

- Meetings may be viewed on the [City of Anacortes website](#), on the City of Anacortes [YouTube](#) Channel, or on TV [Channel 10](#).
- The public may also watch, listen to, or participate in the meeting live by visiting <https://us02web.zoom.us/j/89255646791> or by telephoning 1-253-215-8782 and entering Meeting ID 892 5564 6791.
- The public is encouraged to comment via email to cityclerk@cityofanacortes.org or via written comment addressed to City Clerk, P.O. Box 547, Anacortes, WA 98221. Public comments received by the [City Clerk](#) prior to 3:00 p.m. the day of the meeting will become part of the record for the meeting, just as if presented in person.
- Complete guidelines for virtual participation in Anacortes City Council meetings are available [here](#). View the quick video example for connecting to the meeting [here](#).



Anacortes City Council

Municipal Building Council Chambers 904 6th Street

**July 22, 2024
6:00 PM**

PRELIMINARY AGENDA [Packet Materials](#) / [Watch Meeting](#)

1. **Call to Order**
2. **Pledge of Allegiance**
3. **Announcements and Committee Reports**
 - a. Housing Affordability and Community Services Committee (Report)
 - b. Planning Committee (Report)
 - c. Economic Development Committee (Report)
 - d. Library Committee (Report)
 - e. 4th of July Parade Awards (Announcement)
4. **Public Comment**
5. **Consent Agenda**
 - a. Minutes of July 15, 2022 (Action)
 - b. Approval of claims in the amount of \$952,287.56 (Action)
 - c. Resolution 3159: Setting the Date for a Public Hearing for the Vacation of Right of Way (Action)
6. **Public Hearings**
 - a. * 2025 Comprehensive Plan Update Docket (Discussion/Possible Action)
7. **Other Business**
 - a. * Request to Modify Cinema Lease (Discussion/Possible Action)
 - b. Agreed Order with Department of Ecology on A Avenue Landfill Site (Discussion/Action)

Per the council rules of procedure, a person who wishes to provide public comment at this meeting may do so:

- *On matters pertaining to a particular agenda item at the invitation of the chair at the time the City Council takes up discussion of that agenda item. Items open for public comment are indicated with an asterisk (*)*
- *On any other matter specifically pertaining to the City of Anacortes during the Public Comment agenda item.*

The City of Anacortes is committed to making public meetings available and accessible to all members of the community. For assistance with special needs, please contact the City Clerk at 360-299-1960 in advance of the meeting.

- c. Contract Modification: Anchor QEA - Master Services Agreement #21-024-LEG-001 (Action)
 - d. Interlocal Agreement #25-001-AFD-001 with Skagit County and Providers for the Provision of Emergency Medical Services (Discussion/Action)
 - e. Contract Modification: R Avenue Long-Term Improvement Project #20-127-TRN-004 (Discussion/Action)
 - f. * Ordinance 4083: Amending Anacortes Municipal Code Chapter 10.12 and 10.18 (Discussion/Possible Action)
 - g. * Noise Variance WWTP Outfall Relocation (Discussion/Action)
 - h. Contract Award: 2024 Asphalt Overlay Project #24-174-TRN-001 (Discussion/Action)
8. **Adjournment**

Per the council rules of procedure, a person who wishes to provide public comment at this meeting may do so:

- *On matters pertaining to a particular agenda item at the invitation of the chair at the time the City Council takes up discussion of that agenda item. Items open for public comment are indicated with an asterisk (*)*
- *On any other matter specifically pertaining to the City of Anacortes during the Public Comment agenda item.*

The City of Anacortes is committed to making public meetings available and accessible to all members of the community. For assistance with special needs, please contact the City Clerk at 360-299-1960 in advance of the meeting.

Anacortes City Council Minutes - July 15, 2024

Call to Order

Mayor Pro Tempore Carolyn Moulton called to order the Anacortes City Council meeting of July 15, 2024 at 5:00 p.m. Councilmembers TJ Fantini, Ryan Walters, Anthony Young, Bruce McDougall and Amanda Hubik were present. Councilmember Christine Cleland-McGrath (left at approximately 8:40 p.m.) participated in the meeting remotely via Zoom

Pledge of Allegiance

The assembly joined in the Pledge of Allegiance.

Consent Agenda

Mr. Young moved, seconded by Ms. Hubik, to approve the following Consent Agenda items. The motion carried unanimously by voice vote.

a. Minutes of July 8, 2024

b. Approval of claims in the amount of \$ 323,619.78

The following vouchers/checks were approved for payment:

EFT numbers: 109878 through 109915, total \$143,117.52

Check numbers: 109916 through 109931, total \$159,734.19

Wire transfer numbers: 350531 through 350850, total \$20,768.07

Other Business

City Council Work Session - 2025 Comprehensive Plan and 2025 Docket

Mayor Pro Tempore Moulton explained the overall agenda of the work session. Planning, Community, and Economic Development Director John Coleman provided the goals and guidelines for the work session and explained the Comprehensive Plan update and docketing process, referring to a slide presentation that was added to the packet materials for the meeting.

Discussion topics included:

- Separating development regulations updates from the Comprehensive Plan update.
- Basis for staff recommendations.

Petitioner Presentations

Signal Hill Family Limited Partnership

Lafe Hermansen, Senior Partner of Core Design, Inc., proposed the expansion of the Urban Growth Area to include an area south of Sharpes Corner on behalf of Signal Hill Family Limited Partnership, referring to a presentation that was added to the packet materials for the meeting.

Discussion topics included:

- Area included in the proposal.
- Unbuildable portions of the area and associated site plans.
- Consideration of the transfer of unbuildable area to the Anacortes Community Forest Lands.
- Public land designation.

Port of Anacortes

Kevin Anderson, Environmental Specialist for the Port of Anacortes, presented zoning changes to the Marine Terminal, Cap Sante Marina, the Airport and Rockwell parcels, referring to a slide presentation that was added to the packet materials for the meeting.

Discussion topics included:

- Trailer parking and marine tech center area geographic definition and uses.

MJB Properties

Jimmy Blais, representing the MJB Properties, addressed zoning changes to the property area, referring to a slide presentation that was included in the packet materials for the work session.

Discussion topics included:

- Minimum aggregated public park requirement.
- Accessory versus standalone use for daycare.
- Desirability and purpose of self-storage.
- Work force housing definition.
- Open space considerations.
- The ratio of commercial to residential space in the development code.
- Clear visualization of the project area to help inform the Council and the public.
- The street plan for the development and consistency with the rest of the city.
- Minimum setback for the water-facing side of a building.

Eric Bowman

Mr. Bowman proposed that indoor recreation use be allowed on his property located on Reservation Road and Stevenson Road for use as an event center.

Discussion topics included:

- Planned building and lot specifications.
- Map of the area.

Ian Munce

Mr. Munce presented proposed development regulation and Comprehensive Plan process amendments, referring to a slide presentation that was added to the packet materials for the meeting.

Discussion topics included:

- Cottage housing.
- Development regulations changes.
- Previous Comprehensive Plan update and how the process came forward.
- The spirit of openness and public involvement in the process.
- Addressing increased density.
- Planning Commission involvement in the process.

William (Bill) Turner

Mr. Turner addressed affordable housing in Anacortes, proposing that there should be subsidized housing in the community and eliminating impact fees for accessory dwelling units.

Discussion topics included:

- Habitat for Humanity model.
- Balancing compassion with market capitalism.
- Preserving continuity and keeping people comfortable.
- Public education and communication.
- Hiring a staff member to seek grant funding.
- Targets versus projections for subsidized housing.
- Identify city-owned land to develop for housing.

Comprehensive Plan Update Requirements

Mr. Coleman detailed the required Comprehensive Plan updates, referring to a slide presentation that was added to the packet materials for the meeting.

Discussion topics included:

- Procedures for urban growth area expansion and consideration of the surrounding rural area.
- Racially Disparate Impacts review.
 - Importance of regulations to ensure equity and counter intrinsic biases.

Council Discussion

Discussion topics included:

- The theme of the Comprehensive Plan update should be for the whole community.
- Move the Comprehensive Plan to the Code Publishing website.
- Planning for the Anacortes Senior Activity Center.
- Integration of Anacortes Community Forest Land into the Urban Growth Area.
- No neighborhood is exempt from change, though none should be subject to radical change.
- Housing is available by right, not through the conditional use process.
- Bike-ability and walkability. Consider pedestrianization of streets.
- Development review time period ordinance.
- Streamline the permit application process.
- Shoreline Master Plan update.
- Amending the manufacturing and shipping zone.
- Curb, gutter, sidewalk analysis.
- Address Anacortes Municipal Code Title 16 - Tree Preservation - rewrite; 17.75 Essential Public Facilities - rewrite and move to Title 19; Title 15 - Engineering Fees - move to unified fee schedule; Urban Center Development - delete; Underground Utilities - move to Title 19.
- Deciding which items are to be prioritized within time and staff limitations.
- Having the proposals in writing.
- Quality of life focused update.
- Many areas of the update have already been discussed and decided.

- Citizen participation and public engagement.
- An update that reflects public desires.
- Owner-occupied short-term rentals.
- Maintaining the character of neighborhoods.
- Marketing and public outreach.
- Cottage housing that is desirable and fits with the surrounding neighborhood.
- Lot size versus housing type survey.
- Better articulated permit review process and timelines - Planning Commission deep dive.
- Timely final determination on permit applications.
- Tree preservation.
- Housing emergency - need it.

Consultant Question and Answer Period

Mr. Coleman introduced the consultants Katy Saunders (Makers - Climate Element), John Philips (Parametrix), Markus Johnson (Makers), and Andrew Oliver (Leland Consulting).

- Draft data for the climate element in the late summer / fall.
- Hot button issues and others compared to 2016.
 - State housing requirements.
 - Land capacity analysis by income bands.
 - Department of Commerce updates.
 - Economic development update with maritime industries.
- Strategies or actionable items to achieve housing goals.
- Incorporation of the Housing Action Plan into the update.
 - Menu to choose from, not prescriptive guide.
 - Knowledge of undesirable options early on in the process.
- County changes to housing targets and growth allocation.
- Data that supports emergency shelter needs.
- [Housing for All Planning Tool](#).
- Planning Committee will come back with a list of areas to be addressed in the update.

Adjournment

There being no further business, at approximately 9:02 p.m. the Anacortes City Council meeting of July 15, 2024, was adjourned.



Anacortes City Council

Municipal Building Council Chambers
904 Sixth Street

July 22, 2024
6:00 p.m.

PUBLIC COMMENT SIGN IN SHEET

Per Resolution 3141, citizens wishing to comment on items not on the agenda may do so on any matter specifically pertaining to the City of Anacortes under the Public Comment portion of the agenda. Citizens wishing to comment on agenda items indicated with an asterisk (*) may do so as those items are considered by Council during the course of the meeting. Citizens wishing to speak will please sign in at the back of the Council Chambers prior to the start of the meeting. The Mayor may limit comments to those who have signed in and may limit the time allotted to each speaker to facilitate the orderly progress of the meeting. These rules are intended to promote an orderly system of holding a public hearing or meeting, to give every person who wishes to speak an opportunity to be heard, and to ensure that no individual is embarrassed by exercising his or her right to free speech.

Please print your name legibly so we can recognize you correctly in the minutes. Thank you!

Name	Topic
✓ PAT GARDNER	MISC/BLDG/ZONING
✓ Rick Eggerth	Comp Plan Update
✓ Steve Anderson	Park S/FOREST LANE
✓ Kathleen Lorence-Flanagan	comp plan/docket
✓ ROBERT MILLER	COMP PLAN / MJB
Nancy Saunders	Movie Theatre
✓ MARLON FINLUND / EI	COMP PLAN
✓ PAT GARDNER	MJB - CONTROL
✓ TOM GLADE	COMP PLAN
✓ BRIAN WELLER	COM PLAN
JIMMY BLAZE KIRKIN	COM PLAN
ERIC BOWMAN	COM PLAN INDOOR
CHRISTO FOWMAN	

Continue on back of sheet as needed

The following claims against the City of Anacortes have been preaudited and certified by the Clerk-Treasurer as ready for City Council approval at the July 22, 2024 City Council meeting:
[Download this file in OpenDocument spreadsheet format.](#)

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
351188	10/6/2017	220013285857	PUGET SOUND ENERGY INC	(29-2) 2017 INVOICE NOT RECEIVED	\$ 154.56	medic
351187	10/6/2017	220013295708	PUGET SOUND ENERGY INC	(29-3) 2017 INVOICE NOT RECEIVED	\$ 89.84	medic
351196	3/31/2024	1344	WIDENER & ASSOCIATES	FEMA COORDINATION - NOVEMBER 2021 EVENT - FEMA-4635-DR - MARCH 2024	\$ 1,866.20	pw1
351195	3/31/2024	1367	WIDENER & ASSOCIATES	FEMA COORDINATION - JANUARY 2022 EVENT - FEMA-4650-DR - MARCH 2024	\$ 1,980.00	pw1
351361	5/2/2024	6002400187	NORTHWEST EDUCATIONAL SERVICE	AFD TRAINING FACILITY USAGE - NWESD	\$ 55.00	executive
349109	5/2/2024	6560376046	ARAMARK	APD NYLON MATS CLEANED	\$ 16.32	apd
349770	5/5/2024	81764836	INGRAM LIBRARY SERVICES, LLC	ADULT BOOKS	\$ 1,339.03	libcc
349769	5/19/2024	81979793	INGRAM LIBRARY SERVICES, LLC	ADULT BOOKS	\$ 3,749.44	libcc
349520	5/19/2024	81979794	INGRAM LIBRARY SERVICES, LLC	CHILDREN'S AND TEEN BOOKS	\$ 2,500.15	libcc
351194	5/29/2024	27969	ALLMAX SOFTWARE, LLC	WTP OPERATOR10 WATER ANNUAL SUPPORT 6/1/24-5/31/25	\$ 5,610.00	dwtpt
351321	5/30/2024	9131-2	THE SHERWIN WILLIAMS CO	TRAFFIC MARKING PAINT - 2024	\$ 18,015.64	pw1
351360	5/30/2024	FB-2673	CITY OF MOUNT VERNON	DARK FIBER	\$ 350.00	fiber
349235	5/31/2024	3095124766	LEXISNEXIS	MAY ONLINE LEGAL SUBSCRIPTION	\$ 354.69	attorney
351356	6/1/2024	00832 ZURCHER	CAMPBELL LAW FIRM	PUB DEF CONFL	\$ 80.00	pubdef
351353	6/1/2024	00940 MENDER	CAMPBELL LAW FIRM	PUB DEF CONFL	\$ 260.00	pubdef
351351	6/1/2024	00941 HOWSON	CAMPBELL LAW FIRM	PUB DEF CONFL	\$ 140.00	pubdef
351352	6/1/2024	00942 LANE JOHNSON	CAMPBELL LAW FIRM	PUB DEF CONFL	\$ 380.00	pubdef
351355	6/1/2024	00943 THIBERT	CAMPBELL LAW FIRM	PUB DEF CONFL	\$ 160.00	pubdef
351350	6/1/2024	00986 HERMSTAD	CAMPBELL LAW FIRM	PUB DEF CONFL	\$ 220.00	pubdef
351349	6/1/2024	00987 AINSLEY	CAMPBELL LAW FIRM	PUB DEF CONFL	\$ 150.00	pubdef
351354	6/1/2024	00990 MEREDITH	CAMPBELL LAW FIRM	PUB DEF CONFL	\$ 110.00	pubdef
349075	6/1/2024	4844369S185	LEMAY MOBILE SHREDDING	APD AND COURT ON-SITE SHREDDING 5/6	\$ 36.54	apd
350752	6/1/2024	4844370S185	LEMAY MOBILE SHREDDING	CONTAINER SHREDDING - CITY HALL	\$ 7.82	finance

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
350834	6/3/2024	1062	GEN1 K9 LLC	DOG OBEDIENCE CLASSES - MAY 2024	\$ 450.00	pkrec
348572	6/3/2024	POB 547	UNITED STATES POSTAL SERVICE	PO BOX 547 1 YR RENEWAL 7/1/24-6/30/2025	\$ 436.00	finance
349617	6/4/2024	1843253	SUN SUPPLY, INC.	SUPPLIES FOR STREET DEPT	\$ 90.81	shopcc
349056	6/4/2024	RI106251241	FRANCOTYP-POSTALIA, INC	MAILING MACHINE QUARTERLY RENTAL 6/1-8/31/24	\$ 130.43	finance
349359	6/6/2024	114-5421346-1905057	AMAZON.COM SERVICES, INC	MAINTENANCE SUPPLIES	\$ 19.14	wwtpcc
349064	6/6/2024	6560393357	ARAMARK	APD NYLON MATS CLEANED	\$ 16.32	apd
349707	6/7/2024	111-7041252-2814659	AMAZON.COM SERVICES, INC	LAB SUPPLIES	\$ 33.99	wwtpcc
349280	6/7/2024	111-9624289-2589846	AMAZON.COM SERVICES, INC	LAB SUPPLIES	\$ 83.22	wwtpcc
351165	6/10/2024	300000300008	PUGET SOUND ENERGY INC	PLANT AND PUMP STATIONS 5/4-6/5/24	\$ 23,150.57	dwwtp
349282	6/10/2024	0630DFC7-0076	SPYPOINT	PARKS SECURITY CAMERA SUBSCRIPTION	\$ 15.00	parksccl
349281	6/10/2024	0630DFC7-0077	SPYPOINT	PARKS SECURITY CAMERA SUBSCRIPTION	\$ 15.00	parksccl
349358	6/10/2024	1017854	BAYSHORE OFFICE PRODUCTS INC	BUILDING DEPT OFFICE SUPPLIES	\$ 26.75	bldgcc
349414	6/10/2024	111-3987256-5065859	AMAZON.COM SERVICES, INC	LAB SUPPLIES	\$ 148.02	wwtpcc
349413	6/10/2024	111-7647322-2461848	AMAZON.COM SERVICES, INC	LAB SUPPLIES	\$ 171.60	wwtpcc
349292	6/10/2024	114-0390599-1426663	AMAZON.COM SERVICES, INC	TRAINING SUPPLIES	\$ 197.87	pwfacc
349279	6/10/2024	24-51866	BUDGET TOWING & AUTO REPAIR	TOWING FOR VEHICLE #177	\$ 272.86	shopcc
349288	6/10/2024	2728	ANACORTES PRINTING	TRESPASS, OT/LEAVE SLIPS AND CORRECTION NOTICES	\$ 435.20	apdcc
349289	6/10/2024	2773	ANACORTES PRINTING	BLDNG CHECK FORMS	\$ 168.10	apdcc
349412	6/10/2024	3259255	NURNBERG SCIENTIFIC	LAB SUPPLIES	\$ 854.26	wwtpcc
349338	6/10/2024	328472	NAPA	PART FOR VEHICLE #212	\$ 315.47	shopcc
349061	6/10/2024	5/1/24-5/31/24	THRIFTY CLEANERS	UNIFORM CLEANING 5/1-5/31/24	\$ 42.43	apd
349334	6/10/2024	530675	SKAGIT REGIONAL HEALTH	PARKS STAFF CDL PHYSICAL	\$ 110.00	parksccl
349344	6/10/2024	593 176 116 8822	SAFEWAY INC	REC EVENT SUPPLIES	\$ 61.58	parksccl
349290	6/10/2024	607796350	LOWE'S BUSINESS ACCOUNT/GEMB	UTILITY PUMP	\$ 337.24	wtpcc
349287	6/10/2024	6560393362	ARAMARK	OPS & PARKS LAUNDRY SERVICE	\$ 73.78	shopcc

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
349286	6/10/2024	6560393363	ARAMARK	OPS MAT CLEANING	\$ 62.34	shopcc
349360	6/10/2024	6560394768	ARAMARK	LAUNDRY SERVICE FOR WWTP	\$ 49.53	wwtpcc
349285	6/10/2024	701 803 06 24 3 09	FRED MEYER	AGING MASTERY SUPPLIES	\$ 3.29	parksccl
349350	6/10/2024	8255 9094 8736 4397	DISH NETWORK CORP	JUNE SERVICE	\$ 110.89	afdcc
349291	6/10/2024	E23845	SEBO'S DO-IT CENTER	SUPPLIES FOR STREET DEPT	\$ 30.44	shopcc
349294	6/10/2024	X37923	SEBO'S DO-IT CENTER	WA PARK MAINTENANCE SUPPLIES	\$ 38.07	parksccl
349284	6/10/2024	X37935	SEBO'S DO-IT CENTER	MAINTENANCE SUPPLIES	\$ 33.73	wwtpcc
349293	6/10/2024	X37954	SEBO'S DO-IT CENTER	SUPPLIES FOR FACILITIES	\$ 31.26	pwfacc
349278	6/10/2024	X38031	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 112.33	parksccl
349420	6/11/2024	00010928	AXON ENTERPRISE, INC.	TASER RE-CERT REG FEE; CORP MICHAEL	\$ 495.00	apdcc
349342	6/11/2024	00115346	OWEN EQUIPMENT COMPANY	PART FOR VEHICLE #6000	\$ 987.13	shopcc
349439	6/11/2024	00163310	AXON ENTERPRISE, INC.	TASER RE-CERT REG FEE; OFC DILLS	\$ 495.00	apdcc
349352	6/11/2024	028147566	GALLS, LLC.	UNIFORM PANTS, SHIRTS AND TIE: NEW HIRE J CARTER	\$ 212.77	apdcc
349340	6/11/2024	05-11690-64677	EBAY	LAB SUPPLIES	\$ 96.29	wwtpcc
349353	6/11/2024	1001067252	GALLS, LLC.	UNIFORM ITEMS; NEW HIRE J CARTER	\$ 528.12	apdcc
349361	6/11/2024	10443824	ANCESTRY.COM	SUBSCRIPTION	\$ 65.17	museumcc
349354	6/11/2024	111-0440069-4097865	AMAZON.COM SERVICES, INC	OFFICE SUPPLIES	\$ 9.74	libcc
349415	6/11/2024	111-1183400-4837845	AMAZON.COM SERVICES, INC	LAB SUPPLIES	\$ 25.21	wwtpcc
349421	6/11/2024	112-2744127-4027409	AMAZON.COM SERVICES, INC	MAINTENANCE SUPPLIES	\$ 104.48	wwtpcc
349441	6/11/2024	131514	SWINOMISH CHEVRON	FUEL	\$ 74.77	shopcc
349430	6/11/2024	144952	SWINOMISH CHEVRON	FUEL FOR #900061	\$ 35.73	wdistcc
349426	6/11/2024	1472 4 41 8045	SAFEWAY INC	AGING MASTERY SUPPLIES	\$ 7.49	parksccl
349339	6/11/2024	1731680036	NETWORK SOLUTIONS INC	REGISTRATION FOR PLANACORTES.ORG	\$ 210.02	infosyscc
349468	6/11/2024	22560278	EWING IRRIGATION PRODUCTS, INC	PARKS IRRIGATION SUPPLIES	\$ 1,301.33	parks1
349416	6/11/2024	24268327	PURCELL TIRE AND SERVICE CENTE	TIRE REPAIR FOR VEHICLE #517	\$ 7.25	shopcc
349431	6/11/2024	2520	WEST MARINE PRODUCTS, INC	WORK UNIFORM	\$ 176.25	wdistcc
349343	6/11/2024	3986-316185	O'REILLY AUTO PARTS	PARTS FOR VEHICLE #192	\$ 29.56	shopcc
349351	6/11/2024	40443	FRED MEYER	AGING MASTERY SUPPLIES	\$ 11.97	parksccl

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
349433	6/11/2024	531526	SKAGIT REGIONAL HEALTH	PARKS STAFF CDL EXAM	\$ 110.00	parksccl
349437	6/11/2024	531702	SKAGIT REGIONAL HEALTH	PARKS STAFF CDL EXAM	\$ 110.00	parksccl
349425	6/11/2024	79 2 171 377713	THE MARKET LLC	AGING MASTERY SUPPLIES	\$ 3.99	parksccl
349345	6/11/2024	A-806036	PETSMART	REC PROGRAM SUPPLIES	\$ 316.88	parksccl
349335	6/11/2024	E24497	SEBO'S DO-IT CENTER	CLEANING ITEMS FOR AFD	\$ 35.88	afdcc
349283	6/11/2024	INV00388895	USA BLUE BOOK	SUPPLIES FOR WATER MAINTENANCE	\$ 1,461.82	wdistcc
349348	6/11/2024	ORD-8250	EVERGREEN SAFETY COUNCIL	TRAINING	\$ 139.00	shopcc
349341	6/11/2024	SO3392295	USA BLUE BOOK	OPERATING SUPPLIES	\$ 1,122.07	wwtpcc
349349	6/11/2024	WAANA156464	FASTENAL COMPANY	OPERATING SUPPLIES	\$ 24.63	wwtpcc
349347	6/11/2024	X38028/1	ACE HARDWARE	HARDWARE FOR CUSTOMER INSTALLS	\$ 18.58	fibercc
349355	6/11/2024	X38085/1	ACE HARDWARE	PARKS MAINTENANCE SUPPLIES	\$ 29.35	parksccl
349346	6/11/2024	X38204/1	ACE HARDWARE	REC DEPT PROGRAM	\$ 9.78	parksccl
349356	6/11/2024	X38252	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 15.33	parksccl
349357	6/11/2024	X38301	SEBO'S DO-IT CENTER	MURAL SUPPLIES	\$ 5.43	museumcc
349336	6/11/2024	X38322	SEBO'S DO-IT CENTER	PART FOR EQUIP #1011	\$ 2.06	shopcc
349419	6/12/2024	000007	CITYBONES	REC EVENT SUPPLIES	\$ 50.00	parksccl
349438	6/12/2024	001723897	SPRINKLER WAREHOUSE	PARKS IRRIGATION MAINTENANCE	\$ 470.07	parksccl
349510	6/12/2024	0170153-IN	SWS EQUIPMENT	PARTS FOR VEHICLE #513	\$ 4,194.26	shopcc
349429	6/12/2024	101803942	INTERNATIONAL CODE COUNCIL, INC	INT'L CODE COUNCIL-UPDATED PLAN REVIEW BOOK-BLDG DEPT	\$ 34.27	plancc
349514	6/12/2024	252139933	SURETY PEST CONTROL	DEPOT PEST CONTROL	\$ 121.85	parksccl
349440	6/12/2024	289686-5	BIRCH EQUIPMENT CO., INC	ROLLER COMPACTOR RENTAL	\$ 321.19	shopcc
349417	6/12/2024	300-10142621	ALL BATTERY SALES & SERVICE	SUPPLIES FOR SHOP	\$ 127.91	shopcc
349418	6/12/2024	3986-316337	O'REILLY AUTO PARTS	PARTS FOR VEHICLE #610	\$ 41.55	shopcc
349427	6/12/2024	4441	PUBLIC SAFETY PSYCHOLOGICAL	PRE-EMPLOYMENT PSYCH EVAL; HUTSELL AND GRANGER	\$ 900.00	apdcc
349428	6/12/2024	4767	PUBLIC SAFETY PSYCHOLOGICAL	PRE-EMPLOYMENT PSYCH EVAL; TROSSEN	\$ 480.00	apdcc
349367	6/12/2024	6560396553	ARAMARK	STA 3 MAT/MOP SERVICE: 6/12	\$ 16.32	medic
349435	6/12/2024	E24688	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 59.40	parksccl
349424	6/12/2024	E24971	SEBO'S DO-IT CENTER	LIBRARY SUPPLIES	\$ 4.99	libcc
349629	6/12/2024	ECM300418284	INTERNATIONAL E-Z UP INC	REC DEPT SUPPLIES	\$ 411.26	pkreccc
349422	6/12/2024	WEB2524828397	GRAINGER	OPERATING SUPPLIES	\$ 206.91	wwtpcc

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
349436	6/12/2024	X38423	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 11.67	parksccl
349434	6/12/2024	X38613/1	ACE HARDWARE	PARKS MAINTENANCE SUPPLIES	\$ 20.90	parksccl
351357	6/13/2024	0043880-IN	ECONOMY FENCE CENTER	WWTP FENCE GATE INSTALLATION	\$ 6,779.96	dwwtp
349624	6/13/2024	0190128395	EPPENDORF NORTH AMERICA	LAB EQUIPMENT PARTS	\$ 138.67	wwtpcc
349509	6/13/2024	024246-0016	US BANK	OPERATING SUPPLIES	\$ 60.85	parksccl
349515	6/13/2024	087879	GERE-A-DELI	COUNCIL LEADERSHIP RETREAT	\$ 341.52	execc
349618	6/13/2024	1018300	BAYSHORE OFFICE PRODUCTS INC	SUPPLIES FOR STREET DEPT	\$ 22.53	shopcc
349432	6/13/2024	10753913761	DELL MARKETING LP	WALL MOUNTS FOR COMPUTERS WWTP	\$ 130.53	infosyscc
349519	6/13/2024	111-4620014- 2171446	AMAZON.COM SERVICES, INC	OFFICE SUPPLIES	\$ 15.07	libcc
349861	6/13/2024	113-1685087- 3749804	AMAZON.COM SERVICES, INC	PART FOR EQUIP #838	\$ 132.26	shopcc
349657	6/13/2024	114-0384238- 9236259	AMAZON.COM SERVICES, INC	MAINTENANCE SUPPLIES	\$ 66.84	wwtpcc
349653	6/13/2024	114-0738148- 9502663	AMAZON.COM SERVICES, INC	MAINTENANCE SUPPLIES	\$ 194.60	wwtpcc
349423	6/13/2024	114-2467855- 7994620	AMAZON.COM SERVICES, INC	REPLACEMENT/UPGRADED MEMORY FOR GRACE P	\$ 62.01	infosyscc
349654	6/13/2024	114-5535047- 9160264	AMAZON.COM SERVICES, INC	OFFICE SUPPLIES	\$ 19.56	wwtpcc
349526	6/13/2024	114-8828993- 2495442	AMAZON.COM SERVICES, INC	MAINTENANCE SUPPLIES	\$ 216.62	wwtpcc
349655	6/13/2024	114-8920867- 1501830	AMAZON.COM SERVICES, INC	MAINTENANCE SUPPLIES	\$ 43.51	wwtpcc
349625	6/13/2024	24268384	PURCELL TIRE AND SERVICE CENTE	TIRES FOR SHOP STOCK	\$ 835.44	shopcc
349724	6/13/2024	252140192	SURETY PEST CONTROL	PEST CONTROL APD/COURT	\$ 136.00	finance
349522	6/13/2024	281677	ONSET COMPUTER CORPORATION	CURATORIAL SUPPLIES	\$ 161.56	museumcc
349523	6/13/2024	2867819	GAYLORD BROTHERS INC	CURATORIAL SUPPLIES	\$ 77.60	museumcc
349622	6/13/2024	328815	NAPA	PARTS FOR VEHICLE #516	\$ 11.61	shopcc
349652	6/13/2024	328851	NAPA	SUPPLIES FOR FACILITIES	\$ 29.22	pwfacc
349513	6/13/2024	3986-316562	O'REILLY AUTO PARTS	PARTS FOR EQUIP #423	\$ 28.23	shopcc
349512	6/13/2024	3986-316564	O'REILLY AUTO PARTS	PART FOR EQUIP #423	\$ 28.23	shopcc
349511	6/13/2024	3986-316604	O'REILLY AUTO PARTS	PART FOR VEHICLE #051	\$ 27.75	shopcc
349630	6/13/2024	62574129	MIDWAYUSA	UNIFORM BOOTS; OFC KELLINGTON	\$ 233.92	apdcc

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
349443	6/13/2024	6560397278	ARAMARK	STA 2 MAT/MOP SERVICE: 6/13	\$ 16.32	medic
349442	6/13/2024	6560397279	ARAMARK	STA 1 MAT/MOP SERVICE: 6/13	\$ 20.02	medic
349449	6/13/2024	6560397283	ARAMARK	APD NYLON MATS CLEANED	\$ 16.32	apd
349516	6/13/2024	6704-9	THE SHERWIN WILLIAMS CO	SUPPLIES FOR WATER MAINTENANCE	\$ 327.16	wdistcc
349517	6/13/2024	9606-3	THE SHERWIN WILLIAMS CO	SUPPLIES FOR WATER MAINTENANCE	\$ 20.35	wdistcc
349632	6/13/2024	972423496890	SAFEWAY INC	COUNCIL LEADERSHIP RETREAT SUPPLIES	\$ 94.93	execc
349525	6/13/2024	X38646	SEBO'S DO-IT CENTER	SUPPLIES FOR FACILITIES	\$ 9.59	pwfacc
349508	6/13/2024	X38849	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 43.47	parksccl
349527	6/13/2024	X38903/1	ACE HARDWARE	SUPPLIES FOR WATER MAINTENANCE	\$ 11.74	wdistcc
349521	6/13/2024	X38918	SEBO'S DO-IT CENTER	MURAL SUPPLIES	\$ 7.75	museumcc
349627	6/14/2024	0554219174	HONEY BUCKET	MT ERIE PORTABLE RESTROOM SERVICE 6/7/24-7/4/24	\$ 310.50	parksccl
349621	6/14/2024	06/14/2024	US BANK	OPERATING SUPPLIES	\$ 11.86	afdcc
349619	6/14/2024	1018468	BAYSHORE OFFICE PRODUCTS INC	EXHIBIT SUPPLIES	\$ 36.47	museumcc
349639	6/14/2024	111-0527803-2913852	AMAZON.COM SERVICES, INC	OFFICE SUPPLIES	\$ 19.52	libcc
349640	6/14/2024	111-0527803-2913852	AMAZON.COM SERVICES, INC	OFFICE SUPPLIES	\$ 10.87	libcc
349650	6/14/2024	111-7232078-4065010	AMAZON.COM SERVICES, INC	WORK UNIFORM	\$ 83.38	shopcc
349636	6/14/2024	113-1862420-2762645	AMAZON.COM SERVICES, INC	TOOL FOR SHOP	\$ 19.18	shopcc
349518	6/14/2024	113-6014728-4866668	AMAZON.COM SERVICES, INC	PARTS FOR VEHICLES #605 & #607	\$ 338.91	shopcc
349634	6/14/2024	1157179	FRONTIER BUILDING SUPPLY	EXPANSION JOINT MATERIAL	\$ 47.33	fibercc
349644	6/14/2024	20244420	NATIONAL TACTICAL OFFICERS ASS	TRAINING FEE; CORP BUFFUM - RESCUE TASK FORCE INSTRUCTOR CERTIFICATION	\$ 738.00	apdcc
349774	6/14/2024	252139055	SURETY PEST CONTROL	OPS PEST CONTROL	\$ 112.05	dshop
349633	6/14/2024	252139655	SURETY PEST CONTROL	PEST CONTROL - ACC 34803359 2102 PENN ROCKRIDGE BOOSTER	\$ 58.74	wtpcc
349711	6/14/2024	3124386	THERMO FISHER SCIENTIFIC	ROSS ULTRA TRIODES X 2, SWING ARM ELECTRODE STAND	\$ 3,910.22	wtpcc

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
349626	6/14/2024	3986-316773	O'REILLY AUTO PARTS	PARTS FOR VEHICLE #130	\$ 27.52	shopcc
349635	6/14/2024	6560397288	ARAMARK	OPS & PARKS LAUNDRY SERVICE	\$ 73.78	shopcc
349651	6/14/2024	V3UJFGVTN	CWT, LLC	STORMWATER TRAINING	\$ 435.20	pwfacc
349529	6/14/2024	WAANA156508	FASTENAL COMPANY	MAINTENANCE SUPPLIES	\$ 19.70	dwwtp
349628	6/14/2024	X38997	SEBO'S DO-IT CENTER	REC EVENT SUPPLIES	\$ 32.13	pkrecc
349631	6/15/2024	073285	SAMCOR FUEL	FUEL FOR #900011	\$ 104.64	parksc1
349658	6/15/2024	108661/4/23501	STOWES, INC	WORK UNIFORM	\$ 129.19	shopcc
349659	6/15/2024	108661/4/23502	STOWES, INC	WORK UNIFORM	\$ 150.00	shopcc
349642	6/15/2024	111-3231147-7628269	AMAZON.COM SERVICES, INC	OFFICE SUPPLIES NEW PHONE CASE	\$ 17.13	libcc
349649	6/15/2024	X39340	SEBO'S DO-IT CENTER	ITEMS FOR ENGINE 2922	\$ 39.58	afdcc
349620	6/15/2024	X39536	SEBO'S DO-IT CENTER	HOOKS FOR STATION #2	\$ 7.61	afdcc
349623	6/15/2024	X39537	SEBO'S DO-IT CENTER	COLLIER EXTRICATION PROJECT	\$ 30.86	afdcc
349860	6/16/2024	23861	FIRE SAFETY	RESCUE SAW BLADES	\$ 589.55	afdcc
349854	6/16/2024	656414103	US BANK	GAS FOR CAR - TO TRAINING; PT INST C MELTON	\$ 45.96	apdcc
349645	6/16/2024	X39586	SEBO'S DO-IT CENTER	MURAL SUPPLIES	\$ 19.13	museumcc
349660	6/16/2024	X39704	SEBO'S DO-IT CENTER	AIR HOSE REPAIR	\$ 9.78	afdcc
351192	6/17/2024	779664	RAINBOW ENTERPRISES	PARKS TOILETS SEPTIC TANKS PUMP OUT	\$ 1,414.40	parks1
349662	6/17/2024	1-592165-53	DIAMOND RENTALS, INC.	CEMETERY PORTABLE RESTROOMS 5/20-6/17/24	\$ 140.00	parks1
349663	6/17/2024	1-592167-53	DIAMOND RENTALS, INC.	TTP PORTABLE RESTROOMS 5/20-6/17/24	\$ 365.00	parks1
349638	6/17/2024	111-2412284-3655449	AMAZON.COM SERVICES, INC	SUPPLIES FOR SHOP	\$ 41.32	shopcc
349709	6/17/2024	112-7483410-2837851	AMAZON.COM SERVICES, INC	REC PROGRAM SUPPLIES	\$ 25.01	parksc1
349643	6/17/2024	114-2867411-4381009	AMAZON.COM SERVICES, INC	OFFICE SUPPLIES NEW PHONE CASE	\$ 7.82	libcc
349857	6/17/2024	1157643	FRONTIER BUILDING SUPPLY	SUPPLIES FOR STREET DEPT	\$ 66.66	shopcc
349851	6/17/2024	1158136	FRONTIER BUILDING SUPPLY	AFD USE ITEMS	\$ 25.51	afdcc
349864	6/17/2024	24061455480093	WASHINGTON STATE DEPARTMENT	PARKS STAFF PESTICIDE RENEWAL	\$ 50.00	parksc1
349865	6/17/2024	24061455480093b	WASHINGTON STATE DEPARTMENT	CREDIT CARD FEE FOR PESTICIDE LICENSE	\$ 1.50	parksc1
349855	6/17/2024	281936-5	BIRCH EQUIPMENT CO., INC	REC PROGRAM SUPPLIES	\$ 845.36	pkrecc
349720	6/17/2024	6560398631	ARAMARK	LAUNDRY SERVICE FOR WWTP	\$ 49.53	wwtpcc
349862	6/17/2024	C16136/1	ACE HARDWARE	FUEL #90006	\$ 129.21	wdistcc

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
349852	6/17/2024	E0500SJCC5	MICROSOFT CORPORATION	AZURE DEVELOPER SUPPORT 5/16-6/15/24	\$ 29.00	infosyscc
349853	6/17/2024	E0500SJDU9	MICROSOFT CORPORATION	AZURE PAY-AS-YOU-GO 5/16- 6/15/24	\$ 24.28	infosyscc
349850	6/17/2024	E27225	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 31.54	parksccl
349859	6/17/2024	INV-4535401	UNITED SITE SERVICES, INC	PENN AVE PORTA POTTY RENTAL 5/1/24-5/31/24	\$ 210.25	wtppcc
349858	6/17/2024	INV00396457	USA BLUE BOOK	SUPPLIES FOR WATER MAINTENANCE	\$ 738.15	wdistcc
349863	6/17/2024	VP_DBCMTSHS	VISTAPRINT	PUBLIC OUTREACH	\$ 148.61	pwfacccl
349872	6/17/2024	WAANA156543	FASTENAL COMPANY	MAINTENANCE SUPPLIES	\$ 0.89	dwwtp
349856	6/17/2024	X39835	SEBO'S DO-IT CENTER	SUPPLIES FOR STREET DEPT	\$ 36.98	shopcc
349712	6/18/2024	00166459	MALVERN PANALYTICAL, INC.	ZETA STD PACK, ZETA CELLS	\$ 466.41	wtppcc
349767	6/18/2024	06192024	US BANK	AWC ANNUAL CONFERENCE PARKING	\$ 17.50	execc
349719	6/18/2024	112-4749145- 4232224	AMAZON.COM SERVICES, INC	MAINTENANCE SUPPLIES	\$ 26.03	wwtpcc
349828	6/18/2024	112-7810853- 5925005	AMAZON.COM SERVICES, INC	MAINTENANCE SUPPLIES	\$ 70.71	wwtpcc
349715	6/18/2024	112-9711399- 5982634	AMAZON.COM SERVICES, INC	POWER CABLE ADAPTER FOR LEAK DETECTION SYSTEM NETWORK SWITCH	\$ 21.62	infosyscc
349721	6/18/2024	114-8640055- 4297859	AMAZON.COM SERVICES, INC	OFFICE SUPPLIES	\$ 20.58	wwtpcc
349710	6/18/2024	175003	CAP SANTE MARINE LTD	NON-ETHANOL GAS	\$ 29.73	afdcc
349723	6/18/2024	295047426	LOWE'S BUSINESS ACCOUNT/GEMB	PAINT FOR SAND PUMPS	\$ 32.57	wtppcc
349708	6/18/2024	3986-317568	O'REILLY AUTO PARTS	PARTS FOR SHOP STOCK	\$ 304.02	shopcc
349765	6/18/2024	593 51 37 8851	SAFEWAY INC	REC PROGRAM SUPPLIES	\$ 19.56	parksccl
349713	6/18/2024	9732-7	THE SHERWIN WILLIAMS CO	SUPPLIES FOR STREET DEPT	\$ 71.47	shopcc
349705	6/18/2024	FMI-ECOM-1021	FMI-FIRE MANUFACTURING	PARTS FOR CAB-TRUCK 29	\$ 2,861.68	afdcc
349706	6/18/2024	I-0000573611	CUMMINS, INC.	SUBSCRIPTION	\$ 837.76	shopcc
349718	6/18/2024	INV-25931	IMAGE360	PUBLIC OUTREACH	\$ 293.87	pwfacccl
349714	6/18/2024	SO439419	WITMER PUBLIC SAFETY GROUP INC	FIRE HOOKS ALUMINUM WEDGE	\$ 704.25	afdcc
349716	6/18/2024	X40000	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 64.18	parksccl
351348	6/19/2024	2024896	GATEWAY CONTROLS, INC	PUBLIC SAFETY BUILDING POWER GATE TROUBLESHOOTING AND REPAIR	\$ 942.21	pw1
350449	6/19/2024	532170	OSW EQUIPMENT & REPAIR, LLC	PARTS FOR VEHICLE #609**LEFT MESSAGE	\$ 1,038.43	dshop

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
349768	6/19/2024	112-9585361-8874625	AMAZON.COM SERVICES, INC	WIRELESS HDMI CLICK SHARE RECEIVER WITH FOUR USB DONGLES	\$ 304.63	infosyscc
349722	6/19/2024	114-4357047-0033006	AMAZON.COM SERVICES, INC	MAINTENANCE SUPPLIES	\$ 34.48	wwtpcc
349771	6/19/2024	15-98516	CUMMINS, INC.	PARTS FOR EQUIP #7913	\$ 94.89	shopcc
349717	6/19/2024	24906024	GLOBAL INDUSTRIAL	PARK MAINTENANCE SUPPLIES	\$ 168.57	parksccl
350494	6/19/2024	252138808	SURETY PEST CONTROL	LIBRARY PEST CONTROL JUNE	\$ 106.61	publib
349812	6/19/2024	3259447	NURNBERG SCIENTIFIC	LAB SUPPLIES	\$ 159.65	wwtpcc
349766	6/19/2024	662 205 133 705	COSTCO WHOLESALE CORPORATION	APD COFFEE PODS	\$ 89.97	apdcc
349874	6/19/2024	B295934	RYAN HERCO PRODUCTS CORP	MAINTENANCE SUPPLIES	\$ 45.40	dwwtp
349763	6/19/2024	INV00398521	USA BLUE BOOK	LAB SUPPLIES	\$ 77.85	wwtpcc
349813	6/20/2024	056537	LOU'S GLOVES, INC	SAFETY SUPPLIES	\$ 364.00	wwtpcc
349942	6/20/2024	06202024	US BANK	AWC ANNUAL CONFERENCE PARKING	\$ 7.00	execc
349946	6/20/2024	1019031	BAYSHORE OFFICE PRODUCTS INC	WA PARK OFFICE SUPPLIES	\$ 15.36	parksccl
349945	6/20/2024	111-9250517-8388225	AMAZON.COM SERVICES, INC	OFFICE CHAIR	\$ 389.87	pwfacc
349816	6/20/2024	114-13876929	UNITED SITE SERVICES, INC	REC EVENT SINKS-BARK IN THE PARK	\$ 602.76	parksccl
349815	6/20/2024	1151	THAITAN GLOSSWORKS	SERVICE FOR VEHICLE #051	\$ 380.80	shopcc
349814	6/20/2024	221267	BLADE CHEVROLET, INC	SERVICE FOR VEHICLE #177	\$ 9,899.34	shopcc
349924	6/20/2024	250754459	SURETY PEST CONTROL	CEMETERY PEST CONTROL SERVICE	\$ 145.78	parksccl
349925	6/20/2024	252139222	SURETY PEST CONTROL	WA PARK PEST CONTROL	\$ 116.41	parksccl
349923	6/20/2024	329490	NAPA	PARTS FOR EQUIP #426	\$ 41.96	shopcc
349811	6/20/2024	494509	ACF WEST INC	SUPPLIES FOR STREET DEPT	\$ 675.66	shopcc
349831	6/20/2024	6560400825	ARAMARK	APD NYLON MATS CLEANED	\$ 16.32	apd
349832	6/20/2024	6560400830	ARAMARK	OPS & PARKS LAUNDRY SERVICE	\$ 73.78	dshop
349833	6/20/2024	6560400831	ARAMARK	OPS: MAT RENTAL	\$ 62.34	dshop
349823	6/20/2024	6D2B82E-0002	SKEDDA	PARKS FIELD SCHEDULING SOFTWARE	\$ 55.99	parksccl
349817	6/20/2024	BBY01-806944362021	BEST BUY STORES, L.P.	65" SAMSUNG DISPLAY	\$ 542.99	infosyscc
349820	6/20/2024	E28937	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 49.33	parksccl
349822	6/20/2024	E28982	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 23.61	parksccl

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
349821	6/20/2024	X40616	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 3.61	parksccl
349827	6/20/2024	X40663	SEBO'S DO-IT CENTER	SUPPLIES FOR FACILITIES	\$ 18.94	pwfacccl
349824	6/20/2024	X40727	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 23.45	parksccl
349826	6/20/2024	X43076/1	ACE HARDWARE	SUPPLIES FOR FACILITIES	\$ 6.70	pwfacccl
349819	6/20/2024	X43163/1	ACE HARDWARE	PARKS MAINTENANCE SUPPLIES	\$ 17.60	parksccl
349927	6/21/2024	0630DFC7-0078	SPYPOINT	PARKS SECURITY CAMERA SUBSCRIPTION	\$ 15.00	parksccl
349926	6/21/2024	0630DFC7-0080	SPYPOINT	PARKS SECURITY CAMERA SUBSCRIPTION	\$ 15.00	parksccl
349938	6/21/2024	1001067252	GALLS, LLC.	UNIFORM SHIRT AND PANT	\$ 103.33	apdcc
349829	6/21/2024	1012793965	PET PLACE MARKET	K9 T-BONE FOOD	\$ 76.15	apdcc
349937	6/21/2024	1019209	BAYSHORE OFFICE PRODUCTS INC	SENIOR CENTER OFFICE SUPPLIES	\$ 68.54	parksccl
349918	6/21/2024	1019223	BAYSHORE OFFICE PRODUCTS INC	OFFICE SUPPLIES	\$ 110.00	museumcc
349916	6/21/2024	112-0363769-0114611	AMAZON.COM SERVICES, INC	SUPPLIES FOR FACILITIES	\$ 101.82	pwfacccl
350038	6/21/2024	112-8273699-4853022	AMAZON.COM SERVICES, INC	MAINTENANCE SUPPLIES	\$ 208.97	wwtpcc
349928	6/21/2024	12350	PACIFIC PARTY CANOPIES INC	REC EVENT SUPPLIES	\$ 918.27	pkrecccl
349929	6/21/2024	12351	PACIFIC PARTY CANOPIES INC	REC EVENT SUPPLIES	\$ 848.64	pkrecccl
349934	6/21/2024	252138227	SURETY PEST CONTROL	PEST CONTROL ACC 34798464 2205 37TH A AVE BOOSTER	\$ 58.74	wtppcc
350683	6/21/2024	252139653	SURETY PEST CONTROL	PEST CONTROL ACC 34803357 6996 SAN JUAN HILL FIDALGO BOOSTER	\$ 60.92	wtppcc
349943	6/21/2024	532760	THE HEATHMAN LODGE	AWC ANNUAL CONFERENCE LODGING	\$ 794.76	execccl
349920	6/21/2024	9038885	US BANK	GAS FOR CAR - FROM TRAINING; PT INST C MELTON	\$ 47.43	apdcc
349921	6/21/2024	923472955	COMFORT INN	HOTEL STAY - TRAINING PT INSTRUCT: OFC MELTON	\$ 615.50	apdcc
349935	6/21/2024	E29150	SEBO'S DO-IT CENTER	SUPPLIES FOR WATER MAINTENANCE	\$ 153.36	wdistcc
349933	6/21/2024	E29473	SEBO'S DO-IT CENTER	OPERATING SUPPLIES	\$ 122.66	wwtpcc
349931	6/21/2024	I43753/44	COASTAL FARM &	WORK BOOTS	\$ 234.99	wdistcc
350034	6/21/2024	INV-014349	OVERHEAD DOOR CO	SERVICE FOR FACILITIES	\$ 1,984.51	pwfacccl
349936	6/21/2024	X40887	SEBO'S DO-IT CENTER	FUEL FOR WATER MAINTENANCE	\$ 114.21	wdistcc

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
349944	6/21/2024	X40987	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 30.24	parksccl
349939	6/22/2024	028280850	GALLS, LLC.	UNIFORM PATCHES	\$ 741.89	apdcc
349947	6/22/2024	1078155	NATIONAL REGISTRY OF	PARAMEDIC ASSESSMENT APPLICATION FEE	\$ 160.00	afdcc
349941	6/22/2024	113-5123210-0615458	AMAZON.COM SERVICES, INC	PARTS FOR VEHICLE #613	\$ 95.47	shopcc
350682	6/22/2024	252139654	SURETY PEST CONTROL	PEST CONTROL ACC 34803358 3802 MARINE CASTILLEJA BOOSTER	\$ 58.74	wtpcc
349940	6/22/2024	39813	HI-LIFT JACK COMPANY	RESPONDER JACKS	\$ 1,235.53	afdcc
350116	6/23/2024	213986	US BANK	LODGING FOR HUGHES FIRE EQUIP TRIP	\$ 395.01	shopcc
349922	6/23/2024	RECEIPT	COSTCO WHOLESALE CORPORATION	TRAINING - GAS PURCHASE; PT INST TRAINING; MELTON	\$ 21.58	apdcc
349930	6/23/2024	X41574	SEBO'S DO-IT CENTER	MAINTENANCE SUPPLIES - PUMP STATIONS	\$ 24.97	wwtpcc
349919	6/23/2024	X41653	SEBO'S DO-IT CENTER	FASTENERS/BATTERIES	\$ 19.44	afdcc
350004	6/24/2024	0798 041 7301	BEST BUY STORES, L.P.	OFFICE SUPPLIES NEW PHONE CASE	\$ 77.07	libcc
350050	6/24/2024	1019388	BAYSHORE OFFICE PRODUCTS INC	OPERATING SUPPLIES	\$ 488.33	pwfacc
350003	6/24/2024	113-7962271-0279468	AMAZON.COM SERVICES, INC	OFFICE SUPPLIES NEW PHONE CASE	\$ 11.64	libcc
349992	6/24/2024	113-9684502-9153060	AMAZON.COM SERVICES, INC	ZIP TIES FOR EVIDENCE PACKAGING	\$ 30.45	apdcc
350053	6/24/2024	114-9978059-5413839	AMAZON.COM SERVICES, INC	MAINTENANCE SUPPLIES	\$ 147.30	wwtpcc
350002	6/24/2024	175450	CAP SANTE MARINE LTD	NON-ETHANOL GAS	\$ 55.82	afdcc
350005	6/24/2024	184	A PAW ABOVE	K9 T-BONE SUPPLIES	\$ 18.43	apdcc
350431	6/24/2024	5790	FAB-TECH INC	SERVICE FOR EQUIP #423	\$ 1,845.65	shopcc
350054	6/24/2024	6560402171	ARAMARK	LAUNDRY SERVICE FOR WWTP	\$ 50.07	wwtpcc
349996	6/24/2024	7770 3182 2554	THE MAILBOX	SHIP ITEM FOR IT	\$ 35.15	infosyscc
350000	6/24/2024	E30880	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 40.25	parksccl
349995	6/24/2024	E31039	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 2.96	parksccl
350001	6/24/2024	VP_LRSJJPBH	VISTAPRINT	BUSINESS CARDS	\$ 52.42	pwfacc
349999	6/24/2024	X41857	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 38.82	parksccl
350006	6/24/2024	X45179/1	ACE HARDWARE	MAINTENANCE SUPPLIES	\$ 5.46	wwtpcc
349998	6/24/2024	X45192/1	ACE HARDWARE	PARKS MAINTENANCE SUPPLIES	\$ 7.03	parksccl

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
350142	6/25/2024	252138224	SURETY PEST CONTROL	ANACORTES FIRE STATION #1	\$ 90.29	medic
350055	6/25/2024	000068	CLEAN AND CLIP	K9 T-BONE GROOMING	\$ 50.00	apdcc
350040	6/25/2024	040859	GERE-A-DELI	ERP PRESENTATION MEETING SUPPLIES	\$ 204.92	execc
350044	6/25/2024	111-9176043-9101014	AMAZON.COM SERVICES, INC	OFFICE SUPPLIES CHILDREN'S	\$ 52.20	libcc
350041	6/25/2024	114-13879970	UNITED SITE SERVICES, INC	INTAKE PORTA POTTY RENTAL 5/22/24-6/21/24	\$ 118.09	wtpcc
350052	6/25/2024	1162271	FRONTIER BUILDING SUPPLY	SUPPLIES FOR STREET DEPT	\$ 44.85	shopcc
350119	6/25/2024	140004	SWINOMISH CHEVRON	FUEL FOR STANDBY GENERATOR	\$ 27.09	fibercc
350037	6/25/2024	175520	CAP SANTE MARINE LTD	NON-ETHANOL GAS	\$ 60.94	afdcc
350043	6/25/2024	20244420	NATIONAL TACTICAL OFFICERS ASS	RESCUE TASK FORCE INSTRUCTOR CERTIFICATION BLIRBANK/MANNIX	\$ 1,586.00	afdcc
350036	6/25/2024	35665	THE MIC LOOP	RADIO SUPPLIES	\$ 208.79	apdcc
350035	6/25/2024	3986-318837	O'REILLY AUTO PARTS	PARTS FOR VEHICLE #033	\$ 363.16	shopcc
350056	6/25/2024	3986-318910	O'REILLY AUTO PARTS	MAINTENANCE SUPPLIES	\$ 102.97	wwtpcc
350049	6/25/2024	50015781	INTERSTATE BATTERIES	BATTERIES FOR VEHICLES #515,027,179, & 043	\$ 956.13	shopcc
350122	6/25/2024	8SH710252D886644	ASSOCIATION OF WASHINGTON	AWC JOB POSTING BOARD - 10-JOB PACK	\$ 350.00	hrcc
350048	6/25/2024	94750780	ESRI INC	GIS SOFTWARE	\$ 7,227.59	pwfacc
350051	6/25/2024	E31700	SEBO'S DO-IT CENTER	SUPPLIES FOR FACILITIES	\$ 32.37	pwfacc
350614	6/25/2024	INV-26009	IMAGE360	SKATE PARK SIGNS	\$ 383.18	parksc1
350046	6/25/2024	X42064	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 69.20	parksc1
350047	6/25/2024	X42229	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 1.27	parksc1
350045	6/25/2024	X45827/1	ACE HARDWARE	PARKS MAINTENANCE SUPPLIES	\$ 15.65	parksc1
350042	6/25/2024	X45905/1	ACE HARDWARE	SUPPLIES FOR WATER MAINTENANCE	\$ 196.76	wdistcc
350057	6/25/2024	X45938/1	ACE HARDWARE	MAINTENANCE SUPPLIES	\$ 41.10	wwtpcc
350117	6/26/2024	01-11755-45876	EBAY	LAB SUPPLIES	\$ 32.63	wwtpcc
350120	6/26/2024	036509	GERE-A-DELI	ERP PRESENTATION MEETING SUPPLIES	\$ 220.10	execc
350118	6/26/2024	0630DFC7-0079	SPYPOINT	PARKS SECURITY CAMERA SUBSCRIPTION	\$ 15.00	parksc1
350130	6/26/2024	112-0730826-0317030	AMAZON.COM SERVICES, INC	LAPTOP BATTERY REPLACEMENT - NICOLE	\$ 32.73	infosyscc
350217	6/26/2024	112-2123961-9233804	AMAZON.COM SERVICES, INC	SUPPLIES FOR FACILITIES	\$ 69.58	pwfacc

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
350132	6/26/2024	113-2009949-4271416	AMAZON.COM SERVICES, INC	SAFETY SUPPLIES	\$ 36.98	shopcc
350133	6/26/2024	114-8638740-6747411	AMAZON.COM SERVICES, INC	SAFETY BOOTS	\$ 288.30	pwfacc
350128	6/26/2024	1162627	FRONTIER BUILDING SUPPLY	MAINTENANCE	\$ 165.59	museumcc
350134	6/26/2024	175552	CAP SANTE MARINE LTD	FUEL	\$ 39.06	shopcc
350131	6/26/2024	175582	CAP SANTE MARINE LTD	NON-ETHANOL GAS	\$ 63.93	afdcc
350114	6/26/2024	182984	A-1 MOBILE LOCK AND KEY, INC.	SUPPLIES FOR FACILITIES	\$ 206.72	pwfacc
350111	6/26/2024	213682	US BANK	LODGING: TRUCK 29 REVIEW	\$ 395.01	afdcc
350124	6/26/2024	213684	US BANK	LODGING FOR HUGHES FIRE EQUIP TRIP	\$ 395.01	shopcc
350115	6/26/2024	213732	US BANK	LODGING BYER MILWAUKEE 6/23-6/26/24	\$ 395.01	afdcc
350063	6/26/2024	252139931	SURETY PEST CONTROL	MAINTENANCE SERVICE JUNE 2024	\$ 204.53	dwwtp
350123	6/26/2024	278235	WPSANTNENNAS.COM, CELLULAR REC	CELLULAR ANTENNA	\$ 219.95	wtpcc
350234	6/26/2024	3332	WEST MARINE PRODUCTS, INC	OIL FOR BOAT	\$ 97.91	afdcc
350235	6/26/2024	3370	LEIRA	ANNUAL MEMBERSHIP LEIRA; RECORDS SUPPORT MCDERMOTT	\$ 50.00	apdcc
350238	6/26/2024	3944	LEIRA	ANNUAL MEMBERSHIP; CSO LINDQUIST	\$ 50.00	apdcc
350237	6/26/2024	3947	LEIRA	TRAINING FEE; BWC REDACTION; LINDQUIST, MCDERMOTT AND INGRAM	\$ 400.00	apdcc
350222	6/26/2024	3952	LEIRA	TRAINING FEE; BEGINNER PDR - CSO LINDQUIST	\$ 150.00	apdcc
350223	6/26/2024	3953	LEIRA	TRAINING FEE; ADVANCED PDR - CSO LINDQUIST	\$ 150.00	apdcc
350236	6/26/2024	3956	LEIRA	TRAINING FEE; ADVANCED PDR - MCDERMOTT	\$ 150.00	apdcc
350224	6/26/2024	4113894	US BANK	PARKING FOR TRAVEL	\$ 93.00	afdcc
350241	6/26/2024	41770405	DEMCO, INC.	TECH SERVICES SUPPLIES	\$ 88.18	libcc
350861	6/26/2024	5008613497	FERRELLGAS, LP	JUNE PROPANE INVOICE - AUTOGAS ACCOUNT	\$ 28.57	finance
350232	6/26/2024	9	ADRIFT	PLANNING MEETING	\$ 53.80	plancc
350112	6/26/2024	C22869/1	ACE HARDWARE	MAINTENANCE SUPPLIES	\$ 17.94	wwtpcc
350218	6/26/2024	i17161	A-1 MOBILE LOCK AND KEY, INC.	SUPPLIES FOR FACILITIES	\$ 130.56	pwfacc
350219	6/26/2024	i17162	A-1 MOBILE LOCK AND KEY, INC.	SUPPLIES FOR FACILITIES	\$ 449.34	pwfacc

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
350121	6/26/2024	INV-25864	IMAGE360	SENIOR CENTER CANOPY TENT	\$ 552.77	parksccl
350125	6/26/2024	WAANA156726	FASTENAL COMPANY	PARKS MAINTENANCE SUPPLIES	\$ 10.28	parksccl
350269	6/26/2024	WABUR244593	FASTENAL COMPANY	HVAC FILTERS	\$ 393.53	dwtpp
350113	6/26/2024	WEB2527892537	GRAINGER	SUPPLIES FOR FACILITIES	\$ 133.97	pwfacccl
350136	6/26/2024	X42384	SEBO'S DO-IT CENTER	SUPPLIES FOR WATER MAINTENANCE	\$ 65.26	wdistcc
350129	6/26/2024	X42388	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 21.30	parksccl
350127	6/26/2024	X42457	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 0.89	parksccl
350135	6/26/2024	X42528	SEBO'S DO-IT CENTER	SUPPLIES FOR STREET DEPT	\$ 9.52	shopcc
350126	6/26/2024	X46597/1	ACE HARDWARE	PARKS MAINTENANCE SUPPLIES	\$ 7.82	parksccl
351334	6/27/2024	18023850	DEPARTMENT OF NATURAL	WILDLAND PANTS	\$ 256.55	medic
350432	6/27/2024	0271186	SIRENNET.COM	PART FOR VEHICLE #220	\$ 417.79	shopcc
350760	6/27/2024	1063	GEN1 K9 LLC	DOG OBEDIENCE CLASSES - JUNE 2024	\$ 375.00	pkrec
350231	6/27/2024	111-3771713-7428256	AMAZON.COM SERVICES, INC	WALL-MOUNT FOR FIBER ONT	\$ 20.13	fibercc
350248	6/27/2024	112-8115869-6757017	AMAZON.COM SERVICES, INC	MAINTENANCE SUPPLIES	\$ 185.90	wwtpcc
350247	6/27/2024	112-9288678-0121047	AMAZON.COM SERVICES, INC	MAINTENANCE SUPPLIES	\$ 58.59	wwtpcc
350243	6/27/2024	113406	FRONTIER BUILDING SUPPLY	PARKS MAINTENANCE SUPPLIES	\$ 458.46	parksccl
350249	6/27/2024	114-0527536-8638653	AMAZON.COM SERVICES, INC	OFFICE SUPPLIES	\$ 85.08	wwtpcc
350437	6/27/2024	114-7921559-5741020	AMAZON.COM SERVICES, INC	PHONE SUPPLIES - CHARGERS	\$ 10.87	wwtpcc
351070	6/27/2024	175663	PORT OF ANACORTES	MARINE 29 FUEL	\$ 71.54	afdcc
350405	6/27/2024	24268703	PURCELL TIRE AND SERVICE CENTE	TIRES FOR VEHICLE #517	\$ 197.91	shopcc
350406	6/27/2024	24268704	PURCELL TIRE AND SERVICE CENTE	TIRE FOR VEHICLE #516	\$ 49.48	shopcc
350407	6/27/2024	24268705	PURCELL TIRE AND SERVICE CENTE	TIRES FOR EQUIP #840	\$ 599.53	shopcc
350230	6/27/2024	3033496658	SIGMA-ALDRICH, INC.	MILLIPORE BASE AND CAP FOR VACUUM FILTRATION	\$ 413.94	wtpcc
350229	6/27/2024	3401,4506,5531,6579	UNIFIRST CORPORATION	WTP UNIFORMS JUNE 2024	\$ 667.50	wtpcc
350226	6/27/2024	3986-319372	O'REILLY AUTO PARTS	PARTS FOR EQUIP #7913	\$ 38.43	shopcc
350225	6/27/2024	3986-319375	O'REILLY AUTO PARTS	PARTS FOR VEHICLE #607	\$ 6.52	shopcc

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
350071	6/27/2024	6560403600	ARAMARK	STA 3 MAT/MOP SERVICE: 6/26	\$ 16.32	medic
350253	6/27/2024	6560404403	ARAMARK	STA 2 MAT/MOP SERVICE: 6/27	\$ 16.32	medic
350254	6/27/2024	6560404404	ARAMARK	STA 1 MAT/MOP SERVICE: 6/27	\$ 20.02	medic
350257	6/27/2024	6560404416	ARAMARK	APD NYLON MATS CLEANED	\$ 16.32	apd
350228	6/27/2024	6640	VIPER BATS INC	REC PROGRAM SUPPLIES	\$ 1,612.55	pkreccc
350410	6/27/2024	Affidavit-240627	OFFICE DEPOT, INC.	DIGITAL MEMORY CARD READER	\$ 38.07	fibercc
350239	6/27/2024	VP_64CH0TP7	VISTAPRINT	BUSINESS CARDS; GRANGER, MOWRER, RHODES AND FARRELL	\$ 89.15	apdcc
350227	6/27/2024	X42699	SEBO'S DO-IT CENTER	PARTS FOR VEHICLE #513	\$ 39.98	shopcc
350242	6/27/2024	X42761	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 29.81	parksccl
350246	6/27/2024	X42772	SEBO'S DO-IT CENTER	SUPPLIES FOR FACILITIES	\$ 69.95	pwfacccl
350216	6/27/2024	X47423/1	ACE HARDWARE	MAINTENANCE SUPPLIES	\$ 13.27	wwtpcc
350400	6/28/2024	000029106	TIRES4THAT BY GALLAGHER TIRE	TIRES FOR EQUIP #422	\$ 760.99	shopcc
350240	6/28/2024	10756729067	DELL MARKETING LP	TERRY NEMETH WATER TREATMENT PLANT MANAGER NEW LAPTOP	\$ 1,218.81	infosyscc
350245	6/28/2024	111-2903337-7206650	AMAZON.COM SERVICES, INC	CURATORIAL SUPPLIES	\$ 5.67	museumcc
350415	6/28/2024	111-3811267-2230667	AMAZON.COM SERVICES, INC	HI-VISIBILITY SAFETY VEST	\$ 23.91	fibercc
350416	6/28/2024	111-3986407-9507464	AMAZON.COM SERVICES, INC	CABLE PULLING TAPE	\$ 221.41	fibercc
350220	6/28/2024	112-1909954-8638663	AMAZON.COM SERVICES, INC	SUPPLIES FOR FACILITIES	\$ 21.61	pwfacccl
350430	6/28/2024	112-3063739-0269864	AMAZON.COM SERVICES, INC	IPAD CASE - KRAMER	\$ 25.89	infosyscc
350427	6/28/2024	112-7051036-6042642	AMAZON.COM SERVICES, INC	EAR PLUGS	\$ 32.63	afdcc
350436	6/28/2024	1164119	FRONTIER BUILDING SUPPLY	SUPPLIES FOR FACILITIES	\$ 23.13	pwfacccl
350233	6/28/2024	1307312	MAVERICK WORK WEAR, INC.	WORK BOOTS	\$ 155.41	shopcc
350433	6/28/2024	15-98636	CUMMINS, INC.	PARTS FOR VEHICLE #304	\$ 940.58	shopcc
350435	6/28/2024	175769	PORT OF ANACORTES	MARINE 29 FUEL	\$ 59.52	afdcc
350403	6/28/2024	3537270864	HILTON HOTELS	TRAINING HOTEL STAY; PT INSTRUCTOR - OFC MELTON	\$ 615.45	apdcc
350408	6/28/2024	3986-319592	O'REILLY AUTO PARTS	PART FOR EQUIP #13948	\$ 3.59	shopcc
350412	6/28/2024	E32962	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 31.54	parksccl

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
350438	6/28/2024	X47560/1	ACE HARDWARE	MAINTENANCE SUPPLIES	\$ 11.71	wwtpcc
350423	6/29/2024	028323067	GALLS, LLC.	UNIFORM BELT; J CARTER	\$ 27.82	apdcc
350422	6/29/2024	028334409	GALLS, LLC.	UNIFORM NAME TAG	\$ 11.02	apdcc
350421	6/29/2024	028334412	GALLS, LLC.	UNIFORM ACADEMY SHIRTS; J CARTER	\$ 215.24	apdcc
350424	6/29/2024	028347126	GALLS, LLC.	UNIFORM SHIRTS AND PULLOVER; J CARTER	\$ 380.61	apdcc
350425	6/29/2024	028347130	GALLS, LLC.	UNIFORM PANTS; OFC WILSON	\$ 77.68	apdcc
350417	6/29/2024	111-9461979-8947419	AMAZON.COM SERVICES, INC	EDGING TOOL	\$ 197.66	fibercc
350409	6/29/2024	112-6576001-3922657	AMAZON.COM SERVICES, INC	PARKS CANOPY COVER	\$ 87.03	parksccl
350411	6/29/2024	114-2006819-7247460	AMAZON.COM SERVICES, INC	TEEN BOOKS	\$ 17.22	libcc
350434	6/29/2024	114-5816835-2948234	AMAZON.COM SERVICES, INC	IPAD CASE	\$ 33.72	pwfacccl
350428	6/29/2024	641892	BRODART COMPANY	LIBRARY SUPPLIES TECH SERVICES	\$ 162.91	libcc
350418	6/29/2024	S2424934	FIRST RESPONDER DECAL COMPANY	HELMET DECALS	\$ 29.21	afdcc
351323	6/30/2024	0173	SKAGIT COUNTY SOLID WASTE FUND	JUNE TONNAGE HAULED	\$ 91,995.25	dshop
351197	6/30/2024	207767	VANTAGE POINT SOLUTIONS, INC.	CALEA COMPLIANCE SUPPORT - JUNE 2024	\$ 275.00	fiber
351166	6/30/2024	2458	SKAGIT CONSERVATION DISTRICT	NPDES PHASE II PUBLIC EDUCATION AND OUTREACH - JUNE 2024	\$ 1,461.80	pw1
350429	6/30/2024	111-1337785-6421005	AMAZON.COM SERVICES, INC	CURATORIAL SUPPLIES	\$ 29.37	museumcc
350420	6/30/2024	175981	PORT OF ANACORTES	MARINE 29 FUEL	\$ 16.34	afdcc
350413	6/30/2024	1ZT5M6430393140861	UNITED PARCEL SERVICE, INC	SHIPPING INSTRUMENT TO HACH FOR SERVICING	\$ 141.90	wtpcc
350404	6/30/2024	662 201 131 701	COSTCO WHOLESALE CORPORATION	LAB SUPPLIES	\$ 17.98	wwtpcc
350566	6/30/2024	INV-4603441	UNITED SITE SERVICES, INC	WA PARK PORTABLE RESTROOMS	\$ 507.30	parksccl
350568	6/30/2024	INV-4606465	UNITED SITE SERVICES, INC	REC DEPT PORTABLE RESTROOMS	\$ 187.90	parksccl
350414	6/30/2024	INV-4607289	UNITED SITE SERVICES, INC	PENN AVE PORTA POTTY RENTAL 6/1/24-6/30/24	\$ 210.25	wtpcc
350419	6/30/2024	SO23790691	WITMER PUBLIC SAFETY GROUP INC	MESH VESTS	\$ 30.22	afdcc
351071	6/30/2024	X43664	SEBO'S DO-IT CENTER	SPRAY PAINT	\$ 7.61	afdcc

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
351358	7/1/2024	00986 HERMSTAD	CAMPBELL LAW FIRM	PUB DEF CONFL	\$ 30.00	pubdef
351359	7/1/2024	00990 MEREDITH	CAMPBELL LAW FIRM	PUB DEF CONFL	\$ 380.00	pubdef
351331	7/1/2024	052-0010-00	CITY OF ANACORTES	OPS: 6/1-06/30/24	\$ 1,771.60	dshop
351081	7/1/2024	07/01/2024	NORTHWEST PARKING EQUIPMENT	WA PARK PAY STATION MAINTENANCE 3RD QTR	\$ 734.40	parks1
351207	7/1/2024	1193	FIDALGO CLEANING	APD CLEANING & SUPPLIES 7/1-7/14/24	\$ 875.00	apd
351080	7/1/2024	190-1840-00	CITY OF ANACORTES	WWTP 6/1-6/30/24	\$ 7,306.97	dwwtp
351198	7/1/2024	38725	COMMERCIAL ALARM & DETECTION	LIBRARY FIRE ALARM MONITORING AGREEMENT - JULY, AUG, SEPT 2024	\$ 97.92	pw1
350426	7/1/2024	111-1488703-4305060	AMAZON.COM SERVICES, INC	PART FOR EQUIP #15909	\$ 21.75	shopcc
350632	7/1/2024	112-5062733-3730601	AMAZON.COM SERVICES, INC	MAINTENANCE SUPPLIES	\$ 151.63	wwtpcc
350402	7/1/2024	113-7495346-4550669	AMAZON.COM SERVICES, INC	SUPPLIES FOR WATER MAINTENANCE	\$ 779.72	wdistcc
350565	7/1/2024	113310	BERG VAULT COMPANY	CONCRETE LID & STEEL INSERT- WATER	\$ 515.71	wdistcc
350457	7/1/2024	146346	G12 COMMUNICATIONS, LLC	SIP TRUNKS 7/1-7/31/24	\$ 979.26	infosyscc
350278	7/1/2024	22699416	EWING IRRIGATION PRODUCTS, INC	PARKS MAINTENANCE SUPPLIES	\$ 286.30	parks1
350629	7/1/2024	257Julio	COURTESY CHEVROLET	ALTERNATOR- #017A	\$ 790.94	shopcc
350608	7/1/2024	260099827-00	TACOMA SCREW PRODUCTS, INC.	SHOP SUPPLIES	\$ 204.00	shopcc
350862	7/1/2024	2620481-0043-8	WASTE MANAGEMENT	WTP TRASH, RECYCLE PICKUP 6/1/24-6/30/24	\$ 240.74	dwwtp
350623	7/1/2024	290614-5	BIRCH EQUIPMENT CO., INC	EQUIPMENT RENTAL - CONCRETE SAW	\$ 532.33	fibercc
350607	7/1/2024	437136	NSI LAB SOLUTIONS	LAB SUPPLIES - DMRQA	\$ 579.00	wwtpcc
350737	7/1/2024	4848263S185	LEMAY MOBILE SHREDDING	APD AND COURT ON-SITE SHREDDING	\$ 36.54	apd
350753	7/1/2024	4848264S185	LEMAY MOBILE SHREDDING	CONTAINER SHREDDING - CITY HALL	\$ 8.82	finance
350616	7/1/2024	593 51 104 8851	SAFEWAY INC	REC PROGRAM SUPPLIES	\$ 10.86	parksccl
350571	7/1/2024	904-991-0680	GOOGLE ANALYTICS	GOOGLE ADVERTISING - JUNE 2024	\$ 200.16	fibercc
350569	7/1/2024	CS308088	S & S WORLDWIDE, INC	REC EVENT SUPPLIES	\$ 190.35	pkreccc
350577	7/1/2024	E34472	SEBO'S DO-IT CENTER	STREET SUPPLIES	\$ 19.56	shopcc
350574	7/1/2024	E34555	SEBO'S DO-IT CENTER	FLASHLIGHTS	\$ 39.15	pwfacccl
350567	7/1/2024	INV-4604491	UNITED SITE SERVICES, INC	PARKS PORTABLE RESTROOM	\$ 195.09	parksccl
350576	7/1/2024	LA24-00020	CITY OF ANACORTES	PARKS PERMIT	\$ 247.20	parksccl

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
350572	7/1/2024	VP_FMHTTMKV	VISTAPRINT	BUSINESS CARDS - TERRY N, BRENT C	\$ 53.19	wtpcc
350575	7/1/2024	W2482328	NRS	GEAR AID ZIPPER LUBRICANT STICK	\$ 12.94	afdcc
350570	7/1/2024	X53241/1	ACE HARDWARE	REC EVENT SUPPLIES	\$ 90.15	parksccl
351087	7/2/2024	662108	SAN DIEGO POLICE EQUIP CO INC	SIMULATION ROUNDS AND CONVERSION KITS	\$ 4,864.73	apd
351083	7/2/2024	8281927152	MOTOROLA SOLUTIONS INC	MOBILE RADIO KITS FOR VEHICLES - RESOLUTION #3145	\$ 81,110.56	apd
350626	7/2/2024	111-2761718-3690627	AMAZON.COM SERVICES, INC	OFFICE SUPPLIES HOTSPOT SCREEN PROTECTORS	\$ 21.53	libcc
350673	7/2/2024	111-8974273-6801822	AMAZON.COM SERVICES, INC	LAB SUPPLIES	\$ 16.78	wwtpcc
350618	7/2/2024	112-6961272-2130624	AMAZON.COM SERVICES, INC	UNIFORM BOOTS; J CARTER	\$ 121.20	apdcc
350617	7/2/2024	112-9155874-9057816	AMAZON.COM SERVICES, INC	REC PROGRAM SUPPLIES-SUMMER CAMP SUPPLIES	\$ 39.74	parksccl
350633	7/2/2024	114-3367148-2323438	AMAZON.COM SERVICES, INC	OFFICE SUPPLIES - FIDALGO BAY DAY	\$ 30.96	wwtpcc
350699	7/2/2024	114-7870263-1687466	AMAZON.COM SERVICES, INC	EVENT SUPPLIES - FIDALGO BAY DAY	\$ 32.79	wwtpcc
350573	7/2/2024	24792734	GLOBAL INDUSTRIAL	SAFETY BARRICADE/BANNER PARTS	\$ 741.62	wtpcc
350684	7/2/2024	252139656	SURETY PEST CONTROL	PEST CONTROL ACC 34803360 4155 SAN JUAN BLVD POINTE BOOSTER	\$ 58.63	wtpcc
350697	7/2/2024	2809	ANACORTES PRINTING	DOORHANGERS -SOLID WASTE	\$ 96.29	shopcc
350803	7/2/2024	321000909	HACH COMPANY	LAB SUPPLIES	\$ 620.16	wwtpcc
350716	7/2/2024	3259748	NURNBERG SCIENTIFIC	LAB SUPPLIES	\$ 463.17	wwtpcc
350610	7/2/2024	3986-320262	O'REILLY AUTO PARTS	PARTS #613	\$ 30.44	shopcc
350611	7/2/2024	3986-320328	O'REILLY AUTO PARTS	OPERATING SUPPLIES- #187	\$ 33.35	shopcc
350672	7/2/2024	4874	WEST MARINE PRODUCTS, INC	FUEL CONNECTOR, HOSE CLAMP	\$ 16.30	afdcc
350625	7/2/2024	50108	VAN'S EQUIPMENT CO	PARTS #4001	\$ 110.67	shopcc
350669	7/2/2024	593 178 103 8824	SAFEGWAY INC	FOOD FOR TRAINING AT WWTP	\$ 17.98	financecc
350624	7/2/2024	6560404439	ARAMARK	OPS & PARKS LAUNDRY SERVICE	\$ 73.78	shopcc
350698	7/2/2024	7/2/24	THRIFTY CLEANERS	JUNE LAUNDRY	\$ 33.95	afdcc
350838	7/2/2024	9170616933	GRAINGER	MAINTENANCE SUPPLIES	\$ 126.01	dwwtp
350841	7/2/2024	9170616941	GRAINGER	MAINTENANCE SUPPLIES	\$ 346.00	dwwtp

