00 annually
Late License Fee	\$25.00
Reinstatement Fee	\$100.00 plus \$10.00/permitted user
False Alarm Service Fees	
Burglar False Alarm Service Fee*	\$100.00
Robbery, Panic and Burglary Crime in Progress False Alarm Fee*	\$200.00
Supplemental Fee for Non-permitted Alarm System, each alarm	\$200.00
Fee for false alarm caused by Monitoring Company or Alarm Installation Company employee	\$100.00
First Dispatch Report during time of suspension	
Each dispatch thereafter	\$25.00
Late Fee	\$25.00
Appeals	\$25.00

\*The alarm administrator will waive the first false alarm fee following the installation of an alarm system at a particular address.

**F. CITY CLERK FEES** *(Per Ordinance No. 5715, Ordinance No. 5819, Resolution No. 3797, Resolution No. 4244, Resolution No. 5016, Resolution No. 5114 and Resolution No. 5312.)*

Type	Fees
<b>Fees for public records – collection</b>	
Non-certified photocopies of public records, printed copies of electronic public records when requested by the person requesting records	\$0.15 per page plus postage
Certified copies of public records	\$5.00 per document plus copying fees
Scanned public records into an electronic format	\$0.10 per page
Electronic files or attachments uploaded to email, cloud-based storage service or other means of electronic delivery	\$0.05 per each 4 electronic files
Transmission of public records in an electronic format	\$0.10 per gigabyte
Digital Storage Media or Device; Container or Envelope Used to Mail Copies to Requestor, and Postage	Actual Cost
<b>Fees for Auburn City Code book and supplements</b>	
Copy of Auburn City Code book (with latest supplement)	\$100.00 per code book
Supplements to the Auburn City Code book	\$11.00 per copy

**G. CITY CEMETERY FEES** (Per Ordinance 5715, Resolution No. 3797, Resolution No. 3953, Resolution No. 4027, Resolution No. 4103, Resolution No. 4117, Resolution No. 4272 Resolution No. 4424, Resolution No. 4552, Resolution No. 4675, Resolution 4778, Resolution No. 4880, Resolution 5114, Resolution No. 5134, Resolution No. 5181, Resolution No. 5255, ~~and~~ Resolution No. 5319, and Resolution No. 5388.)

Type	Fees
Graves	
Section 9A and 9B	\$2,795.00
All other adult graves	\$2,395.00
Child's Place	\$300.00
Double Depth (includes 2 burial spaces / 2 liners)	<del>\$4,790.00</del> <u>\$4,890.00</u>
Section 9A and 9B (Quads and Upright monument plots)	<del>\$5,995.00</del> <u>\$6,995.00</u> each
Section 9B (Plaza Estates)	\$9,995.00 each
Ground Cremation Plots	
Centennial Um Garden (single)	\$995.00
Centennial Um Garden (double)	\$1,895.00
Section 9 Upright Section Um Plots (up to 4 urns)	\$3,195.00
Niches	
Mausoleum (top rows available only) – single	\$Sold Out
Centennial Columbarium II (1 or 2 urns) – Row 2	\$2,295.00
Centennial Columbarium II (1 or 2 urns) – Row 1	\$1,995.00
Chapel of Memories – Interior Niches*                      Range From	
12 x 12 Single	\$2,695.00 - \$3,995.00
12 x 18 Double	\$3,695.00 - \$6,495.00
12 x 24 Family (up to 3 urns)	\$6,995.00 - \$8,695.00
*The above niche prices include one bud vase per niche.	
Inurnment will be \$695.00 per occasion. See guidelines for additional pertinent information. A single inscription on the glass front is \$240 plus tax. Urn's to be purchased separately.	
Chapel of Memories – Exterior Niches*	
Rows 4, 5, & 6	\$2,695.00
Rows 2 & 3	\$2,295.00
Rows 1, 7, & 8	\$1,995.00
*If the niche (external) is to be used as a double niche, the inurnment, inscription and tax will be due when a second urn is placed. (Row 1 is the bottom row)	
OVERTIME WILL BE CHARGED AT \$175.00 PER HOUR AFTER 4:30 P.M., MONDAY THROUGH FRIDAY. THE SATURDAY SERVICE CHARGE IS \$795.00 FOR FULL INTERMENT AND \$425.00 FOR CREMATION SERVICES.	
Extended Land Use	<del>\$495.00</del> <u>\$595.00</u>
Memorial Plaque - \$175 additional for inscription + tax	\$295.00
Services	
"Chapel of Memories" rental for services	\$350.00
Opening and Closing – Ground Burials	
Liner/Vault	\$1,495.00
Children's Place	\$490.00
Opening and Closing – Cremation	
ForestWalk	
Cremation Plot	\$795.00
Niche	\$695.00
Opening and Closing – Entombment	\$1,295.00

### Marker Services

Flat Grass:	<del>\$265.00</del> <u>\$300.00</u> + tax
Inscription	\$295.00 + tax
Setting Fee	\$150.00 + tax
Resetting Fee	\$175.00
New Inspection Fee for outside sales	
Upright	\$475.00 + tax
Setting Fee	<del>\$390.00</del> <u>\$425.00</u> + tax
Inscription	\$325.00
Resetting Fee	\$45.00 + tax
Vase Setting Fee	\$100.00
Recording Fee	\$175.00
Overtime Charge – per hour	
Saturday Service Fee	<del>\$795.00</del> <u>\$850.00</u>
Full Interment	\$450.00
Cremation	

### Materials

#### Flower Vases: (prices include vase setting fee)

Standard	<del>\$150.00</del> <u>\$200.00</u>
Deluxe Cast Zinc (gray or bronze zinc)	<del>\$250.00</del> <u>\$275.00</u>
Deluxe Wall (brass)	\$250.00
Liners: Concrete Liner	\$795.00 + tax
Mountain View Vault	\$1,695.00 + tax
Vault Installation	\$595.00 + tax
Double Depth	\$995.00 + tax
Urn Encasement	<del>\$300.00</del> <u>\$350.00</u> + tax

#### Forestwalk Informal Cremation Garden

Phase I: Single 3' Single Ground Plot	\$1,495.00
Phase I: Double 4' Plots	\$2,295.00
Phase II: Double 4' Double Ground Plot	\$2,295.00- \$3,995.00

#### Wishing Well Scattering

Granite Memorials Start At	\$295.00
	<del>\$395.00</del> <u>\$595.00</u> + tax



**H. PARKS, ARTS AND RECREATION** (Per Resolution No. 3797 and amended by Resolution No. 3953, Resolution No. 4117, Resolution No. 4272, Resolution No. 4424, Ordinance No. 6276, Resolution No. 4552, Resolution No. 4880, Resolution No. 5016, Resolution No. 5181, Resolution No. 5228, Resolution No. 5255, ~~and~~ Resolution No. 5319, and Resolution No. 5388.)

<b>LES GOVE MULTI-PURPOSE BUILDING</b>	<b>Resident</b>	<b>Non-Resident</b>		
Monday – Sunday	\$60.00/ Per 3 hr block	\$75.00/ Per 3 hr block		
<b>LES GOVE GYMNASIUM</b>	<b>Resident</b>	<b>Non-Resident</b>	<b>Auburn Non-Profit</b>	<b>Other Non-Profit</b>
Gymnasium (athletics practice, birthday parties, etc.)	\$45.00/hour	\$55.00/hour	\$35.00/hour	\$45.00/hour
Gymnasium (tournaments, trade shows, fairs, etc.)	\$75.00/hour	\$90.00/hour	\$60.00/hour	\$75.00/hour
Damage Deposit	\$300.00	\$300.00	\$300	\$300
Optional Cleaning Fee	\$275.00	\$275.00	\$275	\$275
<b>SENIOR ACTIVITY CENTER</b>	<b>Resident</b>	<b>Non-Resident</b>	<b>Auburn Non-Profit</b>	<b>Other Non-Profit</b>
Millennium Room (includes basic kitchen use) Available Friday evenings, Saturday and Sunday.	\$80.00/hour	\$100.00/hour	\$60.00/hour	\$80.00/hour
Full Facility Rental Package Friday night & Saturday: 4 hours Friday and up to 12 hours of use on Saturday	\$1,200.00	\$1,500.00	\$900.00	\$1,200.00
Full Facility Rental Package Full Day Saturday or Full Day Sunday: up to 12 hours of use on either day	\$1,000.00	\$1,300.00	\$750.00	\$1,000.00
1/3 Millennium Room	\$45.00/hour	\$55.00/hour	\$35.00/hour	\$45.00/hour
Lions Room	\$35.00/hour	\$45.00/hour	\$25.00/hour	\$35.00/hour

Monday – Friday				
*Additional Cleanup time available 11:00 p.m. – midnight	\$80.00	\$100.00	\$60.00	\$80.00
Damage & Cleaning Deposit (for Full Facility and Millennium room rentals) without alcohol	\$300.00	\$300.00	\$300.00	\$300.00
Damage & Cleaning Deposit (for Full Facility and Millennium room rentals) with alcohol (\$1,000,000.00 excess liability insurance required)	\$500.00	\$500.00	\$500.00	\$500.00
Optional cleaning fee (fee required with use of alcohol in facility)	\$275.00	\$275.00	\$275.00	\$275.00
Kitchen with room rental.	\$20.00 (1-4 hours) \$80.00 (5-12 hours)	\$20.00 (1-4 hours) \$80.00 (5-12 hours)	\$20.00 (1-4 hours) \$80.00 (5-12 hours)	\$20.00 (1-4 hours) \$80.00 (5-12 hours)
Kitchen – Private and Commercial Use	\$20.00/hour	\$25.00/hour	\$20.00/hour	\$25.00/hour
<b>AUBURN COMMUNITY &amp; EVENT CENTER</b>	<b>Resident</b>	<b>Non-Resident</b>	<b><u>Auburn Non-Profit</u></b>	<b><u>Other Non-Profit</u></b>
Full Community Room	\$120.00/hour	\$150.00/hour	\$90.00/hour	\$120.00/hour
2/3 Rooms of Full Community Room	\$90.00/hour	\$120.00/hour	\$70.00/hour	\$90.00/hour
1/3 Room of Full Community Room	\$60.00/hour	\$80.00/hour	\$45.00/hour	\$60.00/hour
Full Community Room (up to 12 hours)	\$1,200.00	\$1,500.00	\$900.00	\$1,200.00
Classroom	\$20.00/hour	\$25.00/hour	\$15.00/hour	\$20.00/hour
Kitchen with room rental.	\$20.00 (1-4 hours) \$80.00 (5-12 hours)	\$20.00 (1-4 hours) \$80.00 (5-12 hours)	\$20.00 (1-4 hours) \$80.00 (5-12 hours)	\$20.00 (1-4 hours) \$80.00 (5-12 hours)
Kitchen – Private and Commercial Use	\$20.00/hour	\$25/hour	\$20.00/hour	\$25.00/hour
Damage & Cleaning Deposit for Full Facility without alcohol	\$300.00	\$300.00	\$300.00	\$300.00
Damage & Cleaning Deposit for Full Facility with alcohol (\$1,000,000.00 excess liability insurance required)	\$500.00	\$500.00	\$500.00	\$500.00
Optional cleaning fee (fee required with use of alcohol in facility)	\$275.00	\$275.00	\$275.00	\$275.00
<b>THE REC</b>				
Full Facility (Includes Rec Room & Lobby)	\$90.00/hour	\$120.00/ hour	\$70.00/ hour	\$90.00/ hour
Rec Room	\$60.00/hour	\$75.00/hour	\$45.00/hour	\$60.00/hour

WILLIAM C. WARREN BUILDING	Resident	Non-Resident		
	\$40.00/hour	\$50.00/hour		
BACKYARD IDEA GARDEN	\$60.00/Half Day	\$75.00/Half Day		
	\$100.00/Full Day	\$125.00/Full Day		
GRASS FIELDS	Resident	Non-Resident		
Youth	\$7.00/hour	\$10.00/hour		
Adult	\$15.00/hour	\$20.00/hour		
Field Lights	\$20.00/hour	\$20.00/hour		
Field Maintenance	\$30.00 per field	\$30.00 per field		
BASEBALL/SOFTBALL/ FASTPITCH TOURNAMENTS	1 Day	2 Day		
Youth	\$700.00	\$1,000.00		
Adult	\$900.00	\$1,300.00		
Field Lights	\$20.00/hour	\$20.00/hour		
SYNTHETIC TURF FIELDS	Resident	Non-Resident		
Youth	\$30.00/hour	\$40.00/hour		
Adult	\$40.00/hour	\$50.00/hour		
Field Lights	\$20.00/hour	\$20.00/hour		
GAME FARM WILDERNESS PARK CAMPGROUNDS	Resident	Non-Resident		
	\$ <del>25</del> 35.00/night	\$ <del>25</del> 35.00/night		
GAME FARM WILDERNESS PARK DAY CAMP	Resident/ Non-Resident	Non-Profit		
	\$75.00/day	\$50.00/day		
PICNIC SHELTERS	Resident	Non-Resident		
GAME FARM PARK	Half Day*	Full Day*	Half Day*	Full Day*
Single quadrant (max: 25)				
Monday – Friday	\$30.00	\$50.00	\$40.00	\$65.00
Saturday - Sunday	N/A	N/A	N/A	N/A
Full day				
Mon-Sun (Full Shelter) 1-99	\$120.00	\$200.00	\$150.00	\$250.00
Mon-Sun (Full Shelter) 100-199	\$180.00	\$300.00	\$225.00	\$375.00
Mon-Sun (Full Shelter) 200+ (must also rent amphitheater)	N/A	\$375.00	N/A	\$475.00
Amphitheater	\$75.00	\$125.00	\$100.00	\$175.00
ISAAC EVANS PARK	\$60.00	\$100.00	\$75.00	\$125.00
LEA HILL PARK	\$60.00	\$100.00	\$75.00	\$125.00
ROEGNER PARK	\$60.00	\$100.00	\$75.00	\$125.00
GAME FARM WILDERNESS PARK	\$60.00	\$100.00	\$75.00	\$125.00
LES GOVE PARK	\$60.00	\$100.00	\$75.00	\$125.00

<b>SUNSET PARK</b>				
<b>Mon-Sun Single Quadrant (max: 25)</b>	\$30.00	\$50.00	\$40.00	\$65.00
<b>Mon-Sun (Full Shelter) 1-99</b>	\$120.00	\$200.00	\$150.00	\$250.00
<b>Mon-Sun (Full Shelter) 100-199</b>	\$180.00	\$300.00	\$225.00	\$375.00
<b>Mon-Sun (Full Shelter) 200+</b>	NA	\$375.00	NA	\$475.00
<b>PLAZA PARK *</b>	<b>Resident Group</b>		<b>Non-Resident Group</b>	
Hourly rate	\$60.00		\$75.00	
Full day rate	\$360.00		\$450.00	
* Additional hourly fees may be applied based on event/staffing needs				
<b>AUBURN AVE THEATER</b>	<b>Resident</b>		<b>Non-Resident</b>	
Weekdays Mon-Thur	\$170.00		\$215.00	
Weekend Days (Fri., Sat., and Sun.)	\$270.00		\$340.00	
Rate Schedule considers one day to be an 8 hour block of time.				
Damage deposit. The terms and conditions for full or partial refund of deposit apply to approval of Check-Out List, including theater, equipment plot restoration.	\$300.00		\$300.00	
<b>Hourly commercial rate for meetings</b> 2 hour min. for “4-wal” only of lobby, auditorium, and stage	\$35.00/hour		\$45.00/hour	
Equipment not included: Use of any theatrical equipment additional charge	\$35.00/hour		\$45.00/hour	
\$1,000,000 excess liability insurance required	Upon request		Upon request	
Custodial Fee	\$130.00		\$130.00	
Sound & Light Technician	\$30.00/hour		\$30.00/hour	
Stage Hand	\$15.00/hour		\$15.00/hour	
<u>Theater House Manager</u>	<u>\$25.00/hour</u>		<u>\$25.00/hour</u>	
<b>Rental Rate Schedule for Commercial Filming</b>	<b>Resident</b>		<b>Non-Resident</b>	
Permit Fee	\$50.00			
Still Photography/Training and Industrial Films, etc	\$50.00 per 1/2 day		\$100.00 per day	
Broadcast, Film, TV, Commercial, etc.	\$75.00 per 1/2 day		\$150.00 per day	
Electricity/Water Access, Park Maintenance Staff, Vehicle Access	Hourly staff cost			
Damage Deposit	\$100.00			
<b>Impact Fees:</b>				
Park Impact Fees	\$3,500.00 per residential dwelling unit			

**I. MULTIMEDIA DUPLICATION** *(Per Resolution No. 3953 and Resolution No. 4552.)*

<b>Product</b>	<b>Cost</b>
DVD Copy	\$10.00 per disk
CD Copy	\$5.00 per disk

**J. INFORMATION SERVICES AND GIS<sup>11</sup>** (Per Resolution No. 4272, Ordinance 6276, Resolution No. 4552, and Resolution No. 4593 .) Much of the City's geographic data is available for sale per the prices below plus Washington State sales tax. A signed public records request form is required. Most public records requests can be completed within seven to ten business days and will be delivered in ESRI Shapefile format without Metadata.

Product	Cost
Maps	
Existing Map	\$5.00 + tax
Custom Maps (any non-existing map)	\$50.00 per hour <sup>12</sup> + tax
Data	
Digital Data Requests	\$50.00 per hour <sup>13</sup> + tax
Miscellaneous	
CD-Rom	\$5.00 + tax
All other requests for data or information not specifically listed	\$50.00 per hour + tax

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<sup>11</sup> Hourly charge to complete any of the below (one hour minimum charge).

<sup>12</sup> Hourly charge includes the cost of processing and providing custom map requests.

<sup>13</sup> Hourly charge includes the cost of processing and providing digital data requests.

K. ECONOMIC DEVELOPMENT FEES (per Resolution No. 5388)

**COMMERCIAL PARKING LOT FEES**

<b><u>LOT</u></b>	<b><u>NON-PROFIT ORGANIZATION</u></b> <u>(must submit IRS status with application)</u>	<b><u>OTHER ORGANIZATION</u></b>
<i><u>*\$250 minimum flat fee + additional per space / daily fee</u></i>		
<u>Lot 1 – Kiss &amp; Ride</u> <u>(21 stalls)</u>	<u>\$0 / per space / per day</u>	<u>\$2.50 / per space / per day</u>
<u>Lot 2 – 11 A St NW</u> <u>(47 stalls)</u>	<u>\$0 / per space / per day</u>	<u>\$2.50 / per space / per day</u>
<u>Lot 3 – Mel's Lot</u> <u>(120 stalls)</u>	<u>\$0 / per space / per day</u>	<u>\$2.50 / per space / per day</u>
<u>Lot 4 – B St</u> <u>(60 stalls)</u>	<u>\$0 / per space / per day</u>	<u>\$1.50 / per space / per day</u>
<u>Lot 5 – Safeway</u> <u>(122 stalls)</u>	<u>\$0 / per space / per day</u>	<u>\$1.50 / per space / per day</u>
<u>Lot 6 – D St</u> <u>(20 stalls)</u>	<u>\$0 / per space / per day</u>	<u>\$1.00 / per space / per day</u>



**KL. RETURNED CHECK FEE**

Any instance where a check is tendered for payment and non-sufficient funds exist to settle the transaction, a \$35.00 fee shall apply.

**M. WAIVER OF FEES** (*Per Resolution No. 5181*).

1. The Mayor is authorized to waive any fees for permits, licenses, publications and actions as authorized by Sections 2.03.030, 5.10.030 and 12.60.020 of the City Code.

2. The Mayor is also authorized to reduce, and is vested with to discretion to reduce in compelling cases, by up to 50% any fees for permits, publications and actions where the applicant – the party responsible for payment of such fees – is an organization exempt from taxation under 26 US 501(c)(3), and where the permit(s), publication(s) and/or action(s) relate directly to the provision of charitable services to residents of the City of Auburn. Charitable services are defined as events or services provided to the residents of Auburn free of charge and where the City is a sponsor of the specific event or service. For the purposes hereof, “compelling cases” mean instances where there is an extraordinary need (greatly beyond current and ordinary need) for the charitable services that would be able to be provided. The intent of this authorization is to empower the Mayor with sole discretion to waive some fees in unique situations where there is a greatly increased need for new charitable services to be provided, and where the reduction of fees to the City will not detrimentally impact the City’s ability to provide municipal services. This waiver does not include Impact Fees, System Development Charges, any fees related to Franchise or Public Way Agreements, Right-of-way Vacations, Right-of-Way Use Permits, Facility Extensions, Police Department Fees, Animal Licensing Fees and Penalties, Banner Permit Fees, or Cemetery or Parks fees.

## RESOLUTION NO. 5388

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF AUBURN, WASHINGTON, AMENDING THE CITY OF AUBURN FEE SCHEDULE TO ADJUST FOR ~~2018-2019~~ FEES

WHEREAS, ~~in connection with the municipal functions and operations of the City of Auburn, the City provides various services, a number of which entail fees; and~~

~~WHEREAS, the City Council provided for the~~ has ~~adopted~~ ion of a Fee Schedule ~~with the passage of Ordinance 5707, which was most recently updated in Resolution XXXX; and~~

WHEREAS, after reviewing the cost to provide City services, Staff recommends it is appropriate to review and amending ing the fees and charges ~~for City applications and activities for which fees are charged to adjust for changes~~ to be effective January 2019.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF AUBURN, HEREBY RESOLVES as follows:

Section 1. The City of Auburn Fee Schedule is ~~hereby~~ amended as set forth in the attached "Exhibit A."

Section 2. The Mayor is authorized to implement those administrative procedures necessary to carry out the directives of this legislation.

Section 3. This Resolution ~~shall~~ will take effect and be in full force on passage and signatures ~~hereon. The new fees will be effective, and~~ on January 1, 2019.

Dated and Signed this \_\_\_\_\_ day of \_\_\_\_\_, 2018.