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
350612	7/2/2024	ACT-00089607	UNITED SITE SERVICES, INC	PARKS PORTABLE RESTROOMS	\$ 760.47	parksccl
350620	7/2/2024	F6F8083-0002	SKEDDA	LIBRARY ROOMS BOOKING SOFTWARE 7/2024-7/2025	\$ 449.83	libcc
350628	7/2/2024	INV263323989	ZOOM VIDEO COMMUNICATIONS INC.	COURT 7/2-8/1/24	\$ 17.40	courtcc
350613	7/2/2024	MC19745966	MAILCHIMP	REC NEWSLETTER MAILING LIST	\$ 28.83	parksccl
350630	7/2/2024	X44382	SEBO'S DO-IT CENTER	SUPPLIES- DEPOT RR TOILET REPAIR	\$ 9.01	pwfacccl
350631	7/2/2024	X56905/1	ACE HARDWARE	SUPPLIES FOR STREET DEPT	\$ 16.64	shopcc
350627	7/2/2024	X57534/1	ACE HARDWARE	WA PARK MAINTENANCE SUPPLIES	\$ 8.68	parksccl
350685	7/3/2024	0-087-959-737	DEPARTMENT OF LICENSING	REPORT OF SALE- #135	\$ 13.65	shopcc
350686	7/3/2024	0-087-966-589	DEPARTMENT OF LICENSING	REPORT OF SALE - #050	\$ 13.65	shopcc
350694	7/3/2024	07/03/2024	CRISIS SYSTEMS MANAGEMENT LLC	TRAINING FEE; OFC WILSON - NEGOTIATING WITH SPECIAL POPULATIONS-ADV	\$ 612.69	apdcc
350717	7/3/2024	111-8013062-8069856	AMAZON.COM SERVICES, INC	OFFICE SUPPLIES	\$ 8.03	wwtpcc
350681	7/3/2024	1122715309	COSTCO WHOLESALE CORPORATION	ERP PRESENTATION MEETING SUPPLIES	\$ 77.56	execc
350692	7/3/2024	113-7372808-3548265	AMAZON.COM SERVICES, INC	WA PARK SUPPLIES	\$ 48.94	parksccl
350622	7/3/2024	114-7882868-6149811	AMAZON.COM SERVICES, INC	AVERY LABELS	\$ 11.32	wtpcc
350700	7/3/2024	176220	PORT OF ANACORTES	MARINE 29 FUEL	\$ 50.50	afdcc
350720	7/3/2024	330658	NAPA	SUPPLIES FOR STREET DEPT	\$ 35.73	shopcc
350674	7/3/2024	3986-320510	O'REILLY AUTO PARTS	PART- #13-948	\$ 18.12	shopcc
350676	7/3/2024	3986-320574	O'REILLY AUTO PARTS	PARTS FOR VEHICLE #304	\$ 81.71	shopcc
350675	7/3/2024	3986-320646	O'REILLY AUTO PARTS	OIL #4001	\$ 78.31	shopcc
350696	7/3/2024	3986-320651	O'REILLY AUTO PARTS	SUPPLIES FOR STREET DEPT	\$ 72.16	shopcc
350670	7/3/2024	50119	VAN'S EQUIPMENT CO	PARTS #4001	\$ 49.90	shopcc
350677	7/3/2024	C28108/1	ACE HARDWARE	PARTS FOR VEHICLE #151	\$ 35.21	shopcc
350701	7/3/2024	E35833	SEBO'S DO-IT CENTER	APPARATUS DETAILING SUPPLIES	\$ 93.13	afdcc
350680	7/3/2024	INV263458095	ZOOM VIDEO COMMUNICATIONS INC.	EXECUTIVE 07/03-08/02/2024	\$ 60.92	execc
350621	7/3/2024	VP_VZBKCCX8	VISTAPRINT	BUSINESS CARDS - MIKE H	\$ 30.39	wtpcc
350695	7/3/2024	X44630	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 21.31	parksccl
350679	7/3/2024	X44690	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 9.59	parksccl

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
350691	7/3/2024	X44759	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 21.30	parksccl
350668	7/3/2024	X44804	SEBO'S DO-IT CENTER	PARKS MAINTENANCE SUPPLIES	\$ 16.39	parksccl
350678	7/3/2024	X66000/1	ACE HARDWARE	REC PROGRAM SUPPLIES	\$ 6.84	parksccl
350671	7/3/2024	X66695/1	ACE HARDWARE	PARKS MAINTENANCE SUPPLIES	\$ 2.93	parksccl
350797	7/4/2024	00009415	SAFeway INC	JULY 4 OPEN HOUSE	\$ 103.02	afdcc
350718	7/4/2024	028381440	GALLS, LLC.	UNIFORM TAGS; J CARTER	\$ 15.37	apdcc
350822	7/4/2024	1776073	SAFeway INC	FUEL FOR PARADE VEHICLES - FORD LENDERS	\$ 18.42	wwtpcc
350827	7/4/2024	1776074	SAFeway INC	FUEL FOR PARADE VEHICLES - FORD LENDERS	\$ 18.50	wwtpcc
350734	7/4/2024	6560407841	ARAMARK	APD NYLON MATS CLEANED	\$ 16.32	apd
351072	7/4/2024	68	SHELL	ICE	\$ 23.94	afdcc
350818	7/5/2024	111-2722454-3136235	AMAZON.COM SERVICES, INC	HI-VISIBILITY SAFETY VESTS	\$ 63.07	fibercc
350798	7/5/2024	112-0893574-5045024	AMAZON.COM SERVICES, INC	SUPPLIES FOR FACILITIES	\$ 29.35	pwfacccl
350814	7/5/2024	112-5273204-5489015	AMAZON.COM SERVICES, INC	BINOCULARS, SAFETY GLASSES AND FOLDING KNIVES	\$ 399.40	apdcc
350813	7/5/2024	112-6933601-8664241	AMAZON.COM SERVICES, INC	POLICE SAFETY TAPE	\$ 216.51	apdcc
350809	7/5/2024	24268853	PURCELL TIRE AND SERVICE CENTE	TIRE REPAIR FOR VEHICLE #517	\$ 90.67	shopcc
350805	7/5/2024	3986-320893	O'REILLY AUTO PARTS	PARTS FOR VEHICLE #613	\$ 15.77	shopcc
350804	7/5/2024	3986-320921	O'REILLY AUTO PARTS	PART FOR VEHICLE #180	\$ 5.66	shopcc
350807	7/5/2024	3986-320925	O'REILLY AUTO PARTS	PART FOR VEHICLE #191	\$ 19.16	shopcc
350808	7/5/2024	41600523980	LES SCHWAB TIRE CENTERS	PARTS FOR VEHICLE #181	\$ 267.55	shopcc
350821	7/5/2024	6560407846	ARAMARK	OPS & PARKS LAUNDRY SERVICE	\$ 73.78	shopcc
350820	7/5/2024	6560407847	ARAMARK	OPS MAT CLEANING	\$ 62.34	shopcc
350825	7/5/2024	E36734	SEBO'S DO-IT CENTER	SUPPLIES FOR FACILITIES	\$ 1.48	pwfacccl
350819	7/5/2024	X46300	SEBO'S DO-IT CENTER	STORMWATER SUPPLIES	\$ 30.45	pwfacccl
350824	7/5/2024	X98867/1	ACE HARDWARE	SUPPLIES FOR FACILITIES	\$ 22.47	pwfacccl
350912	7/6/2024	277197	LAKESIDE INDUSTRIES, INC.	ASPHALT FOR 3RD & O AVE PROJECT	\$ 2,438.04	wdist
350908	7/6/2024	277198	LAKESIDE INDUSTRIES, INC.	ASPHALT FOR WEST 2ND PROJECT	\$ 14,452.29	dshop
350909	7/6/2024	277377	LAKESIDE INDUSTRIES, INC.	5/8" & 3/4" ROCK SALES	\$ 1,787.33	dshop
350910	7/6/2024	277378	LAKESIDE INDUSTRIES, INC.	5/8" & 3/4" ROCK SALES	\$ 297.13	dshop
350911	7/6/2024	277415	LAKESIDE INDUSTRIES, INC.	5/8" & 3/4" ROCK SALES	\$ 987.54	wdist

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
350810	7/6/2024	113-7980256-9540227	AMAZON.COM SERVICES, INC	PARKS AND LIBRARY ART PROGRAM	\$ 66.33	parksccl
350812	7/6/2024	330785	NAPA	APPARATUS DETAIL SUPPLIES	\$ 7.09	afdcc
350815	7/6/2024	662 201 27 701	COSTCO WHOLESALE CORPORATION	APD COFFEE PODS	\$ 89.97	apdcc
350801	7/6/2024	T00528/1	ACE HARDWARE	FASTENERS	\$ 4.01	wtppcc
350800	7/6/2024	X49462/1	ACE HARDWARE	LUBRICANT FOR PADLOCKS	\$ 21.75	wtppcc
351168	7/7/2024	1010658347	SKAGIT REGIONAL HEALTH	HEARING TEST - CAMERON JS	\$ 35.00	dwtpp
351085	7/7/2024	312719	ANACORTES ANIMAL HOSPITAL	BOARD & DISTRAINER; JUNE 2024	\$ 290.00	apd
350898	7/7/2024	00028247	SAFeway INC	REHAB WATER	\$ 28.72	afdcc
350811	7/7/2024	112-3018495-0165065	AMAZON.COM SERVICES, INC	REC EVENT SUPPLIES	\$ 13.06	parksccl
350816	7/7/2024	112-3148944-1849055	AMAZON.COM SERVICES, INC	SAFETY JACKETS	\$ 65.22	apdcc
350802	7/7/2024	113-9058737-5606658	AMAZON.COM SERVICES, INC	OFFICE SUPPLIES - IT	\$ 20.20	infosyscc
350817	7/7/2024	176710	PORT OF ANACORTES	NON-ETHANOL GAS	\$ 45.68	afdcc
350823	7/7/2024	3986-321187	O'REILLY AUTO PARTS	TIRE REPAIR PATCH	\$ 8.69	afdcc
351171	7/8/2024	0171101-IN	SWS EQUIPMENT	PARTS FOR VEHICLE #304	\$ 438.57	dshop
351086	7/8/2024	220013286491	PUGET SOUND ENERGY INC	APD 6/6-7/5/24	\$ 2,406.07	apd
351077	7/8/2024	220013286525	PUGET SOUND ENERGY INC	HEART OF ANACORTES 06/05-07/05/24	\$ 35.82	parks1
350992	7/8/2024	220015523313	PUGET SOUND ENERGY INC	CAR CHARGING STATION: 6/6-7/5/24	\$ 50.74	dshop
350987	7/8/2024	220021901958	PUGET SOUND ENERGY INC	TSUNAMI SIREN - SKYLINE WAY - 6/5-7/5/24	\$ 10.89	dwtpp
350952	7/8/2024	1020546	BAYSHORE OFFICE PRODUCTS INC	SUPPLIES FOR FACILITIES	\$ 794.24	pwfacccl
350900	7/8/2024	11040	NPELRA	LABOR RELATIONS WAPELRA FALL CONFERENCE REGISTRATION	\$ 349.00	hrcc
350903	7/8/2024	111-7292480-1089009	AMAZON.COM SERVICES, INC	PART FOR VEHICLE #186	\$ 117.82	shopcc
350897	7/8/2024	112-6390182-7563425	AMAZON.COM SERVICES, INC	TRANSPORT HOODS	\$ 299.45	apdcc
350899	7/8/2024	1120955488	COSTCO WHOLESALE CORPORATION	SENIOR CENTER OFFICE SUPPLIES	\$ 500.46	parksccl
350904	7/8/2024	20196294	STELLA-JONES	POLES FOR AMI X 2	\$ 12,788.00	pwfacccl
350901	7/8/2024	21436	JUSTICE WORKS, LLC	JUSTICE WORKS - MONTHLY SUBSCRIPTION	\$ 60.00	pubdefcc
350959	7/8/2024	24268893	PURCELL TIRE AND SERVICE CENTE	TIRE SERVICE FOR VEHICLE #205	\$ 174.63	shopcc

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
350960	7/8/2024	24268895	PURCELL TIRE AND SERVICE CENTE	FLAT REPAIR FOR VEHICLE #605	\$ 71.89	shopcc
350961	7/8/2024	24268896	PURCELL TIRE AND SERVICE CENTE	TIRES FOR EQUIP #8002	\$ 58.21	shopcc
350962	7/8/2024	24268897	PURCELL TIRE AND SERVICE CENTE	TIRES FOR EQUIP #842	\$ 334.45	shopcc
350963	7/8/2024	24268898	PURCELL TIRE AND SERVICE CENTE	SUPPLIES FOR SHOP	\$ 988.82	shopcc
350964	7/8/2024	24268899	PURCELL TIRE AND SERVICE CENTE	FLAT REPAIR FOR VEHICLE #304	\$ 71.89	shopcc
350958	7/8/2024	260100332-00	TACOMA SCREW PRODUCTS, INC.	SUPPLIES FOR SHOP STOCK	\$ 420.41	shopcc
350954	7/8/2024	260100352-00	TACOMA SCREW PRODUCTS, INC.	SUPPLIES FOR STREET DEPT	\$ 15.26	shopcc
350973	7/8/2024	41895	THE DRAIN DOCTOR	EMERGENCY REPAIR - RV DUMP STATION AT 500 T AVE.	\$ 212.98	wwtpcc
350975	7/8/2024	522318	SHELL	FUEL FOR EQUIP #856	\$ 10.74	wdistcc
350969	7/8/2024	593 54 23 8854	SAFEWAY INC	REC EVENT SUPPLIES	\$ 17.76	pkreccc
350906	7/8/2024	6560405668	ARAMARK	LAUNDRY SERVICES FOR WWTP	\$ 53.59	wwtpcc
350907	7/8/2024	833	UNITED STATES POSTAL SERVICE	POSTAGE	\$ 68.00	museumcc
350956	7/8/2024	980-3-6036-10609842	OFFICE DEPOT, INC.	OFFICE SUPPLIES	\$ 75.29	wwtpcc
350894	7/8/2024	E0600SPC2C	MICROSOFT CORPORATION	AZURE DISASTER AND RECOVERY 6/2-7/1/24	\$ 1,089.86	infosyscc
350905	7/8/2024	E37910	SEBO'S DO-IT CENTER	PARTS FOR VEHICLE #151	\$ 106.26	shopcc
350896	7/8/2024	T01538/1	ACE HARDWARE	REC EVENT SUPPLIES	\$ 89.72	pkreccc
350893	7/8/2024	T01624/1	ACE HARDWARE	PARTS FOR VEHICLE #517	\$ 9.32	shopcc
350977	7/8/2024	U2416027256	ICONIX WATERWORKS INC	SUPPLIES FOR STREET DEPT	\$ 716.99	shopcc
350902	7/8/2024	VP_XHH9QL9Z	VISTAPRINT	VISTAPRINT - NEW BUSINESS CARDS	\$ 108.78	pubdefcc
350892	7/8/2024	X45995	SEBO'S DO-IT CENTER	SUPPLIES FOR WATER DEPT	\$ 26.85	wdistcc
351190	7/9/2024	1452820	LIFE ASSIST, INC	SENSOR ELECTRODES	\$ 860.83	medic
351327	7/9/2024	200000667101	PUGET SOUND ENERGY INC	LIBRARY 1220 10TH 6/7-7/8/2024	\$ 4,432.33	publib
350914	7/9/2024	220013297076	PUGET SOUND ENERGY INC	6821 STATE ROUTE 20 06/07-07/08/24	\$ 13.83	plan
350989	7/9/2024	220013297498	PUGET SOUND ENERGY INC	CASINO DRIVE UNDER TWIN BRIDGE: 6/7-7/8/24	\$ 40.39	dshop
350993	7/9/2024	220022355618	PUGET SOUND ENERGY INC	TSUNAMI SIREN - 500 T AVENUE 6/7-7/8/24	\$ 10.89	dwwtp

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
351337	7/9/2024	220035067093	PUGET SOUND ENERGY INC	MOLLY LANE TENANT OUTDOOR LIGHTING: 6/6	\$ 55.13	medic
350986	7/9/2024	361499	BAY CITY SUPPLY	WTP PAPER SUPPLIES	\$ 340.74	dwtpt
351075	7/9/2024	361771	BAY CITY SUPPLY	SUPPLIES FOR FACILITIES	\$ 2,370.81	pwfac
351203	7/9/2024	B18541547	SHI INTERNATIONAL CORP.	SMARSH - ANNUAL SUBSCRIPTION 7/1/24-7/1/25	\$ 23,819.80	infosys
350913	7/9/2024	FB53274	CAROLLO ENGINEERS, INC.	WATER SYSTEM PLAN UPDATE - THROUGH 06/30/2024	\$ 2,358.50	pw1
350978	7/9/2024	10748	KGS NORTHWEST, LLC	ACTUATOR MAIN BOARD REPLACEMENT AT BLUE HERON	\$ 1,716.38	wtpcc
350957	7/9/2024	111-6095908-6371452	AMAZON.COM SERVICES, INC	LAB SUPPLIES	\$ 187.80	wwtpcc
350979	7/9/2024	111-8504193-3021044	AMAZON.COM SERVICES, INC	PARTS FOR VEHICLE #186	\$ 304.77	shopcc
350976	7/9/2024	113-8801095-3592228	AMAZON.COM SERVICES, INC	STORMWATER SUPPLIES	\$ 63.09	pwfacc
350974	7/9/2024	114-8262585-2190664	AMAZON.COM SERVICES, INC	EXECUTIVE OFFICE SUPPLIES	\$ 61.95	execc
350985	7/9/2024	114-8476501-9792200	AMAZON.COM SERVICES, INC	SAFETY SUPPLIES	\$ 20.49	wwtpcc
350984	7/9/2024	1182335	TELEFLEX LLC	ASSORTED EZ-IO NEEDLES	\$ 1,345.50	afdcc
350965	7/9/2024	3986-321522	O'REILLY AUTO PARTS	PARTS FOR VEHICLE #516	\$ 9.78	shopcc
350966	7/9/2024	3986-321555	O'REILLY AUTO PARTS	PARTS FOR VEHICLE #514	\$ 31.16	shopcc
350967	7/9/2024	3986-321684	O'REILLY AUTO PARTS	PARTS FOR VEHICLE #156	\$ 149.90	shopcc
350971	7/9/2024	4841975	TACTICALGEAR.COM, WORKBOOTS.COM	UNIFORM BOOTS; OFC VANDERKOOY	\$ 115.10	apdcc
350955	7/9/2024	7095-1	THE SHERWIN WILLIAMS CO	SUPPLIES FOR WATER MAINTENANCE	\$ 213.25	wdistcc
350982	7/9/2024	7101-7	THE SHERWIN WILLIAMS CO	SUPPLIES FOR STREET DEPT	\$ 86.13	shopcc
350983	7/9/2024	98816126	GOOD TO GO!	TOLL	\$ 8.50	afdcc
350851	7/9/2024	ANA-1246647	ANACORTES AMERICAN	WWTP 7/31/24-2025	\$ 260.60	dwwtp
350981	7/9/2024	C32301/1	ACE HARDWARE	PARTS FOR EQUIP #7923	\$ 21.52	shopcc
350951	7/9/2024	CS21056	JIT TRUCK PARTS	PARTS FOR VEHICLE #513	\$ 118.36	shopcc
350980	7/9/2024	EUSP2428788207	ALLIANZ GLOBAL	TRAVEL INSURANCE	\$ 45.50	pwfacc
350972	7/9/2024	rJ6yUCm3YcOibEysxi8	ESAFETYSUPPLIES, INC	SAFETY SUPPLIES	\$ 131.57	wwtpcc
350968	7/9/2024	VP_OXBM7NKKV	VISTAPRINT	PARKS OFFICE SUPPLIES	\$ 98.35	parksc1
350953	7/9/2024	X46346	SEBO'S DO-IT CENTER	SUPPLIES FOR FACILITIES	\$ 18.12	pwfacc
350970	7/9/2024	X46422	SEBO'S DO-IT CENTER	REC EVENT SUPPLIES	\$ 6.52	pkrecc
351186	7/10/2024	0002116429	CENTRAL WELDING SUPPLY CO, INC	O2 FOR AMBULANCE	\$ 110.71	medic

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
350991	7/10/2024	15270	NORTHWEST CLEAN AIR AGENCY	AIR OPERATING PERMIT PROGRAM FEE FY25 7/1/24-6/30/25	\$ 15,990.05	dwwtp
351073	7/10/2024	24-52293	BUDGET TOWING & AUTO REPAIR	RV TOW DISPOSAL	\$ 932.96	dshop
351336	7/10/2024	240773	T-SHIRTS BY DESIGN	16 POLO SHIRTS	\$ 765.95	medic
351094	7/10/2024	57012	SCRAP-IT	POLICE RV DISPOSAL	\$ 3,075.48	dshop
351341	7/10/2024	899989	CASCADE COLUMBIA DISTRIBUTION	SODIUM HYPOCHLORITE	\$ 12,193.46	dwwtp
351193	7/10/2024	Pay App 1	C JOHNSON CONSTRUCTION, INC	2024 WATERLINE REPLACEMENT PROJECT	\$ 288,645.45	pw1
351200	7/11/2024	1200636723	HDR ENGINEERING, INC	COMBINED SEWER OVERFLOW PUMP STATION DESIGN - 6/2/24-6/29/24	\$ 9,996.21	pw1
351181	7/11/2024	200024889996	PUGET SOUND ENERGY INC	INTAKE ELECTRICITY 6/11/24-7/10/24	\$ 2,843.62	dwwtp
351209	7/11/2024	2024-521	PUBLIC SAFETY TESTING, INC	PRE-EMPLOYMENT TESTING SERVICES FOR POLICE AND FIRE - APRIL - JUNE 2024	\$ 746.00	hr
351320	7/11/2024	2024-755	PUBLIC SAFETY TESTING, INC	PRE-EMPLOYMENT TESTING SERVICES FOR POLICE - JUNE 2024 ADD-ONS	\$ 72.00	hr
351208	7/11/2024	25931	ANCHOR QEA, INC	A AVENUE LANDFILL MATTER NO. 200	\$ 9,396.00	pw1
351095	7/11/2024	300000000343	PUGET SOUND ENERGY INC	PARKS/CEM/WASH. PARK/FAC/DEPOT 6/05-07/05/24	\$ 3,367.40	parks1
351189	7/11/2024	300000290019	PUGET SOUND ENERGY INC	ALL STATIONS: 6/5-7/5/24	\$ 1,154.23	medic
351328	7/11/2024	300000290035	PUGET SOUND ENERGY INC	MUSEUM 6/6-7/8/24	\$ 261.38	museum
351164	7/11/2024	300000300008	PUGET SOUND ENERGY INC	PLANT AND PUMP STATIONS 6/6-7/5/24	\$ 22,672.03	dwwtp
351175	7/11/2024	362059	BAY CITY SUPPLY	SUPPLIES FOR FACILITIES	\$ 293.44	pwfac
351066	7/11/2024	90125498	CHEMTRADE CHEMICALS US LLC	ALUMINUM SULFATE	\$ 6,060.73	dwwtp
351084	7/11/2024	9664-1	ANACORTES TOWING, LLC	TOWING; APD CASE 24-A04303	\$ 195.84	apd
351182	7/11/2024	INV33963	SEAWESTERN, INC.	4 SETS BUINKER GEAR	\$ 16,101.29	medic
351330	7/12/2024	105	SKAGIT COUNTY	IN CUSTODY AND OUT OF CUSTODY INDIGENT SCREENING WITH SKAGIT OAC	\$ 1,280.00	court
351202	7/12/2024	1200637168	HDR ENGINEERING, INC	GENERAL SEWER PLAN - 6/2/24-6/29/24	\$ 41,916.85	dwwtp
351177	7/12/2024	1613776	SKAGIT COUNTY SOLID WASTE FUND	WTP DUMP RUN 0.5 TN	\$ 54.40	dwwtp

Invoice Doc #	Invoice Date	Invoice #	Vendor Full Name	Description	Total Amount	Approval Queue
351178	7/12/2024	1613891	SKAGIT COUNTY SOLID WASTE FUND	WTP DUMP RUN 0.14 TN	\$ 20.00	dwtp
351179	7/12/2024	1614100	SKAGIT COUNTY SOLID WASTE FUND	WTP DUMP RUN 0.22 TN	\$ 23.93	dwtp
351347	7/12/2024	1711947	WALTON BEVERAGE COMPANY, INC	WTP BREAKROOM SUPPLIES	\$ 132.50	dwtp
351163	7/12/2024	INV2855116	COPIERS NORTHWEST, INC	Canon/IRC5870i/3rd Floor 6/11-7/10/24	\$ 289.78	finance
351092	7/12/2024	RefundGlaeser	GLAESER, HALIE	WA PARK CAMPING REFUND	\$ 20.00	parks1
351078	7/12/2024	RefundMorgan	MORGAN, SAMANTHA	WA PARK CAMPING REFUND	\$ 70.00	parks1
351091	7/12/2024	RefundTeeter	TEETER, TERRY	WA PARK CAMPING REFUND	\$ 59.00	parks1
351093	7/12/2024	RefundWaldbaum	WALDBAUM, SIMON	WA PARK CAMPING REFUND	\$ 343.00	parks1
351079	7/12/2024	RefundWalden	WALDEN, ELBERT	WA PARK CAMPING REFUND	\$ 182.00	parks1
351090	7/12/2024	RESTITUTION	SKAGIT COUNTY SUPERIOR	SC COURT CAUSE 24-1-00264-29	\$ 3,421.00	apd
351204	7/13/2024	00005W5A83284	UNITED PARCEL SERVICE, INC	UPS SHIPPING CHARGES; WEEK ENDING 7-13-24	\$ 37.17	apd
351180	7/13/2024	1614645	SKAGIT COUNTY SOLID WASTE FUND	WTP DUMP RUN 0.55 TN	\$ 59.83	dwtp
351394	7/13/2024	266448	INFOSEND, INC.	JULY 2024 PROCESSING	\$ 4,506.03	finance
351201	7/15/2024	1200638012	HDR ENGINEERING, INC	WTP NORTH LINE REPAIR & FLOWMETER UPGRADES - DESIGN - 6/7/24-6/29/24	\$ 1,875.08	pw1
351335	7/15/2024	1454891	LIFE ASSIST, INC	EKG PAPER, SUCTION CANISTER	\$ 115.33	medic
351199	7/15/2024	39057	SIGNS PLUS, INC.	LIBRARY DIGITAL READER BOARD TROUBLESHOOTING & REPAIR	\$ 818.72	pw1
351206	7/15/2024	7-15-2024	TONKA GROUND WORK	WHISTLE LAKE ROAD STORM SYSTEM IMPROVEMENTS	\$ 39,712.00	pw1
351325	7/16/2024	23-115-SEW-0021	VECA ELECTRIC & TECHNOLOGIES	RETAINAGE RELEASE	\$ 4,733.45	pw1
351346	7/16/2024	24-115-PRK-0011	NORTHWEST PLAYGROUND EQUIP INC	RETAINAGE RELEASE	\$ 713.80	pw1
351362	7/16/2024	31-C24035747	STEWART, ELAINE	REFUND AMBULANCE OVERPAYMENT	\$ 250.00	finance
351363	7/16/2024	31-C24035889	MUNDEAN, MICHAEL	REFUND AMBULANCE OVERPAYMENT	\$ 275.00	finance
351338	7/16/2024	7381384641	CARDINAL HEALTH 110, INC.	PHARMA: DEXTROSE, EPINEPHRINE, ONDANSETRON	\$ 642.90	medic
Total					\$ 952,287.56	



City Council Agenda Bill

Meeting Date: July 22, 2024 **Agenda Item:** 5.c.

Agenda Item Title: Resolution 3159: Setting the Date for a Public Hearing for the Vacation of Right of Way

Staff Contact(s): DARCY SWETNAM

<u>Approved for Submittal to Council by</u>	<u>Action Type</u>
Greg Francioch	Resolution
DARCY SWETNAM	
STEVE HOGLUND	

Item Summary: MJB Properties submitted a vacation petition requesting vacation of an area of right-of-way adjacent to its property along the waterfront between 22nd and 17th Streets in Anacortes. Section 12.50.030 AMC requires that, within 30 days of receipt of a petition for vacation, the City Council shall adopt a resolution scheduling the public hearing on the petition. Resolution 3159 schedules the public hearing for September 3, 2024.

Budget Impact:
n/a

Previous Action: n/a

Recommended Motion: I move we adopt Resolution 3159 setting the date for a public hearing to consider the petition to vacate certain portions of City right-of-way submitted by MJB Properties.

Alternative Actions: Decline to schedule the hearing.

Attachments (listed in order presented):

1. 240722 Res 3159 Scheduling Hearing for MJB vacation
2. MJB Vacation Request 6-26-24 (003)

RESOLUTION NO. 3159

A RESOLUTION FIXING A TIME WHEN A PETITION FOR VACATION MAY BE HEARD AND DETERMINED BY THE CITY COUNCIL IN SETTING A PUBLIC HEARING DATE.

WHEREAS, MJB Properties (“MJB”) has submitted a petition to the City to vacate street rights-of-way adjacent to property owned by MJB, which it plans to develop; and

WHEREAS, the area proposed to be vacated (“Vacation Area”) is described and depicted in the attached Exhibit A; and

WHEREAS, the City currently owns a restroom and adjacent parking lot within the Vacation Area, which was funded by a grant through the Washington State Recreation and Conservation Office; and

WHEREAS, to grant MJB’s vacation petition, the City will need to replace the existing restroom and parking lot currently within the Vacation Area and move it to a new location; and

WHEREAS, MJB, in its vacation petition, proposed paying the City the sum of one million dollars to cover the costs of relocating the RCO grant-funded restroom and parking lot and provide compensation for the Vacation Area; and

WHEREAS, a petition for the vacation of the below described property has been signed by the requisite number of abutting property owners and filed with the City Clerk of the City of Anacortes; and

WHEREAS, RCW 35.79.010 requires a time to be fixed for a public hearing on said matter; now, therefore,

**BE IT RESOLVED, BY THE CITY COUNCIL OF THE CITY OF ANACORTES,
WASHINGTON, AS FOLLOWS:**

That certain petition asking for the vacation of the street rights-of-ways described in Exhibit A shall be heard and determined by the City Council and a public hearing shall be heard thereof on the **3rd day of September 2024.**

**INTRODUCED, PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY
OF ANACORTES on this ____ day of _____ 2024.**

MATT MILLER, MAYOR

Approved as to form and legality:

Darcy Swetnam, WSBA #40530
City Attorney

ATTEST:

Steve D. Hoglund, City Clerk Treasurer

Exhibit A



Pacific Surveying & Engineering, Inc
land surveying • civil engineering • consulting • environmental
909 Squalicum Way, Ste 111, Bellingham, WA 98225
Phone 360.671.7387 Facsimile 360.671.4685 Email info@pesurvey.com

A) AREA A (NORTH OF 20TH STREET RIGHT OF WAY):

THE SOUTH 100.00 FEET OF PLATTED 'R' AVENUE, PER 'PLATE NO. 10 TIDE AND SHORE LANDS OF SECTION 19 TOWNSHIP 35 NORTH RANGE 2 EAST W.M., ANACORTES HARBOR', ACCORDING TO THE OFFICIAL MAP THEREOF ON FILE IN THE OFFICE OF THE STATE LAND COMMISSIONER AT OLYMPIA, WASHINGTON.

SITUATE IN A PORTION OF GOVERNMENT LOT 2, SECTION 19, TOWNSHIP 35 NORTH, RANGE 2 EAST, W.M., CITY OF ANACORTES, COUNTY OF SKAGIT, STATE OF WASHINGTON.

AREA A CONTAINING 8,000 SQUARE FEET, MORE OR LESS.

B) AREA B (SOUTH OF 20TH STREET RIGHT OF WAY):

PLATTED AVENUE 'R', 21ST STREET, ALLEY AND PORTION OF GOVERNMENT LOT 6 ADJACENT TO BLOCKS 1, 2, AND 7, PER 'PLAT OF THE NELSON ADDITION TO ANACORTES, SKAGIT COUNTY, WASHINGTON', ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE 102, RECORDS OF SKAGIT COUNTY, WASHINGTON, LYING SOUTH OF PLATTED 20TH STREET, EASTERLY OF THE EXISTING CITY OF ANACORTES 'R' AVENUE RIGHT OF WAY AND WEST OF LOTS 36, 37 AND 38, PER 'ANACORTES INDUSTRIAL PARK ADDITION' ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 10 OF PLATS, PAGES 19, 20 AND 21, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN A PORTION OF GOVERNMENT LOT 6, SECTION 19, TOWNSHIP 35 NORTH, RANGE 2 EAST, W.M., CITY OF ANACORTES, COUNTY OF SKAGIT, STATE OF WASHINGTON.

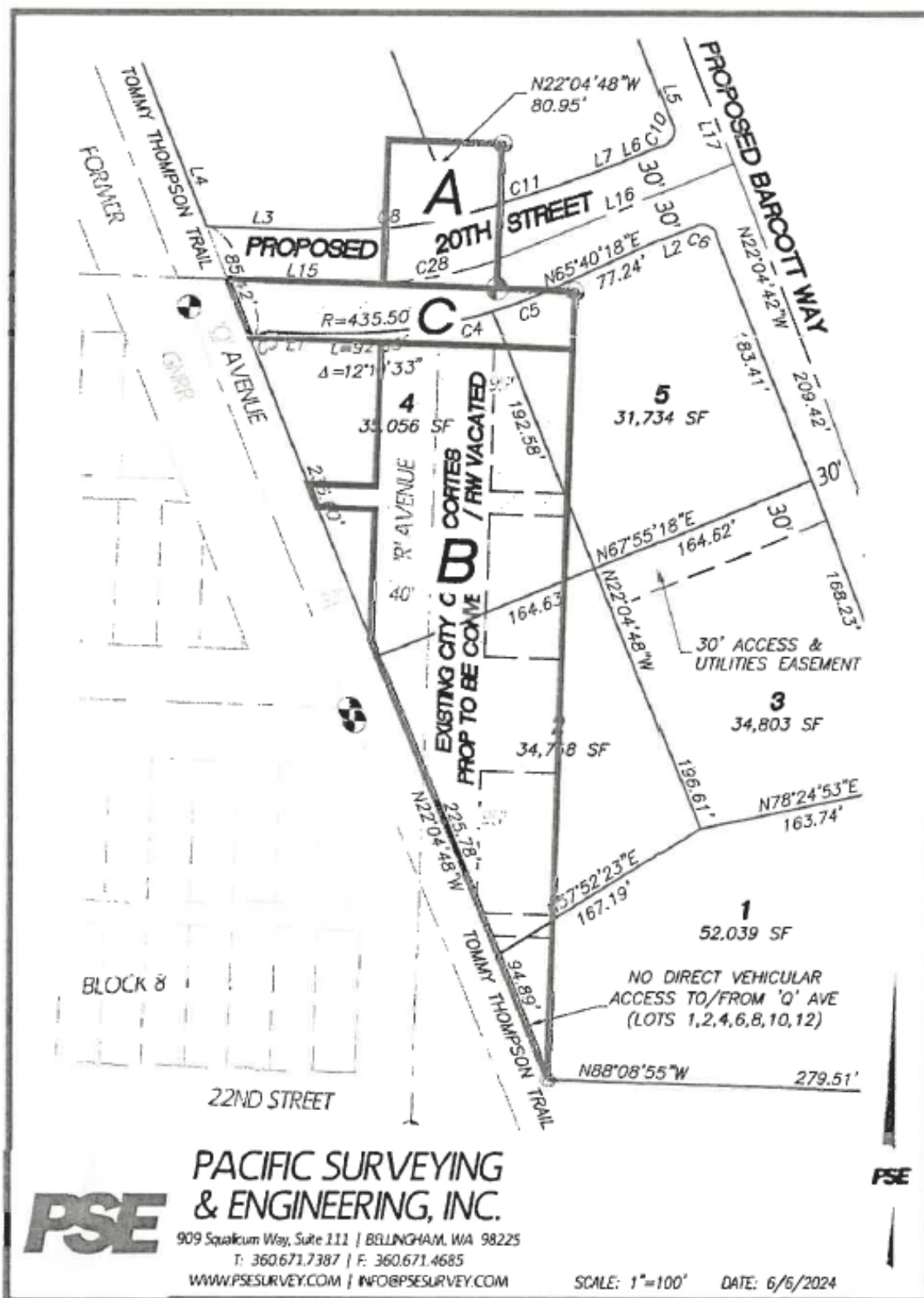
AREA B CONTAINING 49,114 SQUARE FEET, MORE OR LESS.

C) AREA C (PORTION OF 20TH STREET / AVENUE 'R' RIGHT OF WAY):

PLATTED 20TH STREET AND AVENUE 'R' NORTH OF BLOCKS 1 AND 2, PER 'PLAT OF THE NELSON ADDITION TO ANACORTES, SKAGIT COUNTY, WASHINGTON', ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE 102, RECORDS OF SKAGIT COUNTY, WASHINGTON, LYING EASTERLY OF THE EXISTING CITY OF ANACORTES 'R' AVENUE RIGHT OF WAY AND WEST OF LOT 38, PER 'ANACORTES INDUSTRIAL PARK ADDITION' ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 10 OF PLATS, PAGES 19, 20 AND 21, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN A PORTION OF GOVERNMENT LOT 6, SECTION 19, TOWNSHIP 35 NORTH, RANGE 2 EAST, W.M., CITY OF ANACORTES, COUNTY OF SKAGIT, STATE OF WASHINGTON.

AREA C CONTAINING 9,246 SQUARE FEET, MORE OR LESS.



Petition for Street or Alley Vacation

Honorable Mayor and
Members of the City Council
Anacortes, WA

Ladies and Gentlemen:

The undersigned, owners of property abutting on the hereinafter
described streets and/or alleys sought to be vacated, hereby petition
your Honorable Body to vacate:

See Attached

And to make such orders and to take such action as may be necessary
to accomplish said vacation.

Dated at Anacortes, Washington this 26th day of June, 2024.

The undersigned petitioners constitute more than two-thirds of the
owners of said abutting property.

Signature of Property Owner
and Mailing Address

Gary Merline
Gary Merline
5050 1st Ave S. Suite 102
Seattle WA 98137

Legal Description of Abutting Prop.
(Lot) (Block)

See Attached

MJB Properties LLC Right-of-Way Vacation Narrative

Subject Site / Property Information

Address: 1701 Q Avenue, Anacortes, WA

Tax Parcel Number(s): P78000, P32963, P32965, P32966, P32967, P32968, P32969, P32970, P32971, P32941, P32916, P32915, P32929, P32913, P58064, P32943.

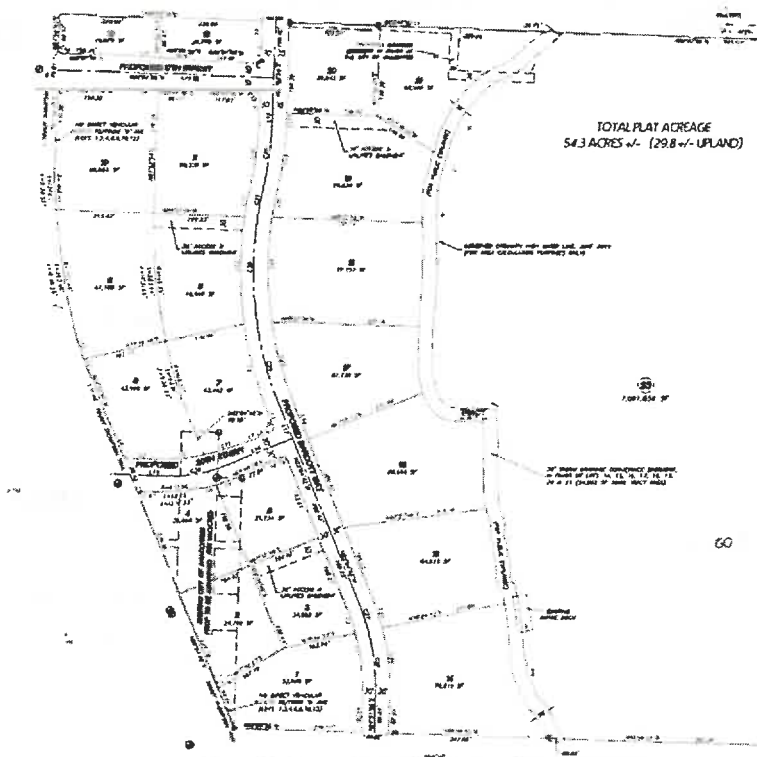
Owner/Applicant: MJB Properties LLC

Narrative

The subject property is located on approximately twenty-eight (28) acres of predominantly vacant, undeveloped land located in Anacortes, Washington. The subject property is comprised of parcels located on the east side of Q Avenue and R Avenue, south of 17th Avenue and north of 22nd Avenue. The subject property currently borders industrial lots to the north and west, a parking lot and marina buildings to the south, and Fidalgo Bay to the east.

Over the last three and a half (3 ½) years, MJB Properties, LLC ("MJB Properties") and the City of Anacortes (the "City") have been in discussion regarding various aspects of the future development at the site commonly known as Fidalgo Landing. The subject property is currently under City review for a proposed long subdivision that would create twenty-one (21) parcels as depicted in Figure 1.

Figure 1 – Proposed Long Plat Map

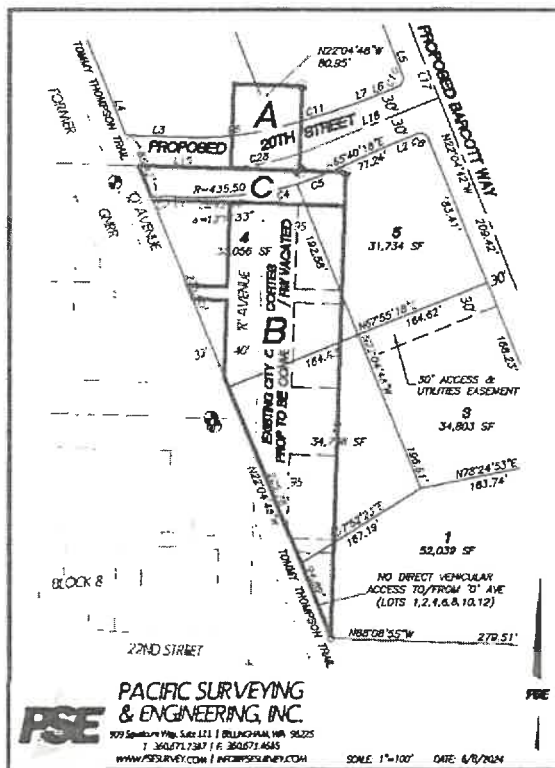


Request Summary

This petition is for the vacation of the City rights-of-way at 21st Street and R Avenue, as described in the legal descriptions provided by Pacific Surveying & Engineering, Inc ("PSE") attached hereto and shown in Figure 2 below.

In exchange for the vacation of the City rights-of-way, MJB Properties has proposed the following compensation pursuant to AMC 12.50.100. In summary, in exchange for the vacation of the City rights-of-way and in consideration of the necessary relocation of public restrooms currently located within the vacation area, MJB Properties will pay One Million Dollars (\$1,000,000.00) to the City. Additionally, after the vacation is approved, MJB Properties will provide the City a temporary easement to use the portion of the vacated right-of-way that includes the public restrooms and associated parking for a period of two (2) years, or until replacement restrooms are functional, whichever is sooner. Finally, at the end of the two (2) year period, MJB Properties will be responsible for demolishing the existing restroom facility and associated parking and disposing of any remaining materials at its own expense. The temporary easement and demolition and disposal of the restroom facility and parking are at MJB Properties' cost are both alternative compensation which together with the cash payment provide the City with compensation equivalent to, or in excess of, the market value of the vacated rights-of-way.

Figure 2 – Proposed Vacation Map



Compensation Analysis

Sections 12.50.100 of Anacortes Municipal Code address compensation for vacation of rights-of-way.

Per AMC 12.50.100.A.:

[T]he owners of the property abutting the area to be vacated shall pay to the city the full cost of any physical closures, road repairs, or both required by the Director of Public Works and . . . if all or part of the area was acquired at public expense or has been part of a dedicated public right-of-way for 25 years or more, the full fair market value of the area to be vacated with the city reserving any necessary easements.¹

In this case, MJB Properties (which owns all of the properties abutting the area to be vacated) will pay the following compensation: MJB Properties will pay One Million Dollars (\$1,000,000.00) in compensation for the vacated property. Additionally, MJB Properties will provide the City a temporary easement to use the portion of the vacated right-of-way including the public restrooms and parking lot for a period of up to two (2) years, or the date when the new facilities are functional, whichever is sooner. This temporary easement will permit ongoing use of the restroom facilities and parking area while the City constructs new public restroom facilities on its property and at its expense. Finally, after the City's new restroom facilities are in place, MJB Properties will demolish and dispose of the existing restroom facility and parking lot at its own expense.

Public Access/Use Factor Analysis

AMC 12.50.020.A.1. requires that an applicant discuss the factors set forth in AMC 12.50.060 when petitioning vacation.

These factors include the following:

A. Whether a change of use or vacation of the street or alley will provide a significant benefit to the public;

The current largely unopened rights-of-way at 21st Street and R Avenue contain an aged public restroom that is at least 20 years old and a small parking area. These rights-of-way do not contribute to connectivity of the surrounding area and hinder development. Vacating the rights-of-way will provide a significant public benefit because it will allow the area to be fully developed, to include new streets, that will provide greater connectivity to the surrounding area. Additionally, the compensation that MJB Properties will pay to the City is nearly twice the cost of relocating the restroom facilities—replacing the aging facilities with new restrooms and providing closer, safer access to restroom facilities from the Ben Root Skatepark—all of which will significantly benefit the public. Moreover, MJB Properties will grant the City a temporary easement to use the current restroom facilities and associated parking for up to two years after vacation is granted, or until the new restroom facilities are functional, whichever comes first. This means that the public will not lose access while the restroom is being built/relocated.

¹ Emphasis added.

B. Whether the street or alley is neither currently required for public use or public access nor anticipated to be needed for public use or access in the future;

21st Street and R Avenue rights-of-way in the area proposed for vacation are largely unopened, not currently required for public use, and not intended for future public use/access. The aging restroom facility located at current rights-of-way at 21st Street and R Avenue will be needed only until a new restroom facility can be built closer to Ben Root Skatepark. In the meantime, MJB Properties will provide a temporary easement for the City so public use of the restroom facility can continue while the new restrooms are constructed.

C. Whether the substitution of a new and different public way would be more useful to the public;

The substitution of a new public restroom facility at Ben Root Skatepark will be more useful to the public because it will replace an aging public facility with a limited remaining lifespan and it will provide a facility much closer to an area the public is actually using, rather than the facilities in the right of way, which the public utilizing Ben Root Skatepark must walk a significant way—and cross a roadway—to use.

D. Whether possible future public uses may require the right-of-way; and

The property surrounding the right-of-way is owned by MJB Properties. The intended future use of the property surrounding the largely unopened right-of-way is subject to a long subdivision application currently under City review. The right-of-way provide no connectivity benefit for future development, as they are largely unopened, not currently use for street purposes, and are not intended to be opened as streets in the future. Any future uses of the surrounding area will be benefitted by the full development of the surrounding areas, to include roads, sidewalks, and other amenities.

E. Whether objections to the proposed vacation are made.

MJB Properties is not currently aware of any objections to the proposed vacation.



Pacific Surveying & Engineering, Inc

land surveying • civil engineering • consulting • environmental

909 Squaticum Way, Ste 111, Bellingham, WA 98225

Phone 360.671.7387 Facsimile 360.671.4685 Email info@psurvey.com

A) AREA A (NORTH OF 20TH STREET RIGHT OF WAY):

THE SOUTH 100.00 FEET OF PLATTED 'R' AVENUE, PER 'PLATE NO. 10 TIDE AND SHORE LANDS OF SECTION 19 TOWNSHIP 35 NORTH RANGE 2 EAST W.M., ANACORTES HARBOR', ACCORDING TO THE OFFICIAL MAP THEREOF ON FILE IN THE OFFICE OF THE STATE LAND COMMISSIONER AT OLYMPIA, WASHINGTON.

SITUATE IN A PORTION OF GOVERNMENT LOT 2, SECTION 19, TOWNSHIP 35 NORTH, RANGE 2 EAST, W.M., CITY OF ANACORTES, COUNTY OF SKAGIT, STATE OF WASHINGTON.

AREA A CONTAINING 8,000 SQUARE FEET, MORE OR LESS.

B) AREA B (SOUTH OF 20TH STREET RIGHT OF WAY):

PLATTED AVENUE 'R', 21ST STREET, ALLEY AND PORTION OF GOVERNMENT LOT 6 ADJACENT TO BLOCKS 1, 2, AND 7, PER 'PLAT OF THE NELSON ADDITION TO ANACORTES, SKAGIT COUNTY, WASHINGTON', ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE 102, RECORDS OF SKAGIT COUNTY, WASHINGTON, LYING SOUTH OF PLATTED 20TH STREET, EASTERLY OF THE EXISTING CITY OF ANACORTES 'R' AVENUE RIGHT OF WAY AND WEST OF LOTS 36, 37 AND 38, PER 'ANACORTES INDUSTRIAL PARK ADDITION' ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 10 OF PLATS, PAGES 19, 20 AND 21, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN A PORTION OF GOVERNMENT LOT 6, SECTION 19, TOWNSHIP 35 NORTH, RANGE 2 EAST, W.M., CITY OF ANACORTES, COUNTY OF SKAGIT, STATE OF WASHINGTON.

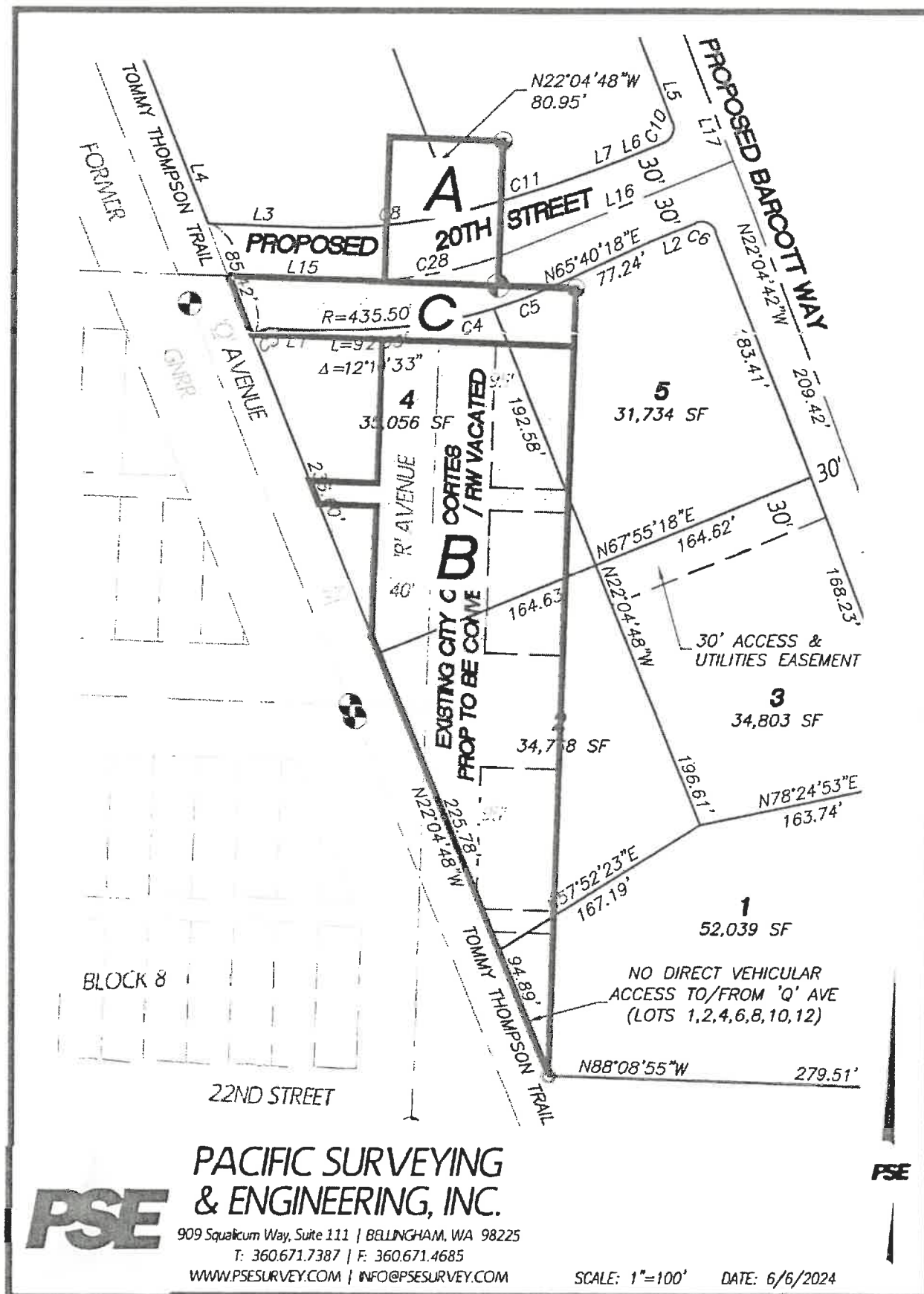
AREA B CONTAINING 49,114 SQUARE FEET, MORE OR LESS.

C) AREA C (PORTION OF 20TH STREET / AVENUE 'R' RIGHT OF WAY):

PLATTED 20TH STREET AND AVENUE 'R' NORTH OF BLOCKS 1 AND 2, PER 'PLAT OF THE NELSON ADDITION TO ANACORTES, SKAGIT COUNTY, WASHINGTON', ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE 102, RECORDS OF SKAGIT COUNTY, WASHINGTON, LYING EASTERLY OF THE EXISTING CITY OF ANACORTES 'R' AVENUE RIGHT OF WAY AND WEST OF LOT 38, PER 'ANACORTES INDUSTRIAL PARK ADDITION' ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 10 OF PLATS, PAGES 19, 20 AND 21, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN A PORTION OF GOVERNMENT LOT 6, SECTION 19, TOWNSHIP 35 NORTH, RANGE 2 EAST, W.M., CITY OF ANACORTES, COUNTY OF SKAGIT, STATE OF WASHINGTON.

AREA C CONTAINING 9,246 SQUARE FEET, MORE OR LESS.



PACIFIC SURVEYING & ENGINEERING, INC.

909 Squakum Way, Suite 111 | BELLINGHAM, WA 98225
T: 360.671.7387 | F: 360.671.4685
WWW.PSESURVEY.COM | INFO@PSESURVEY.COM

SCALE: 1"=100'

DATE: 6/6/2024

PSE

ANACORTES INDUSTRIAL PARK ADDITION

SECTIONS 19 & 30 TWP 35N R. 2E, WM
CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON

768619
768620

72 12 23 44 11:03

RECEIVED

DEDICATION

AND ALL BY THESE PRESENTS that we the undersigned, The CITY OF ANACORTES, CHARLES HANSEN, PIONEER SHINGLE COMPANY and ISLAND BROADCASTING COMPANY owners of the land hereby platted, do hereby declare this plat of ANACORTES INDUSTRIAL PARK ADDITION and dedicate to the public forever all streets, roads and alleys shown thereon for my and all public purposes not inconsistent with the use thereof for public highway purposes and also reserve the right to make all necessary slopes for cuts and fills upon the lots in the original reasonable grading of the roads, streets and alleys shown hereon.

IN WITNESS the aforesaid have caused their names to be hereunto subscribed and their seals to be affixed this day of 1972.

CITY OF ANACORTES

James H. Lee
Mayor

Kathleen J. Lewis
Clark Treasurer

CHARLES A. HANSEN

Charles A. Hansen

PIONEER SHINGLE COMPANY

Jack Henderson
President

James L. Lewis
Secretary-Treasurer

ISLAND BROADCASTING COMPANY

William M. Lewis
President

Mary M. Lewis
Secretary-Treasurer

STATE OF WASHINGTON ss.
COUNTY OF SKAGIT

This is to certify that on this 25th day of April, 1972, before me, the undersigned, a Notary Public personally appeared WILLIAM BERRY and MARY M. BERRY, President and Sec.-Treas., respectively of ISLAND BROADCASTING COMPANY, a Washington Corporation, to me known to be the individuals who executed the within dedication and acknowledged to me that they signed and sealed the same as their voluntary act and deed for the uses and purposes therein mentioned, and on oath stated that they were authorized to execute said instrument and that the seal affixed is the corporate seal of said corporation.

WITNESS my hand and official seal the day and year first above written.

H. B. Berry
Notary Public in and for the State of Washington
Residing at Anacortes, Wn.

ACKNOWLEDGMENTS

STATE OF WASHINGTON ss.
COUNTY OF SKAGIT

This is to certify that on this 25th day of April, 1972 before me, the undersigned a Notary Public personally appeared JAMES HICE and KATHLEEN LEWIS, Mayor and Clerk Treasurer respectively of the CITY OF ANACORTES, a Washington Municipal Corporation, to me known to be the individuals who executed the within dedication and acknowledged to me that they signed and sealed the same as their voluntary act and deed for the uses and purposes therein mentioned, and on oath stated that they were authorized to execute said instrument and that the seal affixed is the corporate seal of said corporation.

WITNESS my hand and official seal the day and year first above written.

H. B. Berry
Notary Public in and for the State of Washington
Residing at Anacortes, Wn.

STATE OF WASHINGTON ss.
COUNTY OF SKAGIT

This is to certify that on this 25th day of April, 1972 before me, the undersigned, a Notary Public, personally appeared CHARLES A. HANSEN, to me known to be the individual who executed the within dedication and acknowledged to me that he signed and sealed the same as his voluntary act and deed for the uses and purposes therein mentioned.

WITNESS my hand and official seal the day and year first above written.

H. B. Berry
Notary Public in and for the State of Washington
Residing at Anacortes, Wn.

STATE OF WASHINGTON ss.
COUNTY OF SKAGIT

This is to certify that on this 1st day of May, 1972, before me, the undersigned, a Notary Public, personally appeared JACK HENDERSON and ROY SIMPSON, President and Secretary-Treasurer respectively of PIONEER SHINGLE COMPANY, a Washington Corporation to me known to be the individuals who executed the within dedication and acknowledged to me that they signed and sealed the same as their voluntary act and deed for the uses and purposes therein mentioned and on oath stated that they were authorized to execute said instrument and that the seal affixed is the corporate seal of said corporation.

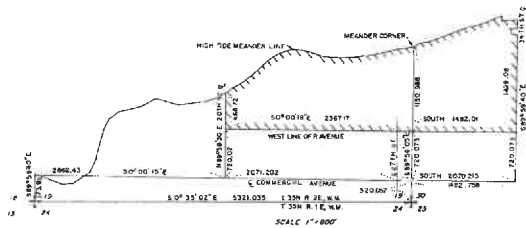
WITNESS my hand and official seal the day and year first above written.

H. B. Berry
Notary Public in and for the State of Washington
Residing at Seattle, Wash.

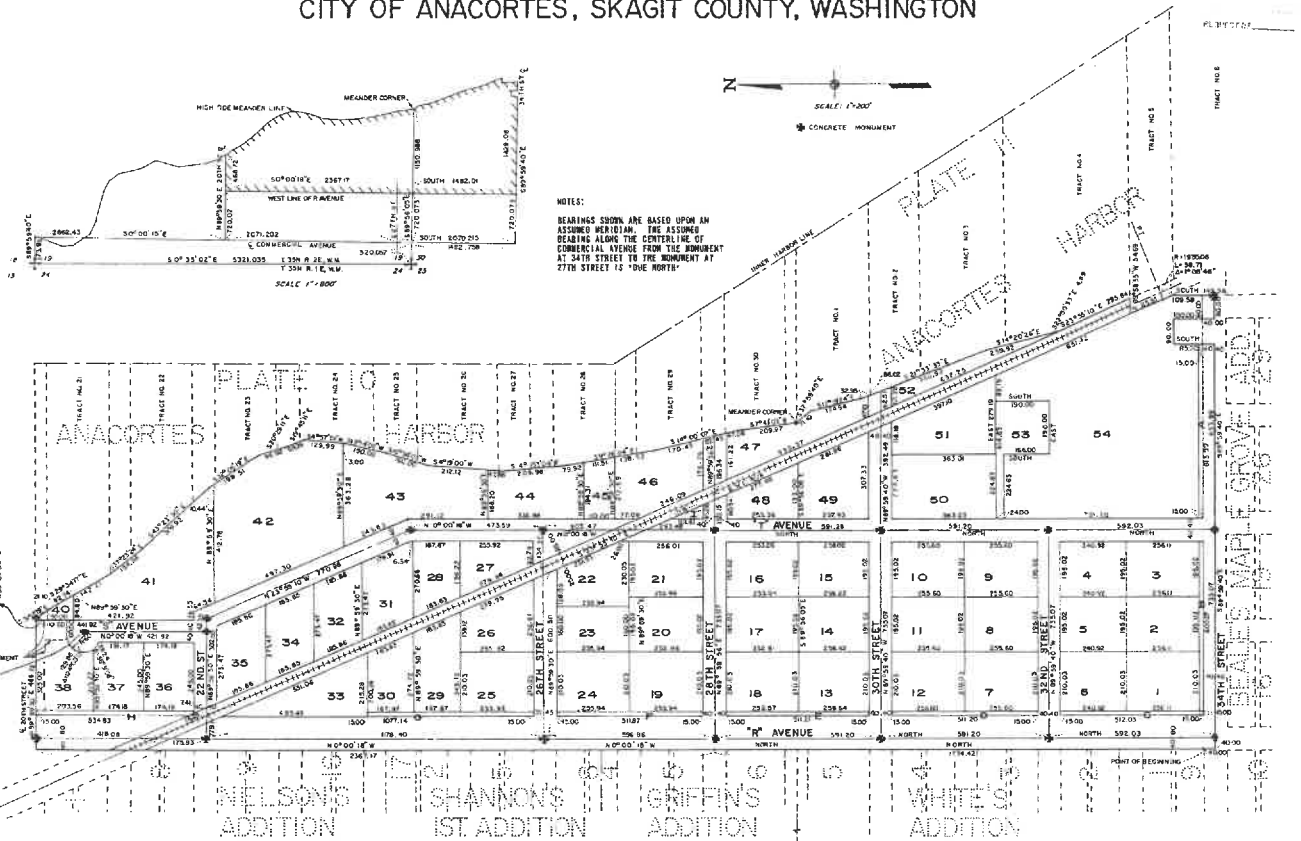
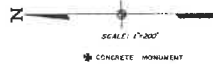
ANACORTES INDUSTRIAL PARK ADDITION

SECTIONS 19 & 30 TWP. 35N R. 2E, WM.
CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON

760619
760619



NOTES:
BEARINGS SHOWN ARE BASED UPON AN ASSUMED MERIDIAN. THE ASSUMED BEARING ALONG THE CENTRAL LINE OF COMMERCIAL AVENUE FROM THE MONUMENT AT 34TH STREET TO THE MONUMENT AT 27TH STREET IS "BENE NOTED"



Vicinity Map





City Council Agenda Bill

Meeting Date: July 22, 2024 **Agenda Item:** 6.a.

Agenda Item Title: 2025 Comprehensive Plan Update Docket

Staff Contact(s): John Coleman

<u>Approved for Submittal to Council by</u>	<u>Action Type</u>
LIBBY GRAGE	Public Hearing
John Coleman	

Item Summary: The City Council will hold a public hearing at its July 22, 2024 meeting to take testimony on the 2025 Comprehensive Plan Periodic Update docket.

Staff prepared DRAFT Resolution 3161 (attached), which would establish the docket for the 2025 Comp Plan periodic update. Attachment B of DRAFT Resolution 3161 includes a list of ALL the petitions received from the public and suggestions received from councilmembers. After the public hearing, the City Council will deliberate and decide whether to include, exclude, or defer each petition received. This decision will be noted in Attachment B. Petitions and suggestions that the City Council decides to INCLUDE for consideration in the 2025 periodic update process will be listed in Attachment A.

Budget Impact:

Previous Action: Information about past actions is listed under the "Meeting & Event Info" tab on the [2025 Comprehensive Plan Update webpage](#).

Recommended Motion: I move to adopt Resolution 3161 establishing the 2025 Comprehensive Plan Update docket.

Alternative Actions: Continue the public hearing and/ or continue deliberations to a future meeting; direct changes to the Draft Resolution 3161.

Attachments (listed in order presented):

1. DRAFT Resolution 3161
2. Staff Memo with Docketing Recommendations
3. Petitions Received - Combined

4. Councilmember Walters' Proposals for 2025 Comp Plan 2024-07-14
5. Signal Hill / Scimitar Ranch UGA expansion petition additional info
6. Port of Anacortes - Supplemental Info Memo_final
7. Ian Munce - Response to Clm. Walters July 15, 2024 Memo re. 2025 Periodic Update-For July 22 City Council meeting and Public Hearing
8. MJB Additional Materials
9. Hypothetical Site Area Calculations
10. MJB building sizes
11. Upper Level Setbacks
12. Written Public Comment - William Turner
13. 20240722 Turner - Fee for comp plan amendment
14. Written Public Comment - Elyse Lord
15. Written Public Comment - Rick Eggerth
16. Written Public Comment - Anna Fahey

DRAFT

Resolution No. 3161

A Resolution Establishing a Docket for the 2025 Anacortes Comprehensive Plan and Development Regulations Periodic Update

Whereas the City of Anacortes adopted its first Comprehensive Plan in compliance with the Washington State Growth Management Act (GMA) on August 19, 1991;

Whereas RCW 36.70A.130(1)(a) and (4)(b) require that, by December 31, 2025, the City of Anacortes take legislative action to review and, if needed, revise its comprehensive plan and development regulations to ensure the plan and regulations comply with the requirements of the GMA;

Whereas the primary purpose of the required periodic review and update is to ensure local plans and regulations are consistent with recent changes to state law and updates to countywide planning policies, and to update information such as population changes and infrastructure and needs;

Whereas the Department of Planning, Community and Economic Development (PCED) Department completed the Washington State Department of Commerce (Commerce) Periodic Update Checklist for Fully-Planning Cities to identify components of the Comprehensive Plan and development regulations that may need updating to reflect the latest local conditions or to comply with GMA changes since the last periodic update in 2016;

Whereas the Anacortes Municipal Code (AMC) Chapter 19.16 *Legislative Actions* establishes a program and process for early and continuous public participation for land use legislation consistent with RCW 36.70, the Growth Management Act, and applies to adoption and amendment of the Comprehensive Plan, the Comprehensive Plan land use map, and implementing development regulations;

Whereas AMC 19.16.050 sets out the docketing process, which provides an annual process to receive petitions for and consider amendments to the Comprehensive Plan and implementing development regulations;

Whereas the City Council adopted Resolution 3156 establishing a Public Participation Plan (PPP) for the 2025 Comprehensive Plan Periodic Update on May 28, 2024, and the PPP has been broadly disseminated to the public;

Whereas in accordance with the adopted 2025 Comprehensive Plan Periodic Update Public Participation Plan, the City plans to merge the 2024 annual docket with the 2025 periodic update review process and extended the deadline for submitting amendment petitions to June 30, 2024;

Whereas the City received multiple petitions to amend the Comprehensive Plan and development regulations from members of the public and non-city government entities;

Whereas the PCED Department published notice of a public hearing and written comment period on July 3, 2024;

Whereas the City Council held a special work session on July 15, 2024, with the Planning Commission in attendance, to hear presentations from amendment petitioners and to discuss City Council members recommendations and priorities for inclusion in the 2025 Comprehensive Plan Periodic Update;

Whereas the City Council held a public hearing on the 2025 Comprehensive Plan Periodic Update Docket on July 22, 2024;

Whereas amendment proposals placed on the docket will undergo further public, agency, and environmental review, consideration by the Planning Commission, and final consideration by the City Council; however, placing a proposal on the docket does not imply its ultimate approval;

Whereas the City has not yet completed review of the 2021 Docket established by Resolution 3042, adopted July 12, 2021;

Whereas Attachment B contains a list of all amendment petitions received from the public and amendment suggestions received from councilmembers;

Whereas the City Council deliberated on the proposals, including consideration of public comments received and staff's docketing recommendations, and decided to include, exclude, or defer each amendment proposal, which decision is shown for each proposal listed in Attachment B.

Now, therefore it is hereby resolved by the Anacortes City Council that the 2025 Docket of Comprehensive Plan and Development Regulation Amendments is hereby adopted and attached as Attachment A.

PASSED and **APPROVED** on this 22nd day of July 2024.

CITY OF ANACORTES

By _____
Matt Miller, Mayor

ATTEST:

Steven Hoglund, City Clerk

APPROVED AS TO FORM:

Darcy Swetnam, WSBA #40530
City Attorney

Attachment A

2025 Comprehensive Plan and Development Regulations Periodic Update Docket*

Item Number	Title /Applicant	Summary
	2021 Docket	Review and disposition of the 2021 Docket established by Resolution 3042, adopted July 12, 2021, has not been completed and should be included as part of this docket.
Comp Plan		
LEG-2024-01		
LEG-2024-02		
LEG-2024-03		
Development Regulation Amendments		
LEG-2024-0X		
LEG-2024-0X		
LEG-2024-0X		
LEG-2024-0X		

NOTE:
Those amendment petitions City Council decides to INCLUDE for consideration during the 2025 periodic update process will be listed here.

--	--	--

* Items that are required to be reviewed and revised for consistency with the Growth Management Act and items that are recommended by the WA State Department of Commerce to be reviewed and updated to reflect the latest local conditions are NOT included in this list. See the Commerce checklist for more information.

Additionally, this list is not intended to preclude consideration of new topics and issues as they arise through review of public comments or staff review during the periodic review and update process.

Attachment B

List of All Proposals Received for Consideration During the 2025 Comprehensive Plan and Development Regulations Periodic Update

Per AMC 19.16.050(D), the City Council must include, exclude, or defer each petition.

1. **Include.** The City Council’s decision to include a petition in the docket is procedural only and does not constitute a decision by the city council as to whether the amendment will ultimately be approved.
2. **Exclude.** The City Council’s decision to exclude a petition from the docket terminates the petition.
3. **Defer.** The City Council’s decision to defer a petition means that the City Council will consider the petition for docketing in the next annual amendment cycle.

2025 Comprehensive Plan Amendment Proposals			
Temp. ID Number	Title /Applicant	Summary	Action
A. Councilmember Walters’ proposals			
A-1	Move the Comprehensive Plan onto the Code Publishing website	Reformat the Comprehensive Plan for ease of display on the website	
A-2	Extract Volume 2 of the Comprehensive Plan into a standalone background document	Extract Volume 2 and structure it as a standalone background document to be maintained separately from the Comprehensive Plan.	
A-3	Consolidate standalone Parks Plan into the Comprehensive Plan	Migrate the content from the existing Parks and Recreation Master Plan into the Comprehensive Plan, negating the need for a standalone parks plan.	
A-4	Integrate planning for the Senior Activity Center into the Comprehensive Plan	Incorporate detailed planning for senior activities and potential expansion of the senior center’s programs and physical building. The Senior Activity Center Foundation has offered to potentially provide funding to the city to do such planning.	
A-5	Add all unincorporated ACFL parcels to the Urban Growth Area	Petition the County to add all City-owned ACFL parcels to the City’s UGA. Parcels where the City has extinguished the development rights through conservation easements held by Skagit Land Trust, would constitute a “no-growth” UGA petition, which would not require the usual calculations and justifications for expansion.	

2025 Comprehensive Plan Amendment Proposals

Temp. ID Number	Title /Applicant	Summary	Action
A-6	Allow the next increment of housing development in neighborhoods and avoid big jumps in development intensity	Include new policies reflecting the principles that zoning should allow the next increment of housing in all neighborhoods and should disallow sudden radical change in neighborhoods.	
A-7	Make all housing types allowed by right, not conditional use	Adopt a new policy declaring that housing types, where they are allowed in a zone, must be allowed as an outright use, not a conditional use.	
A-8	Pursue walkability/bikability improvements as a primary policy goal	Rework Policy LU-10.1 to recognize that encouraging walking and bicycling means providing opportunities through zoning for more local services, such as neighborhood groceries or coffee shops to be accessible within walking distance of residences. Consider pedestrian overlays, prescribe protected bike lanes whenever possible in future transportation projects.	
A-9	Consider pedestrianizing streets in the CBD	In Goal LU-7, add policies to consider pedestrianization or partial pedestrianization of streets where it makes sense to connect pedestrian-heavy land uses with Commercial Ave.	
A-10	Require historic preservation of heritage buildings	Add policies that direct the development of enforceable historic presentation regulations to designate heritage buildings and prohibit demolition by neglect.	
B. Petitions by members of the public and non-City entities			
B-1	“Simitar Ranch UGA Expansion” - Signal Hill Family Limited Partnership	Expand the Anacortes Urban Growth area to include approximately 132.7 acres south of Sharpe’s Corner west of State Route 20.	
B-2	“Fidalgo Park & Recreation District Public Zoning” - Fidalgo Park & Recreation District	Amend the Future Land Use Map designation of multiple parcels near the Fidalgo Pool and Fitness Center from Residential Medium Density to Public.	
B-3	“Rockwell Light Manufacturing Zoning Reconsiderations” - Port of Anacortes	Amend the Future Land Use Map designation of a portion of 3 parcels near the Anacortes Airport from Aeronautical Zone to Light Manufacturing.	

2025 Comprehensive Plan Amendment Proposals			
Temp. ID Number	Title /Applicant	Summary	Action
B-4	“Cap Sante Marina Zoning Harmonization Scheme” - Port of Anacortes	Amend the Future Land Use Map designation of multiple parcels associated with the Cap Sante Marina from Commercial and Marine Mixed Use to Commercial Marine.	
B-5	“Marine Terminal Zoning Harmonization Scheme” - Port of Anacortes	Amend the Future Land Use Map designation of a parcel (P55355) located just west of the terminus of 2 nd Street from Light Manufacturing to Manufacturing and Shipping.	

Development Regulation Amendment Proposals			
Temp. ID Number	Title /Applicant	Summary	Action
A. Councilmember Walters' proposals			
A-1	Adopt interim ordinance for application review time periods	Adopt an interim ordinance that would immediately adopt the new time periods for application review required under 2SSB 5290 (2023); and provide the Planning Department authority to expire applications where the applicant is not responsive; and provide an option for the applicant to contest multiple requests for more information on their same application.	
A-2	Streamline permit review	Amend AMC 19.20.030, Types of Review, to expedite minor permit applications. Change low-value shoreline substantial development permits to a Type 2 Administrative Decision (with public notice and comment). Change higher-value SSDP's to a Type 3 Hearing Examiner Decision and adjust the dollar threshold upward, given modern development costs.	
A-3	Shoreline Master Program Update	Prioritize the Planning Department's legislative work program to achieve the SMP Update as soon as practical.	
A-4	Amend the Manufacturing and Shipping zone to ensure any replacement of the Marine Supply building is consistent with the main street downtown core	Change the MS code to allow up to 6,000-8,000 sf of retail sales on the ground floor abutting Commercial Ave. south of 2 nd St. Amend the MS zone to permit and require a zero street setback from Commercial Ave.	
A-5	Update street standards block by block	Perform a block-by-block analysis to identify streets and neighborhoods that need to be upgraded and those that should remain as they are or receive more limited improvements. Maintain the analysis as a GIS layer and adopt after substantial outreach and public participation. Consider costs of ongoing maintenance when deciding where to build out full-width streets and sidewalks. Do not seek to impose default city street standards where neighborhood character is dependent on narrow low-volume streets and tree canopy.	
A-6	Consider Housing Action Plan recommendations	Consider the HAP recommendations as a menu and select individual measures to pursue. Consider incentivizing townhouses over cottage	

Development Regulation Amendment Proposals			
Temp. ID Number	Title /Applicant	Summary	Action
		housing in appropriate zones, especially close to the downtown core.	
A-7	Rewrite AMC Chapter 16.50, Tree Preservation	Address protection of “heritage trees” from all development, including public works, and describe standards for maintenance of Native Growth Protection Area easements.	
A-8	Migrate AMC Chapter 17.75, Essential Public Facilities, into Title 19	Update for changes in statute and case law and migrate it into an appropriate location in Title 19. Amend the definition of “essential public facility” in Title 19 to add reference to the new EPF code chapter.	
A-9	Delete remaining Chapters in AMC Title 15	The 3 remaining chapters (15.24, 15.32 and 15.45) should be removed or moved, as appropriate.	
A-10	Revise AMC 19.43 to make each of the subsections in 19.43.010 its own section	Promote each subsection in AMC 19.43.010 to its own section to improve navigation of the code.	
B. Petitions by members of the public and non-City entities			
B-6a	Industrial Zone permitted uses MJB Properties	Amend AMC Table 19.41.050 to add multifamily “workforce” housing, daycare facilities, heavy service, indoor recreation, and self-service storage as permitted or conditional uses in the Industrial zone.	
B-6b	Revise Bonus Incentives in the MMU zone, east of Q Ave. - MJB Properties	Amend Figure 19.42.070(4) to change the minimum developer-provided public park space area to qualify for bonus incentives from 10,000 to 5,000 sf; do not require dedication to the city.	
B-6c	MMU maximum north/south oriented building width limitation - MJB Properties	Amend AMC 19.42.120(C)(5)(c) to eliminate the 150’ maximum width in the north/south orientation for buildings taller than four stories or more than 50’ tall.	
B-6d	Horizontal setback requirement for buildings exceeding the maximum base height in the CBD and MMU zones - MJB Properties	Amend AMC 19.42.120(C)(7) to remove or clarify the requirement for buildings exceeding the maximum base height that there be a minimum 8’ horizontal setback along at least 75% of the facade somewhere between the ground floor and top floor.	
B-6e	MMU zone single-purpose residential use limitations calculations	Amend AMC 19.43.010(G)(3)(C) and AMC 19.43.010(H)(3)(b) and 19.43.020(C)(3)(b) to exclude associated landscaping and open space	

Development Regulation Amendment Proposals			
Temp. ID Number	Title /Applicant	Summary	Action
	- MJB Properties	areas from the maximum site area coverage (60%) permitted for single-purpose residential or assisted living uses.	
B-6f	Driveway cut widths - MJB Properties	Amend Table 19.53.30(F) to provide the Public Works Director with the authority to approve driveway cut widths greater than 30 feet.	
B-6g	Balcony projection allowance into setback that is required to provide solar access - MJB Properties	Amend AMC 19.62.030(C) to clarify balcony setbacks requirements for units that have their only solar access (windows) facing an interior side property line	
B-6h	Shared roof decks - MJB Properties	Amend AMC 19.62.040(B)(1)(e) to allow multifamily buildings in a horizontal mixed-use development to fulfill 100% of their required internal open space requirement with shared roof decks	
B-7	Indoor recreation uses in the LM1 zone - Erik Bowman	Amend AMC 19.41.050 to add “Indoor Recreation” as a permitted use in the LM1 zone.	
B-8	Designate the entire R1 zone as a FWHCA - Ian Munce	Designate the entire 300-acre R1 zone as a Fish and Wildlife Habitat Conservation Area / Habitat of Local Importance per AMC 19.70.315(B).	
B-9	Delineating critical areas in the R1 zone - Ian Munce	Require that critical aquifer recharge areas, streams, wetlands, and buffers be delineated and mapped throughout the R1 zone prior to defining the circumstances and special review process under which cottage housing and densities up to 4 du/ac would be permitted in the R1 zone.	
B-10	“North Basin Stormwater Plan” correction - Ian Munce	Correct the “North Basin Stormwater Plan” data.	
B-11	Reestablish Planned Unit Development (PUD) regulations - Ian Munce	Re-adopt the PUD ordinance that was repealed in 2016.	
B-12	ADUs in low density zones in critical areas - Ian Munce	Implement the Washington State Department of Commerce’s advise related to accessory	

Development Regulation Amendment Proposals			
Temp. ID Number	Title /Applicant	Summary	Action
		dwelling units (ADUs) in zones with a density of one unit or less that are in critical areas.	
B-13	Unauthorized critical area alterations enforcement non-action findings - Ian Munce	Amend AMC 19.70.165(A) to require the Planning Director, upon written request by an Anacortes resident, to make and publish findings of fact and conclusions of law setting out the justifications when the Director chooses not to take a critical area enforcement action.	
B-14	Yard and Garden activities exemption from critical areas requirements - Ian Munce	Amend AMC 19.70.040(A) to remove the Yard and Garden Activities category from the list of exempt activities that don't require city review, and implement a permit system	
B-15	Special duty to protect individual wells - Ian Munce	Amend AMC 19.10.070 to recognize that provisions in the critical aquifer recharge area code establish a special duty to protect individual wells within a 1,000 radius well protection zone.	
B-16	Cottage Housing development findings of fact - Ian Munce	Amend AMC 19.43.010(D)(3) to require the Planning Director to issue and publish findings of fact for every cottage housing proposal, which describe how each of the cottage housing ordinance requirements have been met, and how critical areas mandates have been addressed.	
B-17	Sewer plant capacity - Ian Munce	The petition states that if the current update to the wastewater master plan finds that sewer plant capacity is less than the current population allocation, that Policy CF-4.1 mandates that the population allocation be adjusted accordingly.	
B-18	Unauthorized critical area authorizations and penalties - Ian Munce	Amend AMC 19.70.165(A) to add certain suggested language; and amend AMC 19.70.165(E) to change "may" to "will" regarding a responsible party being subject to penalties per AMC Title 20 plus the square footage and per tree penalty amounts in subsection (E).	
B-19a	Bill Turner	Address housing needs by establishing long-term subsidized housing targets instead of projections.	
B-19b	Bill Turner	Add a term length for affordable housing property restriction.	

Development Regulation Amendment Proposals			
Temp. ID Number	Title /Applicant	Summary	Action
B-19c	Bill Turner	Establish a citizen task force to bring a property tax proposal to the 2025 general election ballot.	
B-19d	Bill Turner	Tie impact fee waivers to an affordability covenant.	
B-19e	Bill Turner	Implement a multifamily tax exemption (MFTE) program.	
B-19f	Bill Turner	Hire a housing officer.	

Memorandum

To: Anacortes City Council

Date: July 9, 2024
Updated July 11, 2024

From: Planning, Community & Economic Development Department
John Coleman, AICP, Director
Libby Grage, Planning Manager

Subject: 2025 Comprehensive Plan Periodic Update Docketing

Introduction

The City of Anacortes is currently undertaking a 10-year periodic review and update of its Comprehensive Plan, as mandated by the Washington State Growth Management Act (GMA). This process ensures alignment with changes in the GMA, recent case law, and responds to shifts in land use and population growth. The previous periodic update resulted in adoption of the 2016 Anacortes Comprehensive Plan, which planned for the period 2016 through 2036. Now, we're building upon that foundation to cover the years 2025 through 2045.