CITY OF AUBURN

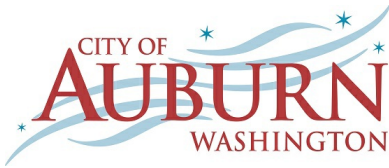
\_\_\_\_\_  
NANCY BACKUS, MAYOR

ATTEST:

\_\_\_\_\_  
Shawn Campbell, MMC, City Clerk

APPROVED AS TO FORM:

\_\_\_\_\_  
Steven L. Gross, City Attorney



## AGENDA BILL APPROVAL FORM

**Agenda Subject:**

Ordinance No. 6702 (Coleman) (10 Minutes)

**Date:**

November 6, 2018

**Department:**

Finance

**Attachments:**

[Memo](#)

[Ordinance No. 6702](#)

**Budget Impact:****Administrative Recommendation:**

City Council to introduce and adopt Ordinance No. 6702, establishing the Property Tax levy for calendar year 2019.

**Background Summary:**

Proposed Ordinance No. 6702 establishes the 2019 Property Tax Levy based upon preliminary information from King County. It represents an increase over the 2018 levy of \$214,405 plus the increase due to new construction and refund levy. King County will not finalize the City's assessed valuation (AV), new construction, and refund levies until December. Therefore the levy is based upon preliminary information as it is scheduled for Council adoption on November 19, 2018. The following table summarizes the 2019 Property Tax levy:

Table 1. 2019 Property Tax Levy Calculations	
2018 property tax levy	\$ 21,440,472
1.000% increase	214,405
Estimated new construction	261,722
Estimated refund levy	32,000
Total Estimated property tax levy	\$ 21,948,599

As of this date the County has preliminarily established the 2019 assessed valuation (including estimated new construction) for the City of Auburn at \$11.330 billion which is a 7.3% increase over the 2018 level of \$10.559 billion. The total 2019 Property Tax Levy will be distributed to the General Fund to support general governmental operations.

**Reviewed by Council Committees:****Councilmember:****Staff:**

Coleman

**Meeting Date:** November 13, 2018

Item Number:





## Interoffice Memorandum

**To:** City Council  
**From:** Shelley Coleman, Finance Director  
**CC:** Nancy Backus, Mayor  
**Date:** November 7, 2018  
**Re:** 2019 Property Tax Ordinance No. 6702

Attached is proposed Ordinance No. 6702, establishing the 2019 Property Tax Levy. The 2019 Property Tax Levy is based upon preliminary information from King County as of November 5, 2018, and represents an increase over the 2018 levy of \$214,405, not including new construction and the refund levy.

The estimated increase on new construction is \$261,722 and the refund levy is \$32,000. King County will not finalize the City's assessed valuation (AV) and new construction until December therefore the levy will be based upon preliminary information as it is scheduled for Council adoption on November 19, 2018. The following table summarizes the 2019 Property Tax levy:

**Table 1. 2019 Property Tax Levy Calculations**

2018 property tax levy	\$ 21,440,472
1.000% increase	214,405
Estimated new construction	261,722
Estimated refund levy	32,000
Estimated Property Tax Levy	\$ 21,948,599

As of this date the County has preliminarily established the 2019 assessed valuation (including estimated new construction) for the City of Auburn at \$11,329,761,815 which is a 7.3% increase over the 2018 level of \$10,559,150,907.

The total 2019 Property Tax Levy will be distributed to the General Fund to support general governmental operations.

**Attachments:**

- ❖ 1. Ordinance No. 6702



**ORDINANCE NO. 6 7 0 2**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF AUBURN, WASHINGTON, ESTABLISHING THE LEVY FOR REGULAR PROPERTY TAXES BY THE CITY OF AUBURN FOR COLLECTION IN 2018 FOR GENERAL CITY OPERATIONAL PURPOSES IN THE AMOUNT OF \$21,948,599.00

WHEREAS, the City Council of the City of Auburn has met and considered its budget for the calendar year 2019; and

WHEREAS, pursuant to RCW 84.55.120 the City Council held public hearings on November 26, 2018 and December 3, 2018, after proper notice was given, to consider the City of Auburn's 2019 budget and the regular property tax levy to support it; and

WHEREAS, the City Council of the City of Auburn, after public hearing, and after duly considering all relevant evidence and testimony presented, has determined that the City of Auburn requires property tax revenue and any increase of new construction and improvements to property, any increase in the value of state-assessed property, annexations, and any refund levies in order to discharge the expected expenses and obligations of the City and in its best interest; and

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

**Section 1.** Regular property taxes for collection in the City of Auburn for the year 2019 are authorized in the amount of \$21,948,599.00. Not including

the addition of new construction and improvements to property, any increases related to the value of state assessed property, and any refund levies available, the regular property tax levy for 2019 collection represents an increase from regular property taxes levied for collection in 2017 of \$214,405 which is a 1.0% increase in revenue from the previous year.

**Section 2. Implementation.** The Mayor is hereby authorized to implement those administrative procedures necessary to carry out the directions of this legislation.

**Section 3. Severability.** The provisions of this ordinance are declared to be separate and severable. The invalidity of any clause, sentence, paragraph, subdivision, section or portion of this ordinance, or the invalidity of the application of it to any person or circumstance will not affect the validity of the remainder of this ordinance, or the validity of its application to other persons or circumstances.

**Section 4. Effective date.** This Ordinance will take effect and be in force five days from and after its passage, approval and publication as provided by law.

INTRODUCED: \_\_\_\_\_  
PASSED: \_\_\_\_\_  
APPROVED: \_\_\_\_\_

\_\_\_\_\_  
NANCY BACKUS  
MAYOR

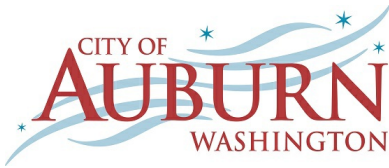
ATTEST:

\_\_\_\_\_  
Shawn Campbell, MMC, City Clerk

APPROVED AS TO FORM:

\_\_\_\_\_  
Steven L. Gross, City Attorney

Published: \_\_\_\_\_



## AGENDA BILL APPROVAL FORM

**Agenda Subject:**

Ordinance No. 6704 (Gaub) (10 Minutes)

**Department:**

Public Works

**Attachments:**

[Draft Ordinance No. 6704](#)

[Exhibits](#)

**Date:**

November 5, 2018

**Budget Impact:**

Current Budget: \$0

Proposed Revision: \$0

Revised Budget: \$0

**Administrative Recommendation:**

For discussion only.

**Background Summary:**

Auburn City Code (ACC) 13.20, Sewers, contains the regulations for the public sewer utility and the private side sewers that serve private property. The regulations need to be modified to distinguish when and where the maintenance and repair responsibility belongs to the City, and when and where they belong to the property owner.

Staff recommends the attached changes to ACC 13.20 in order to:

- 1) Clarify that the City is responsible for maintenance and repair of the portion of the private side sewers in the public right-of-way, and the property owner is responsible for maintenance and repair of the portion of the private side sewer on private property,
- 2) Clarify who is responsible when tree roots cause a problem in a sewer line,
- 3) Require a Construction Permit for a property owner's contractor to install a new side sewer when the work is in the right-of-way,
- 4) Revise the requirement that abandoning a septic system always requires connection to the public sewer system, and
- 5) Clarify various definitions.

**Reviewed by Council Committees:****Councilmember:**

**Meeting Date:** November 13, 2018

**Staff:**

Gaub

Item Number:



**ORDINANCE NO. 6 7 0 4**

CITY OF AUBURN, WASHINGTON, AMENDING  
SECTIONS 13.20.010, 13.20.040, 13.20.080,  
13.20.090, 13.20.095, 13.20.120, 13.20.182,  
13.20.200 AND 13.20.230 OF THE AUBURN CITY  
CODE RELATING TO MAINTENANCE AND REPAIR  
RESPONSIBILITIES FOR PUBLIC AND PRIVATE  
PORTIONS OF THE SEWAGE COLLECTION  
SYSTEM; AND REMOVING INAPPLICABLE CODE  
REQUIREMENTS

WHEREAS, the City Council wishes to clearly define the responsibilities of both the City and property owners regarding the installation, maintenance, repair, and replacement of sewers serving those properties; and

WHEREAS, the City Council finds that it is in the City's best interest to assume responsibility for repairing damaged side sewers located within the public right-of-way; and

WHEREAS, the City Council finds property owners should assume responsibility for maintenance, operation, and if necessary, repair of damaged private side sewers located on the property served by the side sewer or within public or private easements on other properties; and

WHEREAS, the City Council wishes to clarify the definitions relating to public and private sewers to more clearly differentiate between public sewers, private side sewers connecting to the public sewer system, and private sewage disposal systems; and

WHEREAS, the City Council understands that there may be occasions where a private sewage disposal system is removed from service and the

property should not be obligated to connect to the public sewer within 30 days;  
and

WHEREAS, the City Council wishes to clarify the responsibility of property owners when trees or shrubs on their property or discharges from their property cause an obstruction within public or private sewers; and

WHEREAS, the City Council wishes to clarify that private construction or repair of sewer lines within city right-of-way is subject to city right-of-way permit requirements: and

WHEREAS, the City Council wishes to correct the definitions of Polar and Nonpolar FOG.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF AUBURN, WASHINGTON, DO ORDAIN as follows:

**Section 1. Amendment to City Code.** That section 13.20.010 of the Auburn City Code is amended to read as shown in Exhibit A.

**Section 2. Amendment to City Code.** That section 13.20.040 of the Auburn City Code is amended to read as shown in Exhibit B.

**Section 3. Amendment to City Code.** That section 13.20.080 of the Auburn City Code is amended to read as shown in Exhibit C.

**Section 4. Amendment to City Code.** That section 13.20.090 of the Auburn City Code is amended to read as shown in Exhibit D.

**Section 5. Amendment to City Code.** That section 13.20.095 of the Auburn City Code is amended to read as shown in Exhibit E.



**Section 6. Amendment to City Code.** That section 13.20.120 of the Auburn City Code is amended to read as shown in Exhibit F.

**Section 7. Amendment to City Code.** That section 13.20.182 of the Auburn City Code is amended to read as shown in Exhibit G.

**Section 8. Amendment to City Code.** That section 13.20.200 of the Auburn City Code is amended to read as shown in Exhibit H.

**Section 9. Amendment to City Code.** That section 13.20.230 of the Auburn City Code is amended to read as shown in Exhibit I.

**Section 10. Implementation.** The Mayor is authorized to implement those administrative procedures necessary to carry out the directions of this legislation.

**Section 11. Severability.** The provisions of this ordinance are declared to be separate and severable. The invalidity of any clause, sentence, paragraph, subdivision, section, or portion of this ordinance, or the invalidity of the ordinance to any person or circumstance, shall not affect the validity of the remainder of this ordinance, or the validity of its application to other persons or circumstances.

**Section 4. Effective date.** This Ordinance will take effect and be in force five days from and after its passage, approval, and publication as provided by law.

INTRODUCED: \_\_\_\_\_

PASSED: \_\_\_\_\_

APPROVED: \_\_\_\_\_

\_\_\_\_\_  
NANCY BACKUS, MAYOR

ATTEST:

\_\_\_\_\_  
Shawn Campbell, MMC, City Clerk

APPROVED AS TO FORM:

\_\_\_\_\_  
Steven L. Gross, City Attorney

Published: \_\_\_\_\_

## EXHIBIT A

### 13.20.010 Definitions.

Unless the context specifically indicates otherwise, the meaning of the terms used in this chapter shall be as follows:

A. "Assessment" means a financial burden placed upon a property for benefits received, directly or indirectly. An assessment is typically applied to property through a local improvement district and is collected by the city finance department; however, it can be established for collection upon use of the defined benefit.

B. "BOD" (denoting biochemical oxygen demand) means the quantity of oxygen utilized in the biochemical oxidation of organic matter under standard laboratory procedure in five days at 20 degrees centigrade expressed in parts per million by weight.

C. "Building sewer" means that part of the lowest horizontal piping of the building sewer system which receives the discharge from wastewater pipes inside the building footprint and conveys it to the side sewer at-up to five feet outside of the building footprint. Building sewers are private sewers and are not part of the public system.

D. "Charge in lieu of assessment" means a charge made by the city on property which has not previously participated in the cost of a public sewer line directly serving the property.

E. "City of Auburn design and construction standards" means the requirements adopted under Chapter 12.04 ACC for storm drainage, sanitary sewer, street, and water design and construction.

F. "Commercial" means, for the purposes of this chapter, multiple dwelling units (as defined hereinafter) or businesses engaged in the manufacturing and/or sale of a commodity or commodities, or rendering of a service such as, but not limited to, hotels, motels, hospitals, industrial complexes, schools and colleges, convalescent homes, nursing homes, and retirement homes.

G. "Deduct meter" means an approved city water meter that is located upon a private water service serving a non-single-family residential development for the purpose of monitoring water consumption that does not enter into the sanitary sewer system. A deduct meter is not an irrigation meter, and shall not be used as such.

H. "Dwelling unit" means one or more rooms designed for or occupied by one family for living or sleeping purposes and containing kitchen facilities for use solely by one family.

I. "F.O.G. (FOG)" means fats, oils, and grease.

J. "FOG control plan" means a document, signed by the business owner, outlining FOG issues within the facility and how they are to be addressed.

K. "Grease trap" means an indoor hydromechanical grease interceptor, typically with a holding capacity of 55 gallons or less, designed for the purpose of removing and preventing fats, oils, and grease from entering the sanitary sewer system. Such traps are typically compact under-the-sink units that are near food preparation areas.

L. "Grease interceptor" means an outdoor gravity grease interceptor, typically with a holding capacity of 500 gallons or more, designed for the purpose of removing and preventing fats, oils, and grease from entering the sanitary sewer collection system. These devices are often below-ground units in outside areas and are built as two- or three-chamber baffled tanks.

M. "Irrigation meter" means an approved city water meter connected to a public water service to determine the amount of water being used for landscape watering.

N. "LID" or "local improvement district" means a method of assisting benefiting properties in financing needed capital improvements through formation of special assessment districts.

O. "Multiple dwelling units" means, for this chapter, two or more residential units connected to a single water service.

P. "Natural outlet" means any outlet (conveyance) into a watercourse, pond, ditch, lake, or other body of surface or groundwater.

Q. "Nonpolar FOG" means FOG of mineral origin.~~of animal or vegetable origin.~~

R. "Oil/water separator" means a pretreatment device, either coalescing plate or API separator, that prevents oil from being discharged into the sewer system.

S. "pH" means the measurement of acidity or alkalinity of sewage and is measured as the logarithm of the reciprocal of the weight of hydrogen-ion concentration in gram atoms per liter of solution.

T. "Polar FOG" means FOG of animal or vegetable origin.~~mineral origin.~~

U. "Premises" means property, including improvements, utilized under one ownership and/or under a single entity control with respect to the use of sewer services and the responsibility for payment thereof.

V. "Private sewage disposal system" means an integrated arrangement of components for premises not connected to the public sewer which conveys, stores, treats, or provides subsurface soil treatment and disposal of residential sewage on the property where it originates; including piping, treatment devices, other accessories, and the soil underlying the disposal component of the initial and reserve areas.

W "Private sewer" means a sewage conveyance facilitiesy which is are owned, operated, maintained and controlled by the property owner served by that system.

X "Private side sewer" means the extension from the building sewer to the connector (tee or wye) on the public sewer mainline.

~~WY.~~ “Public sewer” means any sewage conveyance facility which is owned, operated, maintained and controlled by a public authority.

~~Z.~~ “Public sewer mainline” means that portion of the public sewage conveyance system which includes manholes and pipe between manholes, which is owned, operated, and controlled by a public authority.

~~XAA.~~ “Residential customer equivalent (RCE)” means the term used by King County’s department of natural resources, wastewater treatment division, to define the capacity that is required by new development within the sanitary sewer system. Single-family homes are established as one RCE. RCEs for non-single-family homes and multifamily dwellings shall be calculated using King County guidelines. Multifamily residential units with individual water meters shall be classified as one RCE per family unit.

~~YAB.~~ “Sanitary sewer” means a wastewater conveyance facility to which storm, surface, and groundwater are excluded.

~~ZAC.~~ “Septage” means the mixture of solid wastes, scum, sludge, and liquids pumped from the septic tanks, pump chambers, holding tanks, and other on-site sewer system components.

~~AAAD.~~ “Sewage” means residential, business, industrial, and institutional wastewater.

~~ABAE.~~ “Sewer” means a facility for conveying sewage.

~~ACAF.~~ “Sewerage” means all facilities for collecting, transporting, pumping, treating, and disposing of sewage.

~~ADAG.~~ “Sewer meter” is a city-approved device used to measure sewage that enters the sanitary sewer system.

~~AE.~~ ~~“Side sewer” means the extension from the building sewer to the connector on the public sewer mainline. Side sewer may be a public or private sewer.~~

~~AFAH.~~ “Single-family residential” means, for this chapter, any isolated/detached building designed exclusively for occupancy of one family.

~~AGAI.~~ “Storm drain” means a wastewater conveyance facility for storm, surface, and groundwater.

~~AHAJ.~~ “Suspended solids” means solids that float on the surface of, or are in suspension in, water, sewage, or other liquids, and which are removable by laboratory filtering.

~~ATAK.~~ “UPC” means the Uniform Plumbing Code, including amendments, as adopted by the city.

~~AJAL.~~ “Utility” means, for this chapter, the city of Auburn sewer utility or sewer division.

~~AKAM.~~ “Watercourse” means a channel, either natural or manmade, in which a flow of water occurs, either continuously or intermittently. (Ord. 6152 § 1, 2008; Ord. 5934 § 1, 2005; Ord. 5852 § 1, 2004; Ord. 5381 § 1, 2000; Ord. 5302 § 1, 1999; Ord. 5222 § 1 (Exh. B), 1999; Ord. 5212 § 1 (Exh. I), 1999; Ord. 4241 § 2, 1987.)

## EXHIBIT B

### 13.20.040 Sewer system responsibility.

Once sewer facilities have been constructed and approved by the city, the city shall be responsible for the maintenance, and operation, repair, and replacement of the public sewer system and the portions of private side sewers located within public rights-of-way and easements. The owner of the property served by the side sewer is responsible for the maintenance, operation, and repair of the side sewer on the property and within public or private easements on other properties. The responsibility for the maintenance and operation of the nonpublic sewer system within private property shall be the property owner's. (Ord. 5852 § 1, 2004; Ord. 5381 § 1, 2000; Ord. 5222 § 1 (Exh. B), 1999; Ord. 5212 § 1 (Exh. I), 1999; Ord. 4241 § 2, 1987.)

## EXHIBIT C

13.20.080 Private system – Allowed when.

A ~~private sewer system or sewage disposal system~~ private sewage disposal system may be installed as allowed by and in accordance with the provisions of the county health authority. The allowance of private sewage disposal system a ~~private sewage disposal system~~ will take into consideration city water resource protection efforts and possible impacts to city drinking water sources. (Ord. 5852 § 1, 2004; Ord. 5302 § 1, 1999; Ord. 5212 § 1 (Exh. I), 1999; Ord. 4241 § 2, 1987.))

## EXHIBIT D

### 13.20.090 Private system – Requirements.

The type, capacity, location, layout, and design of a private sewage disposal system~~private sewage system~~, if required, ~~shall~~will comply with the recommendations and regulations of the county health authority. Each private sewage disposal system~~private sewage system shall~~will be designed by a registered professional civil engineer or certified sewage system designer. No sewage ~~shall~~will be permitted to discharge to any natural outlet or to the ground surface. The property owner ~~shall~~will operate and maintain the private sewage disposal system~~private sewage disposal facilities~~ in a sanitary manner at all times and at no expense to the city. (Ord. 5852 § 1, 2004; Ord. 5302 § 1, 1999; Ord. 5212 § 1 (Exh. I), 1999; Ord. 4241 § 2, 1987.)



## EXHIBIT E

13.20.095 Private system – Abandonment upon public system availability.

A. Any party permanently removing a septic tank, seepage pit, cesspool, wastewater tank or other on-site sewage system from service ~~shall~~ will ~~within 30 days connect to the public sewer system; and:~~

1. Have the septage removed by a hauler approved by the county health authority; and
2. Remove or destroy the lid; and
3. Fill the void created with compacted soil; and
4. Report the abandonment to the county health authority on a form obtained from the appropriate health officer. A copy of the abandonment form shall also be distributed to the city prior to close out of the required side sewer connection permit.

B. Whenever a public sewer becomes available to a lot/parcel served by a private ~~sewer-sewage~~ disposal system not in compliance with ACC 13.20.090, a direct connection ~~shall~~ will be made to the public sewer in compliance with this chapter. ~~-, and Any any private sewage disposal system private sewage facilities not approved for connection to the public system shall will~~ be abandoned ~~as noted inconsistent with~~ subsection A of this section. (Ord. 5852 § 1, 2004; Ord. 5302 § 1, 1999; Ord. 5212 § 1 (Exh. I), 1999; Ord. 4241 § 2, 1987.)

## EXHIBIT F

13.20.120 Trees or shrubs obstructing sewers ~~prohibited~~.

~~It is unlawful to~~ The owners of private property will not allow ~~to grow~~ any tree or shrub to grow so that its ~~whose~~ roots obstruct public or private sewers. Wherever such plantings ~~are shown to be obstructing~~ obstruct a public sewers, ~~they shall~~ be the owner will removed remove the plantings or will otherwise ~~remedied from~~ obstructing remedy the said sewer obstruction, any of which will be at the expense of the owner of the property on which the planting grows. If the property owner fails to correct the obstruction in a timely manner, the city may take corrective action and the property owner will be financially responsible to reimburse the city for any corrective actions taken. (Ord. 5852 § 1, 2004; Ord. 5212 § 1 (Exh. I), 1999; Ord. 4241 § 2, 1987.)

## EXHIBIT G

13.20.182 Property owner responsible for damages.

If ~~the city determines that the actions of a property owner, or~~ discharges from a ~~building-private side~~ sewer result in damage to or partial or complete blockage within the public right-of-way or of a city-owned public sewer, or if such action or ~~discharge the building sewer, side sewer, or adversely affects transmission capabilities of the public sewer, or requires excessive maintenance \_corrective action~~ by the city ~~as determined by the city engineer~~, the ~~discharger responsible~~ property owner ~~shall~~ will be liable for said damage, blockage, and/or maintenance and will be financially responsible for any and all necessary repairs or other corrective actions necessary to restore the public sewer system to full and normal operation. (Ord. 5852 § 1, 2004.)

## EXHIBIT H

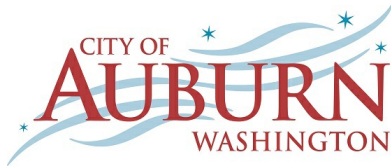
### 13.20.200 Permits – Application – Inspection – Fee.

An application for any side sewer permit shall be made with the city, which the applicant shall supplement with plans, specifications or other information as deemed necessary by the city. A permit application and inspection fee shall be charged in accordance with the city of Auburn fee schedule. Any work undertaken within a public right-of-way is subject to Chapter 12.66 ACC for work within the City or subject to other applicable permit requirements as specified by the City or County with jurisdiction where the work is being performed. (Ord. 5852 § 1, 2004; Ord. 5212 § 1 (Exh. I), 1999; Ord. 4241 § 2, 1987.)

## EXHIBIT I

13.20.230 Side sewer repair or replacement – Permit required.

It is unlawful for any person to repair, replace, or reconnect to the public sewer mainline any side sewer without first obtaining a permit to do so from the city. The fee for such permit shall be charged in accordance with the city of Auburn fee schedule. Any work undertaken within a public right-of-way is subject to Chapter 12.66 ACC for work within the City or subject to other applicable permit requirements as specified by the City or County with jurisdiction where the work is being performed. (Ord. 5852 § 1, 2004; Ord. 5381 § 1, 2000; Ord. 5212 § 1 (Exh. I), 1999; Ord. 4241 § 2, 1987.)



## AGENDA BILL APPROVAL FORM

Agenda Subject:  
Ordinance No. 6705 (Gaub) (15 Minutes)

Date:  
November 5, 2018

Department:  
Public Works

**Attachments:**  
[Ordinance No. 6705](#)  
[Exhibit A](#)

Budget Impact:  
Current Budget: \$0  
Proposed Revision: \$0  
Revised Budget: \$0

Administrative Recommendation:  
City Council to discuss Ordinance No. 6705.

Background Summary:

At previous City Council Study Sessions in July and October of 2018, staff discussed potential revisions to the City's development standards related to public improvements required by development activities. Based on this discussion, revisions to City Code Chapter 12.64A, Required Public Improvements, are being proposed with Ordinance 6705 that, if adopted, would change when public improvements are triggered and clarify what public improvements are required.

Reviewed by Council Committees:

Councilmember:  
Meeting Date: November 13, 2018

Staff: Gaub  
Item Number:

## **ORDINANCE NO. 6705**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF AUBURN, WASHINGTON AMENDING CHAPTER 12.64A OF THE AUBURN CITY CODE RELATED TO PUBLIC RIGHT-OF-WAY IMPROVEMENTS

WHEREAS, Chapter 12.64A of the Auburn City Code requires applicants for development to construct public improvements; and

WHEREAS, the City Council finds that to apply the requirements of Chapter 12.64A to proposed developments in a fair and equitable way requires clarification of the code; and

WHEREAS, the City Council wishes to clarify the guidelines used by the City Engineer in determining whether a development makes a given public improvement necessary.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF AUBURN, WASHINGTON, DO ORDAIN as follows:

**Section 1. Amendment to City Code.** Chapter 12.64A of the Auburn City Code is amended to read as shown in Exhibit A.

**Section 2. Implementation.** The Mayor is authorized to implement those administrative procedures necessary to carry out the directives of this legislation.

**Section 3. Severability.** The provisions of this ordinance are declared to be separate and severable. The invalidity of any clause, sentence, paragraph, subdivision, section, or portion of this ordinance, or the invalidity of the application

of this ordinance to any person or circumstance will not affect the validity of the remainder of this ordinance, or the validity of its application to other persons or circumstances.

**Section 4.** **Effective date.** This Ordinance will take effect and be in force five days from and after its passage, approval and publication as provided by law.

INTRODUCED: \_\_\_\_\_

PASSED: \_\_\_\_\_

APPROVED: \_\_\_\_\_

\_\_\_\_\_  
NANCY BACKUS, MAYOR

ATTEST:

\_\_\_\_\_  
Shawn Campbell, MMC, City Clerk

APPROVED AS TO FORM:

\_\_\_\_\_  
Steven L. Gross, City Attorney

Published: \_\_\_\_\_



## Chapter 12.64A REQUIRED PUBLIC IMPROVEMENTS

### Sections:

- 12.64A.010 Purpose.
- 12.64A.020 Applicability of chapter.
- 12.64A.030 Requirements.
- 12.64A.040 Construction.
- 12.64A.050 Deferral and fee in lieu of improvements.
- 12.64A.060 Appeal and enforcement.

### **12.64A.010 Purpose.**

The purpose of this chapter is to:

- A. Establish the city's authority to require an applicant for a building, grading and/or special permit to make reasonable public street improvements ~~and/or~~ defer said improvements through an agreement process ~~and/or~~ pay a fee in lieu of ~~said-those~~ improvements;
- B. Establish procedures to determine when applicants for building, grading and/or special permit applicants ~~shall~~will be required to provide public improvements;
- C. Establish criteria to be used to determine the nature, extent and location of required public improvements;
- D. Promote the development of the city's transportation infrastructure in conformance with the city's comprehensive plan and design standards, in ~~such manner as~~order to avoid public harm or the creation of nuisance situations. (Ord. 6083 § 2, 2007.)

### **12.64A.020 Applicability of chapter.**

~~It shall be a condition of~~ Any building, grading ~~and/or~~ special permit meeting one or more of the following criteria ~~that the applicant shall will include a requirement that the permittee~~ construct or otherwise provide public right-of-way improvements as ~~set forth~~required in ACC 12.64A.030.

- A. Four residential dwelling units or less, and ~~the estimated value of~~ the proposed ~~structural~~ improvements ~~add 1 or more units exceed 50 percent of the King or Pierce County assessor's value of the existing structure(s)~~ on the subject property. For the purposes of this condition, an auxiliary dwelling unit (ADU) is not considered a unit; or

B. Commercial development, industrial development, or residential development with more than four dwelling units, and when the estimated value of the proposed structural improvements add 1 or more units and increase the net building square footage exceeds 25 percent of the King or Pierce County assessor's value of the existing structure(s) on the subject property; or

C. Commercial development, industrial development, or residential development with more than four dwelling units, where no additional units are being added and when the proposed improvements increase net building square footage on the subject property by 10% or 1000 square feet, whichever is lower; or

D. Drive-through service is added on the subject property; or

E. A standalone parking lot is added on the subject property. For the purposes of this condition, a standalone parking lot is a parking lot that is not designated to meet parking requirements of a building or other improvement located on the same parcel; or

C. New or additional residential, commercial, or industrial units will be created; or

FD. A change in use on the subject property that results in an increase in the required number of parking stalls by five or more new parking stalls on the subject property will be created; or

E. Vehicular or non-motorized access from the subject property to a public right-of-way, either directly or through a private road, easement, or tract, is created, modified, or relocated. This requirement does not apply to a relocation or modification of an access used for only a single-family residence if the access change connects to the same public right-of-way. The City Engineer may waive this requirement in circumstances where the City Engineer determines that the access is being modified to address safety deficiencies associated with the existing access. A new access point to a public street will be created. (Ord. 6083 § 2, 2007.)

### **12.64A.030 Requirements.**

The permitted actions set forth in ACC 12.64.A.020 trigger the requirement of the following public improvements to each public street frontage with vehicular or non-motorized access:

A. paved roadway

B. sidewalks

C. curb and gutter

D. street landscaping

E. street lighting and conduit

F. storm drainage

G. dedication of public right of way

H. conduit for City communication systems

The city engineer will determine whether one or more of the following public right-of-way improvements are needed to mitigate the impacts of a permitted action set forth in ACC 12.64.A.020:

A. Additional street lighting

B. Additional storm drainage systems

C. Traffic control and other safety systems including, but not limited to, roadway channelization, signage, non-motorized safety , and traffic calming

D. Dedication of public right-of-way on public street frontages without vehicular or non-motorized access

~~The city engineer shall determine in consultation with police, parks, arts, and recreation; planning and development department; information services; and the local fire authority whether one or more of the following public right-of-way improvements are necessary to mitigate the impacts of a permitted action set forth in ACC 12.64A.020, which improvements shall, after construction and installation, be dedicated to and owned by the city. Construction or provision of those improvements in the manner specified by the city engineer shall be a condition of granting said permit:~~

~~A. Paved roadway on the same side of the street as the subject property;~~

~~B. Street lighting;~~

~~C. Sidewalks on the same side of the street as the subject property;~~

~~D. Concrete curbs and gutters on the same side of the street as the subject property;~~

~~E. Storm drainage systems;~~

~~F. Street landscaping and appurtenances on the same side of the street as the subject property;~~

~~G. Traffic control and other safety devices including, but not limited to, provisions for channelization, pavement markings, signage, pedestrian safety, and traffic calming;~~

~~H. Dedication of public right-of-way on the same side of the street as the subject property;~~

~~I. Conduit at least three inches in diameter in any street/public right-of-way being improved under this chapter.  
(Ord. 6414 § 1, 2012; Ord. 6287 § 2, 2010; Ord. 6112 § 1, 2007; Ord. 6083 § 2, 2007.)~~

## **12.64A.040 Construction.**

Unless a deferral ~~and/or~~ fee in lieu of improvements is granted ~~per under~~ ACC 12.64A.050, applicants for a building, grading, ~~and/or~~ special permit ~~shall will~~ construct said improvements in conformance with the public facility extension requirements of Chapter 13.40 ACC. (Ord. 6083 § 2, 2007.)

## **12.64A.050 Deferral and fee in lieu of improvements.**

A. The city engineer may grant a deferral ~~and/or~~ payment of fee in lieu of improvements for some or all of the improvements required ~~pursuant under to~~ this chapter ~~upon~~ receipt of a written request from the applicant, or may require a deferral ~~and/or~~ payment of fee in lieu of improvements for some or all of the required improvements. ~~provided, d~~ Dedication of necessary right-of-way may not be deferred or satisfied through payment of a fee in lieu. The city engineer's decision regarding deferral or payment of a fee in lieu ~~shall will~~ take into account ~~the best interests of the city and~~, among other considerations, the following criteria:

1. Proximity to or lack of similar improvements, ~~or lack thereof,~~ within the roadway corridor;
2. Continuity of infrastructure improvements within the public right-of-way;
3. Pending projects programmed within the corridor that may impact the street frontage of the subject property;
4. Safety considerations;
5. Traffic volumes and travel patterns;
6. Storm drainage needs;
7. Input from the police; parks, arts, and recreation; ~~planning and~~ community development department; information services; and the local fire authority.

B. For those improvements either deferred or for which a fee in lieu is paid, the applicant ~~shall will~~ be required to:

1. Execute and record an agreement not to protest the formation of a future local improvement district (LID) formed for the construction of ~~such those~~ improvements; and

2. Execute and record an agreement to defer the completion of the required improvements by the applicant until ~~such time as~~ the city determines the improvements are needed; or

3. Pay a fee in lieu of improvements based on the city's estimated costs to complete the required improvements. The city ~~shall~~ will have the discretion to require payment of a fee in lieu of improvements ~~rather than~~ instead of the execution and recording of deferral agreements ~~when; provided, that~~ the street improvements are part of an identified project in the city's six-year transportation improvement program or other documentation, and the funds can immediately be ~~utilized~~ used for design ~~and/or~~ construction efforts, or to leverage additional grant funding for the project; or

4. Execute a combination of a deferral and payment of a fee in lieu of improvements; ~~provided, as long as~~ the applicant's combined obligation does not exceed the extent of the total requirements for ~~such~~ those improvements.

C. The applicant has the right under state law to protest the applicant's assessment for any ~~such~~ LID at the time of the final assessment roll public hearing.

D. For those improvements that are deferred, the design standards and construction standards in place at the time of improvements ~~shall~~ will be applied. (Ord. 6287 § 2, 2010; Ord. 6112 § 2, 2007; Ord. 6083 § 2, 2007.)

#### **12.64A.060 Appeal and enforcement.**

A. Appeals of determinations by the city engineer made pursuant to this chapter ~~shall~~ must be filed with the city's public works director within 20 working days after the final city engineer decision is issued. The public works director ~~shall~~ will have 15 working days to review the appeal, decide whether to uphold or modify the city engineer's decision, and notify the applicant of such decision.

B. Appeals of decisions of the public works director made pursuant to this chapter ~~shall~~ will be filed with the public works department within 20 working days after the date of the notice of the public works director's decision. Appeals ~~shall~~ will be heard by the city's hearing examiner pursuant to Chapter 2.46 ACC. Decisions of the hearing examiner ~~shall~~ will be based on whether the decision being appealed was consistent with applicable state law and city codes. ~~The hearing examiner's determination shall be final unless appealed as provided herein.~~

C. Appeals of decisions of the hearing examiner under this chapter ~~shall~~ will be final unless appealed to the superior court of the county in which the proposed public improvements are located within the city of Auburn.

~~The, which~~ appeals ~~shall be in accordance~~ must be filed under ~~with~~ the procedures in RCW 34.05.510 through 34.05.598. ~~; provided, that if~~ The notice of appeal of the hearing examiner's decision ~~shall~~ will be filed with the city clerk within 30 days after issuance of the decision of the hearing examiner.

D. When appealing a determination under this chapter, at any stage of appeal, the applicant/appellant must indicate if the appeal pertains to:

1. The determination of the required improvements in the public right-of-way;
2. The determination to require or deny a deferral of said improvements; and/or
3. The determination to require the payment of a fee in lieu for a deferral instead of an executed and recorded agreement.

E. The associated building, grading or special permit ~~shall~~ will not be issued until all appeals are concluded.  
(Ord. 6442 § 7, 2012; Ord. 6182 § 2, 2008; Ord. 6083 § 2, 2007.)



## AGENDA BILL APPROVAL FORM

Agenda Subject:  
Ordinance No. 6701 (Tate) (5 Minutes)

Date:  
November 6, 2018

Department:  
Community Development

**Attachments:**

[Ordinance No. 6701](#)  
[Exhibit A Ordinance No. 6701 - Excerpt Rezone Map](#)  
[Exhibit B to Ordinance No. 6701 - Hearing Examiner Decision](#)  
[Exhibit C - Staff Report to Hearing Examiner](#)

Budget Impact:  
Current Budget: \$0  
Proposed Revision: \$0  
Revised Budget: \$0

Administrative Recommendation:

**Background Summary:**

On October 17, 2018, the Hearing Examiner held a public meeting, listened to staff's recommendation, accepted public comment from the Auburn School District in support of the rezone and closed the record upon staff's submittal of corrected materials (reference Exhibit C). Following the public hearing, the Hearing Examiner issued a recommendation of approval (Exhibit B) of the rezone to the City Council.

The staff report provided to the Hearing Examiner and included as Exhibit C of this agenda bill provides the detailed background that led to the Hearing Examiner's recommendation of approval. Of particular note are the following items:

1. At the end of 2015, through passage of Ordinance No. 6584, the City of Auburn adopted a new Comprehensive Plan and revised Comprehensive Plan Map. The re-designation of this parcel from "Single Family" to "Institutional" was included in the revision to the Comprehensive Plan Map.
2. The Applicant has requested a rezone to the P-1, Public Use zoning district to match the same zoning classification that exists for the adjacent school (Pioneer Elementary). Changing the parcel to P-1, Public Use District will help ensure developmental and permitting predictability.
3. While no longer specified as an implementing zone in the City's Comprehensive Plan, the P-1, Public Use District remains in effect on the City's official Zoning Map and in the City's Zoning Ordinance (Title 18).
4. In a future amendment to the Zoning Map, the City anticipates undertaking a city-wide rezone to change all P-1 zoned properties to I, Institutional. The P-1, Public Use District remains an appropriate implementing zone for the Institutional Land Use Designation, as identified on Page LU-14 of the Land Use Element.
5. As indicated by the Applicant in the narrative submitted with the application, the site is currently owned by the Auburn School District, and occupied by a religious institution (church). The church is proposed to be demolished at a future date to allow for the redevelopment of the site as part of the future replacement of the adjacent Pioneer Elementary School.
6. There are no significant adverse impacts associated with the proposed change. No development or redevelopment of the site is proposed at this time. Request: Schedule Ordinance No. 6701 for

action by City Council on November 19, 2018.

Reviewed by Council Committees:

Other: Legal, Planning

Councilmember:

Staff:

Tate

Meeting Date: November 13, 2018

Item Number:



**ORDINANCE NO. 6701**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF  
AUBURN, WASHINGTON, APPROVING THE REZONE OF  
PARCEL NO. 1921059037 FROM R-7, RESIDENTIAL ZONE –  
SEVEN DWELLING UNITS PER ACRE TO P-1, PUBLIC USE  
DISTRICT

WHEREAS, by Ordinance No. 6584, on December 14, 2015 the City of Auburn adopted a revised Comprehensive Plan Map that changed the designation of parcel no. 1921059037 (“subject parcel”) from “Single Family” to “Institutional”; and

WHEREAS, the Auburn School District requested the rezone of the subject parcel from R-7, Residential Zone – Seven Dwelling Units Per Acre to P-1, Public Use District; and

WHEREAS, the P-1, Public Use District designation remains in effect on the City’s official Zoning Map and in the City’s Zoning Code (Title 18); and

WHEREAS, a combined Notice of Application (NOA), Notice of Public Hearing (NOPH), and Determination of Non-Significance (DNS) was issued on September 6, 2018 a minimum of 10 days prior to the public hearing as required by ACC 18.68.040(B)(1)(a). The notices were also posted at the site, mailed to adjacent property owners within 300 ft. of the site, and published in The Seattle Times newspaper, consistent with the noticing requirements of ACC 14.07.040; and

WHEREAS, the public comment period ended September 21, 2018 and the appeal period ended October 5, 2018 and no comments or appeals were received; and

WHEREAS, on October 17, 2018 the Hearing Examiner conducted a public hearing, listened to staff’s recommendation, accepted public comment from the Auburn

School District in support of the rezone and closed the record upon staff's submittal of corrected materials ; and

WHEREAS, following the public hearing, the Hearing Examiner issued a recommendation of approval for consideration by the City Council; and

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF AUBURN, WASHINGTON, DO ORDAIN as follows:

**Section 1. Amendment to City Code.** The proposed change in zoning (File No. REZ 18-0005) from R7 Residential Zone to P-1 Public Use District for Parcel 1921059037 is approved, with no conditions, and the City Zoning Map is amended as set forth in Exhibit "A".

**Section 2. Findings of Fact.** The Council adopts the City of Auburn Hearing Examiner's Findings of Fact, Conclusions of Law, and Recommendation for File No. REZ 18-0005, as set forth in Exhibit "B".

**Section 3. Filing and Recording.** The rezone application and all related documents shall be filed along with this Ordinance with the Auburn City Clerk and the Clerk shall cause this Ordinance to be recorded in the office of the King County Recorder.

**Section 4. Implementation.** The Mayor is hereby authorized to implement such administrative procedures as may be necessary to carry out the directions of this legislation.

**Section 5. Severability.** The provisions of this ordinance are declared separate and severable. The invalidity of any clause, sentence, paragraph, subdivision, section or portion of this ordinance, or the invalidity of the application thereof to any person or

circumstance shall not affect the validity of the remainder of this ordinance, or the validity of its application to other persons or circumstances.

**Section 6. Effective Date.** This Ordinance shall take effect and be in force five days from and after its passage, approval and publication as provided by law.