The Planning, Community & Economic Development Department ("the Department") is providing this memo in advance of the July 15, 2024 City Council special work session to discuss docketing and the scope of the 2025 update. This memo provides information about:

- Growth Management Act mandatory requirements for the periodic update
- The City's annual amendment docketing process
- Summary of petitions received
- PCED's docket recommendations

A public hearing has been scheduled for July 22, 2024 at which petitioners and members of the public may comment on the 2025 periodic update docket petitions and recommendations.

Mandatory Requirements for the Periodic Update

The Growth Management Act requires that the City review the following as part of the periodic update:

- Amendments to the GMA
- Urban growth areas (UGAs)
- Population and employment projections
- Adequate land and zoning to accommodate projected housing needs by income band
- Consistency between mandatory elements of the Comprehensive Plan
- Development regulations

- Critical areas and resource lands

The Washington State Department of Commerce (Commerce) has created a checklist for cities to use that includes all periodic update requirements and highlights recent changes to state law. The Department completed the Commerce checklist, and it is included as an attachment to this memo.

Annual Amendment Docketing Process

The Anacortes Municipal Code (AMC) 19.16 provides an annual process for receiving petitions for, and considering amendments to, the Comprehensive Plan and implementing development regulations. This process is known as the annual “Docket” process.

In 2021, the City Council adopted [Resolution 3042](#) establishing the 2021 Docket of Comprehensive Plan and Development Regulation Amendments. The docket review and adoption process was not completed; therefore, the 2021 docket is being included in the 2025 periodic update process. More information about each of the 2021 petitions is available here: <https://www.anacorteswa.gov/1321/Comprehensive-Plan-Amendments>.

The City’s 2024 annual docket process is also being combined with the 2025 periodic Comprehensive Plan update process. The deadline for members of the public to submit amendment petitions for review during the 2025 periodic update was extended from the last business day in March until June 30, 2024.

[AMC 19.16.050](#) lays out the docketing process, summarized below:

1. Planning, Community and Economic Development Department (PCED) recommends to the City Council which petitions should be included in the year’s docket.
2. City Council holds a public hearing to allow applicant and public comment on PCED’s recommendation.
3. City Council decides to include, exclude, or defer each petition.
4. Petitions included in the docket continue through the review process, including environmental review, Planning Commission review, public hearing and recommendation, and city council review and action.

As of the June 30th deadline, the Department had received a total of 6 petitions to amend the Comprehensive Plan text or future land use map (submitted by 3 separate entities), and a total of 23 proposals to amend the development regulations (submitted by 3 separate individuals). One petitioner submitted proposed amendments to the Comprehensive Plan and development regulations but did not use the appropriate application forms supplied by the city.

The table below provides a summary of each of the submittals along with the Department’s docketing recommendations. The full petitions can be found online at:

<https://www.anacorteswa.gov/1650/2025-Comprehensive-Plan-Update>

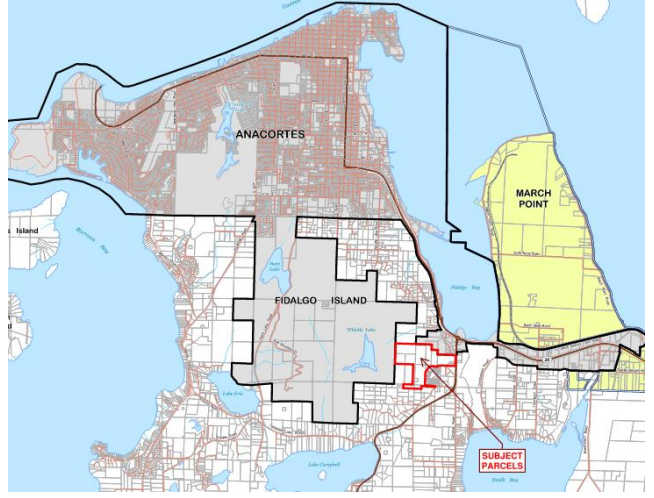
Amendment Docket Requests & PCED Recommendations

Per AMC 19.16.050(B), in making its docket recommendation, the department must consider whether:

1. The petition complies with the filing requirements;
2. The petition, in light of all proposed amendments being considered for inclusion in the year's docket, can be reasonably reviewed within the staffing and operational budget allocated to the department by the City Council.
3. The proposed amendment, to be adopted, would not require additional amendments to the Comprehensive Plan or development regulations not addressed in the application, and is consistent with other goals, objectives and policies adopted by the city council;
4. The proposed amendment raises policy, land use, or scheduling issues that would more appropriately be addressed as part of an ongoing or planned work program, or as part of the periodic review cycle;
5. Some legal or procedural flaw in the petition would prevent its legal implementation; or
6. The petition lacks sufficient information or adequate detail to review and assess whether or not the proposal meets the applicable approval criteria. A determination that the proposal contains sufficient information and adequate detail for the purpose of docketing does not preclude the department from requesting additional information at any later time.

Comprehensive Plan Amendment Petitions

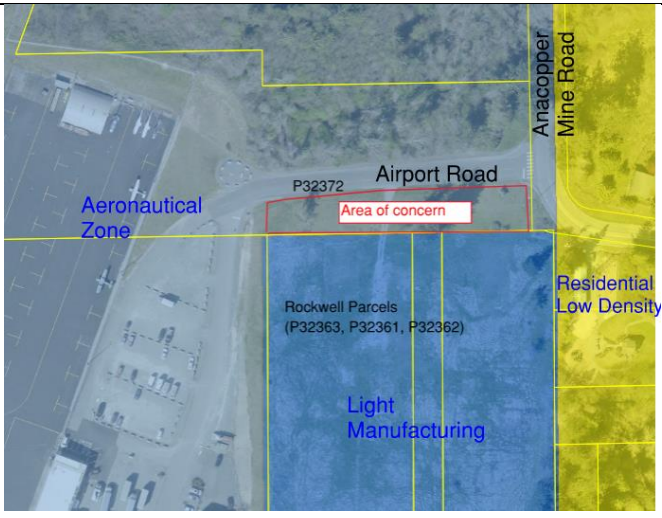
1: “Scimitar Ranch UGA Expansion”

Applicant	Signal Hill Family Limited Partnership	
Element / Section proposed to be amended	Land Use Element; Future Land Use Map	
Summary	Expand the Anacortes Urban Growth Area (UGA) to include approximately 132.17 acres south of Sharpes Corner. Amend Land Use policy LU-11.1 related to accommodating anticipated growth within the City.	
Docketing considerations per AMC 19.16.050(B)	1. The petition meets City filing requirements. 2. The petition can be reasonably reviewed within allocated staffing and budget. 3. The City would need to amend other Comprehensive Plan elements, including Capital Facilities and Transportation, to support adoption of this amendment. 4. The proposed amendment is appropriately addressed as part of the periodic review cycle. 5. At this time, staff have not identified any particular legal or procedural flaw preventing implementation of a UGA expansion provided all applicable review criteria are met and procedures followed. Ultimately, the City would be responsible for submitting a UGA expansion petition to Skagit County, and the Skagit County Board of Commissioners would make the final decision. 6. If docketed, staff would request from the applicant additional reports and studies needed to adequately evaluate the impacts of the proposal.	
Staff Recommendation	Include	

2: “Fidalgo Park & Recreation District Public Zoning”

Applicant	Fidalgo Park & Recreation District	
Element / Section proposed to be amended	Land Use Element; Future Land Use Map	
Summary	Amend the Future Land Use Map designation of multiple parcels near the Fidalgo Pool & Fitness Center from Residential Medium Density to Public.	
Docketing considerations per AMC 19.16.050(B)	1. The petition meets City filing requirements. 2. The petition can be reasonably reviewed within allocated staffing and budget. 3. Related to, but not as a result of this request, staff have identified a potential need to split the existing “Public” land use designation into two designations, one for built public facilities and another for areas with parks, forest lands, etc. (“Open Space”). The City would also need to amend the development regulations to implement such a change. 4. The proposed amendment is appropriately addressed as part of the periodic review cycle. 5. Staff have not identified any particular legal or procedural flaws that would prevent implementation. 6. The petition provides sufficient information for continued review.	
Staff Recommendation	Include	

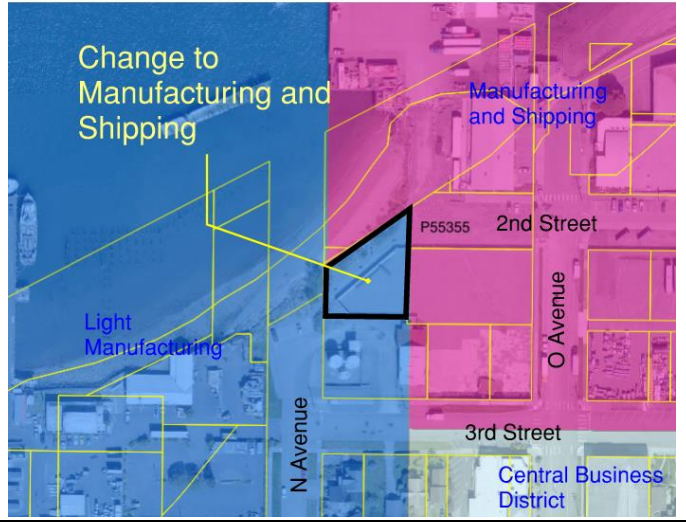
3: “Rockwell Light Manufacturing Zoning Reconsiderations”

Applicant	Port of Anacortes	
Element / Section proposed to be amended	Land Use Element; Future Land Use Map	
Summary	Amend the Future Land Use Map designation of a portion of 3 parcels near the Anacortes Airport from Aeronautical Zone to Light Manufacturing.	
Docketing considerations per AMC 19.16.050(B)	1. The petition meets City filing requirements. 2. The petition can be reasonably reviewed within allocated staffing and budget. 3. At this time, staff have not identified any additional necessary amendments to the Comprehensive Plan or development regulations that are not addressed in the applications. 4. The proposed amendment is appropriately addressed as part of the periodic review cycle. 5. Staff have not identified any particular legal or procedural flaws that would prevent implementation. 6. The petition provides sufficient information for continued review.	
Staff Recommendation	Include	

4: “Cap Sante Marina Zoning Harmonization Scheme”

Applicant	Port of Anacortes	
Element / Section proposed to be amended	Land Use Element; Future Land Use Map	
Summary	Amend the Future Land Use Map designation of multiple parcels associated with the Cap Sante Marina from Commercial and Marine Mixed Use to Commercial Marine.	
Docketing considerations per AMC 19.16.050(B)	1. The petition meet City filing requirements. 2. The petition can be reasonably reviewed within allocated staffing and budget. 3. At this time, staff have not identified any additional necessary amendments to the Comprehensive Plan or development regulations that are not addressed in the applications. 4. The proposed amendment is appropriately addressed as part of the periodic review cycle. 5. Staff have not identified any particular legal or procedural flaws that would prevent implementation. 6. The petition provides sufficient information for continued review.	
Staff Recommendation	Include	

5: “Marine Terminal Zoning Harmonization Scheme”

Applicant	Port of Anacortes	
Element/ Section proposed to be amended	Land Use Element; Future Land Use Map	
Summary	Amend the Future Land Use Map designation of a parcel (P55355) located just west of the terminus of 2 nd Street from Light Manufacturing to Manufacturing and Shipping.	
Docketing considerations per AMC 19.16.050(B)	1. The petition meets City filing requirements. 2. The petition can be reasonably reviewed within allocated staffing and budget. 3. At this time, staff have not identified any additional necessary amendments to the Comprehensive Plan or development regulations that are not addressed in the application. 4. The proposed amendment is appropriately addressed as part of the periodic review cycle. 5. Staff have not identified any particular legal or procedural flaws that would prevent implementation. 6. The petition provides sufficient information for continued review.	
Staff Recommendation	Include	

Development Regulations Amendment Petitions

6: “MJB”	
Applicant	MJB Properties
Section proposed to be amended	Various (see below)
Summary	Amend the following AMC sections: A. Table 19.41.050 <i>Permitted uses in mixed-use and industrial zones</i> B. 19.42.070, <i>Bonus incentives in the MMU zone</i> C. 19.42.120, <i>Building height calculations, exception, and modifications</i> D. 19.43.010(G), <i>Household living, Townhouses</i> E. 19.43.010(G), <i>Household living, Multifamily</i> F. 19.43.020(C), <i>Group living, Assisted living facility</i> G. 19.53.030, <i>Driveways and access easements</i> H. 19.62.030, <i>Relationship to adjacent properties</i> I. 19.62.040, <i>Internal open space</i> J. 19.62.060, <i>Vehicular circulation and parking</i> K. 19.67.110, <i>Temporary sign standards</i>
Docketing considerations per AMC 19.16.050(B)	1. The petition meets City filing requirements. 2. The requests in the petition can be reasonably reviewed within allocated staffing and budget. 3. At this time, staff have not identified any additional necessary amendments to the Comprehensive Plan or development regulations that are not addressed in the application. 4. The proposed amendments are appropriately addressed as part of the periodic review cycle. 5. Staff have not identified any particular legal or procedural flaws that would prevent implementation. 6. The petition provides sufficient information for continued review.
Staff Recommendation	Include

7: “Bowman”	
Applicant	Erik Bowman
Section proposed to be amended	AMC 19.41.050, <i>Principal uses permitted in mixed-use and industrial zones</i>
Summary	Amend the development regulations to allow “Indoor Recreation” as a permitted use in the LM1 zone.
Docketing considerations per AMC 19.16.050(B)	1. The petition meets City filing requirements. 2. The petition can be reasonably reviewed within allocated staffing and budget. 3. Amendment may be needed to Comprehensive Plan Land Use Goal LU-9 and supporting policies relating to maintaining and promoting active use of industrial lands. 4. If docketed, the requested amendment is proposed to be included in the periodic review process. 5. Staff have not identified any particular legal or procedural flaws that would prevent implementation. 6. The petition provides sufficient information for continued review.
Staff Recommendation	Include

8: “Munce – 1 of 11”	
Applicant	Ian Munce, JD, AICP
Section proposed to be amended	The petition does not clearly state which AMC sections should be amended.
Summary	Designate the entire 300-acre R1 zone as a FWHCA/ Habitat of Local Importance per AMC 19.70.315(B).
Docketing considerations per AMC 19.16.050(B)	1. The petition meets City filing requirements. 2. The petition, in light of all proposed amendments being considered for inclusion, cannot be reasonably reviewed within staffing and budget currently allocated to the department. 3. It is likely that additional amendments (not addressed in the application) would be necessary to address how the designation affects the ability of property owners of existing developed lots to continue to use their property. 4. If docketed, the requested amendment is proposed to be included in the periodic review process. 5. This amendment request, if docketed and adopted, may constitute improper use of the City’s police power to designate critical areas and may result in unconstitutional taking of private property. 6. The petition lacks sufficient information or adequate detail to review and assess whether or not it meets the applicable approval criteria. The request does not address

	all of the criteria which the City must consider in designating a habitat area or species as locally important, outlined in AMC 19.70.315.(B)(1)(a)-(f).
Staff Recommendation	Exclude

9: “Munce – 2 of 11”	
Applicant	Ian Munce, JD, AICP
Section proposed to be amended	The petition does not clearly state which AMC sections should be amended.
Summary	Delineating Critical Areas in the R1 Zone. Require Critical Aquifer Recharge Areas, streams, wetlands, and buffers to be delineated and mapped throughout the R1 zone prior to defining the circumstances and special review process under which cottage housing and densities up to 4 du/ac would be permitted.
Docketing considerations per AMC 19.16.050(B)	1. The petition meets City filing requirements; however, it does not identify which section of the municipal code is proposed to be amended. 2. The petition can likely be reviewed within staffing and budget currently allocated to the department. 3. The proposed amendment, to be adopted, would not appear to require additional amendments to the comprehensive plan or development regulations not addressed in the application. 4. If docketed, the requested amendment is proposed to be included in the periodic review process. 5. The amendment would require that the City fund a study of the specified critical areas within the R1 zone, including accessing private property to delineate the boundaries of critical areas and buffers. The City does not have the authority to access private property without the owner’s permission. 7. The petition provides insufficient information for continued review.
Staff Recommendation	Exclude

10: “Munce – 3 of 11”	
Applicant	Ian Munce, JD, AICP
Section proposed to be amended	The petition does not propose to amend the development regulations
Summary	Correct “North Basin Stormwater Plan” data
Docketing considerations	1. The petition requests amendment of a document that is not the comprehensive plan or development regulation, therefore the docketing process is not the appropriate means for this request. Staff could not locate a document titled “North

per AMC 19.16.050(B)	Basin Stormwater Plan”; however, there is a ”Fidalgo North Stormwater Management Action Plan”, and the City Stormwater Division has already corrected the basin size figures in the document. In addition, the City is currently undertaking a major update to its stormwater master plan, which will include updated and accurate information for all the stormwater basins. 2. N/A 3. N/A 4. N/A 5. N/A 6. N/A
Staff Recommendation	Exclude

11: “Munce – 4 of 11”	
Applicant	Ian Munce, JD, AICP
Section proposed to be amended	The petition does not clearly state which AMC sections should be amended.
Summary	Reestablish Planned Unit Development regulations
Docketing considerations per AMC 19.16.050(B)	1. The petition meets City filing requirements; however, does not provide any specific proposed amendment language other than a statement to re-adopt a previous PUD ordinance. 2. The petition, in light of all proposed amendments being considered for inclusion, cannot be reasonably reviewed within the staffing and budget currently allocated to the department. The development regulations were completely rewritten since the PUD provisions were repealed in 2016. The 2019 development regulations were drafted to integrate the flexibility that past PUD provisions were intended to provide, including provisions for flexible lot configuration and street standards. Adding PUD provisions back will require a holistic review of all the development regulations to determine how PUD’s can be best integrated, and to determine where the community desires to see flexibility where it’s not currently provided. 3. The proposed amendment, to be adopted, would require multiple amendments to the comprehensive plan and development regulations not addressed in the application. 4. If docketed, the requested amendment is proposed to be included in the periodic review process. 5. Staff have not identified any particular legal or procedural flaws that would prevent implementation. 6. The petition provides sufficient information for continued review.
Staff Recommendation	Exclude

12: “Munce – 5 of 11”

Applicant	Ian Munce, JD, AICP
Section proposed to be amended	The petition does not clearly state which AMC sections should be amended.
Summary	Implement the Washington State Department of Commerce’s advice related to ADUs in zones with a density of one unit or less that are in critical areas
Docketing considerations per AMC 19.16.050(B)	1. The petition meets City filing requirements but does not identify which section of the municipal code is proposed to be amended. Staff notes that the document referenced, “Draft Guidance for ADUs in Washington State, State Department of Commerce, May 2024” could not be located. We did find a document titled “Guidance for Accessory Dwelling Units in Washington State”, dated August 2023, on Commerce’s webpage. 2. Review and amendment of the City’s ADU regulations to implement the requirements in HB 1337 (2023) is already included in the scope of the periodic update and the current Commerce guidance will be consulted; therefore, docketing of this item would be redundant. 3. The proposed amendment, to be adopted, would require multiple amendments to the comprehensive plan and development regulations not addressed in the application. 4. If docketed, the requested amendment is proposed to be included in the periodic review process. 5. Staff have not identified any particular legal or procedural flaws that would prevent implementation. 7. The petition provides sufficient information for continued review.
Staff Recommendation	Exclude

13: “Munce – 6 of 11”

Applicant	Ian Munce, JD, AICP
Section proposed to be amended	AMC 19.70.165(A) <i>Unauthorized critical area alterations</i>
Summary	Amend AMC 19.70.165(A) to require the Planning Director, upon written request by an Anacortes resident, to make and publish findings of fact and conclusions of law setting out the justifications when the Director chooses not to take a critical area enforcement action.
Docketing considerations per AMC 19.16.050(B)	1. The petition meets City filing requirements. 2. The petition can likely be reviewed within staffing and budget currently allocated to the department. 3. The proposed amendment, to be adopted, would require amendments to the development regulations not addressed in the application. Specifically, the proposed amendment would create new permit review procedures that require staff to take action (write findings) for a non-action (when there is not a violation).

	4. If docketed, the requested amendment is proposed to be included in the periodic review process. 5. Staff have not identified any particular legal or procedural flaws that would prevent implementation; however, do not support adoption because it would take away the City's prosecutorial discretion to pursue enforcement actions, opening up the City to LUPA appeals on actions the city chooses NOT to take. 6. The petition provides sufficient information for continued review.
Staff Recommendation	Exclude

14: "Munce – 7 of 11"

Applicant	Ian Munce, JD, AICP
Section proposed to be amended	AMC 19.70.040 <i>Exempt activities</i>
Summary	Amend AMC 19.70.040(A) to remove the Yard and Garden Activities category from the list of exempt activities that don't require city review, and implement a permit system
Docketing considerations per AMC 19.16.050(B)	1. The petition meets City filing requirements. 2. The petition can likely be reviewed within staffing and budget currently allocated to the department. 3. The proposed amendment, to be adopted, appears to require amendments to the comp plan or development regulations not addressed in the application. 4. If docketed, the requested amendment is proposed to be included in the periodic review process. 5. Staff have not identified any particular legal or procedural flaws that would prevent implementation. 6. The petition does not provide sufficient information or adequate detail to determine the type of permitting system the petitioner requests, nor what additional amendments may be needed to implement that system.
Staff Recommendation	Exclude

15: "Munce – 8 of 11"

Applicant	Ian Munce, JD, AICP
Section proposed to be amended	AMC 19.10.070 <i>No special duty required</i>
Summary	Amend AMC 19.70.070 to recognize that provisions in the critical aquifer recharge area code establish a special duty to protect individual wells within a 1,000-foot radius well protection zone.

Docketing considerations per AMC 19.16.050(B)	1. The petition meets City filing requirements; however, the applicant did not provide specific text changes for review. 2. The petition can likely be reviewed within staffing and budget currently allocated to the department. 3. The proposed amendment, to be adopted, does not appear to require amendments to the comp plan or development regulations not addressed in the application. 4. If docketed, the requested amendment is proposed to be included in the periodic review process. 5. Staff have identified a legal or procedural flaw that would prevent implementation of this request. AMC 19.70.520 does not mention or imply a special duty and there is not a clear nexus between aquifer recharge areas and the provisions in AMC 19.10.070 - <i>No Special Duty Created</i>. 6. The petition lacks sufficient information or adequate detail to review and assess whether or not the proposal meets the applicable approval criteria.
Staff Recommendation	Exclude

16: “Munce – 9 of 11”	
Applicant	Ian Munce, JD, AICP
Section proposed to be amended	AMC 19.43.010(D) <i>Cottage Housing</i>
Summary	Add a provision to AMC 19.43.010(D)(3) requiring the Planning Director to issue and publish findings of fact for every cottage housing proposal, which describe how each of the cottage housing ordinance requirements have been met, and how critical areas mandates have been addressed.
Docketing considerations per AMC 19.16.050(B)	1. The petition meets City filing requirements. 2. The petition can likely be reviewed within staffing and budget currently allocated to the department. 3. The proposed amendment, to be adopted, would require amendments to the development regulations not addressed in the application. Specifically, the proposed amendment would create new permit review procedures outside of AMC 19.20 <i>Application procedures</i>, which outlines the review process for all development permit applications. Cottage developments require site plan review. Per Table 19.20.030-1, site plan review for less than 10 dwelling units is a Type 1 administrative ministerial action, which does not require public notice or written findings of fact or decision. 4. If docketed, the requested amendment is proposed to be included in the periodic review process. 5. Staff have not identified any particular legal or procedural flaws that would prevent implementation. 6. The petition provides sufficient information for continued review.

Staff Recommendation	Include
-----------------------------	---------

17: “Munce – 10 of 11”

Applicant	Ian Munce, JD, AICP
Section proposed to be amended	The petition does not propose to amend the development regulations.
Summary	The petition states that if the current update to the wastewater master plan finds that the sewer plant capacity is less than the current population allocation, that Policy CF-4.1 mandates that the population allocation be adjusted accordingly.
Docketing considerations per AMC 19.16.050(B)	1. The petition does not meet the City filing requirements because it does not provide a detailed statement of what is proposed to be changed and why. It only references an existing Comprehensive Plan policy. The full policy of Comprehensive Plan Policy CF-4.1 is as follows: <i>“If projected funding is inadequate to finance needed capital facilities that provide adequate levels of service, adjust the level of service, the planned growth, and/or the sources of revenue to maintain a balance between available revenue and needed capital facilities.”</i> 2. N/A 3. N/A 4. N/A 5. N/A 6. N/A
Staff Recommendation	Exclude

18: “Munce – 11 of 11”

Applicant	Ian Munce, JD, AICP
Section proposed to be amended	AMC 19.70.165(A) <i>Unauthorized critical area alterations</i> AMC 19.70.165(E) Penalties
Summary	Amend AMC 19.70.165(A) to add certain suggested language. Amend AMC 19.70.165(E) to change “may” to “will” regarding a responsible party being subject to penalties per AMC Title 20 plus the square footage and per tree penalty amounts in subsection (E).
Docketing considerations per AMC 19.16.050(B)	1. The petition meets the City filing requirements. 2. The petition can likely be reviewed within the staffing and budget currently allocated to the department. 3. The proposed amendments, to be adopted, may require amendments not addressed in the application. The proposal to remove director discretion in

	assessment of fines and penalties for violations of the critical areas regulations is inconsistent with the Civil Enforcement and Penalties policies adopted by City Council in AMC 20.10.010. These policies state that the City will use education as a first step toward achieving compliance and offer property owners the opportunity to correct violations before imposing fines. 4. The proposed amendment raises policy issues that would be more appropriately addressed as part of a planned work program, outside of the mandatory periodic update process. 5. See #3 above. 7. The petition seems to include sufficient detail to continue processing.
Staff Recommendation	Exclude

19: “Turner”	
Applicant	Bill Turner
Section proposed to be amended	Not provided.
Summary	A. Address housing needs by establishing long-term subsidized housing targets instead of projections. B. Term length for affordable housing property restriction. C. Citizen task force to bring proposal to the 2025 general election ballot. D. Tie impact fee waivers to affordability covenant. E. Implement a multi-family tax exemption. F. Hire a housing officer.
Docketing considerations per AMC 19.16.050(B)	1. The petition does not meet City filing requirements. The applicant did not submit the requested amendments with the formal application, thus the applicant did not address the anticipated impacts of the proposed changes, demonstrate why the proposal is needed or how the amendments are consistent with the comp plan vision and goals. 2. The requests in the petition can be reasonably reviewed within allocated staffing and budget, with the exception of implementing a Muti-Family Tax Exemption, which will require a significant amount of time that cannot be accommodated with this comp plan update process. Implementing a MFTE program can run as a separate work program. 3. At this time, staff have not identified any additional necessary amendments to the Comprehensive Plan or development regulations that are not addressed in the application. 4. If docketed, the requested amendment is proposed to be included in the periodic review process. 5. Staff have not identified any particular legal or procedural flaws that would prevent implementation.

	6. The petition provides sufficient information for continued review.
Staff Recommendation	Exclude



PLANNING, COMMUNITY, & ECONOMIC DEVELOPMENT

Mailing Address: P.O. Box 547, Anacortes, WA 98221

Office Location: 904 6th Street, Anacortes WA 98821

Phone: (360) 299-1984

Petition #1
"Scimitar Ranch UGA Expansion"



PCED Received

Date: March 4, 2024

Document received by the Planning, Community
& Economic Development Department

COMPREHENSIVE PLAN / DEVELOPMENT REGULATION AMENDMENT PETITION

APPLICANT CHECKLIST		OFFICE USE ONLY
	Petition Application Submittal Checklist See AMC Ch. 19.16 Legislative Actions for complete requirements.	
☒	Application form (attached)	
☒	Petition narrative (attached)	
☒	SEPA Checklist, including Part D for Non-Project Actions	
☒	Map identifying the property included in the proposed amendment (if applicable) showing parcels and streets located within and adjacent to the site	
For Submittals: Digital copy of the application and all submitted materials (flash drive or to pced@cityofanacortes.org .)		Application Fee See the Land Use Application Fee Schedule (There is no fee for policy/text amendment petitions)

Completed petitions must be received by the last business day of March. Early contact with the Planning, Community, & Economic Development Department is encouraged prior to submittal of your petition. Please review AMC 19.16 for more information about the amendment review process.

Contact Libby Grage, Planning Manager, at 360-299-1986 or libbyb@cityofanacortes.org with questions about this application form or process.

APPLICATION INFORMATION

TYPE OF AMENDMENT REQUESTED		
☐ Comprehensive Plan Policies	☒ Comprehensive Plan Land Use Map	☐ Development Regulations
AMENDMENT REQUEST INFO		
AMENDMENT NAME/TITLE: Scimitar Ranch UGA Expansion		
APPLICANT INFORMATION		
NAME: Signal Hill Family Limited Partnership	MAILING ADDRESS: 2633 Cherry Ave, Signal Hill, CA 90755	
PHONE: 562-595-6440	EMAIL ADDRESS:	
NAME OF DESIGNATED CONTACT IF APPLICANT IS A GROUP: Jerrel Barto		
MAP AMENDMENT REQUESTS ONLY (only complete this portion if you are requesting a Comprehensive Plan Land Use Map amendment)		
SITE ADDRESS (if applicable): 21 Parcels, see attached		
PARCEL NUMBER(S) (if applicable): See attached	SECTION, TOWNSHIP, & RANGE S 6/7, T 34N, R 2E	
LEGAL DESCRIPTION: See attached	PRESENT LAND USE DESIGNATION: Vacant / Residential	
PROPERTY OWNER INFORMATION: ☐ Multiple owners attached		
PROPERTY OWNER NAME: Same as applicant	MAILING ADDRESS:	
EMAIL ADDRESS:	PHONE #:	
OWNER'S AUTHORIZED AGENT/CONTACT:		
PROPERTY OWNER NAME: Ian Faulds - Core Design (agent)	MAILING ADDRESS: 12100 NE 195th St #300, Bothell, WA 98011	
EMAIL ADDRESS: ifaulds@coredesigninc.com	PHONE #: 425.885.7877	

Property Owner(s)

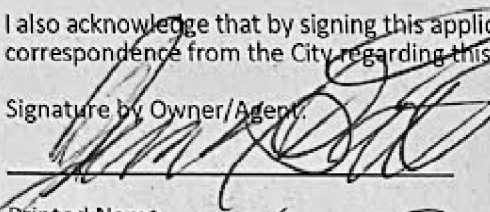
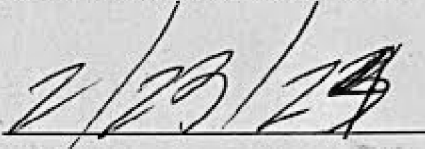
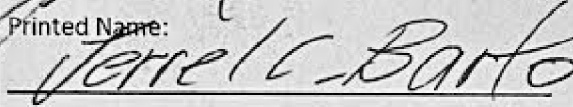
I am the owner of the property described above or am authorized by the owner to sign and submit this application. I grant permission for the City staff and agents to enter onto the subject property at any reasonable time to consider the merits of the application and post public notice. I certify under penalty of perjury of the laws of the State of Washington that the information on this application and all information submitted herewith is true, complete and correct.

I also acknowledge that by signing this application I am the responsible party to receive all correspondence from the City regarding this project.

Signature by Owner/Agent:

Date:

Printed Name:

PETITION NARRATIVE

For all types of amendment requests:

Please fill in each space with the requested information, or note "see attached" and attach more pages to this form.

A. Detailed statement of what is proposed to be changed and why.

Twenty-one-subject parent parcels are adjacent to each other, creating a one contiguous site area of approximately 132.17 acres, located towards the southeastern side of the City of Anacortes's city limits on Fidalgo Island. The site is less than a quarter mile to the southwest of Sharpe's Corner and regionally located north of the Similk Beach community.

The primary purpose of the urban growth boundary expansion, annexation, rezone, and land use designation amendments are to create additional housing opportunities in response to regional housing needs. The culminating results of this proposal would create an opportunity for mixed housing types directly in proximity to the City of Anacortes's recent investment in the Sharpe's Corner Mixed Use Business area. While the MUB Overlay does allow for both residential and non-residential uses, having additional housing available nearby would sustain commerce and the long-term economic development of the mixed-use area. Mixed housing types will also help support employment opportunities in the both the MUB Overlay area and the neighboring manufacturing zoning districts. Furthermore, there is additional interest in obtainable housing opportunities in connection with the Whidbey Island Naval Air Station.

As part of this Comprehensive Plan Map update a policy update is requested to Policy LU-11.1 to remove references to "within the City". Anticipated growth should occur in a manner that protects surrounding forest/parklands, minimizes urban sprawl, and locates the highest intensity residential uses close to commercial and transit, regardless of the current status of that land within City limits or not.

The adjacent Pioneer Trails RV Resort located on parcel P131687 has independently indicated they are also interested in being annexed; however, they are not included in this application at this time.

B. Statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.

Anticipated impacts include annexation and rezoning of the 132.17 areas to urban standards, allowing for future development along the State Route 20 corridor near the Sharpe's Corner Mixed Use Business area. Issues likely to occur are an increase in traffic and residences in the vicinity, but facilities are already generally in place to accommodate these changes.

City of Anacortes maps show part of the site may contain wetlands, and a Biodiversity Habitat Corridor is present. Given these features, topography, and size of the site this proposed UGA expansion and future land use designation would act as a transition zone between nearby City owned Whistle Lake to the west and commercial, industrial, and highway areas to the north and east.

Any required analysis, protection, and/or mitigation measures would occur as part of future project actions, and any existing features would be incorporated into future development. All state and local regulations regarding wildlife habitat protection, mitigation, and enhancement will be adhered to by any future projects.

C. Demonstration of why the proposal is needed.

The land in question is adjacent to the City of Anacortes city limits, but outside the UGA. This application is required to bring the land into the UGA and rezone it from rural to urban zones. This change will allow future development of the parcels at urban density levels in order to create additional housing opportunities in response to regional housing crisis.

D. Statement of how the amendment is consistent with the comprehensive plan's vision and goals.

The City of Anacortes's Comprehensive Plan Goal LU-10 notes that Healthy Communities 'are designed, built and programmed to support the physical, mental, and social well-being of the people who live, work, learn, and visit'. The additional developable land will allow for a mix of housing opportunities, including workforce housing, giving future citizens access to regional capital facilities, regional retail and professional services, proximity to recreation, and a variety of employment options.

Goal LU-11 calls for compact growth to minimize sprawl within areas to preserve surrounding forests and parklands. Bringing these parcels into the City under the R4 zone with MUB Overlay will allow future development to be concentrated near the Sharpe's Corner Mixed Use Business area, meeting this goal. Policy 11.1 should be updated to remove references to "within the City". Anticipated growth should occur in a manner that protects surrounding forest/parklands, minimizes urban sprawl, and locates the highest intensity residential uses close to commercial and transit, regardless of the current status of that land within City limits or not.

Additionally, housing for various income levels, including low income, would be proposed within any future development of the site in accordance with Goal H-1 of the Housing Element of the Comprehensive Plan and RCW 36.70A.030. An exact breakdown would be dependent on the implemented zoning and allowed code requirements at the time of the development application.

E. For map amendments only: Description of how the map amendment complies with:

1. The land use designation criteria in the comprehensive plan; and
2. Approval criteria for map amendments and rezones.

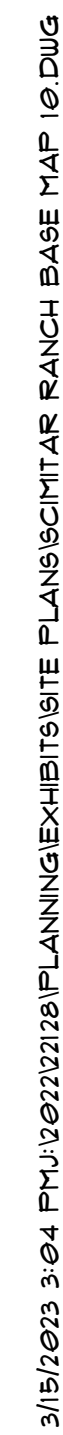
1. The Residential High Density (R4) zone proposed for these parcels is consistent with Future Land Use Map seen in Figure LU-1 of the Comprehensive Plan as it is directly adjacent to land with this designation. Furthermore, designating this land as R4 would allow for a mix of multifamily and single family dwellings within walking distance of existing public transit (Island Transit express bus service) and land utilized and zoned for commercial development. This provides additional transition area from higher intensity uses to the north (LM and C zones) and lower intensity uses to the south (rural county land) and meets the purpose described for Residential High Density land in Table LU-1.

The Mixed Use Business Overlay (MUB-O) proposed for these parcels is consistent with the purpose described in Table LU-2 as this land is adjacent to land designated for commercial and manufacturing uses (C and LM zones). Allowing minor non-residential uses to be integrated with residential uses in this area will provide more commercial opportunity for the surrounding residential land and future residents in the vicinity.

2. All applicable City review criteria will be met as part of the approval process. Any required fees and notices will be processed to meet current code requirements.

Scimitar Ranch Parcels				
Parcel	Acres	Site Address	Use	Legal Description
P19942	9.01	7270 OLD BROOK LANE	Single Family Dwelling	TAX 10; THAT PORTION OF THE SW1/4 OF SECTION 5, TWP 34, RNG 2 MORE FULLY DESCRIBED AS FOLLOWS; BEGINNING AT THE SOUTHEAST CORNER OF THE SW1/4 SW1/4 OF SAID SECTION 5; THENCE WEST 40 RODS (660 FEET); THENCE NORTH 160 RODS(2640 FEET); THENCE EAST 22 RODS(363 FEET); THENCE SOUTH 20 RODS(330 FEET), TO THE TRUE POINT OF BEGINNING; THENCE EAST 24 RODS(396 FEET); THENCE SOUTH 60 RODS(990 FEET); THENCE WEST 24 RODS(396 FEET); THENCE NORTH 60 RODS(990 FEET), TO THE POINT OF BEGINNING
P19943	10.98	7535 STATE ROUTE 20	Vacant	DF-2003 AF#200205220038: W 22RDS OF E 40RDS OF NW1/4 SW1/4, SECTION 5, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M.
P19979	1.48	7503 STATE ROUTE 20	Mobile Home	(TITLE ELIMINATION) INCLUDING MANUFACTURED HOME 1986 FLEETWOOD BERKSHIRE 48X28 SERIAL NUMBER ORFL2AF48405539 THAT PORTION OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M., DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 5; THENCE WEST 528 FEET; THENCE NORTH PARALLEL TO SECTION LINE 165 FEET; THENCE EAST 528 FEET TO SECTION LINE; THENCE SOUTH 165 FEET ALONG SECTION LINE TO THE POINT OF BEGINNING, EXCEPT THAT PORTION LYING WITHIN SR-525; ALSO EXCEPT THAT PORTION CONVEYED TO THE STATE OF WASHINGTON FOR STATE ROUTE STATE ROUTE 20 BY DEED RECORDED UNDER AUDITOR'S FILE NUMBER 198210250040, RECORDS OF SKAGIT COUNTY, WASHINGTON; AND ALSO EXCEPT THAT PORTION THEREOF CONVEYED TO CEMETERY DISTRICT NO. 2, SKAGIT COUNTY, WASHINGTON, A MUNICIPAL CORPORATION, BY DEED DATED MARCH 31, 1967, AND RECORDED APRIL 4, 1967, UNDER AUDITOR'S FILE NUMBER 696904, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 5; THENCE NORTH 88-34 WEST ALONG THE SOUTH LINE OF SAID SUBDIVISION 30.01 FEET TO THE WEST LINE OF THE STATE HIGHWAY, AND THE TRUE POINT OF BEGINNING; THENCE NORTH 88-34 WEST 497.99 FEET TO THE SOUTHWEST CORNER OF THAT CERTAIN TRACT OF LAND CONVEYED TO CAL BRANHAM AND HELEN BRANHAM, HUSBAND AND WIFE, BY DEED RECORDED UNDER AUDITOR'S FILE NUMBER 613747, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE NORTH 0-13 EAST ALONG THE WEST LINE OF SAID BRANHAM TRACT 18.57 FEET TO THE NORTH LINE OF THE PRESENT 'FERNHILL CEMETERY' PLAT; THENCE SOUTH 88-20-30 EAST ALONG THE NORTH LINE OF SAID PLAT, AND SAID NORTH LINE EXTENDED, 498.04 FEET TO THE WEST LINE OF STATE HIGHWAY; THENCE SOUTH 0-13 WEST ALONG THE WEST LINE OF SAID HIGHWAY 16.61 FEET TO THE TRUE POINT OF BEGINNING. ALSO EXCEPT THAT PORTION CONVEYED TO THE STATE OF WASHINGTON BY DEED RECORDED UNDER AF#201905150074 FOR HIGHWAY PURPOSES.
P20013	0.84	7517 STATE ROUTE 20	Single Family Dwelling	THAT PORTION OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M., DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE NORTH AND SOUTH CENTER SECTION LINE OF SAID SECTION AT A POINT 165 FEET NORTH OF THE SOUTHEAST CORNER OF SAID NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION, SAID POINT BEING THE NORTHEAST CORNER OF THAT TRACT OF LAND CONVEYED TO ARLIE A. ANDERSON, UNDER AUDITOR'S FILE NO. 9001110097; RECORDS OF SKAGIT COUNTY, WA; THENCE WEST ALONG THE NORTH LINE OF SAID TRACT FOR A DISTANCE OF 436 FEET TO THE EAST LINE OF THAT TRACT CONVEYED TO FLOYD A. WILLETTE AND MARY S. WILLETTE, HUSBAND AND WIFE, UNDER AUDITOR'S FILE NO. 9009280056, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE NORTH PARALLEL WITH THE CENTER SECTION LINE A DISTANCE OF 100 FEET; THENCE EAST A DISTANCE OF 436 FEET TO THE CENTER SECTION LINE; THENCE SOUTH ALONG THE CENTER SECTION LINE TO THE POINT OF BEGINNING; EXCEPT THAT PORTION LYING WITHIN SR-525; ALSO EXCEPT THAT PORTION CONVEYED TO THE STATE OF WASHINGTON BY DEED RECORDED UNDER AUDITOR'S FILE NO. 8210060040, RECORDS OF SKAGIT COUNTY, WASHINGTON, FOR HIGHWAY PURPOSES. ALSO EXCEPT THAT PORTION CONVEYED TO THE STATE OF WASHINGTON BY DEED RECORDED UNDER AF#201905150075 FOR HIGHWAY PURPOSES.
P20014	15.45	7442 OLD BROOK LANE	Single Family Dwelling	ALL THAT PORTION OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 34 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 99 FEET EAST OF THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 5, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF THAT CERTAIN TRACT PREVIOUSLY CONVEYED TO RICHARD M ASH AND MARGARET A ASH, HUSBAND AND WIFE, AND RICHARD M ASH III BY DEED RECORDED UNDER AUDITOR'S FILE NO. 8711300013, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE EAST FOR 1221 FEET; THENCE NORTH 713.625 FEET; THENCE WEST 1221 FEET TO THE EAST LINE OF SAID ASH TRACT; THENCE SOUTH ALONG THE EAST LINE OF SAID TRACT FOR 713.625 FEET TO THE POINT OF BEGINNING; EXCEPT THAT PORTION THEREOF LYING WITHIN STATE HIGHWAY RIGHT OF WAY; AND EXCEPT THE NORTH 15 FEET THEREOF CONVEYED TO SKAGIT COUNTY FOR ROAD PURPOSES BY INSTRUMENT DATED JANUARY 5, 1902, AND RECORDED OCTOBER 12, 1903, IN VOLUME 52 OF DEEDS, PAGES 535; AND ALSO EXCEPT THE FOLLOWING DESCRIBED TRACTS: EXCEPT TRACT#1: BEGINNING AT A POINT ON THE NORTH AND SOUTH CENTER SECTION LINE OF SAID SECTION AT A POINT 165 FEET NORTH OF THE SOUTHEAST CORNER OF SAID NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION; THENCE WEST 436 FEET; THENCE NORTH PARALLEL WITH THE CENTER SECTION LINE 100 FEET; THENCE EAST 436 FEET, MORE OR LESS, TO THE CENTER SECTION LINE; THENCE SOUTH ALONG THE CENTER SECTION LINE TO THE POINT OF BEGINNING; ALSO EXCEPT TRACT 2: BEGINNING AT THE SOUTHEAST CORNER OF SAID NORTHEAST QUARTER OF THE SOUTHWEST QUARTER; THENCE WEST 528 FEET; THENCE NORTH PARALLEL WITH THE CENTER OF THE SECTION LINE 165 FEET; THENCE EAST TO THE CENTER SECTION LINE; THENCE SOUTH ALONG THE CENTER SECTION LINE TO THE POINT OF BEGINNING; ALSO EXCEPT TRACT #3: BEGINNING AT THE SOUTHEAST CORNER OF SAID NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 5; THENCE NORTH 88-34 WEST ALONG THE SOUTH LINE OF SAID SUBDIVISION 528.00 FEET TO THE EAST LINE OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN REAL ESTATE CONTRACT BETWEEN CHARLES M DEAN AND MABLE M DEAN, VENDORS, AND LOUIS H VIENHAGE AND PAULINE VIENHANGE, VENDEES, RECORDED UNDER AUDITOR'S FILE NO. 683089, RECORDS OF SKAGIT COUNTY, WASHINGTON, SAID POINT BEING THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE CONTINUE NORTH 88-34 WEST ALONG THE SOUTH LINE OF SAID SUBDIVISION 461.22 FEET TO THE WEST LINE OF THE PLAT OF FERNHILL CEMETERY; THENCE NORTH 1-39-30 EAST ALONG THE WEST LINE OF SAID CEMETERY 20.36 FEET TO THE NORTHWEST CORNER OF SAID CEMETERY; THENCE SOUTH 88-20-30 EAST ALONG THE NORTH LINE OF SAID CEMETERY 460.75 FEET TO THE WEST LINE OF THAT CERTAIN TRACT OF LAND CONVEYED TO CAL BRANHAM AND HELEN BRANHAM, HUSBAND AND WIFE, BY DEED RECORDED UNDER AUDITOR'S FILE NO. 613747, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE SOUTH 00-13 WEST ALONG SAID BRANHAM TRACT 18.57 FEET TO THE TRUE POINT OF BEGINNING. ALSO EXCEPT THAT PORTION CONVEYED TO THE STATE OF WASHINGTON BY DEED RECORDED UNDER AF#201905150076 FOR HIGHWAY PURPOSES.
P20015	20.00	None	Vacant	DF-2003 AF#200205220038: W1/2 NW1/4 SW1/4, SECTION 5, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M.
P20019	1.00	None	Vacant	A PORTION OF W1/2 SW1/4 SW1/4, SECTION 5, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M., DEFINED AS FOLLOWS: BEGINNING AT THE SW CORNER OF SAID W1/2 SW1/4 SW1/4; THENCE NORTH, 200 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH, 208.7 FEET; THENCE EAST, 208.7 FEET; THENCE SOUTH, 208.7 FEET; THENCE WEST, 208.7 FEET TO THE TRUE POINT OF BEGINNING. BEING A PORTION OF PARCEL B OF SURVEY AF#202209070051
P20030	20.00	None	Vacant	DF-2003 AF#200205220038: N1/2 NE1/4 SE1/4, SECTION 6, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M.
P20031	10.00	None	Vacant	DF-2003 AF#200205220038: SW1/4 NE1/4 SE1/4, SECTION 6, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M.
P20032	10.00	None	Vacant	DF-2003 AF#200205220038: SE1/4 NE1/4 SE1/4, SECTION 6, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M.
P20116	1.05	None	Vacant	N 60FT OF E 53 1/2 RDS OF N 30 RDS OF NW1/4 NW1/4, SECTION 8, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M., NWLY OF CO RD EXC N 10FT OF E 41 RDS
P20120	2.50	None	Vacant	N 2.5 ACRES W 26 2/3 RDS OF N 30 RDS OF NW1/4 NW1/4, SECTION 8, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M.

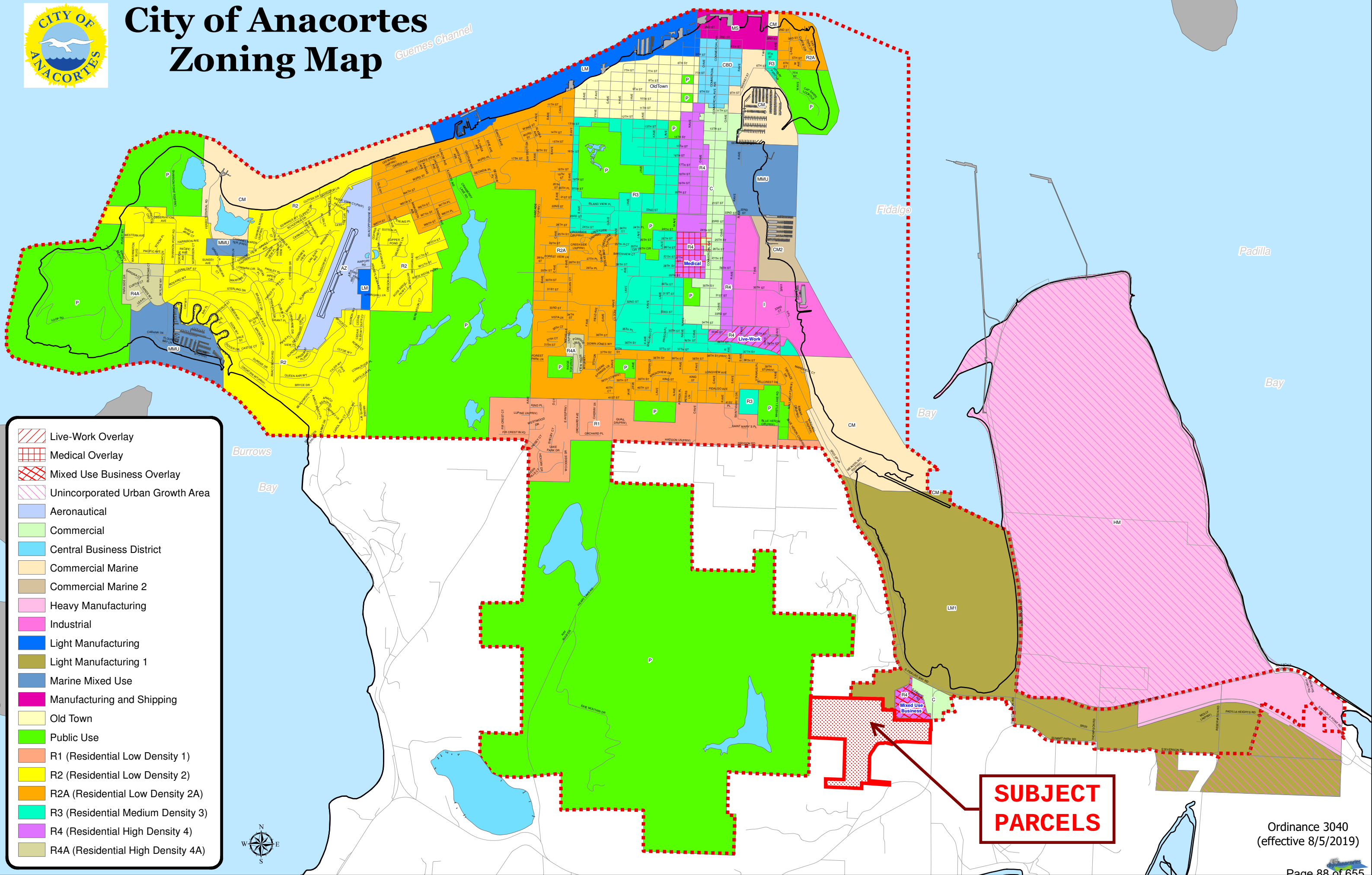
P20153	0.09	None	Vacant	THAT PORTION OF THE NE 1/4 OF THE NW 1/4 OF SECTION 8, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M., LYING NORTH OF THE NORTH LINE THEREOF AND LYING NORTH OF THE NORTH LINE OF THE AS BUILT AND EXISTING MILLER COUNTY ROAD ACCORDING TO AUDITOR'S FILE NO. 200612280082, PARCEL H, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER; THENCE SOUTH 86-47-00 EAST ALONG THE NORTH LINE OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER, 384.867 FEET; THENCE SOUTH 86-11-48 WEST 221.659 FEET; THENCE SOUTH 75-57-05 WEST, 99.678 FEET; THENCE SOUTH 54-59-27 WEST, 83.210 FEET TO THE WEST LINE OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER; THENCE NORTH 1-55-56 EAST, 108.247 FEET TO THE POINT OF BEGINNING; EXCEPT ANY PORTION THEREOF LYING WITHIN SAID MILLER ROAD. EXCEPT A PARCEL OF LAND IN THE NW 1/4 OF SECTION 8, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M., DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE NORTH LINE OF SAID SECTION 8 AND THE NORTH LINE OF A PRIVATE ROAD FROM WHICH THE NORTHWEST CORNER OF SAID SECTION 8 ACCORDING TO SURVEY RECORDED UNDER AUDITO'S FILE NUMBER (AFN) 9610220001, RECORDS OF SKAGIT COUNTY, BEARS N 87-54-25 W, 1264.39 FEET; THENCE ALONG SAID NORTH SECTION LINE S 87-54-28 EE, 62.36 FEET TO THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER FROM WHICH A REBAR AND CAP MARKED 'LS 17651' BEARS N 87-54-28 W, 1.68 FEET; THENCE CONTINUING ALONG SAID NORTH SECTION LINE S 87-54-28 EE, 384.38 (364.87 PER PARCEL H, AFN 200612280062) FEET TO THE INTERSECTION OF THE NORTH LINE OF MILLER ROAD; THENCE TURNING AND FOLLOWING THE NORTH LINE OF MILLER ROAD S 85-34-37 W, 221.66 FEET THENCE CONTINUING ALONG THE NORTH LINE OF MILLER ROAD S 76-29-29 WW, 77.23 FEET TO THE INTERSECTION OF THE NORTH LINE OF SAID PRIVATE ROAD; THENCE ALONG THE NORTH LINE OF SAID PRIVATE ROAD THE FOLLOWING FOUR COURSES, N 74-50-29 W, 36.82 FEET; N 53-25-21 W, 16.03 FEET; N 62-26-54 W 34.40 FEET; N 78-46-54 W, 72.86 FEET TO THE POINT OF BEGINNING.
P111417	2.72	None	Vacant	DF-2003 AF#200205220038: THAT PORTION OF THE E1/2 OF THE SW1/4 SW1/4, SECTION 5, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M., LYING NORTHWESTERLY OF EASEMENT AS DESCRIBED IN AF#9702140107
P111509	0.35	None	Vacant	THE WEST 20 RODS OF THE SE1/4 SW1/4, SECTION 5, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M., THAT LIES NORTHWESTERLY OF AN EASEMENT DESCRIBED IN AF#9702140107
P112030	3.54	None	Vacant	DF-2003 AF#200205220038: LAKE CAMPBELL TO ANACORTES, BLOCK 1 AND 2, TOGETHER WITH NORTH HALF OF VACATED MAPLE STREET LYING EASTERLY OF CENTERLINE OF GARFIELD AVENUE AND ALL OF GRANT AVENUE AND THE UNNAMED EASTERLY MARGINAL STREET LYING BETWEEN THE PROLONGATIONS OF THE NORTH AND SOUTH LINES OF MAPLE STREET.
P119164	19.15	None	Vacant	DF-2003 AF#200205220038: THE W1/2 SW1/4 SW1/4, SECTION 5, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M., EXCEPT FOR THE FOLLOWING DESCRIBED TRACT OF LAND: BEGINNING AT THE SW CORNER OF SAID W1/2 SW1/4 SW1/4; THENCE NORTH, 200 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH, 208.7 FEET; THENCE EAST, 208.7 FEET; THENCE SOUTH, 208.7 FEET; THENCE WEST, 208.7 FEET TO THE TRUE POINT OF BEGINNING. BEING A PORTION OF PARCEL B OF SURVEY AF#202209070051
P130136	0.13	None	Vacant	A PARCEL OF LAND IN THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 34 NORTH RANGE 2 EAST, WM IN SKAGIT COUNTY, WASHINGTON AND BEING A PORTION OF THAT PROPERTY DESCRIBED UNDER SKAGIT COUNTY AUDITOR FILE NUMBER 200201180005 DESCRIBED AS FOLLOWS: ALL THAT PORTION OF A PRIVATE ROAD LYING NORTH OF THE SOUTH BOUNDARY OF SAID SECTION 5 AND LYING SOUTH AND WEST OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF SAID SECTION 5 AND THE NORTH LINE OF SAID PRIVATE ROAD FROM WHICH THE SOUTHWEST CORNER OF SAID SECTION 5 ACCORDING TO SURVEY RECORDED UNDER AUDITORS FILE NUMBER 9610220001, RECORDS OF SKAGIT COUNTY, BEARS NORTH 87 DEGREES 54 MINUTES 28 SECONDS WEST, 1264.39 FEET THENCE ALONG THE NORTH LINE OF SAID ROAD THE FOLLOWING FIVE COURSES NORTH 76 DEGREES 31 MINUTES 47 SECOND WEST, 34.28 FEET NORTH 85 DEGREES 33 MINUTES 59 SECOND WEST, 88.08 FEET NORTH 87 DEGREES 32 MINUTES 42 SECONDS WEST, 124.20 FEET SOUTH 88 DEGREES 38 MINUTES 56 SECONDS WEST 65.91 FEET NORTH 87 DEGREES 03 MINUTES 21 SECONDS, 124.62 TO THE WEST BOUNDARY OF SAID PARCEL DESCRIBED UNDER AUDITORS FILE NUMBER 200201180005 THENCE SOUTH 00 DEGREES 40 MINUTES 37 SECONDS WEST, 9.04 FEET BEING THE TERMINUS OF SAID LINE AND FROM WHICH THE POINT OF BEING BEARS SOUTH 87 DEGREES 54 MINUTES 28 SECOND EAST ALONG SAID SECTION LINE 435.97 FEET.
P136524	3.15	None	Vacant	DF-2003 AF#200205220038: THE NORTH 1104.84 FEET OF THE FOLLOWING DESCRIBED TRACT OF LAND: BEGINNING AT THE SOUTHEAST CORNER OF SAID SECTION 6; THENCE NORTH 87-47-14 WEST, ALONG THE SOUTH LINE OF SAID SECTION, 124.00 FEET; THENCE NORTH 2-06-55 EAST 1276.11 FEET; THENCE NORTH 21-52-35 WEST 40.45 FEET, TO THE NORTH LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER; THENCE SOUTH 87-59-28 EAST, ALONG THE NORTH LINE, 140.45 FEET TO THE EAST LINE OF SAID SECTION; THENCE SOUTH 02-06-55 WEST ALONG SAID EAST LINE, 1313.54 FEET TO THE POINT OF BEGINNING. EXCEPT THE SOUTH 208.7 FEET THEREOF. BEING A PORTION OF PARCEL B OF SURVEY AF#202209070051
P136525	0.58	None	Vacant	THE SOUTH 208.7 FEET OF THE FOLLOWING DESCRIBED TRACT OF LAND: BEGINNING AT THE SOUTHEAST CORNER OF SAID SECTION 6; THENCE NORTH 87-47-14 WEST, ALONG THE SOUTH LINE OF SAID SECTION, 124.00 FEET; THENCE NORTH 2-06-55 EAST 1276.11 FEET; THENCE NORTH 21-52-35 WEST 40.45 FEET, TO THE NORTH LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER; THENCE SOUTH 87-59-28 EAST, ALONG THE NORTH LINE, 140.45 FEET TO THE EAST LINE OF SAID SECTION; THENCE SOUTH 02-06-55 WEST ALONG SAID EAST LINE, 1313.54 FEET TO THE POINT OF BEGINNING. BEING A PORTION OF PARCEL B OF SURVEY AF#202209070051
P136526	0.15	None	Vacant	DF-2003 AF#200205220038: N 10FT OF E 41 RDS OF THE N 60FT OF E 53 1/2 RDS OF N 30 RDS OF NW1/4 NW1/4, SECTION 8, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M., NWLY OF CO RD. ALSO EXCEPT ANY PORTION LYING WITHIN PIONEER TRAILS RESORT CONDOMINIUM RECORDED UNDER AF#201202020087.
Total:	132.17			





City of Anacortes Zoning Map

Guemes Channel

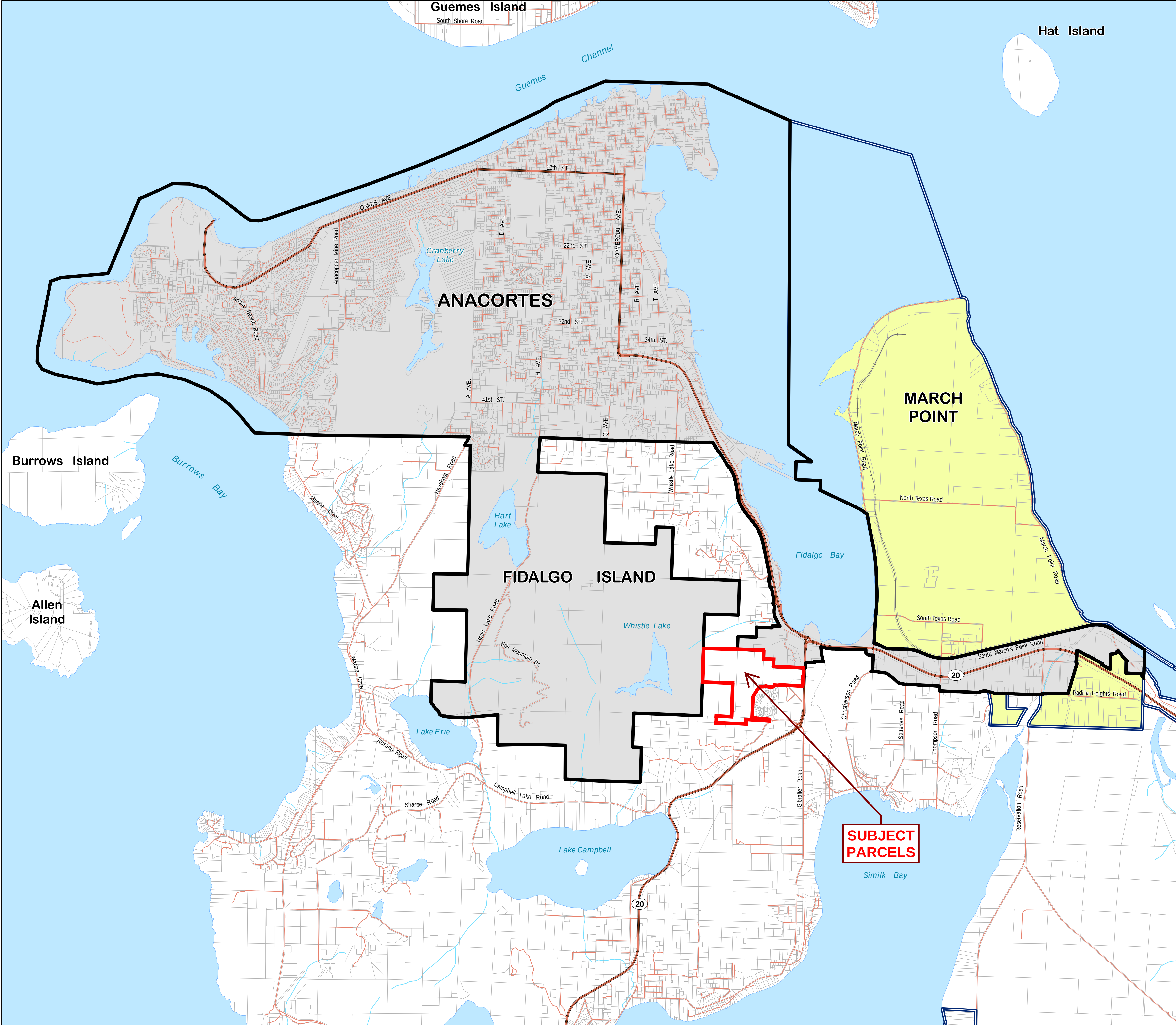


- Live-Work Overlay
- Medical Overlay
- Mixed Use Business Overlay
- Unincorporated Urban Growth Area
- Aeronautical
- Commercial
- Central Business District
- Commercial Marine
- Commercial Marine 2
- Heavy Manufacturing
- Industrial
- Light Manufacturing
- Light Manufacturing 1
- Marine Mixed Use
- Manufacturing and Shipping
- Old Town
- Public Use
- R1 (Residential Low Density 1)
- R2 (Residential Low Density 2)
- R2A (Residential Low Density 2A)
- R3 (Residential Medium Density 3)
- R4 (Residential High Density 4)
- R4A (Residential High Density 4A)



**SUBJECT
PARCELS**

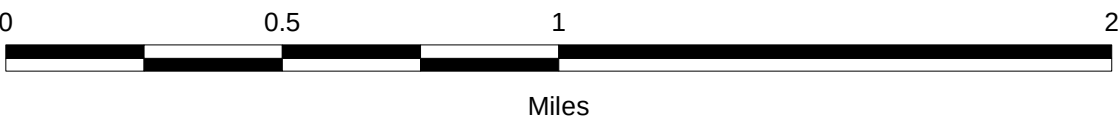
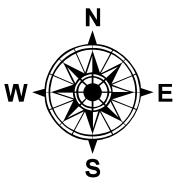
Ordinance 3040
(effective 8/5/2019)



LEGEND

- Urban Growth Area Boundary
- [A-UD] Anacortes UGA Urban Development District
- Incorporated Areas

For current up to date parcel information the maps available in the Skagit County Assessor office or on the web at www.skagitcounty.net should be consulted.



October 29, 2018
Map Print Date July 22, 2020



Map Produced By Skagit County GIS

City of Anacortes

URBAN GROWTH AREA REGULATIONS



SEPA ENVIRONMENTAL CHECKLIST

Purpose of checklist

Governmental agencies use this checklist to help determine whether the environmental impacts of your proposal are significant. This information is also helpful to determine if available avoidance, minimization, or compensatory mitigation measures will address the probable significant impacts or if an environmental impact statement will be prepared to further analyze the proposal.

Instructions for applicants

This environmental checklist asks you to describe some basic information about your proposal. Please answer each question accurately and carefully, to the best of your knowledge. You may need to consult with an agency specialist or private consultant for some questions. **You may use "not applicable" or "does not apply" only when you can explain why it does not apply and not when the answer is unknown.** You may also attach or incorporate by reference additional studies reports. Complete and accurate answers to these questions often avoid delays with the SEPA process as well as later in the decision-making process.

The checklist questions apply to **all parts of your proposal**, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The agency to which you submit this checklist may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impact.

Instructions for lead agencies

Please adjust the format of this template as needed. Additional information may be necessary to evaluate the existing environment, all interrelated aspects of the proposal and an analysis of adverse impacts. The checklist is considered the first but not necessarily the only source of information needed to make an adequate threshold determination. Once a threshold determination is made, the lead agency is responsible for the completeness and accuracy of the checklist and other supporting documents.

Use of checklist for nonproject proposals

For nonproject proposals (such as ordinances, regulations, plans and programs), complete the applicable parts of sections A and B, plus the [Supplemental Sheet for Nonproject Actions \(Part D\)](#). Please completely answer all questions that apply and note that the words "project," "applicant," and "property or site" should be read as "proposal," "proponent," and "affected geographic area," respectively. The lead agency may exclude (for non-projects) questions in "Part B: Environmental Elements" that do not contribute meaningfully to the analysis of the proposal.

A. Background

1. Name of proposed project, if applicable:

Scimitar Ranch UGA Expansion

2. Name of applicant:

Signal Hill Family Limited Partnership

3. Address and phone number of applicant and contact person:

Applicant:

Signal Hill Family Limited Partnership
Attn: Jerrol Barto
2633 Cherry Ave
Signal Hill, CA 90755
562-595-6440

Contact:

Core Design, Inc.
Attn: Ian Faulds
12100 NE 195th St, Suite 300
Bothell, WA 98011
425-466-7877

4. Date checklist prepared:

March 2024

5. Agency requesting checklist:

City of Anacortes

6. Proposed timing or schedule (including phasing, if applicable):

The project is anticipated to be approved as part of the current Comprehensive Plan cycle ending in June 2025.

7. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain.

Future land use applications for specific development projects would be submitted once the UGA expansion and future land use designation process are completed, and the land is annexed into the City limits.

8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal.

No specific environmental information has been completed at this time as this is a non-project action SEPA. Additional reports such as a critical area report, geotechnical report, and traffic report will likely be prepared with any future project action applications submitted once the UGA expansion and future land use designation are completed.

9. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain.

None known. The Pioneer Trails RV Resort may be applying for a similar UGA expansion, future land use designation change, and annexation.

10. List any government approvals or permits that will be needed for your proposal, if known.

UGA expansion, future land use designation change, Annexation Application, Comprehensive Plan Amendment.

Future project actions will require separate permitting for preliminary land use, construction design, and building permit approval.

11. Give a brief, complete description of your proposal, including the proposed uses and the size of the project and site. There are several questions later in this checklist that ask you to describe certain aspects of your proposal. You do not need to repeat those answers on this page. (Lead agencies may modify this form to include additional specific information on project description.)

A total of 21 subject parcels included, creating a one contiguous site area of approximately 132.17 acres located towards the southeastern side of the City of Anacortes's city limits on Fidalgo Island. The site is less than a quarter mile to the southwest of Sharpe's Corner and regionally located north the Similk Beach community. The request is to bring these parcels into the UGA and City of Anacortes City Limits with the R4 zoning, which is consistent with the area.

12. Location of the proposal. Give sufficient information for a person to understand the precise location of your proposed project, including a street address, if any, and section, township, and range, if known. If a proposal would occur over a range of area, provide the range or boundaries of the site(s). Provide a legal description, site plan, vicinity map, and topographic map, if reasonably available. While you should submit any plans required by the agency, you are not required to duplicate maps or detailed plans submitted with any permit applications related to this checklist.

The project includes 21 parcels totaling 132.17 acres within portions of Section 5, 6, 7, and 8 of Township 34 N and Range 2 E. These parcels are near State Route 20 and the Sharpe's Corner Mixed Use Business area. Legal Descriptions have been provided as part of the application package.

B. Environmental Elements

1. Earth

a. General description of the site:

The site generally slopes downward from a high point in the west toward the east. Elevations range from roughly 570 feet on parcel P20031 to 70 ft in parcel P20014.

Circle or highlight one: Flat, rolling, **hilly**, steep slopes, mountainous, other:

b. What is the steepest slope on the site (approximate percent slope)?

Roughly 50% slope

c. What general types of soils are found on the site (for example, clay, sand, gravel, peat, muck)? If you know the classification of agricultural soils, specify them, and note any agricultural land of long-term commercial significance and whether the proposal results in removing any of these soils.

Per the USDA NRCS Web Soil Survey map soils on the site are progress in bands from west to east as the following:

Whistle-Fidalgo-Rock outcrop complex, 30 to 65 percent slopes

Swinomish-Fidalgo-Rock outcrop complex, 3 to 30 percent slopes

Coveland gravelly loam, 0 to 3 percent slopes

Clallam gravelly loam, 8 to 15 percent slopes

Clallam gravelly loam, 0 to 8 percent slopes

Laconner very gravelly loamy sand, 0 to 8 percent slopes

Laconner very gravelly loamy sand, 8 to 15 percent slopes

d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.

Not that we are aware of.

e. Describe the purpose, type, total area, and approximate quantities and total affected area of any filling, excavation, and grading proposed. Indicate source of fill.

None at the moment, future project action applications will assess earth movement qualities as needed.

f. Could erosion occur because of clearing, construction, or use? If so, generally describe.

No clearing or construction is proposed as part of this UGA expansion and future land use designation change.

- g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?**

No new impervious surfaces are proposed as part of this UGA expansion and future land use designation change.

- h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any.**

No erosion or earth impacts will occur as part of this UGA expansion and future land use designation change.

2. Air

- a. What types of emissions to the air would result from the proposal during construction, operation, and maintenance when the project is completed? If any, generally describe and give approximate quantities if known.**

No emission impacts will occur as part of this UGA expansion and future land use designation change.

- b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.**

None.

- c. Proposed measures to reduce or control emissions or other impacts to air, if any.**

None needed or proposed as part of this UGA expansion and future land use designation change.

3. Water

a. Surface Water:

- 1. Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If appropriate, state what stream or river it flows into.**

Whistle Lake is roughly 0.25 miles to the west of the site. An unnamed pond sits directly south of parcel P20116. Fidalgo Bay is roughly 0.25 miles to the north east of the closest point of the project site. The site has not been mapped for critical areas, but wetlands may exist on the site per City of Anacortes maps. All applicable critical areas regulations will be adhered to as part of future project actions.

- 2. Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If yes, please describe and attach available plans.**

No work is proposed as part of this UGA expansion and future land use designation change; however, Whistle Lake and Fidalgo Bay are greater than 200 ft away from the site. The site has not been

mapped for critical areas, but wetlands may exist on the site per City of Anacortes maps. All applicable critical areas regulations will be adhered to as part of future project actions.

- 3. Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material.**

No work is proposed as part of this UGA expansion and future land use designation change.

- 4. Will the proposal require surface water withdrawals or diversions? Give a general description, purpose, and approximate quantities if known.**

No work is proposed as part of this UGA expansion and future land use designation change.

- 5. Does the proposal lie within a 100-year floodplain? If so, note location on the site plan.**

Per FEMA Flood Map 5301510225C there are no 100-year floodplains on the site.

- 6. Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge.**

No work is proposed as part of this UGA expansion and future land use designation change.

b. Ground Water:

- 1. Will groundwater be withdrawn from a well for drinking water or other purposes? If so, give a general description of the well, proposed uses and approximate quantities withdrawn from the well. Will water be discharged to groundwater? Give a general description, purpose, and approximate quantities if known.**

No work is proposed as part of this UGA expansion and future land use designation change.

- 2. Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (domestic sewage; industrial, containing the following chemicals...; agricultural; etc.). Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.**

No work is proposed as part of this UGA expansion and future land use designation change.

c. Water Runoff (including stormwater):

- 1. Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe.**

No work is proposed as part of this UGA expansion and future land use designation change.

2. Could waste materials enter ground or surface waters? If so, generally describe.

No work is proposed as part of this UGA expansion and future land use designation change.

3. Does the proposal alter or otherwise affect drainage patterns in the vicinity of the site? If so, describe.

No work is proposed as part of this UGA expansion and future land use designation change.

4. Proposed measures to reduce or control surface, ground, and runoff water, and drainage pattern impacts, if any.

No measures are proposed as no site work will occur as part of this UGA expansion and future land use designation change.

4. Plants

a. Check the types of vegetation found on the site:

- ☒ deciduous tree: alder, maple, aspen, other
- ☒ evergreen tree: fir, cedar, pine, other
- ☒ shrubs
- ☒ grass
- ☐ pasture
- ☐ crop or grain
- ☐ orchards, vineyards, or other permanent crops.
- ☐ wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other
- ☐ water plants: water lily, eelgrass, milfoil, other
- ☐ other types of vegetation

b. What kind and amount of vegetation will be removed or altered?

No vegetation will be removed or altered as part of this UGA expansion and future land use designation change.

c. List threatened and endangered species known to be on or near the site.

None known.

d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any.

No vegetation will be planted, modified, or altered as part of this UGA expansion and future land use designation change.

e. List all noxious weeds and invasive species known to be on or near the site.

None known.

5. Animals

- a. **List any birds and other animals that have been observed on or near the site or are known to be on or near the site.**

- Birds: hawk, songbirds
- Mammals: deer, squirrel
- Fish: none

- b. **List any threatened and endangered species known to be on or near the site.**

None known.

- c. **Is the site part of a migration route? If so, explain.**

All of Western Washington is part of the Pacific Flyway migration route.

- d. **Proposed measures to preserve or enhance wildlife, if any.**

No work will occur as part of this UGA expansion and future land use designation change.

- e. **List any invasive animal species known to be on or near the site.**

None known.

6. Energy and Natural Resources

- a. **What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy needs? Describe whether it will be used for heating, manufacturing, etc.**

No work will occur as part of this UGA expansion and future land use designation change.

- b. **Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.**

No work will occur as part of this UGA expansion and future land use designation change.

- c. **What kinds of energy conservation features are included in the plans of this proposal? List other proposed measures to reduce or control energy impacts, if any.**

No work will occur as part of this UGA expansion and future land use designation change.

7. Environmental Health

- a. **Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste, that could occur because of this proposal? If so, describe.**

None known.

1. Describe any known or possible contamination at the site from present or past uses.

None known.

- a. Describe existing hazardous chemicals/conditions that might affect project development and design. This includes underground hazardous liquid and gas transmission pipelines located within the project area and in the vicinity.**

None known.

- b. Describe any toxic or hazardous chemicals that might be stored, used, or produced during the project's development or construction, or at any time during the operating life of the project.**

None known.

- c. Describe special emergency services that might be required.**

No work will occur as part of this UGA expansion and future land use designation change.

- d. Proposed measures to reduce or control environmental health hazards, if any.**

None proposed as work will occur as part of this UGA expansion and future land use designation change.

b. Noise

- 1. What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)?**

No work will occur as part of this UGA expansion and future land use designation change.

- 2. What types and levels of noise would be created by or associated with the project on a short-term or a long-term basis (for example: traffic, construction, operation, other)? Indicate what hours noise would come from the site)?**

No work will occur as part of this UGA expansion and future land use designation change.

- 3. Proposed measures to reduce or control noise impacts, if any.**

No work will occur as part of this UGA expansion and future land use designation change.

8. Land and Shoreline Use

- a. What is the current use of the site and adjacent properties? Will the proposal affect current land uses on nearby or adjacent properties? If so, describe.**

The majority of the subject parcels are currently vacant, with only four having a residential use.

- b. Has the project site been used as working farmlands or working forest lands? If so, describe. How much agricultural or forest land of long-term commercial significance will be converted to other uses because of the proposal, if any? If resource lands have not been designated, how many acres in farmland or forest land tax status will be converted to nonfarm or nonforest use?**

No.

- 1. Will the proposal affect or be affected by surrounding working farm or forest land normal business operations, such as oversize equipment access, the application of pesticides, tilling, and harvesting? If so, how?**

No.

- c. Describe any structures on the site.**

Parcels P19942, P19979, P20013, and P20014 all contain residential structures. The remaining parcels are vacant.

- d. Will any structures be demolished? If so, what?**

No structures will be removed as part of this UGA expansion and future land use designation change.

- e. What is the current zoning classification of the site?**

These parcels are currently zoned Rural Reserve (RRv) in Skagit County.

- f. What is the current comprehensive plan designation of the site?**

These parcels are currently zoned Rural Reserve (RRv) in Skagit County.

- g. If applicable, what is the current shoreline master program designation of the site?**

None.

- h. Has any part of the site been classified as a critical area by the city or county? If so, specify.**

The middle portion of the site is classified as non-delineated wetlands and may contain wetland features.

- i. Approximately how many people would reside or work in the completed project?**

None as this is a request for UGA expansion and future land use designation change.

- j. Approximately how many people would the completed project displace?**

None as this is a request for UGA expansion and future land use designation change.

k. Proposed measures to avoid or reduce displacement impacts, if any.

None as this is a request for UGA expansion and future land use designation change.

l. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any.

Compliance with City of Anacortes and State of Washington code and City of Anacortes Comprehensive Plan goals and policies will occur. The proposed R4 zone with MUB overlay will complement the adjacent zoning currently in place at Sharpe's Corner, within City limits.

m. Proposed measures to reduce or control impacts to agricultural and forest lands of long-term commercial significance, if any.

None needed or proposed.

9. Housing

a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.

None as this is a request for UGA expansion and future land use designation change.

b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.

None as this is a request for UGA expansion and future land use designation change.

c. Proposed measures to reduce or control housing impacts, if any.

None as this is a request for UGA expansion and future land use designation change.

10. Aesthetics

a. What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed?

None as this is a request for UGA expansion and future land use designation change.

b. What views in the immediate vicinity would be altered or obstructed?

None as this is a request for UGA expansion and future land use designation change.

c. Proposed measures to reduce or control aesthetic impacts, if any.

None as this is a request for UGA expansion and future land use designation change.

11. Light and Glare

- a. **What type of light or glare will the proposal produce? What time of day would it mainly occur?**

None as this is a request for UGA expansion and future land use designation change.

- b. **Could light or glare from the finished project be a safety hazard or interfere with views?**

None as this is a request for UGA expansion and future land use designation change.

- c. **What existing off-site sources of light or glare may affect your proposal?**

None as this is a request for UGA expansion and future land use designation change.

- d. **Proposed measures to reduce or control light and glare impacts, if any.**

None as this is a request for UGA expansion and future land use designation change.

12. Recreation

- a. **What designated and informal recreational opportunities are in the immediate vicinity?**

Swinomish Golf Links is located roughly 0.8 miles from the project site.

- b. **Would the proposed project displace any existing recreational uses? If so, describe.**

No.

- c. **Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any.**

None as this is a request for UGA expansion and future land use designation change.

13. Historic and Cultural Preservation

- a. **Are there any buildings, structures, or sites, located on or near the site that are over 45 years old listed in or eligible for listing in national, state, or local preservation registers? If so, specifically describe.**

Yes, per the Skagit County Assessor records one home on parcel P20014 was built in 1900 and one home on parcel P20013 was built in 1940.

- b. **Are there any landmarks, features, or other evidence of Indian or historic use or occupation? This may include human burials or old cemeteries. Are there any material evidence, artifacts, or areas of cultural importance on or near the site? Please list any professional studies conducted at the site to identify such resources.**

Not to our knowledge.

- c. **Describe the methods used to assess the potential impacts to cultural and historic resources on or near the project site. Examples include consultation with tribes and the department of archeology and historic preservation, archaeological surveys, historic maps, GIS data, etc.**

The Washington State Department of Archaeology and Historic Preservation web mapping tool (Wisaard) was consulted. No work is associated with this request for UGA expansion and future land use designation change.

- d. **Proposed measures to avoid, minimize, or compensate for loss, changes to, and disturbance to resources. Please include plans for the above and any permits that may be required.**

No work is associated with this request for UGA expansion and future land use designation change.

14. Transportation

- a. **Identify public streets and highways serving the site or affected geographic area and describe proposed access to the existing street system. Show on site plans, if any.**

The site is served by State Highway 20 to the east and Miller Road to the south.

- b. **Is the site or affected geographic area currently served by public transit? If so, generally describe. If not, what is the approximate distance to the nearest transit stop?**

Yes, an existing Island Transit bus stop is located directly north of the project frontage at Sharpe's Corner along State Route 20. Additionally, the March's Point Park and Ride is roughly 1 mile to the east.

- c. **Will the proposal require any new or improvements to existing roads, streets, pedestrian, bicycle, or state transportation facilities, not including driveways? If so, generally describe (indicate whether public or private).**

No, as this is a request for UGA expansion and future land use designation change.

- d. **Will the project or proposal use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.**

No, as this is a request for UGA expansion and future land use designation change.

- e. **How many vehicular trips per day would be generated by the completed project or proposal? If known, indicate when peak volumes would occur and what percentage of the volume would be trucks (such as commercial and nonpassenger vehicles). What data or transportation models were used to make these estimates?**

None as this is a request for UGA expansion and future land use designation change.

- f. Will the proposal interfere with, affect, or be affected by the movement of agricultural and forest products on roads or streets in the area? If so, generally describe.

No, as this is a request for UGA expansion and future land use designation change.

- g. Proposed measures to reduce or control transportation impacts, if any.

None as this is a request for UGA expansion and future land use designation change.

15. Public Services

- a. Would the project result in an increased need for public services (for example: fire protection, police protection, public transit, health care, schools, other)? If so, generally describe.

No, as this is a request for UGA expansion and future land use designation change.

- b. Proposed measures to reduce or control direct impacts on public services, if any.

None as this is a request for UGA expansion and future land use designation change.

16. Utilities

- a. Utilities currently available at the site: electricity, water, refuse service, telephone, septic systems

- b. Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on the site or in the immediate vicinity which might be needed.

None as this is a request for UGA expansion and future land use designation change.

C. Signature

The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

Signature: 

Type name of signee: Ian Faulds

Position and agency/organization: Agent / Senior Project Planner at Core Design, Inc.

Date submitted: 3/4/2024

D. Supplemental sheet for nonproject actions

IT IS NOT REQUIRED to use this section for project actions.

Because these questions are very general, it may be helpful to read them in conjunction with the list of the elements of the environment.

When answering these questions, be aware of the extent the proposal, or the types of activities likely to result from the proposal, would affect the item at a greater intensity or at a faster rate than if the proposal were not implemented. Respond briefly and in general terms.

1. How would the proposal be likely to increase discharge to water; emissions to air; production, storage, or release of toxic or hazardous substances; or production of noise?

The UGA expansion and future land use designation change will not increase discharge to water, emissions to air, noise pollution, or the release of hazardous substances itself; however, any future project applications for development likely have impacts to water, air, and ambient noise levels on site consistent with urban development. These impacts will be assessed on a project specific basis.

- **Proposed measures to avoid or reduce such increases are:**

Any structures and infrastructure built as part of project applications after the UGA expansion, future land use designation change, and annexation are completed would be required to meet current stringent environmental protection requirements including all current stormwater runoff regulations per City, Washington State Department of Ecology, and Federal requirements. These features will likely include collection, retention, and treatment of any stormwater from the site before it is discharged along the natural flow path. Additionally, any air pollution would likely come from vehicle exhaust and would be required to meet State and Federal Clean Air Act requirements. Any future noise emissions would be required to meet AMC 19.69.020 requirements. The production, storage, or release of toxic or hazardous substances as part of any future site development is not anticipated; however, would be subject to any applicable City and State regulations.

2. How would the proposal be likely to affect plants, animals, fish, or marine life?

The UGA expansion and future land use designation change will not affect existing habitat itself; however, any future project applications for development would likely impact plants and animals on the site through site clearing, grading, and buildout. City of Anacortes maps show part of the site may contain wetlands, and a Biodiversity Habitat Corridor is present. All necessary mitigation measures would occur as part of those future project actions.

- **Proposed measures to protect or conserve plants, animals, fish, or marine life are:**

Any structures and infrastructure built as part of project applications after the UGA expansion, future land use designation change, and annexation are completed would be required to meet current stringent environmental protection requirements including mitigation for impacts to plant and animal life. No fish or marine life are anticipated to be impacted by any future development of these parcels. Any required reports assessing impacts and recommending mitigation or protection measures would be prepared as necessary for these future project actions.

3. How would the proposal be likely to deplete energy or natural resources?

The UGA expansion and future land use designation change will not deplete any energy or natural resources in itself; however, any future project applications for development would require natural resources and energy to construct and maintain.

- **Proposed measures to protect or conserve energy and natural resources are:**

Any structures and infrastructure built as part of project applications after the UGA expansion, future land use designation change, and annexation are completed would be required to meet current stringent energy code regulations and building code standards. Additionally, protection and/or mitigation of any critical areas on site would be required, helping to protect natural resources on site.

4. How would the proposal be likely to use or affect environmentally sensitive areas or areas designated (or eligible or under study) for governmental protection, such as parks, wilderness, wild and scenic rivers, threatened or endangered species habitat, historic or cultural sites, wetlands, floodplains, or prime farmlands?

The UGA expansion and future land use designation change will not affect environmentally sensitive areas itself; however, any future project applications for development would likely impact any areas delineated as environmentally sensitive. The project site does not have any areas designated for government protection and does not include any parks, wilderness, rivers or streams, endangered species habitat, known historic or cultural sites, floodplains, or farmland. City of Anacortes maps show part of the site may contain wetlands, and a Biodiversity Habitat Corridor is present. Any required analysis, protection, and/or mitigation measures would occur as part of future project actions.

- **Proposed measures to protect such resources or to avoid or reduce impacts are:**

Any structures and infrastructure built as part of project applications after the UGA expansion, future land use designation change, and annexation are completed would be required to meet current stringent environmental protection requirements including mitigation for impacts to environmentally sensitive areas. Any required reports assessing impacts and recommending mitigation or protection measures would be prepared as necessary for these future project actions.

5. How would the proposal be likely to affect land and shoreline use, including whether it would allow or encourage land or shoreline uses incompatible with existing plans?

The UGA expansion and future land use designation change will bring the subject parcels from a rural use (Rural Reserve zoning) in Skagit County to an urban use (R4 zone with MUB Overlay) within the UGA and City of Anacortes limits. This change in land use will allow any future development of the site to have a significantly higher residential density than before, and would allow certain non-residential uses that were not previously allowed. These uses already exist directly adjacent to the site, at Sharpe's Corner Mixed Use Business area and are compatible with existing plans for the vicinity. No shoreline uses will be impacted by the project site.

- **Proposed measures to avoid or reduce shoreline and land use impacts are:**

Any buffers or landscaping between uses required by City of Anacortes Municipal Code would be implemented by future developments on the site in order to help mitigate for visual impacts on neighbors. Parcels to the northwest of the site already have the same proposed land use designation and zoning, and topography and existing State Route 20 alignment should help limit impacts on neighboring rural land uses to the south and east. City owned park land is located to the west and topography helps limit visual impacts on that land.

6. How would the proposal be likely to increase demands on transportation or public services and utilities?

This UGA expansion and future land use designation change will allow for the potential development of the site to the standards of the R4 zone with MUB overlay, which is likely to increase the number of residents in the Sharpe's Corner area once specific project applications are submitted under the new zoning map. The increased population would increase the demands on the existing transportation system, public services, and utilities in the immediate vicinity; however, an accurate estimation is not possible at this time. Transit facilities and utilities already exist adjacent to the project site.

- **Proposed measures to reduce or respond to such demand(s) are:**

The project area was specifically chosen for the R4 zone with MUB overlay due to its close proximity the existing R4 and MUB overlay at Sharpe's Corner, just to the northwest of the site. This will concentrate future development in a location where service and infrastructure improvements are already anticipated and limit any negative impacts to the surrounding area.

7. Identify, if possible, whether the proposal may conflict with local, state, or federal laws or requirements for the protection of the environment.

This proposal meets the intent of the City of Anacortes Comprehensive Plan, City of Anacortes Municipal Code, and State of Washington Code regarding land use regulations, housing, and submission of applicable permits and documents. This UGA expansion and future land use designation change will provide for future development to meet the regulations of the City of Anacortes. All future project applications would be required to adhere to the applicable local, state, and federal regulations regarding environmental protection, including mapping of any critical areas on site and mitigating for any potential impacts.

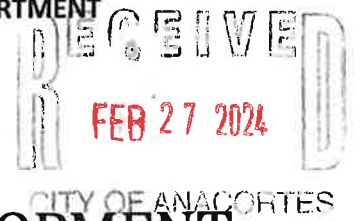


PLANNING, COMMUNITY, & ECONOMIC DEVELOPMENT DEPARTMENT

Mailing Address: P.O. Box 547, Anacortes, WA 98221

Office Location: 904 6th Street, Anacortes WA 98821

Phone: (360) 299-1984



COMPREHENSIVE PLAN / DEVELOPMENT REGULATION AMENDMENT PETITION

APPLICANT CHECKLIST	Petition Application Submittal Checklist See AMC Ch. 19.16 Legislative Actions for complete requirements.	OFFICE USE ONLY
☒	Application form (attached)	
☒	Petition narrative (attached)	
☐	SEPA Checklist, including Part D for Non-Project Actions	
☒	Map identifying the property included in the proposed amendment (if applicable) showing parcels and streets located within and adjacent to the site	
For Submittals: Digital copy of the application and all submitted materials (flash drive or to pced@cityofanacortes.org .)		Application Fee See the Land Use Application Fee Schedule (There is no fee for policy/text amendment petitions)

Completed petitions must be received by the last business day of March. Early contact with the Planning, Community, & Economic Development Department is encouraged prior to submittal of your petition. Please review AMC 19.16 for more information about the amendment review process.

Contact Libby Grage, Planning Manager, at 360-299-1986 or libbyb@cityofanacortes.org with questions about this application form or process.

APPLICATION INFORMATION

TYPE OF AMENDMENT REQUESTED		
☐ Comprehensive Plan Policies	☒ Comprehensive Plan Land Use Map	☐ Development Regulations
AMENDMENT REQUEST INFO		
AMENDMENT NAME/TITLE: FPRD Public Zoning		
APPLICANT INFORMATION		
NAME: Fidalgo Park & Recreation District		MAILING ADDRESS: 1603 22nd St, Anacortes WA 98221
PHONE: 3602930673 x107		EMAIL ADDRESS: rpeterson@fidalgopool.com
NAME OF DESIGNATED CONTACT IF APPLICANT IS A GROUP: Rob Peterson		
MAP AMENDMENT REQUESTS ONLY (only complete this portion if you are requesting a Comprehensive Plan Land Use Map amendment)		
SITE ADDRESS (if applicable): 1603 22nd St		
PARCEL NUMBER(S) (if applicable): P31794, P31795, P31796, P31798, P31799, P31802, P31803, P31805, P21804	SECTION, TOWNSHIP, & RANGE SECTION 24, TOWNSHIP 35 NORTH, RANGE 1 EAST	
LEGAL DESCRIPTION:	PRESENT LAND USE DESIGNATION: R3	
PROPERTY OWNER INFORMATION: ☐ Multiple owners attached		
PROPERTY OWNER NAME: Fidalgo Park and Recreation District		MAILING ADDRESS: 1603 22nd St, Anacortes WA 98221
EMAIL ADDRESS: rpeterson@fidalgopool.com		PHONE #: 3602930673 x107
OWNER'S AUTHORIZED AGENT/CONTACT:		
PROPERTY OWNER NAME:		MAILING ADDRESS:
EMAIL ADDRESS:		PHONE #:

Property Owner(s)

I am the owner of the property described above or am authorized by the owner to sign and submit this application. I grant permission for the City staff and agents to enter onto the subject property at any reasonable time to consider the merits of the application and post public notice. I certify under penalty of perjury of the laws of the State of Washington that the information on this application and all information submitted herewith is true, complete and correct.

I also acknowledge that by signing this application I am the responsible party to receive all correspondence from the City regarding this project.

Signature by Owner/Agent:

Date:



3/25/2024

Printed Name:

Rob Peterson

PETITION NARRATIVE

For all types of amendment requests:

Please fill in each space with the requested information, or note "see attached" and attach more pages to this form.

A. Detailed statement of what is proposed to be changed and why.

Proposal to change the area to public use. Portions of the land have historically been used as public use since 1973. The other portions have been acquired to provide for future replacement of the current facilities. This land will continue to be used for public use.

B. Statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.

No issues impacted as much of the land is already public use and has limited R3 use.

C. Demonstration of why the proposal is needed.

This will better align the zoning with the current use as well as future use.

D. Statement of how the amendment is consistent with the comprehensive plan's vision and goals.

This proposal will protect public lands for future generations. It will create resource protections and a community gathering space. It will provide for a healthy community, park financing, and sustainable design.

Goal PR-1. Park & Recreational Facilities. Provide a range of high quality and easily accessible park and recreational areas, facilities and opportunities that will serve a wide range of age groups, recreational interests and ability levels.

Goal PR-3. Efficient Parks Program Management. Provide parks, open space, recreation facilities, and a comprehensive recreation services program to the citizens of Anacortes in a well-run, economical and cost-effective manner.

Policy ED-3.5. Encourage activities and facilities that attract visitors throughout the year.

Policy ED-6.1. Encourage opportunities to train the workforce to develop skills for new technologies and family-wage jobs.

Policy EC-1.5. Identify and inventory areas of aesthetic, educational, historical, cultural and/or biological significance, encourage their preservation, and regulate development which could cause significant deterioration of these qualities.

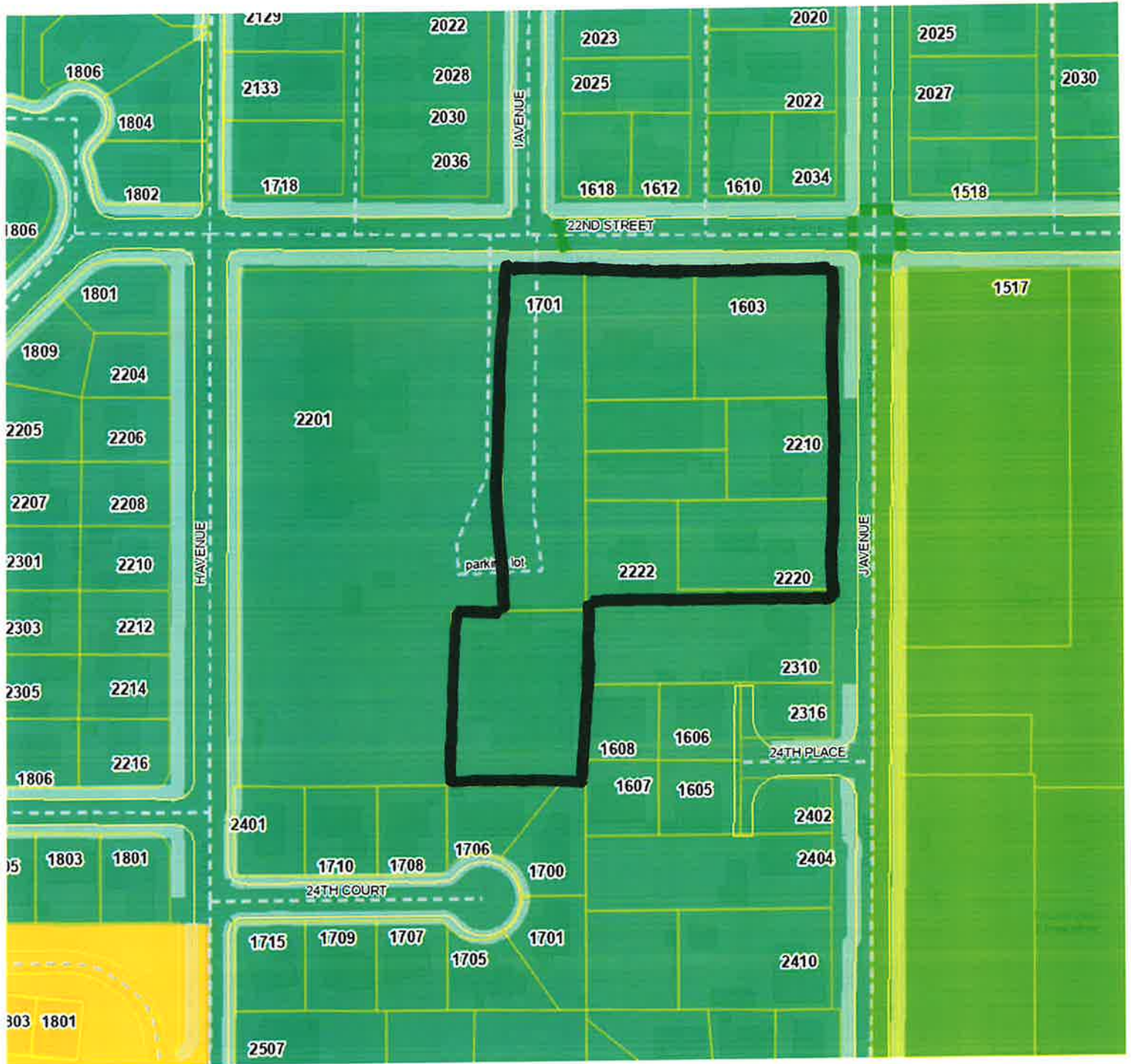
E. For map amendments only: Description of how the map amendment complies with:

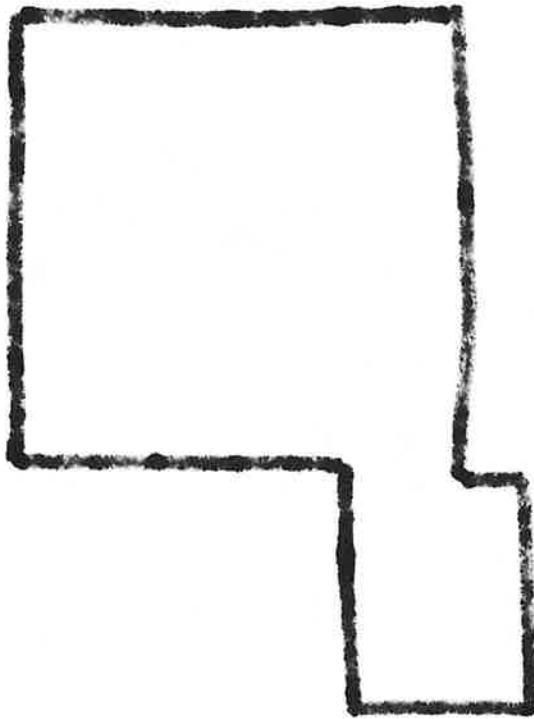
1. The land use designation criteria in the comprehensive plan; and
2. Approval criteria for map amendments and rezones.

1. Public Use principal uses & density: Public parks and recreation facilities, open space, single family residences under certain circumstances, schools, and other public facilities.

This will land will contain recreation facilities and the senior center.

2.







PLANNING, COMMUNITY, & ECONOMIC DEVELOPMENT

Mailing Address: P.O. Box 547, Anacortes, WA 98221

Office Location: 904 6th Street, Anacortes WA 98221

Phone: (360) 299-1984

Petition #3
"Port of Anacortes - Rockwell"



PCED Received

Date: March 29, 2024

Document received by the Planning, Community
& Economic Development Department

COMPREHENSIVE PLAN / DEVELOPMENT REGULATION AMENDMENT PETITION

APPLICANT CHECKLIST		OFFICE USE ONLY
	Petition Application Submittal Checklist See AMC Ch. 19.16 Legislative Actions for complete requirements.	
☒	Application form (attached)	
☒	Petition narrative (attached)	
☐	SEPA Checklist, including Part D for Non-Project Actions	
☒	Map identifying the property included in the proposed amendment (if applicable) showing parcels and streets located within and adjacent to the site	
For Submittals: Digital copy of the application and all submitted materials (flash drive or to pced@cityofanacortes.org .)		Application Fee See the Land Use Application Fee Schedule (There is no fee for policy/text amendment petitions)

Completed petitions must be received by the last business day of March. Early contact with the Planning, Community, & Economic Development Department is encouraged prior to submittal of your petition. Please review AMC 19.16 for more information about the amendment review process.

Contact Libby Grage, Planning Manager, at 360-299-1986 or libbyb@cityofanacortes.org with questions about this application form or process.

APPLICATION INFORMATION

TYPE OF AMENDMENT REQUESTED		
☐ Comprehensive Plan Policies	☒ Comprehensive Plan Land Use Map	☐ Development Regulations
AMENDMENT REQUEST INFO		
AMENDMENT NAME/TITLE:		
Rockwell Light Manufacturing Zoning Reconsiderations		
APPLICANT INFORMATION		
NAME:	MAILING ADDRESS:	
Port of Anacortes	100 Commercial Ave, Anacortes, WA 98221	
PHONE:	EMAIL ADDRESS:	
360-293-3134	kevin.anderson@portofanacortes.com	
NAME OF DESIGNATED CONTACT IF APPLICANT IS A GROUP:		
Kevin Anderson		
MAP AMENDMENT REQUESTS ONLY		
(only complete this portion if you are requesting a Comprehensive Plan Land Use Map amendment)		
SITE ADDRESS (if applicable):		
4015 Airport Road, Anacortes, WA 98221		
PARCEL NUMBER(S) (if applicable):	SECTION, TOWNSHIP, & RANGE	
P32363, P32361, P32362, P32372	27 35 01	
LEGAL DESCRIPTION:	PRESENT LAND USE DESIGNATION:	
See attached table with legal descriptions	Split between LM and AZ	
PROPERTY OWNER INFORMATION: ☐ Multiple owners attached		
PROPERTY OWNER NAME:	MAILING ADDRESS:	
Port of Anacortes	100 Commercial Ave	
EMAIL ADDRESS:	PHONE #:	
kevin.anderson@portofanacortes	360-293-3134	
OWNER'S AUTHORIZED AGENT/CONTACT:		
PROPERTY OWNER NAME:	MAILING ADDRESS:	
EMAIL ADDRESS:	PHONE #:	

Property Owner(s)

I am the owner of the property described above or am authorized by the owner to sign and submit this application. I grant permission for the City staff and agents to enter onto the subject property at any reasonable time to consider the merits of the application and post public notice. I certify under penalty of perjury of the laws of the State of Washington that the information on this application and all information submitted herewith is true, complete and correct.

I also acknowledge that by signing this application I am the responsible party to receive all correspondence from the City regarding this project.

Signature by Owner/Agent:

Date:

Printed Name:

PETITION NARRATIVE

For all types of amendment requests:

Please fill in each space with the requested information, or note "see attached" and attach more pages to this form.

A. Detailed statement of what is proposed to be changed and why.

The Port of Anacortes proposes re-designation of the future land use mapping of a portion of a parcel adjacent to the LM zoned parcels known as "Rockwell". Presently, there are three parcels zoned LM in feasibility and design for development at Rockwell (P32363, P32361, P32362). These parcels have wetlands; avoiding impacts to wetlands on these parcels is important.

As a component of future development, we anticipate a Boundary Line Adjustment for these lots to form one or more larger lots. To better avoid wetland impacts, we anticipate including a portion of parcel P32372 directly north of the future BLA. This portion of P32372 would be generally north of the Rockwell lots and south of the Airport Road ROW. See the included map for the area under consideration. If the BLA were to occur, this would not be acceptable as forming a lot with more than a single zoning designation is not permissible. We request that this portion of the P32372 have a re-designation to LM like the adjacent Rockwell Parcel from the current AZ designation.

B. Statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.

No immediate anticipated changes from the current and future zoning. However, in the future having the consistent zoning across these lots will help siting development to avoid wetland impacts. The portion of P32372 we are requesting FLUM changes to is a narrow strip between a ROW and the Rockwell parcels. We do not anticipate any aeronautical uses for this narrow strip.

C. Demonstration of why the proposal is needed.

The wedge of land between Airport Road and the Rockwell Parcels is a relatively narrow (60-75 ft in width) area zoned AZ. Its shape and configuration preclude aeronautical uses. It will be included in the Rockwell development as it is needed for site access. The Port will likely include this parcel in the BLA to form a single large lot. The underlying zoning is AZ as compared to the LM zoning of the Rockwell parcels. It is not permissible to form a lot with more than one zoning designation with a BLA. We request this narrow strip be changed to LM for future land use designations. This will facilitate siting of future developments to avoid wetland impacts.

The proposed amendment aligns with the Comp Plan's vision to encourage diverse economic opportunities and acquire and retain highly skilled trades/crafts. This proposed change also aligns with the vision of environmental sustainability. It is further congruent with the Comp Plan's goals of having a consistent development pattern (LU-1) and maintaining Anacorte's environmental stewardship (LU-4).

E. For map amendments only: Description of how the map amendment complies with:

1. The land use designation criteria in the comprehensive plan; and
2. Approval criteria for map amendments and rezones.

This designation provides for as consistent zoning pattern across several parcels that will merged in BLA to facilitate avoidance of wetland impacts.

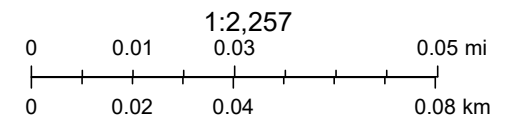
ArcGIS Web Map



3/29/2024, 11:05:56 AM

County Parcels City Zoning

		LM
		R2
	AZ	



Sources: Esri, HERE, Garmin, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), (c) OpenStreetMap contributors, and the GIS User Community



PLANNING, COMMUNITY, & ECONOMIC DEVELOPMENT

Mailing Address: P.O. Box 547, Anacortes, WA 98221

Office Location: 904 6th Street, Anacortes WA 98221

Phone: (360) 299-1984

Petition #4
"Port of Anacortes - Cap Sante Marina"



PCED Received

Date: March 29, 2024

Document received by the Planning, Community
& Economic Development Department

COMPREHENSIVE PLAN / DEVELOPMENT REGULATION AMENDMENT PETITION

APPLICANT CHECKLIST		OFFICE USE ONLY
	Petition Application Submittal Checklist See AMC Ch. 19.16 Legislative Actions for complete requirements.	
☒	Application form (attached)	
☒	Petition narrative (attached)	
☐	SEPA Checklist, including Part D for Non-Project Actions	
☒	Map identifying the property included in the proposed amendment (if applicable) showing parcels and streets located within and adjacent to the site	
For Submittals: Digital copy of the application and all submitted materials (flash drive or to pced@cityofanacortes.org .)		Application Fee See the Land Use Application Fee Schedule (There is no fee for policy/text amendment petitions)

Completed petitions must be received by the last business day of March. Early contact with the Planning, Community, & Economic Development Department is encouraged prior to submittal of your petition. Please review AMC 19.16 for more information about the amendment review process.

Contact Libby Grage, Planning Manager, at 360-299-1986 or libbyb@cityofanacortes.org with questions about this application form or process.

APPLICATION INFORMATION

TYPE OF AMENDMENT REQUESTED		
☐ Comprehensive Plan Policies	☒ Comprehensive Plan Land Use Map	☐ Development Regulations
AMENDMENT REQUEST INFO		
AMENDMENT NAME/TITLE:		
Cap Sante Marina Zoning Harmonization Scheme		
APPLICANT INFORMATION		
NAME:	MAILING ADDRESS:	
Port of Anacortes	100 Commercial Ave, Anacortes, WA 98221	
PHONE:	EMAIL ADDRESS:	
360-293-3134	kevin.anderson@portofanacortes.com	
NAME OF DESIGNATED CONTACT IF APPLICANT IS A GROUP:		
Kevin Anderson		
MAP AMENDMENT REQUESTS ONLY		
(only complete this portion if you are requesting a Comprehensive Plan Land Use Map amendment)		
SITE ADDRESS (if applicable):		
Multiple please see attached table of parcel numbers and legals descriptions.		
PARCEL NUMBER(S) (if applicable):	SECTION, TOWNSHIP, & RANGE	
LEGAL DESCRIPTION:	PRESENT LAND USE DESIGNATION:	
PROPERTY OWNER INFORMATION: ☐ Multiple owners attached		
PROPERTY OWNER NAME:	MAILING ADDRESS:	
Port of Anacortes	100 Commercial Ave	
EMAIL ADDRESS:	PHONE #:	
kevin.anderson@portofanacortes	360-293-3134	
OWNER'S AUTHORIZED AGENT/CONTACT:		
PROPERTY OWNER NAME:	MAILING ADDRESS:	
EMAIL ADDRESS:	PHONE #:	

Property Owner(s)

I am the owner of the property described above or am authorized by the owner to sign and submit this application. I grant permission for the City staff and agents to enter onto the subject property at any reasonable time to consider the merits of the application and post public notice. I certify under penalty of perjury of the laws of the State of Washington that the information on this application and all information submitted herewith is true, complete and correct.

I also acknowledge that by signing this application I am the responsible party to receive all correspondence from the City regarding this project.

Signature by Owner/Agent:

Date:

Printed Name:

PETITION NARRATIVE

For all types of amendment requests:

Please fill in each space with the requested information, or note “see attached” and attach more pages to this form.

A. Detailed statement of what is proposed to be changed and why.

The Port of Anacortes proposes redesignation of the future land use mapping of parcels associated with Cap Sante Marina. The marina is currently a mix of Commercial, Commercial Marine, and Marine Mixed Use future land use designations. The existing and anticipated future uses most closely align with Commercial Marine. We request the parcels listed in the included table have their future land use designations changed to Commercial Marine. Please also see the attached letter dated November 29th, 2024 further articulating our rationale.

B. Statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.

No immediate anticipated changes from the current and future zoning. However, in the future having the zoning across the marina the same will be beneficial for both planning and implementation. Portions of the marina uplands are zoned commercial which does not allow for piers, docks, and wharves; this conflict with the existing use is self-evident. Having the Commercial Marine designation will ease permitting of amenities associated with the water dependent uses of the marina while allowing for a wide range permitted mixed uses.

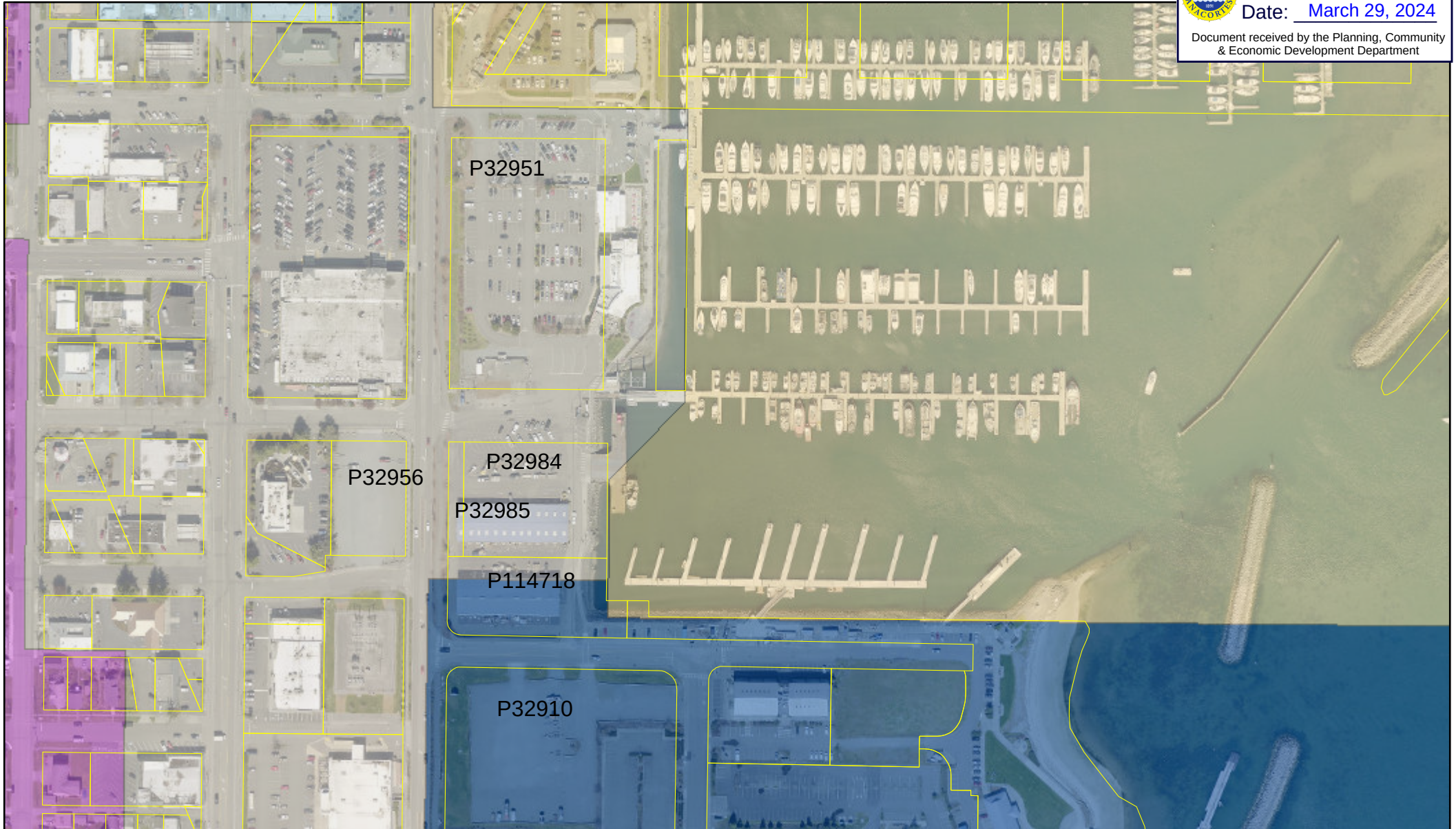
C. Demonstration of why the proposal is needed.

Currently, the main commercial pier in the marina, T-Dock, is split between Commercial and Commercial Marine zoning. Commercial zoning designation does not allow for docks and piers. Additionally, one of the Port's web lockers (underlying parcel P114718) is split between Marine Mixed Use and Commercial zoning. The web lockers are used to support marine-oriented uses and commercial and industrial enterprises where orientation to navigable waterways is of primary importance. Having a consistent zoning to support these important components of the unique maritime economy in Anacortes is important.

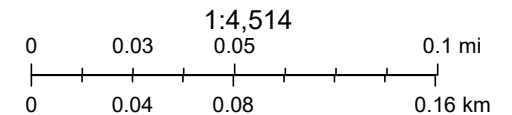
The proposed amendment aligns with the Comp Plan's vision to encourage diverse economic opportunities, leverage our marine traditions, and acquire and retain highly skilled trades/crafts. It is further congruent with the Comp Plan's goals of having a consistent development pattern (LU-1) and maintaining the waterfront as a unique economic amenity for the City (LU-8).

Marine-oriented commercial, recreational, and industrial uses. Tourism uses building on marine access and views are encouraged. Retail uses are limited to small scale establishments in support of primary uses. Large and multi-story buildings are allowed provided they are designed and oriented to provide public marine views.

ArcGIS Web Map



3/29/2024, 11:03:58 AM



Sources: Esri, HERE, Garmin, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), (c) OpenStreetMap contributors, and the GIS User Community



PLANNING, COMMUNITY, & ECONOMIC DEVELOPMENT DEPARTMENT

Mailing Address: P.O. Box 547, Anacortes, WA 98221

Office Location: 904 6th Street, Anacortes WA 98221

Phone: (360) 299-1984

Petition #5
"Port of Anacortes - Marine Terminal"



PCED Received

Date: March 29, 2024

Document received by the Planning, Community
& Economic Development Department

COMPREHENSIVE PLAN / DEVELOPMENT REGULATION AMENDMENT PETITION

APPLICANT CHECKLIST		OFFICE USE ONLY
	Petition Application Submittal Checklist See AMC Ch. 19.16 Legislative Actions for complete requirements.	
☒	Application form (attached)	
☒	Petition narrative (attached)	
☐	SEPA Checklist, including Part D for Non-Project Actions	
☒	Map identifying the property included in the proposed amendment (if applicable) showing parcels and streets located within and adjacent to the site	
For Submittals: Digital copy of the application and all submitted materials (flash drive or to pced@cityofanacortes.org .)		Application Fee See the Land Use Application Fee Schedule (There is no fee for policy/text amendment petitions)

Completed petitions must be received by the last business day of March. Early contact with the Planning, Community, & Economic Development Department is encouraged prior to submittal of your petition. Please review AMC 19.16 for more information about the amendment review process.

Contact Libby Grage, Planning Manager, at 360-299-1986 or libbyb@cityofanacortes.org with questions about this application form or process.

APPLICATION INFORMATION

TYPE OF AMENDMENT REQUESTED		
☐ Comprehensive Plan Policies	☒ Comprehensive Plan Land Use Map	☐ Development Regulations
AMENDMENT REQUEST INFO		
AMENDMENT NAME/TITLE: Marine Terminal Zoning Harmonization Scheme		
APPLICANT INFORMATION		
NAME: Port of Anacortes		MAILING ADDRESS: 100 Commercial Ave, Anacortes, WA 98221
PHONE: 360-293-3134		EMAIL ADDRESS: kevin.anderson@portofanacortes.com
NAME OF DESIGNATED CONTACT IF APPLICANT IS A GROUP: Kevin Anderson		
MAP AMENDMENT REQUESTS ONLY (only complete this portion if you are requesting a Comprehensive Plan Land Use Map amendment)		
SITE ADDRESS (if applicable): 100 O Avenue, Anacortes, WA 98221		
PARCEL NUMBER(S) (if applicable): P55355	SECTION, TOWNSHIP, & RANGE 13 35 01	
LEGAL DESCRIPTION: LOTS 7 TO 10, BLOCK 66, MAP OF THE CITY OF ANACORTES, ACCORDING TO THE PLAT THEREOF RECORDED	PRESENT LAND USE DESIGNATION: Split between LM and MS	
PROPERTY OWNER INFORMATION: ☐ Multiple owners attached		
PROPERTY OWNER NAME: Port of Anacortes		MAILING ADDRESS: 100 Commercial Ave
EMAIL ADDRESS: kevin.anderson@portofanacortes		PHONE #: 360-293-3134
OWNER'S AUTHORIZED AGENT/CONTACT:		
PROPERTY OWNER NAME:		MAILING ADDRESS:
EMAIL ADDRESS:		PHONE #:

Property Owner(s)

I am the owner of the property described above or am authorized by the owner to sign and submit this application. I grant permission for the City staff and agents to enter onto the subject property at any reasonable time to consider the merits of the application and post public notice. I certify under penalty of perjury of the laws of the State of Washington that the information on this application and all information submitted herewith is true, complete and correct.

I also acknowledge that by signing this application I am the responsible party to receive all correspondence from the City regarding this project.

Signature by Owner/Agent:

Date:

Printed Name:

PETITION NARRATIVE

For all types of amendment requests:

Please fill in each space with the requested information, or note "see attached" and attach more pages to this form.

A. Detailed statement of what is proposed to be changed and why.

The Port of Anacortes proposes redesignation of the future land use mapping of a parcel at the Marine Terminal (MT). The MT is primarily zoned MS; this designation is ideal for the unique mix of uses and infrastructure along the Guemes Channel. However, portions of parcel P55355 are within the LM zoning designation. The existing and anticipated future uses most closely align with MS. We request the parcel listed have its future land use designations changed to MS. This

B. Statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.

No immediate anticipated changes from the current and future zoning. However, in the future having the zoning across the MT the same will be beneficial for both planning and implementation. Having clarity of the permitted use and a single zoning designation for a parcel will allow the site to be utilized to its fullest potential.

C. Demonstration of why the proposal is needed.

Currently, parcel P55355 is split between two zoning designations. The parcel is part of a larger site referred to as "Quiet Cove"; the site is composed of several parcels (P55354, P55355, P55358, and P355359). The site is used as a single lot for practical purposes. Having a consistent designation across the site will ease future development strategies for Quiet Cove and eliminate confusion when it comes to permitting.

The proposed amendment aligns with the Comp Plan's vision to encourage diverse economic opportunities, leverage our marine traditions, and acquire and retain highly skilled trades/crafts. It is further congruent with the Comp Plan's goals of having a consistent development pattern (LU-1) and maintaining the waterfront as a unique economic amenity for the City (LU-8).

E. For map amendments only: Description of how the map amendment complies with:

1. The land use designation criteria in the comprehensive plan; and
2. Approval criteria for map amendments and rezones.

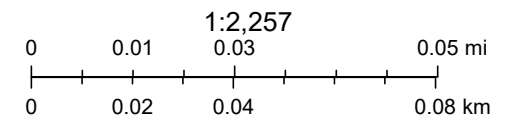
This designation provides for manufacturing and shipping uses that can utilize the deep waters of the Guemes Channel. Marine oriented manufacturing and shipping uses plus complementary support uses.

ArcGIS Web Map



3/29/2024, 11:05:03 AM

County Parcels City Zoning LM
CBD MS



Sources: Esri, HERE, Garmin, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), (c) OpenStreetMap contributors, and the GIS User Community

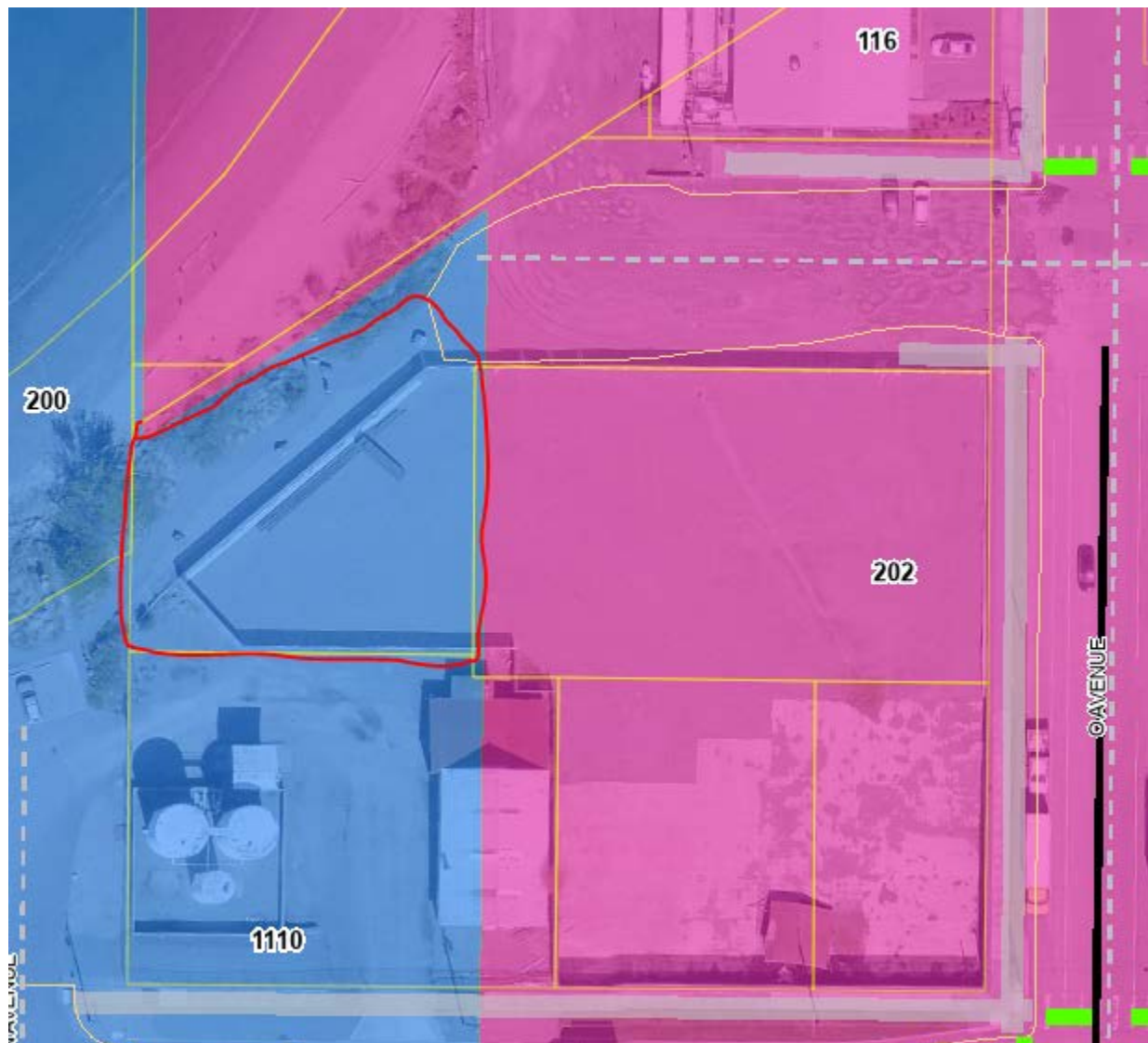


Site Address	Parcel Number	Legal Description	Section, Township, Range	Current Zoning
Cap Sante Marina Upland Parcels				
1401 Q Avenue	P114718	PORT TRACT AS SHOWN ON SHORT PLAT ANA-98-003 AF#9902170072 LOCATED IN NW1/4, SECTION 19, TOWNSHIP 35 NORTH, RANGE 2 EAST, W.M.	NW 19 35 02	Split between C and MMU
1606 R Avenue	P32910	LOT 1 OF SHORT PLAT #ANA-98-003 AF#9902170072 LOCATED IN NW1/4, SECTION 19, TOWNSHIP 35 NORTH, RANGE 2 EAST, W.M.	19 36 02	MMU
1217 Q Avenue	P32951	ANACORTES TIDE LANDS TR 8 PL 10, SECTION 19, TOWNSHIP 35 NORTH, RANGE 2 EAST, W.M., TGW S 1/2 OF VACATED 11TH THE W 1/2 VACATED R AVE N 1/2 VACATED 13TH AND VACATED ALLEY CITY OF ANACORTES ORD #1201	19 35 02	C
909 13 th Street	P32956	ANACORTES TIDE LANDS TR 13 PL 10, SECTION 19, TOWNSHIP 35 NORTH, RANGE 2 EAST, W.M., EXC TH PTN OF TR 13 PLATE 10 DAF BAT NW COR OF SD TR 13 SD PT BEING TH INT OF TH SLY MGN OF 13TH ST & TH ELY MGN OF COMMERCIAL AVE TH N 89-57-30 E ALG SD S M	19 35 02	C
1319 Q Ave	P32985	ANACORTES TIDE LANDS W 30FT TR 31 PL 10, SECTION 19, TOWNSHIP 35 NORTH, RANGE 2 EAST, W.M.	19 35 02	C
1319 Q Ave	P32984	ANACORTES TIDE LANDS W 30FT TR 31 PL 10, SECTION 19, TOWNSHIP 35 NORTH, RANGE 2 EAST, W.M.	19 35 02	C
Marine Terminal Parcel				
100 O Ave	55355	LOTS 7 TO 10, BLOCK 66, MAP OF THE CITY OF ANACORTES, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGES 4 THROUGH 7, RECORDS OF SKAGIT COUNTY, WASHINGTON. TOGETHER WITH VACATED R/R. ALSO TOGETHER WITH THAT PORTION OF PLATTED 2ND	13 35 01	Split between LM and MS

Amendment Petition Parcel Table—Port of Anacortes

		STREET LYING WESTERLY OF THE WEST LINE OF 'O' AVENUE AND BETWEEN BLOCKS 66 AND 67 AS DEDICATED ON THE PLAT OF MAP OF CITY OF ANACORTES, ACCORDING TO THE MAP THEREOF, RECORDED IN VOLUME 2 OF PLATS, PAGES 4 TO 7, RECORDS OF SKAGIT COUNTY, WASHINGTON.		
Airport Parcels				
4015 Airport Road	P32363	TAX 13 1/2: THE WEST 203.5 FEET OF THE EAST 407 FEET OF THE NORTH 535 FEET OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 35 NORTH, RANGE 1 EAST, W.M.	NE 27 35 01	LM
4015 Airport Road	P32361	TAX 13: THE WEST 41.5 FEET OF THE EAST 203.5 FEET OF THE NORTH 535 FEET OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 35 NORTH, RANGE 1 EAST, W.M.	NE 27 35 01	LM
4015 Airport Road	P32362	THE EAST 162 FEET OF THE NORTH 535 FEET OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 27, TOWNSHIP 35 NORTH, RANGE 1 EAST, W.M.	NE 27 35 01	LM
4000 Airport Rd	P32372	PORTION OF THE NORTH 1/2 OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 27 TOWNSHIP 35 NORTH RANGE 1 EAST WM TOGETHER WITH A PORTION OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 22 TOWNSHIP 35 NORTH RANGE 1 EAST WM BEING MORE PARTICULARLY DESCR	NE 27 35 01	AZ





During the recent pre-application conference for the T-Dock Reconfiguration project, it was brought to the Port's attention that there is some incongruous zoning in the uplands around Cap Sante Marina. The issue directly impacts the permitting of T-Dock. T-Dock is split between the Commercial (C) and Commercial Marine (CM) zoning areas (Figure 1). In the C zone, piers and wharves are not allowed. This seems to be an artifact of old mapping.

At present, it appears there is no straightforward pathway to add “non-conforming, existing” uses in the Shoreline Master Program. One potential solution mentioned to move forward with T-Dock permitting is to allow piers and wharves in the C zoning designation. The only portion of C zoning with shoreline in the City is at Cap Sante Marina; it appears the inclusion of piers and wharfs in the C designation would have a limited larger impact to the City's overall planning. The Port supports this effort as an intermediate step to expedite the permitting of T-Dock.

A long-term remedy to this problem is to change the underlying zoning to something more consistent with the adjoining and existing uses. The Port strongly supports changing the underlying zoning to reflect the current uses. Currently much of the marina is zoned CM with small sections of Marine Mixed Use (MMU) and C zoning designations. All three of these designations are “mixed-use” zoning and allow for a wide range of activities and developments. However, to ensure consistency moving forward, we propose modest changes to the zoning.

During the recent pre-application conference for the T-Dock Reconfiguration project, it was brought to the Port's attention that there is some incongruous zoning in the uplands around Cap Sante Marina. The issue directly impacts the permitting of T-Dock. T-Dock is split between the Commercial (C) and Commercial Marine (CM) zoning areas (Figure 1). In the C zone, piers and wharves are not allowed. This seems to be an artifact of old mapping.

At present, it appears there is no straightforward pathway to add “non-conforming, existing” uses in the Shoreline Master Program. One potential solution mentioned to move forward with T-Dock permitting is to allow piers and wharves in the C zoning designation. The only portion of C zoning with shoreline in the City is at Cap Sante Marina; it appears the inclusion of piers and wharfs in the C designation would have a limited larger impact to the City's overall planning. The Port supports this effort as an intermediate step to expedite the permitting of T-Dock.

A long-term remedy to this problem is to change the underlying zoning to something more consistent with the adjoining and existing uses. The Port strongly supports changing the underlying zoning to reflect the current uses. Currently much of the marina is zoned CM with small sections of Marine Mixed Use (MMU) and C zoning designations. All three of these designations are “mixed-use” zoning and allow for a wide range of activities and developments. However, to ensure consistency moving forward, we propose modest changes to the zoning.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT



PCED R

Date: June 26, 2024

Document received by the Planning, Community
& Economic Development Department

**Petition #6
"MJB"**

Application Submittal Checklist

Comprehensive Plan / Development Regulation Amendment

AMC 19.16, Legislative Actions

DOCUMENTS

- ☒ This checklist completed and signed
- ☒ Application and Narrative form
- ☒ State Environmental Policy Act (SEPA) Checklist (including Part D for Non-Project Actions)
- ☐ A map identifying the property included in the proposed amendment (for future land use map changes)
- ☐ If applicable, supplemental studies and reports

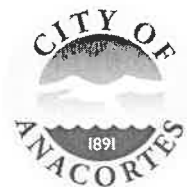
* **Fees for Comprehensive Plan amendment requests:** An initial application fee (\$960) is due after petition submittal and initial staff review. An additional fee (\$1,870) will be due if/when the amendment is docketed for consideration (within 14 days).

DOCUMENT REQUIREMENTS

- ☐ **Application and Narrative.** If you need to attach supplemental documents to your narrative, first save the document as a pdf and then combine the supplemental document(s) to the Project Narrative form before uploading to the permit portal. The Project Narrative application submittal should be a single pdf file.
- ☐ **Supplemental studies and reports.** Additional information may be required to evaluate the impact of your proposal. (Staff will contact you after submittal to identify additional required supporting information, if any is needed.)

X

Applicant's eSignature (electronic / digital) verifying all application submittal checklist items are complete.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT

Petition for Amendment to the Comprehensive Plan /
Development Regulations

Amendment Application and Narrative

Applicant Information (Name, mailing address, phone number, email address)
Jimmy Blais, MJB Properties, 5050 1 st Avenue South, Suite 102, Seattle, WA 98134, 206-255-5153, jblais@gmccinc.com
Property Information – <i>For map amendments</i> (Address, parcel number(s), property owner(s))
Click or tap here to enter text.

Amendment Request Narrative

Per AMC 19.16.040(D), petition for amendment of the Comprehensive Plan or development regulations must include the following:

- 1. A detailed statement of what is proposed to be changed and why.**
See attached.
- 2. A statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.**
See attached.
- 3. A demonstration of why the proposal is needed.**
See attached.
- 4. A statement of how the amendment is consistent with the Comprehensive Plan's vision and goals.**

See Attached.

5. **A description of how the map amendment complies with the land use designation criteria in the comprehensive plan, if applicable.**

N/A

Attach additional pages if needed.

Table 19.41.050

Add a multi family “workforce” housing category to the principle use table and allow the use as a conditional use in the industrial zone.

Add daycare facilities as conditional uses under the industrial zone. Could condition to only allow when clustered with a larger community center.

Add heavy service as a permitted use under the industrial zone. As an alternative, condition to only apply to commercial vehicle repair and heavy service.

Add Recreation Indoor as a permitted use under the industrial zone.

Add Self-Service Storage as a permitted use in the industrial zone. Condition to only allow 19.45.050.1 and 19.45.050.2.

Change Community Centers from conditional uses to permitted uses under the industrial zone.

Narrative: The above changes are proposed to the industrial code permitted use table. The daycare facility addition, community center change and indoor recreation addition are all in anticipation of building a youth center on MJB’s property. Changing a community center to a permitted use would fast track the permitting process for this center once funds are raised. Allowing conditional uses for the other two would allow additional standalone buildings associated with a community center in the future. Adding heavy service would promote more industrial use in the City’s heaviest zone. It doesn’t make sense that these uses are allowed in the light manufacturing but not industrial zone. Adding indoor self-storage to the zone would promote development of inside warehousing while limiting sprawl of traditional mini storage. Adding workforce housing as a conditional use would promote housing for traditional industrial workers in select areas. Since its conditioned, this could be studied by the community in order to make sure that the location of any workforce housing would be compatible with the surrounding land uses.

The above uses would promote development in the industrial zone consistent with already permitted land uses. These changes would promote job creation and would have limited impacts on energy, transportation or the environment above those that are already permitted in the zone.

Figure 19.42.070.4

Current language:

4. Provide space for a public park equal to at least 5 percent of the gross floor area of the applicable building, but not less than 10,000 square feet in area, on a site agreed upon by, and dedicated to, the city. The space should be configured and located so it is able to incorporate common municipal park features such as playgrounds, fitness areas, picnic areas, pavilions, etc.

Proposed language:

4. Provide space for a public park equal to at least 5 percent of the gross floor area of the applicable building, but not less than ~~10,000~~ 5,000 square feet in area, on a site agreed upon by, ~~and dedicated to,~~ the city. The space should be configured and located so it is able to incorporate common municipal park features such as playgrounds, fitness areas, picnic areas, pavilions, etc.

Narrative: This change is requested in order to promote cost-effective development and to better align figures in the code. 5% of the gross floor area is a reasonable figure; the 10,000 square foot minimum is not and doesn't seem to align with the 5%. In order to reach the 10,000 square foot minimum threshold using the 5% minimum standard, you'd have to build a 200,000 square foot building. That would be a massive building by any standard. 100,000 – 130,000 square feet is much more in line with traditional 80–130-unit multifamily buildings. These buildings can be built on approximately 20,000 square feet of property if the parking is contained within the building footprint. Adding an additional 10,000 for open space in order to gain a floor is not cost effective due to land costs. Anacortes should have code provisions that are obtainable and to scale. Not all open space should be required to be dedicated to the City. These areas could just as easily be preserved by deed restrictions. This would also reduce the City's maintenance burden.

If this code change was approved, it could reduce the overall open space provided by a development. Though the existing provision is likely so onerous that no developer would likely elect to use the provision in the first place.

19.42.120.C.5.c.

Current language:

5. *MMU Zone East of Q Avenue*. Base maximum height is 45 feet. The maximum height with bonus is 65 feet (see AMC 19.42.070(B) for applicable bonus provisions). Buildings are also subject to special height, width, and orientation standards:

- a. All buildings are subject to building massing and articulation standards in AMC 19.63.040.
- b. Buildings up to four stories tall or no more than 50 feet tall are limited to 200 feet in width in the north-south direction.
- c. Buildings taller than four stories or more than 50 feet tall are limited to 150 feet in width in the north-south direction.

Proposed language:

5. *MMU Zone East of Q Avenue*. Base maximum height is 45 feet. The maximum height with bonus is 65 feet (see AMC 19.42.070(B) for applicable bonus provisions). Buildings are also subject to special height, width, and orientation standards:

- a. All buildings are subject to building massing and articulation standards in AMC 19.63.040.
- b. Buildings up to four stories tall or no more than 50 feet tall are limited to 200 feet in width in the north-south direction.
- ~~c. Buildings taller than four stories or more than 50 feet tall are limited to 150 feet in width in the north-south direction.~~

Narrative: We are proposing that the limitation of 150' long buildings in the north south direction be eliminated from the code. All buildings would still be limited to 200' in the north south direction. This provision was added to the 2016 comprehensive plan and only applies to MJB's and the Port's properties. The provision makes no sense as the zone already requires central waterfront view and

access corridors throughout the site, view studies when exceeding the base zone and building setbacks for upper floors. The only thing that this provision really does is drive up the cost of development and create less efficient buildings.

There could be some view impacts from the change, though these already have to be studied for any development over the base height.

19.42.120.c.7.

Current language:

7. *CBD and MMU Zone Setback Requirements.* For buildings which exceed the maximum base height in the CBD and MMU zones, buildings must incorporate a minimum horizontal setback of eight feet along at least 75 percent of the facade. The required setback must be placed somewhere between the ground floor and the top floor. See Figure 19.42.120(C)(7) for an example.

Proposed language, Option 1

~~7. *CBD and MMU Zone Setback Requirements.* For buildings which exceed the maximum base height in the CBD and MMU zones, buildings must incorporate a minimum horizontal setback of eight feet along at least 75 percent of the facade. The required setback must be placed somewhere between the ground floor and the top floor. See Figure 19.42.120(C)(7) for an example.~~

Proposed language, Option 2

7. *CBD and MMU Zone Setback Requirements.* For buildings which exceed the maximum base height in the CBD and MMU zones, buildings must incorporate a minimum horizontal setback of eight feet along at least 75 percent of the *street facing* façade *that is above the maximum base height*. The required setback must be placed somewhere between the ground floor and the top floor. See Figure 19.42.120(C)(7) for an example.

Narrative: We propose removing the setback requirement for portions of buildings above the maximum base height in the MMU and CBD zones or as an alternative cleanup the language such that it cannot be mis-interpreted. The current code seems to suggest that if you exceed the maximum base height, then 75 percent of the entire façade needs to be setback 8'. The intent of the code is that 75% of the façade above the base height be setback. We additionally propose that this be limited to the street facing façade as the backs and sides of buildings should not need to incorporate human scale elements. Eliminating this in its entirety would allow more flexibility in building design. Building articulation would still be required under the code.

This change is needed in order to clarify the intent of the code. Eliminating it would allow greater flexibility in building design but could impact street-facing human scale elements. Clarifying the code would have no impact on the surrounding area.

19.43.010.G.3.C.

Current Language

c. In the MMU zone east of Q Avenue, townhouses and other permitted residential uses within single-purpose buildings may cover up to 60 percent of the site area (parcel or contiguous parcels held under common ownership), provided they meet access, site and building design standards in this title. Associated parking, landscaping, open space, and other facilities accessory to the residential uses are included within the site area limitation. The maximum percentage may be increased through a framework development plan (AMC 19.61.180).

Proposed Language

c. In the MMU zone east of Q Avenue, townhouses and other permitted residential uses within single-purpose buildings may cover up to 60 percent of the site area (parcel or contiguous parcels held under common ownership), provided they meet access, site and building design standards in this title. Associated parking, ~~landscaping, open space,~~ and other facilities accessory to the residential uses are included within the site area limitation. The maximum percentage may be increased through a framework development plan (AMC 19.61.180).

Narrative: We are proposing the removal of landscaping and open space from 60% residential site area calculation. This change would actually promote additional open space and landscaping on the site as we would not limit it in order to preserve residential capacity. This change is also needed as there is no code provision stating that landscaping and open space count toward the 40% commercial site area calculation.

This change would promote additional open space and landscaping throughout the MMU zone. It could allow for additional residential development, in line with the original intent of the code. Overall, it would not penalize adding additional open space to the zone and would make residential and commercial site area calculations consistent with each other.

19.43.010.H.3.b.

Current language

b. Multifamily dwellings and other permitted residential uses within single-purpose residential buildings* may cover up to 60 percent of the site area (parcel or contiguous parcels held under common ownership), provided they meet access, site and building design standards in this title. Associated parking, landscaping, open space, and other facilities accessory to the residential uses are included within the site area limitation. The maximum percentage may be increased through a framework development plan (AMC 19.61.180).

Proposed language

b. Multifamily dwellings and other permitted residential uses within single-purpose residential buildings* may cover up to 60 percent of the site area (parcel or contiguous parcels held under common ownership), provided they meet access, site and building design standards in this title. Associated parking, ~~landscaping, open space,~~ and other facilities accessory to the residential uses are included within the site area limitation. The maximum percentage may be increased through a framework development plan (AMC 19.61.180).

Narrative: We are proposing the removal of landscaping and open space from 60% residential site area calculation. This change would actually promote additional open space and landscaping on the site as we would not limit it in order to preserve residential capacity. This change is also needed as there is no code provision stating that landscaping and open space count toward the 40% commercial site area calculation.

This change would promote additional open space and landscaping throughout the MMU zone. It could allow for additional residential development, in line with the original intent of the code. Overall, it would not penalize adding additional open space to the zone and would make residential and commercial site area calculations consistent with each other.

19.43.020.C.3.b

Current language

b. Assisted living facilities and other permitted residential uses within single-purpose buildings may cover up to 60 percent of the site area (parcel or contiguous parcels held under common ownership), provided they meet access, site and building design standards in this title. Associated parking, landscaping, open space, and other facilities accessory to the residential uses are included within the site area limitation. The maximum percentage may be increased through a framework development plan (AMC 19.61.180).

Proposed language

b. Assisted living facilities and other permitted residential uses within single-purpose buildings may cover up to 60 percent of the site area (parcel or contiguous parcels held under common ownership), provided they meet access, site and building design standards in this title. Associated parking, ~~landscaping, open space,~~ and other facilities accessory to the residential uses are included within the site area limitation. The maximum percentage may be increased through a framework development plan (AMC 19.61.180).

Narrative: We are proposing the removal of landscaping and open space from 60% residential site area calculation. This change would actually promote additional open space and landscaping on the site as we would not limit it in order to preserve residential capacity. This change is also needed as there is no code provision stating that landscaping and open space count toward the 40% commercial site area calculation.

This change would promote additional open space and landscaping throughout the MMU zone. It could allow for additional residential development, in line with the original intent of the code. Overall it would not penalize adding additional open space to the zone and would make residential and commercial site area calculations consistent with each other.

Table 19.53.030.

Current language

F. *Driveway Cut Width.* Driveway cuts are limited to the widths identified in Table 19.53.030.

Table 19.53.030
Driveway cut width.

Use Type	Minimum Width	Maximum Width
Residential		
Lot width = 50 feet or greater	10 feet	20 feet
Lot width < 50 feet	10 feet	12 feet or 20 feet if shared with adjacent lot
Commercial and Industrial	20 feet	30 feet

Proposed language

F. *Driveway Cut Width.* Driveway cuts are limited to the widths identified in Table 19.53.030, *unless otherwise approved by the public works director.*

Table 19.53.030
Driveway cut width.

Use Type	Minimum Width	Maximum Width
Residential		
Lot width = 50 feet or greater	10 feet	20 feet
Lot width < 50 feet	10 feet	12 feet or 20 feet if shared with adjacent lot
Commercial and Industrial	20 feet	30 feet

Narrative: Adding a provision to the driveway cut width to allow the public works director to modify the maximum and minimum cut widths based on specific proposals. This is needed in order to allow for developments and/or uses that require alternative standards. For example, the travelift at Pacific Marine Center has a 36' wheelbase. Under the current code we cannot permit a driveway cut large enough to accommodate this permitted use.

There are no impacts due to the proposed change other than allowing permitted uses to operate.

19.62.030.C

Current Language

C. Light and Air Access and Privacy near Interior Side and Rear Property Lines. Buildings or portions thereof containing multifamily dwelling units whose only solar access (windows) is from the applicable side of the building (facing towards the interior side property line) must be set back from the applicable interior side or rear property lines at least 15 feet. See Figure 19.62.030(C).

Proposed Language

C. Light and Air Access and Privacy near Interior Side and Rear Property Lines. Buildings or portions thereof containing multifamily dwelling units whose only solar access (windows) is from the applicable side of the building (facing towards the interior side property line) must be set back from the applicable interior side or rear property lines at least 15 feet. See Figure 19.62.030(C). *Balconies meeting the standards of 19.62.030(B) and ground level patios may extend into the set back. This section shall not apply to interior side and rear property lines that abut a central waterfront corridor.*

Narrative: Adding language to the interior and rear property line setback requirements to clarify that balconies can protrude into the setback. This is currently unclear in the code with some conflicting language and figures. Allowing balconies in the setback would still allow for light and air transmittal to the units and would promote private open space. There would be no impact on the surrounding area from the code clarification.

19.62.040.1.e

Current Language

e. *Shared Roof Decks*. For multifamily buildings, up to 50 percent of the required open space may be provided by shared roof decks located on the top of buildings which are available to all residents and meet the requirements below. For mixed-use buildings, 100 percent of the required open space may be provided by shared roof decks. Design requirements:

Proposed Language

e. *Shared Roof Decks*. For multifamily buildings, up to 50 percent of the required open space may be provided by shared roof decks located on the top of buildings which are available to all residents and meet the requirements below. For mixed-use buildings *or multifamily buildings incorporated into a horizontal mixed-use development*, 100 percent of the required open space may be provided by shared roof decks. Design requirements:

Narrative: Adding additional language to the shared roof deck provisions clarifying that multifamily buildings in a horizontal mixed-use development could achieve 100 percent of the required open space through shared roof decks. This provision aligns with the existing language as it still provides residents with commercial uses within the community. There is no reason for the reduction in applicable open space when the commercial uses are provided next door compared to on the first floor of the building.

The proposed change would allow for more shared open space on roof decks. It could limit open space in other shared or private spaces. It would potentially reduce unused commercial spaces on the ground floor of multifamily buildings that could be built solely to utilize the code provision.

19.62.060

Current Language

The standards herein supplement the provisions of AMC Chapters 19.64, Parking, and 19.53, Private Driveways and Access. Where there is a conflict, these provisions herein apply.

Proposed Language

The standards herein supplement the provisions of AMC Chapters 19.52, *Public Street Design*, 19.64, Parking, and 19.53, Private Driveways and Access. Where there is a conflict, these provisions herein apply.

Narrative: Adding Public Street Design to the supplemental street design standards in the code. This would allow for alternative street designs to be used on public streets instead of just parking areas and private access roadways. This seems to be the intent of the code as there is a provision for internal roadway design in the supplemental section, but it only applies to parking and private driveways and access. This change would have no effect on the surrounding community and would simply clarify the code.

19.67.110.H.3 Allow provisions for temporary window signs and construction screening.

Narrative: Currently there does not appear to be an option to permit window signs or construction fence screening on a temporary basis. Window signs are commonly used during construction and lease up in order to limit views into vacant spaces that are still under construction. This helps with site security and is more aesthetically appealing to the public. Construction fence screening has the same effect, limiting unsightly views, providing project information and reducing dust and noise pollution from the site. These uses should be permitted on a temporary basis through construction and lease-up.

These changes would not have any long-term impact on the surrounding area. In the short term they would limit crime, provide more aesthetically pleasing street scape and reduce environmental impacts.

SEPA¹ Environmental Checklist

Purpose of checklist

Governmental agencies use this checklist to help determine whether the environmental impacts of your proposal are significant. This information is also helpful to determine if available avoidance, minimization, or compensatory mitigation measures will address the probable significant impacts or if an environmental impact statement will be prepared to further analyze the proposal.

Instructions for applicants

This environmental checklist asks you to describe some basic information about your proposal. Please answer each question accurately and carefully, to the best of your knowledge. You may need to consult with an agency specialist or private consultant for some questions. **You may use “not applicable” or “does not apply” only when you can explain why it does not apply and not when the answer is unknown.** You may also attach or incorporate by reference additional studies reports. Complete and accurate answers to these questions often avoid delays with the SEPA process as well as later in the decision-making process.

The checklist questions apply to **all parts of your proposal**, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The agency to which you submit this checklist may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impact.

Instructions for lead agencies

Please adjust the format of this template as needed. Additional information may be necessary to evaluate the existing environment, all interrelated aspects of the proposal and an analysis of adverse impacts. The checklist is considered the first but not necessarily the only source of information needed to make an adequate threshold determination. Once a threshold determination is made, the lead agency is responsible for the completeness and accuracy of the checklist and other supporting documents.

Use of checklist for nonproject proposals

For nonproject proposals (such as ordinances, regulations, plans and programs), complete the applicable parts of sections A and B, plus the Supplemental Sheet for Nonproject Actions (Part D). Please completely answer all questions that apply and note that the words "project," "applicant," and "property or site" should be read as "proposal," "proponent," and "affected geographic area," respectively. The lead agency may exclude (for non-projects) questions in “Part B: Environmental Elements” that do not contribute meaningfully to the analysis of the proposal.

¹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/Checklist-guidance>

A. Background

Find help answering background questions²

1. Name of proposed project, if applicable:

Anacortes 2026 Comprehensive Plan Update

2. Name of applicant:

MJB Properties, LLC

3. Address and phone number of applicant and contact person:

5050 1st Avenue South, Suite 102, Seattle, WA 98134. 206-255-5153, Jimmy Blais

4. Date checklist prepared:

6-25-2024

5. Agency requesting checklist:

City of Anacortes

6. Proposed timing of schedule (including phasing, if applicable):

N/A

7. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain.

No.

8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal.

N/A

9. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain.

N/A

10. List any government approvals or permits that will be needed for your proposal, if known.

N/A

11. Give brief, complete description of your proposal, including the proposed uses and the size of the project and site. There are several questions later in this checklist that ask you to describe certain aspects of your proposal. You do not need to repeat those answers on this page. (Lead agencies may modify this form to include additional specific information on project description.)

Changes to portions of the development code.

12. Location of the proposal. Give sufficient information for a person to understand the precise location of your proposed project, including a street address, if any, and section,

² <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-A-Background>

township, and range, if known. If a proposal would occur over a range of area, provide the range or boundaries of the site(s). Provide a legal description, site plan, vicinity map, and topographic map, if reasonably available. While you should submit any plans required by the agency, you are not required to duplicate maps or detailed plans submitted with any permit applications related to this checklist.

N/A

B.Environmental Elements

1. Earth

Find help answering earth questions³

a. General description of the site:

N/A

Circle or highlight one: Flat, rolling, hilly, steep slopes, mountainous, other:

b. What is the steepest slope on the site (approximate percent slope)?

N/A

c. What general types of soils are found on the site (for example, clay, sand, gravel, peat, muck)? If you know the classification of agricultural soils, specify them, and note any agricultural land of long-term commercial significance and whether the proposal results in removing any of these soils.

N/A

d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.

N/A

e. Describe the purpose, type, total area, and approximate quantities and total affected area of any filling, excavation, and grading proposed. Indicate source of fill.

N/A

f. Could erosion occur because of clearing, construction, or use? If so, generally describe.

N/A

g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?

³ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-earth>

N/A

- h. **Proposed measures to reduce or control erosion, or other impacts to the earth, if any.**

N/A

2. Air

Find help answering air questions⁴

- a. **What types of emissions to the air would result from the proposal during construction, operation, and maintenance when the project is completed? If any, generally describe and give approximate quantities if known.**

N/A

- b. **Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.**

N/A

- c. **Proposed measures to reduce or control emissions or other impacts to air, if any:**

N/A

3. Water

Find help answering water questions⁵

- a. **Surface:**

Find help answering surface water questions⁶

1. **Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If appropriate, state what stream or river it flows into.**

N/A

⁴ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-Air>

⁵ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water>

⁶ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water/Environmental-elements-Surface-water>

2. Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If yes, please describe and attach available plans.

N/A

3. Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material.

N/A

4. Will the proposal require surface water withdrawals or diversions? Give a general description, purpose, and approximate quantities if known.

N/A

5. Does the proposal lie within a 100-year floodplain? If so, note location on the site plan.

N/A

6. Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge.

N/A

b. Ground:

Find help answering ground water questions⁷

1. Will groundwater be withdrawn from a well for drinking water or other purposes? If so, give a general description of the well, proposed uses and approximate quantities withdrawn from the well. Will water be discharged to groundwater? Give a general description, purpose, and approximate quantities if known.

N/A

2. Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (domestic sewage; industrial, containing the following chemicals...; agricultural; etc.). Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.

N/A

c. Water Runoff (including stormwater):

1. Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe.

N/A

⁷ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water/Environmental-elements-Groundwater>

2. Could waste materials enter ground or surface waters? If so, generally describe.

N/A

3. Does the proposal alter or otherwise affect drainage patterns in the vicinity of the site? If so, describe.

N/A

d. Proposed measures to reduce or control surface, ground, and runoff water, and drainage pattern impacts, if any:

N/A

4. Plants

Find help answering plants questions

a. Check the types of vegetation found on the site:

☐ deciduous tree: alder, maple, aspen, other

☐ evergreen tree: fir, cedar, pine, other

☐ shrubs

☐ grass

☐ pasture

☐ crop or grain

☐ orchards, vineyards, or other permanent crops.

☐ wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other

☐ water plants: water lily, eelgrass, milfoil, other

☐ other types of vegetation

b. What kind and amount of vegetation will be removed or altered?

N/A

c. List threatened and endangered species known to be on or near the site.

N/A

d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any.

N/A

e. List all noxious weeds and invasive species known to be on or near the site.

N/A

5. Animals

Find help answering animal questions⁸

- a. List any birds and other animals that have been observed on or near the site or are known to be on or near the site.

Examples include:

- Birds: hawk, heron, eagle, songbirds, other:
- Mammals: deer, bear, elk, beaver, other:
- Fish: bass, salmon, trout, herring, shellfish, other:

N/A

- b. List any threatened and endangered species known to be on or near the site.

N/A

- c. Is the site part of a migration route? If so, explain.

N/A

- d. Proposed measures to preserve or enhance wildlife, if any.

N/A

- e. List any invasive animal species known to be on or near the site.

N/A

6. Energy and natural resources

Find help answering energy and natural resource questions⁹

- a. What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy needs? Describe whether it will be used for heating, manufacturing, etc.

N/A

- b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.

N/A

- c. What kinds of energy conservation features are included in the plans of this proposal? List other proposed measures to reduce or control energy impacts, if any.

N/A

⁸ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-5-Animals>

⁹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-6-Energy-natural-resou>

7. Environmental health

Health Find help with answering environmental health questions¹⁰

- a. Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste, that could occur because of this proposal? If so, describe.

1. Describe any known or possible contamination at the site from present or past uses.

N/A

2. Describe existing hazardous chemicals/conditions that might affect project development and design. This includes underground hazardous liquid and gas transmission pipelines located within the project area and in the vicinity.

N/A

3. Describe any toxic or hazardous chemicals that might be stored, used, or produced during the project's development or construction, or at any time during the operating life of the project.

N/A

4. Describe special emergency services that might be required.

N/A

5. Proposed measures to reduce or control environmental health hazards, if any.

N/A

b. Noise

1. What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)?

N/A

2. What types and levels of noise would be created by or associated with the project on a short-term or a long-term basis (for example: traffic, construction, operation, other)? Indicate what hours noise would come from the site)?

N/A

3. Proposed measures to reduce or control noise impacts, if any:

N/A

¹⁰ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-7-Environmental-health>

8. Land and shoreline use

Find help answering land and shoreline use questions¹¹

- a. What is the current use of the site and adjacent properties? Will the proposal affect current land uses on nearby or adjacent properties? If so, describe.

N/A

- b. Has the project site been used as working farmlands or working forest lands? If so, describe. How much agricultural or forest land of long-term commercial significance will be converted to other uses because of the proposal, if any? If resource lands have not been designated, how many acres in farmland or forest land tax status will be converted to nonfarm or nonforest use?

N/A

1. Will the proposal affect or be affected by surrounding working farm or forest land normal business operations, such as oversize equipment access, the application of pesticides, tilling, and harvesting? If so, how?

N/A

- c. Describe any structures on the site.

N/A

- d. Will any structures be demolished? If so, what?

N/A

- e. What is the current zoning classification of the site?

N/A

- f. What is the current comprehensive plan designation of the site?

N/A

- g. If applicable, what is the current shoreline master program designation of the site?

N/A

- h. Has any part of the site been classified as a critical area by the city or county? If so, specify.

N/A

- i. Approximately how many people would reside or work in the completed project?

N/A

- j. Approximately how many people would the completed project displace?

N/A

¹¹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-8-Land-shoreline-use>

- k. **Proposed measures to avoid or reduce displacement impacts, if any.**

N/A

- l. **Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any.**

N/A

- m. **Proposed measures to reduce or control impacts to agricultural and forest lands of long-term commercial significance, if any:**

N/A

9. Housing

Find help answering housing questions¹²

- a. **Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.**

N/A

- b. **Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.**

N/A

- c. **Proposed measures to reduce or control housing impacts, if any:**

N/A

10. Aesthetics

Find help answering aesthetics questions¹³

- a. **What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed?**

N/A

- b. **What views in the immediate vicinity would be altered or obstructed?**

N/A

- c. **Proposed measures to reduce or control aesthetic impacts, if any:**

N/A

¹² <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-9-Housing>

¹³ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-10-Aesthetics>

11. Light and glare

Find help answering light and glare questions¹⁴

- a. What type of light or glare will the proposal produce? What time of day would it mainly occur? N/A
- b. Could light or glare from the finished project be a safety hazard or interfere with views? N/A
- c. What existing off-site sources of light or glare may affect your proposal?
N/A
- d. Proposed measures to reduce or control light and glare impacts, if any:
N/A

12. Recreation

Find help answering recreation questions

- a. What designated and informal recreational opportunities are in the immediate vicinity? N/A
- b. Would the proposed project displace any existing recreational uses? If so, describe.
N/A
- c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any:

13. Historic and cultural preservation

Find help answering historic and cultural preservation questions¹⁵

- a. Are there any buildings, structures, or sites, located on or near the site that are over 45 years old listed in or eligible for listing in national, state, or local preservation registers? If so, specifically describe.
N/A
- b. Are there any landmarks, features, or other evidence of Indian or historic use or occupation? This may include human burials or old cemeteries. Are there any material evidence, artifacts, or areas of cultural importance on or near the site? Please list any professional studies conducted at the site to identify such resources. N/A

¹⁴ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-11-Light-glare>

¹⁵ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-13-Historic-cultural-p>

- c. Describe the methods used to assess the potential impacts to cultural and historic resources on or near the project site. Examples include consultation with tribes and the department of archeology and historic preservation, archaeological surveys, historic maps, GIS data, etc. N/A
- d. Proposed measures to avoid, minimize, or compensate for loss, changes to, and disturbance to resources. Please include plans for the above and any permits that may be required. N/A

14. Transportation

Find help with answering transportation questions¹⁶

- a. Identify public streets and highways serving the site or affected geographic area and describe proposed access to the existing street system. Show on site plans, if any.
N/A
- b. Is the site or affected geographic area currently served by public transit? If so, generally describe. If not, what is the approximate distance to the nearest transit stop? N/A
- c. Will the proposal require any new or improvements to existing roads, streets, pedestrian, bicycle, or state transportation facilities, not including driveways? If so, generally describe (indicate whether public or private).
N/A
- d. Will the project or proposal use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.
N/A
- e. How many vehicular trips per day would be generated by the completed project or proposal? If known, indicate when peak volumes would occur and what percentage of the volume would be trucks (such as commercial and nonpassenger vehicles). What data or transportation models were used to make these estimates?
N/A
- f. Will the proposal interfere with, affect, or be affected by the movement of agricultural and forest products on roads or streets in the area? If so, generally describe.
N/A

¹⁶ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-14-Transportation>

- g. Proposed measures to reduce or control transportation impacts, if any:

N/A

15. Public services

Find help answering public service questions¹⁷

- a. Would the project result in an increased need for public services (for example: fire protection, police protection, public transit, health care, schools, other)? If so, generally describe. N/A

- b. Proposed measures to reduce or control direct impacts on public services, if any.

N/A

16. Utilities

Find help answering utilities questions¹⁸

- a. Circle utilities currently available at the site: electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, other:

N/A

- b. Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on the site or in the immediate vicinity which might be needed.

N/A

C. Signature

Find help about who should sign¹⁹

The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

X 

Type name of signee: Jimmy Blair

Position and agency/organization: Director

¹⁷ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-15-public-services>

¹⁸ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-16-utilities>

¹⁹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-C-Signature>

Date submitted:

D. Supplemental sheet for nonproject actions

Find help for the nonproject actions worksheet²⁰

Do not use this section for project actions.