Introduced: \_\_\_\_\_

Passed: \_\_\_\_\_

Approved: \_\_\_\_\_

**CITY OF AUBURN**

\_\_\_\_\_  
NANCY BACKUS, MAYOR

ATTEST:

\_\_\_\_\_  
Shawn Campbell, MMC, City Clerk

APPROVED AS TO FORM:

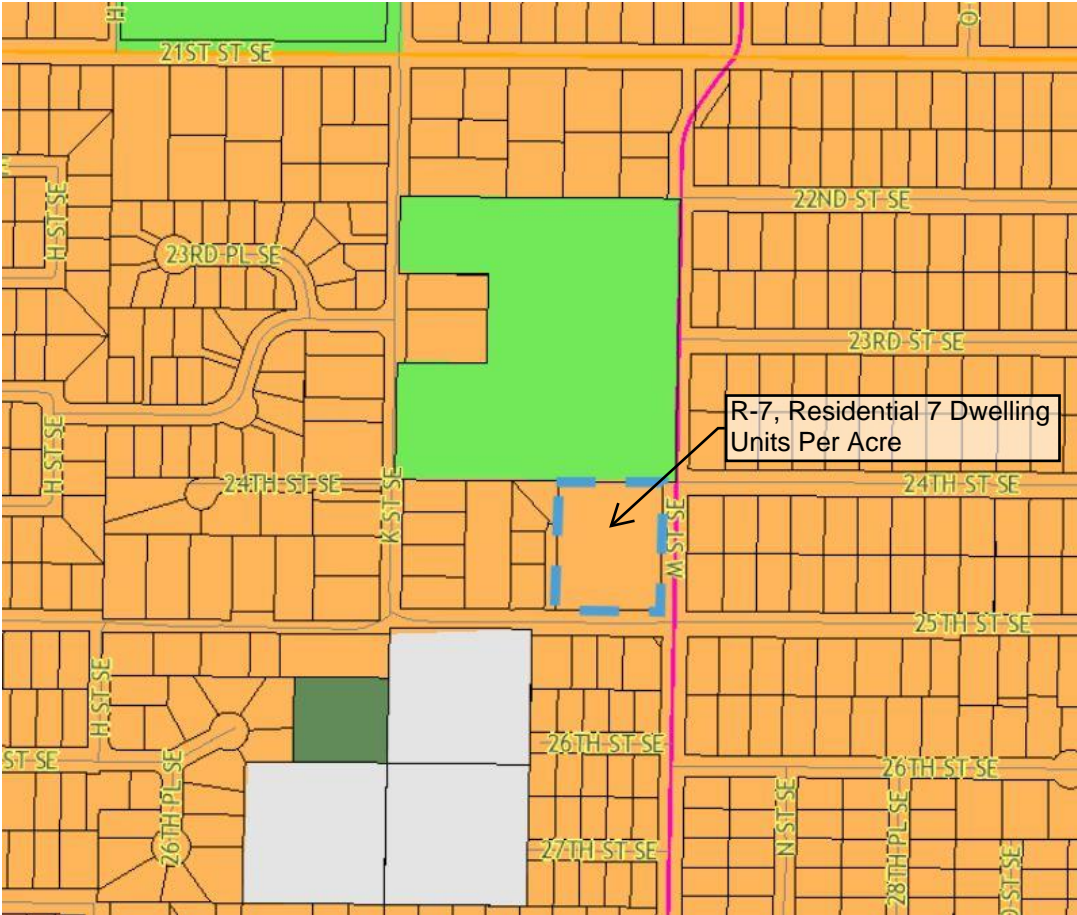
\_\_\_\_\_  
Steven L. Gross, City Attorney

PUBLISHED: \_\_\_\_\_

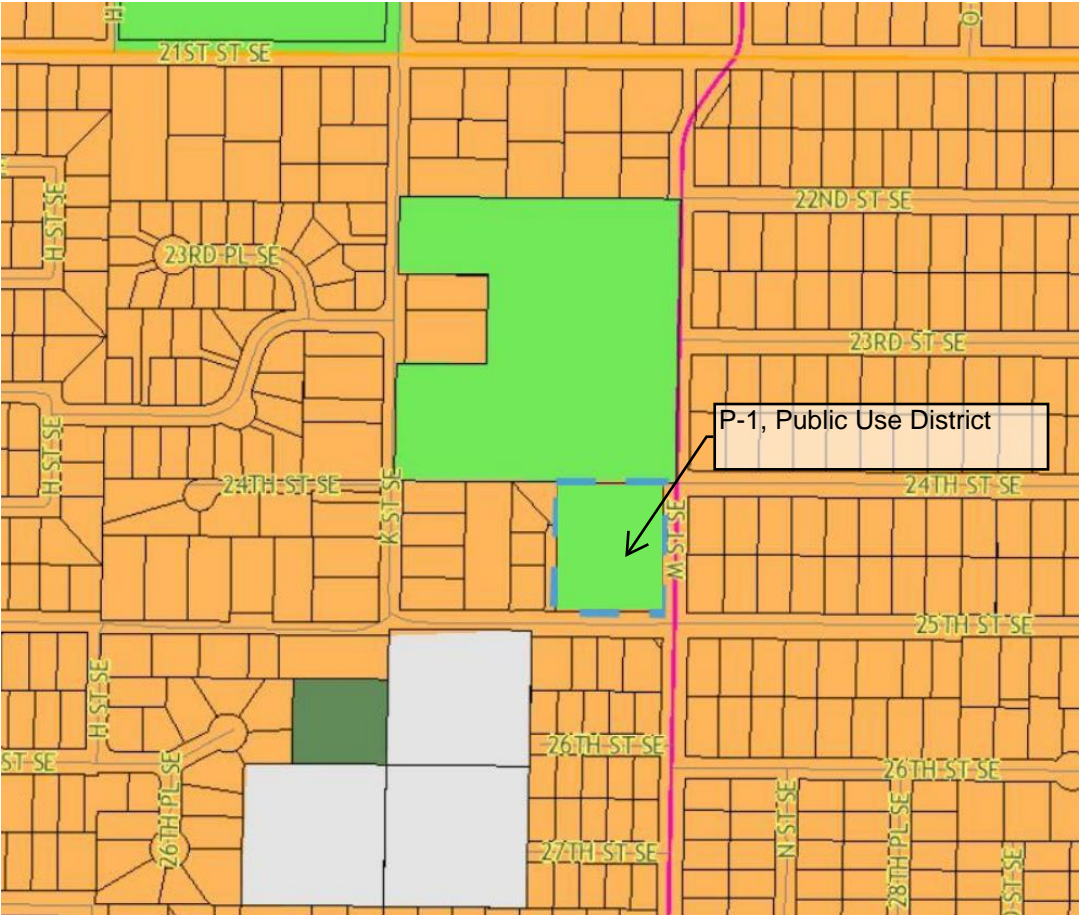
# ORDINANCE NO. 6701 - EXHIBIT 11 "EXCERPT REZONE MAP"

Parcel no. 1921059037

## EXISTING ZONING



## PROPOSED ZONING



**BEFORE THE HEARING EXAMINER FOR THE CITY OF AUBURN**

Emily Terrell, Hearing Examiner

RE: Auburn School District Rezone  REZ18-0005	<b>FINDINGS OF FACT, CONCLUSIONS OF LAW AND RECOMMENDATION</b>
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**INTRODUCTION**

The Applicant has requested a rezone of a 73,358sf parcel from R7, Residential Zone to P-1, Public Use District. The parcel is located at 2407 M Street SE Street. The rezone is necessary to make the Zoning Map designation consistent with the underlying Institutional Comprehensive Plan Land Use Map designation for the parcel. Approval of the rezone is recommended to provide for consistency between the Comprehensive Plan Land Use Map and the Zoning Map.

**TESTIMONY**

Alexandria Teague, Planner II, summarized the proposal. In response to the examiner, Ms. Teague noted the church located on the subject property is owned by the School District but is currently in use as a church. Ms. Teague also entered Ex 6, an excerpt of the Land Use Element of the Comprehensive Plan for the Institutional Land Use Designation.

Jeff Gross, the Executive Director for Capitol Projects for the Auburn School District, stated the District has reviewed the staff report and concurs with the City's analysis. The motivation behind the rezone is allowing the District to increase the size of the site prior to commencing renovations of the existing school under a separate project. They will eventually be able to remove many of the existing portables on the school campus. Also, the expansion will allow more on-site parking which should reduce parking impacts in the neighborhood.

## EXHIBITS

Exhibits 1-4 identified in the Exhibit List at page 8 of the October 4, 2018 staff report, were admitted into the record during the October 17, 2018 public hearing. Additional exhibits entered into the record during the hearing were as follows:

Exhibit 5	Staff PowerPoint
Exhibit 6	Excerpt of the Comprehensive Plan Land Use Element
Exhibit 7	Corrected Staff Report (October 4, 2018)
Exhibit 8	Corrected Staff PowerPoint

## FINDINGS OF FACT

### Procedural:

1. Applicant. The Applicant is Auburn School District No. 408, 915 Fourth Street NE, Auburn, WA 98002.
2. Hearing. A hearing on the application was held on October 17, 2018 at 5:30 p.m. at the City Council chambers at Auburn City Hall.

### Substantive:

3. Site/Proposal Description. The Applicant has requested a rezone of a 73,358sf parcel from R7, Residential Zone to P-1, Public Use District. The parcel is located at 2407 M Street SE. The project site is currently used as a church, though it is owned by the School District. As indicated by the Applicant at hearing, the church will eventually be removed. The District plans to expand the adjacent school campus on to the subject parcel which will allow them to create more on-site parking and remove several existing portables from the school campus. Schools are allowed in the P-1 zone. The Comprehensive Plan Land Use Designation for the parcel is Institutional. The P-1 zone is an implementing zone under the Institutional Comprehensive Plan Land Use Designation.

The site is rectangular in shape, approximately 294 feet in width and 301 feet in depth. There are no critical areas or slopes on the subject property. Churches are not permitted in the P-1 district. The rezoning will reclassify the existing church as a legal, non-conforming use until such time as the District removes the church and converts the use to school.

4. Characteristics of the Area: The neighborhood is characterized by predominantly single-family homes to the south, east and west. The District's school is located directly north of the subject site.

5. Adverse Impacts. There are no significant adverse impacts associated with the proposal. Compatibility with adjoining land uses is the only issue of concern at this stage of project review. Properties immediately adjacent to the subject on the south, east and west are zoned R7 residential and are developed as single-family homes. However, the existing school is directly north of the subject parcel. The school is zoned Public Use (P-1). Rezoning the subject will allow the existing school use to expand and reduce the impact on the neighborhood by providing on-site parking. The Comprehensive Plan Land Use Designation is Institutional. P-1 is an implementing zone for this designation. No compatibility problems are reasonably apparent from the administrative record.

## CONCLUSIONS OF LAW

### Procedural:

1. Authority of Hearing Examiner. ACC 18.68.030(B)(1)(a) grants the Hearing Examiner with the authority to review and make a recommendation on rezone requests to the City Council if the Planning Director determines that the rezone requests are consistent with the Comprehensive Plan. The Planning Director has determined that the rezone request is consistent with the Comprehensive Plan.

### Substantive:

2. Comprehensive Plan Land Use Map Designation. The Comprehensive Plan Land Use Map designation for the proposed rezone area is Institutional.

3. Case Law Review Criteria and Application. Once it is concluded that a rezone is necessary for consistency with a Comprehensive Plan Land use map designation, approval of the rezone is essentially legally mandated except in extraordinary circumstances such as perhaps gross inconsistencies with other parts of the comprehensive plan. None of those circumstances are present here. The Auburn City Code does not include any criteria for rezone applications. Washington appellate courts have imposed some rezone criteria, requiring that the proponents of a rezone must establish that conditions have substantially changed since the original showing and that the rezone must bear a substantial relationship to the public health, safety, morals or welfare. *See Ahmann-Yamane, LLC v. Tabler*, 105 Wn. App. 103, 111 (2001). If a rezone implements the Comprehensive Plan, a showing that a change of circumstances has occurred is not required. *Id.* at 112.

The proposed rezone clearly meets the judicial criteria for a rezone. There is no question that the proposal is necessary to implement the Comprehensive Plan, as the Comprehensive Plan Land Use Map designation for the property is currently Institutional and the current R7 Residential zoning is inconsistent with that designation. In point of fact, approval of a rezone to an implementing zone is mandated by RCW 36.70A.120 and ACC 14.22.050, which requires the City's zoning regulations to be consistent with its comprehensive plan. The requested rezone is to the Public Use

District (P-1), the implementing zone for this Comprehensive Plan Land Use Designation.

The rezone bears a substantial relationship to the public health, safety, morals and welfare because it will not result in any significant adverse impacts as determined in Finding of Fact No. 5 while providing a significant opportunity to reduce the impact of the existing school parking on the surrounding neighborhood.

### **RECOMMENDATION**

The Hearing Examiner recommends approval of REZ18-0005 without conditions.

DATED this 31<sup>st</sup> day of October 2018.



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Emily Terrell  
City of Auburn  
Hearing Examiner Pro Tem



## REZONE

### Auburn School District – Rezone south of Pioneer Elementary REZ18-0005

#### I. GENERAL INFORMATION:

**Application Date:** July 27, 2018

**Applicant:** Camie Anderson  
Shockey Planning Group, Inc.  
2716 Colby Avenue  
Everett, WA 98201

**Property Owner:** Jeff Grose  
Auburn School District No. 408  
915 Fourth Street NE  
Auburn, WA 98002

**Proposal:** Rezone a 73,358 sq. ft. parcel from R-7, Residential Zone (Seven Dwelling Units per Acre) to P-1, Public Use District to allow for the future redevelopment of the site associated with the adjacent Pioneer Elementary School.

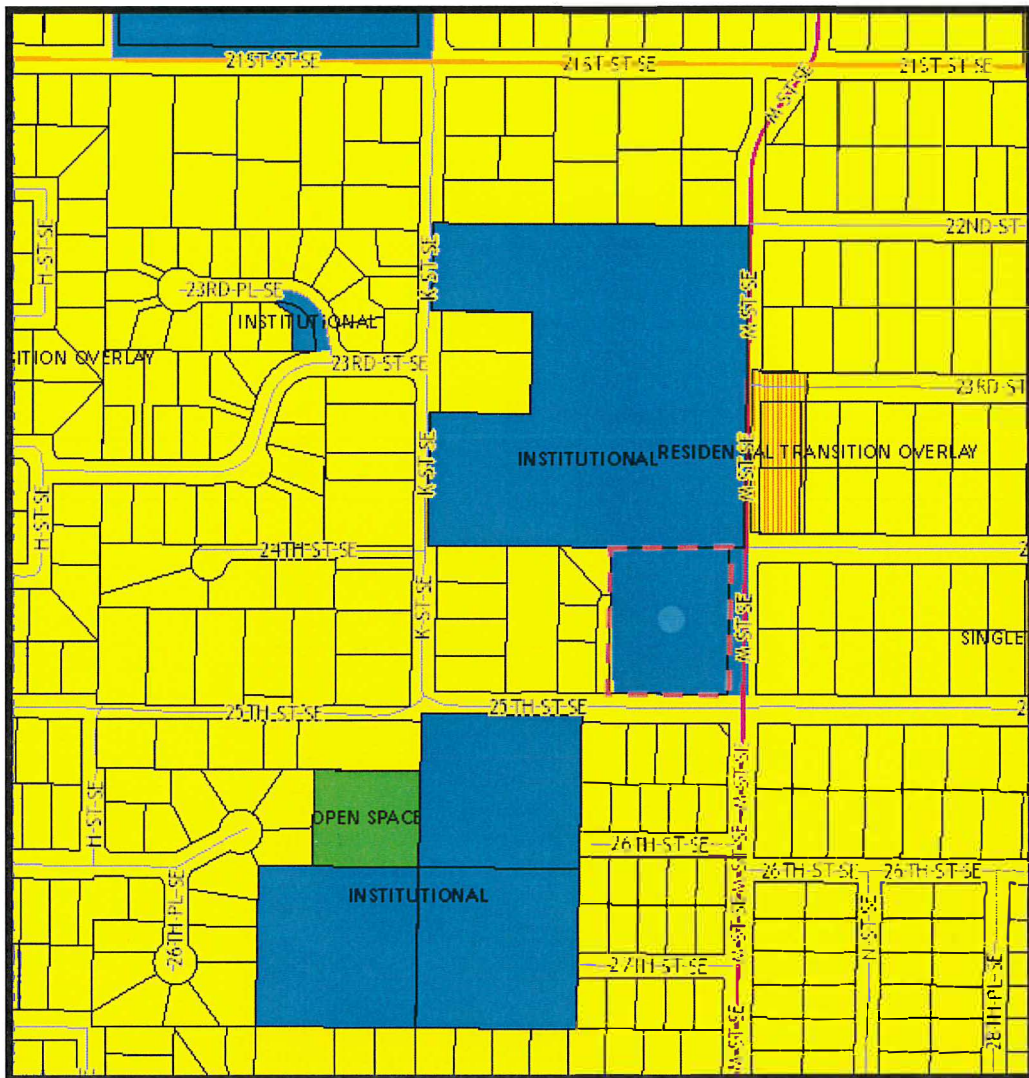
**Proposed Location:** The project site is located at 2407 M St SE, at the intersection of M St SE and 25th St SE, within SE ¼ of Section 19, Township 21, Range 5.

**Parcel Number:** King County Assessor Parcel No. 1921059037.

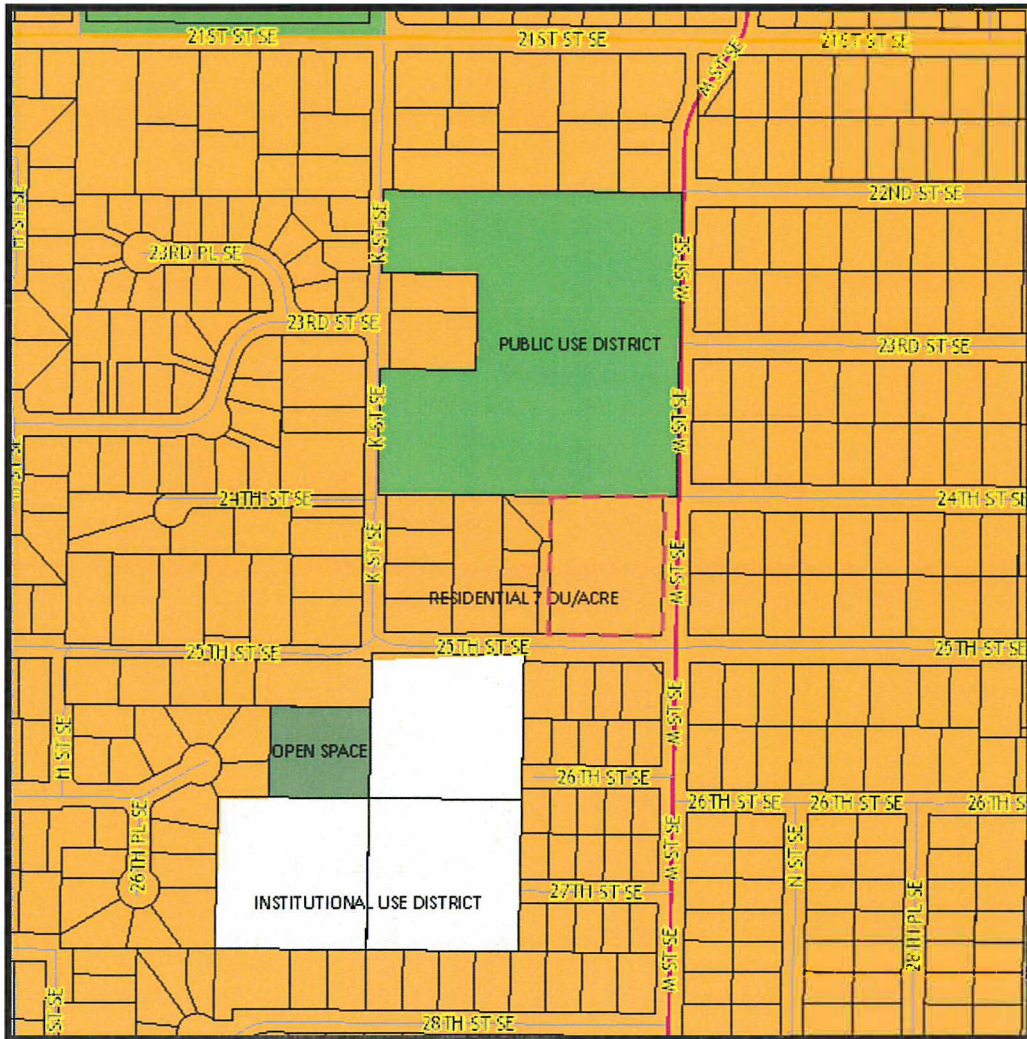
#### **Subject Property and Adjacent Property Comprehensive Plan Designation, Zoning Classification and Current Land Use:**

	Comprehensive Plan Designation	Zoning Classification	Current Land Use
Project Site	Institutional	R-7 Residential	Religious Institution
North	Institutional	P-1, Public Use	School
South	Single Family	R-7 Residential	25 St SE, Single Family Residences
East	Single Family	R-7 Residential	M St SE, Single Family Residences
West	Single Family	R-7 Residential	Access Tract, Single Family Residences

**Excerpted Comprehensive Plan Map:**



## Excerpted Zoning Map:



## II. SEPA STATUS:

A Determination of Non-Significance (DNS) was issued under City File No. SEP18-0005 on **September 6, 2018**, see **Exhibit 4**. The comment period ended **September 21, 2018** and the appeal period will end October 5, 2018. No comments have been received.

## III. FINDINGS OF FACT:

1. Camie Anderson, of Shockey Planning Group, Inc., Applicant, on behalf of Jeff Grose, of the Auburn School District No. 408, submitted a Rezone application and associated SEPA



application on July 27, 2018 to rezone a 73,358 sq. ft. lot from R-7 Residential, which allows between 5 and 7 dwelling units per acre, to P-1, Public Use District ("Rezone").

2. The subject property is located at 2407 M St SE, Auburn, WA and is located at the corner of M St SE and 25<sup>th</sup> St SE. The site is within the City of Auburn's corporate limits, and referenced by King County Assessor Parcel No. 1921059037 ("Subject Property").
3. The subject property is rectangular in shape, approximately 294 ft. in width (east to west) and 300.6 ft. in length (north to south) with no slope or other environmental issues.
4. The subject property, located directly south of Pioneer Elementary school and east of Cedar Lanes (a City of Auburn owned park), is within neighborhood that is predominantly single-family residential.
5. As indicated by the Applicant in the narrative submitted with the application, the site is currently occupied by a religious institution (a church). Per King County Department of Assessment's website, the church was constructed in 1974. The church is to be demolished at a future date to allow for the redevelopment of the site as part of replacement of the adjacent Pioneer Elementary School.
6. The subject property was previously zoned R2, Single Family Residential District. Under Ordinance No. 6245 (adopted 2009) the property was rezoned, as part of a city-wide change to R-7, Residential, 7 dwelling units per acre.
7. Per Chapter 18.07 of the Auburn City Code ("ACC"), public schools (K-12) and related facilities are not a permitted use in the R-7, Residential zoning district.
8. Per Chapter 18.68 ACC, public schools (K-12) and related facilities are permitted outright.
9. Per Chapter 18.68 ACC religious institutions (on lots less than *and* greater than one acre) are not permitted within the P-1 zoning district. The church, which will be removed at a later date, will become a "non-conforming use" subject to Chapter 18.54 ACC.
10. At the end of 2015, through passage of Ordinance No. 6584, the City of Auburn adopted a new Comprehensive Plan and a revised Comprehensive Plan Map. The re-designation of this parcel from "Single Family" to "Institutional" was included in the revision to the Comprehensive Plan Map.

#### Adverse Impacts

11. There are no significant adverse impacts associated with the proposed change. The proposal was reviewed by the City's Building, Traffic, Utilities Division, and the Valley Regional Fire Authority and did not express any concerns regarding the rezoning of the subject property.

No development or redevelopment of the site is proposed at this time. The existing development, the church, is currently served by Auburn sewer and water located in M St SE. Access to the existing development is currently provided by a driveway located on M St SE.