Because these questions are very general, it may be helpful to read them in conjunction with the list of the elements of the environment.

When answering these questions, be aware of the extent the proposal, or the types of activities likely to result from the proposal, would affect the item at a greater intensity or at a faster rate than if the proposal were not implemented. Respond briefly and in general terms.

1. How would the proposal be likely to increase discharge to water; emissions to air; production, storage, or release of toxic or hazardous substances; or production of noise?

Changes of use could promote development in the industrial zone which could in turn lead to additional discharges of stormwater, emissions to air and production of noise. Code changes reducing parking counts would lower these discharges. Removing open space and landscaping from the 60% residential max would reduce these figures and promote more greenspace. Other code changes would have little impact.

- **Proposed measures to avoid or reduce such increases are:**

Increased noise, discharges to water and emission to air would all have to follow state and city regulations and could be mitigated as part of the specific project proposal.

2. How would the proposal be likely to affect plants, animals, fish, or marine life?

There would likely be very little impact on plants, animals, fish or marine life due to the code changes. A number of the provisions would promote more green space, reducing runoff and potential impacts to marine life. Additional development in the industrial zone, could have minor impacts on stormwater, potentially impacting marine life through discharges.

- **Proposed measures to protect or conserve plants, animals, fish, or marine life are:**

A number of the changes would promote more green space, creating more habitat for plants. All stormwater discharges would have to meet state and city codes and could be treated prior to discharge.

3. How would the proposal be likely to deplete energy or natural resources?

Additional uses in the industrial zone could promote development which would utilize energy in order to operate. These additional uses are no more intense than those already permitted in the zone and thus wouldn't deplete energy or natural resources more

²⁰ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-d-non-project-actions>

than what has already been contemplated. Other code changes would likely have limited impact on energy or natural resource use.

- **Proposed measures to protect or conserve energy and natural resources are:**

None.

- 4. How would the proposal be likely to use or affect environmentally sensitive areas or areas designated (or eligible or under study) for governmental protection, such as parks, wilderness, wild and scenic rivers, threatened or endangered species habitat, historic or cultural sites, wetlands, floodplains, or prime farmlands?**

The code changes would not likely use or affect environmentally sensitive areas or areas designated for governmental protection.

- **Proposed measures to protect such resources or to avoid or reduce impacts are:**

None.

- 5. How would the proposal be likely to affect land and shoreline use, including whether it would allow or encourage land or shoreline uses incompatible with existing plans?**

The addition of new permitted and conditional uses within the industrial zone could add additional uses to the existing zone that are incompatible with heavy industrial activities. All of the potentially incompatible uses would be conditional such that they could be studied and mitigated if there were any impacts. The remainder of the changes are likely to encourage land uses that are compatible with the existing zones.

- **Proposed measures to avoid or reduce shoreline and land use impacts are:**

All potentially incompatible uses would be listed as conditional uses such that they could be studied and conditioned if there were any issues.

- 6. How would the proposal be likely to increase demands on transportation or public services and utilities?**

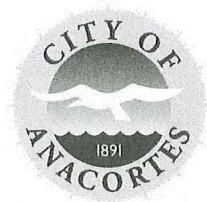
The proposals will likely not increase demands on transportation or services and utilities above what is already permitted in the zones.

- **Proposed measures to reduce or respond to such demand(s) are:**

None

- 7. Identify, if possible, whether the proposal may conflict with local, state, or federal laws or requirements for the protection of the environment.**

The proposal would not conflict with local, state or federal laws for the protection of the environment to the best of our knowledge.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT



PCED RECEIVED

Date: June 28, 2024

Document received by the Planning, Community
& Economic Development Department

Petition #7
"Bowman"

Petition for Amendment to the Comprehensive Plan /
Development Regulations

Amendment Application and Narrative

Applicant Information (Name, mailing address, phone number, email address)
Erik Bowman 2402 Oregon Ave Anacortes, WA 98221 360-770-6325 Erikb1@frontier.com
Property Information – For map amendments (Address, parcel number(s), property owner(s))

Amendment Request Narrative

Per AMC 19.16.040(D), petition for amendment of the Comprehensive Plan or development regulations must include the following:

1. A detailed statement of what is proposed to be changed and why.

Applicant proposes an amendment to development regulations to allow indoor recreation as a permitted use in the LM1 zone.

2. A statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.

Anticipated impacts caused by the change include encouraged use of vacant land within the LM1 zone to support uses consistent with the comprehensive plan.

3. A demonstration of why the proposal is needed.

Indoor recreation facilities are currently only permitted in the CBD, C, MMU, and CM zones for buildings with a net floor area less than 10,000sf. The net buildable acreage within these 4 zones is only 20% of that of the LM1 zone per Table LU-6 in the 2016 comprehensive plan.

Indoor recreation facilities typically require a higher net floor area, and more parking than other uses and require space that is not necessarily available in the permitted zones. LM1 consists of 5.6% of land in Anacortes and 55% of the nonresidential buildable acreage per Table LU-6. Allowing indoor recreation as a permittable use in the LM1 will encourage development of vacant land and provide economic benefits to the community.

The purpose of the Light Manufacturing zone provides for a mix of industrial structures and uses, service commercial uses and limited retail uses that minimize external visual or physical impacts on adjacent properties and generally do not compete with uses in the CBD and C zones. Indoor recreation uses require more area than what the CBD & C zones offer in terms of usable space. Indoor recreation would have limited external visual or physical impacts on adjacent properties.

4. A statement of how the amendment is consistent with the Comprehensive Plan's vision and goals.

This code change is consistent with the following visions, goals, and policies provided in the comprehensive plan:

Policy ED-2.4. Encourage new businesses that serve local residents as well as visitors.

Policy ED-2.6. Encourage uses that provide gathering and meeting places.

Policy ED-3.5. Encourage activities and facilities that attract visitors throughout the year.

Policy ED-3.6. Encourage activities and facilities that serve residents as well as tourists.

Allowing indoor recreation within the LM1 zone has benefits that coincide to that of the civic aspect of the comprehensive plan as well:

Goal PR-1. Park & Recreational Facilities. Provide a range of high quality and easily accessible park and recreational areas, facilities and opportunities that will serve a wide range of age groups, recreational interests, and ability levels.

5. A description of how the map amendment complies with the land use designation criteria in the comprehensive plan, if applicable.

N/A

SEPA¹ Environmental Checklist

Purpose of checklist

Governmental agencies use this checklist to help determine whether the environmental impacts of your proposal are significant. This information is also helpful to determine if available avoidance, minimization, or compensatory mitigation measures will address the probable significant impacts or if an environmental impact statement will be prepared to further analyze the proposal.

Instructions for applicants

This environmental checklist asks you to describe some basic information about your proposal. Please answer each question accurately and carefully, to the best of your knowledge. You may need to consult with an agency specialist or private consultant for some questions. **You may use "not applicable" or "does not apply" only when you can explain why it does not apply and not when the answer is unknown.** You may also attach or incorporate by reference additional studies reports. Complete and accurate answers to these questions often avoid delays with the SEPA process as well as later in the decision-making process.

The checklist questions apply to **all parts of your proposal**, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The agency to which you submit this checklist may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impact.

Instructions for lead agencies

Please adjust the format of this template as needed. Additional information may be necessary to evaluate the existing environment, all interrelated aspects of the proposal and an analysis of adverse impacts. The checklist is considered the first but not necessarily the only source of information needed to make an adequate threshold determination. Once a threshold determination is made, the lead agency is responsible for the completeness and accuracy of the checklist and other supporting documents.

Use of checklist for nonproject proposals

For nonproject proposals (such as ordinances, regulations, plans and programs), complete the applicable parts of sections A and B, plus the Supplemental Sheet for Nonproject Actions (Part D). Please completely answer all questions that apply and note that the words "project," "applicant," and "property or site" should be read as "proposal," "proponent," and "affected geographic area," respectively. The lead agency may exclude (for non-projects) questions in "Part B: Environmental Elements" that do not contribute meaningfully to the analysis of the proposal.

¹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/Checklist-guidance>

A. Background

Find help answering background questions²

1. Name of proposed project, if applicable:

City of Anacortes Code Amendment regarding LM1 Zone Permitted Uses

2. Name of applicant:

Erik Bowman

3. Address and phone number of applicant and contact person:

2402 Oregon Ave Anacortes, WA 98221
360-770-6325

4. Date checklist prepared:

6/25/24

5. Agency requesting checklist:

City of Anacortes

6. Proposed timing of schedule (including phasing, if applicable):

None at this time

7. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain.

No, this proposal is for a non-project action with no directly related plans for future physical additions, expansions, or activities.

8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal.

None know. Per WAC 197-11-315 (1)(e), as a non project proposal, section B of the Environmental Checklist will not be filled out.

9. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain.

None known

10. List any government approvals or permits that will be needed for your proposal, if known.

SEPA determination, City of Anacortes Planning Commission recommendation, and City Council approval.

11. Give brief, complete description of your proposal, including the proposed uses and the size of the project and site. There are several questions later in this checklist that ask you to describe certain aspects of your proposal. You do not need to repeat those answers on this page. (Lead agencies may modify this form to include additional specific information on project description.)

Proposing non-project amendment to allow Indoor Recreation as a permitted use within the LM1 zone.

12. Location of the proposal. Give sufficient information for a person to understand the precise location of your proposed project, including a street address, if any, and section,

² <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-A-Background>

township, and range, if known. If a proposal would occur over a range of area, provide the range or boundaries of the site(s). Provide a legal description, site plan, vicinity map, and topographic map, if reasonably available. While you should submit any plans required by the agency, you are not required to duplicate maps or detailed plans submitted with any permit applications related to this checklist.

LM1 zone within Anacortes City limits

B.Environmental Elements

1. Earth

Find help answering earth questions³

a. General description of the site:

Circle or highlight one: Flat, rolling, hilly, steep slopes, mountainous, other:

b. What is the steepest slope on the site (approximate percent slope)?

c. What general types of soils are found on the site (for example, clay, sand, gravel, peat, muck)? If you know the classification of agricultural soils, specify them, and note any agricultural land of long-term commercial significance and whether the proposal results in removing any of these soils.

d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.

e. Describe the purpose, type, total area, and approximate quantities and total affected area of any filling, excavation, and grading proposed. Indicate source of fill.

f. Could erosion occur because of clearing, construction, or use? If so, generally describe.

g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?

³ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-earth>

- h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any.**

2. Air

Find help answering air questions⁴

- a. What types of emissions to the air would result from the proposal during construction, operation, and maintenance when the project is completed? If any, generally describe and give approximate quantities if known.**
- b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.**
- c. Proposed measures to reduce or control emissions or other impacts to air, if any:**

3. Water

Find help answering water questions⁵

- a. Surface:**

Find help answering surface water questions⁶

- 1. Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If appropriate, state what stream or river it flows into.**
- 2. Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If yes, please describe and attach available plans.**
- 3. Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material.**

⁴ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-Air>

⁵ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water>

⁶ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water/Environmental-elements-Surface-water>

4. Will the proposal require surface water withdrawals or diversions? Give a general description, purpose, and approximate quantities if known.
5. Does the proposal lie within a 100-year floodplain? If so, note location on the site plan.
6. Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge.

b. Ground:

Find help answering ground water questions⁷

1. Will groundwater be withdrawn from a well for drinking water or other purposes? If so, give a general description of the well, proposed uses and approximate quantities withdrawn from the well. Will water be discharged to groundwater? Give a general description, purpose, and approximate quantities if known.
2. Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (domestic sewage; industrial, containing the following chemicals...; agricultural; etc.). Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.

c. Water Runoff (including stormwater):

1. Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe.
2. Could waste materials enter ground or surface waters? If so, generally describe.
3. Does the proposal alter or otherwise affect drainage patterns in the vicinity of the site? If so, describe.

⁷ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water/Environmental-elements-Groundwater>

- d. Proposed measures to reduce or control surface, ground, and runoff water, and drainage pattern impacts, if any:

4. Plants

Find help answering plants questions

- a. Check the types of vegetation found on the site:
- ☐ deciduous tree: alder, maple, aspen, other
 - ☐ evergreen tree: fir, cedar, pine, other
 - ☐ shrubs
 - ☐ grass
 - ☐ pasture
 - ☐ crop or grain
 - ☐ orchards, vineyards, or other permanent crops.
 - ☐ wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other
 - ☐ water plants: water lily, eelgrass, milfoil, other
 - ☐ other types of vegetation
- b. What kind and amount of vegetation will be removed or altered?
- c. List threatened and endangered species known to be on or near the site.
- d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any.
- e. List all noxious weeds and invasive species known to be on or near the site.

5. Animals

Find help answering animal questions⁸

- a. List any birds and other animals that have been observed on or near the site or are known to be on or near the site.

Examples include:

⁸ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-5-Animals>

- **Birds:** hawk, heron, eagle, songbirds, other:
- **Mammals:** deer, bear, elk, beaver, other:
- **Fish:** bass, salmon, trout, herring, shellfish, other:

- List any threatened and endangered species known to be on or near the site.**
- Is the site part of a migration route? If so, explain.**
- Proposed measures to preserve or enhance wildlife, if any.**
- List any invasive animal species known to be on or near the site.**

6. Energy and natural resources

Find help answering energy and natural resource questions⁹

- What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy needs? Describe whether it will be used for heating, manufacturing, etc.**
- Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.**
- What kinds of energy conservation features are included in the plans of this proposal? List other proposed measures to reduce or control energy impacts, if any.**

7. Environmental health

Health Find help with answering environmental health questions¹⁰

- Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste, that could occur because of this proposal? If so, describe.**

⁹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-6-Energy-natural-resou>

¹⁰ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-7-Environmental-health>

1. Describe any known or possible contamination at the site from present or past uses.
2. Describe existing hazardous chemicals/conditions that might affect project development and design. This includes underground hazardous liquid and gas transmission pipelines located within the project area and in the vicinity.
3. Describe any toxic or hazardous chemicals that might be stored, used, or produced during the project's development or construction, or at any time during the operating life of the project.
4. Describe special emergency services that might be required.
5. Proposed measures to reduce or control environmental health hazards, if any.

b. Noise

1. What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)?
2. What types and levels of noise would be created by or associated with the project on a short-term or a long-term basis (for example: traffic, construction, operation, other)? Indicate what hours noise would come from the site)?
3. Proposed measures to reduce or control noise impacts, if any:

8. Land and shoreline use

Find help answering land and shoreline use questions¹¹

- a. What is the current use of the site and adjacent properties? Will the proposal affect current land uses on nearby or adjacent properties? If so, describe.
- b. Has the project site been used as working farmlands or working forest lands? If so, describe. How much agricultural or forest land of long-term commercial significance will be converted to other uses because of the proposal, if any? If resource lands have

¹¹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-8-Land-shoreline-use>

not been designated, how many acres in farmland or forest land tax status will be converted to nonfarm or nonforest use?

1. Will the proposal affect or be affected by surrounding working farm or forest land normal business operations, such as oversize equipment access, the application of pesticides, tilling, and harvesting? If so, how?
- c. Describe any structures on the site.
 - d. Will any structures be demolished? If so, what?
 - e. What is the current zoning classification of the site?
 - f. What is the current comprehensive plan designation of the site?
 - g. If applicable, what is the current shoreline master program designation of the site?
 - h. Has any part of the site been classified as a critical area by the city or county? If so, specify.
 - i. Approximately how many people would reside or work in the completed project?
 - j. Approximately how many people would the completed project displace?
 - k. Proposed measures to avoid or reduce displacement impacts, if any.
 - l. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any.
 - m. Proposed measures to reduce or control impacts to agricultural and forest lands of long-term commercial significance, if any:

9. Housing

Find help answering housing questions¹²

- a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.
- b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.
- c. Proposed measures to reduce or control housing impacts, if any:

10. Aesthetics

Find help answering aesthetics questions¹³

- a. What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed?
- b. What views in the immediate vicinity would be altered or obstructed?
- c. Proposed measures to reduce or control aesthetic impacts, if any:

11. Light and glare

Find help answering light and glare questions¹⁴

- a. What type of light or glare will the proposal produce? What time of day would it mainly occur?
- b. Could light or glare from the finished project be a safety hazard or interfere with views?
- c. What existing off-site sources of light or glare may affect your proposal?
- d. Proposed measures to reduce or control light and glare impacts, if any:

¹² <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-9-Housing>

¹³ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-10-Aesthetics>

¹⁴ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-11-Light-glare>

12. Recreation

Find help answering recreation questions

- a. What designated and informal recreational opportunities are in the immediate vicinity?**
- b. Would the proposed project displace any existing recreational uses? If so, describe.**
- c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any:**

13. Historic and cultural preservation

Find help answering historic and cultural preservation questions¹⁵

- a. Are there any buildings, structures, or sites, located on or near the site that are over 45 years old listed in or eligible for listing in national, state, or local preservation registers? If so, specifically describe.**
- b. Are there any landmarks, features, or other evidence of Indian or historic use or occupation? This may include human burials or old cemeteries. Are there any material evidence, artifacts, or areas of cultural importance on or near the site? Please list any professional studies conducted at the site to identify such resources.**
- c. Describe the methods used to assess the potential impacts to cultural and historic resources on or near the project site. Examples include consultation with tribes and the department of archeology and historic preservation, archaeological surveys, historic maps, GIS data, etc.**
- d. Proposed measures to avoid, minimize, or compensate for loss, changes to, and disturbance to resources. Please include plans for the above and any permits that may be required.**

¹⁵ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-13-Historic-cultural-p>

14. Transportation

Find help with answering transportation questions¹⁶

- a. Identify public streets and highways serving the site or affected geographic area and describe proposed access to the existing street system. Show on site plans, if any.
- b. Is the site or affected geographic area currently served by public transit? If so, generally describe. If not, what is the approximate distance to the nearest transit stop?
- c. Will the proposal require any new or improvements to existing roads, streets, pedestrian, bicycle, or state transportation facilities, not including driveways? If so, generally describe (indicate whether public or private).
- d. Will the project or proposal use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.
- e. How many vehicular trips per day would be generated by the completed project or proposal? If known, indicate when peak volumes would occur and what percentage of the volume would be trucks (such as commercial and nonpassenger vehicles). What data or transportation models were used to make these estimates?
- f. Will the proposal interfere with, affect, or be affected by the movement of agricultural and forest products on roads or streets in the area? If so, generally describe.
- g. Proposed measures to reduce or control transportation impacts, if any:

15. Public services

Find help answering public service questions¹⁷

- a. Would the project result in an increased need for public services (for example: fire protection, police protection, public transit, health care, schools, other)? If so, generally describe.
- b. Proposed measures to reduce or control direct impacts on public services, if any.

¹⁶ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-14-Transportation>

¹⁷ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-15-public-services>

16. Utilities

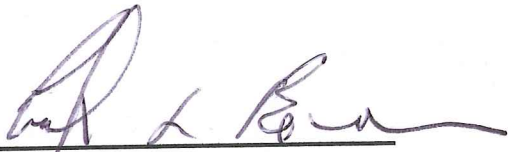
Find help answering utilities questions¹⁸

- a. Circle utilities currently available at the site: electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, other:
- b. Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on the site or in the immediate vicinity which might be needed.

C. Signature

Find help about who should sign¹⁹

The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

X 

Type name of signee:

Position and agency/organization:

Date submitted:

D. Supplemental sheet for nonproject actions

Find help for the nonproject actions worksheet²⁰

Do not use this section for project actions.

Because these questions are very general, it may be helpful to read them in conjunction with the list of the elements of the environment.

¹⁸ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-16-utilities>

¹⁹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-C-Signature>

²⁰ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-d-non-project-actions>

When answering these questions, be aware of the extent the proposal, or the types of activities likely to result from the proposal, would affect the item at a greater intensity or at a faster rate than if the proposal were not implemented. Respond briefly and in general terms.

1. How would the proposal be likely to increase discharge to water; emissions to air; production, storage, or release of toxic or hazardous substances; or production of noise?

The proposed changes will not affect how land uses discharge to water, emissions to the air, storage, or release of toxic or hazardous substances, or the production of noise.

- **Proposed measures to avoid or reduce such increases are:**

None proposed. Any future measure to avoid such increases will be dealt with at the project level.

2. How would the proposal be likely to affect plants, animals, fish, or marine life?

The proposed changes will not affect plants, animals, fish, or marine life, as they are regulatory in nature.

- **Proposed measures to protect or conserve plants, animals, fish, or marine life are:**

None proposed. Any future measure to avoid such increases will be dealt with at the project level.

3. How would the proposal be likely to deplete energy or natural resources?

The proposed changes do not involve regulations dealing with energy or natural resources.

- **Proposed measures to protect or conserve energy and natural resources are:**

None proposed. Any future measure to avoid such increases will be dealt with at the project level.

4. How would the proposal be likely to use or affect environmentally sensitive areas or areas designated (or eligible or under study) for governmental protection, such as parks, wilderness, wild and scenic rivers, threatened or endangered species habitat, historic or cultural sites, wetlands, floodplains, or prime farmlands?

The proposed changes will not change or affect any environmentally sensitive areas or regulations

- **Proposed measures to protect such resources or to avoid or reduce impacts are:**

None proposed. Any future measure to avoid such increases will be dealt with at the project level.

5. How would the proposal be likely to affect land and shoreline use, including whether it would allow or encourage land or shoreline uses incompatible with existing plans?

No changes to shoreline uses are proposed.

- **Proposed measures to avoid or reduce shoreline and land use impacts are:**

None proposed. Any future measure to avoid such increases will be dealt with at the project level.

6. How would the proposal be likely to increase demands on transportation or public services and utilities?

Increases to traffic as a result of increase project density will be examined at the project level.

- **Proposed measures to reduce or respond to such demand(s) are:**

None proposed. Any future measure to avoid such increases will be dealt with at the project level.

7. Identify, if possible, whether the proposal may conflict with local, state, or federal laws or requirements for the protection of the environment.

The proposed changes will not conflict with any local, state, or federal laws, or requirements for the protection of the environment.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT



PCED Received

Date: June 29, 2024

Document received by the Planning, Community
& Economic Development Department

Petition #8
"Munce - 1 of 11"

Application Submittal Checklist

Development Regulation Amendment

[AMC 19.16, Legislative Actions](#)

1 of 11

FWHCA/HABITAT OF LOCAL IMPORTANCE

DOCUMENTS

- ☒ This checklist completed and signed
- ☒ [Application and Narrative form](#)
- ☒ State Environmental Policy Act ([SEPA](#)) Checklist (including Part D for Non-Project Actions)
- ☐ A map identifying the property included in the proposed amendment (for future land use map changes)
- ☒ If applicable, supplemental studies and reports

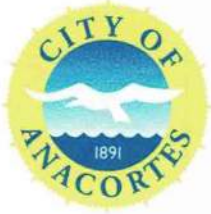
* **Fees for Comprehensive Plan amendment requests:** An initial application fee (\$960) is due after petition submittal and initial staff review. An additional fee (\$1,870) will be due if/when the amendment is docketed for consideration (within 14 days).

DOCUMENT REQUIREMENTS

- ☒ **Application and Narrative.** If you need to attach supplemental documents to your narrative, first save the document as a pdf and then combine the supplemental document(s) to the Project Narrative form before uploading to the permit portal. The Project Narrative application submittal should be a single pdf file.
- ☒ **Supplemental studies and reports.** Additional information may be required to evaluate the impact of your proposal. (Staff will contact you after submittal to identify additional required supporting information, if any is needed.)

X Ian S. Munce

Applicant's eSignature (electronic / digital) verifying all application submittal checklist items are complete.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT

Petition for Amendment to the Comprehensive Plan /
Development Regulations

Amendment Application and Narrative

Applicant Information (Name, mailing address, phone number, email address)	
Ian Munce, JD, AICP 1711 Quail Drive Anacortes, WA 98221 360-333-1646 ianmunce@gmail.com	Application 1 of 11 With Attachments A-F
FWHCA/HABITAT OF LOCAL IMPORTANCE	
PROPOSED DEVELOPMENT REGULATION AMENDMENT	
Property Information – For map amendments (Address, parcel number(s), property owner(s))	
R1 Zone	

Amendment Request Narrative

Per [AMC 19.16.040\(D\)](#), petition for amendment of the [Comprehensive Plan](#) or [development regulations](#) must include the following:

1. A detailed statement of what is proposed to be changed and why.

I am writing to propose that in AMC 19.70.010(A)1 the entire 300-acre R1 zone be designated under AMC 19.70.315 (Fish and Wildlife Habitat Conservation Areas)(FWHCA) as a Habitat of Local Importance (HLI) under AMC 19.70.315(B)1(b) and (f) and a Fish and Wildlife Habitat of Local Significance under WAC 365-190-030(6)(b). The reference to the AMC 19.70.315(B)1(b) is as follows: "The habitat represents either a high-quality native habitat, or the habitat has a high potential to recover to a suitable

condition and which is of limited availability, is highly vulnerable to alteration , or provides landscape connectivity which contributes to the integrity of the surrounding landscape". Further, the AMC 19.70.315(B)1(f) goes on to say: "Without protection, there is a likelihood that the species or habitat will be diminished".

All of the criteria set forth in HLI (b) and the HLI (f) are met. Yet, the City in the R1 zone has yet to implement the following section (AMC 19.70.315(C): "All areas within the City meeting one or more of these criteria, regardless of any formal identification, are hereby designated critical areas and are subject to the provisions of this chapter".

The purpose of the R1 zone as stated in the current City Comprehensive Plan is as follows: "This density provides for low density residential development in the southern end of the City that is inappropriate for more intensive urban development due to topography, the frequent presence of wetlands, the high cost in extending public facilities, and the desire to create a lower intensity transitional area between the city and the surrounding unincorporated rural pasture, forest, and agricultural land".

Past practice has been for the City to (1) simply adopt Ecology's 2019 Stormwater Management Manual for Western Washington and the ignore its mandates, at least in my immediate neighborhood, (2) refuse to apply the wetland protection mandates set forth in AMC 19.70.040, (3) refuse to treat lands subject to 1000 foot radii protection for individual wells as critical areas despite the mandate to do so in AMC 19.70.520(A)1(b)iv refuse to treat most of the parcels in the R1 zone as the critical areas they demonstrably are, and (5) ignore the mandatory critical areas reports and conditions. Items 2 and 3 are mapped in the City's GIS system, as are streams and their buffers.

I can provide documentation of these practices but would rather move forward by persuading the City to add the extra level of protection provided by a FWHCA. And avoid piecemeal development by considering the 300 acres in the R1 zone as a mosaic of streams, wetlands, and their buffers that characterize it (Mosaic). The details regarding a mosaic of wetlands and streams and their buffers are available on the City's GIS maps. My request to have thea map of these features printed for the R1 zone, made at my expense, was denied. And, unlike standard practice in other cities, the GIS layers are not allowed to be downloaded so that the

public can produce their own map(s) as part of the public participation process. So, I will separately submit Attachments A, B, and C to this submission even though they are not overlayed as I would like.

2. A statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.

The geographic area affected is the 300-acre R1 zone and the connectivity to the Washington State Department of Fish and Wildlife's (WDFW) Biodiversity and Corridor (BAC) as set forth in WDFW's "Fidalgo Island Open Space Areas" (Fidalgo island OSA). The anticipated impacts are to have development activity considered not just piecemeal in relation to an individual parcel but in relation to the Mosaic.

The presence of the Mosaic and a Priority Habitat and Species (PHS) identified BAC are priority habitats under PHS and thus warrant consideration for a FWHL Critical Areas designation unless reasoned justification to the contrary is provided. The PHC List defines an urban BAC as: "The area is within a city ... and contains habitat that is valuable to fish or wildlife and is mostly comprised of native vegetation. Relative to other vegetated areas in the same city or UGA, the mapped area is vertically diverse(e.g. multiple canopy layers, snags, or downed wood), horizontally diverse (e.g. contains a mosaic of native habitat) ... These areas may have more limited wildlife functions than other priority habitat areas due to the general nature and constraints of these sites in that they are often isolated or surrounded by highly urbanized lands".

The issues presented are that certain real estate and development interests will oppose this extra layer of review, just as they have somehow persuaded the City in its "Housing Action Plan as a Guiding Document" (HAP Guidance) to consider increasing the density in the R1 zone from two units per acre to four units per acres with no proper public outreach, no critical area review, and to date just one public hearing. And to permit cottage housing outright. It is noteworthy that:

1. The Public Hearing Notice (Attachment D) proposed HAP Guidance, yet Resolution 3104 converted HAP Guidance into a stand alone Housing Action Plan (Attachment E) just days before the single public hearing on this matter.

2. The Public Hearing Notice (Attachment D) limited the scope of the proposal as follows: "The Resolution will be a useful foundation for updates of the policies in the 2025 Comprehensive Plan's Land Use and Housing Elements". However, Resolution 3104 added a whole new dimension by improperly adding the following: "The City Council intends to select measures from the Anacortes Housing Action Plan to propose as development regulation updates to address Anacortes' housing needs".

3. The 'sleight of hand', to put it politely, involved with Items 1 and 2 is a clear violation of the Growth Management Act's mandate for early and continuous public participation and simple due process decency and respect for the public.

It is also noteworthy that all property owners who bought property after passage of Wetland Protection Ordinance 2131 in 1990 knew or should have known that all wetlands over 10,000 square feet were protected.

The HAP Guidance 'stakeholder interviews' included no Homeowners Associations and no environmental advocacy groups. The stakeholder interviews were conducted with the following: Anacortes Family Center, Anacortes Housing Authority, Skagit Habitat for Humanity, Irwin Development, Landed Gentry, Strandberg Construction, Madrona Real Estate, Gary Merlino Construction, Island Hospital, Anacortes Community Health Council, Anacortes School District, Safeway, and Seattle Yachts. There is no disclosure as to what financial interests, if any, these 'stakeholders' and others involved in working on this document had/have in R1 property; a new building site in the R1 zone would probably be listed at \$300,000. To say that the stakeholder comments are one-sided and 'over the top' as to real estate and developments interests, as presented in pages 2-7 of the Anacortes HAP Guidance Public Engagement Strategy, would be an accurate and polite summary. And the survey should have been a random sample survey of Anacortes residents to have any validity and should not have allowed any interested party to self-select. The charts and graphics are carefully laid out, but the input is more than just questionable. It is misleading. Anacortes residents love their neighborhoods and after 40 years or so without dramatic zoning changes are totally unprepared for the dramatic up-zones currently under consideration. Where are the mailings and neighborhood meetings?

As to the specific recommendations to eliminate the provisos that cottage housing can be allowed only "under certain circumstances" and that four housing units can only be allowed through a "special review process", there is no conceivable way that these actions can pass environmental scrutiny and secure state agency support. Most of the parcels in the R1 zone qualify as critical areas under one of the following categories: Habitat of Local Importance, individual wells protected by a 1,000 foot aquifer recharge area, wetlands and their buffers, and streams and their buffers. Many parcels in the R1 zone are characterized by two or three of these City's designated critical areas.

3. A demonstration of why the proposal is needed.

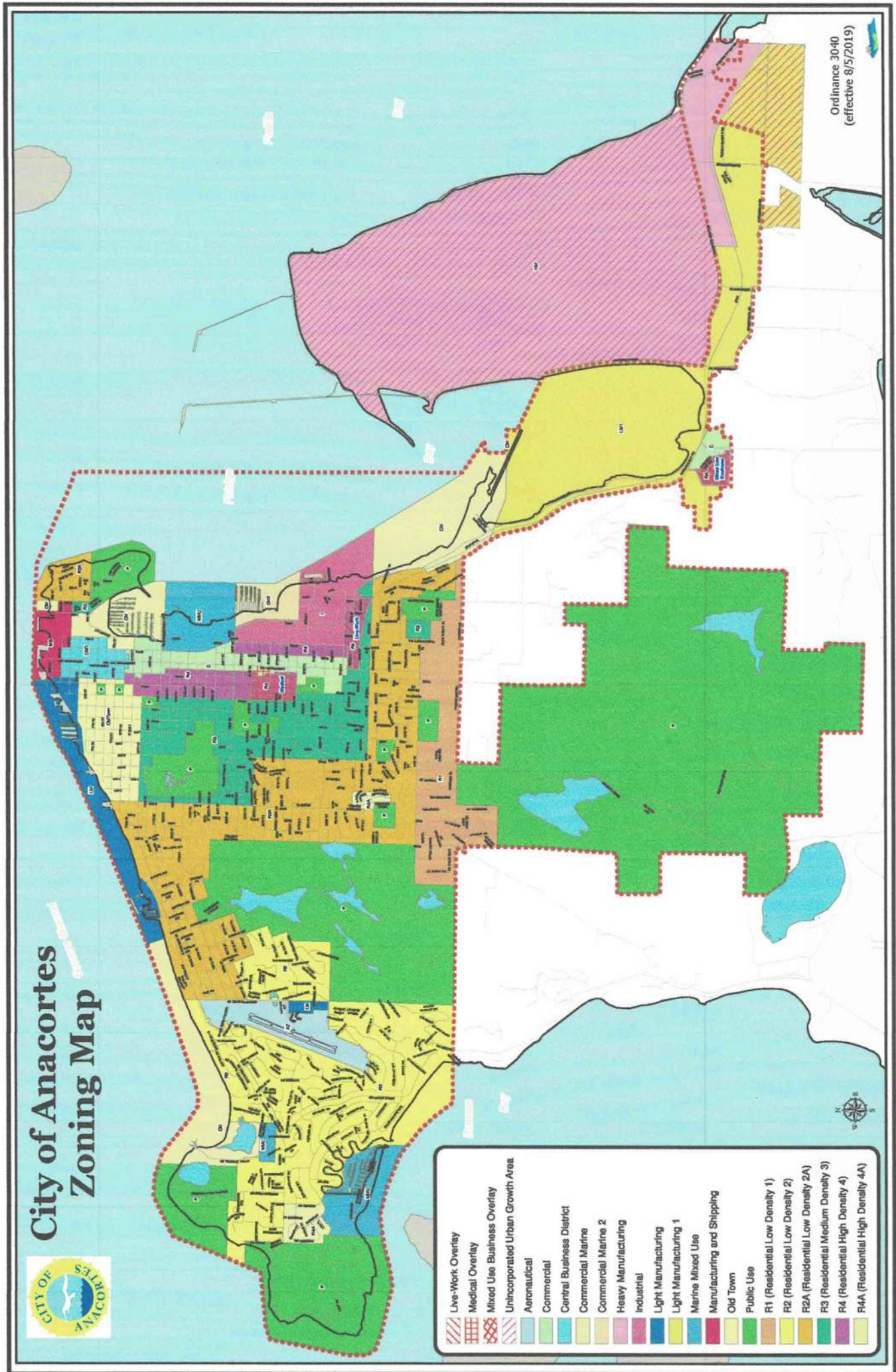
The City is simply refusing, without explanation, to include these designated critical areas in its development review process. And this despite the fact that AMC 19.10.030 clearly states that the Planning Director has "the **duty** administer and enforce AMC Titles 16, 17, 18, and 19" (emphasis added).

4. A statement of how the amendment is consistent with the Comprehensive Plan's vision and goals.

This proposal gives additional depth to the Purpose of the R1 zone and to the entire set of Environmental Goals and Policies. See Attachment F.

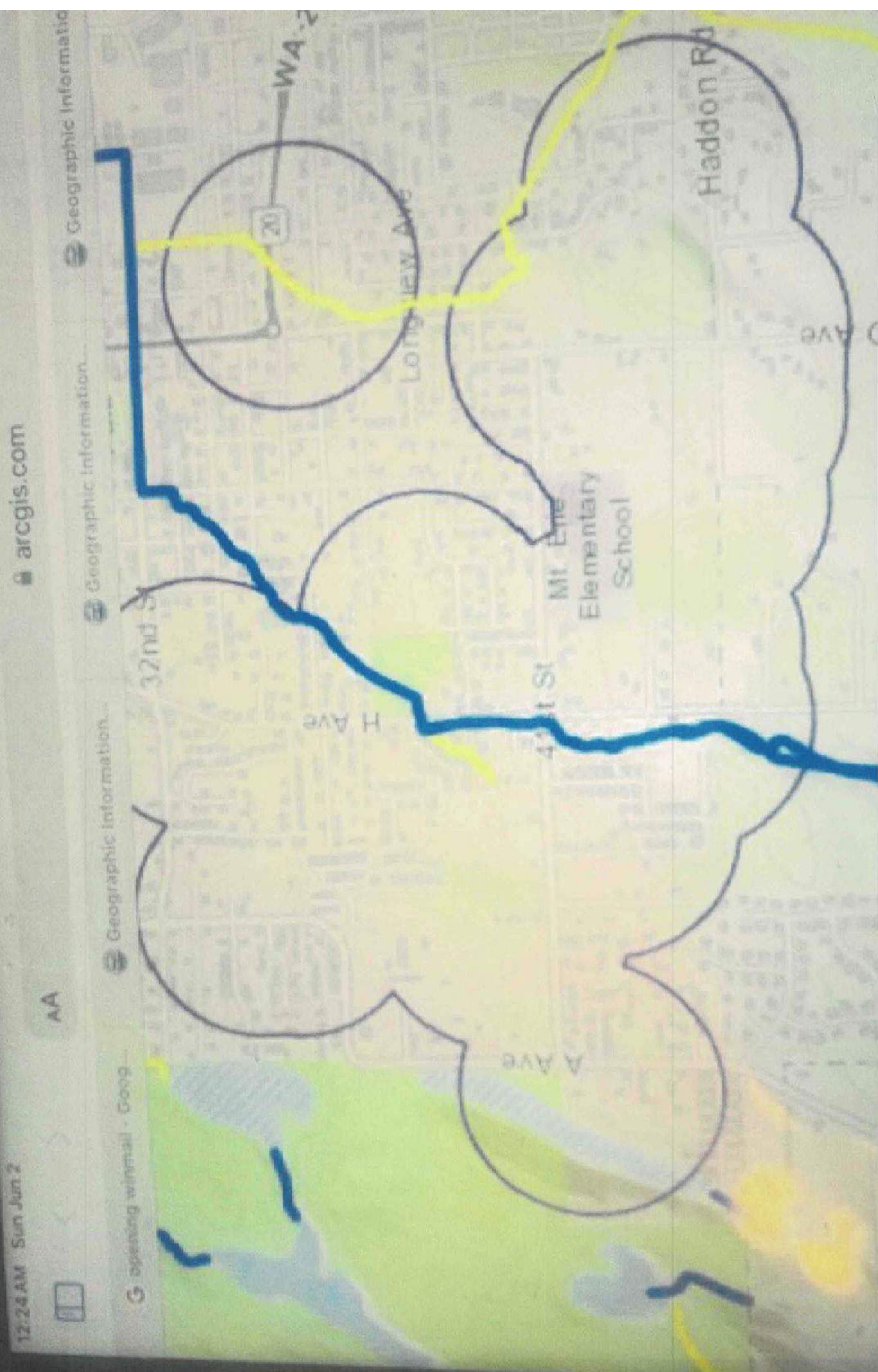
5. A description of how the map amendment complies with the land use designation criteria in the comprehensive plan, if applicable.

This proposal can be considered as an overlay to the current maps and is compatible with the City's land use designation criteria for the R1 zone.





WETLANDS AND BUFFERS



Attachment D



Notice of Public Hearing

Including written comment period, public meeting date

Publish Date:	January 4, 2023
Proposal Name:	Resolution 3104 Adopting a Housing Action Plan as a Guiding Document with Recommendations for Future Housing Policy, Planning, and Regulatory Amendments to Improve the Availability and Affordability of Housing for the Entire Community
Documents Available at:	https://www.anacorteswa.gov/198/Anacortes-Municipal-Code-Updates
Lead Agency:	City of Anacortes Planning, Community & Economic Development Department
Contact Person	Don Measamer, Director
Public Hearing Body:	Anacortes City Council
Public Hearing Date:	Monday, January 17, 2023, at 6:00 PM

Proposal Description

The Resolution will be a useful foundation for updates of the policies in the 2025 Comprehensive Plan's Land Use and Housing Elements.

How to Comment

Email comments are preferred and must be sent to don@cityofanacortes.org. Please include your comments in the body of your email message rather than as attachments.

Paper comments may be mailed or delivered to:

City of Anacortes
Planning, Community & Economic Development Department
ATTN: Don Measamer
P.O. Box 547 / 904 6th St.
Anacortes, WA 98221

Verbal comments may be made at the Public Hearing. The public hearing will be held remotely and in person. Meeting access information can be found on the City Council agenda, posted Wednesday prior to the meeting here:

<https://www.anacorteswa.gov/700/Meeting-Documents-and-Video>

Attachment E

RESOLUTION NO. 3104

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANACORTES ADOPTING A HOUSING ACTION PLAN ~~AS A GUIDING DOCUMENT WITH RECOMMENDATIONS FOR FUTURE HOUSING POLICY, PLANNING, AND REGULATORY AMENDMENTS TO~~ IMPROVE THE AVAILABILITY AND AFFORDABILITY OF HOUSING FOR THE ENTIRE COMMUNITY

WHEREAS, Revised Code of Washington (RCW) 36.70A.600 provides for cities planning under the Growth Management Act (GMA) to prepare a Housing Action Plan (HAP); and

WHEREAS, the goal of the HAP is to encourage construction of additional affordable and market rate housing in a greater variety of housing types and prices that are accessible to a greater variety of incomes, ~~including strategies aimed at the for-profit single-family home market~~; and

WHEREAS, preparation of the HAP involved extensive public outreach that included stakeholder interviews, community survey, planning commission public meeting, city council public hearing, and city web page that made available related documents and allowed for early and continuous public participation and public comment; and

WHEREAS, the City of Anacortes finds that adequate and affordable housing is key to ensuring a vibrant community with a desirable quality of life; and

WHEREAS, ~~T~~he City of Anacortes finds that there is a need for a variety of housing types that are affordable across all income levels; and

WHEREAS, the City of Anacortes recognizes the need for a more comprehensive strategy in addressing housing needs; and

WHEREAS, the Housing Action Plan was developed by evaluating the City's ongoing efforts and analyzing Anacortes's current and future housing needs through a housing needs analysis and collaborating with the community; and

WHEREAS, the City Council held a meeting on December 19, 2022, to introduce the Housing Action Plan and take public comment; and

WHEREAS, the City Council held a public hearing on January 17, 2023
:

NOW THEREFORE, BE IT RESOLVED, by the City Council of the City of Anacortes, Washington, that:

SECTION 1 – The Council hereby adopts- the Anacortes Housing Action Plan as shown in Attachment A.

SECTION 2 – The City Council intends to select specific measures from the ~~the~~ Anacortes Housing Action Plan- to propose as development regulation updates to address Anacortes’s housing needs.

SECTION 3 – The Housing Action Plan will be a useful foundation for updates of the policies in the 2025 Comprehensive Plan’s Land Use and Housing Elements.

~~Section 4 – The City Council intends no development outside its jurisdiction, e.g., Guemes Island...~~

INTRODUCED, PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF ANACORTES THIS _____.

MATT MILLER, -MAYOR

Approved as to form and legality:

Steve D. Hoglund, City Clerk Treasurer

Darcy Swetnam, WSBA #40530
City Attorney

ATTEST:

Attachment F

RESOLUTION NO. 3104

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANACORTES ADOPTING A HOUSING ACTION PLAN TO IMPROVE THE AVAILABILITY AND AFFORDABILITY OF HOUSING FOR THE ENTIRE COMMUNITY

WHEREAS, Revised Code of Washington (RCW) 36.70A.600 provides for cities planning under the Growth Management Act (GMA) to prepare a Housing Action Plan (HAP); and

WHEREAS, the goal of the HAP is to encourage construction of additional affordable and market rate housing in a greater variety of housing types and prices that are accessible to a greater variety of incomes,; and

WHEREAS, preparation of the HAP involved extensive public outreach that included stakeholder interviews, community survey, planning commission public meeting, city council public hearing, and city web page that made available related documents and allowed for early and continuous public participation and public comment; and

WHEREAS, the City of Anacortes finds that adequate and affordable housing is key to ensuring a vibrant community with a desirable quality of life; and

WHEREAS, the City of Anacortes finds that there is a need for a variety of housing types that are affordable across all income levels; and

WHEREAS, the City of Anacortes recognizes the need for a more comprehensive strategy in addressing housing needs; and

WHEREAS, the Housing Action Plan was developed by evaluating the City’s ongoing efforts and analyzing Anacortes’s current and future housing needs through a housing needs analysis and collaborating with the community; and

WHEREAS, the City Council held a meeting on December 19, 2022, to introduce the Housing Action Plan and take public comment; and

WHEREAS, the City Council held a public hearing on **January 17, 2023;**

NOW THEREFORE, BE IT RESOLVED, by the City Council of the City of Anacortes, Washington, that:

SECTION 1 – The Council hereby adopts the Anacortes Housing Action Plan as shown in Attachment A.

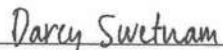
SECTION 2 – The City Council intends to select specific measures from the Anacortes Housing Action Plan to propose as development regulation updates to address Anacortes’s housing needs.

SECTION 3 – The Housing Action Plan will be a useful foundation for updates of the policies in the 2025 Comprehensive Plan’s Land Use and Housing Elements.

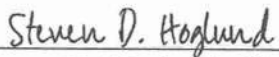
INTRODUCED, PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF ANACORTES THIS 17th OF JANUARY 2023.

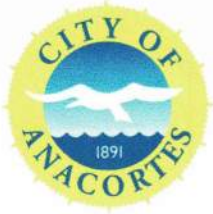

MATT MILLER, MAYOR

Approved as to form and legality:


Darcy Swetnam, WSBA #40530
City Attorney

ATTEST:


Steven D. Hoglund, City Clerk Treasurer



CITY OF ANACORTES

PLANNING, COMMUNITY, and
ECONOMIC DEVELOPMENT DEPARTMENT

Application Submittal Checklist

Development Regulation Amendment

[AMC 19.16, Legislative Actions](#)

2 of 11

DELINEATING CRITICAL AREAS IN R1 ZONE

DOCUMENTS

-
- ☒ This checklist completed and signed
 - ☒ [Application and Narrative form](#)
 - ☒ State Environmental Policy Act ([SEPA](#)) Checklist (including Part D for Non-Project Actions)
 - ☐ A map identifying the property included in the proposed amendment (for future land use map changes)
 - ☒ If applicable, supplemental studies and reports

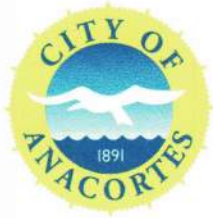
* **Fees for Comprehensive Plan amendment requests:** An initial application fee (\$960) is due after petition submittal and initial staff review. An additional fee (\$1,870) will be due if/when the amendment is docketed for consideration (within 14 days).

DOCUMENT REQUIREMENTS

-
- ☒ **Application and Narrative.** If you need to attach supplemental documents to your narrative, first save the document as a pdf and then combine the supplemental document(s) to the Project Narrative form before uploading to the permit portal. The Project Narrative application submittal should be a single pdf file.
 - ☒ **Supplemental studies and reports.** Additional information may be required to evaluate the impact of your proposal. (Staff will contact you after submittal to identify additional required supporting information, if any is needed.)

X Ian S. Munce (signature on hard copy)

Applicant's eSignature (electronic / digital) verifying all application submittal checklist items are complete.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT

Petition for Amendment to the Comprehensive Plan /
Development Regulations

Amendment Application and Narrative

Applicant Information (Name, mailing address, phone number, email address)	
Ian Munce, JD, AICP 1711 Quail Drive Anacortes, WA 98221 360-333-1646 ianmunce@gmail.com	Application 2 of 11 With Attachment F
DELINEATING CRITICAL AREAS IN R1 Zone	
Property Information – For map amendments (Address, parcel number(s), property owner(s))	
R1 Zone	

Amendment Request Narrative

Per [AMC 19.16.040\(D\)](#), petition for amendment of the [Comprehensive Plan](#) or [development regulations](#) must include the following:

1. A detailed statement of what is proposed to be changed and why.

I propose the following changes the R1 Principal Uses and Density (additions in bold):

The purpose of this zone as stated in the current City Comprehensive Plan is as follows: "This density provides for low density residential development in the southern end of the City that is inappropriate for more intensive urban development due to topography, the frequent presence of wetlands, the high cost in extending public facilities, and the desire to

create a lower intensity transitional area between the city and the surrounding unincorporated rural pasture, forest, and agricultural land".

Add from Comprehensive Plan: "The principal uses and density are as follows: "Single -family detached dwellings are the predominant dwelling type. Other dwelling types, such as accessory dwellings and cottage housing may be allowed under certain circumstances. The permitted base density is up to 2 dwelling units per gross acre. Densities up to 4 units per gross acre may be permitted via a special review process".

Add **"The certain circumstances and special review process should only be defined once the '1,000 aquifer recharge area for individual wells', streams, wetlands, and their buffers have been delineated and mapped across the entire 300 acre R1 zone"**.

The reason for this proposal is that this transitional zone as described in the Purpose statement needs to be considered in light of the mosaic of wetlands and streams that make up this zone, with interconnection after interconnection. The delineation and mapping will facilitate additional density with the proper attention to critical areas and stormwater. Unsupervised, piecemeal development is destroying the entire character and function of the R1 zone. I can document this in detail but prefer to move forward on a positive note.

2. A statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.

The proposed change to the principal uses and density language will facilitate additional density with the proper attention to critical areas and stormwater issues.

3. A demonstration of why the proposal is needed.

Unsupervised, piecemeal development is destroying the entire character and function of the R1 zone. I can document this in detail but prefer to move forward on a positive note

4. A statement of how the amendment is consistent with the Comprehensive Plan's vision and goals.

This proposal is entirely consistent with the Comprehensive Plan vision and goals. It moves forward both the housing and environmental goals and policies. Attachment F.

5. A description of how the map amendment complies with the land use designation criteria in the comprehensive plan, if applicable.

N/A

From: Ian Munce ianmunce@gmail.com
Subject: Vision, Goals, and Policies
Date: Jun 20, 2024 at 12:24:57 PM
To: Ian Munce ianmunce@gmail.com

ATTACHMENT F

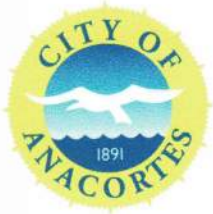
1. The Comprehensive Plan's (CP) "Vision Statement" includes the following: "... protects our natural environment ... for future generations". CP, p 1-9. The CP "Values Statements" includes the following: "Embrace a conservation ethic ... Adopt innovative and environmentally sensitive development practices ... Utilize residents extensive knowledge and experience ... Preserve our historic places and natural surroundings". CP, p. 1-9.
2. The "Environment and Conservation" element of the CP includes the following: "... natural features as defining features of the City. Preservation of these natural features is identified by the community as an important priority. This policy is expressed through the goals and policies that support environmental stewardship, protection of critical areas, and protection of surface and groundwater quality". CP, p. 1-40.
3. The "Environment and Conservation" Goals and Policies include the following as Goal EC-1: "Serve as a leader in environmental stewardship of the natural environment for current and future generations". CP, p.1-40. The policies to implement this goal include the following as Policy EC-1.2: "Work cooperatively with ... state governments and community organizations to protect and enhance the environment". And, the following under Policy EC-1.3(F): "Publish and make available information about ... cluster development and transferable development rights". CP, p.1-41.
4. This same element includes the following as Policy EC-1.5: "identify and inventory areas of ... biological significance ... regulate development which would cause significant deterioration of these qualities". CP, p.1-41. And, Policies EC-1.7 and EC-1.8: "Work cooperatively with Skagit County in development of land use plans and review development proposals to identify and protect habitat networks and critical areas on an interjurisdictional basis ... use best available science to preserve or enhance the function and values of critical areas through regulations,

programs, and incentives". CP, p.1-41.

5. The "Environment and Conservation" Goals and Policies include the following as Goal EC-4: "Protect and enhance water quality". CP, p.1-43. And, Policy EC-4.8: "Protect and preserve areas that are critical for aquifer recharge , such as wetlands, streams, and water bodies". CP, p.1-43.

6. The "Environment and Conservation" Goals and Policies include the following as Goal EC-5: "Protect and enhance fish and wildlife habitat". CP, p.1-43. And Policy EC-5.1: " Identify, plan for, and preserve habitat areas, including wildlife corridors and areas with healthy ecosystems through development regulations ...". CP, p.1-43.

7. The "Environment and Conservation " Goals and Policies include the following as Goal EC-6: "maintain or improve the functional integrity of watercourses, wetlands, bodies of water and their shores". CP, p. 1-44. And, Policies EC-6.2 and EC-6.5: "Streams and wetlands should be maintained in their existing natural condition, or restored where appropriate ... place appropriate restrictions on land surface modifications ... hydrology modifications ... including ... clearing". CP, p.1-44.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT



PCED Received

Date: June 29, 2024

Document received by the Planning, Community
& Economic Development Department

Petition #10
"Munce - 3 of 11"

Application Submittal Checklist

Development Regulation Amendment

[AMC 19.16, Legislative Actions](#)

3 of 11

CORRECT NORTH BASIN STORMWATER PLAN

DOCUMENTS

- ☒ This checklist completed and signed
- ☒ [Application and Narrative form](#)
- ☒ State Environmental Policy Act ([SEPA](#)) Checklist (including Part D for Non-Project Actions)
- ☐ A map identifying the property included in the proposed amendment (for future land use map changes)
- ☒ If applicable, supplemental studies and reports

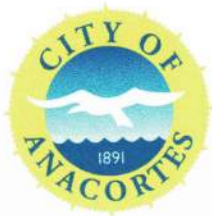
* **Fees for Comprehensive Plan amendment requests:** An initial application fee (\$960) is due after petition submittal and initial staff review. An additional fee (\$1,870) will be due if/when the amendment is docketed for consideration (within 14 days).

DOCUMENT REQUIREMENTS

- ☒ **Application and Narrative.** If you need to attach supplemental documents to your narrative, first save the document as a pdf and then combine the supplemental document(s) to the Project Narrative form before uploading to the permit portal. The Project Narrative application submittal should be a single pdf file.
- ☒ **Supplemental studies and reports.** Additional information may be required to evaluate the impact of your proposal. (Staff will contact you after submittal to identify additional required supporting information, if any is needed.)

X Ian S. Munce

Applicant's eSignature (electronic / digital) verifying all application submittal checklist items are complete.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT

Petition for Amendment to the Comprehensive Plan /
Development Regulations

Amendment Application and Narrative

Applicant Information (Name, mailing address, phone number, email address)	
Ian Munce, JD, AICP 1711 Quail Drive Anacortes, WA 98221 360-333-1646 ianmunce@gmail.com	Application 3 of 11 CORRECT NORTH BASIN STORMWATER PLAN PROPOSED DEVELOPMENT REGULATION AMENDMENT
Property Information – For map amendments (Address, parcel number(s), property owner(s))	
R1 Zone	

Amendment Request Narrative

Per [AMC 19.16.040\(D\)](#), petition for amendment of the [Comprehensive Plan](#) or [development regulations](#) must include the following:

1. A detailed statement of what is proposed to be changed and why.

If the Development Regulations includes by reference, or just references, the City's North Basin Stormwater Plan (NBSP) some corrections need to be made: the NBSP incorrectly identifies the basin as 500 acres in size when in fact it is 2400 acres in size. The NBSP describes the basin as 'substantially developed' when this description does not fit the 300 acre R1 zone where most of the acreage is wetlands or wetland buffers, streams and their buffers, aquifer recharge areas, and habitats of local importance,

2. **A statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.**

The geographic area affected is that mapped in the NBSP. There should be no impacts caused by the change. This submission seems to be my only way to secure these corrections.

3. **A demonstration of why the proposal is needed.**

Correct data and conclusions are of critical importance to sound planning

4. **A statement of how the amendment is consistent with the Comprehensive Plan's vision and goals.**

Correct data and conclusions are of critical importance to sound planning and thus the amendment/correction is consistent with the Comprehensive Plan's vision, goals, and policies.

5. **A description of how the map amendment complies with the land use designation criteria in the comprehensive plan, if applicable.**

N/A



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT



PCED Received

Date: June 30, 2024

Document received by the Planning, Community
& Economic Development Department

Petition #11
"Munce - 4 of 11"

Application Submittal Checklist

Development Regulation Amendment

[AMC 19.16, Legislative Action](#)

4 of 11

REESTABLISH PLANNED UNIT DEVELOPMENTS

DOCUMENTS

- ☒ This checklist completed and signed
- ☒ [Application and Narrative form](#)
- ☒ State Environmental Policy Act ([SEPA](#)) Checklist (including Part D for Non-Project Actions)
- ☐ A map identifying the property included in the proposed amendment (for future land use map changes)
- ☒ If applicable, supplemental studies and reports

* **Fees for Comprehensive Plan amendment requests:** An initial application fee (\$960) is due after petition submittal and initial staff review. An additional fee (\$1,870) will be due if/when the amendment is docketed for consideration (within 14 days).

DOCUMENT REQUIREMENTS

- ☒ **Application and Narrative.** If you need to attach supplemental documents to your narrative, first save the document as a pdf and then combine the supplemental document(s) to the Project Narrative form before uploading to the permit portal. The Project Narrative application submittal should be a single pdf file.
- ☒ **Supplemental studies and reports.** Additional information may be required to evaluate the impact of your proposal. (Staff will contact you after submittal to identify additional required supporting information, if any is needed.)

X Ian S. Munce

Ian S. Munce

Applicant's eSignature (electronically) verifying all application submittal checklist items are complete.

Received this 27 day

of June, 2024

at 3:05 AM / PM

Megan A.
City Clerk



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT

Petition for Amendment to the Comprehensive Plan /
Development Regulations

Amendment Application and Narrative

Applicant Information (Name, mailing address, phone number, email address)	
Ian Munce, JD, AICP 1711 Quail Drive Anacortes, WA 98221 360-333-1646 ianmunce@gmail.com	Application 4 of 11 REESTABLISH PLANNED UNIT DEVELOPMENTS PROPOSED DEVELOPMENT REGULATION AMENDMENT
Property Information – For map amendments (Address, parcel number(s), property owner(s)) Citywide	

Per [AMC 19.16.040\(D\)](#), petition for amendment of the [Comprehensive Plan](#) or [development regulations](#) must include the following:

1. A detailed statement of what is proposed to be changed and why.

The City Development Regulations should reestablish Planned Unit Developments (PUDs) to allow property owners to cluster housing units outside of wetlands, streams, Fish and Wildlife critical areas, and their buffers. The unintended consequences of eliminating the City's PUD ordinance in Ordinance 2992, December 19, 2016 are that property owners are incentivized to: (1) 'landscape' as much critical areas and their buffers as they can get away with in order to gain building site(s); (2) submit less than adequate critical area reports and hope that the City will not require an independent third party review; (3) submit incomplete applications for a standard short plat or standard long plat and hope that the Planning Department will not receive comments or receive inadequate comments from all affected Departments and divisions; and,

(4) gamble that overworked City staff will miss or overlook critical area issues.

The PUD procedures and standards that were repealed in 2016 can simply be readopted.

2. A statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.

Adding PUD provisions will eliminate the unintended consequences described in Question 1 citywide and allow property owners to gain their site's maximum density without cutting any corners. There are simply no issues associated with reestablishing optional PUD regulations. They are simply one more tool in the planning toolbox.

3. A demonstration of why the proposal is needed.

The proposal is needed to address the unintended consequences, described in Question 1, of eliminating the PUD option in 2016.

4. A statement of how the amendment is consistent with the Comprehensive Plan's vision and goals.

The proposal will provide a means to address the Comprehensive Plan vision, goals, and policies. Of particular note is how it will advance the Environment and Conservation focus: "Environmental stewardship, protecting and enhancing shorelines and water quality, protecting wildlife habitat, protecting tree cover, promoting sustainable development practices, and addressing climate change". CP, p.1-7. And, Land Use Policy LU -4.1: "Maintain and strengthen regulations to protect sensitive natural areas, and pursue strategies/actions to restore degraded natural areas.

5. A description of how the map amendment complies with the land use designation criteria in the comprehensive plan, if applicable.

N/A

Purpose of checklist

Governmental agencies use this checklist to help determine whether the environmental impacts of your proposal are significant. This information is also helpful to determine if available avoidance, minimization, or compensatory mitigation measures will address the probable significant impacts or if an environmental impact statement will be prepared to further analyze the proposal.

Instructions for applicants

This environmental checklist asks you to describe some basic information about your proposal. Please answer each question accurately and carefully, to the best of your knowledge. You may need to consult with an agency specialist or private consultant for some questions. **You may use “not applicable” or “does not apply” only when you can explain why it does not apply and not when the answer is unknown.** You may also attach or incorporate by reference additional studies reports. Complete and accurate answers to these questions often avoid delays with the SEPA process as well as later in the decision-making process.

The checklist questions apply to **all parts of your proposal**, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The agency to which you submit this checklist may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impact.

Instructions for lead agencies

Please adjust the format of this template as needed. Additional information may be necessary to evaluate the existing environment, all interrelated aspects of the proposal and an analysis of adverse impacts. The checklist is considered the first but not necessarily the only source of information needed to make an adequate threshold determination. Once a threshold determination is made, the lead agency is responsible for the completeness and accuracy of the checklist and other supporting documents.

Use of checklist for nonproject proposals

For nonproject proposals (such as ordinances, regulations, plans and programs), complete the applicable parts of sections A and B, plus the Supplemental Sheet for Nonproject Actions (Part D). Please completely answer all questions that apply and note that the words "project," "applicant," and "property or site" should be read as "proposal," "proponent," and "affected geographic area," respectively. The lead agency may exclude (for non-projects) questions in "Part B: Environmental Elements" that do not contribute meaningfully to the analysis of the proposal.

¹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/Checklist-guidance>

A. Background

[Find help answering background questions²](https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-A-Background)

1. Name of proposed project, if applicable:

Reestablish Planned Unit Developments

2. Name of applicant:

Ian S. Munce

3. Address and phone number of applicant and contact person:

1711 Quail Drive, Anacortes. 360-333-1646

4. Date checklist prepared:

6/26/2024

5. Agency requesting checklist:

City of Anacortes

6. Proposed timing of schedule (including phasing, if applicable):

N/A

7. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain.

Implementation of the Comprehensive Plans Goals and Policies in the Environmental Element

8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal.

City GIS layers as to streams and wetlands and their buffers and individual well aquifer protection locations

9. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain.

No, but they may be out there. I am aware of the partial application for 4219 H Avenue

10. List any government approvals or permits that will be needed for your proposal, if known.

11. Give brief, complete description of your proposal, including the proposed uses and the size of the project and site. There are several questions later in this checklist that ask you to describe certain aspects of your proposal. You do not need to repeat those answers on this page. (Lead agencies may modify this form to include additional specific information on project description.)

Please see the forgoing application.

² <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-A-Background>

12. **Location of the proposal.** Give sufficient information for a person to understand the precise location of your proposed project, including a street address, if any, and section, township, and range, if known. If a proposal would occur over a range of area, provide the range or boundaries of the site(s). Provide a legal description, site plan, vicinity map, and topographic map, if reasonably available. While you should submit any plans required by the agency, you are not required to duplicate maps or detailed plans submitted with any permit applications related to this checklist.

Citywide

B.Environmental Elements

1. Earth

[Find help answering earth questions](#)³

- a. **General description of the site:**

Circle or highlight one: Flat, rolling, hilly, steep slopes, mountainous, other:

- b. **What is the steepest slope on the site (approximate percent slope)?**
- c. **What general types of soils are found on the site (for example, clay, sand, gravel, peat, muck)? If you know the classification of agricultural soils, specify them, and note any agricultural land of long-term commercial significance and whether the proposal results in removing any of these soils.**
- d. **Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.**
- e. **Describe the purpose, type, total area, and approximate quantities and total affected area of any filling, excavation, and grading proposed. Indicate source of fill.**
- f. **Could erosion occur because of clearing, construction, or use? If so, generally describe.**

³ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-earth>

- g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?**
- h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any.**

2. Air

[Find help answering air questions⁴](#)

- a. What types of emissions to the air would result from the proposal during construction, operation, and maintenance when the project is completed? If any, generally describe and give approximate quantities if known.**
- b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.**
- c. Proposed measures to reduce or control emissions or other impacts to air, if any:**

3. Water

[Find help answering water questions⁵](#)

a. Surface:

[Find help answering surface water questions⁶](#)

- 1. Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If appropriate, state what stream or river it flows into.**
- 2. Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If yes, please describe and attach available plans.**

⁴ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-Air>

⁵ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water>

⁶ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water/Environmental-elements-Surface-water>

3. Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material.
4. Will the proposal require surface water withdrawals or diversions? Give a general description, purpose, and approximate quantities if known.
5. Does the proposal lie within a 100-year floodplain? If so, note location on the site plan.
6. Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge.

b. Ground:

[Find help answering ground water questions⁷](https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water/Environmental-elements-Groundwater)

1. Will groundwater be withdrawn from a well for drinking water or other purposes? If so, give a general description of the well, proposed uses and approximate quantities withdrawn from the well. Will water be discharged to groundwater? Give a general description, purpose, and approximate quantities if known.
2. Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (domestic sewage; industrial, containing the following chemicals...; agricultural; etc.). Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.

c. Water Runoff (including stormwater):

1. Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe.
2. Could waste materials enter ground or surface waters? If so, generally describe.

⁷ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-3-Water/Environmental-elements-Groundwater>

3. Does the proposal alter or otherwise affect drainage patterns in the vicinity of the site? If so, describe.

d. Proposed measures to reduce or control surface, ground, and runoff water, and drainage pattern impacts, if any:

4. Plants

[Find help answering plants questions](#)

a. Check the types of vegetation found on the site:

- ☐ deciduous tree: alder, maple, aspen, other
- ☐ evergreen tree: fir, cedar, pine, other
- ☐ shrubs
- ☐ grass
- ☐ pasture
- ☐ crop or grain
- ☐ orchards, vineyards, or other permanent crops.
- ☐ wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other
- ☐ water plants: water lily, eelgrass, milfoil, other
- ☐ other types of vegetation

b. What kind and amount of vegetation will be removed or altered?

c. List threatened and endangered species known to be on or near the site.

d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any.

e. List all noxious weeds and invasive species known to be on or near the site.

5. Animals

[Find help answering animal questions](#)⁸

⁸ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-5-Animals>

- a. List any birds and other animals that have been observed on or near the site or are known to be on or near the site.

Examples include:

- Birds: hawk, heron, eagle, songbirds, other:
- Mammals: deer, bear, elk, beaver, other:
- Fish: bass, salmon, trout, herring, shellfish, other:

- b. List any threatened and endangered species known to be on or near the site.

- c. Is the site part of a migration route? If so, explain.

- d. Proposed measures to preserve or enhance wildlife, if any.

- e. List any invasive animal species known to be on or near the site.

6. Energy and natural resources

[Find help answering energy and natural resource questions](#)⁹

- a. What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy needs? Describe whether it will be used for heating, manufacturing, etc.
- b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.
- c. What kinds of energy conservation features are included in the plans of this proposal? List other proposed measures to reduce or control energy impacts, if any.

7. Environmental health

[Health Find help with answering environmental health questions](#)¹⁰

⁹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-6-Energy-natural-resou>

¹⁰ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-7-Environmental-health>

- a. Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste, that could occur because of this proposal? If so, describe.
1. Describe any known or possible contamination at the site from present or past uses.
 2. Describe existing hazardous chemicals/conditions that might affect project development and design. This includes underground hazardous liquid and gas transmission pipelines located within the project area and in the vicinity.
 3. Describe any toxic or hazardous chemicals that might be stored, used, or produced during the project's development or construction, or at any time during the operating life of the project.
 4. Describe special emergency services that might be required.
 5. Proposed measures to reduce or control environmental health hazards, if any.

b. Noise

1. What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)?
2. What types and levels of noise would be created by or associated with the project on a short-term or a long-term basis (for example: traffic, construction, operation, other)? Indicate what hours noise would come from the site)?
3. Proposed measures to reduce or control noise impacts, if any:

8. Land and shoreline use

[Find help answering land and shoreline use questions](https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-8-Land-shoreline-use)¹¹

- a. What is the current use of the site and adjacent properties? Will the proposal affect current land uses on nearby or adjacent properties? If so, describe.

¹¹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-8-Land-shoreline-use>

- b. Has the project site been used as working farmlands or working forest lands? If so, describe. How much agricultural or forest land of long-term commercial significance will be converted to other uses because of the proposal, if any? If resource lands have not been designated, how many acres in farmland or forest land tax status will be converted to nonfarm or nonforest use?
1. Will the proposal affect or be affected by surrounding working farm or forest land normal business operations, such as oversize equipment access, the application of pesticides, tilling, and harvesting? If so, how?
- c. Describe any structures on the site.
- d. Will any structures be demolished? If so, what?
- e. What is the current zoning classification of the site?
- f. What is the current comprehensive plan designation of the site?
- g. If applicable, what is the current shoreline master program designation of the site?
- h. Has any part of the site been classified as a critical area by the city or county? If so, specify.
- i. Approximately how many people would reside or work in the completed project?
- j. Approximately how many people would the completed project displace?
- k. Proposed measures to avoid or reduce displacement impacts, if any.
- l. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any.

- m. Proposed measures to reduce or control impacts to agricultural and forest lands of long-term commercial significance, if any:

9. Housing

[Find help answering housing questions](#)¹²

- a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.
- b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.
- c. Proposed measures to reduce or control housing impacts, if any:

10. Aesthetics

[Find help answering aesthetics questions](#)¹³

- a. What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed?
- b. What views in the immediate vicinity would be altered or obstructed?
- c. Proposed measures to reduce or control aesthetic impacts, if any:

11. Light and glare

[Find help answering light and glare questions](#)¹⁴

- a. What type of light or glare will the proposal produce? What time of day would it mainly occur?
- b. Could light or glare from the finished project be a safety hazard or interfere with views?

¹² <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-9-Housing>

¹³ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-10-Aesthetics>

¹⁴ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-11-Light-glare>

- c. What existing off-site sources of light or glare may affect your proposal?
- d. Proposed measures to reduce or control light and glare impacts, if any:

12. Recreation

[Find help answering recreation questions](#)

- a. What designated and informal recreational opportunities are in the immediate vicinity?
- b. Would the proposed project displace any existing recreational uses? If so, describe.
- c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any:

13. Historic and cultural preservation

[Find help answering historic and cultural preservation questions](#)¹⁵

- a. Are there any buildings, structures, or sites, located on or near the site that are over 45 years old listed in or eligible for listing in national, state, or local preservation registers? If so, specifically describe.
- b. Are there any landmarks, features, or other evidence of Indian or historic use or occupation? This may include human burials or old cemeteries. Are there any material evidence, artifacts, or areas of cultural importance on or near the site? Please list any professional studies conducted at the site to identify such resources.
- c. Describe the methods used to assess the potential impacts to cultural and historic resources on or near the project site. Examples include consultation with tribes and the department of archeology and historic preservation, archaeological surveys, historic maps, GIS data, etc.
- d. Proposed measures to avoid, minimize, or compensate for loss, changes to, and disturbance to resources. Please include plans for the above and any permits that may be required.

¹⁵ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-13-Historic-cultural-p>

14. Transportation

[Find help with answering transportation questions](#)¹⁶

- a. Identify public streets and highways serving the site or affected geographic area and describe proposed access to the existing street system. Show on site plans, if any.
- b. Is the site or affected geographic area currently served by public transit? If so, generally describe. If not, what is the approximate distance to the nearest transit stop?
- c. Will the proposal require any new or improvements to existing roads, streets, pedestrian, bicycle, or state transportation facilities, not including driveways? If so, generally describe (indicate whether public or private).
- d. Will the project or proposal use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.
- e. How many vehicular trips per day would be generated by the completed project or proposal? If known, indicate when peak volumes would occur and what percentage of the volume would be trucks (such as commercial and nonpassenger vehicles). What data or transportation models were used to make these estimates?
- f. Will the proposal interfere with, affect, or be affected by the movement of agricultural and forest products on roads or streets in the area? If so, generally describe.
- g. Proposed measures to reduce or control transportation impacts, if any:

15. Public services

[Find help answering public service questions](#)¹⁷

- a. Would the project result in an increased need for public services (for example: fire protection, police protection, public transit, health care, schools, other)? If so, generally describe.
- b. Proposed measures to reduce or control direct impacts on public services, if any.

¹⁶ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-B-Environmental-elements/Environmental-elements-14-Transportation>

¹⁷ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-15-public-services>

16. Utilities

[Find help answering utilities questions¹⁸](#)

- a. Circle utilities currently available at the site: electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, other:
- b. Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on the site or in the immediate vicinity which might be needed.

C. Signature

[Find help about who should sign¹⁹](#)

The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

X *Ian S. Munce*

Type name of signee: Ian S. Munce

Position and agency/organization: Anacortes resident.

Date submitted: 6/26/2024.

D. Supplemental sheet for nonproject actions

[Find help for the nonproject actions worksheet²⁰](#)

Do not use this section for project actions.

Because these questions are very general, it may be helpful to read them in conjunction with the list of the elements of the environment.

¹⁸ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-b-environmental-elements/environmental-elements-16-utilities>

¹⁹ <https://ecology.wa.gov/Regulations-Permits/SEPA/Environmental-review/SEPA-guidance/SEPA-checklist-guidance/SEPA-Checklist-Section-C-Signature>

²⁰ <https://ecology.wa.gov/regulations-permits/sepa/environmental-review/sepa-guidance/sepa-checklist-guidance/sepa-checklist-section-d-non-project-actions/ian>

When answering these questions, be aware of the extent the proposal, or the types of activities likely to result from the proposal, would affect the item at a greater intensity or at a faster rate than if the proposal were not implemented. Respond briefly and in general terms.

- 1. How would the proposal be likely to increase discharge to water; emissions to air; production, storage, or release of toxic or hazardous substances; or production of noise?**

The proposal is designed to reduce these impacts.

- **Proposed measures to avoid or reduce such increases are:**

N/A

- 2. How would the proposal be likely to affect plants, animals, fish, or marine life?**

The proposal would provide additional protections for these elements.

- **Proposed measures to protect or conserve plants, animals, fish, or marine life are:**

N/A

- 3. How would the proposal be likely to deplete energy or natural resources?**

The proposal would likely conserve these elements.

- **Proposed measures to protect or conserve energy and natural resources are:**

N/A

- 4. How would the proposal be likely to use or affect environmentally sensitive areas or areas designated (or eligible or under study) for governmental protection, such as parks, wilderness, wild and scenic rivers, threatened or endangered species habitat, historic or cultural sites, wetlands, floodplains, or prime farmlands?**

The proposal would likely add significant protections for environmentally sensitive areas, such as wetlands, streams, habitats of local importance, and aquifer protection areas.

- **Proposed measures to protect such resources or to avoid or reduce impacts are:**

N/A

- 5. How would the proposal be likely to affect land and shoreline use, including whether it would allow or encourage land or shoreline uses incompatible with existing plans?**

The proposal would discourage land uses incompatible with existing plans.

- **Proposed measures to avoid or reduce shoreline and land use impacts are:**

N/A

- 6. How would the proposal be likely to increase demands on transportation or public services and utilities?**

The proposal would likely reduce such demands.

- **Proposed measures to reduce or respond to such demand(s) are:**

- N/A

7. Identify, if possible, whether the proposal may conflict with local, state, or federal laws or requirements for the protection of the environment.

The proposal would not only not conflict with these laws and requirements but would add protections for the environment.

**PCED Received**Date: June 29, 2024Document received by the Planning, Community
& Economic Development Department**Petition #12**
"Munce - 5 of 11"

CITY OF ANACORTES

**PLANNING, COMMUNITY, and
ECONOMIC DEVELOPMENT DEPARTMENT**

Application Submittal Checklist

Development Regulation AmendmentAMC 19.16, Legislative Actions

5 of 11

ADUs IN CRITICAL AREAS**DOCUMENTS**

- ☒ This checklist completed and signed
- ☒ Application and Narrative form
- ☒ State Environmental Policy Act (SEPA) Checklist (including Part D for Non-Project Actions)
- ☐ A map identifying the property included in the proposed amendment (for future land use map changes)
- ☒ If applicable, supplemental studies and reports

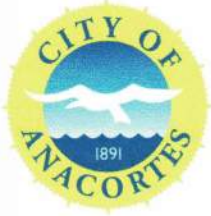
* **Fees for Comprehensive Plan amendment requests:** An initial application fee (\$960) is due after petition submittal and initial staff review. An additional fee (\$1,870) will be due if/when the amendment is docketed for consideration (within 14 days).

DOCUMENT REQUIREMENTS

- ☒ **Application and Narrative.** If you need to attach supplemental documents to your narrative, first save the document as a pdf and then combine the supplemental document(s) to the Project Narrative form before uploading to the permit portal. The Project Narrative application submittal should be a single pdf file.
- ☒ **Supplemental studies and reports.** Additional information may be required to evaluate the impact of your proposal. (Staff will contact you after submittal to identify additional required supporting information, if any is needed.)

X Ian S. Munce

Applicant's eSignature (electronic / digital) verifying all application submittal checklist items are complete.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT

Petition for Amendment to the Comprehensive Plan /
Development Regulations

Amendment Application and Narrative

Applicant Information (Name, mailing address, phone number, email address)	
Ian Munce, JD, AICP 1711 Quail Drive Anacortes, WA 98221 360-333-1646 ianmunce@gmail.com	Application 5 of 11 With Attachment F ADUs IN CRITICAL AREAS PROPOSED DEVELOPMENT REGULATION AMENDMENT
Property Information – For map amendments (Address, parcel number(s), property owner(s))	
R1 Zone	

Amendment Request Narrative

Per [AMC 19.16.040\(D\)](#), petition for amendment of the [Comprehensive Plan](#) or [development regulations](#) must include the following:

1. A detailed statement of what is proposed to be changed and why.

In the Development Regulations implement Commerce's advice as follows: "Cities ... may restrict ADU development ... in zones with a density of one unit or less that are in critical areas". Draft Guidance for ADUs in Washington State, p.8. State Department of Commerce, May 2024.

2. A statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.

Addressing critical areas in the R1 zone before allowing ADUs will delay the location of ADUs in the R1 Zone.

3. A demonstration of why the proposal is needed.

Building new residential units without appropriately integrating them into the multiple critical areas located in the R1 zone is just wrong and contrary to the environmental policies set forth in the Comprehensive Plan. See Attachment F.

4. A statement of how the amendment is consistent with the Comprehensive Plan's vision and goals.

The amendment is consistent with the Comprehensive Plan's vision, goals, and policies, particularly the environmental policies. See Attachment F.

5. A description of how the map amendment complies with the land use designation criteria in the comprehensive plan, if applicable.

N/A

From: Ian Munce ianmunce@gmail.com
Subject: Vision, Goals, and Policies
Date: Jun 20, 2024 at 12:24:57 PM
To: Ian Munce ianmunce@gmail.com

ATTACHMENT F

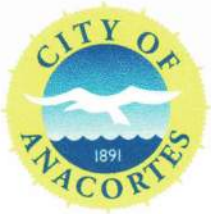
1. The Comprehensive Plan's (CP) "Vision Statement" includes the following: "... protects our natural environment ... for future generations". CP, p 1-9. The CP "Values Statements" includes the following: "Embrace a conservation ethic ... Adopt innovative and environmentally sensitive development practices ... Utilize residents extensive knowledge and experience ... Preserve our historic places and natural surroundings". CP, p. 1-9.
2. The "Environment and Conservation" element of the CP includes the following: "... natural features as defining features of the City. Preservation of these natural features is identified by the community as an important priority. This policy is expressed through the goals and policies that support environmental stewardship, protection of critical areas, and protection of surface and groundwater quality". CP, p. 1-40.
3. The "Environment and Conservation" Goals and Policies include the following as Goal EC-1: "Serve as a leader in environmental stewardship of the natural environment for current and future generations". CP, p.1-40. The policies to implement this goal include the following as Policy EC-1.2: "Work cooperatively with ... state governments and community organizations to protect and enhance the environment". And, the following under Policy EC-1.3(F): "Publish and make available information about ... cluster development and transferable development rights". CP, p.1-41.
4. This same element includes the following as Policy EC-1.5: "identify and inventory areas of ... biological significance ... regulate development which would cause significant deterioration of these qualities". CP, p.1-41. And, Policies EC-1.7 and EC-1.8: "Work cooperatively with Skagit County in development of land use plans and review development proposals to identify and protect habitat networks and critical areas on an interjurisdictional basis ... use best available science to preserve or enhance the function and values of critical areas through regulations,

programs, and incentives". CP, p.1-41.

5. The "Environment and Conservation" Goals and Policies include the following as Goal EC-4: "Protect and enhance water quality". CP, p.1-43. And, Policy EC-4.8: "Protect and preserve areas that are critical for aquifer recharge , such as wetlands, streams, and water bodies". CP, p.1-43.

6. The "Environment and Conservation" Goals and Policies include the following as Goal EC-5: "Protect and enhance fish and wildlife habitat". CP, p.1-43. And Policy EC-5.1: " Identify, plan for, and preserve habitat areas, including wildlife corridors and areas with healthy ecosystems through development regulations ...". CP, p.1-43.

7. The "Environment and Conservation " Goals and Policies include the following as Goal EC-6: "maintain or improve the functional integrity of watercourses, wetlands, bodies of water and their shores". CP, p. 1-44. And, Policies EC-6.2 and EC-6.5: "Streams and wetlands should be maintained in their existing natural condition, or restored where appropriate ... place appropriate restrictions on land surface modifications ... hydrology modifications ... including ... clearing". CP, p.1-44.

**PCED Received**Date: June 29, 2024Document received by the Planning, Community
& Economic Development Department**Petition #13**
"Munce - 6 of 11"

CITY OF ANACORTES

**PLANNING, COMMUNITY, and
ECONOMIC DEVELOPMENT DEPARTMENT**

Application Submittal Checklist

Development Regulation AmendmentAMC 19.16, Legislative Actions

6 of 11

CRITICAL AREA ENFORCEMENT**DOCUMENTS**

- ☒ This checklist completed and signed
- ☒ Application and Narrative form
- ☒ State Environmental Policy Act (SEPA) Checklist (including Part D for Non-Project Actions)
- ☐ A map identifying the property included in the proposed amendment (for future land use map changes)
- ☒ If applicable, supplemental studies and reports

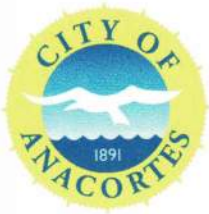
* **Fees for Comprehensive Plan amendment requests:** An initial application fee (\$960) is due after petition submittal and initial staff review. An additional fee (\$1,870) will be due if/when the amendment is docketed for consideration (within 14 days).

DOCUMENT REQUIREMENTS

- ☒ **Application and Narrative.** If you need to attach supplemental documents to your narrative, first save the document as a pdf and then combine the supplemental document(s) to the Project Narrative form before uploading to the permit portal. The Project Narrative application submittal should be a single pdf file.
- ☒ **Supplemental studies and reports.** Additional information may be required to evaluate the impact of your proposal. (Staff will contact you after submittal to identify additional required supporting information, if any is needed.)

X Ian S. Munce

Applicant's eSignature (electronic / digital) verifying all application submittal checklist items are complete.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT

Petition for Amendment to the Comprehensive Plan /
Development Regulations

Amendment Application and Narrative

Applicant Information (Name, mailing address, phone number, email address)	
Ian Munce, JD, AICP 1711 Quail Drive Anacortes, WA 98221 360-333-1646 ianmunce@gmail.com	Application 6 of 11 With Attachment F
CRITICAL AREA ENFORCEMENT	
PROPOSED DEVELOPMENT REGULATION AMENDMENT	
Property Information – For map amendments (Address, parcel number(s), property owner(s))	
Citywide	

Amendment Request Narrative

Per [AMC 19.16.040\(D\)](#), petition for amendment of the [Comprehensive Plan](#) or [development regulations](#) must include the following:

1. A detailed statement of what is proposed to be changed and why.

Add to AMC 19.70.165(A): if the Planning Director chooses not to take a critical area enforcement action, the Planning Director upon written request of an Anacortes resident shall issue Findings of Fact and Conclusions of Law setting out the justification(s) for this action. The Findings of Fact and Conclusions of Law must be published on the Planning Department's web page within 10 calendar days of the above referenced request. Further, In

these cases transparency and accountability are of critical importance: decisions involving acre upon acre of critical areas and penalties potentially involving hundreds of thousands of dollars should not be left to one individual but should be appealable to the City Hearing Examiner by those with standing.

2. A statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.

This is a citywide request. It should be a rare situation where the Planning Director chooses not to enforce the City's Critical Area Ordinance (CAO) and in such a rare situation timely action is essential.

3. A demonstration of why the proposal is needed.

The proposal is needed because it is the current City's position that the Planning Director has unbridled discretion to enforce or not to enforce newly enacted critical area protections and the restoration called for in the City Comprehensive Plan. See Attachment F.

4. A statement of how the amendment is consistent with the Comprehensive Plan's vision and goals.

The amendment is consistent with the Comprehensive Plan's vision, goals and policies, particularly the environmental policies and LU-1.4 ("Maintain and strengthen regulations to protect sensitive natural areas, and pursue strategies/actions to restore degraded natural areas"). See also Attachment F.

5. A description of how the map amendment complies with the land use designation criteria in the comprehensive plan, if applicable.

N/A

From: Ian Munce ianmunce@gmail.com
Subject: Vision, Goals, and Policies
Date: Jun 20, 2024 at 12:24:57 PM
To: Ian Munce ianmunce@gmail.com

ATTACHMENT F

1. The Comprehensive Plan's (CP) "Vision Statement" includes the following: "... protects our natural environment ... for future generations". CP, p 1-9. The CP "Values Statements" includes the following: "Embrace a conservation ethic ... Adopt innovative and environmentally sensitive development practices ... Utilize residents extensive knowledge and experience ... Preserve our historic places and natural surroundings". CP, p. 1-9.
2. The "Environment and Conservation" element of the CP includes the following: "... natural features as defining features of the City. Preservation of these natural features is identified by the community as an important priority. This policy is expressed through the goals and policies that support environmental stewardship, protection of critical areas, and protection of surface and groundwater quality". CP, p. 1-40.
3. The "Environment and Conservation" Goals and Policies include the following as Goal EC-1: "Serve as a leader in environmental stewardship of the natural environment for current and future generations". CP, p.1-40. The policies to implement this goal include the following as Policy EC-1.2: "Work cooperatively with ... state governments and community organizations to protect and enhance the environment". And, the following under Policy EC-1.3(F): "Publish and make available information about ... cluster development and transferable development rights". CP, p.1-41.
4. This same element includes the following as Policy EC-1.5: "identify and inventory areas of ... biological significance ... regulate development which would cause significant deterioration of these qualities". CP, p.1-41. And, Policies EC-1.7 and EC-1.8: "Work cooperatively with Skagit County in development of land use plans and review development proposals to identify and protect habitat networks and critical areas on an interjurisdictional basis ... use best available science to preserve or enhance the function and values of critical areas through regulations,

programs, and incentives". CP, p.1-41.

5. The "Environment and Conservation" Goals and Policies include the following as Goal EC-4: "Protect and enhance water quality". CP, p.1-43. And, Policy EC-4.8: "Protect and preserve areas that are critical for aquifer recharge , such as wetlands, streams, and water bodies". CP, p.1-43.

6. The "Environment and Conservation" Goals and Policies include the following as Goal EC-5: "Protect and enhance fish and wildlife habitat". CP, p.1-43. And Policy EC-5.1: " Identify, plan for, and preserve habitat areas, including wildlife corridors and areas with healthy ecosystems through development regulations ...". CP, p.1-43.

7. The "Environment and Conservation " Goals and Policies include the following as Goal EC-6: "maintain or improve the functional integrity of watercourses, wetlands, bodies of water and their shores". CP, p. 1-44. And, Policies EC-6.2 and EC-6.5: "Streams and wetlands should be maintained in their existing natural condition, or restored where appropriate ... place appropriate restrictions on land surface modifications ... hydrology modifications ... including ... clearing". CP, p.1-44.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT



PCED Received

Date: June 30, 2024

Document received by the Planning, Community
& Economic Development Department

**Petition #14
"Munce - 7 of 11"**

Application Submittal Checklist

Development Regulation Amendment

[AMC 19.16, Legislative Actions](#)

7 of 11

PERMITS FOR 'LANDSCAPING' CRITICAL AREAS

DOCUMENTS

- ☒ This checklist completed and signed
- ☒ [Application and Narrative form](#)
- ☒ State Environmental Policy Act ([SEPA](#)) Checklist (including Part D for Non-Project Actions)
- ☐ A map identifying the property included in the proposed amendment (for future land use map changes)
- ☒ If applicable, supplemental studies and reports

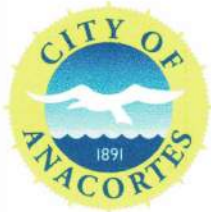
* **Fees for Comprehensive Plan amendment requests:** An initial application fee (\$960) is due after petition submittal and initial staff review. An additional fee (\$1,870) will be due if/when the amendment is docketed for consideration (within 14 days).

DOCUMENT REQUIREMENTS

- ☒ **Application and Narrative.** If you need to attach supplemental documents to your narrative, first save the document as a pdf and then combine the supplemental document(s) to the Project Narrative form before uploading to the permit portal. The Project Narrative application submittal should be a single pdf file.
- ☒ **Supplemental studies and reports.** Additional information may be required to evaluate the impact of your proposal. (Staff will contact you after submittal to identify additional required supporting information, if any is needed.)

X Ian S. Munce

Applicant's eSignature (electronic / digital) verifying all application submittal checklist items are complete.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT

Petition for Amendment to the Comprehensive Plan /
Development Regulations

Amendment Application and Narrative

Applicant Information (Name, mailing address, phone number, email address)	
Ian Munce, JD, AICP 1711 Quail Drive Anacortes, WA 98221 360-333-1646 ianmunce@gmail.com	Application 7 of 11 With Attachment F
PERMITS FOR 'LANDSCAPING' CRITICAL AREAS	
PROPOSED DEVELOPMENT REGULATION AMENDMENT	
Property Information – For map amendments (Address, parcel number(s), property owner(s))	
R1 Zone	

Amendment Request Narrative

Per [AMC 19.16.040\(D\)](#), petition for amendment of the [Comprehensive Plan](#) or [development regulations](#) must include the following:

1. A detailed statement of what is proposed to be changed and why.

"Yard and Garden activities in critical areas be removed from exemption status in AMC 19.70.040 and a robust permit system shall be implemented". The City claims that it has unfettered discretion to just ignore AMC 19.70.040 with its limited exemptions for yard and garden activities, yet this was one of the bases upon which the Growth Management Hearings Board (GMHB) upheld the City's new Critical Areas Ordinance (CAO), an ordinance I argued *inter alia* needed a permit system to ensure

compliance. I wish to preserve this issue for a follow up appeal to the GMHB. Given the City's failure to apply AMC 19.70.040 I am of the opinion that the GMHB will agree with me next time that a permit system is necessary.

2. A statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.

Failure to robustly implement AMC 19.70.040 removes one of the most significant gains secured in the new CAO, not just in the R 1 zone but across the City.

3. A demonstration of why the proposal is needed.

Failure to robustly implement AMC 19.70.040 removes one of the most significant gains secured in the new CAO, not just in my R1 zone but across the City.

4. A statement of how the amendment is consistent with the Comprehensive Plan's vision and goals.

The proposal is entirely consistent with the Comprehensive Plan's vision and its environmental goals and policies, particularly the wetland policies that call for restoration. See Attachment F.

5. A description of how the map amendment complies with the land use designation criteria in the comprehensive plan, if applicable.

N/A

From: Ian Munce ianmunce@gmail.com
Subject: Vision, Goals, and Policies
Date: Jun 20, 2024 at 12:24:57 PM
To: Ian Munce ianmunce@gmail.com

ATTACHMENT F

1. The Comprehensive Plan's (CP) "Vision Statement" includes the following: "... protects our natural environment ... for future generations". CP, p 1-9. The CP "Values Statements" includes the following: "Embrace a conservation ethic ... Adopt innovative and environmentally sensitive development practices ... Utilize residents extensive knowledge and experience ... Preserve our historic places and natural surroundings". CP, p. 1-9.
2. The "Environment and Conservation" element of the CP includes the following: "... natural features as defining features of the City. Preservation of these natural features is identified by the community as an important priority. This policy is expressed through the goals and policies that support environmental stewardship, protection of critical areas, and protection of surface and groundwater quality". CP, p. 1-40.
3. The "Environment and Conservation" Goals and Policies include the following as Goal EC-1: "Serve as a leader in environmental stewardship of the natural environment for current and future generations". CP, p.1-40. The policies to implement this goal include the following as Policy EC-1.2: "Work cooperatively with ... state governments and community organizations to protect and enhance the environment". And, the following under Policy EC-1.3(F): "Publish and make available information about ... cluster development and transferable development rights". CP, p.1-41.
4. This same element includes the following as Policy EC-1.5: "identify and inventory areas of ... biological significance ... regulate development which would cause significant deterioration of these qualities". CP, p.1-41. And, Policies EC-1.7 and EC-1.8: "Work cooperatively with Skagit County in development of land use plans and review development proposals to identify and protect habitat networks and critical areas on an interjurisdictional basis ... use best available science to preserve or enhance the function and values of critical areas through regulations,

programs, and incentives". CP, p.1-41.

5. The "Environment and Conservation" Goals and Policies include the following as Goal EC-4: "Protect and enhance water quality". CP, p.1-43. And, Policy EC-4.8: "Protect and preserve areas that are critical for aquifer recharge , such as wetlands, streams, and water bodies". CP, p.1-43.

6. The "Environment and Conservation" Goals and Policies include the following as Goal EC-5: "Protect and enhance fish and wildlife habitat". CP, p.1-43. And Policy EC-5.1: " Identify, plan for, and preserve habitat areas, including wildlife corridors and areas with healthy ecosystems through development regulations ...". CP, p.1-43.

7. The "Environment and Conservation " Goals and Policies include the following as Goal EC-6: "maintain or improve the functional integrity of watercourses, wetlands, bodies of water and their shores". CP, p. 1-44. And, Policies EC-6.2 and EC-6.5: "Streams and wetlands should be maintained in their existing natural condition, or restored where appropriate ... place appropriate restrictions on land surface modifications ... hydrology modifications ... including ... clearing". CP, p.1-44.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT



PCED Received

Date: June 30, 2024

Document received by the Planning, Community
& Economic Development Department

Petition #15
"Munce - 8 of 11"

Application Submittal Checklist

Development Regulation Amendment

AMC 19.16, Legislative Actions

8 of 11

SPECIAL DUTY AS TO INDIVIDUAL WELLS

DOCUMENTS

- ☒ This checklist completed and signed
- ☒ Application and Narrative form
- ☒ State Environmental Policy Act (SEPA) Checklist (including Part D for Non-Project Actions)
- ☐ A map identifying the property included in the proposed amendment (for future land use map changes)
- ☒ If applicable, supplemental studies and reports

* **Fees for Comprehensive Plan amendment requests:** An initial application fee (\$960) is due after petition submittal and initial staff review. An additional fee (\$1,870) will be due if/when the amendment is docketed for consideration (within 14 days).

DOCUMENT REQUIREMENTS

- ☒ **Application and Narrative.** If you need to attach supplemental documents to your narrative, first save the document as a pdf and then combine the supplemental document(s) to the Project Narrative form before uploading to the permit portal. The Project Narrative application submittal should be a single pdf file.
- ☒ **Supplemental studies and reports.** Additional information may be required to evaluate the impact of your proposal. (Staff will contact you after submittal to identify additional required supporting information, if any is needed.)

X Ian S. Munce

Applicant's eSignature (electronic / digital) verifying all application submittal checklist items are complete.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT

Petition for Amendment to the Comprehensive Plan /
Development Regulations

Amendment Application and Narrative

Applicant Information (Name, mailing address, phone number, email address)	
Ian Munce, JD, AICP 1711 Quail Drive Anacortes, WA 98221 360-333-1646 ianmunce@gmail.com	Application 8 of 11 With Attachment F
SPECIAL DUTY AS TO INDIVIDUAL WELLS	
PROPOSED DEVELOPMENT REGULATION AMENDMENT	
Property Information – For map amendments (Address, parcel number(s), property owner(s))	
R1 Zone	

Amendment Request Narrative

Per [AMC 19.16.040\(D\)](#), petition for amendment of the [Comprehensive Plan](#) or [development regulations](#) must include the following:

1. A detailed statement of what is proposed to be changed and why.

AMC 19.10.070 needs to be amended to recognize that AMC 19.70.510 and AMC 19.70.520(A) 1(b)iv, establish a special duty to protect individual wells with a 1,000-foot radius well protection zone. Further, these aquifer recharge areas are designated critical areas. AMC 19.70.520(B).

2. A statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.

In its new Critical Areas Ordinance the City, after extensive public process and support from WSDOE and WDFW, chose to add protections for individual wells across the City. There should be no issue with adding this special duty to the code. The location of these critical areas has its own City GIS layer.

3. A demonstration of why the proposal is needed.

To the best of my knowledge, at least in my immediate neighborhood, this special duty and the associated critical area protections have not been applied.

4. A statement of how the amendment is consistent with the Comprehensive Plan's vision and goals.

The amendment is consistent with the Comprehensive Plan, its vision, goals, and policies. A special duty as to aquifer recharge areas exists and needs to be recognized and addressed. See Attachment F.

5. A description of how the map amendment complies with the land use designation criteria in the comprehensive plan, if applicable.

N/A

From: Ian Munce ianmunce@gmail.com
Subject: Vision, Goals, and Policies
Date: Jun 20, 2024 at 12:24:57 PM
To: Ian Munce ianmunce@gmail.com

ATTACHMENT F

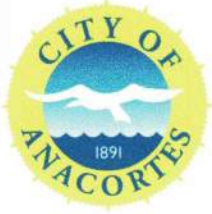
1. The Comprehensive Plan's (CP) "Vision Statement" includes the following: "... protects our natural environment ... for future generations". CP, p 1-9. The CP "Values Statements" includes the following: "Embrace a conservation ethic ... Adopt innovative and environmentally sensitive development practices ... Utilize residents extensive knowledge and experience ... Preserve our historic places and natural surroundings". CP, p. 1-9.
2. The "Environment and Conservation" element of the CP includes the following: "... natural features as defining features of the City. Preservation of these natural features is identified by the community as an important priority. This policy is expressed through the goals and policies that support environmental stewardship, protection of critical areas, and protection of surface and groundwater quality". CP, p. 1-40.
3. The "Environment and Conservation" Goals and Policies include the following as Goal EC-1: "Serve as a leader in environmental stewardship of the natural environment for current and future generations". CP, p.1-40. The policies to implement this goal include the following as Policy EC-1.2: "Work cooperatively with ... state governments and community organizations to protect and enhance the environment". And, the following under Policy EC-1.3(F): "Publish and make available information about ... cluster development and transferable development rights". CP, p.1-41.
4. This same element includes the following as Policy EC-1.5: "identify and inventory areas of ... biological significance ... regulate development which would cause significant deterioration of these qualities". CP, p.1-41. And, Policies EC-1.7 and EC-1.8: "Work cooperatively with Skagit County in development of land use plans and review development proposals to identify and protect habitat networks and critical areas on an interjurisdictional basis ... use best available science to preserve or enhance the function and values of critical areas through regulations,

programs, and incentives". CP, p.1-41.

5. The "Environment and Conservation" Goals and Policies include the following as Goal EC-4: "Protect and enhance water quality". CP, p.1-43. And, Policy EC-4.8: "Protect and preserve areas that are critical for aquifer recharge , such as wetlands, streams, and water bodies". CP, p.1-43.

6. The "Environment and Conservation" Goals and Policies include the following as Goal EC-5: "Protect and enhance fish and wildlife habitat". CP, p.1-43. And Policy EC-5.1: " Identify, plan for, and preserve habitat areas, including wildlife corridors and areas with healthy ecosystems through development regulations ...". CP, p.1-43.

7. The "Environment and Conservation " Goals and Policies include the following as Goal EC-6: "maintain or improve the functional integrity of watercourses, wetlands, bodies of water and their shores". CP, p. 1-44.And, Policies EC-6.2 and EC-6.5: "Streams and wetlands should be maintained in their existing natural condition, or restored where appropriate ... place appropriate restrictions on land surface modifications ... hydrology modifications ... including ... clearing". CP, p.1-44.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT



PCED Received

Date: June 30, 2024

Document received by the Planning, Community
& Economic Development Department

Petition #16
"Munce - 9 of 11"

Petition for Amendment to the Comprehensive Plan /
Development Regulations

Amendment Application and Narrative

Applicant Information (Name, mailing address, phone number, email address)	
Ian Munce, JD, AICP 1711 Quail Drive Anacortes, WA 98221 360-333-1646 ianmunce@gmail.com	Application 9 of 11 COTTAGE HOUSING FINDINGS OF FACT PROPOSED DEVELOPMENT REGULATION AMENDMENT
Property Information – For map amendments (Address, parcel number(s), property owner(s))	
Citywide	

Amendment Request Narrative

Per [AMC 19.16.040\(D\)](#), petition for amendment of the [Comprehensive Plan](#) or [development regulations](#) must include the following:

1. A detailed statement of what is proposed to be changed and why.

Add as AMC 19.43.010(D)3(o): "For every cottage housing proposal, immediately prior to building permit issuance the City Planning Director shall issue Findings of Fact describing how each of the cottage housing ordinance requirements have been met. If critical areas are involved the Findings of Fact shall also describe how critical area mandates have been addressed. The Findings of Fact shall be published on the Planning Department's web site contemporaneously with building permit issuance".

This will provide for public education, transparency, and accountability.

2. A statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.

This proposal will apply citywide and create additional work for the Planning Department. However, the extra work will simply be to organize existing staff notes into a structured framework.

3. A demonstration of why the proposal is needed.

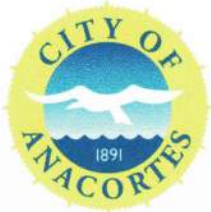
This proposal is needed to advance public education and ensure transparency and accountability.

4. A statement of how the amendment is consistent with the Comprehensive Plan's vision and goals.

The amendment is consistent with the Comprehensive Plan's vision, goals, and policies, particularly Policy LU-1.4: "Implement land use designations through a clear regulatory process that ensures transparency, fairness, and predictability in the land development process".

5. A description of how the map amendment complies with the land use designation criteria in the comprehensive plan, if applicable.

N/A



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT

Application Submittal Checklist

Development Regulation Amendment

[AMC 19.16, Legislative Actions](#)

9 of 11

COTTAGE HOUSING FINDINGS OF FACT

DOCUMENTS

- ☒ This checklist completed and signed
- ☒ [Application and Narrative form](#)
- ☒ State Environmental Policy Act ([SEPA](#)) Checklist (including Part D for Non-Project Actions)
- ☐ A map identifying the property included in the proposed amendment (for future land use map changes)
- ☒ If applicable, supplemental studies and reports

* **Fees for Comprehensive Plan amendment requests:** An initial application fee (\$960) is due after petition submittal and initial staff review. An additional fee (\$1,870) will be due if/when the amendment is docketed for consideration (within 14 days).

DOCUMENT REQUIREMENTS

- ☒ **Application and Narrative.** If you need to attach supplemental documents to your narrative, first save the document as a pdf and then combine the supplemental document(s) to the Project Narrative form before uploading to the permit portal. The Project Narrative application submittal should be a single pdf file.
- ☒ **Supplemental studies and reports.** Additional information may be required to evaluate the impact of your proposal. (Staff will contact you after submittal to identify additional required supporting information, if any is needed.)

X Ian S. Munce

Applicant's eSignature (electronic / digital) verifying all application submittal checklist items are complete.



PCED Received

Date: June 30, 2024

Document received by the Planning, Community
& Economic Development Department

Petition #17
"Munce - 10 of 11"



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT

Application Submittal Checklist

Development Regulation Amendment

[AMC 19.16, Legislative Actions](#)

10 of 11

SEWER TREATMENT PLANT CAPACITY

DOCUMENTS

- ☒ This checklist completed and signed
- ☒ [Application and Narrative form](#)
- ☒ State Environmental Policy Act ([SEPA](#)) Checklist (including Part D for Non-Project Actions)
- ☐ A map identifying the property included in the proposed amendment (for future land use map changes)
- ☒ If applicable, supplemental studies and reports

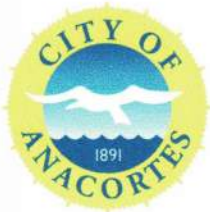
* **Fees for Comprehensive Plan amendment requests:** An initial application fee (\$960) is due after petition submittal and initial staff review. An additional fee (\$1,870) will be due if/when the amendment is docketed for consideration (within 14 days).

DOCUMENT REQUIREMENTS

- ☒ **Application and Narrative.** If you need to attach supplemental documents to your narrative, first save the document as a pdf and then combine the supplemental document(s) to the Project Narrative form before uploading to the permit portal. The Project Narrative application submittal should be a single pdf file.
- ☒ **Supplemental studies and reports.** Additional information may be required to evaluate the impact of your proposal. (Staff will contact you after submittal to identify additional required supporting information, if any is needed.)

X Ian S. Munce

Applicant's eSignature (electronic / digital) verifying all application submittal checklist items are complete.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT

Petition for Amendment to the Comprehensive Plan /
Development Regulations

Amendment Application and Narrative

Applicant Information (Name, mailing address, phone number, email address)	
Ian Munce, JD, AICP 1711 Quail Drive Anacortes, WA 98221 360-333-1646 ianmunce@gmail.com	Application 10 of 11 SEWER TREATMENT PLANT CAPACITY PROPOSED DEVELOPMENT REGULATION AMENDMENT
Property Information – For map amendments (Address, parcel number(s), property owner(s))	
Citywide and UGA	

Amendment Request Narrative

Per [AMC 19.16.040\(D\)](#), petition for amendment of the [Comprehensive Plan](#) or [development regulations](#) must include the following:

1. A detailed statement of what is proposed to be changed and why.

The Development Regulations take explicit account of the fact that for the past 30 years the City's population allocation has been capped to the current sewer plant capacity as ratepayers have consistently opposed an expensive plant expansion. Capacity has been gained by the City's aggressive infiltration program. However, if the Sewer Plan that is now under development shows less capacity than the current population

allocation Comprehensive plan Policy CF.-4.1 mandates that the population allocation be adjusted accordingly.

2. A statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.

Please reference the paragraph above.

3. A demonstration of why the proposal is needed.

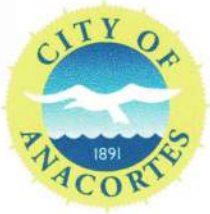
Please reference the paragraph above.

4. A statement of how the amendment is consistent with the Comprehensive Plan's vision and goals.

The amendment is consistent with the Comprehensive Plan and Goal CF-4: "Financial Feasibility. Ensure that planned capital facilities are financially feasible". And Policy CF -4.1: "If projected funding is inadequate to finance needed capital facilities that provide adequate levels of service, adjust the level of service, **the planned growth**, and/or the sources of revenue to maintain a balance between available revenue and needed capital facilities. Emphasis added.

5. A description of how the map amendment complies with the land use designation criteria in the comprehensive plan, if applicable.

N/A

**PCED Received**Date: June 30, 2024Document received by the Planning, Community
& Economic Development Department**Petition #18**
"Munce - 10 of 11"

CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT

Application Submittal Checklist

Development Regulation Amendment

[AMC 19.16, Legislative Actions](#)

11 of 11

UNAUTHORIZED CRITICAL AREA ALTERATIONS

DOCUMENTS

- ☒ This checklist completed and signed
- ☒ [Application and Narrative form](#)
- ☒ State Environmental Policy Act ([SEPA](#)) Checklist (including Part D for Non-Project Actions)
- ☐ A map identifying the property included in the proposed amendment (for future land use map changes)
- ☒ If applicable, supplemental studies and reports

* **Fees for Comprehensive Plan amendment requests:** An initial application fee (\$960) is due after petition submittal and initial staff review. An additional fee (\$1,870) will be due if/when the amendment is docketed for consideration (within 14 days).

DOCUMENT REQUIREMENTS

- ☒ **Application and Narrative.** If you need to attach supplemental documents to your narrative, first save the document as a pdf and then combine the supplemental document(s) to the Project Narrative form before uploading to the permit portal. The Project Narrative application submittal should be a single pdf file.
- ☒ **Supplemental studies and reports.** Additional information may be required to evaluate the impact of your proposal. (Staff will contact you after submittal to identify additional required supporting information, if any is needed.)

X Ian S. Munce

Applicant's eSignature (electronic / digital) verifying all application submittal checklist items are complete.



CITY OF ANACORTES

PLANNING, COMMUNITY, and ECONOMIC DEVELOPMENT DEPARTMENT

Petition for Amendment to the Comprehensive Plan /
Development Regulations

Amendment Application and Narrative

Applicant Information (Name, mailing address, phone number, email address)	
Ian Munce, JD, AICP 1711 Quail Drive Anacortes, WA 98221 360-333-1646 ianmunce@gmail.com	Application 11 of 11 UNAUTHORIZED CRITICAL AREA ALTERATIONS PROPOSED DEVELOPMENT REGULATION AMENDMENT
Property Information – For map amendments (Address, parcel number(s), property owner(s))	
Citywide	

Amendment Request Narrative

Per [AMC 19.16.040\(D\)](#), petition for amendment of the [Comprehensive Plan](#) or [development regulations](#) must include the following:

1. A detailed statement of what is proposed to be changed and why.

A. Anacortes Municipal Code 19.70.165(A), "Unauthorized Critical Area Alterations", needs to be expanded on and clarified as shown in bold. "When a critical area or its buffer has been altered in violation of this chapter, all work must stop, and the critical area and buffer must be restored. The Director may issue a stop work order **as necessary** to cease all work, and order restoration measures at the owner's or other responsible party's expense to remediate the impacts of the violation of the provisions of this chapter. The city may take

informal or formal enforcement action under AMC Title [20](#), Civil Enforcement and Penalties, to ensure the violation is abated". Emphasis added.

B. In AMC 19.70.165(E) "Penalties. Any responsible party violating the provisions of this chapter **Delete** "may" **Add** "will" be subject to applicable penalties per AMC Title [20](#), Civil Enforcement and Penalties, plus the following:

1. A square footage cost of \$3.00 per square foot of impacted critical area buffer; and a square footage cost of \$15.00 per square foot of impacted critical area; and
2. A per-tree penalty in the amount of \$3,000 per nonsignificant tree and \$9,000 per significant tree, for trees removed, or otherwise damaged, within a critical area or buffer in violation of the provisions of this chapter.

These changes are necessary to be implement AMC 19.10.030: "The Director has the **duty to administer and enforce** Titles 16,17,18,and 19".

And, AMC 19.70.165(A): "When a critical area or its buffer has been altered in violation of this chapter, all work **must** stop, and the critical area and buffer **must** be restored". Emphasis added.

Somehow the casual use of language in (A) has led some at the City to take the position that the Planning Director can, entirely at the Planning Director's discretion, simply ignore the enforcing the entire set of provisions of the City's Critical Area Ordinance. Somehow the use of the word "may" rather than "will" in (B) puts one individual, the Planning Director, in the position to waive hundred of thousands of dollars in penalties and allow for the destruction of critical areas in order to create \$300,000 building sites. Simply ridiculous. The penalties should be imposed with an appeal to the City Hearing Examiner contesting the merits and/or citing mitigating factor that would allow for a reduction in the penalties.

2. **A statement of anticipated impacts to be caused by the change, including geographic area affected and issues presented.**

See the answer to Question 1.

3. **A demonstration of why the proposal is needed.**

Without appropriate critical area administration and enforcement the entire set of Comprehensive Plan Environmental goals and policies and the Title 19.70 critical area regulations are rendered meaningless.

4. **A statement of how the amendment is consistent with the Comprehensive Plan's vision and goals.**

See the answer to Question 3

5. **A description of how the map amendment complies with the land use designation criteria in the comprehensive plan, if applicable.**

N/A

Libby Grage

From: CityClerk
Sent: Monday, July 1, 2024 5:41 PM
To: John Coleman
Cc: Libby Grage
Subject: FW: Petition for amendment of development regulations for 2025 Comp plan

John,

Please see below submission from William Turner regarding the 2025 Comprehensive Plan update.

Best,

Greg Francioch
Legal Assistant
Assistant to the City Clerk
City of Anacortes
P.O. Box 547
Anacortes, WA 98221
360-299-1960

[Visit the City of Anacortes public records document center today!](#)

*NOTE: Public documents and records are available to the public as provided under the Washington State Public Records Act (RCW 42.56).
This e-mail may be considered subject to the Public Records Act and may be disclosed to a third-party requestor.*

From: William Turner <bill.h.turner@gmail.com>
Sent: Friday, June 28, 2024 12:13 PM
To: CityClerk <cityclerk@cityofanacortes.org>
Subject: Petition for amendment of development regulations for 2025 Comp plan

***** This email is from outside the City of Anacortes network. Please use caution when clicking on links, opening attachments, or replying. *****

1. After reviewing the City' Housing Action Plan (HAP) and discussing it with other members of our community who strongly support affordable housing and tenant protections (and being past President of Skagit Habitat for Humanity), I have some recommendations that I consider belong in both the Comprehensive Plan and the Development Regulations and I have set these out below. But first I have to remark that I set no stake in the 'trickle down' theory that seems to be a continuous theme in the HAP and believe that direct intervention is needed if housing for those below 120% of AMI is to be achieved. Without clear separation from the "market" , all intended

affordable housing will become out of reach for those in this economic group, especially in Anacortes, which has highest property values in Skagit County.

1. The needs should be addressed with specific targets and not projections. I submit that an achievable target for long term subsidized housing is 50 units a year over the next 20 years dispersed across income groups below 120% as spelled out in the HAP.

2. The longest possible term is not defined in the current Comprehensive Plan (CP). I believe standard practice in this State is fifty years and the updated CP should state this.

3. To achieve this target I recommend that the CP mandate that a citizen task force be established to bring a property tax proposal to the City Council for consideration as to placing the proposal on the 2025 general election ballot. And the CP should so state.

4. Impact fees and hook up fees should only be waived for ADUs if the unit(s) are affordable for 50 years at 80% of AMI. The real question is how we do this.

5. Implement a Multi-Family Tax Exemption

6. I recommend that the City' hire a housing officer (as recommended by the HAP) that can work with non-profits and for-profit organizations to apply for the multiple grant opportunities that are currently out there, develop a local tenants rights ordinance, and work to directly resolve tenants issues.

These **six** steps will move beyond the 'trickle down' theory to concrete actions that will make a real impact on affordable housing in Anacortes. The 2016 CP sought to deal with state mandated recommendations with only suggestions, a complete failure. To achieve real housing that can be afforded for the people in the Hap group below the 120% category, they must be separated BP from the "market".

Narrative 2

The background for these citywide changes is set forth in the HAP. The changes will have implications for the City budget, but should be manageable given the importance of this issue and could partially be funded by grant(s). I do not see any issues with moving my five points forward, except from those who do not think that affordable housing is worth direct city investment.

Narrative 3.

Based on the HAP, my five point proposal is called for and much needed.

Narrative 4

The proposed action steps is consistent with the Comprehensive Plan vision, goals, and housing policies.

Sent from my iPad

Memorandum



To: City Council
From: Councilmember Ryan Walters, JD, AICP
Date: July 15, 2024
Re: Proposals for the 2025 Comprehensive Plan & Development Regulations Update

The 2025 Comprehensive Plan Update is a once-per-decade opportunity for the City to take a holistic look at its land use and capital plans and improve the course we set back in 2016 toward a stronger future for Anacortes. I submit to the City Council this set of recommendations for amendments and improvements to the Comprehensive Plan and the City's development regulations as a catalyst for future discussion.

Comprehensive Plan

CP-1 Move the Comprehensive Plan onto the Code Publishing website

The City's Comprehensive Plan currently lives as a single [200-page PDF](#) buried on the City's website. Other cities, for example [Port Townsend](#) and [Olympia](#), host their plans on the Code Publishing website alongside their development regulations and other aggregated policies. With the 2025 Update, the City should reformat its Comprehensive Plan for ease of display on Code Publishing's website, which will make finding, reading, referring to, updating, and tracking changes within the plan easier. Taking full advantage of the platform's capabilities may require changing the Comprehensive Plan's numbering scheme.

CP-2 Extract Volume 2 of the Comprehensive Plan into a background document

The City's Comprehensive Plan is currently structured as two volumes: the first with the goals and policies that form the meat of the plan (72 pages), and the second with background information on each of those elements and existing condition information that quickly becomes out of date (126 pages). With the 2025 Update, the City should extract Volume 2 from the Comprehensive Plan proper, and structure it as a standalone background document to be maintained separately from the Comprehensive Plan. Critical components of this background document could be inserted as introductory narrative in each comp plan element.

CP-3 Consolidate standalone Parks Plan into the Comprehensive Plan

The City currently maintains a Parks and Recreation Master Plan that is incorporated by reference into the Comprehensive Plan (and therefore subject to the once-per-year amendment limitation and other public participation requirements of a comprehensive plan amendment). This plan is intended to satisfy the requirement in RCW 36.70A.070(8) to include a park and recreation element in the Comprehensive Plan. The standalone plan duplicates the six pages of parks policies in the Comprehensive Plan parks element. With the 2025 Update, the City should migrate the content from the existing Parks Plan into the Comprehensive Plan, negating the need for a standalone parks plan. "Recommendations" and "proposed actions" in the Parks plan could become formal policies and capital projects in the Comprehensive Plan. Parks capital projects must be listed in the Comprehensive Plan to spend REET revenue and impact fees. Fewer plans would be better, simplify updates, and better integrate content across the Comprehensive Plan. The State Recreation and Conservation Office [provides support](#) for this approach. GMA was recently amended to add new requirements for the Parks element, such as to evaluate tree canopy coverage within the urban growth area, which will dovetail well into other parts of the Comprehensive Plan.

CP-4 Integrate planning for the Senior Activity Center into the Comprehensive Plan

Since the adoption of the 2016 Update, the City has acquired the Anacortes Senior Activity Center, which provides important services for the substantial older portion of our city's population (as of 2023, 30% of the [City's population](#) is over age 65). With the 2025 Update, the City should incorporate detailed planning for senior activities and potential expansion of the senior center's programs and physical building. The Senior Activity Center Foundation has offered to potentially provide funding to the City to do such planning.

CP-5 Add all unincorporated ACFL parcels to the Urban Growth Area

The City has acquired several parcels outside the existing city limits that it has added to the Anacortes Community Forestlands. The City Council has recently adopted municipal code provisions prohibiting camping, campfires, smoking, and other illicit behaviors within the ACFL, the City is unable to enforce those rules in the same way outside the city limits. Under RCW 35A.14.005, the City cannot annex a parcel that is not within its Urban Growth Area. With the 2025 Update, the City should petition the County to add all City-owned ACFL parcels (note contiguity is not required, per RCW 35A.14.300) to the City's Urban Growth Area, and once that is accomplished, annex them into the City limits. Parcels where the City has extinguished the development rights through conservation easements held by Skagit Land Trust, would constitute a "no-growth" UGA petition, which would not require the usual calculations and justification for an expansion.

Parcels: [P19298](#), [P60752](#), [P60763](#), [P60777](#), [P60751](#), portion of [P32547](#), and potentially others.

CP-6 Allow the next increment of housing development in neighborhoods and avoid big jumps in development intensity

Like all cities in western Washington, and many throughout the United States, Anacortes has struggled with the important question of how to integrate additional housing of a variety of types and sizes while protecting the quality of life in existing neighborhoods that we all hold dear. The national non-profit Strong Towns advocates allowing [the next increment of housing development](#) in all neighborhoods as a way to allow a city to grow organically and avoid big jumps from single-family housing to four or five-story apartment buildings. This concept is based on Strong Towns' simple [two-part rule](#) for healthy neighborhood change:

1. No neighborhood can be exempt from change.
2. No neighborhood should experience sudden, radical change.

One of the most popular and desirable neighborhoods in Anacortes, the Old Town neighborhood, is characterized by the kind of historic [organic growth](#) that we should seek to enable everywhere. Single-family houses appear next to duplexes, turreted mansions, small historic apartment buildings, and even a castle. As Strong Towns [describes](#) it:

Diversified development has three main advantages: aesthetically, it allows the community to grow in a way that is more respectful of its context; economically, it allows local people to build local wealth by investing in their place; and, from an affordability perspective, it can deliver moderate-income housing at affordable prices without public subsidy.

In the 2025 Update, the City should include new policies reflecting these principles—that our zoning should *allow* the next increment of housing in all neighborhoods, and our zoning should *disallow* sudden radical change in neighborhoods. Such a policy would, for example, disallow five-story buildings in zones where single-family houses are the predominate use, but allow them in zones where three-story multifamily or commercial construction is already present.

Such an approach is important because if an area is built out with low density, and high density is suddenly enabled through zoning, speculation is encouraged, maintenance of existing properties will tend to stagnate, and properties will degrade until their value is low enough to be bought up and turned into new high density

projects. Conversely, if neighborhoods are not allowed to evolve over time, housing demand builds up until the pressure pops when the city finally allows a new high-rise development.

CP-7 Make all housing types allowed by right, not conditional use

New state legislation, 2SSB 5290 codified at RCW 36.70B.080, requires the City to refund permit fees if it does not process permit applications within the locally adopted or statutory review periods, effective January 1, 2025. The City may obtain an exemption from the refund requirement by adopting at least three of ten measures from the list in RCW 36.70B.160(1). One such measure is to adopt “development regulations which make housing types an outright permitted use in all zones where the housing type is permitted.” This policy recognizes the criticality of our housing crisis and forces jurisdictions to create prescriptive standards rather than rely on open-ended permit processes. Anacortes did much of this work through its 2019 development regulation update, and has since implemented this measure for housing in residential zones. City Council would just need to amend a few mixed-use zones (AMC 19.41.050) to complete it.

The City should adopt a new comprehensive plan policy declaring that housing types, where they are allowed in a zone, must be allowed as an outright permitted use, not a conditional use, and immediately implement it with development regulations changes.

CP-8 Pursue walkability/bikability improvements as a primary policy goal

The current Comprehensive Plan includes several policies oriented toward improving walkability and the vision word cloud in the introduction includes the word “healthy” and “walkable.” But the importance of improving the City’s walkability cannot be overstated:

Walkability is a vital solution to connect groups that are otherwise isolated. This is generally the case for spaces that invite people from various backgrounds to meet in publicly accessible locations. For example, a [special report by \[the\] Trust for Public Land](#) in 2023 found that cities with public parks had higher rates of “cross-group relationships,” where people from middle and high-income groups interact with low-income groups. These citizens were also the most happy with their local governments.¹

While it is fashionable to talk about “walkable neighborhoods,” the key to walkability is to offer destinations people want to walk to within a reasonable distance. The Trust for Public Lands promotes a [10-Minute Walk](#) metric whereby everyone should have access to a quality park (and potentially other services) within a 10-minute walk of their home.

Under Goal LU-10 Healthy Communities, existing Policy LU-10.1 instructs that we should “Adopt development regulations that facilitate a complementary mix of uses within mixed-use centers that encourage more walking and bicycling between uses.” This policy should be reworked to recognize that encouraging walking and bicycling means providing opportunities through zoning for more local services, such as neighborhood groceries or coffee shops to be accessible within walking distance of residences. This concept was recently recognized by the bipartisan legislation, [HB 2252](#), that was introduced in the 2024 legislative session but not improved enough for final passage. Small neighborhood parks, with no requirement for parking, should also be encouraged.

The City could also consider pedestrian overlays, such as those implemented by the [City of Olympia](#), that requires pedestrian-friendly elements such as small pedestrian plazas, artistic elements, and human-scale architecture in the designated overlay areas. And the City could make novice bikers more comfortable by prescribing protected bike lanes—separated from both cars and pedestrians—whenever possible in future transportation projects.

¹ Recommendations for a Pedestrian-Friendly City in Anacortes, The SPRING Group (June 2024)

CP-9 Consider pedestrianizing streets in the CBD

The Downtown Anacortes Alliance, the Anacortes Arts Festival, downtown merchants, and others have engaged in exciting conversations over the past few years about ways to improve and invigorate our downtown core, notably the Central Business District. Many of those conversations revolve around getting residents out of their cars and circulating through the many walkable downtown businesses. In Goal LU-7. Downtown and South Commercial Avenue, the City Council should add policies to consider pedestrianization or partial pedestrianization of streets where it makes sense to connect pedestrian-heavy land uses (the Depot, the Heart, etc.) with Commercial Avenue. As a local example, Mount Vernon successfully pedestrianized a block of Pine Street into Pine Square more than 25 years ago. Other cities have recently experimented with such measures to great acclaim, including the Town of Banff's complete pedestrianization of its iconic Banff Avenue.

CP-10 Require historic preservation of heritage buildings

The Port's recent consideration of demolition of the Marine Supply building has brought the community's desire for historic preservation of its heritage buildings into stark relief. An important key to historic preservation is requiring sufficient maintenance throughout the building's lifecycle. While the Marine Supply building has suffered from decades of deferred maintenance making it arguably cost prohibitive to preserve at this stage, other heritage buildings in the Central Business District have been better maintained, or were better constructed originally. In the 2025 Update, the City Council should add policies that direct the development of enforceable historic preservation regulations to designate heritage buildings and prohibit demolition by neglect (see, e.g., [PTMC 17.30.400](#)).

Development Regulations

Given the Planning Department's current workload and other constraints, I do not necessarily advocate pursuing all of the development regulation changes described below. I have prioritized the list in descending order of importance and timeliness.

DR-1 Adopt Interim Ordinance for Application Review Time Periods

In 2023, the State Legislature adopted 2SSB 5290, which amended portions of RCW Chapter 36.70B, Local Project Review, to expedite permit application processing by local governments. Effective January 1, 2025, RCW 36.70B.080 now requires the City to establish new time periods for review of permit applications or the default time periods in state law will go into effect. Starting January 1, if the City does not achieve application review within the default or adopted time periods, it will have to refund application fees (unless it qualifies for an exemption).

The Planning Department has recently been experiencing significant difficulty performing timely review of applications. I have drafted an interim ordinance that would immediately adopt the new time periods for application review. The interim ordinance would also immediately provide the Department authority to expire applications where the applicant is not responsive; and provide an option for the applicant to contest multiple requests for more information on their same application. As an immediate step, the Department could make progress toward processing applications at the required tempo before the statutory fee refund requirements go into effect January 1.

DR-2 Streamline permit review

The City should amend AMC 19.20.030, Types of Review, to expedite minor permit applications.

Current code makes shoreline substantial development permits valued at less than \$1M a Type 3-PC decision. Nearly all shoreline development will require at least a substantial development permit, and as we've seen, even the Port's shallow landward trenching to run fiber optic required an onerous process. Low-value shoreline substantial development permits should be changed to a Type 2 Administrative Decision

(with public notice and comment). Higher-value SSDPs should be changed to a Type 3 Hearing Examiner Decision. The dollar threshold should be adjusted upward, given modern development costs. Concomitant edits to the SMP will likely be required.

Current code makes conditional use permits a Type 4 City Council decision (except admin CUPs which are a Type 2), with no right to a local appeal. City Council should make CUPs a Type 3 Hearing Examiner decision, which would streamline processing of most CUPs, provide for the Hearing Examiner to professionally craft decisions that address public input, and allow for a local appeal of an objectionable CUP to the City Council.

Current code makes both Type 1 and Type 2 Essential Public Facilities a Type 4 City Council decision. As defined in AMC 17.75.060, Type 1 EPFs are regional facilities, and Type 2 EPFs are local or inter-local facilities. City Council should make the less-intensive (Type 2) EPFs into a Type 3 Hearing Examiner decision.

DR-3 Shoreline Master Plan Update

The City's current SMP was adopted in 2010. Our [periodic update](#) was due in 2020, and will be due again in 2028, per WAC [173-26-090](#). Our 2020 update has been in progress for several years and will substantially improve the plan and integration of our shoreline regulations with the municipal code. The Planning Department should provide an estimate of when it can complete the SMP Update to the City Council in the context of its other work, and the City Council should prioritize the Department's legislative work program to achieve the SMP Update as soon as practical.

DR-4 Amend the Manufacturing and Shipping zone to ensure any replacement of the Marine Supply building is consistent with our main street downtown core

The Port of Anacortes, which owns the Marine Supply Building in the 200 block of Commercial Ave, has recently indicated it plans to demolish the building. If that occurs, it seems to intend to build a new marine-oriented building on the same site adjacent to the Olson Building which will get renovation and new ground-floor commercial spaces as part of our affordable housing sales tax program.

The City should seek to retain the west frontage of the 200 block of Commercial Ave as part of our downtown commercial core. Under current code, a new building on Commercial Ave in the MS zone would be allowed up to 5,000 sf of retail sales net floor area. We should change the MS code to allow up to 6,000 sf of retail sales on the ground floor abutting Commercial Ave south of 2nd Street, which would enable replacement of the Marine Supply building with a new retail building approximately the same depth as the Olson Building (alternatively, 8,000 sf would approximate the footprint of the existing Marine Supply building). We should also amend the MS zone to permit and require a zero street setback from Commercial Ave for such a building (currently code requires a 10-ft setback).

DR-5 Update street standards block by block

In 2021, the City Council [docketed](#) staff-proposed item C6 (Resolution 3042) which recognized there are several areas in the city for which the Public Works Department has developed special design standards for a street or neighborhood that conflict with the standards in AMC 19.52.040. Subsection A.2 of that section provides that a modified standard should be approved by the City Council. While these items were docketed in 2021, the Department has not yet moved the items forward for adoption.

There are many streets, and some entire neighborhoods, within the City that do not require or desire the extensive improvements required by the City's default street standards (e.g., much of the Cap Sante neighborhood likely does not desire 60-ft ROW with sidewalks on both sides); at the same time there are many streets and neighborhoods that do require AND desire significant improvements (e.g., the west numbered streets). The City needs to perform a block-by-block analysis to identify streets and neighborhoods that need to be upgraded and those that should remain as they are or receive more limited improvements. That analysis should be maintained as a GIS layer and adopted by the City Council after substantial outreach and public participation.

This measure is critically important because of the ongoing missed opportunities, when properties redevelop, to make connections between the many disconnected segments of sidewalk throughout our older neighborhoods. It's also important that the City carefully consider where it wants to build out full-width streets and sidewalks, because that infrastructure comes with a substantial ongoing cost of maintenance that the City cannot afford citywide. Finally, where neighborhood character is dependent on narrow low-volume streets and tree canopy, the city code should not seek to impose the default city street standards.

DR-6 Consider Housing Action Plan recommendations

The City's Housing Action Plan contains a large number of recommended changes to the development code to facilitate middle housing. In our adopting ordinance, City Council clearly stated that it is not endorsing all of the recommendations, but intends to consider them as a menu and will select individual measures to pursue. Staff and HAP consultants should identify and present some measures to City Council for inclusion in the next round of development regulation updates. City Council should specifically consider incentivizing townhouses over cottage housing in appropriate zones, especially close to the downtown core.

DR-7 Rewrite AMC Chapter 16.50, Tree Preservation

This chapter is the only remaining chapter in old AMC Title 16 that has not yet been migrated to our new Title 19 development code. As written, the chapter only applies to land divisions (see AMC 16.50.050) and perhaps condominium projects (which is a form of ownership, not a building type). A newly rewritten chapter could address protection of "heritage trees" (trees of a substantial size and local importance) from all development, including public works, as well as describe standards for maintenance of Native Growth Protection Area easements.

DR-8 Migrate AMC Chapter 17.75, Essential Public Facilities, into Title 19

This chapter is the only remaining development code chapter in old AMC Title 17 that has not yet been migrated to our new Title 19 development code. City Council should update the chapter for changes in statute and case law and migrate it into an appropriate location in Title 19. Additionally, the definition of "essential public facility" in Title 19 should be amended to add a reference to the new EPF code chapter, so the reader can find the EPF standards. Once Chapter 17.75 is migrated into Title 19, the old Title 17 will no longer exist.

DR-9 Delete remaining chapters in AMC Title 15

Title 15, which was once the location for the city building code until our 2019 development code update, contains only three remaining chapters that should be removed:

- Chapter 15.24, Engineering and Development Services Fees, should be migrated into the City's Unified Fee Schedule and the code chapter deleted.
- Chapter 15.32, Underground Utilities, should be moved to the Title 19 development code.
- Chapter 15.45, Urban Center Development, pertains only to the multifamily property tax exemption ("MFTE") program that the City adopted in 2010, that was never used, and that expired five years later. Even if the City desires to adopt an MFTE program in the future, the existing content of this chapter will not be useful, and the chapter should be deleted.

DR-10 Revise AMC 19.43 to make each of the subsections in 19.43.010 its own section

This change is non-substantive, but important for navigation of the code. City Council should promote each subsection in AMC 19.43.010 (e.g., for "single-family" or "cottage housing," etc.) to its own section (e.g., 19.43.020, 19.43.030). Doing so would improve the ability to find these important design standards sections.

MEMO

Date: 7/17/2024

To: Libby Grage

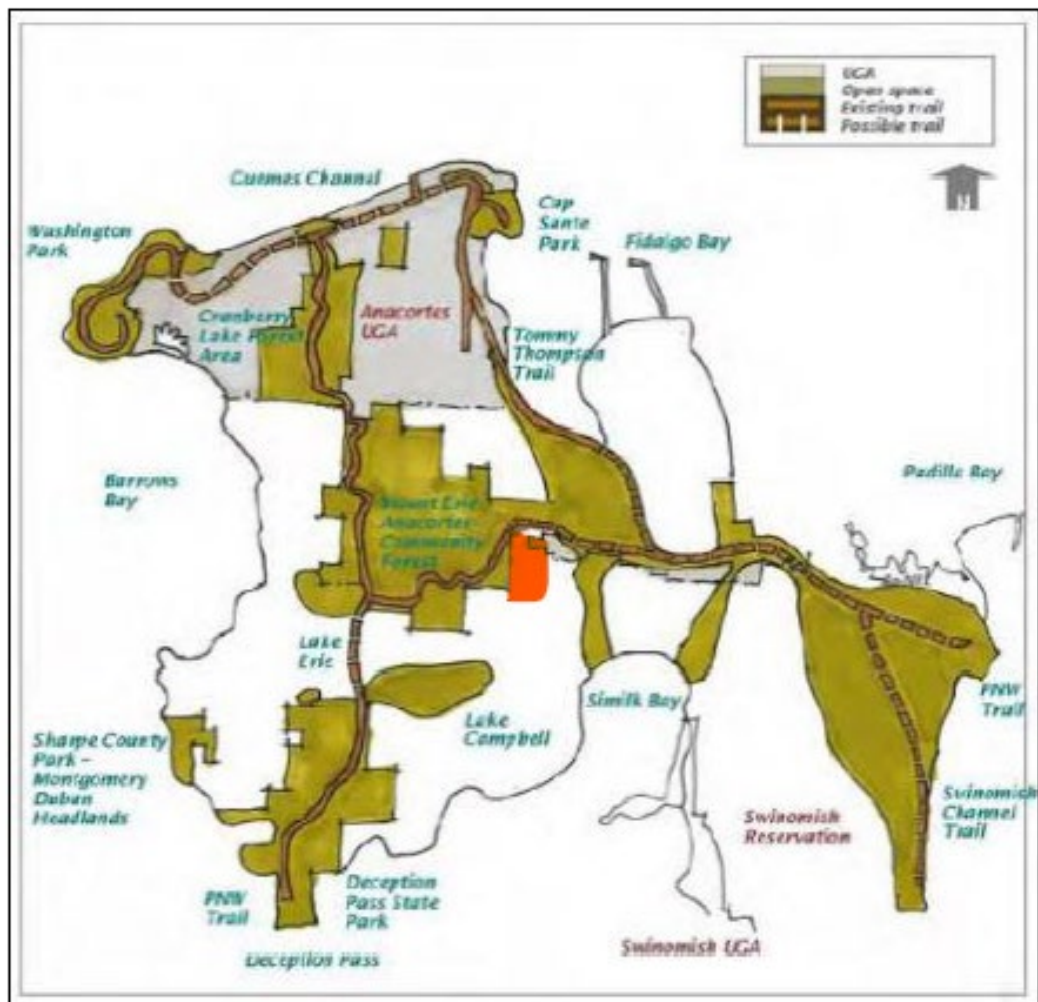
From: Lafe Hermansen, Core Design, Inc.

RE: Council Presentation Follow Up

During the council presentations on Monday July 15th, a question was raised regarding open space and trail connectivity. We understand that there are many steps between UGA expansion and the development of the properties that are part of this petition. That being said we believe that this petition is uniquely positioned to expand the open space and trail options within the City (See Fig. 3 below). The parcels are positioned such that we are contiguous to the existing City limits on both the western edge and northern edge of the parcels, being able to connect Whistle Lake to the west and Sharpes Corner to the north (see Fig. 2 below). As previously mentioned, we believe that any future project on these petition parcels would be able to provide ample open space and trail connectivity in support of the following comprehensive plan goal:

- Goal PR-9 – Open Space Connectivity – Establish and acquire a network of open space and public access corridors.
 - The proposal shares a boundary with Anacortes Community Forest Lands (ACFL) Whistle Lake lands.

The map below (Fig. 1) is clipped from the Anacortes Comp Plan, the highlight in red is the approximate location of the petition parcels, it shows Whistle Lake to the west in green and the City of Anacortes to the northeast in gray. The inclusion and potential development of these petition parcels will help the City expand the network of open spaces and available trail connections. We have included a map showing potential development (see Fig. 3 below), that also shows the open space opportunities for the properties.



Skagit Countywide UGA Open Space Concept Plan (2009)

Fig.1 – This image was clipped directly from the Anacortes Comprehensive Plan.

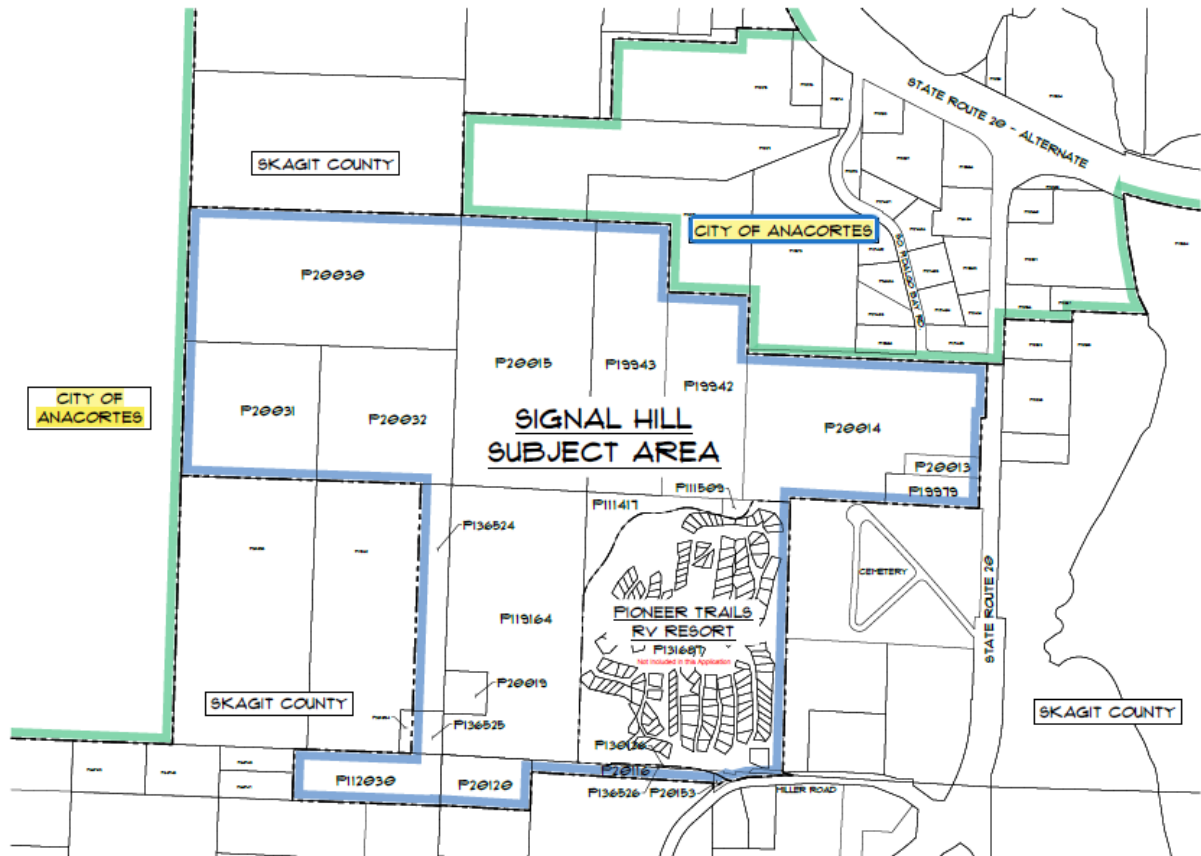


Fig. 2 – Map showing petition parcels currently in the County contiguous to the City of Anacortes on the West and to the north (label is highlighted yellow for clarity) as required for the potential expansion of the UGA boundary.



Fig. 3 – Map showing potential development of the site (if included in the City UGA, pending zoning designation) and the area that could remain as open space and area for trail networks.

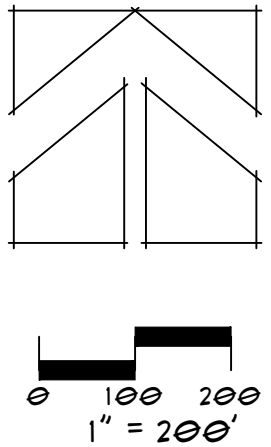
8/1/2022 251 PM 12/02/22 219 PLANNING EXHIBITS SITE PLANS SCIMITAR RANCH SITE PLAN 1.DWG



DATE	AUG 1, 2022
SHEET	1
OF	1
PROJECT NUMBER	2728

SCIMITAR RANCH

CONCEPTUAL SITE PLAN



6/23/2022 11:22 AM\\J:\022022\128\PLANNING\EXHIBITS\SITE PLANS\SCIMITAR RANCH BASE MAP & DWG

DATA NOTE: TOPOGRAPHY AND PARCEL DATA SHOWN HEREIN WAS DERIVED FROM LIDAR DATA AND SHAPE FILES PROVIDED BY DNR AND/OR APPROPRIATE JURISDICTIONS GIS DEPARTMENT. IT IS A REPRESENTATION OF THE GROUND TOPOGRAPHY AND LOT CONFIGURATIONS ONLY AND SHALL ONLY BE USED FOR PLANNING PURPOSES. CORE DESIGN, INC. DOES NOT WARRANT THE INFORMATION AND RECOMMENDS FIELD TOPOGRAPHY BE COLLECTED FOR DESIGN PURPOSES. IF SHOWN, 40% SLOPES WERE DERIVED FROM THIS LIDAR CONTOUR MAPPING AND ARE NOT SPECIFIC TO ANY JURISDICTIONS REGULATIONS.



LEGEND

- WETLAND BOUNDARY
- WETLAND BUFFER - 110'
- WETLAND BUFFER - 225'
- STREAM
- STREAM BUFFER - 50'
- STREAM BUFFER - 150'

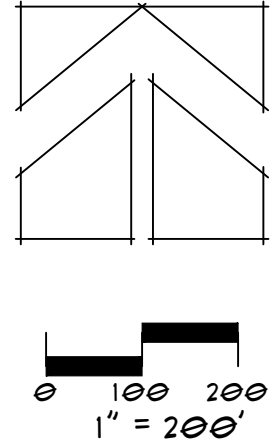
NOTES

- THIS PLAN IS A CONCEPT. IT WAS CREATED USING ASSUMPTIONS BASED FROM MUNICIPAL/ZONING CODE.
- THERE HAS BEEN NO TITLE RESEARCH.
- THERE HAS BEEN NO SURVEY WORK DONE FOR THE SITE.

JUN 23, 2022

SHEET	OF	PROJECT NUMBER
1	1	2728

SCIMITAR RANCH
POTENTIAL OWNERSHIP





7/17/2024
Anacortes City Council
City of Anacortes

RE: Supplemental Information on the Cap Sante Marina Zoning Harmonization Scheme

Overview:

During the 7/15/2024 City Council Meeting the Port of Anacortes, as a petitioner, presented proposed changes to the underlying zoning at Cap Sante Marina. The City Council requested additional information on possible future uses at one of the subject parcels. This memo provide supplemental information for the City Council's review of the Port's petition. The Port seeks to preserve the current uses of the site as they are water oriented industrial activities. Maintaining water oriented industrial activites on the site as allowable uses under the Commercial Marine designation is preferred to having them as conditional uses under the Marine Mixed Use designation (AMC 19.41.050). Maintaining these uses support both commercial and recreational users at the marina.

Subject Parcel and Current Usage

The parcel P32910 (813 Seafarers Way) is a 5.94 acre parcel owned by the Port with several current uses.



Figure 1: P321910 Subject Parcel as Viewed from the north

- 1) The southern half of the parcel houses the Marine Technology Center. This educational facility trains students from Skagit Valley College and the Northwest Career and Technical Academy in many aspects of the marine trades including vessel repair, marine mechanical and electronic technology, and other

areas of the growing boat and ship service industry. Students have hands on opportunities to learn these skills with experienced professionals from the marine trades teaching classes.

- 2) Auxillary fishermen's work area—commercial fishermen use this parcel to:
 - a. Mend and hang nets and repair lines and other tackle used in commercial fisheries,
 - b. Storage of fishing gear, nets, and lines,
 - c. Minor vessel repairs not requiring a boatyard (touch up painting, electronics work, etc.)
- 3) Mid-term on-trailer vessel storage—vessels are between fisheries are sometimes stored on trailers in the gravel lot on trailers.
- 4) Trailer parking—vessels launched at the marina utilize this area for parking while vessels are in the water.
- 5) Oil spill response equipment storage—both the Port and Oil Spill Response Organizations (OSROs) stage spill equipment at this site for easy access in spill scenarios.



Figure 2: P32910 Showing typical use of commercial fishing gear storage, vessel storage, and trailer parking (view to the NE)



Figure 3: P 32190 Showing typical usage of OSROs staging and trailer parking (View to the SE)

Future Uses and Zoning

The Port is not contemplating any changes to the current usage of the subject parcel. Space for these uses are in demand in Anacortes. Having these uses in proximity to the marina is convenient and promotes productive use of existing infrastructure. The Port seeks to maintain these uses on the site to support commercial tenants and users at the marina as well as recreational users. The current uses on the site are well-aligned with the allowable uses for the Commercial Marine designation from the Principal Uses for Mixed-Use and Industrial Zones Table (Figure 4). These uses are best defined as water-oriented industrial activities (Figure 5) and would be conditionally approved uses if the underlying zoning remains MMU.

Principal Use	CBD	C	MMU	CM	CM2	LM	LM1	MS	I	HM	Reference
Recycling facility							P		P	P	<u>AMC 19.45.070(B)</u>
Water-Oriented Industrial Uses, except as listed below			C	P	P	P		P	P	P	<u>AMC 19.45.080(A)</u>
Dry stack boat storage			C	P	P				P	P	<u>AMC 19.45.080(B)</u>
Boat launch facility			P	P	P	P		P	P	P	<u>AMC 19.45.080(C)</u>

Figure 4: Excerpt from the principal uses table (AMC 19.41.050)

A. *Water-Oriented Industrial Use Category.* Industrial type uses that are either water-dependent, water-related, or water-enjoyment use, or any combination thereof. The water-oriented industrial use category includes, but is not limited to:

1. Ship and boat building and repair.
2. Seafood processing.
3. Dry stack boat storage.
4. Maritime administration.
5. Piers and wharfs.
6. Water-based shipping terminals.
7. Boat launch facilities.

Figure 5: Definition of water oriented industrial uses from AMC 19.45.080

While it had been contemplated in the past, the Port has no plans to change the uses at the subject parcel and seeks to preserve the current uses at the site. As the Port looks to further develop uplands in other parts of the marina, the Port views this site as mission-critical to Cap Sante Marina and the many commercial and recreational users of Port facilities. This parcel supports economic activities that provide livelihoods for Anacortes residents, training for the next generation of the marine trades, recreational opportunities for visitors to Anacortes, and an accessible staging area for spill response.

Summary

The Port has provided this additional information at the request of the City Council. Please review this information if there are follow up questions or clarifications, please contact Kevin Anderson (kevin.anderson@portofanacortes.com). We view the current and future activities at the site as best aligned with the Commercial Marine designation and seek to change the underlying zoning from Marine Mixed Use to Commercial Marina.

From: [Ian Munce](#)
To: [CityClerk](#)
Subject: Response to Clm. Walters July 15, 2024 Memo re. 2025 Periodic Update-For July 22 City Council meeting and Public Hearing
Date: Friday, July 19, 2024 1:01:43 PM

***** This email is from outside the City of Anacortes network. Please use caution when clicking on links, opening attachments, or replying. *****

For the record, just adding missing words in the last sentence

Good day,

I appreciate that Clm. Walters recommendations are presented as “a catalyst for future discussion”, rather than a work plan to be summarily adopted. I submit the following comments in the same vein, but I will present them more boldly than I have to date.

Over the past forty years this town and its neighborhoods have been carefully designed under the leadership of the citizen volunteers serving on the Anacortes Planning Commission, public hearing by public hearing, discretionary permit by discretionary permit, e.g. Planned Unit Developments, Shoreline Permits, Conditional Use Permits. And, year after year these volunteers carefully crafted updates to the City Comprehensive Plan and implementing regulations. They worked tirelessly to balance sound development with the principle of ‘Neighbors have property rights too’. And to give citizens an opportunity to point out errors in applications and challenge staff assumptions. This is how you build community.

Permit Review

1. The City’s chronically understaffed planning permit review staff simply does not have a robust process in place. Recently, a four lot short plat at 4219 H Avenue was deemed ‘complete’ when staff failed to review, request more information, and stop the 28 day clock. The site was only zoned for three lots. There was no City review of the applicants engineering submission. My neighbors and I had to hire our own engineer, an engineer who concluded that the entire site was most likely a wetland and that there was insufficient downstream stormwater capacity. There was nothing in the file as to whether the Fire Department would require a hammerhead or cul-de-sac. Frankly, neighborhood comments were considered to be a nuisance. Very discouraging.

The Planning Department denied the neighbors’ request that given the application’s obvious errors the review process would start over again. This leaves us wondering when further action will just happen by City fiat. Projects similar to this should go before the City Hearing Examiner until the City has a robust planning permit review in place. Neighbors have property rights too.

It is the City's position that the Planning Director has unbridled discretion to decide which planning code provisions to apply and enforce. I believe that this position will be held to be untenable.

COMPREHENSIVE PLAN PERIODIC UPDATE PROPOSAL(WALTERS)

CP 1 to 5 seem straightforward.

CP 1-6 (Increasing Neighborhood Density) is problematic. First, the State has exempted cities under 25,000 population from middle housing mandates. This allows cities like Anacortes to carefully tailor middle housing to fit with neighborhood expectations through a public hearing/ discretionary review process with an opportunity to add conditions to protect the quality of life in existing neighborhoods.

Second, until the City Council decided to politicize land use with its Planning Committee and politicians replacing the volunteer Planning Commission the long established vision was to remain a small town without high-rise development. For thirty years the City has negotiated with the other cities in Skagit County and Skagit County based on our limited infrastructure and protected habitat to steer significant growth elsewhere in the county. This is perfectly legitimate under the State Growth Management Act (GMA).

The City is currently updating its sewer plan. This will probably be the most significant input into the Periodic Update. Over the years the City has actually created more sewer plant capacity through an aggressive stormwater infiltration control program. But, how much capacity is going to come on-line before sewer rates need to double to expand the existing sewer plant?

The same sort of constraint comes into play with stormwater. The stormwater plan is also being updated and significant constraints come into play. The City is subject to a State Permit that mandates that the City encourage the retention of native vegetation and address stormwater quality in its uplands (rather than just piping large quantities of untreated stormwater into the Sound). New climate mandates can be expected to reinforce this approach. Does the Planning Director have the authority to ignore this issue? It would appear so.

Third, Washington courts have consistently held that protecting streams and stream buffers, wetlands and wetland buffers, steep slopes, and aquifer recharge areas (critical areas) to be the central tenant of the GMA. How long can the City pretend that this is not the case? Neighborhoods based around critical areas are in fact exempt from the notion that "no neighborhood can be exempt from change", except of course from the City Comprehensive Plan mandate that critical areas be restored whenever possible. The State acknowledges that critical areas and their buffers can be exempt from the upcoming Accessory Dwelling Unit mandates. Of course, under current politics they will most likely not be exempted.

CP-7 If the City cannot process applications in a timely manner, then fees should be refunded. Open the application immediately, demand responses from other departments within five working days, require more information from the

applicant as necessary, stop the clock. Conditional use and planned unit development permits have served this community well over the past forty years. Neighbors have the right to be notified and consulted. This allows for errors to be found and corrected and makes for better projects, projects that fit into our established neighborhoods. Developer convenience and profits, staff convenience, and political aspirations be darned. The discretionary process worked well during my 27 years as Planning Director (and after under Planning Director Don Measmer) with manageable levels of complaints from all sides. This bread and butter planning work is not complicated, unless developers are to be accommodated to the exclusion of everything And everyone else. Something that currently seems to be the case.

CP 7 to 10 seem straightforward.

DEVELOPMENT REGULATIONS PERIODIC UPDATE (WALTERS)

DR-1 Again, if the City cannot respond to planning applications in a timely manner the application fee should be refunded. And City Departments should be staffed to meet the permit timelines and application fees increased accordingly. The notion of allowing the applicant to “contest multiple requests for more information” is just right out of the developers lobbying playbook. Bullying should not be tolerated yet alone encouraged. Been there and dealt with it. Timelines were met and better projects resulted from better information and public input.

DR-2 City Departments are not adequately staffed so as to allow for further delegation. Assigning many more decisions to a Hearing Officer makes the most sense, especially if these decisions can only be appealed to Superior Court. Not to politicians with broader agendas.

DR-3 The Planning Director can explain the reasons for delay. They appear to relate to the City’s refusal to acknowledge that there is an explicit City duty to protect critical areas, e.g. AMC 19.70.040, an existing duty that needs to be extended beyond the City’s uplands to the shoreline jurisdiction.

DR-4 Before moving on to replacement of the Marine Supply Building, the City should facilitate a community wide discussion and then take the time necessary to explore funding strategies to preserve this important piece of Anacortes history.

DR-5 seems straightforward.

DR-6 This proposal fails to even recognize that the City promised that it would balance the Housing Guidance Report against the other elements and policies in the Comprehensive Plan before moving on “selecting individual measures to pursue”. Before the City replaces cottage housing with townhouses, the City should revise its cottage housing design standards to reflect the concept of ‘cottages’.

DR-7 Seems straightforward, but one has reason to doubt that any implementation or enforcement will occur if it in any way inhibits a developer. Again, politics

over good policy and practice.

DR 8 to 10 Seems straightforward.

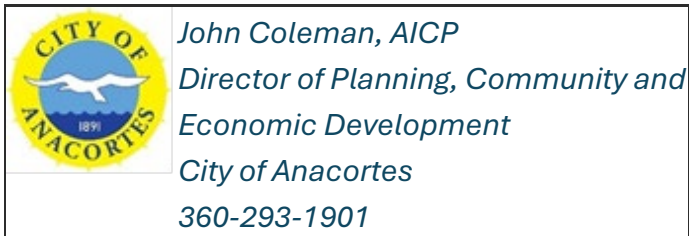
It remains my hope that the City will open up the scope of work to applicants who were discouraged by the \$3,000 application fee and that all eleven of my proposals are included in this scope. And that the Planning Commission be consulted on the ten year Periodic Update's scope of work. It is entirely inappropriate to use the annual amendment process to cut off public debate and discussion before the Planning Commission on the Periodic Update scope of work.

Thank you.

Ian Munce, JD, AICP (retired, no clients now or in the future)

From: [John Coleman](#)
To: [Greg Francioch](#)
Subject: FW: MJB Additional Materials
Date: Friday, July 19, 2024 2:34:59 PM
Attachments: [Hypothetical Site Area Calculations.docx](#)
[MJB building sizes.docx](#)
[Upper Level Setbacks.docx](#)
[image001.png](#)

10 minutes after you posted, we received this. Sorry.



Please note that the city email domain has changed.

My new email address is johnc@anacorteswa.gov

From: JIM BLAIS <jblais@gmccinc.com>
Sent: Friday, July 19, 2024 2:11 PM
To: City Council <citycouncil@cityofanacortes.org>
Cc: John Coleman <johnc@cityofanacortes.org>; Libby Grage <LibbyB@cityofanacortes.org>
Subject: MJB Additional Materials

***** This email is from outside the City of Anacortes network. Please use caution when clicking on links, opening attachments, or replying. *****

Council Members,

Thank you for the opportunity to present MJB's development regulation amendments to you this past Monday. I have attached three documents to this email in order to provide details on a number of our proposals. Included, you will find a building size analysis; an explanation of site area calculations (and how the current code penalizes additional open space); and a discussion of upper-level setbacks, including project examples.

I was also asked on Monday to provide a couple of examples of similar waterfront developments where open space was clustered. Below are a number of different projects that share similar characteristics (but different forms and intensities) to MJB's potential future development.

Old Mill District - Bend, OR

<https://www.oldmilledistrict.com/>

Point Ruston - Tacoma, WA

<https://www.pointruston.com/>

Bellwether Hotel (and surrounding properties) - Bellingham, WA

<https://hotelbellwether.com/>

The Vancouver Waterfront - Vancouver, WA

<https://www.visitvancouverwa.com/things-to-do/the-waterfront-development/>

I look forward to any additional questions that you may have at next Monday's Council meeting. Have a great weekend.

Thank you,

Jimmy Blais

Merlino Properties

5050 1st Ave. S., Suite 102

Seattle, WA 98134

Cell 206-255-5153

JBlais@gmccinc.com

The below box diagrams have been put together in order to illustrate issues with code sections 19.43.010.G.3.c; 19.43.010.H.3.b and 19.43.020.C.3.b. Currently the code states:

In the MMU zone east of Q Avenue, (Multifamily Dwellings; Assisted Living Facilities; Townhouses) and other permitted residential uses within single-purpose buildings may cover up to 60 percent of the site area (parcel or contiguous parcels held under common ownership), provided they meet access, site and building design standards in this title. Associated parking, landscaping, open space, and other facilities accessory to the residential uses are included within the site area limitation. The maximum percentage may be increased through a framework development plan (AMC 19.61.180).

MJB is proposing that the code section be changed as follows:

In the MMU zone east of Q Avenue, (Multifamily Dwellings; Assisted Living Facilities; Townhouses) and other permitted residential uses within single-purpose buildings may cover up to 60 percent of the site area (parcel or contiguous parcels held under common ownership), provided they meet access, site and building design standards in this title. Associated parking, ~~landscaping, open space~~, and other facilities accessory to the residential uses are included within the site area limitation. The maximum percentage may be increased through a framework development plan (AMC 19.61.180).

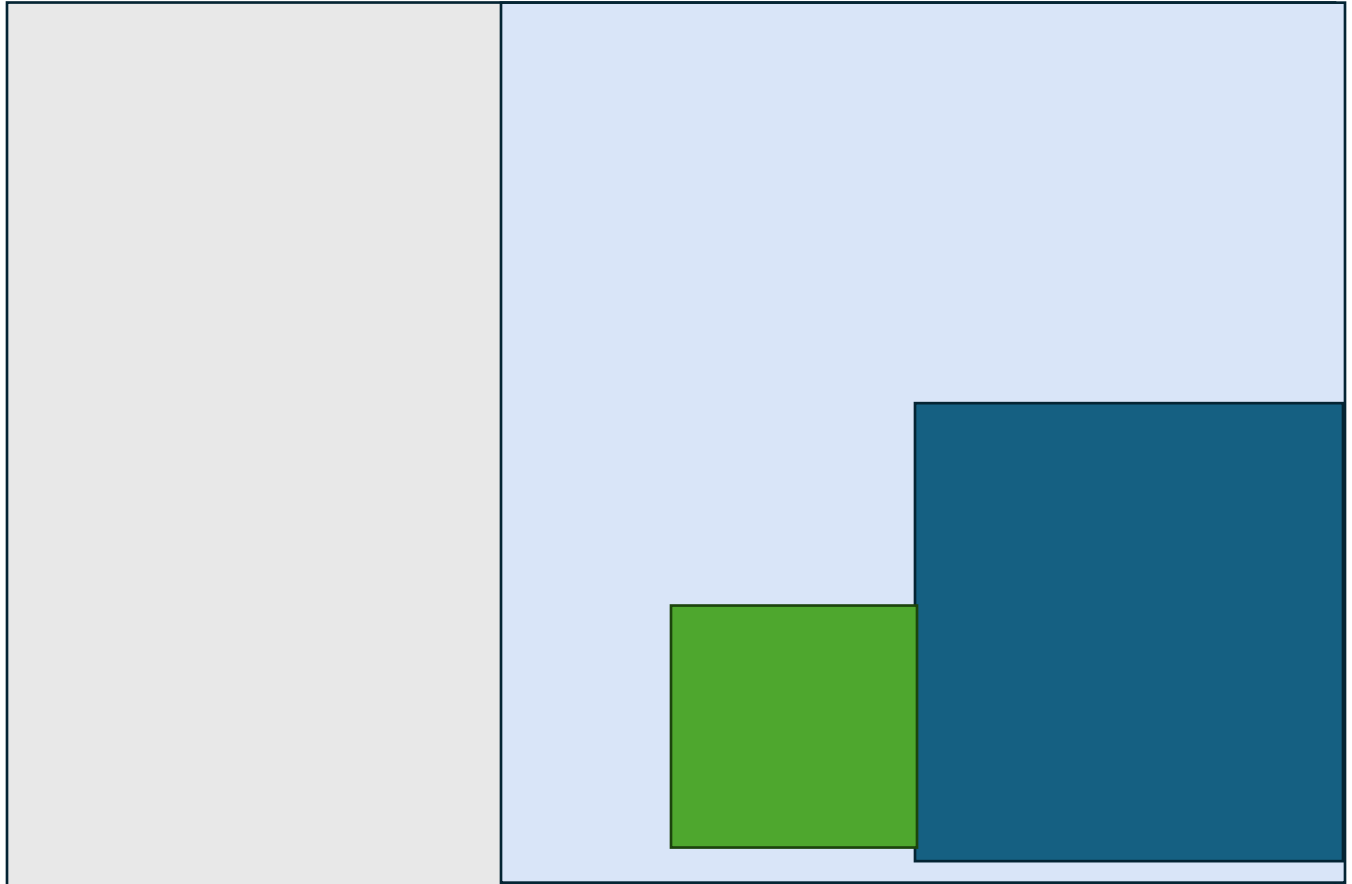
MJB is proposing the changes as the current code disincentivizes additional landscaping and open space above the bare minimum required by code. In the MMU Zone east of Q Avenue, the code limits single purpose residential buildings to 60% of the site area. This is illustrated in the below hypothetical site diagrams; the grey rectangle being the total site area and the light blue representing the 60% residential site area cap. For illustration purposes, we've shown buildings encompassing 25% of the developable residential area (dark blue square), and a hypothetical minimum landscape and open space figure of 20% of the building footprint (green square) (hypothetical square footages have also been added following these percentages).