As it is expected that the subject property will be integrated into the redevelopment of Pioneer Elementary School. A SEPA Checklist application and threshold determination must accompany the future permit application (civil or building) as the redevelopment of Pioneer Elementary School will exceed exempt levels for minor new construction provided in ACC 16.06.055 "Categorical Exemptions".

At the time of redevelopment project-specific impacts and improvements, including but not limited to: traffic impacts such as operations at intersections, access, and loading and queuing, zoning development standards such as lot coverage, setbacks, landscaping, and on-site lighting, building and fire requirements, utilities, and stormwater management, will be evaluated.

12. Per ACC 14.22.050, the City's zoning regulations ..."shall be consistent with and implement the intent of the comprehensive plan..."

13. Per ACC 18.02.030(A), the intent of Title 18 ACC, "Zoning", is to:

*"...to implement the City's Comprehensive Plan. This title will be used to further the growth and development of the City consistent with the adopted Comprehensive Plan and its implementing elements. This title will also further the purpose of promoting the health, safety, morals, convenience, comfort, prosperity, and general welfare of the city's population and to prevent and abate public nuisances."*

14. The Applicant has requested a rezone to the P-1, Public Use zoning district to match the same zoning classification as exists for the adjacent school. While no longer specified as an implementing zone in the City's Comprehensive Plan, the P-1, Public Use District remains in effect on the City's official Zoning Map and in the City's Zoning Ordinance (Title 18). Since it is no longer identified as an implementing zone, the city anticipates undertaking a city-wide rezone to change all P-1 zoned properties to I, Intuitonal in the near future. The P-1, Public Use District remains an appropriate implementing zone for the Institutional Land Use Designation, as identified on Page LU-14 of the Land Use Element.

15. Per ACC 18.35.020, the Institutional zone is intended to:

*"The I zone is intended to provide an area wherein educational, governmental, theological, recreational, cultural and other public and quasi-public uses may be allowed to develop. It is further intended these areas be significant in scope which will allow a combination of uses which may not be permitted outright within other zones. This district is not intended to include those smaller or singular public uses which are consistent with and permitted in other zones."*

16. Per ACC 18.35.020, the intent of the P-1 Public Use Zone is

*"...to provide for the appropriate location and development of public uses that serve the cultural, educational, recreational, and public service needs of the community."*

While not explicitly called out in the current Comprehensive Plan, the P-1 Public Use Zone is most consistent, in intent and zoning development standards, with the "Institutional" Comprehensive Plan designation.

17. A combined Notice of Application (NOA), Notice of Public Hearing (NOPH), and Determination of Non-Significance (DNS) was issued on September 6, 2018 (Exhibit 6) a minimum of 10 days prior to the public hearing as required by ACC 18.68.040(B)(1)(a). The notices were also posted at the Site, mailed to adjacent property owners within 300 ft. of the Site, and published in The Seattle Times newspaper, consistent with the noticing requirements of ACC 14.07.040.

18. While the combined NOA, NOPH, and DNS reference the request is to be rezoned to Institutional, the acknowledges that at a future date the site will be rezoned to Institutional through a City-initiated area-wide rezone. As the main site of Pioneer Element School is currently zoned P-1, the current request to rezone the property to P-1 will help ensure predictability and consistency in zoning, architectural, and design standards and permitting at the time of redevelopment.
19. Per ACC 18.68.030(B), site-specific rezone requests by an applicant other than the City, that are consistent with the Comprehensive Plan, shall have a public hearing before the City Hearing Examiner who then makes a recommendation on the application to City Council. Staff finds that:
- a. The Applicant, Camie Anderson, on behalf of Jeff Grose, of the Auburn School District No. 408, initiated the requested rezone of a single property;
  - b. The Rezone is consistent with the adopted Comprehensive Plan, as discussed in 'Conclusions' section below;
  - c. Site-specific rezones must be adopted by Ordinance by the City Council after a recommendation by the City Hearing Examiner. The City Council may affirm, modify, or disaffirm the Hearing Examiner's recommendation.

#### IV. CONCLUSIONS:

Chapter 18.68 ACC contains the intent and process for zoning code amendments, in this case a site-specific zoning map amendment has been requested and shall be processed as outlined in Item No. 15 under 'Findings of Fact', above. Auburn City Code does not contain any specific rezone criteria for City Staff to review; however, Case Law offers some rezone criteria:

*Ahmann-Yamane, LLC v. Tabler*, 105 Wn. App. 103, 111 (2001): proponents of a rezone must establish that conditions have substantially changed since the original showing and that the rezone must bear a substantial relationship to the public health, safety, morals or welfare; provided, that a showing of a change of circumstances has occurred is not required if a rezone implements the Comprehensive Plan.

Past decisions by the City Hearing Examiner have also used this criteria. Staff therefore provides the following analysis on the Rezone (criteria being analyzed is underlined):

1. Criterion that the rezone is in response to changes in conditions since original adoption, or implements the Comprehensive Plan.

The Rezone request implements the Comprehensive Plan, and therefore the proponent (the Applicant) does not need to show a change in conditions or circumstances. Staff provides the following analysis on how the Rezone request implements the Comprehensive Plan:

- On December 14, 2015 the City Council adopted Ordinance No. 6584, Adopting a new Comprehensive Plan Map and changing the Land Use designation of the subject property from "Single-Family" to "Institutional", reference 'Findings of Fact' No. 9, above for background.
- The Rezone request is to change from R-7, Residential to P-1, Public Use, therefore the change implements the intent of the Comprehensive Plan Land Use Designation of

Institutional. Changing the parcel to P-1, Public Use District will help ensure developmental and permitting predictability and consistency until the city-wide rezone can be completed.

2. Criterion that the rezone request bears a substantial relationship to the public health, safety, morals and welfare.

- As provided in 'Findings of Fact' No. 11, future development on the site will be required to provide adequate public and private facilities and utilities such as water, sewer, and electricity, and will therefore not be detrimental to the public health.
- The Rezone itself will not allow any uses or acts that would pose any detrimental effects on the morals or welfare of the public. No development or redevelopment of the site is proposed at this time. Rezoning of the site will result in the existing use of the site (a religious institution) into a nonconforming use.

**V. STAFF RECOMMENDATION:**

Based upon the application, accompanying materials, Findings of Fact, and Conclusions of this Staff Report, Staff recommends that the Hearing Examiner recommend **approval** of rezoning the property from R-7, Residential to P-1, Public Use District to the City Council.

**VI. CONDITIONS OF APPROVAL:**

(None)

**VII. EXHIBIT LIST:**

- Exhibit 1 Staff Report
- Exhibit 2 Vicinity Map & Proposed Rezone Map
- Exhibit 3 Rezone / SEPA Application Form, Checklist, and Written Statement From Applicant, received July 27, 2018
- Exhibit 4 Notice of Application, Notice of Public Hearing, and Determination of Non-Significance, SEPA Checklist Final Staff Evaluation

**STAFF:**

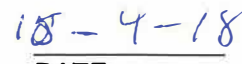
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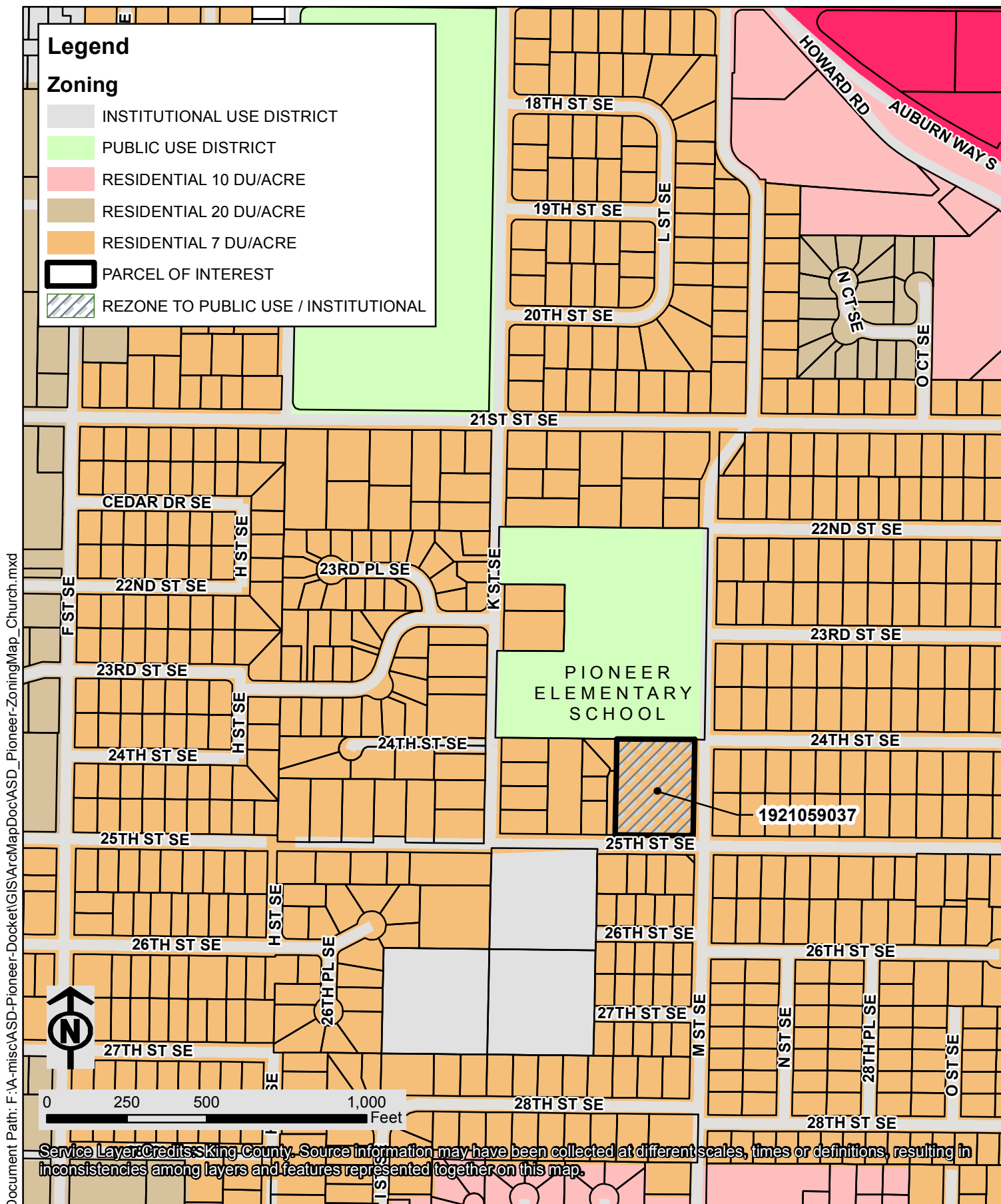
  
Alexandria Teague, Planner II  
Department of Community Development

  
DATE

Reviewed by:

  
Jeff Dixon, Planning Services Manager  
Department of Community Development

  
DATE



**SHOCKEY**  
PLANNING GROUP, Inc.

Proposed Rezone



**AUBURN SCHOOL  
DISTRICT  
REZONE SOUTH OF  
PIONEER ELEMENTARY  
REZ18-0005  
HEARING EXAMINER  
PUBLIC HEARING  
OCTOBER 17, 2018**

Department of Community Development

Engineering Services • Administrative Services • Environmental Services  
Community Development Services • Maintenance & Operations Services

AUBURN  
VALUES

S E R V I C E

E N V I R O N M E N T

E C O N O M Y

C H A R A C T E R

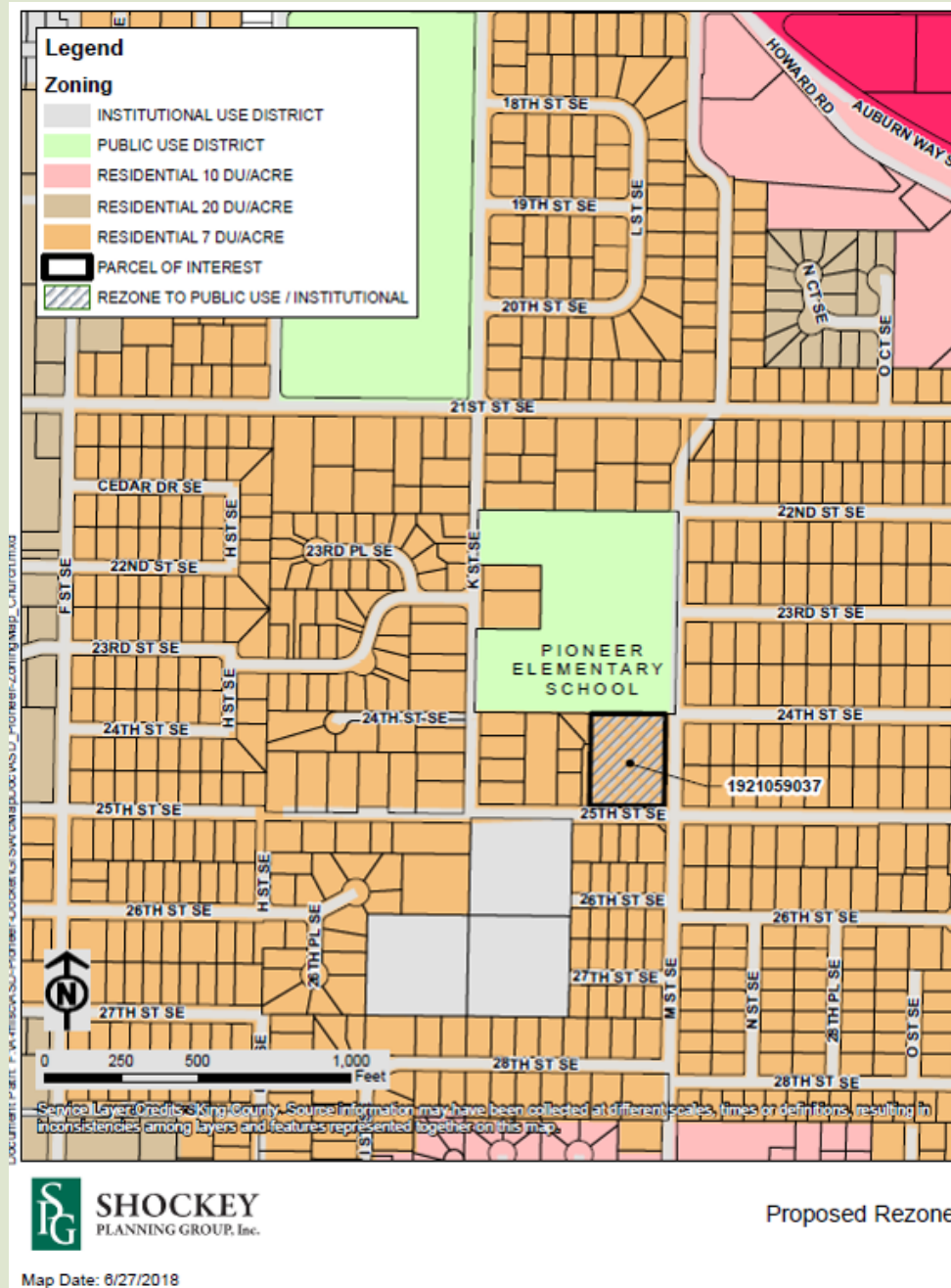
S U S T A I N A B I L I T Y

W E L L N E S S

C E L E B R A T I O N

# PROJECT PROPOSAL + SITE PLAN

The Auburn School District (ASD) requests the rezone of a 73,358 sq. ft. parcel from R-7, Residential Zone (Seven Dwelling Units per Acre) to P-1, Public Use District to allow for the future redevelopment of the site associated with Pioneer Elementary school.

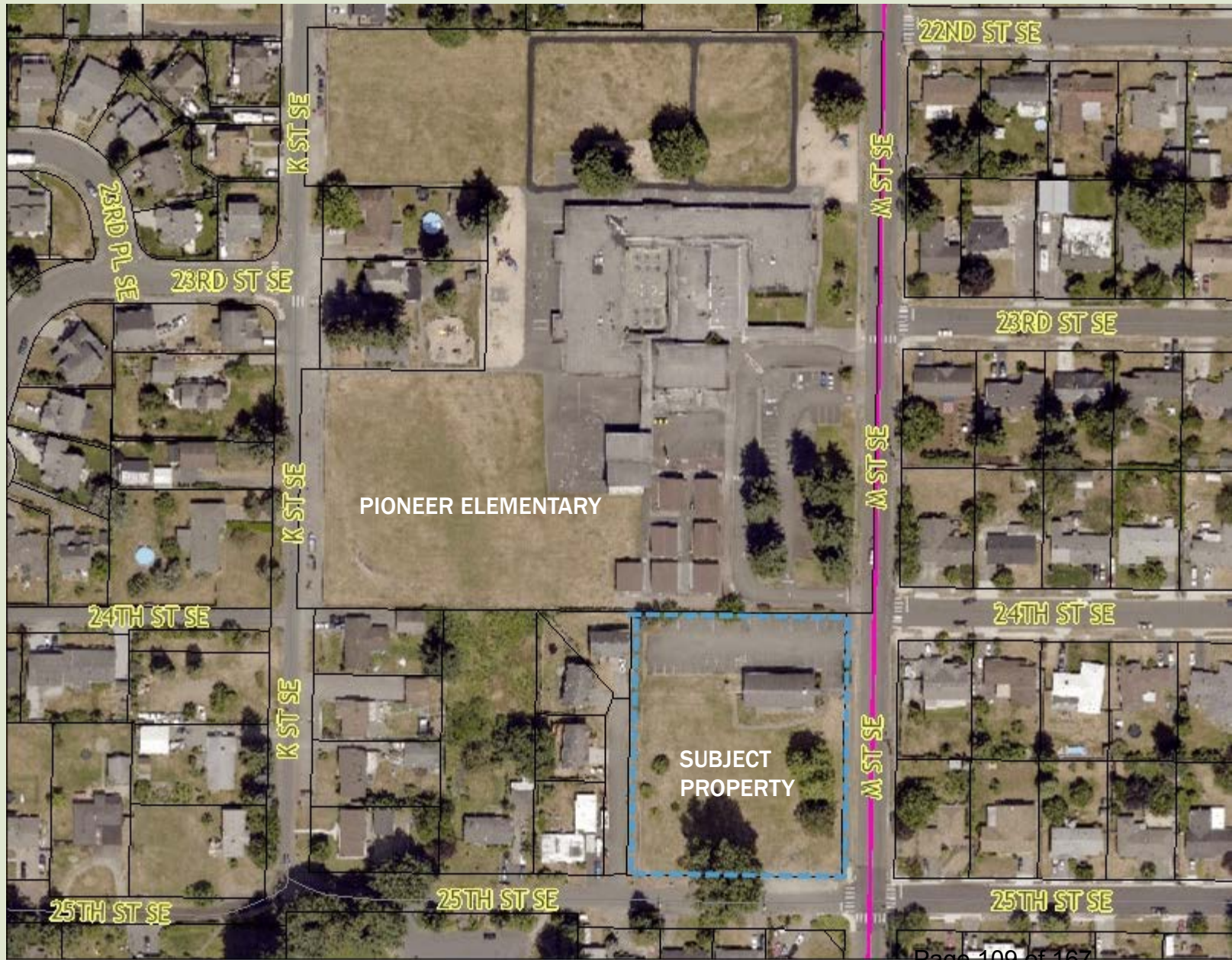


# NOA/NOPH + SEPA DETERMINATION

- Combined Notice of Application (NOA), Notice of Public Hearing (NOPH), and Determination of Non-Significance (DNS) issued under COA File No. SEP18-0005 on **September 6, 2018** (**Exhibit 4**)
- Comment period ended **September 21, 2018**; no comments received
- Appeal period ended October 5, 2018

# FINDINGS OF FACT

- **The subject property is:**
  - **Located at 2407 M St SE, at the intersection of M St SE and 25th St SE; directly south Pioneer Elementary school and east of Cedar Lanes**
  - **Within neighborhood that is predominantly single-family residential**
  - **Rectangular in shape, approximately 294 ft. in width (east to west) and 300 ft. in length (north-south)**
  - **Occupied by a religious institution**





# FINDINGS OF FACT

## ■ No Adverse Impacts:

- There are no significant adverse impacts associated with the proposal
- No development or redevelopment of the site is proposed at this time
- The existing development is currently served by Auburn sewer and water
- Access is currently provided by a driveway located on M St SE
- A SEPA Checklist and application must accompany the future permit application associated with the redevelopment of Pioneer Elementary School
- At the time of redevelopment, project-specific impacts and improvements will be evaluated

# FINDINGS OF FACT

- **Comprehensive Plan Land Use Designation for the subject property is Institutional**
- **Under Ordinance No. 6584, the City of Auburn adopted a new Comprehensive Plan and a revised Comprehensive Plan Map**
- **The P-1, Public Use District remains in effect on the City's official Zoning Map and in the City's Zoning Ordinance**
- **The P-1, Public Use District ALSO remains an appropriate implementing zone for the Institutional Land Use Designation**

# CONCLUSIONS – CHAPTER 18.68 ACC

- Chapter 18.68 ACC contains the intent and process for zoning code amendments
- ACC does not contain any specific rezone criteria for City Staff to review; however, Case Law offers some rezone criteria:
  - *Ahmann-Yamane, LLC v. Tabler, 105 Wn. App. 103, 111 (2001):* proponents of a rezone must establish that conditions have substantially changed since the original showing and that the rezone must bear a substantial relationship to the public health, safety, morals or welfare; provided, that a showing of a change of circumstances has occurred is not required if a rezone implements the Comprehensive Plan.



# CONCLUSIONS

**#1. The rezone is in response to changes in conditions since original adoption, or implements the Comprehensive Plan.**

- **The Rezone request implements the Comprehensive Plan:**
  - **Land Use Designation of the subject parcel is Institutional and the proposed rezone, implements the intent of the Comprehensive Plan Land Use Designation of Institutional; and**
  - **The proposed rezone request implements the intent of the Comprehensive Plan Land Use Designation of Institutional.**

# CONCLUSIONS

**#2. The rezone request bears a substantial relationship to the public health, safety, morals and welfare.**

- **Future development on the site will be required to provide adequate public and private facilities and utilities; and**
- **The Rezone itself will not allow any uses or acts that would pose any detrimental effects on the morals or welfare of the public.**

# RECOMMENDATION

- Based application and accompanying materials, Findings of Fact, and Conclusions of this Staff Report, Staff recommends **approval** of the Rezone.