As you can see from the two scenarios below; under the current code, if we used the hypothetical code minimums for landscaping and open space (Scenario 1), we'd be left with 42,000 sqft of additional property that could be developed for single purpose residential uses. Now if we wished to add additional landscaping or open space as part of the residential development (doubling it in Scenario 2), that additional open space would count against our future development capacity, leaving us with 39,000 sqft of additional property that could be developed for single purpose residential uses.

This code provision penalizes the addition of open space by taking away development capacity. It will lead to developments that only include minimum landscaping and open space requirements, limiting public benefit. MJB requests that the council remove open space and landscaping from the residential site area calculations.

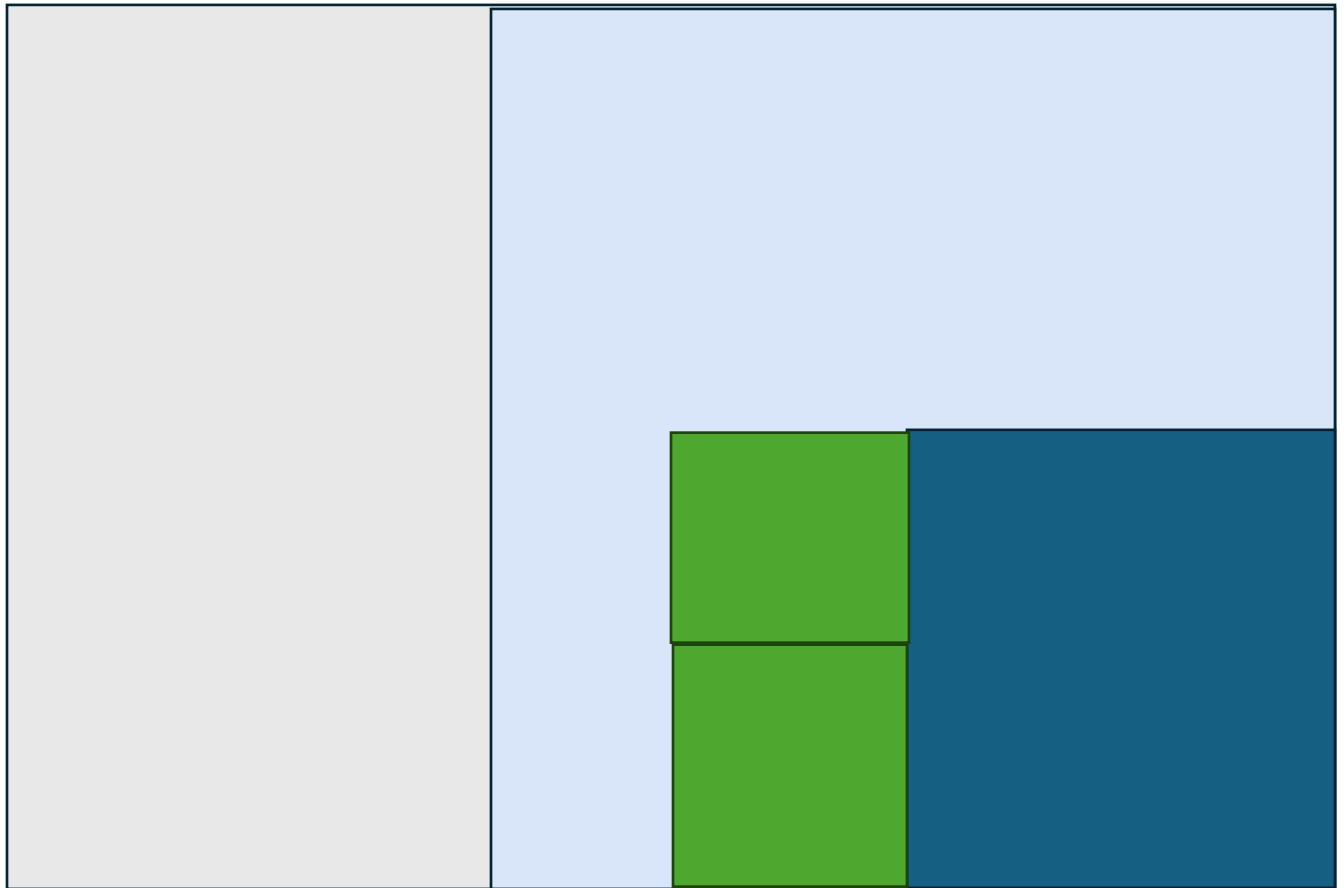
Scenario 1 – Code Minimum Landscaping and Open Space
Hypothetical Site Area (Grey) – 100,000 sqft
60% Ground Floor Residential Restriction (Light Blue) – 60,000 sqft

Hypothetical Buildings (Dark Blue) – 15,000 sqft (25% of Residential Area)
Hypothetical Required Landscaping and Open Space (Green) – 3,000 sqft (20% of building footprint)
Remaining Developable Residential Area – 42,000 sqft



Scenario 2 – Open Space and Landscaping Doubled
Hypothetical Site Area (Grey) – 100,000 sqft
60% Ground Floor Residential Restriction (Light Blue) – 60,000 sqft
Hypothetical Buildings (Dark Blue) – 15,000 sqft

Hypothetical Required Landscaping and Open Space – 3,000 sqft
Additional Open Space Added by Developer – 3,000 sqft
Remaining Developable Residential Area – 39,000 sqft



Building Sizes

MJB showing 150'x200' and 200'x200'

Market NS - 170'

Market EW - 270'

Thrive Fitness NS - 150'

Ace Hardware NS - 145'

The Market at Anacortes

SVC Marine Technology Center

17th St

17th St

Walgreens

Ace Hardware of Anacortes

Tommy Thompson Trail

R Ave

R Avenue

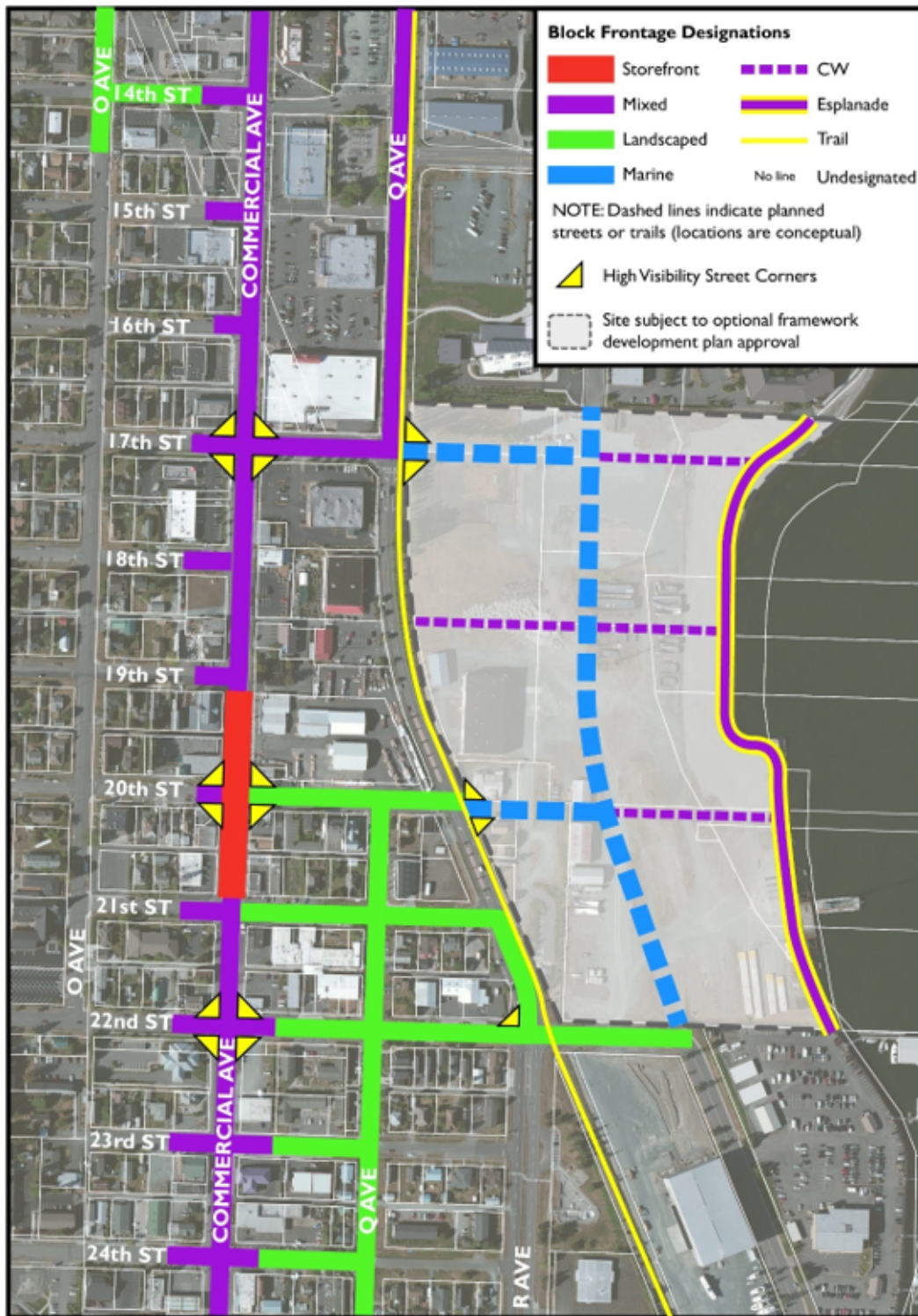
R Avenue

Google Earth

300 ft

Page 280 of 655





0 500 1,000 Feet

Originally exported scale: 1:2,000



Above is a diagram showing the dimensions of different buildings around the MJB Property and an approximate outline of what a 150'x200' building and 200'x200' building would look like on MJB's site. As you will see 150' is a fairly small building footprint, roughly the size of Ace Hardware and Thrive Fitness. Comparatively, The Market is 170'x270'. Also included above is the block frontage diagram for MJB's MMU property and the surrounding zone. As detailed in the diagram, there are required central waterfront connections throughout the site that provide views and access to the waterfront. It does not make sense to limit the size of buildings in order to break up the massing and still require view and access corridors also to break up the massing of the site. This is the only zone that limits North/South building width to 150' and the only property that requires these types of view corridors. All of these provisions limit smart site design, create inefficient buildings and drive-up development costs. As such, we respectfully request that the Council amend the code language removing 19.42.120.C.5.c.

19.42.120.C.5.c.

Current language:

5. *MMU Zone East of Q Avenue*. Base maximum height is 45 feet. The maximum height with bonus is 65 feet (see AMC 19.42.070(B) for applicable bonus provisions). Buildings are also subject to special height, width, and orientation standards:
- a. All buildings are subject to building massing and articulation standards in AMC 19.63.040.
 - b. Buildings up to four stories tall or no more than 50 feet tall are limited to 200 feet in width in the north-south direction.
 - c. Buildings taller than four stories or more than 50 feet tall are limited to 150 feet in width in the north-south direction.

Proposed language:

5. *MMU Zone East of Q Avenue*. Base maximum height is 45 feet. The maximum height with bonus is 65 feet (see AMC 19.42.070(B) for applicable bonus provisions). Buildings are also subject to special height, width, and orientation standards:
- a. All buildings are subject to building massing and articulation standards in AMC 19.63.040.
 - b. Buildings up to four stories tall or no more than 50 feet tall are limited to 200 feet in width in the north-south direction.
 - ~~c. Buildings taller than four stories or more than 50 feet tall are limited to 150 feet in width in the north-south direction.~~

19.42.120.c.7.

Current language:

7. CBD and MMU Zone Setback Requirements. For buildings which exceed the maximum base height in the CBD and MMU zones, buildings must incorporate a minimum horizontal setback of eight feet along at least 75 percent of the facade. The required setback must be placed somewhere between the ground floor and the top floor. See Figure 19.42.120(C)(7) for an example.

Proposed language, Option 1

~~**7. CBD and MMU Zone Setback Requirements.** For buildings which exceed the maximum base height in the CBD and MMU zones, buildings must incorporate a minimum horizontal setback of eight feet along at least 75 percent of the facade. The required setback must be placed somewhere between the ground floor and the top floor. See Figure 19.42.120(C)(7) for an example.~~

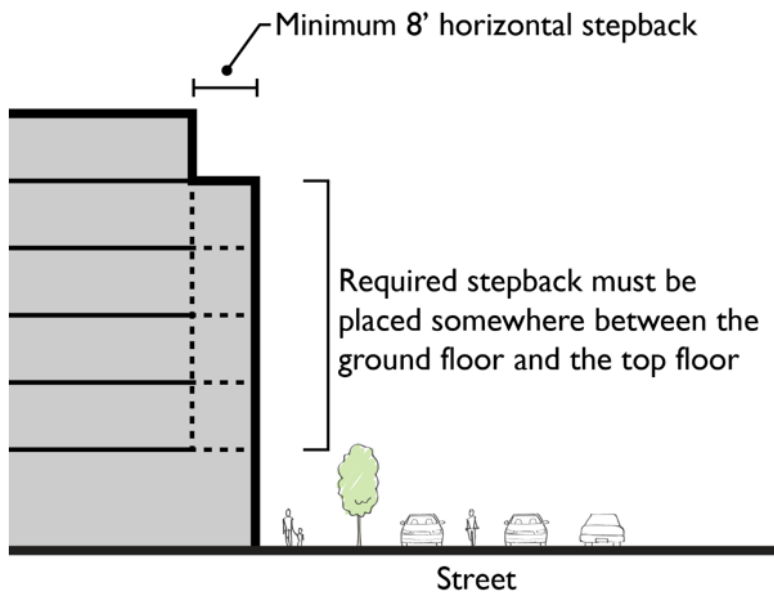
Proposed language, Option 2

7. CBD and MMU Zone Setback Requirements. For buildings which exceed the maximum base height in the CBD and MMU zones, buildings must incorporate a minimum horizontal setback of eight feet along at least 75 percent of the *street facing* façade *that is above the maximum base height*. The required setback must be placed somewhere between the ground floor and the top floor. See Figure 19.42.120(C)(7) for an example.

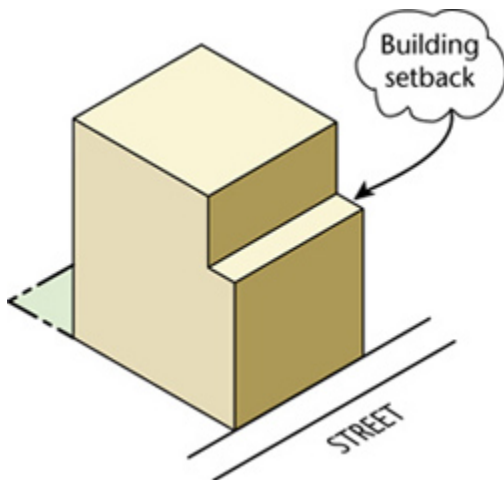
Narrative: We propose removing the setback requirement for portions of buildings above the maximum base height in the MMU and CBD zones. Chapter 19.63 of the Anacortes Municipal Code contains building design standards for all multifamily development. Regardless of the setback requirements, buildings already have to meet façade articulation standards, vertical building modulation every 15 feet, roofline modulation, enhanced façade details, specific window designs, building entry articulation, quality building materials, blank wall treatments and high-end landscaping. These provisions already ensure that buildings will have quality finishes and will be architecturally appealing. Additionally, the MMU zone already requires view corridors, side yard setbacks and other provisions that will limit shadowing and promote light transmittal to the ground. The 8' horizontal setback above the base height is an unnecessary code provision that will ultimately lead to uniformity and poor building design.

At a bare minimum the code language needs to be cleaned up such that it cannot be misinterpreted. The current code seems to suggest that if you exceed the maximum base height, then 75 percent of the entire façade needs to be setback 8'. The intent of the code is that 75% of the façade above the base height be setback. We additionally propose that this be limited to the street facing façade (as shown in the figure included with the code section) as the backs and sides of buildings should not need to incorporate human scale elements. Eliminating this in its entirety would allow more flexibility in building design.

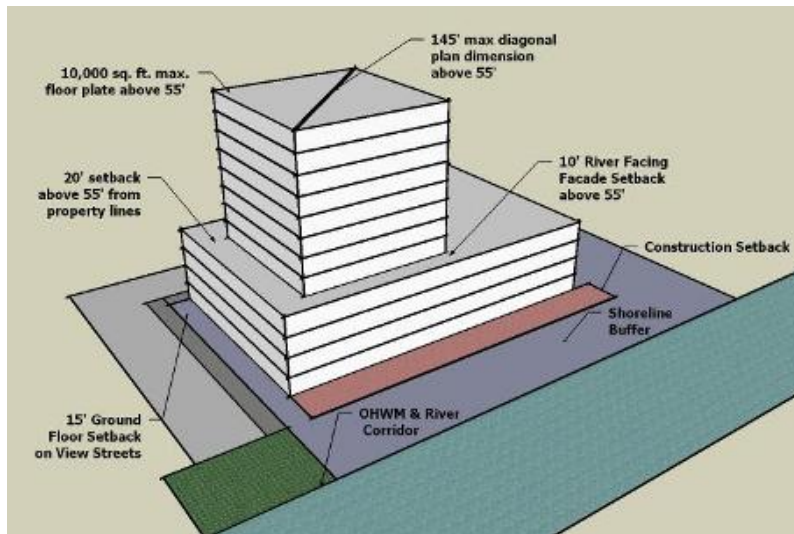
Below are a number of diagrams showing different types of setbacks and a number of example projects that do and do not include the upper-level setbacks.



This is the figure in the existing code. It clearly illustrates that the intent of the code is that at least 75% of the façade above the base height is setback 8', though the setback can be placed anywhere between the ground floor and top floor.



This figure shows what the same setback looks like when only applied to the street facing façade.



Comparatively, this figure roughly shows what happens when setbacks are required on all sides of a building. You start to get a “wedding cake” type design.



Above is an example of a building that has a required upper-level setback. We believe that this uniformity throughout all buildings detracts from good building and site design.



Above is the Meyden apartment building in Bellevue. Here the developer incorporated the upper-level setback just above the commercial ground floor. It makes for a nicer looking building than just the upper floor setback, but still limits architectural creativity. This is also a good example of where the upper-level setback was only required on the street facing façades.





Above is the Gridline apartment building in Seattle. This is a good example of how buildings can still provide significant modulation and architectural appeal without having a large upper-level setback (this building has a 2' setback on its upper floor).







The last three photos are of The Lyric apartment building in Seattle. This is a great example of using building modulation, window treatments, high end finishes and other design characteristics to create an appealing building. It does not have a set upper-level setback and focuses greater design details on highly trafficked streetscapes.

From: [William Turner](#)
To: [City Council](#); [CityClerk](#); [Matt Miller](#)
Cc: [turner_sally](#); [TJ Fantini](#)
Subject: Planning Commission as PEOPLES COURT
Date: Saturday, July 20, 2024 1:08:32 PM

***** This email is from outside the City of Anacortes network. Please use caution when clicking on links, opening attachments, or replying. *****

Dear Counsel members and Mayor,

I have watched with grave misgivings the subordination of the Planning Commision to a “use only when Council wants support” commission. During this 10 year cycle of adjusting the Comprehensive Plan required by state law, the Planning Commission is sorely needed. Historically (last 35 years) Anacortes has used the PC very effectively, because it is the People’s Court! It is the foundation of the GMA, participation by the people. Anacortes is not like every other city. Let us tell you why!

If done correctly the PC is composed primarily of average concerned citizens who listen to the “people” and what they want in their community. This is very different than the 7 politicians on the Counsel. The intension is that the PC pass on the best ideas of local citizens to the counsel for discussion and vote. That is the basis of local democracy. The voters then can be better informed how to vote and makes it easier to participate. Currently I believe the Council thinks less input is better. Hogwash! Either they are lazy, think citizens can’t judge for themselves or AUTOCRACY is better for us.

I understand that creating a revised Comp Plan is hard, considering the many issues that are important to us. It takes time, increased work for staff, and money. But it is dangerous to shorten it or “make it easier.” The Comp plan is our future. It requires effort and lots of listening.

Please reinstate the Planning Commission for the 2025 update, all of it. Anacortes is full of intelligent concerned individuals. They deserve to be listened to by the PEOPLES COURT.

Sincerely, Bill Turner

Sent from my iPad

From: [William Turner](#)
To: [John Coleman](#)
Cc: [pced](#)
Subject: Fwd: Fee for comp plan amendments
Date: Monday, July 22, 2024 1:05:39 PM

Good day,

I write to ask that you place the attached communication from the Planning Department into the record.

It documents that just days before the deadline for Comprehensive Plan amendment proposals staff were still telling members of the public that \$3,000 filing fees were required. I thought that this was ridiculous and filed anyway. My filing was accepted and processed without fees. However, how many folks were discouraged?

Standard public participation practice and due process mandated new public notices should have been issued (saying no fees required) and 'early and continuous public participation' be encouraged, not discouraged. I suspect that any reviewing body will require you to start again. Sent from my iPad

Begin forwarded message:

From: Libby Grage <libbyb@cityofanacortes.org>
Date: June 27, 2024 at 2:42:11 PM PDT
To: William Turner <bill.h.turner@gmail.com>
Cc: turner sally <sallycturner@gmail.com>, John Coleman <johnc@cityofanacortes.org>
Subject: Fee for comp plan amendments

Hi Bill,

Thank you for your email. To clarify, comments on the 2025 Comprehensive Plan update may be submitted to the city by anyone, at any time, at no cost.

Per [AMC 19.16.040](#), a petition for an amendment to the comprehensive plan policies, the comprehensive plan land use map, or the development regulations must be filed with the PCED department on forms provided by the department, along with all fees required by the adopted fee schedule. The fee schedule adopted by City Council via [Resolution 3140](#) shows that the comprehensive plan "amendment petition submittal" fee is \$960, with an additional fee of \$1,870 paid within 14 days of the docketing Ordinance adoption, if docketed. I do not find anything in the code or fee schedule providing a different fee for amendment petitions submitted for docketing during a periodic update. As outlined in the [Public Participation Plan](#) adopted by City Council in Resolution 3156, the 2024 annual docket submittal deadline was extended to June 30 to allow more time for submittal of petitions. Those petitions received by June 30 will

be considered for docketing as part of the 2025 periodic update. Petitions received for the 2025 annual docket will likely be deferred to 2026.

The petition submittal fee is intended to defray the costs of city staff time to process comprehensive plan amendment requests, including making a docket recommendation to city council based on the criteria outlined in [AMC 19.16.050\(B\)](#). These criteria include a consideration of whether the petition, in light of all proposed amendments being considered for inclusion the year's docket, can be reasonably reviewed within the staffing and operational budget allocated to the department by City Council. As the periodic update includes many mandatory updates due to new state legislation, it is important to have an understanding of the number and scope of amendment petitions submitted by the public early in the update process to ensure sufficient resources are allocated to complete the mandatory update on time.

Sincerely,

Libby Grage | City of Anacortes
Planning, Community & Economic Development Department
Planning Manager
P.O. Box 547 | 904 6th Street | Anacortes, WA 98221
360.299.1986 (work) | 360-661-3505 (work cell)
libbyb@cityofanacortes.org | www.cityofanacortes.org

My incoming and outgoing email messages are subject to public disclosure requirements per RCW 42.56.

-----Original Message-----

From: William Turner <bill.h.turner@gmail.com>
Sent: Tuesday, June 25, 2024 2:08 PM
To: John Coleman <johnc@cityofanacortes.org>; Libby Grage <LibbyB@cityofanacortes.org>
Cc: turner sally <sallycturner@gmail.com>
Subject: Fee for comp plan amendments

***** This email is from outside the City of Anacortes network. Please use caution when clicking on links, opening attachments, or replying. *****

As I said by phone yesterday, it is my belief the online fee structure is intended for requested specific changes to comp plan "between" the required 2016 and 2025 state required review. You will get very few comments or requests for changes with these fees. Your consultant, Makers, will agree.

I suggest you modify the requirements for comp plan changes, alert the public to this change and extend deadline after doing so. The State mandates public participation. This is not "pay to play." This is a democracy. It is difficult to get participation sometimes, but this will be extremely negative to any outcome.

Sincerely, Bill Turner
Sent from my iPad

From: [Elyse Lord](#)
To: [CityClerk](#)
Subject: 2025 Comp Plan Updates (Memo attached)
Date: Monday, July 22, 2024 1:39:59 PM
Attachments: [compplanletter_072224_lord.pdf](#)

***** This email is from outside the City of Anacortes network. Please use caution when clicking on links, opening attachments, or replying. *****

Attached please find a memo commenting on the 2025 Comprehensive Plan Updates. I hope I met the deadline for tonight's meeting.

Thank you.

Elyse Lord
360-899-4648

To: Anacortes City Council, City of Anacortes Planning, Community, and Economic Development Department
From: Elyse Lord, Anacortes Resident
Date: 7/22/24
RE: 2025 Comprehensive Plan Update

Thank you for your leadership, perseverance, and transparency with regard to updating the *Comprehensive Plan*. I applaud Anacortes's leadership throughout this resource-intensive process. My comments, which follow, focus primarily on shared values of: 1) developing and maintaining “healthy land and marine ecosystems”; 2) preparing for “natural disasters and climate change”; 3) adopting “innovative and environmentally sensitive development practices.”

My hope is that we can take advantage of this opportunity to ensure that the plan ultimately guides Anacortes in protecting health, safety, and the environment in the face of climate change, development, and other stressors now *and* in the future. I note that climate change brings new problems to plan for, e.g., climate migration, drought, sea-level rise, wildfire, air pollution, changes to farming practices, the need for denser housing....

In the face of climate change, a particularly puzzling situation involves the March Point Refineries. Many citizens rely on the refineries for income. However, the lack of regulations would seem to pose an ongoing (and often insidious) danger to employees, citizens, and the environment.

As I write this, many counties and cities in Washington (e.g., Whatcom County, King County, and Tacoma), have restricted new oil and gas businesses while increasing required environmental checks (that include public input). Because March Point refineries operate in relatively unrestricted ways, it would seem logical (although undesirable) for some oil companies to view March Point as an easier place to set up new facilities or to expand existing ones without environmental checks. I therefore agree with comments made by Evergreen Islands in their letter dated 7/5/24 that ask for the Comprehensive Plan Update to include the following:

- New, more specific criteria for any additional industrial development
- Implementation of public processes and conditions for expansion or conversion of existing fossil fuel facilities
- An assurance that upgrades result in net reductions in pollution and risks
- Definition and enforcement of refinery capacity limits
- Enforcement of labor protections and of required tribal consultations

I would also ask for additional monitoring and enforcement of many of the *2016 Comprehensive Plan*’s admirable goals. I generally endorse the key areas of concern and recommendations outlined by Evergreen Islands in their public comment letter dated 7/5/24. I would summarize these areas of concern (and interject my own comments) as follows:

1. **Multimodal Transportation:** Do more to improve multimodal transportation. Many of us are physically able to walk, bike, bus, and train to appointments. However, doing so is not always feasible.

Example: *The lack of useable bike racks downtown is notable. I've witnessed tourists asking where they can park their bikes downtown and then pedaling away without stopping to shop. This is because there is no place to lock their bicycles.*

Think multimodal transportation at every stage of planning. What can be done to support pedestrians? What can be done to support alternative transportation?

2. **Shoreline Master Program:** Adopt and incorporate the *Shoreline Master Program Update* into the *Comprehensive Plan*, emphasizing climate resilience in shoreline planning.
3. **Sea Level Rise:** Include at least broad policies so that we can start to mitigate sea level rise impacts; consider basing lot designations, structure locations, and elevation requirements on 2100 sea level rise projections.
4. **Tree Protection and Anacortes Community Forestlands (ACFL):** In addition to doing more to implement existing tree protection codes, study the effects of development on the ACFL. Continue to define policy to protect and expand the ACFL in the face of development and climate change. Consider defining—and promoting—even more ways citizens can be involved, which could include (if feasible) donating for conservation easements or to the ACFL Endowment fund for operation and maintenance.
5. **Water Quality:** Take stronger measures to protect water quality; do more to monitor and prevent harmful algal blooms in local lakes. Consider also doing more to educate swimmers, kayakers, and dog owners.
6. **Stormwater Management:** Make sure the *Comprehensive Plan* is in alignment with the Fidalgo North Stormwater Management Action Plan and addresses specific policy additions for water quality protection.
7. **Recreation Projects:** Be even more transparent about proposed recreation developments and the process for public comment.
8. **MJB Property Development:** Be attentive to the environmental impacts of proposed development on the MJB property along Fidalgo Bay, particularly with regard to sea level rise and coastal erosion.
9. **Wildfire Resilience:** Continue to develop and implement a Community Wildfire Protection Plan.
10. **Landslide Risk:** Include stronger policies to prohibit new development in landslide-prone areas and to better monitor existing uses.
11. **Green Infrastructure:** Encourage implementation of green infrastructure at various scales to minimize radiant heat, reduce greenhouse gases, and manage stormwater runoff.

Thank you for your time and admirable work in helping Anacortes to remain resilient and healthy during very challenging times.

Members of the Council, thank you for the opportunity to speak. I am Rick Eggerth, co-chair of the Mt. Baker Group of Sierra Club, the largest grass roots environmental protection organization in the U.S. The Mt. Baker Group includes Whatcom, San Juan and Skagit counties, with 851 members and supporters in Skagit County, and 303 in Anacortes. I speak regarding the March Point refinery operations and the Anacortes Comp Plan Update.

Sierra Club supports Evergreen Islands' July 5 comment letter to the Anacortes Planning & Devt. Dept. Pages 4 and 5 of that letter address March Point and the uncertain future for the two refineries there. Volatile oil and gas markets, multiple changes in ownership in the last 26 years, and the push towards cleaner fuels create pressure and interest on these facilities to change products and/or expand production. In the next few years, what will these refineries be producing? Who will own them? What will the financial resources of the owners be to clean up and compensate for polluting events, especially potentially catastrophic spills in Puget Sound?

Other Washington jurisdictions including Whatcom County, King County, Tacoma, and Vancouver passed landmark and forward-thinking legislation that reasonably limits new fossil fuel operations and establishes improved environmental review and public processes for permitting existing operations. Indeed, the Whatcom County legislative changes were reached through a process by which all stakeholders at Cherry Point agreed to the new protections.

But March Point currently has no such protections. As other jurisdictions enact limitations, March Point may become more attractive due to lesser environmental protections. This concern is not baseless hypothecation. It is reasonable and necessary forward thinking that governments all too often fail to undertake. But now is the opportunity for Anacortes to think ahead and proactively address legitimate concerns.

Refineries can be unpredictable
The petroleum industry is not without its hazards. As you all know, seven lives were lost in 2010 due to an accident at the then-Tesoro Refinery. In my previous life as an attorney that litigated against the industry for nearly a decade, I became all-too-familiar with the reality of refinery operations leading to harmful and injurious pollution, especially refineries on the water. Anacortes needs to look ahead and improve its Comp Plan Update with the amendments described in the Evergreen Islands letter.

Thank you.

Rick Eggerth
Co-chair, Mt. Baker Group/Sierra Club
rickeggerth@gmail.com
925-708-6438

From: [No Reply](#)
To: [CityClerk](#)
Subject: Public Comment Submission
Date: Monday, July 22, 2024 7:03:10 PM

***** This email is from outside the City of Anacortes network. Please use caution when clicking on links, opening attachments, or replying. *****

Submitted by: Anna Fahey
Email Address: anna.fahey@gmail.com

Commented on event: <https://anacorteswa.portal.civicclerk.com/event/1110/overview>
If you are having trouble viewing the URL above, cut and paste the string into your browser window.

User comment: Hello. This is the Sightline Institute article one of the residents who testified tonight referenced: <https://www.sightline.org/2023/05/31/washingtons-refinery-communities-just-got-a-transition-boost/>. As an Anacortes resident (not in my role as a Sightline Institute staff person, but full disclosure), I echo the remarks made tonight about planning ahead for March Point and encourage Anacortes city council leaders and staff to engage with the Department of Commerce study currently underway to anticipate various use and economic scenarios for the state's refineries, including those at March Point, and to begin to plan ahead for shifting economics, tax revenue, and jobs scenarios. I'd add that economic and tax revenue diversification will behoove Anacortes's workforce, economic security, and publicly funded services in decades to come as oil refining economics change. As for the fears expressed around the MJB proposal: I'm sorry to hear fellow environmentalists wield "view" and habitat and other sustainability concerns to obstruct infill development of more dense housing options. Our comp plan and land use rules determine what kinds of housing cities allow and where people can afford to live — major drivers of oil consumption. Reforming those rules to increase urban housing supply is a climate imperative. As climate leader KC Golden has stated: If we're serious about climate change, clean air, clean water — about protecting vulnerable salmon runs and the health of Puget Sound — then we have to get real about affordability in our job centers. The equation is simple: When we prohibit the housing we need inside our cities, we promote the steady, destructive creep of development outside our cities; we feed sprawl. And sprawl requires infrastructure that shackles us to fossil fuels, just as we're beginning to get free. In Washington, transportation is the largest source of global warming pollution. And toxic runoff from traffic on our roads is the biggest water polluter in the Puget Sound area. Plus, allowing a range of home choices, including apartment buildings, duplexes, triplexes, and other modest-sized, multi-family options, within existing communities where jobs, opportunity, transit, and car-light or car-free options are dense is the solution our city needs for housing affordability, workforce housing options, and shared economic security for all incomes. New multi-family homes might seem expensive because they are new. But they are typically less expensive and exclusive than single-detached homes on bigger, single lots. We need more homes overall to bring prices and rents down (competition for what's scarce pushes prices and rents up). Anna Fahey - 1320 8th St Anacortes



City Council Agenda Bill

Meeting Date: July 22,
2024

Agenda Item: 7.a.

Agenda Item Title: Request to Modify Cinema Lease

Staff Contact(s): DARCY SWETNAM

<u>Approved for Submittal to Council by</u>	<u>Action Type</u>
DARCY SWETNAM	Discussion

Item Summary: Nancy Saunders sent a letter to the City requesting modification of the ground lease from the City to allow her to sell the building owned by Radius Anacortes Properties LLC by removing the prohibition against the City assigning the lease to anyone without 5 years of cinema experience.

Budget Impact:
N/A

Previous Action: Council considered a similar request from John Prosser on March 25, 2024, when Council declined to modify the lease.

Recommended Motion: If Council decides to grant the request, Council can move to grant Ms. Saunder's request and direct staff to prepare a lease modification to be approved by Council at a subsequent meeting.

Alternative Actions: Council can approve or decline the request from Ms. Saunders.

Attachments (listed in order presented):

1. 240620 LF Saunders re movie theater lease
2. Anacortes Cinema lease
3. LSE-00ANAC01 Agreement 2005
4. LSE-00ANAC01 Agreement 2011
5. Written Public Comment - Mary Staley

June 20, 2024

To whom it may concern,

REC'D 6.24.24
GA

As managing member of Radius Anacortes Properties LLC, I am asking that the lease between the City of Anacortes and Radius Anacortes Properties LLC regarding the building at 415 O Ave be corrected to comply with its current operation and in fact, how it has operated since the original lease was written in 2001.

The language in paragraph 18 indicates that the owner of this building is to have 5 years experience in the movie industry. I'm quite sure this original language was an attempt to help insure success when the movie theater opened. Heritage Construction that originally built the building and was later dissolved as a company, turning the building over to one of the partners (Radius Anacortes Properties LLC) who has never operated a movie theater but has hired and rented the building to an experienced movie operator or company in the business of movie operations since its inception.

The following language change has been suggested by your Anacortes City Attorney, Darcy Swetnam:

THIRD AMENDMENT TO LEASE AGREEMENT Between City of Anacortes and Radius Anacortes Properties LLC (Anacortes Cinema) RECITALS The City of Anacortes (Lessor) and Radius Properties LLC (Lessee) desire to amend the lease agreement dated February 2001, as amended in August of 2005, as further amended in January of 2011. AGREEMENT WITNESSETH: Paragraph 18 of the lease is amended to read as follows:

18. Sublease and Assignment. Lessee shall not sublet nor assign this Lease or any interest therein without the prior written consent of the Lessor, which consent shall not be unreasonably withheld. Any proposed Sublessee or Assignee shall have at least five years' experience in the business of movie theater management or operations or a related business and shall be financially capable of assuming said role. A proposed Assignee may satisfy the experience requirement if its Sublessee has at least five years' experience in the business of movie theater management or operations.

Thank you for your consideration.



Nancy Saunders, Managing Member
Radius Anacortes Properties LLC
PO Box 1205
Milton, WA 98354
253-802-2116

LEASE AGREEMENT

THIS LEASE IS MADE AND ENTERED INTO as of the first day of February 2001 by and between the City of Anacortes, Washington (hereinafter referred to as "Lessor", "Landlord" or "City" and Heritage Construction Group, LLC, or assigns (hereinafter referred to as "Lessee"), and Anacortes Cinemas, L.L.C. (hereinafter referred to as Sub-Lessee). The following Exhibits attached hereto are hereby made a part of and incorporated into this Lease: Exhibit A (description of Leased Premises); Exhibit B (Sub-Lessee's Memorandum of Lease); and Exhibit C (site plan). This Lease shall not become binding on any party until Lessee receives a building permit for construction of the proposed theater.

SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

FEB 12 2001

WITNESSETH:

Amount Paid \$
Skagit Co. Treasurer
By Deputy

FOR AND IN CONSIDERATION OF the mutual promises, covenants and conditions hereinafter set forth, the parties hereto do hereby agree as follows:

1. Leased Premises.

A. Lessor hereby leases to Lessee and Lessee hereby leases from Lessor those certain premises suitable for construction of a movie theater, hereinafter called "Leased Premises", which is more particularly described in Attachment A to this Agreement (approximately 7,000 square feet of previous parking area with no above-ground improvements). "Leased Premises" shall not be construed to include any improvements constructed by Lessee.

B. The Leased Premises do not include any parking area; the city-owned parking area surrounding the Leased Premises will continue to be open to the general public on a first come, first serve basis for short-term parking (there will be no reserved parking for the movie theater). Nevertheless, Lessor shall cooperate in good faith with Lessee to ensure that sufficient parking is available for the successful operation of the movie theater if the current parking proves inadequate to meet Lessee's commercial needs short of expending city capital moneys.



200102120109

Skagit County Auditor

C. The availability of the city-owned parking area surrounding the Leased Premises is available for use by theater patrons, as well as the general public, on a first come, first served basis, and Lessor acknowledges and agrees such parking meets the parking requirements for the theater to be constructed on the Leased Premises and for the planned expansion of the theater to five screens for the use as described in Section 14 of this lease.

D. Lessor hereby agrees to lease to Lessee an additional 3,000 square feet on identical terms, except for pro-ration of the rent payments. Lessor shall use best efforts, other than expending City capital moneys, to achieve an acceptable parking mitigation plan or obtain additional parking should it be necessary as part of the expansion plan. Nevertheless, a parking mitigation plan shall not be a requirement for Lessor's approval of Lessee's expansion plan, and Lessor shall not unreasonably withhold approval of Lessee's expansion.

2. Lease Term. This lease shall be for a term commencing February 1, 2001 and ending at 11:59 P.M. on January 31, 2026 (hereinafter the Initial Term), unless earlier terminated as provided herein in Section 20 or renewed pursuant to Section 19 of this Lease.

3. Alterations and Improvements.

A. With the exception of constructing the movie theater and the expansion thereof, which Lessor has approved subject to the provisions of Sub-Section 1D, Lessee agrees that it will make no alterations or improvements on the Leased Premises, or to reconfigure the parking layout on the surrounding city-owned property without the prior written consent of Lessor which shall not be unreasonably withheld. All alterations and improvements made by Lessee (except trade fixtures and temporary structures) and the rights thereto shall become the property of Lessor as of the date of expiration of this lease.

B. In the event Lessor consents in writing to alterations or improvements proposed by Lessee, Lessee agrees to advise Lessor in writing of the anticipated date on which such alterations or improvements are expected to commence. Lessee shall make all alterations and improvements and shall install all trade fixtures in a good and workmanlike manner and shall repair any damage caused to the Leased premises in connection with the making of such alterations, improvements or installations. Modifications of Leased Premises due to normal construction of improvements by Lessee shall not be consid'



200102120109

, Skagit County Auditor

4. Rent. Lessee shall pay to the Lessor as rent the sum of \$1,000 per month plus State Leasehold Tax beginning October 1, 2001; a late payment penalty of \$100 shall be made if payment is not made within 15 days of the due date, which is the first day of each month. The rent shall be adjusted April 1 in years 5, 10, 15 and 20 based upon the percentage of change in the Consumer Price Index -- All Urban Consumers (Seattle-Tacoma-Bremerton); to avoid using preliminary figures, the adjustment shall be based on the change from June the preceding year to the June five years before. In no event shall the rent increase by more than 20% at each adjustment during the initial 25-year term.

5. Taxes. Lessee shall pay all real estate taxes and fees imposed with respect to the Leased Premises, including the state leasehold tax.

6. Utilities. Lessee will pay for all utility service.

7. Operational Maintenance and Repair.

A. Lessee shall at all times throughout the lease term keep the Leased Premises and all improvements placed thereon, in good order, condition and repair.

B. Cost of all operational maintenance or repairs, shall be borne by Lessee.

8. Default. Time is of the essence hereof, and in the event that Lessee shall violate or breach or fail to keep or perform any material covenant, agreement, term or condition of this Lease, or if such default or violation shall continue or shall not be remedied within thirty (30) days after notice in writing thereof given by the Lessor to Lessee, specifying the nature of the default, Lessor, at its option, may cancel this Lease; provided, however, that if the nature of such default, other than for nonpayment of rent, is such that the same cannot be cured within such thirty (30) day period, Lessee shall not be deemed to be in default if Lessee shall within such period commence such cure and thereafter diligently prosecute the same to completion.

9. Performance of Lessor's Obligations. If the Lessor defaults in the observance or performance of any term or covenant required to be performed by them under this Lease, the



Lessee, after not less than thirty (30) days notice to the Lessor may, but shall not be obligated to, remedy such default, provided that the Lessee shall have the right to remedy such default without notice in the event of an emergency. All sums reasonably expended or obligations reasonably incurred by the Lessee in remedying such default shall be paid by the Lessor to the Lessee upon demand, and if the Lessor fails to reimburse the Lessee, the Lessee may, in addition to any other right or remedy that the Lessee may have, deduct such amount from subsequent monthly rental payments.

10. Liability and Indemnification.

A. Lessee agrees to ensure that the improvements to the Leased Premises are insured against loss or damage by fire or other perils insurable under the standard form of fire, extended coverage insurance policy, and that such insurance will provide for the clean up and removal from the Leased Premises of any debris from damaged or destroyed improvements. .

B. Lessee shall indemnify and save Lessor harmless of and from all loss, cost, liability, damage and expense, including, but not limited to reasonable attorney's fees, penalties and fines, incurred in connection with or arising from; 1) any default by Lessee in the observance of performance of any of the terms, covenants or conditions of this lease on Lessee's part to be observed or performed, or 2) the use or occupancy or manner of use or occupancy of the premises and any improvements thereon by Lessee or any person claiming through or under Lessee, or 3) acts, omissions or negligence of Lessee or any person claiming through or under Lessee, or the contractors, agents, servants, employees, visitors or licensees of Lessee or any person claiming through or under Lessee, in or about the premises including the improvement thereto, or 4) any claims by any persons by reason of injury to persons or damage to property occasioned by any use, occupancy, act, omission or negligence referred to herein. This section shall not apply to any loss, injury, death, or damage by reason of the negligence or contributory fault of Lessor, its agents or employees.

C. Insurance policies procured hereunder shall be issued by financially responsible insurers duly authorized to do business in the State of Washington. The placement and storage of personal property on said premises shall be the responsibility, and at the sole risk, of the Lessee.

D. The Lessee shall maintain throughout the term of this lease, at its own cost, comprehensive general liability insurance. The insurance shall cover the lease premises,



200102120109

, Skagit County Auditor

2/12/2001 Page 5 of 17 3:34:20PM

including improvements thereto in a minimum limit of \$2,000,000 for bodily injury and property damage, with an additional \$2,000,000 umbrella policy. No more frequently than every five years, if, in the opinion of Lessor substantiated by prevailing industry standards the limits of the comprehensive general liability insurance coverage are not adequate, Lessor may reasonably require that the amount of insurance coverage be increased. Failure to obtain additional insurance coverage shall be a default by the Lessee hereunder. Lessee shall pay all insurance premiums as they become due. Said policy must specifically name Lessor as an additional insured party thereunder and must stipulate that the coverage as provided by said policy not be terminated, reduced or otherwise changed in any respect without providing at least thirty (30) days prior written notice to Lessor, and filed with Lessor. Notwithstanding any provision herein to the contrary, the failure of the Lessee to comply with the provisions of this section shall subject this lease to the default provisions of this Agreement.

E. Lessor and Lessee hereby grant to each other on behalf of themselves and any or all insurers providing insurance to either of them covering the premises or any portion thereof, a waiver of any right of subrogation any such insurer of one party may acquire against the other by virtue of payment of any loss under such insurance.

F. The Lessee shall provide for the prompt and efficient handling of all claims for bodily injury or property damage arising out of the activities of the Lessee under this lease.

11. Warranties and Representations. Lessor warrants and represents that:

A. The individual executing this lease on behalf of Lessor has been properly authorized and upon such execution this lease shall constitute a binding obligation of Lessor.

B. Neither the condition of the Leased Premises nor the execution of this lease is in violation of any governmental law, rule, regulations or ordinances, or any contractual obligation of the Lessor.

C. The Leased Premises are free of encumbrances and the Lessor has the right to make this lease in accordance with the accompanying terms and conditions.

12. Quiet Enjoyment. The Lessor covenants that it has the right to make this lease for the term hereof, and if Lessee shall pay the rent and perform all the covenants, terms, conditions and agreements of this lease to be performed by Lessee, Lessee shall during the term created



200102120109

, Skagit County Auditor

2/12/2001 Page 6 of 17 3:34:20PM

hereunder freely, peaceably and quietly occupy and enjoy the full possession of the Leased Premises without molestation or hindrance by Lessor or any party claiming through or under Lessor.

13. Notices. All notices and written communications required by this lease shall be sent to Lessee, Sub-Lessee, and Lessor at their office addresses as set forth below:

Lessee: Heritage Construction Group, LLC
PO Box 1420
Ocean Shores, WA 98569

Lessor: City of Anacortes
P.O. Box 547
Anacortes, WA 98221

Attn: David Saunders

Attn: Ian Munce

Sub-Lessee: Anacortes Cinemas L.L.C.
502 High Avenue, Suite #110
Port Orchard, WA 98366

Attn: Steven Lange

Except as otherwise specifically provided in this lease, any notice hereunder shall be in writing and shall be deemed delivered when served personally on the party to whom addressed, or three days after being deposited in the U.S. Mail registered or certified, postage prepaid, addressed to such party at the address and to the attention of the party as provided in this paragraph, or when deposited with the operator for immediate telegraphic or other electronic communication addressed as set forth above, provided that such electronic communication is promptly followed by written notice addressed and mailed as aforesaid. Lessor, Lessee, and Sub-Lessee shall notify each other within five working days of any address change.

14. Use.

A. Lessee agrees: to operate a movie theater showing "first-run" movies with occasional exceptions; no NC-17 or X rated movies shall be shown and any violation of this provision will result in termination of this lease.

B. Lessee agrees that its failure to operate a movie theater on a continuing basis, other than a reasonable time for repairs or remodeling, may result in Lessor terminating this



200102120109

, Skagit County Auditor

lease. Under this circumstance, a material breach, the City has the right to renegotiate the lease and parking arrangement.

C. Lessor agrees that, if after exercising its reasonable and best efforts, should Lessee be unable to operate a movie theater or find a suitable Sub-Lessee to operate the movie theater, Lessor will allow Lessee to make other suitable business use of the Leased Premises and improvements subject to the City's right to renegotiate the lease terms and parking arrangement.

15. Clean Up. The Lessee shall keep the lease premises and the adjacent city-owned parking lot as shown in Exhibit C and its frontage streets free, on a daily basis, from accumulation of debris, rubbish, or other waste material, and from the accumulation of general clutter. At the completion of the lease, the Lessee shall remove all wastes and surplus materials and all his tools and equipment, and shall leave the Leased Premises clean. Lessee shall not be required to remove any improvements constructed on Leased Premises.

16. Liens. Lessee shall not suffer or permit any lien to be filed against the Leased Property or any part thereof or the Lessee's leasehold interest, by reason of work, labor, services or materials performed or supplied to Lessee or anyone holding the Leased Property or any part thereof under Lessee. If any such lien is filed against this Leased Property or against Lessee's leasehold interest, Lessee shall proceed with reasonable diligence to cause the same to be discharged of record.

17. Condemnation. In the event of the taking of all or substantially all of the Leased Premises, including the parking facilities, by condemnation, settlement agreement or other action by and federal, state or local government authority, or if a partial taking renders the said premise unsuitable for the business of Lessee, this Lease shall be deemed to be terminated as of the date of the actual taking of possession by said authority. In the event of a partial taking, or damaging of the lease premises by condemnation which does not have the effect of rendering the said premises unsuitable for the business of the Lessee, the parties shall promptly negotiate a revision of rental to reflect the diminution, if any, in the rental value of the premises caused by such partial taking or damaging. The decision as to whether a partial taking renders the Leased Premises unsuitable for Lessee's business shall be in the sole discretion of the Lessee. If the



200102120109
Skagit County Auditor
2/12/2001 Page 8 of 17 3:34:20PM

parties are unable to reach an agreement within sixty (60) days from the time that either party requests negotiation on this subject, either party shall have the right to submit the matter to arbitration. In the event arbitration is requested, the Lessor and Lessee shall each nominate an arbitrator, which arbitrators shall designate a third. A decision made by a majority of said arbitrators shall be final and binding for the balance of the lease term.

A. The Lessee shall be entitled to receive so much of the condemnation award, in the event the condemnation action is pursued to judgment or so much of the settlement payment, if a settlement is made with the condemning authority in any manner short of a judgment, as represents Lessee's total damages payable by the condemning authority, except as provided in subparagraph 17(B) when the condemning authority is the City or such condemnation is for the benefit of, due to or at the request of the City. The Lessor shall not accept any award for such damages unless Lessee consents thereto or until the expiration of thirty (30) days after notice to the Lessee thereof; and if Lessee elects to do so, it shall be permitted, at its own expense, to contest such award by appropriate legal proceedings in the name of the Lessor.

B In the event such condemnation is due to, conducted by, or for the benefit of the Lessor, then prior to concluding such condemnation Lessor shall (1) obtain substantially similar property located within the city limits of Anacortes and lease such replacement property to Lessee upon the same terms as set forth in this Lease for the benefit of Lessee's tenant, (2) pay for and arrange for the construction of a movie theater substantially similar to the movie theater located on the condemned property, and (3) provide Lessee and Lessee's tenant with sufficient notice as to such condemnation so as to provide Lessee and Lessee's tenant sufficient time to arrange for the construction of the replacement theater and move its theater business to the replacement location with minimum disruption to the business of Lessee's tenant; (4) pay for Lessee's cost of moving and reinstallation of fixtures; (5) reimburse Lessee for all associated moving costs; (6) pay Lessee for lost business profits during any period of closure; and (7) reimburse and indemnify Lessee for any damages or suits from Lessee's Sublessee's including payment of reasonable attorney's fees. The decision as to whether Lessor's proposed replacement property is suitable for the continuation of Lessee's and Sublessee's movie theater business shall be in the sole discretion of Lessee. Should Lessee determine that the Lessor's proposed replacement property is not commercially suitable for Lessee's movie theater business, Lessee shall be entitled to damages as described in paragraph two above of this Section 17. And



200102120109
Skagit County Auditor
9 of 17 3:34:20PM
12/20/12

proposed replacement movie theater shall be subject to the approval of Lessee, which approval shall not be unreasonably withheld.

18. Sublease and Assignment. Lessee shall not sublet nor assign this Lease or any interest therein without the prior written consent of the Lessor, which consent shall not be unreasonably withheld, provided, however, Lessee may assign this lease to a subsidiary of Lessee or Anacortes Cinemas, L.L.C. (Sub-Lessee), without Lessor's consent. Any other contemplated Sublessee or Assignee shall have at least five (5) years experience in the business of movie theater management or operations or a related business, and shall be financially capable of assuming said role. Lessor hereby agrees to the attached sublease (Attachment B) between Lessee and Anacortes Cinemas LLC ("Sub-Lessee") whose principals include Steve Lange and David Fazende, and to the assignment of this lease to the Sub-Lessee at any time of the Lease Term. The Lessor shall notify Sub-Lessee of any breach, or other notices sent to Lessee and the Sub-Lessee shall have the right to make payment or any other remedy of the breach on behalf of the Lessee.

19. Option to Renew. Lessor hereby grants to the Lessee exclusive option to renew this Lease for five Renewal Terms of five years each, subject to the following:

A. No Material Default. Lessee shall not at the time of exercising its Option to Renew be in material default of any of the material terms or conditions of this Lease.

B. Notice. Lessee shall give written notice to Lessor of lessee's election to renew during the Initial Term, but in any event no later than sixty (60) days prior to the expiration of the Initial term, and no later than sixty (60) days prior to the expiration of any particular Renewal term, if applicable.

C. Rent. The annual rent for any Renewal Term shall be ten percent (10%) of the appraised fair market value of the Leased Property. The same annual rent shall be paid for each year of the appropriate term. In no event shall the rent increase by more than 20% over the amount paid for the previous five year term. The rent shall be payable monthly, in advance.

D. Determination of Fair Market Value. At or about the time of Lessee's exercise of its option to renew for the applicable Renewal Term, the parties shall agree on a fair market value of the Leased Property. In determining the fair market value, the value of improvements to the Leased Premises constructed by Lessee, Lessee or Sublessee's fixtures and equipment, and



200102120109

, Skagit County Auditor

2/12/2001 Page 10 of 17 3:34:20PM

Lessee's or Sublessee's ongoing business shall not be considered. If the parties *cannot agree* on the fair market value of the Leased Property, Lessor shall choose a qualified real estate appraiser (MAI or equivalent) who shall prepare an independent appraisal ("Lessor's Appraisal"). If Lessor's Appraisal is acceptable to Lessee, it shall be used for determining the rent for the entire applicable Renewal Term. If Lessor's Appraisal is not acceptable to Lessee, Lessee shall choose a qualified real estate appraiser (MAI or equivalent), who shall prepare an independent appraisal ("Lessee's Appraisal"). If Lessor's Appraisal and Lessee's Appraisal are within five percent (5%) of each other, then the fair market value shall be two and one-half percent (2 1/2%) above the lower appraisal. If Lessor's Appraisal and Lessee's Appraisal are not within five percent (5%) of each other, then either party may accept the other party's appraisal, or the parties shall mutually agree on the selection of a third qualified appraiser (MAI or equivalent) who shall perform an independent appraisal to determine the fair market value of the Leased Property, which appraisal shall be final and binding on both parties. Each party shall pay the cost of its appraisal. If the third appraisal is required, each party shall pay one-half (1/2) of its cost. In any determination of the fair market value of the leased Property, whether by the parties or an appraiser, said determination shall be as of the date the option to renew is exercised, shall be applicable for the entire Renewal Term, and shall be exclusive of any personal property, real property, improvements, buildings, fixtures, or equipment of Lessee on the leased Property, it being agreed that said property is not to be considered in determining the fair market value.

Nothing herein shall prevent Lessee from using the Leased Property during any term while the fair market value is being determined. If the rent for any term has not been fixed at the time the Renewal Term begins, Lessee shall continue its use of the Leased Premises, and shall continue to pay rent in the amount as that last paid until the appropriate rent is fixed. Once the rent is fixed, the appropriate additional rent or refund shall be made by the appropriate party.

20. Termination. The lease may be terminated by either party only for a material breach of the material terms of this agreement.

21. Arbitration. The parties agree that any dispute arising out of or in connection with this lease, including without limitation, any question regarding its existence, validity, termination, interpretation, construction, or a determination of the rights or obligations of either of them shall



200102120109
Skagit County Auditor
2/12/2001 Page 11 of 17 3:34:20PM

cannot be settled amicably within ninety (90) days after it has been first raised in writing shall be finally resolved by binding arbitration in accordance with the arbitration rules of the American Arbitration Association ("AAA Rules") and the provisions of this section. To the extent the terms of this section conflict with the AAA Rules, the terms of this section shall control.

The arbitration shall be conducted in Seattle, Washington by one arbitrator. The arbitrator shall be selected in accordance with the AAA Rules, have a minimum of 15 years experience as a lawyer primarily focusing in the area of real property law, and have their primary office of practice in King County Washington ("the Arbitrator").

Any notice of arbitration, response or other communication given to or by a party to the arbitration shall be given and deemed received as provided in the AAA rules. The costs to be paid to the Arbitrator for conducting the arbitration shall be paid by the non-prevailing party as determined by the Arbitrator. If the Arbitrator is not able to determine a non-prevailing party, the Arbitrator's fee shall be shared equally by the parties. The parties agree that the Arbitrator's decision regarding any dispute shall be final and binding on the parties. Additionally, except as expressly provided herein, the parties agree that neither of them will institute any legal proceedings arising out of or in connection with this Lease, except only to (i) enforce in a recognized competent court having jurisdiction over any award rendered by the Arbitrator or (ii) obtain injunctive relief until such time as an award is rendered. Venue shall be in Skagit County, Washington. In any event any legal proceedings are instituted in any court to enforce any arbitration award, the party against whom enforcement of that arbitration award is sought shall pay all costs, including without limitation the costs of legal fees and other related collection costs of the party seeking to enforce the arbitration award.

22. Holdover. If Lessee maintains possession of the Premises for any period after the termination of this Lease with the approval of the Lessor ("Holdover Period"), Lessee shall pay to the Landlord a lease payment for the Holdover Period based on the terms of this Lease. Such holdover shall constitute a month-to-month extension of this Lease.

23. Right of First Refusal. In the event that Lessor decides to sell the Leased Premises during the Initial Term or a Renewal Term, Lessee shall have the first right to purchase the property upon the same terms and conditions as agreed upon between Lessor and prospective purchaser



200102120109
Skagit County Auditor

2/12/2001 Page 12 of 17 3:34:20PM

In the event that Lessee declines to exercise the right of first refusal within thirty (30) days of notice being mailed by the Lessor, Sub-Lessee shall have the same thirty (30) days notice and opportunity to purchase offered to the Lessee.

24. Waivers. The waiver by Lessee or Lessor of any breach of any term, covenant, condition or agreement herein contained shall not be deemed to be a waiver of any subsequent breach of same or of a breach of any other term, condition, agreement herein contained.

25. Headings. The headings of paragraphs and subparagraphs contained in this lease are used for convenience and ease of reference and in no way define, limit or describe the scope and/or intent of the lease or any of the terms, conditions or provisions.

26. Complete Agreement. This lease constitutes the entire agreement between Lessor and Lessee and there are no terms, conditions or provisions either oral or written between the parties hereto other than those herein contained or as attached hereto as exhibits and this lease supercedes any and all oral or written representations, inducements or understandings of any kind or nature between the parties hereto and this agreement shall be construed according to the laws of the State of Washington.

27. Binding on Successors. The covenants and conditions herein contained shall apply to and be binding upon the successors and assigns of Lessor and Lessee.

28. Modification. Any modification of this Agreement must be contained in a writing signed by both Lessor and Lessee. There will be no oral modifications.



200102120109
Skagit County Auditor

2/12/2001 Page 13 of 17 3:34:20PM

IN WITNESS WHEREOF, the parties have executed this lease effective the day and year first above written.

LESSOR: CITY OF ANACORTES

By: Al Dean Mayhew
Its: MAYOR

By: _____
Its: _____

LESSEE: HERITAGE CONSTRUCTION GROUP, LLC

Patrick M. Brunstad
By: Patrick M. Brunstad
Its: Manager

David E. Saunders
By: David E. Saunders
Its: Manager

SUBLESSEE: ANACORTES CINEMAS, L.L.C.

Steven Lange
By: Steven Lange
Its: Manager



200102120109
Skagit County Auditor

2/12/2001 Page 14 of 17 3:34:20PM

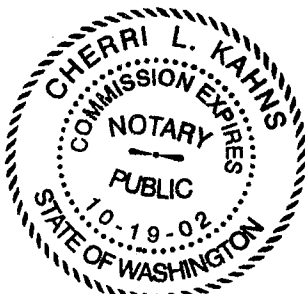
STATE OF WASHINGTON)

COUNTY OF Skagit)

SS:

On this 8th day of February 2001, before me personally appeared H. Dean Maxwell to me known to be the authorized officer or agent, as the case may be), of the City of Anacortes that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said City, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute said instrument.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year first above written.



Cherri L. Kahns Cherri L. Kahns

Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 10-19-02

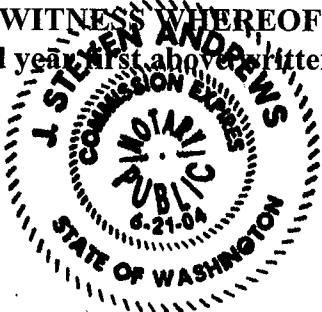
STATE OF WASHINGTON)

COUNTY OF Grays Harbor)

SS:

On this 27 day of January, 2001, before me personally appeared Patrick M. Brunstad and David Saunders, to me known to be the (president, vice president, secretary, treasurer, or other authorized officer or agent, as the case may be) of the limited liability company that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute said instrument.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year first above written.



J. Steven Andrews
J. Steven Andrews

Notary Public in and for the State of Washington
Residing at Ocean Shores, WA
My appointment expires



200102120109
Skagit County Auditor

STATE OF WASHINGTON)

COUNTY OF Skagit)

SS:

On this 8th day of February, 2001, before me personally appeared STEVEN LANGE and ~~DAVID FAZENDE~~ ^{all}, to me known to be the (president, vice president, secretary, treasurer, or other authorized officer or agent, as the case may be) of the limited liability company that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute said instrument.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year first/above written.

Cherri L. Kahns Cherri L. Kahns

Notary Public in and for the State of Washington

Residing at Mount Vernon

My appointment expires: 10-19-02



200102120109

, Skagit County Auditor

2/12/2001 Page 16 of 17 3:34:20PM

EXHIBIT A

The south 70 feet of the west 25 feet of Lot 7, Lots 8, 9, and 10 together with the north 4 feet of the abutting alley, Block ~~38~~, original plat of Anacortes

33
(ISM)



200102120109
Skagit County Auditor
2/12/2001 Page 17 of 17 3:34:20PM

AUGUST 2005 LEASE AMENDMENT

**CITY OF ANACORTES AND RADIUS ANACORTES PROPERTIES, LLC
(ANACORTES CINEMA)**

RECITALS

The City of Anacortes (Lessor) and Radius Anacortes Properties L.L.C. (Lessee) desire to strengthen their direct relationship and restructure the Rent Payment Schedule.

AGREEMENT

Section 4 is replaced in its entirety with the following:

4. Rent:

- a. October 1, 2001 through September 30, 2005: Lease rent will be changed retroactively to \$800 p/month. WA State Leasehold Tax will be based on \$1,000 p/month lease rent or \$128.40 p/month through September 30, 2005.
- b. October 1, 2005 through September 30, 2009: Lease rent will be \$1,000 p/month and WA State Leasehold Tax will be \$128.40 p/month or at whatever is the current legal rate.
- c. October 1, 2009 through September 30, 2013: Lease rent will be \$1,200 p/month and WA State Leasehold Tax will be at whatever is the current legal rate.
- d. Thereafter, the rent shall be adjusted on April 1, 2013, 2017, 2021, and 2025 based on the percentage of change in the Consumer Price Index - All Urban Consumers (Seattle-Tacoma-Bremerton); to avoid using preliminary figures, the adjustment shall be based on the change from June the preceding year to the June four (4) years before.
- e. In no event shall the rent increase by more than 10% at each adjustment during the initial 25-year term.
- f. The City will waive all Late Fees accrued before September 30, 2005.
- g. The City will impose a \$100 Late Fee on all monthly payments not made within 15 days after the due date, which is the first of each month.
- h. The City will forgive all outstanding balances, if any, as of September 30, 2005.

IN WITNESS WHEREOF, the parties have executed this Lease Amendment effective the day and year first above written.

LESSOR: CITY OF ANACORTES


By: H. Dean Maxwell
Its: Mayor


By: Wanda Johnson
Its: City Clerk Treasurer

LESSEE: RADIUS ANACORTES CINEMAS, L.L.C.


By: David E. Saunders
Its: Manager



8/19/2005 Page 2 of 4 11:29AM

Please Return:

City of Anacortes
Legal Department
PO Box 547
Anacortes, WA 98221



200508190054

Skagit County Auditor

8/19/2005 Page 1 of 4 11:29AM

**CHICAGO TITLE IQB2696
ACCOMODATION RECORDING**

Chicago Title Company has placed
this document for recording as a
customer courtesy and accepts no
liability for its accuracy or validity.

**AMENDMENT NO. 2
TO LEASE AGREEMENTS**

**CITY OF ANACORTES AND
RADIUS ANACORTES PROPERTIES**

(ANACORTES CINEMAS)

**Agreements previously recorded under Skagit County Auditor
File Numbers 200102120108 and 200102120109**

ACKNOWLEDGMENT

STATE OF WASHINGTON)
COUNTY OF SKAGIT.....) ss.
Grays Harbor

On this 5 day of Aug 2005 before me, the undersigned Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared David E. Saunders, to me known to be the individual described in and who executed the within and foregoing instrument and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 5th day of Aug, 2005.



Linda A. Ellis
Notary Public in and for the State of Washington
Residing at Aberdeen.

My commission expires: 7-7-07.


200508190054
Skagit County Auditor
8/19/2005 Page 4 of 4 11:29AM

ACKNOWLEDGMENT

STATE OF WASHINGTON)
COUNTY OF SKAGIT.....) ss.

On this 16th day of August 2005 before me, personally appeared H. Dean Maxwell, to me known to be the Mayor and Wanda Johnson, City Clerk of the corporation that executed the within and foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute said instrument.

Given under my hand and official seal this 16th day of August, 2005.



Cherril Kahns Cherril Kahns
Notary Public in and for the State of Washington
Residing at: Mount Vernon.

My commission expires: 10-19-06.



200508190054
Skagit County Auditor

8/19/2005 Page 3 of 4 11:29AM



CITY OF ANACORTES

ROUTING SLIP-REQUIRED APPROVALS
(Follow sequence set forth below)

Contract No: _____

Contract Name: RADHS / ANACORTES Cinema LEASE AMMENDMENT

Contract Amount: \$1000/mo.

Contracting Party: _____

1. DEPARTMENT HEAD: Stall Date: 1.21.11

2. CONTRACT OFFICER: my Hunt Date: 1/21/11
(Log-In)

3. FINANCE DIRECTOR: Stall Date: 1.21.11

4. CITY ATTORNEY: _____ Date: _____

5. MAYOR: N. Dean Maphis Date: 1/24/11

6. COUNCIL: _____ Date: 1/18/11

7. CONTRACT OFFICER: my Hunt Date: 1/24/11
(Log-Out)

COMMENTS: _____

ACTION REQUIRED: _____

Interlocal Contracts: Please route to Legal Department: Carol Yates _____

January 2011 Lease Amendment

City of Anacortes and Radius Anacortes Properties LLC (Anacortes Cinema)

RECITALS

The City of Anacortes (Lessor) and Radius Properties LLC (Lessee) desire to amend the original lease dated February 2001, and the lease amendment dated August 2005, to restructure the lease payment schedule.

AGREEMENT

Part C of Section 4 of the lease amendment dated August 2005 replaced the entire section 4 of the original lease. This agreement dated January 2011 will update Section 4, part C of that amendment to the original lease as follows:

4. Rent:

- c. Lease rent will continue at \$1,000 per month, plus Washington State Leasehold tax at whatever is the current legal rate, through March 31, 2013.

LESSOR: CITY OF ANACORTES

By: H. Dean Maxwell
H. Dean Maxwell
Mayor

Steven D. Hoglund
Steven D. Hoglund
City Clerk / Treasurer

LESSEE: RADIUS LLC

By: David E. Saunders
David E. Saunders
Manager

From: [No Reply](#)
To: [CityClerk](#)
Subject: Public Comment Submission
Date: Monday, July 22, 2024 8:57:28 PM

***** This email is from outside the City of Anacortes network. Please use caution when clicking on links, opening attachments, or replying. *****

Submitted by: Mary Staley
Email Address: marketwithmary@gmail.com

Commented on event: <https://anacorteswa.portal.civicclerk.com/event/1110/overview>
If you are having trouble viewing the URL above, cut and paste the string into your browser window.

User comment: As far as TJ question... one of the reasons the rts Festival sal fell through was because of the 5 yrs experience clause and the requiement to run firtst run movies.



City Council Agenda Bill

Meeting Date: July 22, 2024 **Agenda Item:** 7.b.

Agenda Item Title: Agreed Order with Department of Ecology on A Avenue Landfill Site

Staff Contact(s): DARCY SWETNAM

<u>Approved for Submittal to Council by</u>	<u>Action Type</u>
DARCY SWETNAM	Presentation

Item Summary: The City and the Department of Ecology have been negotiating the attached Agreed Order for the past couple of years. The Agreed Order provides the roadmap for how the City will evaluate and take any necessary cleanup action for the A Avenue landfill site under the Model Toxics Control Act. Once the Agreed Order is finalized, the City can begin work to start a remedial investigation of the A Avenue Landfill site. The Department of Ecology held a public comment period from March 25–April 23 of 2024 regarding its public participation plan and the Agreed Order. After that comment period and review of all comments, Ecology has finalized the Agreed Order, which needs approval from the City Council to proceed.

Budget Impact:
N/A

Previous Action: N/A

Recommended Motion: I move we approve and authorize the Mayor to sign the Agreed Order with the Department of Ecology for the A Avenue Landfill site, Ecology Agreed Order Number DE 22379.

Alternative Actions: n/a

Attachments (listed in order presented):

1. Anacortes A Ave - Agreed Order - Final Draft 10.10.2023
2. 240325 PW - DOE FACT SHEET - A Avenue Landfill

**STATE OF WASHINGTON
DEPARTMENT OF ECOLOGY**

In the Matter of Remedial Action by:

City of Anacortes

AGREED ORDER

No. DE 22379

TO: Andrew Rheume, Director of Public Works
City of Anacortes Public Works
P.O. Box 547
Anacortes, WA 98221

TABLE OF CONTENTS

I.	INTRODUCTION.....	2
II.	JURISDICTION.....	2
III.	PARTIES BOUND	2
IV.	DEFINITIONS	2
V.	FINDINGS OF FACT.....	3
VI.	ECOLOGY DETERMINATIONS.....	5
VII.	WORK TO BE PERFORMED	6
VIII.	TERMS AND CONDITIONS.....	8
	A. Payment of Remedial Action Costs	8
	B. Designated Project Coordinators	9
	C. Performance	11
	D. Access	11
	E. Sampling, Data Submittal, and Availability	13
	F. Public Participation.....	13
	G. Access to Information.....	15
	H. Retention of Records.....	16
	I. Resolution of Disputes.....	16
	J. Extension of Schedule.....	17
	K. Amendment of Order	18
	L. Endangerment	19
	M. Reservation of Rights.....	20
	N. Transfer of Interest in Property.....	20
	O. Compliance with Applicable Laws	21
	P. Periodic Review	22
	Q. Indemnification	23
IX.	SATISFACTION OF ORDER.....	23
X.	ENFORCEMENT	23

EXHIBIT A	Site Plan
EXHIBIT B	Scope of Work and Schedule
EXHIBIT C	Ecology Authorized Representatives Approved For Site Access With 24 Hours' Notice

I. INTRODUCTION

The mutual objective of the State of Washington, Department of Ecology (Ecology) and the City of Anacortes (City) under this Agreed Order (Order) is to provide for remedial action at a facility where there has been a release or threatened release of hazardous substances. This Order requires the City to complete a remedial investigation (RI), and, if determined necessary after completion of the RI, to prepare a feasibility study (FS) and draft cleanup action plan (DCAP). Ecology believes the actions required by this Order are in the public interest.

II. JURISDICTION

This Agreed Order is issued pursuant to the Model Toxics Control Act (MTCA), RCW 70A.305.050(1).

III. PARTIES BOUND

This Agreed Order shall apply to and be binding upon the Parties to this Order, their successors and assigns. The undersigned representative of each party hereby certifies that he or she is fully authorized to enter into this Order and to execute and legally bind such party to comply with this Order. The City agrees to undertake all actions required by the terms and conditions of this Order. No change in ownership or corporate status shall alter the City's responsibility under this Order. The City shall provide a copy of this Order to all agents, contractors, and subcontractors retained to perform work required by this Order, and shall ensure that all work undertaken by such agents, contractors, and subcontractors complies with this Order.

IV. DEFINITIONS

Unless otherwise specified herein, the definitions set forth in RCW 70A.305 and WAC 173-340 shall control the meanings of the terms in this Order.

A. Site: The Site is referred to as A Avenue Landfill. The Site constitutes a facility under RCW 70A.305.020(8). The Site is defined by where a hazardous substance, other than a consumer product in consumer use, has been deposited, stored, disposed of, or placed, or otherwise come to be located. Based upon factors currently known to Ecology, the Site is generally located in the vicinity of A Avenue and 37th Street as shown in the Site Plan (Exhibit A).

- B. Parties: Refers to the State of Washington, Department of Ecology and the City.
 - C. Potentially Liable Persons (PLP(s)): Refers to the City of Anacortes, a municipal corporation located in the State of Washington.
 - D. Agreed Order or Order: Refers to this Order and each of the exhibits to this Order.
- All exhibits are integral and enforceable parts of this Order.

V. FINDINGS OF FACT

Ecology makes the following findings of fact, without any express or implied admissions of such facts by the City:

A. The A Avenue Landfill is located within the Anacortes Community Forest Lands, west of A Avenue in Anacortes, Washington (see Exhibit A). The landfill is owned by the City and is managed by the City Parks and Recreation Department in coordination with the Skagit County Public Health Department (SCPHD).

B. The A Avenue Landfill is a former municipal solid waste landfill that was constructed in the mid-1940s and operated by the City from approximately the 1960s to the early 1970s, when receipt of municipal solid waste was terminated and a soil cap was constructed per WAC 173-301. From mid-1940's to the early 1960s, licensed garbage collectors utilized the A Avenue Landfill. The collectors were responsible for the collection and dumping of waste, and proper maintenance of the A Avenue Landfill.

C. The landfill is approximately 6-acres, rises 25 to 30 feet above surrounding grade and is covered by a soil barrier that is vegetated. Immediately west of the A Avenue Landfill is a small debris field (see Exhibit A).

D. From the 1970s to 2006, the City used the A Avenue Landfill for the storage of wood waste, concrete and asphalt, vector waste, street sweepings, and composting of yard waste. Concrete drying beds located east of the A Avenue Landfill and were used to dry out sewage sludge during the 1980s.

E. In the early 1990s, the City temporarily used a portion of the A Avenue Landfill for bioremediation/landfarming of petroleum-contaminated soils from local underground storage tank

(UST) removal sites, consistent with UST regulations at that time. The City placed an impermeable layer of plastic under the petroleum-contaminated soils to prevent migration of contamination. Confirmation samples of the remediated soils and surface water runoff were below the applicable cleanup standards for total petroleum hydrocarbons (TPH).

F. All operations ceased in 2006 when the City formally closed the A Avenue Landfill under SCPHD oversight. The City of Anacortes completed the following actions which were recommended in the 10 Year Closure Plan: installation of chain-link fencing, vegetation and signage to limit and discourage public access on the property; placement of a clean soil cap and regrading of the soil surface to limit direct contact with landfill materials and reduce ponding and infiltration of surface water; installation of appropriate surface water drainage channels; removal of accessible/visible municipal debris from the landfill perimeter (as practicable without disturbing soils in the adjoining wetlands); hydroseeding and maintenance of a grass cover on the landfill cap; and monitoring of groundwater seeps from the landfill perimeter at 5 and 10 years following approval of the 10-Year Closure Plan.

G. Prior to closure, SCPHD conducted an Initial Investigation of the A Avenue Landfill on behalf of Ecology in 2003. SCPHD collected 5 shallow soil samples and 2 seep samples for analysis of metals, TPH (diesel and heavy oil range) and semi-volatile organic compounds. All results were either non-detect or below the applicable MTCA cleanup levels with one exception. Heavy oil range hydrocarbons were detected above the MTCA Method A cleanup level in one soil sample. City of Anacortes staff reported to SCPHD that the sample location looked like a motor vehicle (likely a motorcycle) had released a small quantity of oil on the ground. Of the two seep samples collected near the base of the landfill, no results exceeded the applicable MTCA Method A or B cleanup levels for groundwater and surface water, with the exception of manganese in one sample.

H. After reviewing the results from the 2003 sampling, Ecology placed the Site on the Confirmed and Suspected Contaminated Sites list for confirmed soil contamination with petroleum

products and suspected soil and sediment contamination with petroleum and polycyclic aromatic hydrocarbons.

I. Following a Site Hazard Assessment in 2009 by SCPHD, which documented the surface improvements and associated landfill closure activities by the City of Anacortes, Ecology issued a “No Further Action” determination for the Site.

J. In accordance with the 10-Year Closure Plan, which was finalized in 2009, groundwater seep monitoring has been performed every five years by SCPHD since closure. Due to low water levels, SCPHD could not collect groundwater seep samples during the Year 5 monitoring event. Data collected by SCPHD in the most recent round of monitoring in February and March 2020 indicate that contaminants in groundwater seep samples are below MTCA cleanup standards. Since closure, the City of Anacortes and SCPHD have also performed routine inspection and maintenance of the cap and associated institutional controls required by the 10-Year Closure Plan.

K. In an Early Notice Letter dated January 22, 2020 (revised February 7, 2020), Ecology notified the City of Anacortes that the 2009 “No Further Action” determination had been rescinded and the Site had been placed on Ecology’s Confirmed and Suspected Contaminated Sites List for further evaluation.

VI. ECOLOGY DETERMINATIONS

Ecology makes the following determinations, without any express or implied admissions of such determinations (and underlying facts) by the City.

A. The City is an “owner or operator” as defined in RCW 70A.305.020(22) of a “facility” as defined in RCW 70A.305.020(8).

B. Based upon all factors known to Ecology, a “release” or “threatened release” of “hazardous substance(s)” as defined in RCW 70A.305.020(32) and (13), respectively, has occurred at the Site.

C. Based upon credible evidence, Ecology issued a PLP status letter to the City of Anacortes dated November 10, 2020, pursuant to RCW 70A.305.040, .020(26), and WAC 173-

340-500. After providing for notice and opportunity for comment, reviewing any comments submitted, and concluding that credible evidence supported a finding of potential liability, Ecology issued a determination that the City is a PLP under RCW 70A.305.040 and notified the City of this determination by letter dated January 11, 2021.

D. Pursuant to RCW 70A.305.030(1) and .050(1), Ecology may require PLPs to investigate or conduct other remedial actions with respect to any release or threatened release of hazardous substances, whenever it believes such action to be in the public interest. Based on the foregoing facts, Ecology believes the remedial actions required by this Order are in the public interest.

VII. WORK TO BE PERFORMED

Based on the Findings of Fact and Ecology Determinations, it is hereby ordered that the City take the following remedial actions at the Site. These remedial actions must be conducted in accordance with WAC 173-340:

A. The City will complete a Remedial Investigation, and if determined necessary after completion of the RI, prepare a Feasibility Study, a draft Cleanup Action Plan, and the Scope of Work and Schedule, Exhibit B, in accordance with the schedule and terms of the Scope Work and Schedule and all other requirements of this Order.

B. If the City learns of a significant change in conditions at the Site, including but not limited to a statistically significant increase in contaminant and/or chemical concentrations in any media, the City, within seven (7) days of learning of the change in condition, shall notify Ecology in writing of said change and provide Ecology with any reports or records (including laboratory analyses, sampling results) relating to the change in conditions.

C. The City shall submit to Ecology written quarterly Progress Reports that describe the actions taken during the previous quarter to implement the requirements of this Order. All Progress Reports shall be submitted by the fifteenth (15th) day of the month in which they are due after the effective date of this Order. Unless otherwise specified by Ecology, Progress Reports and

any other documents submitted pursuant to this Order shall be sent by email to Ecology's project coordinator. The Progress Reports shall include the following:

1. A list of on-site activities that have taken place during the quarter.
2. Detailed description of any deviations from required tasks not otherwise documented in project plans or amendment requests.
3. Description of all deviations from the Scope of Work and Schedule (Exhibit B) during the current quarter and any planned deviations in the upcoming quarter.
4. For any deviations in schedule, a plan for recovering lost time and maintaining compliance with the schedule.
5. All raw data (including laboratory analyses) received during the previous quarter (if not previously submitted to Ecology), together with a detailed description of the underlying samples collected.
6. A list of deliverables for the upcoming quarter if different from the schedule.

D. All plans or other deliverables submitted by the City for Ecology's review and approval under the Scope of Work and Schedule (Exhibit B) shall, upon Ecology's approval, become integral and enforceable parts of this Order. The City shall take any action required by such deliverable.