## AGENDA BILL APPROVAL FORM

Agenda Subject:  
Ordinance No. 6688 (Tate) (15 Minutes)

Date:  
November 6, 2018

Department:  
Community Development

**Attachments:**  
[Ordinance No. 6688](#)

Budget Impact:  
Current Budget: \$0  
Proposed Revision: \$0  
Revised Budget: \$0

Administrative Recommendation:

Background Summary:

At the October 8, 2018 Study Session Staff presented to the City Council a proposed new zoning code definition, as requested by Nexus Youth & Families (Nexus) (formerly Auburn Youth Resources). The Council had a brief discussion and requested Staff to modify the definition to remove the age restrictions. No other direction was provided during the discussion; therefore, Staff proceeded under the assumption that Council made this request as to not place an age limit for providing homeless services within the City.

**Staff's Analysis:** Staff interpreted the Council's direction as not wanting to restrict the definition and instead to expand the definition to include other potential homeless service providers. As Staff proceeded with making the changes requested by Council, it became apparent that the modification might not be necessary since the Zoning Code already allows for the provision of homeless services under other terms and processes. For example, one of the main providers in Auburn is Valley Cities Behavioral Health Care, which currently operates in the city on property that is zoned R-20 (multi-family residential) and had approvals under prior version(s) of the Zoning Code with Conditional Use Permits for "group residency", "professional office" and "supportive housing", and a Temporary Use Permit for the Valley Cities day and night services (nighttime shelter, social services, and human services).

Nexus has found that their clientele (youth and young families) have a much lower likelihood of transitioning into permanent housing if they receive the same treatment approach as adults. To expand on this, Nexus has found that the concept of "rapid rehousing" (which as the title explains is a program to house families or individuals experiencing homelessness as quickly as possible) is not successful with their clients, as they require time to develop life skills by working with the on-site case managers and therapists over a longer period.

Nexus applied for the zoning definition to ensure their unique set of uses would be recognized as allowed outright. Nexus' properties are zoned C-1, Light Commercial, where a "Community Support Facility" are proposed to be a permitted use. The stated purpose of the C-1 zone is "...intended for lower intensity commercial adjacent to residential neighborhoods" (ACC 18.23.020); in the case for Nexus their properties are located both next to single-family residences (to the north) and Les Gove Community Campus (Les Gove)(to the east). The close proximity to residences and any perceived safety concerns are addressed by Nexus providing 24-hour on-site security by provided on-site managers and monitored security system. The proximity to Les Gove is beneficial to Nexus clientele by providing activities such as the gymnasium and Makerspace within walking distance. The more targeted definition is also more consistent with the purely commercial purpose of the zoning district.

In summary, Staff believes that there are existing zoning definitions and use regulations that allow for the provision of general homeless services, and therefore a broader definition is not necessary and a specific definition geared towards serving youth and young families is justified. It is also important to note that the need / request for this new zoning definition was not originated by Staff, but by Nexus. Also, to be procedurally correct, the proposed expansion of the definition would require that the revised definition be remanded back to the Planning Commission with specific direction on why the decision should be modified in order for the Planning Commission to conduct a hearing prior to City Council action.

**Modification to New Definition:** As discussed above, Staff’s interpretation of the City Council request to remove any age restrictions in the definition in order to avoid limiting the provision of homeless services. However, this appears unnecessary. If the City Council’s direction was based on wanting to ensure that the proposed land use term and its definition are more consistent, the word: “youth” could be added to the term, and “youth” would then be defined in the definition itself. This would make the intent of the definition more clear to users when looking through the list of uses allowed in the different zoning districts (ACC Table 18.23.030).

The definition would then read as follows (highlighted text is added from the previous agenda item text):

““**Youth** Community Support Facility” means a building, or a group of buildings within a campus setting, owned and operated by a nonprofit corporation or government entity that provides supportive services to children and young adults (under the age of 26) and families (with a child or young adult under the age of 26), who are homeless, at risk of homelessness, at risk of exploitation, experiencing a disability that presents barriers to employment and housing stability; or generally require structured supportive services to be successful living in the community; by providing counseling and case management, transitional housing (housing for no more than two years), temporary housing (i.e. limited to overnight stay), and daytime drop-in services (e.g. meals, showers, counseling, etc.). This definition does not include facilities providing housing for criminal justice, parole, or probation programs. Community Support Facilities are not stand-alone “supportive housing” or “communal residences”.”

This use would then be listed as an outright Permitted use in the C-1, Light Commercial zone along with a requirement that any “Community Support Facility” (or “Youth Community Support Facility”) would be located within 500 ft. of a transit stop.

### **Request:**

Schedule Ordinance No. 6688 for action by City Council at the regular meeting on November 19, 2018.

Reviewed by Council Committees:

Other: Planning, Legal

Councilmember:

Staff:

Tate

Meeting Date: November 13, 2018

Item Number:

**ORDINANCE NO. 6 6 8 8**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF AUBURN, WASHINGTON, AMENDING CHAPTER 18.04 AND AMENDING SECTIONS TABLE 18.23.030, AND 18.57.040, OF THE CITY CODE, CREATING A NEW DEFINITION FOR YOUTH COMMUNITY SUPPORT FACILITIES , ADDING YOUTH COMMUNITY SUPPORT FACILITIES AS A PERMITTED USE IN THE C-1, LIGHT COMMERCIAL ZONING DISTRICT, AND ADDING AN ADDITIONAL SPECIFIC LAND USE STANDARD FOR THE SITING OF YOUTH COMMUNITY SUPPORT FACILITIES

WHEREAS, Nexus Youth & Families, a non-profit organization, has submitted a Zoning Code Text Amendment request for a new definition titled “Youth Community Support Facility” that would fully encompass their current and future planned land uses; and,

WHEREAS, Nexus Youth & Families currently owns six parcels totaling approximately 2.31 acres and has right of first refusal on one additional 0.24-acre property that is surrounded on three sides by their current holdings; and,

WHEREAS, the seven parcels mentioned are currently zoned C-1, Light Commercial; and,

WHEREAS, Nexus Youth & Families provides supportive services to children, young adults, and young families who are homeless, at risk of homelessness, at risk of exploitation, experiencing a disability that presents barriers to employment and housing stability; or generally require structured supportive services to be successful living in the community; and,

WHEREAS, Nexus Youth & Families provides these services in South King County, where homelessness is a continuously growing concern; and,

WHEREAS, the new definition of Youth Community Support Facilities would apply City-wide to properties which are zoned C-1, Light Commercial; and,

WHEREAS, Youth Community Support Facilities would be limited to being owned and operated by non-profit organizations or government entities; and,

WHEREAS, this new definition was requested by a private party (Nexus Youth & Families), however, could also be utilized by other entities meeting the applicable requirements; and,

WHEREAS, the Planning Commission had an initial discussion on the new definition and requested additional information from Staff at the June 5, 2018 Planning Commission meeting; and,

WHEREAS, the Planning Commission had a second discussion on the new definition at the July 17, 2018 Planning Commission meeting and directed Staff to advertise for a future Public Hearing; and,

WHEREAS, a Notice of Application, Notice of Public Hearing, and Determination of Non-significance (DNS) was issued on July 23, 2018; with no comments received or appeal filed; and,

WHEREAS, the Planning Commission held a public hearing on the proposed Zoning Code Text Amendment at the August 21, 2018 Planning Commission meeting, and made a recommendation of approval to the City Council.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF AUBURN, WASHINGTON, DO ORDAIN as follows:

**Section 1. Amendment to City Code.** That Chapter 18.04, Sections Table 18.23.030, and Section 18.57.040 of the Auburn City Code be and the same hereby are amended to read as shown on Exhibit 1 to this Ordinance.

**Section 2. Implementation.** The Mayor is hereby authorized to implement such administrative procedures as may be necessary to carry out the directions of this legislation.

**Section 14. Severability.**

The provisions of this ordinance are declared to be separate and severable. The invalidity of any clause, sentence, paragraph, section or portion of this ordinance, or the invalidity of the application thereof to any person or circumstance shall not affect the validity of the remainder of this ordinance, or the validity of its application to other persons or circumstances.

**Section 15. Effective date.**

This Ordinance shall take effect and be in force five days from and after its passage, approval and publication as provided by law.

INTRODUCED: \_\_\_\_\_

PASSED: \_\_\_\_\_

APPROVED: \_\_\_\_\_

**CITY OF AUBURN**

\_\_\_\_\_  
NANCY BACKUS, MAYOR

ATTEST:

\_\_\_\_\_  
Danielle E. Daskam, City Clerk

APPROVED AS TO FORM:

\_\_\_\_\_  
Daniel B. Heid, City Attorney

Published: \_\_\_\_\_



## **Exhibit 1**

**Section A – Chapter 18.04 ACC ‘Definitions’ to be amended to read as follows:**

~~18.04.240 Commercial use.~~

~~“Commercial use” shall mean any activity or use of land which involves the buying, selling, processing or improving of things not produced on the land and having financial gain as the primary aim of the activity or use; whether or not such activity or use be for hire or on account of the buyer, seller, processor, or improver.~~

~~18.04.245 Commercial vehicle.~~

~~“Commercial vehicle” means semi-truck tractors and/or semi-trailers (over 26,001 pounds gross vehicle weight rating) used in any commercial enterprise.~~

18.04.24~~60~~71 Commercial recreation facility, indoor.

“Commercial recreation facility, indoor” means a private for-profit or nonprofit establishment offering recreation or providing entertainment or games of skill to the general public for a fee or charge and wholly enclosed in the building. Typical uses include athletic and health club, pool or billiard hall, indoor swimming pool, bowling alley, skating rink or climbing gyms.

18.04.24~~71~~71 Commercial recreation facility, outdoor.

“Commercial recreation facility, outdoor” means a private for-profit or nonprofit establishment offering recreation or providing entertainment or games of skill to the general public for a fee or charge where any portion of the activity takes place in the open, excluding public parks. Typical uses include: racetracks;

miniature golf; skateboard park; swimming and wading, therapeutic facilities; and tennis, handball, basketball courts; batting cages, trampoline facilities.

18.04.240~~3~~ Commercial use.

“Commercial use” shall mean any activity or use of land which involves the buying, selling, processing or improving of things not produced on the land and having financial gain as the primary aim of the activity or use; whether or not such activity or use be for hire or on account of the buyer, seller, processor, or improver.

18.04.245~~4~~ Commercial vehicle.

“Commercial vehicle” means semi-truck tractors and/or semi-trailers (over 26,001 pounds gross vehicle weight rating) used in any commercial enterprise.

18.04.246~~8~~ Community retail establishment.

“Community retail establishment” means stores, shops and businesses either individually or in a shared space setting serving a geographic area of the city that engage in merchandise sales.

18.04.247 Community support facility.

“Community Support Facility” means a building, or a group of buildings within a campus setting, owned and operated by a nonprofit corporation or government entity that provides supportive services to children and young adults (under the age of 26) and families (with a child or young adult under the age of 26), who are homeless, at risk of homelessness, at risk of exploitation, experiencing a disability that presents barriers to employment and housing stability; or generally require structured supportive services to be successful living in the community;

by providing counseling and case management, transitional housing (housing for no more than two years), temporary housing (i.e. limited to overnight stay ), and daytime drop-in services (e.g. meals, showers, counseling, etc.). This definition does not include facilities providing housing for criminal justice, parole, or probation programs. Youth Community Support Facilities are not stand-alone “supportive housing” or “communal residences”.

#### 18.04.249 Communal residence.

“Communal residence” is a business operated out of a single residential home without an owner occupant residing therein, where the residential home, or portions thereof, is/are rented to more than one individual through separate, unrelated lease or rental agreements. The fact that the individuals rent the residence or a portion thereof through separate, unrelated lease or rental agreements shall be prima facie evidence that the individuals are unrelated and do not meet the definition of “family” per ACC 18.04.360. Adult family homes, foster care homes, group residence facilities, special needs housing, and supportive housing are not communal residences.

**Section B – ACC Table 18.23.030, uses allowed in commercial and industrial zones to be amended as follows:**

**Table 18.23.030 Permitted, Administrative, Conditional and Prohibited Uses by Zone**

PERMITTED, ADMINISTRATIVE, CONDITIONAL AND PROHIBITED USES BY ZONE									P – Permitted C – Conditional A – Administrative X – Prohibited
LAND USE	Zoning Designation								Standards for Specific Land Uses
	C-N	C-1	C-2	C-3	C-4	M-1	EP	M-2	
INDUSTRIAL, MANUFACTURING AND PROCESSING, WHOLESALING (list not included – not applicable to this agenda item)									
RECREATION, EDUCATION AND PUBLIC ASSEMBLY USES (list not included – not applicable to this agenda item)									
RESIDENTIAL (list not included – not applicable to this agenda item)									
RETAIL (list not included – not applicable to this agenda item)									
SERVICES									
Animal daycare (excluding kennels and animal boarding)	A	A	A	P	A	P	X	P	ACC 18.57.040(A)
Animal sales and services (excluding kennels and veterinary clinics)	P	P	P	P	P	P	X	P	ACC 18.57.040(B)
Banking and related financial institutions, excluding drive-through facilities	P	P	P	P	P	P	P	P	
Catering service	P	P	P	P	A	P	A	P	
Youth Community Support Facility	X	P	X	X	X	X	X	X	ACC 18.57.04(E)
Daycare, including mini daycare, daycare center, preschools or nursery schools	A	P	P	P	P	P	P	X	
Dry cleaning and laundry service (personal)	P	P	P	P	P	P	P	P	
Equipment rental and leasing	X	X	X	P	X	P	X	P	
Kennel, animal boarding	X	X	X	A	X	A	X	A	ACC 18.57.040(C)
Government facilities; this excludes offices and related uses that are permitted outright	A	A	A	A	A	A	A	A	
Hospital	X	P	P	P	X	P	X	P	
Lodging – Hotel or motel	X	P	P	P	P	A	P	A	
Medical – Dental clinic	P	P	P	P	P	P	X	X	

**Table 18.23.030 Permitted, Administrative, Conditional and Prohibited Uses by Zone**

<b>PERMITTED, ADMINISTRATIVE, CONDITIONAL AND PROHIBITED USES BY ZONE</b>									P – Permitted C – Conditional A – Administrative X – Prohibited
<b>LAND USE</b>	<b>Zoning Designation</b>								<b>Standards for Specific Land Uses</b>
	<b>C-N</b>	<b>C-1</b>	<b>C-2</b>	<b>C-3</b>	<b>C-4</b>	<b>M-1</b>	<b>EP</b>	<b>M-2</b>	
Mortuary, funeral home, crematorium	A	P	X	P	X	P	X	X	
Personal service shops	P	P	P	P	P	P	X	X	
Pharmacies	P	P	P	P	P	X	X	X	
Print and copy shop	P	P	P	P	P	P	X	X	
Printing and publishing (of books, newspaper and other printed matter)	X	A	P	P	P	P	P	P	
Professional offices	P	P	P	P	P	P	P	P	
Repair service – Equipment, appliances	X	A	P	P	P	P	X	P	ACC 18.57.040(D)
Veterinary clinic, animal hospital	A	P	P	P	P	P	X	X	

**TRANSPORTATION, COMMUNICATIONS AND INFRASTRUCTURE** (*list not included – not applicable to this agenda item*)

**VEHICLE SALES AND SERVICES** (*list not included – not applicable to this agenda item*)

**OTHER**

Any commercial use abutting a residential zone which has hours of operation outside of the following: Sunday: 9:00 a.m. to 10:00 p.m. or Monday – Saturday: 7:00 a.m. to 10:00 p.m.	A	A	A	A	A	A	A	A	
Other uses may be permitted by the planning director or designee if the use is determined to be consistent with the intent of the zone and is of the same general character of the uses permitted. See ACC 18.02.120(C)(6), Unclassified Uses.	P	P	P	P	P	P	P	P	

**Section C – ACC 18.57.040, Standards for Specific Land Uses to be amended as follows:**

**18.57.040 Services**

**A. Animal Daycare.**

**1. All Zones Where Permitted.**

- a. All pets shall be properly licensed.
- b. For any dog that has been designated as a “dangerous dog” or “potentially dangerous dog” as defined by the Auburn City Code (ACC), the operator shall verify that the owner has complied with the regulations (on noticing, licensing, certificate of registration, restraining, etc.) contained in Chapter 6.35 ACC, Dangerous Dogs. The owner shall ensure the facility meets the requirements for a “proper enclosure” as set forth in ACC 6.01.010(A)(27).
- c. All fenced exercise areas must be at least 50 feet from a habitable residential structure.
- d. Adequate screening shall be required when abutting any residential use.
- e. General care of pets must be confined to inside of building and under supervision.
- f. Pets are permitted to be walked or exercised outside of building only under supervision and in accordance with all other applicable ordinances and laws.
- g. The exterior appearance of an animal daycare building must be compatible with the appearance of neighboring properties.

**B. Animal Sales and Services.**

**1. All Zones Where Permitted.**

- a. All sales and services shall be for household pets only.
- b. Overnight boarding is allowed within a completely enclosed building; however, animal services or sales uses over 20,000 square feet in gross floor area that use a majority of their gross floor area for retail sales shall have no more than 15 percent of their gross floor area devoted to overnight boarding.
- c. Animal sales and services use must be completely enclosed except that outdoor animal runs or other areas in which dogs will be allowed outside of

an enclosed structure off leash (hereinafter “outdoor run”) are allowed subject to compliance with the following conditions:

- i. Outdoor runs shall not be permitted within 50 feet of a habitable residential structure.
- ii. The outdoor run may operate only between the hours of 8:00 a.m. and 6:00 p.m.
- iii. The facilities shall be constructed, maintained and operated so that neither the sound nor smell of any animals boarded or kept on the premises during the time that full enclosure is required can be discerned on other lots.

#### C. Kennels, Animal Boarding.

##### 1. All Zones Where Permitted.

- a. All pens shall be enclosed in an enclosed building.
- b. The property on which the kennel is to be located shall be no closer than 100 feet to any residential zone.
- c. Limited outdoor exercise runs or facilities shall be permitted so long as their hours of use are restricted to the hours between 8:00 a.m. and 6:00 p.m.
- d. The facility must be air conditioned.
- e. Exercise runs or facilities shall be a minimum of four feet by 10 feet.
- f. The facility shall maintain a minimum total of 25 square feet of kennel area per animal. This area may be comprised of cage area, runs, or exercise facilities.
- g. Any outdoor areas used for animal containment or exercise shall be maintained by removing animal waste on a daily basis for proper disposal as solid waste.
- h. Any runoff, wash-down water, or waste from any animal pen, kennel, containment, or exercise area shall be collected and disposed of in the sanitary sewer after straining of solids and hair and shall not be allowed to enter the stormwater drainage or surface water disposal system.

- i. Strained solids and hair shall be properly disposed of as solid waste.

D. Repair Service – Equipment, Appliances.

1. C-1, C-2, and C-4 Zones.

- a. Any repairing done on the premises shall be incidental only, and limited to custom repairing of the types of merchandise sold on the premises at retail. The floor area devoted to such repairing shall not exceed 30 percent of the total floor area occupied by the particular enterprises.

E. Youth Community Support Facility.

- b. Youth Community Support Facilities shall be located within 500 feet (walking distance) of a transit stop; and connected via sidewalks or an approved pedestrian facility.





## AGENDA BILL APPROVAL FORM

Agenda Subject:  
Ordinance No. 6706 (Gross) (5 Minutes)

Date:  
November 7, 2018

Department: **Attachments:**  
City Attorney [Ordinance No. 6706](#)

Budget Impact:  
Current Budget: \$0  
Proposed Revision: \$0  
Revised Budget: \$0

### Administrative Recommendation:

Consistent with Councils practice, staff recommends amending the code so that it refers to the Fee Schedule. This will help keep this type of fee consistent across the code.

### Background Summary:

Staff is presenting its recommended changes to the City's Fee Schedule in Resolution 5388. While drafting those changes, staff noticed that there were contradictory fees related to checks returned for insufficient funds that were still in parts of the Auburn City Code. Specifically, the provisions for animal licenses, certain water permits, and the amount a landlord could charge a tenant when "splitting" a master utility bill.

Reviewed by Council Committees:

Councilmember:  
Meeting Date: November 13, 2018

Staff: Gross  
Item Number:

**ORDINANCE NO. 6 7 0 6**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF AUBURN, WASHINGTON RELATED TO INSUFFICIENT CHECK FEES; MAKING THOSE FEES CONSISTENT WITH THE CITY'S ADOPTED FEE SCHEDULE AND AMENDING SECTIONS 6.01.210, 13.06.511, AND 13.52.040 OF THE AUBURN CITY CODE.

WHEREAS, Sections 6.01.210 and 13.06.511 establish a fee to be paid when persons pay a City charge with a check that is not honored by the payee's bank; and,

WHEREAS, Section 13.52.040 places a limit on the amount a landlord may charge a tenant who pays the landlord for utilities and that check is not honored by the tenant's bank; and,

WHEREAS, the City's fee schedule also establishes a fee for the same purpose; and,

WHEREAS, staff recommends that all of these fees be consistent, and that the fees be established in the fee schedule so that amendments to the fee is more easily managed.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF AUBURN, WASHINGTON, DO ORDAIN as follows:

**Section 1. Amendment to City Code.** Section 6.01.210 of the Auburn City Code is amended to read as shown in Exhibit A.

**Section 2. Amendment to City Code.** Section 13.06.511 of the Auburn City Code is amended to read as shown in Exhibit B.

**Section 3. Amendment to City Code.** Section 13.52.040 of the Auburn City Code is amended to read as shown in Exhibit C.

**Section 4. Implementation.** The Mayor is authorized to implement those administrative procedures necessary to carry out the directions of this legislation.

**Section 5. Severability.** The provisions of this ordinance are declared to be separate and severable. The invalidity of any clause, sentence, paragraph, subdivision, section, or portion of this ordinance, or the invalidity of the application of it to any person or circumstance will not affect the validity of the remainder of this ordinance, or the validity of its application to other persons or circumstances.

**Section 6. Effective date.** This Ordinance will take effect and be in force five days from and after its passage, approval, and publication as provided by law.

INTRODUCED: \_\_\_\_\_

PASSED: \_\_\_\_\_

APPROVED: \_\_\_\_\_

\_\_\_\_\_  
NANCY BACKUS, MAYOR

ATTEST:

\_\_\_\_\_  
Shawn Campbell, MMC, City Clerk

APPROVED AS TO FORM:

\_\_\_\_\_  
Steven L. Gross, City Attorney

Published: \_\_\_\_\_

## Exhibit A

### 6.01.210 Penalties for violation.

A. Unless specifically designated in this title as a gross misdemeanor or misdemeanor or is specified to be enforced pursuant to other law, including, but not limited to, other chapters or titles of this code, any violation of this title shall constitute a Class 1 infraction, with a penalty not to exceed \$250.00, not including statutory assessments. Such penalty is in addition to any other remedies or penalties specifically provided by law. For each act herein prohibited of a continuing nature, each day shall be considered a separate offense. For all infractions with graduated penalties for subsequent offenses, the offenses are measured on a “rolling” basis, i.e., within the most recent 12 months.

B. Unless specified otherwise in the Auburn City Code, the penalties for violation of this title are:

Code Provision	Violation	Penalty
6.01.060	Interference with impounding an animal	Maximum \$5,000.00, 364 days (GM)
6.01.130	Duties upon injury or death to an animal	Maximum \$1,000.00, 90 days (M)
6.01.140	Cruelty to animals (adopting Chapter 16.52 RCW)	Maximum \$5,000.00, 364 days (GM)
6.01.150	Crimes related to animals (adopting Chapter 9.08 RCW)	Mandatory \$500.00 fine (GM)
6.01.160	Interfering with dog guide or service animal (adopting RCW 9.91.170)	Maximum \$5,000.00, 364 days (GM)
6.01.170	Interfering with search and rescue dog (adopting RCW 9.91.175)	Maximum \$5,000.00, 364 days (GM)
6.01.180	Unlawful traps (adopting RCW 77.15.194 and 77.15.196)	Maximum \$5,000.00, 364 days (GM)
6.01.200	Poisoning animals (adopting RCW 16.52.190)	Maximum \$5,000.00, 364 days (GM)
6.02.010(A)	Animal at large	1st offense \$50.00 2nd offense \$100.00 3rd offense \$200.00 4th and subsequent offense \$250.00 (I) <sup>1</sup>
6.02.020	Failure to confine dog or cat in heat	1st offense \$50.00 2nd offense \$100.00 3rd offense \$200.00

Exhibit A

Code Provision	Violation	Penalty
		4th and subsequent offense \$250.00 (I)
6.02.030	Possession of a rooster	1st offense \$50.00 2nd offense \$100.00 3rd offense \$200.00 4th and subsequent offense \$250.00 (I)
6.02.040	Dog off leash	1st offense \$50.00 2nd offense \$100.00 3rd offense \$200.00 4th and subsequent offense \$250.00 (I)
6.02.050	Dog chasing vehicle on public road	1st offense \$50.00 2nd offense \$100.00 3rd offense \$200.00 4th and subsequent offense \$250.00 (I)
6.02.080	Dog jumping or threatening pedestrian	1st offense \$50.00 2nd offense \$100.00 3rd offense \$200.00 4th and subsequent offense \$250.00 (I)
6.02.090	Animal injuring human, domestic animal, or livestock	\$250.00 (GM)
6.02.100	Directing dog to attack or harass	Maximum \$5,000.00, 364 days (GM)
6.02.110	Directing dog to attack or harass public officer	Maximum \$5,000.00, 364 days Minimum of \$500.00, 5 days in jail (GM)
6.02.120	Use of dog in illegal activity	\$500.00 (GM)
6.02.130	Animal injuring private and public property	If value of damage to the property is less than \$750.00, the penalty shall be up to \$250.00 (I) If value of the damage to the property is equal to or greater than \$750.00, the

## Exhibit A

Code Provision	Violation	Penalty
		maximum penalty shall be \$1,000.00, and 90 days (M)
6.02.132(A)	Failure to remove animal waste	\$25.00 (I)
6.02.132(B)	Failure to possess equipment to remove animal waste	\$25.00 (I)
6.02.140	Animal noise <sup>2</sup>	\$50.00 (I)
6.02.150	Unlicensed transfer of animals in public place	\$50.00 (I)
6.04.010	Failure to license dog or cat	\$50.00 (I)
6.04.015	Failure to get rabies vaccination	\$50.00 (I)
6.04.020(A)	Failure to display license or allow to scan for microchip	\$50.00 (I)
6.04.020(B)	Failure to provide proof of licensing	\$50.00 (I)
6.04.040	Violation of maximum number of dogs/cats <sup>3</sup>	\$50.00 (I)
6.04.060	Sale or gift of unaltered pet in public	\$50.00 (I)
6.04.090	Sale or transfer of unlicensed pet	\$50.00 (I)
6.04.130	Insufficient check/stop payment for check used to purchase license	As established in the City's Fee Schedule (I)
6.04.170(A)	Transfer of puppies of dog not licensed as unaltered	\$50.00 (I)
6.04.170(B)	Transfer of kittens of cat not licensed as unaltered	\$50.00 (I)
6.04.170(D)	Failure to list license number on advertisement	\$50.00 (I)

(GM) = Gross Misdemeanor, (M) = Misdemeanor, (I) = Infraction

<sup>1</sup> For all infractions with graduated penalties, the offenses are measured on a “rolling” basis; i.e., within the most recent 12 months.

<sup>2</sup> Note: This is also a violation of ACC 8.28.010(C). However, the penalties for that are civil fines that must be imposed as part of code enforcement.

<sup>3</sup> Note: This is also a violation of ACC 18.31.230, and may be processed by code enforcement. (Ord. 6457 § 5, 2013; Ord. 6424 § 1, 2012.)

## Exhibit B

### 13.06.511 Fees, service charges, fines, penalties and damage.

A. Service Charge. Hydrant meter assembly deposits and fees for fire protection service line permits, hydrant permits, purity tests, and meter tests shall be as shown in the city of Auburn fee schedule.

Service	Charge
Convenience shut off	\$25.00
Delinquent shut off	\$25.00
Late charge	1% per month of outstanding bill or \$15.00 minimum, whichever is greater
Unauthorized turn on/off	\$60.00
Delinquent meter pull	\$65.00
Unauthorized fire line or water hook up	\$100.00 a day fine from date of discovery
Returned checks each	As established in the City's Fee Schedule
Refusal of access per day	\$30.00
Closing final read	\$30.00
New account setup	\$25.00
Bill tenant	\$25.00
After-hours water turn on/off	\$30.00
Escrow estimates	\$25.00

B. Service Installation Fees. Water service installation fees shall be as shown in the city of Auburn fee schedule as adopted by Ordinance 5707, and any amendments thereto.

C. Damage to City Appurtenances. Damage to city appurtenances will be billed to the account at actual cost to repair or replace, including labor, material, administrative, overhead and other associated costs.

The finance director is authorized to waive enforcement of the above fees, fines, charges and penalties in extenuating circumstances.

## Exhibit B

D. Hydrant Meter Assessments. Use of water from a city hydrant requires a city permit. Type A permits allow withdrawal of water from dedicated hydrants. Type B permits allow withdrawal of water from nondedicated hydrants by customers using a city supplied hydrant meter with RPBA assembly.

In addition to any other penalties, fees or costs enforceable for any of the below-listed violations, the following assessments shall be imposed:

Permit Type	Violation	Penalty
A	Hydrant meter wrench loss or damage	\$30.00
B	Hydrant meter with RPBA assembly loss or damage	\$1,385.00 maximum penalty
A	Failure to record “Start” read properly	\$250.00 maximum penalty, per day, location, violator and incident
A	Failure to record “Finish” read properly	\$250.00 maximum penalty, per day, location, violator and incident
A	Failure to submit monthly water consumption report to the city	\$10.00 per calendar day
A and B	Nonpayment of bill within 10 calendar days of reminder notice	\$10.00 per calendar day
B	Nonreturn of hydrant meter with RPBA assembly after request for return	\$10.00 per calendar day
A and B	Using a hydrant without hydrant operator training documentation on hand	\$50.00 per day, location, violator and incident



## Exhibit B

Permit Type	Violation	Penalty
A and B	Using a hydrant without operator training documentation	\$250.00 maximum penalty, per day, location, violator and incident
A and B	Using a hydrant without permit documentation on hand	\$50.00 per day, location, violator and incident
A and B	Using a hydrant without permit documentation	\$250.00 maximum penalty, per day, location, violator and incident
B	Loaning out a hydrant meter with RPBA assembly to an unauthorized party	\$250.00 maximum penalty, per day, location, violator and incident
A and B	Using a tool other than the city supplied hydrant wrench to operate a hydrant	\$50.00 per day, location, violator and incident
A and B	Damage to hydrant or infrastructure	Complete reimbursement to the city for repair or replacement
A and B	Nonresponse to revocation of permit or trained hydrant operator certificate	\$10.00 per calendar day
A and B	Disassembly or tampering of hydrant, hydrant meter assembly or hydrant meter with RPBA assembly	\$250.00 maximum penalty, per day, location, violator and incident

(Ord. 6236 § 1, 2009; Ord. 6098 § 3, 2007; Ord. 5889 § 2, 2005; Ord. 5849 § 1, 2004; Ord. 5819 § 1, 2004; Ord. 5216 § 1, 1999.)

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<sup>1</sup>For statutory provisions authorizing cities to operate waterworks, see RCW 35.92.010; for provisions authorizing cities to charge for connection to the city water system, see RCW

## Exhibit B

35.92.025; for provisions making Ch. 35.92 RCW applicable to code cities, see RCW 35A.80.010.

<sup>2</sup>Code reviser's note: See RCW 35.21.217, 35.21.290, 35.21.300, 60.80.010 through 60.80.020, and *Union Enterprise, Inc. v. Seattle*, 77 Wn.2d 190 (1969). See also RCW 35.67.200 and 36.94.150.

## Exhibit C

### **13.52.040 Billing requirements.**

A. A landlord may, itself or through a third party billing agent, bill tenants for master metered or other unmetered utility services, including electric service provided to tenants of multi-unit buildings; provided, that the following requirements are met:

1. Notice. Billing practices may be adopted only upon advance written notice to a tenant as part of a new or renewed rental agreement. Tenants must receive such written notice at least 90 days before expiration of their rental agreements, or, in the case of month-to-month tenancies, at least 90 days before any such billing practices may become effective. Notwithstanding the foregoing two sentences, if billing practices are already in place at the time the ordinance codified in this chapter becomes effective, written notice must be given within 30 days of the effective date of the ordinance codified in this chapter.

2. Methodology. The notice required under subsection (A)(1) of this section must include a copy of this chapter and a detailed written disclosure of the methodology used by the billing agent to allocate the charges to each tenant, including the methodology used to allocate utility services for common areas of the building, along with all other terms and conditions of the billing arrangement. If submetering is used, the notice required under subsection (A)(1) of this section shall also include descriptions of the location of the submeter and of the access requirements, if any, required by the landlord for access to tenant units for submeter installation, reading, repair, maintenance, or inspections, including removal of the submeter for testing, consistent with the provisions of RCW 59.18.150 of the RLTA. An additional written notice must also be given at least 30 days prior to the due date of the next rental payment in order to implement a change in billing agents, apportionment methodology, fees, or other terms and conditions of the billing arrangement.

3. Posting of Information.

a. In addition to the written notification required by subsection (A)(2) of this section, any landlord employing billing practices shall post in a conspicuous public space in the interior of the building copies of the three most current utility bills for master metered or other unmetered utility services provided to the building as a whole that are included in the bill sent to the tenant, together with a written description of the methodology used to allocate each such utility service and a copy of this chapter. The landlord shall also post the provisions of this chapter in a conspicuous public space in the interior of the building.

b. Where such postings are physically impracticable due to the absence of a suitable conspicuous public space, a landlord may satisfy the posting requirements by hand-delivering or mailing to each of the tenants a paper copy of the written notification required by subsection (A)(2) of this section, together with a written description of the methodology used to allocate each such utility service and a copy of the provisions of this chapter. In lieu of posting the three most

## Exhibit C

current utility bills for master metered or other unmetered utility services provided to the building as a whole that are included in the bill sent to the tenant, the landlord must make such utility bills available upon request within five business days and must inform tenants in the written notification required by subsection (A)(2) of this section of the method by which they may request such utility bills.

c. Landlords shall keep bills for master metered or other unmetered utility services on file in the building for at least two years and shall make such bills available to tenants for inspection and copying upon request. Where it is physically impracticable to keep such bills on file due to the absence of a suitable office or other storage space, a landlord may store the bills in another location and must make such bills available within five business days of receiving a request from a tenant.

4. Limitations on Charges. The total of all charges for any utility service included in the bills sent to all units cumulatively shall not exceed the amount of the bill sent by the utility itself for the building as a whole, less any late charges, interest or other penalties owed by the landlord, with the exception of the following, which may be included in each bill covering an independent unit within the multi-unit building:

a. A service charge of no more than \$2.00 per utility per month, not to exceed a cumulative service charge of \$5.00 per month for all the utilities included in any bill.

b. Late payment charges of no more than \$5.00 per month plus interest at a rate not to exceed one percent per month, which late payment charge shall not accrue until at least 30 days after the tenant receives the bill.

c. Insufficient funds check charges for dishonored checks, not to exceed the amount established in the City's fee schedule for dishonored checks presented to the City.

5. Licensing of Third Party Billing Agents. Any third party billing agent must be properly registered and licensed to do business in the state of Washington and city of Auburn and must be in compliance with all applicable Washington State and Auburn laws and regulations, and all applicable Washington and Auburn license identification numbers, if any, must be disclosed upon request.

6. Content of Bills. Each billing statement sent to a tenant by a billing entity must disclose all required information in a clear and conspicuous manner and at minimum must:

a. Include the name, business address and telephone number of the billing entity;

b. Identify and show the basis for each separate charge, including service charges and late charges, if any, as a line item, and show the total amount of the bill;

## Exhibit C

c. If the building units are submetered, include the current and previous meter readings, the current read date, and the amount consumed (or estimated to have been consumed if Auburn has provided the landlord with an estimated bill);

d. Specify the due date, the date upon which the bill becomes overdue, the amount of any late charges or penalties that may apply, and the date upon which such late charges or penalties may be imposed;

e. Identify any past due dollar amounts;

f. Identify a mailing address and telephone number for billing inquiries and disputes, identify the entity responsible for resolving billing inquiries and disputes and its business hours and days of availability, and describe the process used to resolve disputes related to bills as set forth in this chapter; and

g. Include a statement to the effect that “this bill is from [landlord name] and not from Auburn Public Utilities.”

### 7. Protection of Personally Identifiable Information.

a. A third party billing agent who, prior to the effective date of the ordinance codified in this chapter, has obtained a tenant’s personally identifiable information shall take such actions as are necessary to protect such personally identifiable information and to prevent its use or disclosure except as expressly permitted in this chapter.

b. A third party billing agent who, prior to the effective date of the ordinance codified in this chapter, has obtained a tenant’s personally identifiable information may disclose such personally identifiable information only to the extent necessary to render its billing services.

c. To the extent required by federal, state, or local law, a billing entity may disclose personally identifiable information in its possession (i) pursuant to a subpoena or valid court order authorizing such disclosure, or (ii) to a governmental entity.

8. Estimated Billing. If Auburn has billed the landlord using an estimate of utility service consumed, the billing agent may estimate the charges to be billed to tenants until billing based on actual consumption resumes. Upon receipt of a corrected bill showing that the estimated bill overstated charges, the landlord must refund the difference to tenants. Upon receipt of a corrected bill showing that the estimated bill understated charges, the landlord may attempt to recover the underpayment from the tenants that actually incurred the charges during the billing period, but shall not attempt to recover an underpayment from a tenant who did not reside in the unit during the billing period in which the charges were incurred.

## Exhibit C

9. Submetering. Submetering is permitted as a way of allocating master metered utility services to tenants provided the following conditions are met:

- a. The submeters must be read prior to each billing.
- b. A landlord may not enter a unit without, and a tenant may not unreasonably withhold, consent to enter the unit in order to perform sub-meter installation, reading, repair, maintenance, and inspection, including removal of the submeter for testing; provided, however, that a landlord may enter a unit without a tenant's consent in the case of a submeter leak or emergency related to that unit's submeter.
- c. If a tenant contests the accuracy of the submeter, the tenant shall have the option of demanding an independent test of the meter by a certified testing company. If the meter reads within a five percent range of accuracy, the tenant requesting the test shall pay the cost of the meter test. If the meter reads outside a five percent range of accuracy, the landlord shall pay for the cost of the meter test and within 30 days refund any overpayments for the past three months based on a recalculation of the past year's billings by correcting for the inaccuracy of the submeter. Submetering thereafter shall only be permitted with a repaired submeter.

B. Nothing in this section shall be construed to prevent a landlord from addressing billing of master metered or other unmetered utility services in a written addendum to a lease. A lease addendum may be used to give the notice required under subsection (A)(1) of this section, so long as the lease addendum is provided to the tenant with the notice required under that subsection, and so long as all other requirements of this chapter are satisfied. (Ord. 6084 § 1, 2007.)



## AGENDA BILL APPROVAL FORM

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**Agenda Subject:**

Auburn Avenue Theater Update (Faber) (15 Minutes)

**Department:**

Parks/Art and Recreation

**Attachments:**

[Auburn Avenue Theater](#)

**Date:**

November 7, 2018

**Budget Impact:**

Current Budget: \$0

Proposed Revision: \$0

Revised Budget: \$0

**Administrative Recommendation:****Background Summary:**

Please see the attached PowerPoint Presentation.

**Reviewed by Council Committees:****Councilmember:****Staff:**

Faber

**Meeting Date:** November 13, 2018

Item Number:

# AUBURN AVE

## Theater

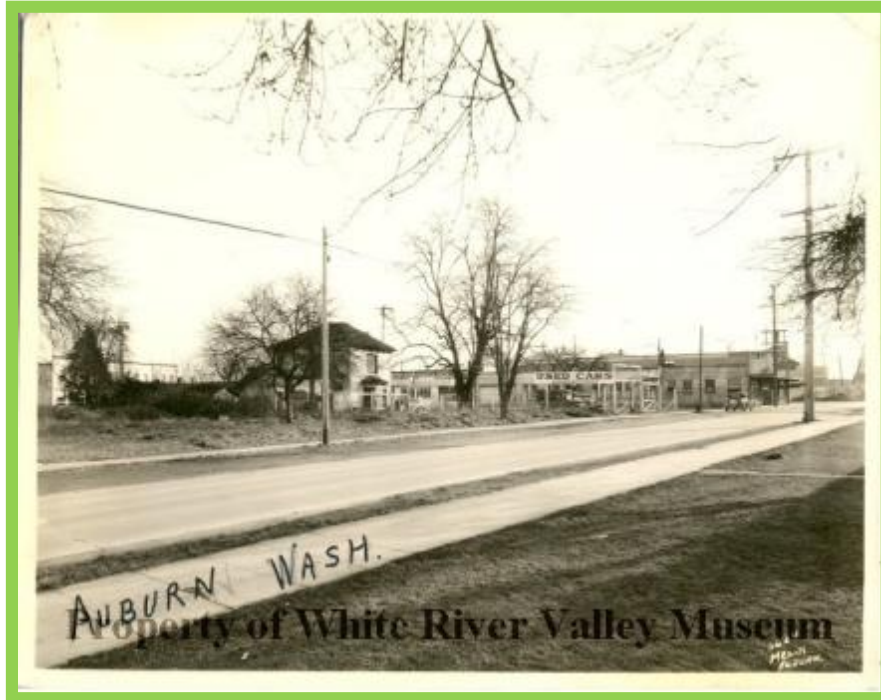
AUBURN  
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# AUBURN AVE Theater

# Background



Built in 1926, the Auburn Avenue Theater has been used as a bus depot, movie theater as well as a dinner theater.

Since 2007, Auburn Avenue Theater has been managed and operated by the City of Auburn.



## Current Operations

- Performing Arts at the Auburn Ave. Theater includes touring groups from across the northwest
- Season includes music, dance, comedy, tribute shows, the AveKids series, and seven full-scale theater productions
- The 2018-2019 BRAVO performing arts season will include 83 performances with an estimated attendance of 14,000.
- Also serves as a rental venue







## ***Current Lease Expires – December 31, 2021***

### ***Option 1:***

**Renegotiate  
current lease**

### ***Option 2:***

**Purchase  
Theater and  
Remodel/  
Rebuild  
On  
current site**

### ***Option 3:***

**Property  
Acquisition  
Opportunities:**

**Develop new  
theater in  
different  
location**

### ***Option 4:***

**Enter into  
public/private  
partnership with  
potential  
downtown  
developer to  
include a civic  
theater**



## AGENDA BILL APPROVAL FORM

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**Agenda Subject:**

Park Rules (Faber) (15 Minutes)

**Department:**

Parks/Art and Recreation

**Attachments:**

[Park Rules](#)

**Date:**

November 8, 2018

**Budget Impact:**

Current Budget: \$0

Proposed Revision: \$0

Revised Budget: \$0

**Administrative Recommendation:**

No Action Requested, Discussion only.

**Background Summary:**

Follow-up to City Council request for discussion

**Reviewed by Council Committees:**

**Councilmember:** Pelosa

**Staff:**

Faber










**Meeting Date:** November 13, 2018

Item Number:

# Park Rules

- Related to public peace, health, safety and welfare of park users
- City Code Chapter 2.22 establishes the laws related to the Parks system.
- Last updated via Ordinance 6465 in 2013
- **Penalty:** Class 1 Infraction; Gross Misdemeanor or Misdemeanor or other applicable law

## AUBURN PARK RULES

-  **PARK HOURS:** The park is open ½ hour before sunrise and closes ½ hour after sunset or ½ hour after ball field lights go out. ....ACC 2.22.220
-   **PERMITS:** Permits are required for all organized public gatherings and the selling of food, merchandise, or services. ....ACC 2.22.040; 2.22.050; 2.22.090
-  **NOISE:** Use of PA systems or other sound amplifying devices by specific permit. Noise beyond 50 feet may result in a fine up to \$500. ....ACC 8.28.010; 2.22.040; 2.22.050
-    **VEHICLES:** Vehicular traffic, including bicycles and skateboards, are restricted to roads and/or trails specifically designated for their use. ....ACC 2.22.200
-   **DRUGS & LIQUOR:** Display, possession, or consumption of drugs and/or intoxicating liquors in any park is prohibited. ....ACC 2.22.080; RCW 69.51A.060.1

## ATTENTION DOG WALKERS: CITY CODE REQUIRES YOU TO CLEAN UP AFTER YOUR DOGS AND USE A LEASH





















**ATTENTION DOGS:**  
GRRR, BARK, WOOF-WOOF. GOOD DOG!

Animal Control 253-931-3062 or 911  
Parks Department: 253-931-3043  
Reference Auburn City Code: ACC 2.22.120; ACC 2.22.130; ACC 6.02.132

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## AUBURN PARK RULES

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-   **DRUGS & LIQUOR:** Display, possession, or consumption of drugs and/or intoxicating liquors in any park is prohibited. ....ACC 2.22.080; RCW 69.51A.060.1
-  **OVERNIGHT USE:** Camping in any park is prohibited unless designated campsite at Game Farm Wilderness Campground. ....ACC 2.22.210
-   **LITTER/DESTRUCTION OF PROPERTY:** It is unlawful to litter or damage or destroy any real or personal property within a park. Cutting, removing, or destruction of any turf, plant, shrub, tree, or flower is prohibited. ....ACC 2.22.070; 2.22.100; 2.22.110; 2.22.140
-  **FIREWORKS:** It is unlawful to possess, shoot, fire, or explode any fireworks or explosives in any park. ....ACC 2.22.190; ACC 8.24.010
-   **ANIMALS:** Dogs and cats must be on a leash unless in a designated off-leash area. You must clean-up after your pet. Feeding or disturbing any bird or animal in the park is prohibited. (Animal Control: 253-931-3062 or 911) ....ACC 2.22.120; ACC 2.22.130; ACC 6.02.132
-   **OTHER EQUIPMENT:** It is unlawful to golf, use motorized model aircraft, air guns, or other similar implements. ....ACC 2.22.180
-  **FIRES:** Fires are allowed only in park-installed or portable barbecues or by special permit. ....ACC 2.22.170

Any violation of a park rule, the Auburn City Code, or the revised Code of Washington can result in your exclusion from the park system as well as fines up to \$500. For a list of Auburn City Codes, visit the City Clerk's Office or find them online at [www.auburnwa.gov](http://www.auburnwa.gov).

**Auburn Police Department:**  
Emergency 911 | Non-emergency 253-288-2121

City of Auburn Parks, Arts & Recreation  
[www.auburnwa.gov/parks](http://www.auburnwa.gov/parks) | 253-931-3043

**AUBURN**  
MORE THAN YOU IMAGINED

## Park Policy

- Sets operational policy related to Parks, Arts and Recreation
- Last updated in 2013
- Examples include Community Garden Policy, Campground Policy, Youth/Adult Sports Policy
- Penalty: violation of Policy can lead to a trespassing infraction per city code

### Auburn Community Garden

REMINDER TO VISITORS:



**NO PETS  
IN GARDENS**



**STAY ON PATH**



**DO NOT ENTER GARDENS  
UNLESS AUTHORIZED BY OWNER**

These are private gardens. Gardeners work hard to grow food for themselves and for the Auburn Food Bank.

- Please respect these gardens and keep them from the pathway.
- Please do not enter peoples gardens.
- Please keep pets out of gardens.

Thank you.

*produce*  
**MORE THAN YOU I**

For more information or to rent a garden plot, call Auburn Parks, Arts & Recreation at 253-931-3043



To help preserve the synthetic turf, please follow the following rules:

- Groups with rental permits
- Sunflower seeds and gum are not allowed
- Only players and coaches are allowed
- Metal cleats and spikes are not allowed
- Tennis shoes and rubber-soled shoes are allowed
- No food or beverage, except water, inside the fenced area.
- Spectators may use the bleacher areas and must stay outside the fenced area.
- All pets must remain outside the fenced area.
- Alcohol/drugs/tobacco products are prohibited.
- No bicycles allowed inside the fenced area.

To reserve these fields please call 253-931-3043.

A portion of these fields were funded by the Washington Wildlife and Recreation Program through a grant program administered by the Washington State Recreation Conservation and Funding Board and with funding from a King County Youth Sport Facility grant.

Thank You and Enjoy!

City of Auburn Parks, Arts & Recreation

**AUBURN** \* MORE THAN YOU IMAGINED

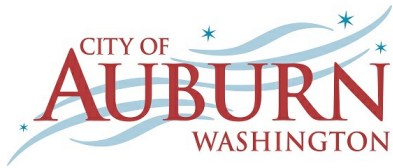
### TENNIS COURT RULES

- These courts are for tennis playing **only**, no soccer, no volleyball, no baseball, etc.
- Court hours from 7:00 a.m. - 10:30 p.m.
- No pets.
- No bicycles, roller blades or skate boards.
- Proper footwear required.
- Do not abuse nets or other equipment.
- One hour limit if waiting line.
- Lights are free of charge, press the button in the southwest corner of the tennis courts to turn on lights.
- Auburn Parks, Arts and Recreation classes and events have priority.
- Tennis lessons are available through the Auburn Parks, Arts & Recreation Department.

City of Auburn  
Parks, Arts & Recreation

253-931-3043 | [www.auburnwa.gov/play](http://www.auburnwa.gov/play)

**AUBURN**  
MORE THAN YOU IMAGINED



## AGENDA BILL APPROVAL FORM

Agenda Subject:  
Fireworks Season Review (Pierson) (15 Minutes)

Date:  
November 6, 2018

Department: **Attachments:**  
Police [APD 4th of July Presentation](#)

Budget Impact:

Administrative Recommendation:

Background Summary:

Reviewed by Council Committees:

Councilmember:  
Meeting Date: November 13, 2018

Staff: Pierson  
Item Number:



Commander  
Dan O'Neil

# FIREWORKS ANALYSIS 2018



Courage Honor Integrity Professionalism



# 2018 Objectives

- ❑ Zero Tolerance for possession and discharge.
- ❑ Continue efforts to improve communication and collaborative efforts with representatives from the Muckleshoot Indian Tribe.
- ❑ Proactive Fireworks Patrols



Courage Honor Integrity Professionalism

# Staffing

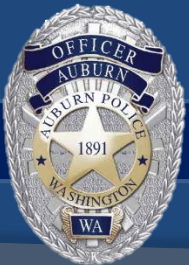
- 12 Officers worked 78.5 hours between June 26<sup>th</sup> and July 5<sup>th</sup>.
- 23 Officers and 3 Sergeants covering 3 patrol shifts on July 4<sup>th</sup>.
- 4 Officers and 1 Sergeant assigned to traffic.
- 6 Officers and 1 Sergeant at Les Gove Park.
- 19 Officers and 2 Sergeants assigned to fireworks emphasis.
- 6 Officers and 1 Sergeant were assigned to the discharge area.
- Total cost \$27,005.00



Courage Honor Integrity Professionalism

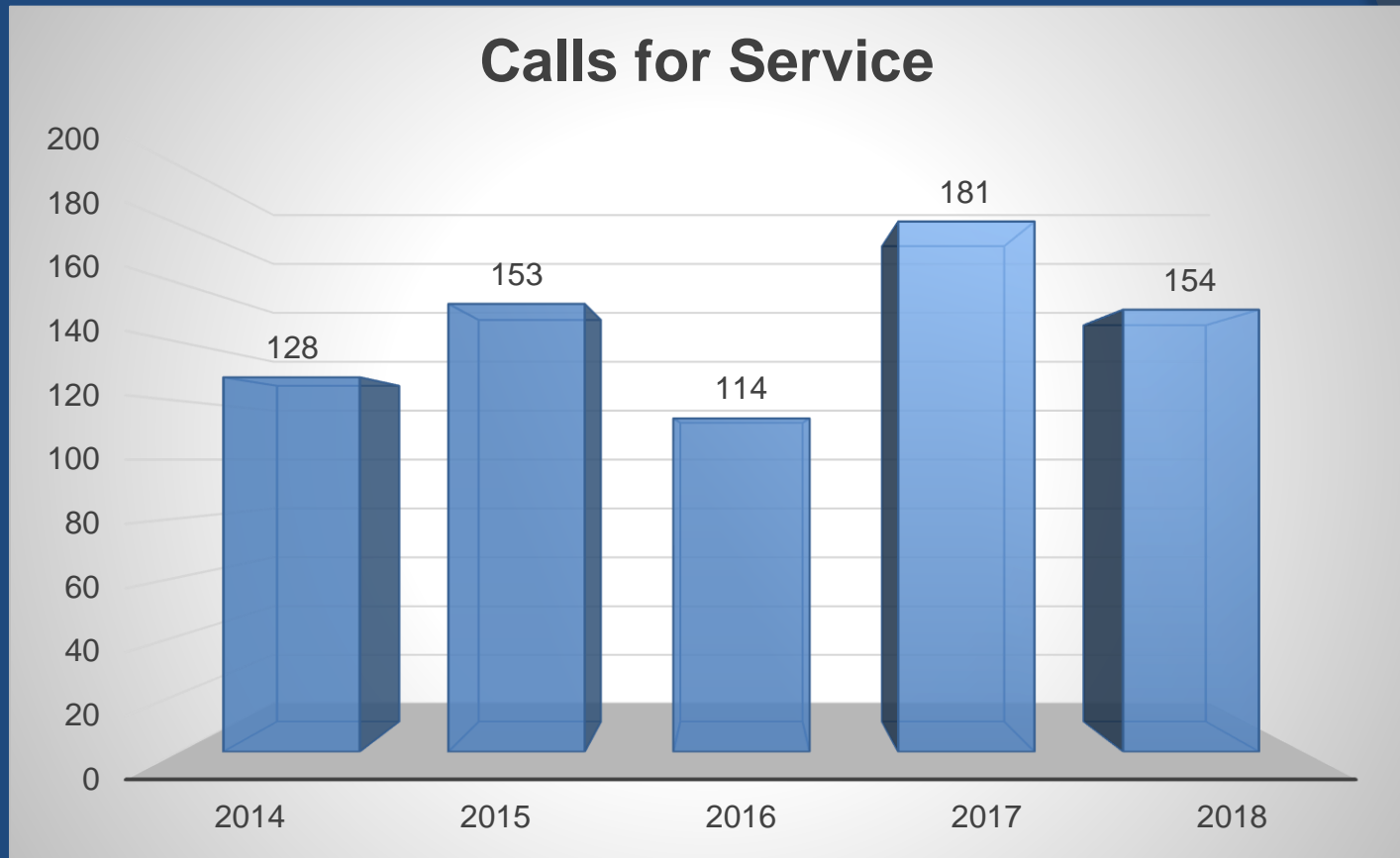
# Major Incidents

- On June 3<sup>rd</sup> an 18 year old male was injured when an M-80 detonated in his hand.
- On July 4<sup>th</sup> a 31 year old male was injured when a mortar detonated in his hand.
- On July 4<sup>th</sup> there was a significant brush fire at the discharge area.



Courage Honor Integrity Professionalism

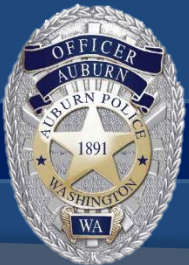
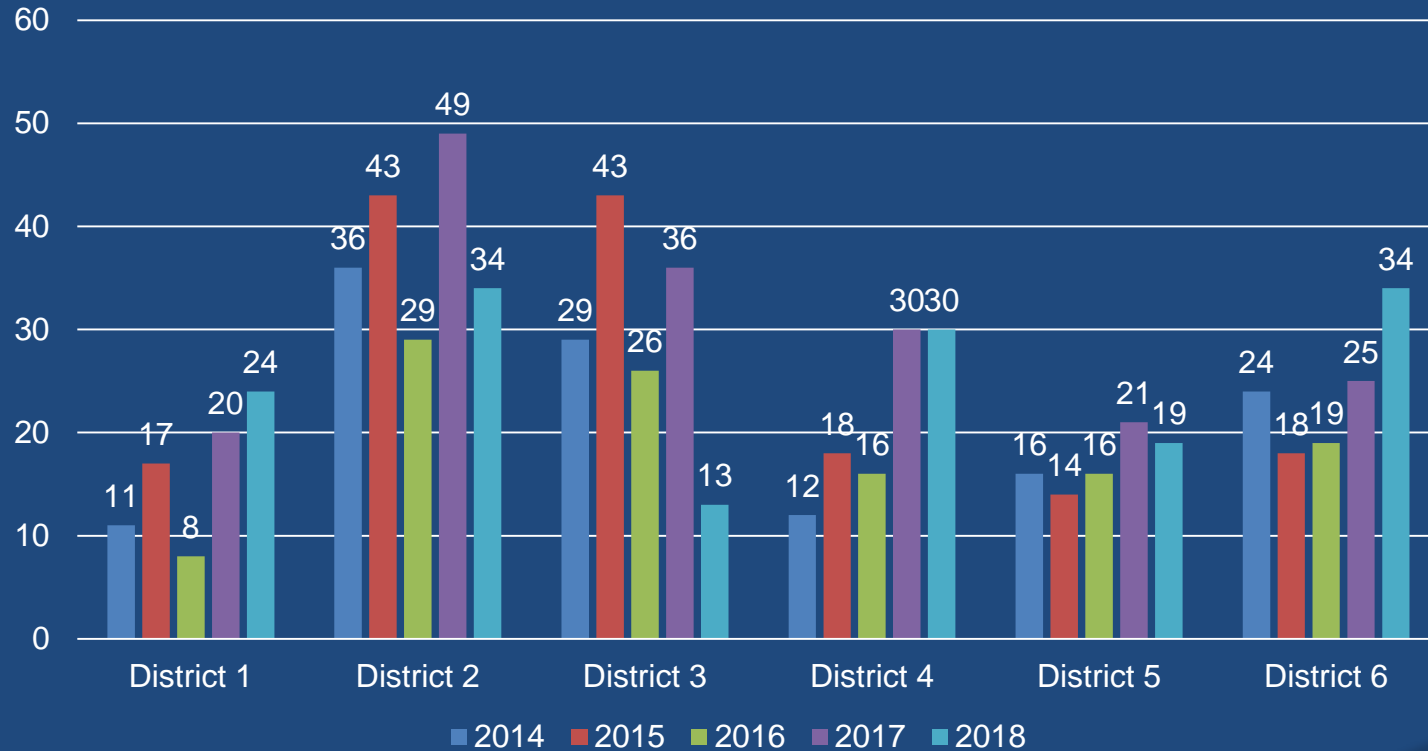
# Calls for Service 1100-0800 July 4<sup>th</sup> to July 5<sup>th</sup>



Courage Honor Integrity Professionalism

# Calls by District

## Firework Calls by District



Courage Honor Integrity Professionalism

# Other Valley Cities

- Auburn 15% decrease, Kent had the largest decrease at 35%. Renton had the largest increase at 31%.

	1100 on 7/4/2017 to 0800 on 7/5/2017	1100 on 7/4/2018 to 0800 on 7/5/2018
Kent	297	193
Auburn	181	154
Federal Way	120	156
Tukwila	42	45
Renton	31	131



Courage Honor Integrity Professionalism

# Arrests and Reports June Through July 5<sup>th</sup>.

	6/1/2014 to 7/5/2014	6/1/2015 to 7/5/2015	6/1/2016 to 7/5/2016	6/1/2017 to 7/5/2017	6/1/2018 to 7/5/2018
Fireworks Calls for Service	317	316	320	392	288
Cases Written	7	5	4	4	7
Arrests Made	3	4	2	2	8



Courage Honor Integrity Professionalism

# Year by Year Comparison June 1<sup>st</sup> Through July 5<sup>th</sup>.

	6/1/2014 to 7/5/2014	6/1/2015 to 7/5/2015	6/1/2016 to 7/5/2016	6/1/2017 to 7/5/2017	6/1/2018 to 7/5/2018
<b>Fireworks Calls for Service</b>	317	316	320	392	288
<b>Cases Written</b>	7	5	4	4	7
<b>Arrests</b>	3	4	2	2	8

	2017	2018
<b>Patrol District 1</b>	31	33
<b>Patrol District 2</b>	98	64
<b>Patrol District 3</b>	55	35
<b>Patrol District 4</b>	63	54
<b>Patrol District 5</b>	63	33
<b>Patrol District 6</b>	82	70



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# Fireworks Confiscated

309 Separate fireworks confiscated.



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# Results

- ◉ Stands were closed around 2230.
- ◉ No Officer Injuries this year.
- ◉ Peak activity hours were 2100 and 0000
- ◉ Emphasis Units secured at 0200 on July 4<sup>th</sup> There were only 3 calls between 0200 and 0800.
- ◉ Minimal debris in the city parks.



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# Plan for 2019

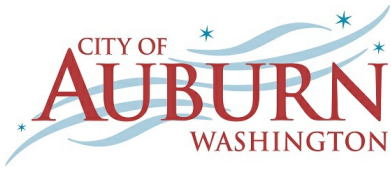
- ◉ More advertising and education (Social Media, Press Release)
- ◉ Continued Relationship with the Muckleshoot Indian Tribe.
- ◉ Continued Emphasis on City Parks



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## AGENDA BILL APPROVAL FORM

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**Agenda Subject:**

Matrix

**Department:**

Council

**Attachments:**

[Special Focus Areas Key](#)  
[Matrix](#)

**Date:**

November 7, 2018

**Budget Impact:**

Current Budget: \$0  
Proposed Revision: \$0  
Revised Budget: \$0

**Administrative Recommendation:****Background Summary:****Reviewed by Council Committees:****Councilmember:**

**Meeting Date:** November 13, 2018

**Staff:**

Item Number:

# SPECIAL FOCUS AREAS

HEALTH & HUMAN SERVICES	FINANCE & ECONOMIC DEVELOPMENT	PUBLIC WORKS & COMMUNITY DEVELOPMENT	MUNICIPAL SERVICES
HUMAN SERVICES FUNDING PUBLIC WELLNESS DOMESTIC VIOLENCE SERVICES HOMELESSNESS SERVICES AFFORDABLE HOUSING COMMUNITY SERVICES HUMAN RESOURCES MEDICAL COMMUNITY RELATIONS	CITY BUDGET & AMENDMENTS RISK MANAGEMENT EQUIPMENT RENTAL FACILITIES CITY REAL PROPERTY LEGAL DEVELOPMENT INCENTIVES BUSINESS DEVELOPMENT ECONOMIC DEVELOPMENT STRATEGIES	UTILITIES ZONING, CODES & PERMITS INNOVATION & TECHNOLOGY TRANSPORTATION STREETS ENGINEERING CAPITAL PROJECTS SUSTAINABILITY ENVIRONMENTAL PROTECTION CULTURAL ARTS & PUBLIC ARTS PLANNING	POLICE SCORE JAIL DISTRICT COURT PARKS & RECREATION ANIMAL CONTROL SOLID WASTE EMERGENCY PLANNING AIRPORT AIRPORT BUSINESSES SISTER CITIES MULTIMEDIA
Councilmember Trout-Manuel, Chair Councilmember Wales, Vice Chair	Councilmember Holman, Chair Councilmember Brown, Vice Chair	Councilmember DaCorsi, Chair Deputy Mayor Baggett, Vice Chair	Councilmember Brown, Chair Councilmember Pelozo, Vice Chair
2018 MEETING DATES January 22, 2018 March 26, 2018 May 29, 2018 July 23, 2018 September 24, 2018 November 26, 2018	2018 MEETING DATES February 12, 2018 April 9, 2018 June 11, 2018 August 13, 2018 October 8, 2018 December 10, 2018	2018 MEETING DATES February 26, 2018 April 23, 2018 June 25, 2018 August 27, 2018 October 22, 2018 December 24, 2018	2018 MEETING DATES January 8, 2018 March 12, 2018 May 14, 2018 July 9, 2018 September 10, 2018 November 13, 2018

## COUNCIL MATRIX

NO.	TOPIC	Chair	STAFF LEAD(S)	STUDY SESSION REVIEW DATE(S)	COUNCIL DISCUSSION SUMMARY	ACTION DATE
1	Capital Projects Update and Featured Capital Project Discussion	Chair DaCorsi Vice Chair Deputy Mayor Baggett	Director Gaub	1/14/2019		
2	Plastic Bag Ban	Chair DaCorsi Vice Chair Deputy Mayor Baggett	Director Tate	1/14/2019		
3	Community Court	Chair Brown Vice Chair Peloza	Director Martinson	11/13/2018		
4	Park Rules	Chair Brown Vice Chair Peloza	Director Faber	11/13/2018		
5	Graffiti	Chair Brown Vice Chair Peloza	Director Tate/Chief Pierson	12/10/2018		
6	Auburn Avenue Theater Update	Chair Brown Vice Chair Peloza	Director Faber	11/13/2018		
7	One Table Presentation	Chair Trout-Manuel Vice Chair Wales	Director Hinman	11/26/2018		
8	Blue Ribbon Committee Update	Chair Trout-Manuel Vice Chair Wales	Director Hinman	11/26/2018		
9	Identity Theft	Chair Holman Vice Chair Brown	City Attorney Gross	TBD		
10	Annexations (islands and peninsulas)	Chair Holman Vice Chair Brown	City Attorney Gross	12/10/2018		
11	Gambling/Card Room Revenue	Chair Holman Vice Chair Brown	Director Coleman	12/10/2018		