E. Under WAC 173-340-430, an interim action is a remedial action that is technically necessary to reduce a threat to human health or the environment by eliminating or substantially reducing one or more pathways for exposure to a hazardous substance, that corrects a problem that may become substantially worse or cost substantially more to address if the remedial action is delayed, or that is needed to provide for completion of a site hazard assessment, remedial investigation/feasibility study, or design of a cleanup action plan. Any Party may propose an interim action under this Order. If the Parties are in agreement concerning the interim action, the City shall prepare and submit to Ecology an Interim Action Work Plan, including a scope of work and schedule, by the date determined by the City and Ecology. Ecology will provide public notice and opportunity to comment on the Interim Action Work Plan in accordance with WAC 173-340-

600(16). The City shall not conduct the interim action until Ecology approves the Interim Action Work Plan. Upon approval by Ecology, the Interim Action Work Plan becomes an integral and enforceable part of this Order, and the City is required to conduct the interim action in accordance with the approved Interim Action Work Plan. If the Parties are not in agreement, Ecology reserves its authority to require interim action(s) under a separate order, or to take other remedial action or enforcement action as permitted under RCW 70A.305.

F. If Ecology determines that the City has failed to make sufficient progress or failed to implement the remedial action, in whole or in part, Ecology may, after notice to the City, perform any or all portions of the remedial action or at Ecology's discretion allow the City opportunity to correct. In an emergency, Ecology is not required to provide notice to the City, or an opportunity for dispute resolution. The City shall reimburse Ecology for the costs of doing such work in accordance with Section VIII.A (Remedial Action Costs). Ecology reserves the right to enforce requirements of this Order under Section X (Enforcement).

G. Except where necessary to abate an emergency or where required by law, the City shall not perform any remedial actions at the Site outside those remedial actions required by this Order to address the contamination that is the subject of this Order, unless Ecology concurs, in writing, with such additional remedial actions pursuant to Section VIII.K. (Amendment of Order). In the event of an emergency, or where actions are taken as required by law, the City must notify Ecology in writing of the event and remedial action(s) planned or taken as soon as practical but no later than within twenty-four (24) hours of the discovery of the event.

VIII. TERMS AND CONDITIONS

A. Payment of Remedial Action Costs

The City shall pay to Ecology costs incurred by Ecology pursuant to this Order and consistent with WAC 173-340-550(2). These costs shall include work performed by Ecology or its contractors for, or on, the Site under RCW 70A.305, including remedial actions and Order preparation, negotiation, oversight, and administration. These costs shall include work performed both prior to and subsequent to the issuance of this Order. Ecology's costs shall include costs of

direct activities and support costs of direct activities as defined in WAC 173-340-550(2). Ecology has accumulated \$3,969.44 in remedial action costs related to this Site as of April 30, 2023. For all Ecology costs incurred, the City shall pay the required amount within thirty (30) days of receiving from Ecology an itemized statement of costs that includes a summary of costs incurred, an identification of involved staff, and the amount of time spent by involved staff members on the project. A general statement of work performed will be provided upon request. Itemized statements shall be prepared quarterly. Pursuant to WAC 173-340-550(4), failure to pay Ecology's costs within ninety (90) days of receipt of the itemized statement of costs will result in interest charges at the rate of twelve percent (12%) per annum, compounded monthly.

In addition to other available relief, pursuant to RCW 19.16.500, Ecology may utilize a collection agency and/or, pursuant to RCW 70A.305.060, file a lien against real property subject to the remedial actions to recover unreimbursed remedial action costs.

B. Designated Project Coordinators

The project coordinator for Ecology is:

Ryan Gardiner
Ecology Site Manager
Washington State Department of Ecology
PO Box 330316
Shoreline, WA 98133
425-681-5543
ryan.gardiner@ecy.wa.gov

The project coordinator for the City is:

Jonn Lunsford
Parks and Recreation Director
P.O. Box 547
Anacortes, WA 98221
360-299-1953
jonn1@cityofanacortes.org

Copies of any communications or documents sent to the project coordinator for the City must also be sent to:

Darcy Swetnam
City Attorney
City of Anacortes
P.O. Box 547
Anacortes, WA 98221
360-299-1950
darcys@cityofanacortes.org

Ken Lederman
McCullough Hill Leary, PS
701 5th Avenue, Suite 6600
Seattle, Washington 98104
206-812-3388
ken@mhseattle.com

Each project coordinator shall be responsible for overseeing the implementation of this Order. Ecology's project coordinator will be Ecology's designated representative for the Site. To the maximum extent possible, communications between Ecology and the City, and all documents, including reports, approvals, and other correspondence concerning the activities performed pursuant to the terms and conditions of this Order shall be directed through the project coordinators. The project coordinators may designate, in writing, working level staff contacts for all or portions of the implementation of the work to be performed required by this Order.

Any party may change its respective project coordinator. Written notification shall be given to the other party at least ten (10) calendar days prior to the change.

C. Performance

All geologic and hydrogeologic work performed pursuant to this Order shall be under the supervision and direction of a geologist or hydrogeologist licensed by the State of Washington or under the direct supervision of an engineer registered by the State of Washington, except as otherwise provided for by RCW 18.43 and 18.220.

All engineering work performed pursuant to this Order shall be under the direct supervision of a professional engineer registered by the State of Washington, except as otherwise provided for by RCW 18.43.130.

All construction work performed pursuant to this Order shall be under the direct supervision of a professional engineer or a qualified technician under the direct supervision of a professional engineer. The professional engineer must be registered by the State of Washington, except as otherwise provided for by RCW 18.43.130.

Any documents submitted containing geologic, hydrogeologic, or engineering work shall be under the seal of an appropriately licensed professional as required by RCW 18.43 and 18.220.

The City shall notify Ecology in writing of the identity of any engineer(s) and geologist(s), contractor(s) and subcontractor(s), and others to be used in carrying out the terms of this Order, in advance of their involvement at the Site.

D. Access

Ecology or any Ecology authorized representative shall have access to enter and move about all property at the Site that the City either owns, controls, or has access rights to at all reasonable times for the purposes of, *inter alia*: inspecting records, operation logs, and contracts related to the work being performed pursuant to this Order; reviewing the City's progress in carrying out the terms of this Order; conducting such tests or collecting such samples as Ecology may deem necessary; using a camera, sound recording, or other documentary type equipment to record work done pursuant to this Order; and verifying the data submitted to Ecology by the City.

The Ecology authorized representatives identified in Exhibit C shall give at least 72 hours' notice (*i.e.* 3 business days) before entering any portions of the Site within the areas of the Site owned or controlled by the City. The Director of Public Works and Parks and Recreation identified by name in Exhibit C each have the authority to waive the notice requirement for the Ecology authorized representatives identified in Exhibit C. If any of the individuals identified in Exhibit C are no longer working in their current roles with respect to the Site, the party employing or represented by such individual(s) shall notify the other party within 10 days of the change, and the parties shall amend the list of individuals in Exhibit C to reflect the change.

Any and all other Ecology-authorized representatives not identified in Exhibit C shall give at least 72 hours' notice before entering any portions of the Site within the areas of the Site owned or controlled by the City, including providing a written list to the City of the names, job titles, office addresses, public emails, and public telephone numbers of all Ecology authorized representatives who will enter the Site during such visit, unless an emergency prevents such notice.

All persons who access the Site pursuant to this section shall comply with any applicable health and safety plans, including any requirements for a City escort to be present during such access. Ecology employees and their representatives shall not be required to sign any liability release or waiver as a condition of Site property access.

The City shall make best efforts to secure access rights for those properties within the Site not owned or controlled by the City where remedial activities or investigations will be performed pursuant to this Order. As used in this Section, "best efforts" means the efforts that a reasonable person in the position of the City would use so as to achieve the goal in a timely manner, including the cost of employing professional assistance and the payment of reasonable sums of money to secure access and/or use restriction agreements, as required by this Section. If, within 180 days after the effective date of this Order, the City is unable to accomplish what is required through "best efforts," they shall notify Ecology and include a description of the steps taken to comply with the requirements. If the City requests support or assistance from Ecology and if Ecology deems it appropriate, then Ecology may support or assist the City, or take independent action, in obtaining such access and/or use restrictions. Ecology reserves the right to seek reimbursement from the City for all reasonable costs, including cost of attorneys' time, incurred by Ecology in obtaining such access or agreements.

E. Sampling, Data Submittal, and Availability

With respect to the implementation of this Order, the City shall make the results of all sampling, laboratory reports, and/or test results generated by it or on its behalf available to Ecology. Pursuant to WAC 173-340-840(5), all sampling data shall be submitted to Ecology in

electronic format in accordance with Section VII (Work to be Performed), Ecology's Toxics Cleanup Program Policy 840 (Data Submittal Requirements), and/or any subsequent procedures specified by Ecology for data submittal.

If requested by Ecology, the City shall allow Ecology and/or its authorized representative to take split or duplicate samples of any samples collected by the City pursuant to implementation of this Order. The City shall notify Ecology seven (7) days in advance of any sample collection or work activity at the Site. Ecology shall, upon request, allow the City and/or its authorized representative to take split or duplicate samples of any samples collected by Ecology pursuant to the implementation of this Order, provided that doing so does not interfere with Ecology's sampling. Without limitation on Ecology's rights under Section VIII.D (Access), Ecology shall notify the City prior to any sample collection activity unless an emergency prevents such notice.

In accordance with WAC 173-340-830(2)(a), all hazardous substance analyses shall be conducted by a laboratory accredited under WAC 173-50 for the specific analyses to be conducted, unless otherwise approved by Ecology.

F. Public Participation

Ecology shall maintain the responsibility for public participation at the Site. However, the City shall cooperate with Ecology, and shall:

1. If agreed to by Ecology, develop appropriate mailing lists and prepare drafts of public notices and fact sheets at important stages of the remedial action, such as the submission of work plans, remedial investigation/feasibility study reports, cleanup action plans, and engineering design reports. As appropriate, Ecology will edit, finalize, and distribute such fact sheets and prepare and distribute public notices of Ecology's presentations and meetings.
2. Notify Ecology's project coordinator prior to the preparation of all press releases and fact sheets, and before meetings related to remedial action work to be performed at the Site with the interested public and/or local governments. Likewise, Ecology shall notify the City prior to the issuance of all press releases and fact sheets

related to the Site, and before meetings related to the Site with the interested public and local governments. For all press releases, fact sheets, meetings, and other outreach efforts by the City that do not receive prior Ecology approval, the City shall clearly indicate to its audience that the press release, fact sheet, meeting, or other outreach effort was not sponsored or endorsed by Ecology.

3. When requested by Ecology, participate in public presentations on the progress of the remedial action at the Site. Participation may be through attendance at public meetings to assist in answering questions or as a presenter.

4. When requested by Ecology, arrange and/or maintain repositories to be located at the following locations:

- a. City of Anacortes City Hall
904 6th Street
PO Box 547
Anacortes, WA 98221
- b. Ecology's Northwest Regional Office
15700 Dayton Ave. N.
Shoreline, WA 98133
- c. Washington State Department of Ecology
Bellingham Field Office
913 Squalicum Way, Ste 101
Bellingham, WA 98225-2078

At a minimum, copies of all public notices, fact sheets, and documents relating to public comment periods shall be promptly placed in these repositories. A copy of all documents related to this Site shall be maintained in the repository at Ecology's Northwest Regional Office in Shoreline, Washington.

G. Access to Information

The City shall provide to Ecology (upon written request) copies of all records, reports, documents, and other information (including records, reports, documents, and other information in electronic form) (hereinafter referred to as "Records") within the City's possession or control

or that of their contractors or agents relating to activities at the Site or to the implementation of this Order, including, but not limited to, sampling, analysis, chain of custody records, manifests, trucking logs, receipts, reports, sample traffic routing, correspondence, or other documents or information regarding the work. The City shall (upon written request) also make available to Ecology, for purposes of investigation, information gathering, or testimony, their employees, agents, or representatives with knowledge of relevant facts concerning the performance of the work.

Nothing in this Order is intended to waive any right the City may have under applicable law to limit disclosure of Records protected by the attorney work-product privilege and/or the attorney-client privilege. If the City withholds any requested Records based on an assertion of privilege, the City shall provide Ecology with a privilege log specifying the Records withheld and the applicable privilege. No Site-related data collected pursuant to this Order shall be considered privileged, including: (1) any data regarding the Site, including, but not limited to, all sampling, analytical, monitoring, hydrogeologic, scientific, chemical, radiological, biological, or engineering data, or the portion of any other record that evidences conditions at or around the Site; or (2) the portion of any Record that Respondents are required to create or generate pursuant to this Order.

Notwithstanding any provision of this Order, Ecology retains all of its information gathering and inspection authorities and rights, including enforcement actions related thereto, under any other applicable statutes or regulations.

H. Retention of Records

During the pendency of this Order, and for ten (10) years from the date of completion of work performed pursuant to this Order, the City shall preserve all records, reports, documents, and underlying data in its possession relevant to the implementation of this Order and shall insert

a similar record retention requirement into all contracts with project contractors and subcontractors.

I. Resolution of Disputes

1. In the event that the City elects to invoke dispute resolution the City must utilize the procedure set forth below.

a. Upon the triggering event (receipt of Ecology's project coordinator's written decision or an itemized billing statement), the City has fourteen (14) calendar days within which to notify Ecology's project coordinator in writing of its dispute (Informal Dispute Notice).

b. The Parties' project coordinators shall then confer in an effort to resolve the dispute informally. The parties shall informally confer for up to fourteen (14) calendar days from receipt of the Informal Dispute Notice. If the project coordinators cannot resolve the dispute within those 14 calendar days, then within seven (7) calendar days Ecology's project coordinator shall issue a written decision (Informal Dispute Decision) stating: the nature of the dispute; the City's position with regards to the dispute; Ecology's position with regards to the dispute; and the extent of resolution reached by informal discussion.

c. The City may then request regional management review of the dispute. The City must submit this request (Formal Dispute Notice) in writing to the Northwest Region Toxics Cleanup Section Manager within seven (7) calendar days of receipt of Ecology's Informal Dispute Decision. The Formal Dispute Notice shall include a written statement of dispute setting forth: the nature of the dispute; the disputing Party's position with respect to the dispute; and the information relied upon to support its position.

d. The Section Manager shall conduct a review of the dispute and shall issue a written decision regarding the dispute (Decision on Dispute) within thirty (30) calendar days of receipt of the Formal Dispute Notice. The Decision on Dispute shall be Ecology's final decision on the disputed matter.

2. The Parties agree to only utilize the dispute resolution process in good faith and agree to expedite, to the extent possible, the dispute resolution process whenever it is used.

3. Implementation of these dispute resolution procedures shall not provide a basis for delay of any activities required in this Order, unless Ecology agrees in writing to a schedule extension.

4. In case of a dispute, failure to either proceed with the work required by this Order or timely invoke dispute resolution may result in Ecology's determination that insufficient progress is being made in preparation of a deliverable, and may result in Ecology undertaking the work under Section VII.E (Work to be Performed) or initiating enforcement under Section X (Enforcement).

J. Extension of Schedule

1. The City's request for an extension of schedule shall be granted only when a request for an extension is submitted in a timely fashion, generally at least thirty (30) days prior to expiration of the deadline for which the extension is requested, and good cause exists for granting the extension. All extensions shall be requested in writing. The request shall specify:

- a. The deadline that is sought to be extended.
- b. The length of the extension sought.
- c. The reason(s) for the extension.
- d. Any related deadline or schedule that would be affected if the extension were granted.

2. The burden shall be on the to demonstrate to the satisfaction of Ecology that the request for such extension has been submitted in a timely fashion and that good cause exists for granting the extension. Good cause may include, but may not be limited to:

- a. Circumstances beyond the reasonable control and despite the due diligence of the City including delays caused by unrelated third parties or Ecology, such as (but not limited to) delays by Ecology in reviewing, approving, or modifying documents submitted by the City.

b. A shelter in place or work stoppage mandated by state or local government due to public health and safety emergencies.

c. Acts of God, including fire, flood, blizzard, extreme temperatures, storm, or other unavoidable casualty.

d. Endangerment as described in Section VIII.L (Endangerment).

However, neither increased costs of performance of the terms of this Order nor changed economic circumstances shall be considered circumstances beyond the reasonable control of the City.

3. Ecology shall act upon any the City written request for extension in a timely fashion. Ecology shall give the City written notification of any extensions granted pursuant to this Order. A requested extension shall not be effective until approved by Ecology. Unless the extension is a substantial change, it shall not be necessary to amend this Order pursuant to Section VIII.K (Amendment of Order) when a schedule extension is granted.

4. At the City's request, an extension shall only be granted for such period of time as Ecology determines is reasonable under the circumstances. Ecology may grant schedule extensions exceeding ninety (90) days only as a result of one of the following:

a. Delays in the issuance of a necessary permit which was applied for in a timely manner.

b. Other circumstances deemed exceptional or extraordinary by Ecology.

c. Endangerment as described in Section VIII.L (Endangerment).

K. Amendment of Order

The project coordinators may verbally agree to minor changes to the work to be performed without formally amending this Order. Minor changes will be documented in writing by Ecology within seven (7) days of verbal agreement.

Except as provided in Section VIII.M (Reservation of Rights), substantial changes to the work to be performed shall require formal amendment of this Order. This Order may only be formally amended by the written consent of both Ecology and the City. Ecology will provide its

written consent to a formal amendment only after public notice and opportunity to comment on the formal amendment.

When requesting a change to the Order, the City shall submit a written request to Ecology for approval. Ecology shall indicate its approval or disapproval in writing and in a timely manner after the written request is received. If Ecology determines that the change is substantial, then the Order must be formally amended. Reasons for the disapproval of a proposed change to this Order shall be stated in writing. If Ecology does not agree to a proposed change, the disagreement may be addressed through the dispute resolution procedures described in Section VIII.I (Resolution of Disputes).

L. Endangerment

In the event Ecology determines that any activity being performed at the Site under this Order is creating or has the potential to create a danger to human health or the environment on or surrounding the Site, Ecology may direct the City to cease such activities for such period of time as it deems necessary to abate the danger. the City shall immediately comply with such direction.

In the event the City determines that any activity being performed at the Site under this Order is creating or has the potential to create a danger to human health or the environment, the City may cease such activities. The City shall notify Ecology's project coordinator as soon as possible, but no later than twenty-four (24) hours after making such determination or ceasing such activities. Upon Ecology's direction, the City shall provide Ecology with documentation of the basis for the determination or cessation of such activities. If Ecology disagrees with the City's cessation of activities, it may direct the City to resume such activities.

If Ecology concurs with or orders a work stoppage pursuant to this section, the City's obligations with respect to the ceased activities shall be suspended until Ecology determines the danger is abated, and the time for performance of such activities, as well as the time for any other work dependent upon such activities, shall be extended in accordance with Section VIII.I (Extension of Schedule) for such period of time as Ecology determines is reasonable under the circumstances.

Nothing in this Order shall limit the authority of Ecology, its employees, agents, or contractors to take or require appropriate action in the event of an emergency.

M. Reservation of Rights

This Order is not a settlement under RCW 70A.305. Ecology's signature on this Order in no way constitutes a covenant not to sue or a compromise of any of Ecology's rights or authority. Ecology will not, however, bring an action against the City to recover remedial action costs paid to and received by Ecology under this Order. In addition, Ecology will not take additional enforcement actions against the City regarding remedial actions required by this Order, provided the City complies with this Order.

Ecology nevertheless reserves its rights under RCW 70A.305, including the right to require additional or different remedial actions at the Site should it deem such actions necessary to protect human health or the environment, and to issue orders requiring such remedial actions. Ecology also reserves all rights regarding the injury to, destruction of, or loss of natural resources resulting from the release or threatened release of hazardous substances at the Site.

By entering into this Order, the City does not admit to any liability for the Site. Although the City is committing to conducting the work required by this Order under the terms of this Order, the City expressly reserves all rights available under law, including but not limited to the right to seek cost recovery or contribution against third parties, and the right to assert any defenses to liability in the event of enforcement.

N. Transfer of Interest in Property

No voluntary conveyance or relinquishment of title, easement, leasehold, or other interest in any portion of the Site shall be consummated by the City without provision for continued implementation of all requirements of this Order and implementation of any remedial actions found to be necessary as a result of this Order.

Prior to the City's transfer of any interest in all or any portion of the Site, and during the effective period of this Order, the City shall provide a copy of this Order to any prospective purchaser, lessee, transferee, assignee, or other successor in said interest; and, at least thirty (30)

days prior to any transfer, the City shall notify Ecology of said transfer. Upon transfer of any interest, the City shall notify all transferees of the restrictions on the activities and uses of the property under this Order and incorporate any such use restrictions into the transfer documents.

O. Compliance with Applicable Laws

1. *Applicable Laws.* All actions carried out by the City pursuant to this Order shall be done in accordance with all applicable federal, state, and local requirements, including requirements to obtain necessary permits or approvals, except as provided in RCW 70A.305.090. At this time, no federal, state, or local requirements have been identified as being applicable to the actions required by this Order. The City has a continuing obligation to identify additional applicable federal, state, and local requirements which apply to actions carried out pursuant to this Order, and to comply with those requirements. As additional federal, state, and local requirements are identified by Ecology or the City, Ecology will document in writing if they are applicable to actions carried out pursuant to this Order, and the City must implement those requirements.

2. *Relevant and Appropriate Requirements.* All actions carried out by the City pursuant to this Order shall be done in accordance with relevant and appropriate requirements identified by Ecology. At this time, no relevant and appropriate requirements have been identified as being applicable to the actions required by this Order. If additional relevant and appropriate requirements are identified by Ecology or the City, Ecology will document in writing if they are applicable to actions carried out pursuant to this Order and the City must implement those requirements.

3. Pursuant to RCW 70A.305.090(1), the City may be exempt from the procedural requirements of RCW 70A.15, 70A.205, 70A.300, 77.55, 90.48, and 90.58 and of any laws requiring or authorizing local government permits or approvals. However, the City shall comply with the substantive requirements of such permits or approvals. For permits and approvals covered under RCW 70A.305.090(1) that have been issued by local government, the Parties agree that Ecology has the non-exclusive ability under this Order to enforce those local government permits

and/or approvals. At this time, no state or local permits or approvals have been identified as being applicable but procedurally exempt under this section.

4. The City has a continuing obligation to determine whether additional permits or approvals addressed in RCW 70A.305.090(1) would otherwise be required for the remedial action under this Order. In the event either Ecology or the City determines that additional permits or approvals addressed in RCW 70A.305.090(1) would otherwise be required for the remedial action under this Order, it shall promptly notify the other party of its determination. Ecology shall determine whether Ecology or the City shall be responsible to contact the appropriate state and/or local agencies. If Ecology so requires, the City shall promptly consult with the appropriate state and/or local agencies and provide Ecology with written documentation from those agencies of the substantive requirements those agencies believe are applicable to the remedial action. Ecology shall make the final determination on the additional substantive requirements that must be met by the City and on how the City must meet those requirements. Ecology shall inform the City in writing of these requirements. Once established by Ecology, the additional requirements shall be enforceable requirements of this Order. The City shall not begin or continue the remedial action potentially subject to the additional requirements until Ecology makes its final determination.

Pursuant to RCW 70A.305.090(2), in the event Ecology determines that the exemption from complying with the procedural requirements of the laws referenced in RCW 70A.305.090(1) would result in the loss of approval from a federal agency that is necessary for the state to administer any federal law, the exemption shall not apply and the City shall comply with both the procedural and substantive requirements of the laws referenced in RCW 70A.305.090(1), including any requirements to obtain permits or approvals.

P. Periodic Review

So long as remedial action continues at the Site, the Parties agree to review the progress of remedial action at the Site, and to review the data accumulated as a result of monitoring the Site as often as is necessary and appropriate under the circumstances. Unless otherwise agreed to by Ecology, at least every five (5) years after the initiation of cleanup action at the Site the Parties

shall confer regarding the status of the Site and the need, if any, for further remedial action at the Site. At least ninety (90) days prior to each periodic review, the City shall submit a report to Ecology that documents whether human health and the environment are being protected based on the factors set forth in WAC 173-340-420(4). Ecology reserves the right to require further remedial action at the Site under appropriate circumstances. This provision shall remain in effect for the duration of this Order.

Q. Indemnification

The City agrees to indemnify and save and hold the State of Washington, its employees, and agents harmless from any and all claims or causes of action (1) for death or injuries to persons, or (2) for loss or damage to property, to the extent arising from or on account of acts or omissions of the City, its officers, employees, agents, or contractors in entering into and implementing this Order. However, the City shall not indemnify the State of Washington nor save nor hold its employees and agents harmless from any claims or causes of action to the extent arising out of the negligent acts or omissions of the State of Washington, or the employees or agents of the State, in entering into or implementing this Order.

IX. SATISFACTION OF ORDER

The provisions of this Order shall be deemed satisfied upon the City's receipt of written notification from Ecology that the City has completed the remedial activity required by this Order, as amended by any modifications, and that the City has complied with all other provisions of this Agreed Order.

X. ENFORCEMENT

Pursuant to RCW 70A.305.050, this Order may be enforced as follows:

- A. The Attorney General may bring an action to enforce this Order in a state or federal court.
- B. The Attorney General may seek, by filing an action, if necessary, to recover amounts spent by Ecology for investigative and remedial actions and orders related to the Site.

C. A liable party who refuses, without sufficient cause, to comply with any term of this Order will be liable for:

1. Up to three (3) times the amount of any costs incurred by the State of Washington as a result of its refusal to comply.
2. Civil penalties of up to twenty-five thousand dollars (\$25,000) per day for each day it refuses to comply.

D. This Order is not appealable to the Washington Pollution Control Hearings Board. This Order may be reviewed only as provided under RCW 70A.305.070.

Effective date of this Order: _____

CITY OF ANACORTES

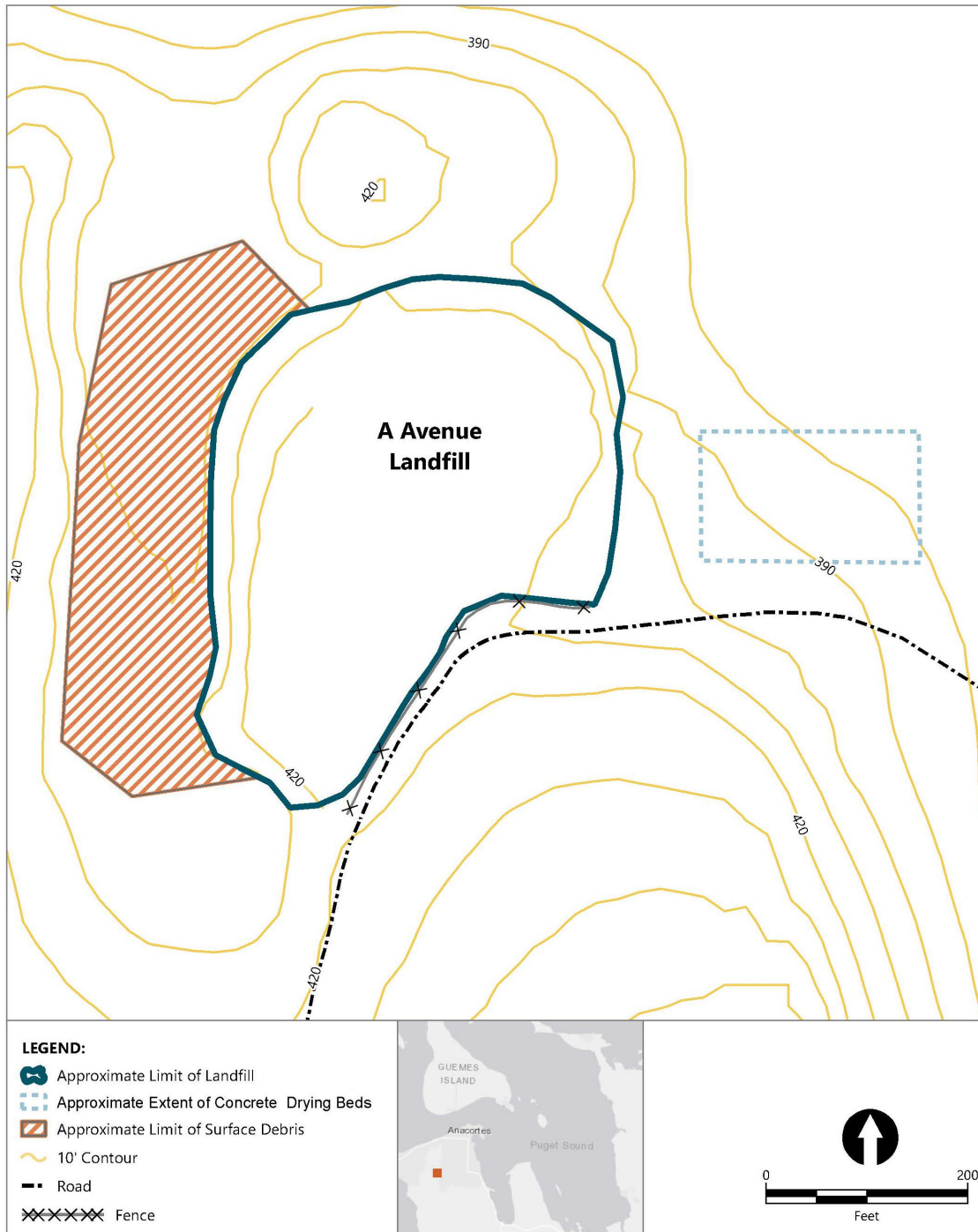
STATE OF WASHINGTON
DEPARTMENT OF ECOLOGY

Matt Miller
Mayor of the City of Anacortes
904 6th Street
Anacortes, WA 98221
(360) 293-1918

Kimberly Wooten
Section Manager
Toxics Cleanup Program
Northwest Regional Office
(425) 324-1658

EXHIBIT A

Site Diagram



Publish Date: 2022/02/14, 10:37 AM | User: hromer
Filepath: \\vorcas\GIS\Jobs\City_of_Anacortes_0528\A_Ave_Landfill\Maps\2021_07\AQ_Figure01_Site_Plan.mxd



Exhibit A
Site Plan

EXHIBIT B

Scope of Work and Schedule

Deliverable/Action	Schedule For Completion
Submission of a Draft Remedial Investigation (RI) Work Plan	90 days from effective date of this Order
Submission of a Final RI Work Plan and supporting Project Plans, if necessary	60 days from receipt of Ecology's comments on the Draft RI Work Plan
Completion of RI Sampling Activities	120 days after Ecology approval of RI Work Plan and supporting Project Plans
Submission of an Agency Review Draft RI Report	60 days following receipt of final, validated RI data
Submission of a Public Review Draft RI Report	45 days from receipt of Ecology's comments on the Agency Review Draft RI Report
Submission of a Final RI Report	60 days from receipt of Ecology's comments on the Public Review Draft RI Report, subsequent to public comment
Submission of an Agency Review Draft Feasibility Study (FS) Report, if necessary after completion of the RI* *Depending on the results of the RI, the FS may not be necessary if no MTCA cleanup is needed, and/or may be combined with the Draft Cleanup Action Plan (DCAP).	90 days from Ecology's approval of the Final RI Report
Submission of a Public Review Draft FS Report, if necessary	45 days from receipt of Ecology's comments on the Agency Review Draft FS Report
Submission of a Final FS Report, if necessary	60 days from receipt of Ecology's comments on the Public Review Draft FS Report, subsequent to public comment
Submission of a preliminary DCAP, if necessary after completion of the RI	90 days from Ecology's approval of the FS Report
Submission of a revised DCAP, if necessary	60 days from receipt of final comments from Ecology on the Agency Review Draft CAP
Submission of Site Progress Reports	Every quarter during implementation of the Scope of Work and Schedule

Exhibit C

Ecology Authorized Representatives Approved For Site Access with 72 Hours' Notice

The following Ecology authorized representatives may access the Site with 72 hours' notice (*i.e.* 3 business days) as set forth in Section VIII.D of the Agreed Order:

Ryan Gardiner
Ecology Site Manager
Washington State Department of Ecology
PO Box 330316
Shoreline, WA 98133
425-681-5543
ryan.gardiner@ecy.wa.gov

Ian Fawley
Senior Outreach Planner
Washington State Department of Ecology
913 Squalicum Way, #101
Bellingham, WA 98225
360-255-4382
ian.fawley@ecy.wa.gov

The following representatives of the City of Anacortes have the authority to waive the notice requirement as set forth in Section VIII.D of the Agreed Order:

Jonn Lunsford
Parks and Recreation Director
City of Anacortes
P.O. Box 547
Anacortes, WA 98221
360-299-1598
jonn1@cityofanacortes.org

Darcy Swetnam
City Attorney
City of Anacortes
P.O. Box 547
Anacortes, WA 98221
360-299-1950
darcys@cityofanacortes.org

A Avenue Landfill Site



A Avenue Landfill next to gravel road (2010)

Comments accepted:

March 25 – April 23, 2024

Submit comments:

Online:

<https://www.bit.ly/Ecology-AAvenueLandfill-Comments>

By mail:

Ryan Gardiner, Site Manager

PO Box 330316

Shoreline, WA 98133-9716

Phone: (425) 681-5543

Email: ryan.gardiner@ecy.wa.gov

Document review:

<https://www.bit.ly/Ecology-AAvenueLandfill>

Anacortes City Hall

904 6th Street

Anacortes, WA 98221

Phone: (360) 293-1900

Site info:

Facility Site ID: 3094179

Site Cleanup ID: 1771

Public Outreach Contact:

Ian Fawley,

Outreach Planner

ian.fawley@ecy.wa.gov

Phone: (425) 324-5901

Documents ready for public review and comment

Ecology negotiated a legal agreement called an Agreed Order with the City of Anacortes (City), the Potentially Liable Person, for the A Avenue Landfill site (Site) in Anacortes, WA. The Agreed Order requires the City to address contamination at the Site.

We would like your input on the following documents:

- **Agreed Order:** legal document that requires the City to investigate environmental conditions, complete a Remedial Investigation, and if determined necessary after completion of the investigation, to prepare a Feasibility Study and a draft Cleanup Action Plan.
- **Public Participation Plan:** describes how Ecology will inform the community about site activities and ways to become involved.

Public meeting: Monday, April 15, 2024

Ecology will hold a simultaneous public meeting (in-person and via Zoom) to provide more information. Ecology and City staff will be available to answer questions.

- **Presentation:** Starts at 4:00 p.m. with questions and answers (as needed)
- **In-Person:** City Hall Municipal Building; 904 6th Street, Anacortes, WA 98221
- **Online:** Register and join at <https://www.bit.ly/Ecology-AAvenueLandfill> (Dial-in options available after registration.)

En español

El Departamento de Ecología le invita a comentar sobre documentos para el sitio que está contaminado A Avenue Landfill en Anacortes.

Para recibir este documento en español, por favor llame a 425-324-5901 y espere que un intérprete se una a la llamada o envíe un correo electrónico a preguntas@ecy.wa.gov. Traducciones de avisos públicos para este sitio de limpieza se preparan bajo solicitud.

Toxics Cleanup Program

Site background

The A Avenue Landfill Site is generally located in the vicinity of A Avenue and 37th Street in Anacortes, WA. The City of Anacortes owns the approximately 6-acre property (Property) within the Anacortes Community Forest Lands (ACFL). The former landfill is managed by the Anacortes City Parks and Recreation Department in coordination with the Skagit County Public Health Department (SCPH). Access to the main portion of the Property is currently restricted.

The City has worked with SCPH and Ecology since 2003 to properly close the former landfill and perform routine post-closure monitoring and maintenance.



Aerial view of A Avenue Landfill Site

Landfill operations and use

The A Avenue Landfill was constructed in the mid-1940s and operated as a solid waste landfill through the 1960s. From the 1960s to approximately 1970, the landfill accepted municipal solid waste that was burned on-site. From the 1970s to 2006, the City of Anacortes used the landfill for storage and disposal of public works materials (e.g., concrete, yard waste, wood waste, street sweepings, etc.). All operations ceased in 2006 when the City formally closed the A Avenue Landfill under SCPH oversight.

Landfill closure, monitoring, and maintenance

From 2003-2006, prior to closure, SCPH conducted an Initial Investigation of the Site, and Ecology placed it on the "Confirmed and Suspected Contaminated Sites List." In 2008, SCPH's landfill closure actions were completed including placing a clean soil cap, creating stormwater controls, and installing fencing, vegetation and signage.

In 2009, SCPH conducted a Site Hazard Assessment, and Ecology issued a No Further Action determination. From 2010-2020, SCPH performed routine monitoring and maintenance under a 10-year post-closure plan including maintaining a soil cap and grass cover over the landfill, maintaining public safety measures including fencing and signage, and testing of groundwater seeps from the former landfill perimeter.

Renewed site concern

In August 2019, community members sent a letter to SCPH with questions about a proposed addition of a bike skills park to the capped area of the former landfill. Ecology received a copy of this letter and re-evaluated the available Site information in November 2019. Ecology concluded that additional sampling was needed to fully characterize the Site.



Uncovered landfill debris

In January 2020, Ecology withdrew the previous No Further Action determination and placed the Site on what is referred to now as Ecology's [Contaminated Sites List](#)¹ for further evaluation under the state cleanup regulations, the Model Toxics Control Act (MTCA).

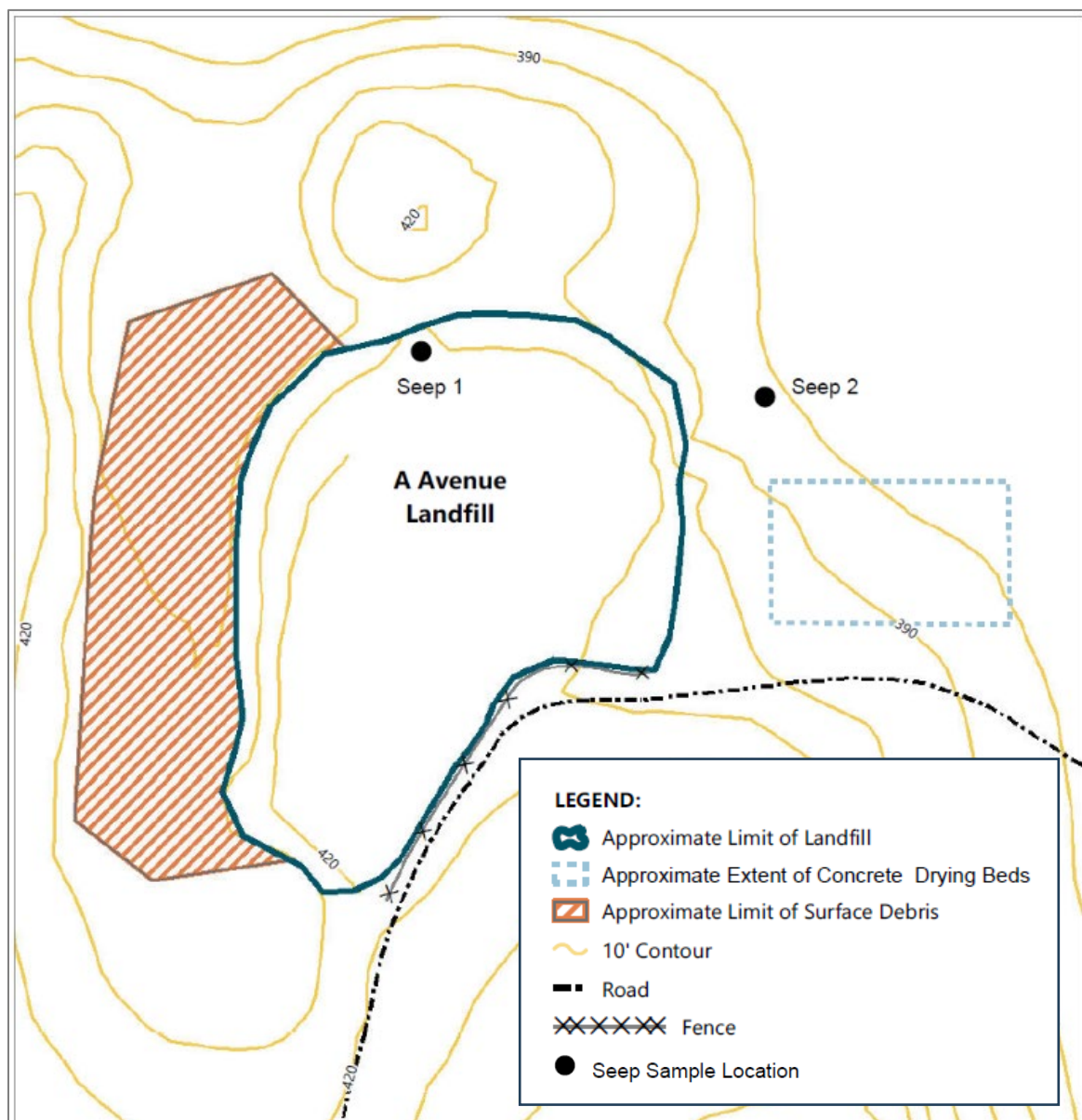
¹ <https://apps.ecology.wa.gov/cleanupsearch/reports/cleanup/contaminated>

Site overview

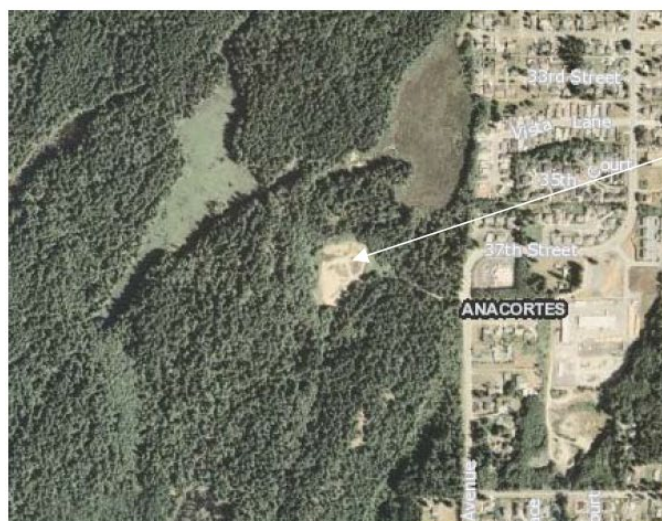
The former landfill extends approximately 6 acres northwest from a gravel road. A fence runs parallel to the gravel road. Surface debris extends west of the former landfill footprint in a vegetated area. Concrete drying beds formerly used to dry out sewage sludge are located east of the former landfill. SCPH's two groundwater seep sampling locations are located downgradient of the landfill (see figure below). Forested wetlands are present along the western perimeter of the landfill.

Remedial Investigation Focus

Soil and groundwater seep sampling has been performed at the Site. Petroleum contamination was identified in a shallow soil sample during the SCPH's 2003 Initial Investigation. Additional contaminants, including polycyclic aromatic hydrocarbons, may be present in soil and groundwater based on the available Site history.



A Avenue Landfill overview map



2006



2019

Aerial photos of landfill from 2006 vs. 2019

What happens next?

Ecology will consider all comments received during this public comment period and may make changes to the Agreed Order or Public Participation Plan. If the documents require significant changes, we will hold another public comment period.

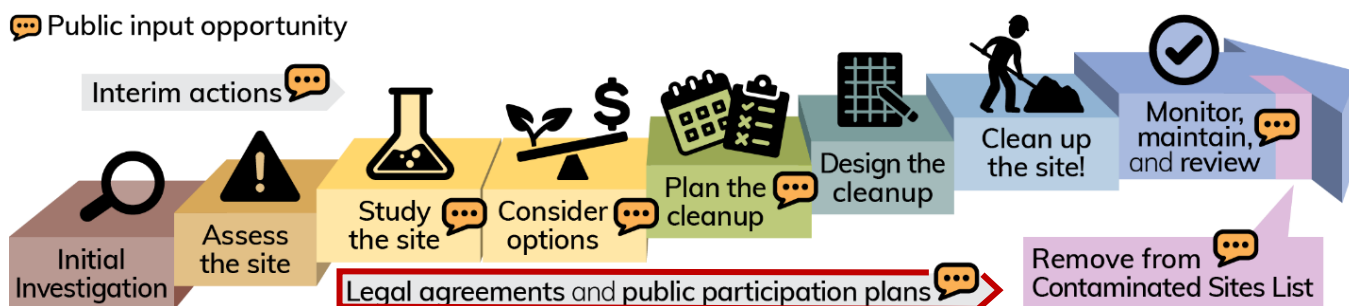
If no significant changes are made, Ecology will finalize the documents and the City will proceed with the Remedial Investigation. If necessary after completion of the investigation, a Feasibility Study and Draft Cleanup Action Plan will be prepared.

Each of those steps will require a public comment period. The graphic below shows these different stages of cleanup. Sometimes multiple stages occur in one public comment period.

Ecology's cleanup process

The Model Toxics Control Act ([MTCA](https://ecology.wa.gov/mtca))² is Washington's environmental cleanup law. It provides requirements for contaminated site cleanup and sets standards that protect human health and the environment. Ecology implements the [MTCA cleanup process](https://ecology.wa.gov/MTCA-process)³ and oversees cleanups.

The cleanup steps with reviewable documents during this comment period are highlighted in red below.



² <https://ecology.wa.gov/mtca>

³ <https://ecology.wa.gov/MTCA-process>

Toxics Cleanup Program
913 Squalicum Way, Unit 101
Bellingham, WA 98225

A Avenue Landfill Site

Documents ready for public review and comment

Información en Español incluida (página 1)

Public Comment Period

March 25 – April 23, 2024

<https://www.bit.ly/Ecology-AAvenueLandfill>

<https://www.bit.ly/Ecology-AAvenueLandfill-Comments>

Public Meeting: in-person and online

April 15, 2024 | Anacortes City Hall

Presentation starting at 4:00 p.m.

See page 1 for more information.

ADA accessibility

To request an ADA accommodation, contact Ecology by phone at 425-324-5901 or email ian.fawley@ecy.wa.gov, or visit ecology.wa.gov/Accessibility. For Relay Service or TTY call 711 or 877-833-6341.



Aerial map of A Avenue Landfill site



City Council Agenda Bill

Meeting Date: July 22, 2024 **Agenda Item:** 7.c.

Agenda Item Title: Contract Modification: Anchor QEA - Master Services Agreement #21-024-LEG-001

Staff Contact(s): DARCY SWETNAM

<u>Approved for Submittal to Council by</u>	<u>Action Type</u>
DARCY SWETNAM	Contract Modification

Item Summary: City staff seeks Council consent to issue a contract modification to Anchor QEA, LLC in the amount of \$46,900.00, increasing the total contract price to \$2,290,933.00, affecting Task Order #1, "A Avenue Landfill Site MTCA Support".

Background:

1. Reason for Contract Change: Council awarded a contract to Anchor QEA to serve as the City's consultant on the A Avenue Landfill site project. Their current scope of work only goes through the finalization of the Agreed Order with the Department of Ecology. The next scope of work will allow them to begin work on the Remedial Investigation under the Agreed Order.
2. History: The Department of Ecology rescinded a No Further Action letter regarding the A Avenue Landfill site on January 22, 2020, opening the landfill site up for further evaluation and potential action. The City engaged Anchor QEA to advise the City and perform investigation and consultation with the Department of Ecology on site actions. The City and Ecology have been negotiating the terms of the Agreed Order for the past two years, which is also before Council on July 22. The current scope of work with Anchor only takes the City through finalization of the Agreed Order. This modification will allow Anchor to continue working on the next phase of this project.
3. Key Terms:
 - Work will be performed on a time and materials basis not-to-exceed \$2,290,933.00.
 - Period of performance is extended to April 30, 2025 to provide adequate time for accomplishment of above items in Task Order #1's Scope of Work.
4. Competitive Bidding: This work is considered a personal service and therefore

not subject to any competitive bidding requirements.

Budget Impact:

Consultant	Anchor QEA, LLC
Original Agreement Amount	\$458,400.00
Modification 01	\$114,408.00
Modification 02	\$25,600.00
Modification 03	\$162,200.00
Modification 04	\$1,483,425.00
Current Agreement Amount	\$2,244,033.00
Change Per this Modification	\$46,900.00
Total After Modification	\$2,290,933.00
BARS # for Task Order 1	450.780.537.10.41
Paid on Contract as of 7/17/24	\$1,926,519.81
Budget Amendment Required?	No
Start Date	Inception
End Date	04/30/2025

Previous Action: Council approved Contract [21-024-LEG-001](#) at the [January 25, 2021](#) meeting, approved [Modification 01](#) at the [September 7, 2021](#) meeting, approved [Modification 02](#) at the [December 13, 2021](#) meeting, and approved [Modification 03](#) at the [April 11, 2022](#) meeting. [Modification 04](#) was approved at the [November 7, 2022](#) meeting.

Recommended Motion: I move that City Council authorize the Mayor to sign a modification to contract 21-024-LEG-001 with Anchor QEA, LLC in the amount of \$46,900.00, increasing the total contract price to \$2,290,933.00.

Alternative Actions: Not approve the contract modification.

Attachments (listed in order presented):

1. 21-024-LEG-001 Mod 05



Date July 22, 2024
Page 1 of 1 Page

Contract Title **MASTER SERVICES AGREEMENT**
Consultant **Anchor QEA, LLC**

BACKGROUND

This modification provides for an increase in the Scope of Work for Task Order #1, "A Avenue Landfill Site MTCA Support", an equitable price adjustment in consideration of changes in Work, and an adjustment to the period of performance. The current scope of work only goes through the finalization of the Agreed Order with the Department of Ecology. The next scope of work will allow the Consultant to begin work on the Remedial Investigation under the Agreed Order. The total contract price is increased by \$46,900.00 from \$2,244,033.00 to \$2,290,933.00 and the period of performance is extended through April 30, 2025. Accordingly, the following changes are incorporated under this contract:

ARTICLE 3.J. ATTACHMENTS AND SCHEDULES

The paragraph is hereby deleted and replaced with the following:

"The following attachments and schedules are hereby made a part of this AGREEMENT:

Attachment 1: Authorized Scope of Services, Budget, and Billing Rates – Task Order #1

Attachment 2: Authorized Scope of Services, Budget, and Billing Rates – Change Order to Task Order #2, dated November 16, 2021

Attachment 3: Authorized Scope of Services, Budget, and Billing Rates - Task Order #3

Attachment 4: Authorized Scope of Services, Budget, and Billing Rates - Task Order #4

Attachment 5: Authorized Scope of Services, Budget, and Billing Rates - Task Order #5

Attachment 6: Change Order to Task Order #1, dated April 29, 2024

All other terms of the contract remain unchanged.

CITY OF ANACORTES

ANCHOR QEA, LLC

By _____
Matt Miller, Mayor

By _____

Date _____

Date _____

Original Agreement Amount	<u>\$458,400.00</u>	Original Contract Completion Date	<u>03/31/2022</u>
Current Agreement Amount	<u>\$2,244,033.00</u>	Current Contract Completion Date	<u>06/30/2024</u>
Change Per this Modification	<u>\$46,900.00</u>	Net Change	<u>304 Days</u>
Total After Modification	<u>\$2,290,933.00</u>	Contract Completion Date After Change	<u>04/30/2025</u>

Change Order to Task Order #1

April 29, 2024

Scope of Work: A Avenue Landfill Site MTCA Support City of Anacortes

1. Project Understanding

This Scope of Work includes effort for Anchor QEA to support the City of Anacortes (City) with cleanup activities that are required by the Washington State Department of Ecology (Ecology) at the A Avenue Landfill site (Site). This Change Order request includes the additional effort needed to complete a draft and final Remedial Investigation Work Plan (RI Work Plan), support the Agreed Order (AO) public participation process and ongoing communications with Ecology, and provide project management support through April 30, 2025.

2. Scope of Services and Deliverables

This Change Order request includes the following tasks:

- Task 1 – Communication and Meetings
- Task 3 – Data Gaps Evaluation and RI Work Plan Development
- Task 4 – Agreed Order Support

Task 1: Communication and Meetings

This task includes supplemental effort for periodic communications and meetings necessary to coordinate the project team and to discuss the project with Ecology and the City through April 30, 2025. This task will include routine project schedule updates, budget tracking and reporting, project team meetings, coordination with the City, preparation for and attendance of meetings with Ecology, development of the 2024 Government Accounting Standards Board Statement No. 49 (GASB49) year-end financial reporting for remediation obligations, and distribution of deliverables.

Deliverables

- Project schedule (electronic format)
- Meeting materials (e.g., PowerPoint presentations, agendas)
- Meeting notes, as needed (email format)
- Annual GASB49 Year-End financial reporting materials for 2024 (e.g., Word and Excel files)

Task 3: Data Gaps Evaluation and Remedial Investigation Work Plan Development

Supplemental budget (to account for updated billing rates) is requested to develop a preliminary conceptual site model (CSM), evaluate data gaps, and develop a Draft and Final RI Work Plan for characterizing the nature and extent of contamination at the site. Using the preliminary CSM, data gaps will be identified, as well as investigation activities (e.g., sampling and analysis) needed to characterize the nature and extent of contamination at the site that may pose a risk to human health or the environment. Deliverables will include client review and Ecology submittal drafts of the Draft RI Work Plan and the Final RI Work Plan. This task assumes one round of comments from Ecology. This task does not include implementation of the RI Work Plan or development of an RI report or any subsequent AO deliverables. The scopes for these tasks, as required, will be prepared under a separate scope of work.

Deliverables

- Draft RI Work Plan (one client and one Ecology review copy, both in electronic format)
- Final RI Work Plan (assumes that revisions necessary to address Ecology's comments will require 15% of the initial effort required to prepare the draft document; includes one client review copy [Word format] and one final Ecology submittal [PDF format])

Task 4: Agreed Order Support

This task includes supplemental budget to support the City with the public participation process, including technical review of the AO Fact Sheet and Public Participation Plan, review of Ecology public meeting materials, and preparation for and attendance of the in-person public meeting. This task also includes budget to prepare Quarterly Progress Reports for Ecology, through April 2025, as required by the AO.

Deliverables

- Comments on the AO Fact Sheet and Public Participation Plan
- Revisions to Ecology public meeting presentation materials
- Quarterly Progress Reports (four progress reports; includes one client review copy [Word format] and one final Ecology submittal [PDF format])

3. Budget

Project costs and estimated labor hours are summarized in Table 1. Anchor QEA will routinely review its budget and inform the City of any anticipated scope and budget adjustments.

Table 1
Project Budget

Task	Description	Approved Budget	Change Order Request – Hours	Change Order Request – Budget
1	Communication and Meetings	\$ 12,300	68	\$ 18,900
2	Compilation and Review of Historical Site Information	\$ 25,700	--	--
3	Data Gaps Evaluation and RI Work Plan Development	\$ 41,300	76	\$ 16,700
4	Agreed Order Support	\$ 8,200	44	\$ 11,300
Total		\$ 87,500		\$ 46,900

Anchor QEA proposes to perform this Scope of Work on a time-and-materials basis. Anchor QEA's 2024 labor billing rates are provided in Appendix A. Anchor QEA will communicate closely with the City on project/budget status and will notify the City as soon as possible in the event that changes in scope are anticipated. Anchor QEA will not exceed the total budgeted amount of \$134,400 without prior authorization by the City.

This Scope of Work is subject to the terms of the Master Services Agreement between the City and Anchor QEA.

ACCEPTED BY:

Rebecca Desrosiers, PE
Member
Anchor QEA, Inc.

Date

Matt Miller
Mayor
City of Anacortes

Date

Appendix A

2024 Billing Rates

Anchor QEA, Inc.

2024 BILLING RATES

Professional Level Hourly Rates

Principal CM ¹ /Engineer/LA ² /Planner/Scientist	\$328
Senior Managing Analyst/CM/Engineer/LA/Planner/Scientist	\$288
Managing Analyst/CM/Engineer/LA/Planner/Scientist	\$269
Senior Analyst/CM/Engineer/LA/Planner/Scientist	\$238
Staff 3 Analyst/CM/Engineer/LA/Planner/Scientist	\$209
Staff 2 Analyst/CM/Engineer/LA/Planner/Scientist	\$188
Staff 1 Analyst/CM/Engineer/LA/Planner/Scientist	\$159
Senior CAD ³ Designer	\$165
CAD Designer	\$139
Technician	\$133
Senior Technical Editor	\$163
Technical Editor	\$139
Senior Project Coordinator	\$156
Project Coordinator	\$128

Special Hourly Rates

National expert consultant	\$532
All work by a testifying expert	1.5 times professional level rate
Expert Advisor	\$408

EXPENSE BILLING RATES

Expense Rates

Computer Modeling (per hour)	\$20
Graphic Plots (varies with plot size)	\$3–\$6/sf
Mileage (per mile)	Current Federal Standard
SharePoint Project Portal (per month)	up to 25GB \$50 26–50GB \$100 51–100GB \$200

FEE ON LABOR AND EXPENSE CHARGES

Subcontracts/subconsultants	10%
Travel and other direct costs	10%
Field equipment and supplies	10%

¹ CM: Construction Manager

² LA: Landscape Architect

³ CAD: Computer Aided Design



City Council Agenda Bill

Meeting Date: July 22, 2024 **Agenda Item:** 7.d.

Agenda Item Title: Interlocal Agreement #25-001-AFD-001 with Skagit County and Providers for the Provision of Emergency Medical Services

Staff Contact(s): Bill Harris

<u>Approved for Submittal to Council by</u>	<u>Action Type</u>
Bill Harris	Contract Award
Tiffany Matson	
Bill Harris	

Item Summary: City staff seeks approval to execute Interlocal Cooperative Agreement 25-001-AFD-001 with Skagit County and Providers, which includes the City of Anacortes; the City of Burlington, the City of Mount Vernon, the City of Sedro-Woolley; and Aero Skagit. This agreement supersedes the previous Interlocal Agreement for EMS services and allows for the continuation of a unified system of delivery of both BLS and ALS emergency medical services and transport throughout Skagit County.

Key Terms:

- Providers shall provide trauma-verified ambulance services on a twenty-four (24) hours per day, (7) days per week basis, with appropriate personnel, ambulances, and equipment in accordance with WAC Chapter 246-976, North Region EMS & Trauma Care Patient Care Procedures, and other applicable laws, regulations, ordinances, and established policies of the Skagit County Medical Program Director when authorized by state law.
- For this service the City is forecast to receive a total of \$14,236,993 from Skagit County, with yearly payments detailed in Exhibit C.
- The term shall be from January 1, 2025 through December 31, 2030.

Budget Impact:

The City is forecast to receive a total of \$14,236,993 over 6 years.

Previous Action: N/A

Recommended Motion: I move that City Council authorize the Mayor to execute Interlocal Cooperative Agreement #25-001-AFD-001 between the City of Anacortes, Skagit County, and Providers.

Alternative Actions: Not approve the interlocal.

Attachments (listed in order presented):

1. 25-001-AFD-001
2. Council contract presentation 7-22-24

**SKAGIT COUNTY
INTERLOCAL AGREEMENT
FOR THE PROVISION OF EMERGENCY MEDICAL SERVICES**

This Interlocal Agreement for the provision of Emergency Medical Services throughout Skagit County ("Agreement") is made and entered into by and between Skagit County ("County"); and "Provider(s)" which includes the City of Anacortes; the City of Burlington, the City of Mount Vernon, the City of Sedro-Woolley; and Aero Skagit, a not-for-profit Corporation, hereinafter referred to collectively as the "Parties".

RECITALS

WHEREAS, RCW 39.34 authorizes local governments to enter into agreements for joint and cooperative undertakings; and

WHEREAS, statutes and regulations concerning the provision of emergency medical services and trauma care include Chapters 18.71, 18.73, 70.168 RCW and Chapter 246-976 WAC; and

WHEREAS, the County, with approval from the voters of Skagit County and as authorized by RCW 84.52.069, collects a countywide Emergency Medical Services (EMS) levy, which is independently accounted for in the "EMS Fund"; and

WHEREAS, on July 25, 2018, the Skagit County Board of County Commissioners enacted Ordinance No. 020180008, which created a fire-based emergency medical services delivery model; and

WHEREAS, the Board of Skagit County Commissioners (BOCC) is responsible for disbursing EMS levy funds, ensuring a unified and integrated EMS system on a county-wide basis, and fulfilling administrative and oversight functions of the EMS system; and

WHEREAS, the existing EMS levy expires on December 31, 2024, and the voters of Skagit County have approved a replacement EMS levy that begins on January 1, 2025 and expires on December 31, 2030; and

WHEREAS, the Cities each represent that they currently operate municipal fire departments with qualified and experienced operational personnel through which they currently provide both basic life support (BLS) and advanced life support (ALS) level responses and transports; and

WHEREAS, Aero Skagit operates as a nonprofit corporation for the provision of both basic life support (BLS) and advanced life support (ALS) responses and transports in the East portion of Skagit County; and

WHEREAS, changing demographics in the County, along with a desire for greater utilization of tiered response, has resulted in changes in the nature of service delivery, expectations for service, and capacity of various agencies to deliver service, all of which have driven the need to reconstruct the contractual relationship with Parties through an updated, sustainable model of still-unified EMS system to deliver emergency medical services through the cities and the unincorporated areas of the County; and

WHEREAS, this Agreement will replace and supersede the previous Interlocal Agreement for EMS services; and

WHEREAS, the Parties to this Agreement are willing to work cooperatively to deliver seamless, countywide EMS services with funding from the EMS levy as outlined in this Agreement. EMS revenues are not intended to supplant current fire department funding; however, this model creates certainty, consistency, and economy of scale in the provision of Emergency Medical Services.

THEREFORE, in consideration of the terms, conditions, covenants, and obligations contained herein, the Parties mutually agree as follows:

AGREEMENT

1. **PURPOSE:** The purpose of this Agreement is to continue a unified system of delivery of both BLS and ALS emergency medical services and transport throughout Skagit County to be performed by Providers pursuant to Exhibit A, " Scope of Work" and as otherwise specified in this Agreement.
2. **TERM OF AGREEMENT:** The term of this Agreement shall commence January 1, 2025 and shall continue until December 31, 2030.
3. **MANNER OF FINANCING:** Providers shall be compensated as detailed in "Exhibit C, Compensation".
4. **DEFENSE & INDEMNITY AGREEMENT:** To the extent of its comparative liability, each Party agrees to indemnify, defend and hold the other party, its elected and appointed officials, employees, agents and volunteers, harmless from and against any and all claims, damages, losses and expenses, including but not limited to court costs, attorney's fees and alternative dispute resolution costs, for any personal injury, for any bodily injury, sickness, disease or death and for any damage to or destruction of any property (including the loss of use resulting therefrom) which are alleged or proven to be caused by an act or omission, negligent or otherwise, of its elected and appointed officials, employees, agents or volunteers.

In the event of any concurrent act or omission of the Parties, each Party shall pay its proportionate share of any damages awarded. The Parties agree to maintain a consolidated defense to claims made against them and reserve all indemnity claims against each other until after liability to the claimant and damages, if any, are adjudicated. If any claim is resolved by voluntary settlement and the Parties cannot agree upon the apportionment of damages and defense costs, they shall submit apportionment to binding arbitration.

Parties to this Agreement are fully responsible for any liability related to subcontracting the work in this Agreement. Any indemnification agreed to between a primary party to this Agreement and their subcontractor does not supersede nor negate the indemnification in this Agreement.

The Parties agree all indemnity obligations shall survive the completion, expiration or termination of this Agreement.

5. **TERMINATION:** This Agreement may be terminated prior to the expiration of the Agreement Term for the following listed reasons. Termination of a Provider shall not invalidate this Agreement in regard to the other non- terminating Providers.

5.1 Termination for Public Convenience: Any Party may terminate this Agreement for public convenience by giving 18 months' notice in writing either personally delivered or mailed

postage- prepaid by certified mail, return receipt requested, to the party' s last known address for the purposes of giving notice under this paragraph.

5.2 Termination for Default: Subject to paragraphs 6, 7 & 8 of this Agreement, County may terminate this Agreement if Provider fails to perform or adhere to the requirements detailed in this Agreement. Providers may terminate this Agreement due to default of the County

5.3 Immediate Termination: The County may immediately terminate this Agreement in regard to any Provider that is unable to perform the required services for any of the below listed reasons. If the County elects to invoke immediate termination the Agreement shall be deemed terminated upon notice of such to Provider.

5.3.1 Provider not having a valid Advanced Life Support level trauma-verified ambulance service license issued by the Washington State Department of Health

5.3.2 Inability to bill Medicare

6. **DILIGENT ENDEAVORS**

The undersigned Parties hereby enter a mutual covenant, undertaking to conduct all interactions with one another in a manner consistent with good faith principles. The Parties commit to undertaking all reasonable efforts to expeditiously and amicably resolve any disputes that may arise, with a view to fostering a mutually advantageous and enduring collaborative partnership.

7. **EMS STANDARDS**

It is further agreed by all Providers hereto that they shall abide by the applicable standards and requirements of the Washington State Department of Health (hereinafter referred to as "DOH"), as set forth in Chapter 246-976 WAC regarding Emergency Medical Services and Trauma Care Systems, and all policies and protocols established by the DOH appointed EMS Physician Medical Program Director (hereinafter referred to as "MPD") in accordance with Chapter 246-976-920 WAC "Medical program director."

8. **VENUE AND DISPUTE RESOLUTION:**

This paragraph establishes the sole and exclusive remedy for disputes arising under this Agreement, except as otherwise set forth in paragraphs 6 & 7. Both in the event of any dispute arising under this Agreement and prior to any termination for cause, except immediate termination as set forth in paragraph 5. 3, the Parties shall, as a material condition precedent to any suit or termination for cause under this Agreement, provide formal written notice of the dispute to the other party, and engage in formal mediation using a mutually agreed upon mediator. If the Parties are unable to agree on a mediator within fifteen (15) days of written notice, any party may bring suit in Snohomish County Superior Court for the sole purpose of seeking appointment of a mediator. If the Parties are unable to resolve their differences within thirty (30) days after mediation: (1) venue and jurisdiction for any action arising under this Agreement shall lie in the Courts of Snohomish County, Washington, and (2) a termination for cause may be imposed. In the event of any dispute arising under this Agreement, each Party shall be responsible for its own attorney fees, costs, expert witness fees, and all other costs related to the dispute. The Parties shall divide mediation costs evenly. This Agreement shall be governed by the laws of the State of Washington.

9. **SUBCONTRACTING:**

Provider may subcontract all or a portion of the services. Provider must give County 60 days advance written notice of its intent to subcontract which shall include the name (s) of such subcontractor (s). Provider shall require that their subcontractors be bound by same terms and conditions contained in this Agreement including insurance and indemnification requirements. Provider subcontractors must be part of the County dispatch system have all required licenses and training required under state and MPD protocols and must be under MPD authority. If

Provider subcontracts all or a portion of the services pursuant to this Agreement to a non- public entity, Providers subcontractors must name the County as an additional insured on all required policies (unless specifically waived in writing by Skagit County' s Risk Manager) and must be bound by the applicable Exhibit E1 Insurance (Public Agencies that are full members of a governmental risk pool or Exhibit E2 Insurance (Nonpublic agencies or providers that are not full members of a governmental risk pool). The mutual aid agreements and automatic aid agreements between and among the Parties in effect prior to January 1, 2025 are not subject to this paragraph and shall not constitute default of this Agreement.

10. **CONSENT TO ALLOW PROVIDERS TO OPERATE AMBULANCE SERVICES IN OTHER PROVIDERS BOUNDARIES:** By signing this Agreement, Providers agree to allow the other Providers (and their subcontractors) to operate ambulance services in their boundaries.
11. **INSURANCE:** Providers agree to be bound by the insurance requirements set forth in the applicable Exhibit E1 Insurance (Public Agencies that are full members of a governmental risk pool) or Exhibit E2 Insurance (Nonpublic agencies or providers that are not full members of a governmental risk pool).
12. **LOCAL EMS & TRAUMA CARE COUNCIL ADVISORY BOARD & NORTH REGION EMS & TRAUMA CARE COUNCIL:** Providers are encouraged, but not required, to participate in the Skagit County EMS & Trauma Care Council Advisory Board and the North Region EMS & Trauma Care Council, subject to the membership requirements of their respective bylaws.
13. **INDEPENDENT CONTRACTOR:** The Provider' s services shall be furnished by the Provider as an independent Provider and nothing herein contained shall be construed to create a relationship of employer-employee or master-servant, but all payments made hereunder, and all services performed shall be made and performed pursuant to this Agreement by the Provider as an independent contractor.
14. **NO GUARANTEE OF EMPLOYMENT:** The performance of all or part of this contract by the Provider shall not operate to vest any employment rights whatsoever and shall not be deemed to guarantee any employment of the Provider or any employee of the Provider or any subcontractor or any employee of any subcontractor by the County at the present time or in the future.
15. **PROVIDER ACKNOWLEDGMENT:** The Provider acknowledges that the entire compensation for this Agreement is specified in Exhibit "C" and the Provider is not entitled to any county benefits including, but not limited to: vacation pay, holiday pay, sick leave pay, medical, dental, or other insurance benefits, or any other rights or privileges afforded to Skagit County employees.
16. **RIGHT TO REVIEW:** The County or its designee shall have the right to review and monitor the financial and service components of this Agreement. Such review shall occur with three days' notice; (absent cause) and may include, but is not limited to, onsite inspection by County agents or employees during Provider' s normal business hours, inspection of all records or other materials which the County deems pertinent to the Agreement and its performance, and any and all communications with or evaluation by service recipients under this Agreement. County will conduct such review or execute necessary agreements as needed in order for such review to be HIPAA- compliant. Provider shall preserve and maintain all financial records and records relating to the performance of work under this Agreement pursuant to the Washington State record retention schedule, and shall make them available for such review, within Skagit County, State of Washington, upon request.
17. **CHANGES, MODIFICATIONS, AMENDMENTS AND WAIVERS:** The Agreement may be changed, modified, amended or waived only by written agreement executed by the Parties.

Waiver or breach of any term or condition of this Agreement shall not be considered a waiver of any prior or subsequent breach.

18. **SEVERABILITY:** In the event any term or condition of this Agreement or application thereof to any person or circumstances is held invalid, such invalidity shall not affect other terms, conditions or applications of this Agreement which can be given effect without the invalid term, condition, or application. To this end, the terms and conditions of this Agreement are declared severable.
19. **ENTIRE AGREEMENT:** This Agreement contains all the terms and conditions agreed upon by the Parties. All items incorporated herein by reference are attached. No other understandings, oral or otherwise, regarding the subject matter of this Agreement shall be deemed to exist or to bind any of the Parties hereto.
20. **NO PARTNERSHIP OR JOINT VENTURE:** No partnership and/ or joint venture exists between the Parties, and no partnership and/ or joint venture is created by and between the Parties by virtue of this Agreement. No agent, employee, contractor, subcontractor, consultant, volunteer, or other representative of the Parties shall be deemed an agent, employee, contractor, subcontractor, consultant, volunteer, or other representative of the other party.
21. **NO THIRD- PARTY BENEFICIARIES:** This Agreement is not intended to nor does it create any third- party beneficiary or other rights in any third person or party, including, but not limited to, property owners and/ or residents located at or in the vicinity of the services provided, or any agent, provider, subcontractor, consultant, volunteer, or other representative of either party. Response times set forth in this Agreement or later agreed among the Parties are targets and do not constitute an admission or representation that any response time constitutes an ordinary standard of care for the community. Response times set forth in this Agreement or later agreed shall not constitute nor is intended to create a special relationship or duty to any persons or class of persons.
22. **NEUTRAL AUTHORSHIP:** Each of the terms of and provisions of this Agreement have been reviewed and negotiated and represents the combined work product of the Parties hereto. No presumption or other rules of construction which would interpret the provisions of the Agreement in favor of or against the Party preparing the same shall be applicable in connection with the construction of interpretation of any of the provisions of this Agreement. The Parties represent that they have had a full and fair opportunity to seek legal advice with respect to the terms of this Agreement and have either done so or have voluntarily chosen not to do so. The Parties represent and warrant that they have fully read this Agreement, that they understand its meaning and effect, and that they enter into this Agreement with full knowledge of its terms. The Parties have entered into this Agreement without duress or undue influence.
23. **SURVIVAL:** The provisions of paragraphs 3, 4, 13, 16, 20, and 21 shall survive, notwithstanding the termination or invalidity of this Agreement for any reason.
24. **COUNTERPARTS:** This Agreement may be executed in counterparts by the Parties.

DATED this ____ day of _____, 2024.

**BOARD OF COUNTY COMMISSIONERS
SKAGIT COUNTY, WASHINGTON**

Peter Browning, Chair

Lisa Janicki, Commissioner

Ron Wesen, Commissioner

Attest:

Clerk of the Board

For contracts under \$5,000:
Authorization per Resolution R20030146

County Administrator

Recommended:

Department Head

Approved as to form:

Civil Deputy Prosecuting Attorney

Approved as to indemnification:

Risk Manager

Approved as to budget:

Budget & Finance Director

DATED this _____.

APPROVED:

CITY OF ANACORTES, WASHINGTON

Mayor

Approved as to form:

Attest:

City Attorney

City Clerk

CONTRACTOR

(Aero Skagit Emergency Services)

Board President

Date

Print Name of Signatory

Mailing Address:

P.O. Box 705
Concrete, WA 98237

Telephone No. (360) 853-8831
Fed. Tax ID # 91-1200257
Contractor Lic. # 600 087 833

DATED this _____ day of _____, 2024.

APPROVED:

CITY OF MOUNT VERNON, WASHINGTON

Mayor

Approved as to form:

Attest:

City Attorney

City Clerk

DATED this _____ day of _____, 2024.

APPROVED:

CITY OF SEDRO-WOOLLEY, WASHINGTON

Mayor

Approved as to form:

Attest:

City Attorney

City Clerk

DATED this _____ day of _____, 2024.

APPROVED:

CITY OF BURLINGTON, WASHINGTON

Mayor

Approved as to form:

Attest:

City Attorney

City Clerk

EXHIBIT A: SCOPE OF WORK

Providers shall provide trauma-verified ambulance services on a twenty-four (24) hours per day, (7) days per week basis, with appropriate personnel, ambulances, and equipment in accordance with WAC Chapter 246-976, North Region EMS & Trauma Care Patient Care Procedures, and other applicable laws, regulations, ordinances, and established policies of the Skagit County Medical Program Director when authorized by state law.

A. Definitions:

- a. **“ALS”** is Advanced Life Support
- b. **“BLS”** is Basic Life Support
- c. **“Call”** is defined as a unique call ID assigned by Skagit 911. If the Provider with more than one unit, it will be counted as only one call.
- d. **“CQIP”** is Coordinated Quality Improvement Plan
- e. **“DOH”** is Department of Health
- f. **“EMS”** is Emergency Medical Services
- g. **“Enroute Time”** is defined as the time the responding personnel are on board their assigned apparatus and driving to the incident.
- h. **“Geographic Service Area”** is defined as the Provider’s combined primary and secondary response areas as shown in Exhibit D.
- i. **“In-service unit”** is defined as a unit that is appropriately staffed and equipped and is available for immediate dispatch and response.
- j. **“Medical Program Director”** or **“MPD”** is a physician recognized to be knowledgeable in the county’s administration and management of pre-hospital emergency medical care and services and functions under RCW 18.73.212 and WAC 246-976-920 as appointed by the Washington State Department of Health.
- k. **“Patient”** is defined as a person who has been encountered by an EMS professional and potentially requires a medical evaluation. This includes determination of death, an auto accident, lift assist, ground level fall, etc.
- l. **“Recommended Unit Dispatch”** is a module within the CAD system that prioritizes which unit to dispatch to an incident based on established parameters including but not limited to the real-time GPS location of the unit to the location of the call.
- m. **“Response Time”** is defined as the time interval between the activation of pagers/station alerting devices of the assigned unit to when the unit arrives at the scene (“Tone Time” to “Arrived”).
- n. **“Rural Response Areas”** are defined as an unincorporated or incorporated area with a total population of less than ten thousand (10,000) people, or with a population density of less than one thousand (1,000) people per square mile.
- o. **“Suburban Response Areas”** are defined as incorporated or unincorporated area with a population of ten thousand (10,000) to twenty-nine thousand nine hundred ninety-nine (29,999) or any area with a population density of between one thousand and two thousand people per square mile.

- p. **"Time on task"** is defined as the time from when a unit is assigned to a call until that unit is available for another response.
- q. **"Tone Time"** is defined as the time of activation of pagers/station alerting devices of the assigned unit.
- r. **"Travel Time"** is defined as the time interval between when responding personnel are on board their assigned apparatus and driving to the incident to when the unit arrives at the scene ("Enroute" to "Arrived").
- s. **"Turnout Time"** is defined as the time interval between the activation of pagers/station alerting devices to when the responding personnel are on board their assigned apparatus and driving to the incident ("Tone Time" to "Enroute").
- t. **"Unavailable in the CAD system"** is defined as when a Provider's unit is not available to be assigned to an incident.
- u. **"Urban Response Areas"** are defined as (a) an incorporated area over thirty thousand (30,000) population or (b) an incorporated or unincorporated area of at least ten thousand (10,000) population and a population density over two thousand (2,000) people per square mile.
- v. **"WEMSIS"** is Washington EMS Information System, a state EMS data repository managed by the Department of Health.
- w. **"Wilderness Response Areas"** are defined as any rural area not readily accessible by public or private maintained road.

B. Response Performance:

1. Unless all of Provider's units are unavailable in the CAD system or already assigned to a call, Providers shall respond to ALS and BLS calls they are dispatched to in accordance with mutually agreed upon recommended unit dispatch plans.
2. Parties recognize that variation in response times for each Provider are likely to occur due to variation in call volume and geography. Providers will strive to meet or exceed the following minimum agency response times for all EMS and trauma responses within their geographic services area as shown in Exhibit D:
 - a. To urban response areas: Ten (10) minutes or less, eighty (80) percent of the time;
 - b. To suburban response areas: Twenty (20) minutes or less, eighty (80) percent of the time;
 - c. To rural response areas: Forty-five (45) minutes or less, eighty (80) percent of the time;
 - d. To wilderness response areas: As soon as possible.

C. Operations

1. Provider agrees that they are responsible to meet all local, state, and federal requirements for records retention and that the County possessing copies of any records does not release the Provider from that responsibility.
2. Provider, on reasonable request, will make available to County, proof that the Provider is in compliance with any or all local, state, or federal rules and regulations or laws pertaining to operation of their agency, as it pertains to this contract.
3. Provider shall notify the County's EMS Director in writing within 3 business days when a

certified individual affiliated with their agency is disciplined for circumstances that would constitute unprofessional conduct under RCW 18.130.180 of the Uniform Disciplinary Act.

D. Patient Care Documentation

1. Providers agree to utilize a WEMSIS-compliant electronic patient care reporting system and to follow MPD-approved patient care protocols and guidelines related to patient care documentation.
2. Parties agree to work together toward continuous improvement of EMS data quality and overall optimization of the designated EMS patient care data collection system.

E. Coordinated Quality Improvement Plan (CQIP)

1. Providers will participate in the periodic review and update of an MPD Coordinated Quality Improvement Plan (CQIP) as approved by DOH.
2. Parties will work cooperatively and participate in the continuous quality improvement of emergency medical services within Skagit County.
3. Providers will strive to meet or exceed clinical performance measures and key performance indicators as outlined in the MPD CQIP.
4. County reserves the right at the MPDs discretion to require additional provider quality assurance checks. When this is required, Providers will be given a minimum of 30 days notice and training on what the additional assurance checks are and how to perform them.

F. Medical Director

1. County will contract with one or more qualified physicians appointed by the DOH to serve as the EMS physician Medical Program Director (MPD) / Physician MPD Delegate (MPDD).
2. Providers may participate in the review and periodic revision of the MPD and MPDD contract Scope of Work and to provide feedback related to EMS system clinical oversight and MPD/MPDD performance.
3. If the majority of Providers do not feel the MPD/MPDD is meeting the collective needs of the Providers, an adjustment to the MPD/MPDD contract, not to exclude compensation will be made.

G. Medical Protocols

1. Providers will participate in the review and periodic update of EMS Protocols, Patient Care Guidelines and Procedures in coordination with the MPD or his/her designee.
2. All Providers EMS-credentialed field personnel will provide medical care in accordance with the EMS Protocols, Patient Care Guidelines and Procedures established by the MPD and approved by the DOH.
3. County will provide training materials related to approved medical protocols to each Provider.
4. Any protocol change will have a minimum of sixty (60) days' notice to Providers.
 - a. Parties recognize that extenuating circumstances may occur where the expedient implementation of protocol changes is required. In such cases, as much notice as reasonably possible will be given to Providers.

- b. In all cases of protocol change, County will provide appropriate training on the protocol change(s).

H. EMS Continuing Education & Training

1. County will develop and maintain an MPD and DOH approved Ongoing Training and Evaluation Program (OTEP) for EMS continuing education for the EMR, EMT, and Paramedic certification levels.
2. WAC 246-976-161 allows for credentialed EMS personnel to complete one of two methods of continuing education for the purposes of recertification of their EMS credential. Provider will require affiliated EMS-credentialed field personnel to either (a) participate in the approved Skagit County EMS OTEP and required skills maintenance or (b) to complete the Continuing Medical Education (CME) method and required skills maintenance for each certification period.
3. County will provide, at its sole expense by use of EMS levy funds, access to a county-wide online learning management (LMS) system for the delivery of MPD-approved EMS continuing education and training material for all Provider affiliated EMS-credentialed field personnel.
 - a. Providers will notify County of any changes in Provider affiliated EMS-credentialed field personnel for the purpose of maintaining access to the county-wide LMS.

I. Credentials / Licensing

1. At all times, Provider personnel performing medical services under this Agreement shall be certified to practice in the State of Washington and Skagit County when required or allowed by law.

J. Equipment and Supplies

1. Provider is responsible to purchase and maintain all equipment, vehicles, supplies, and software needed to provide services to fulfill the contract.
2. From time to time the Medical Program Director may require through patient care protocols the implementation of new supplies and/or equipment above and beyond the minimum DOH requirements specified in WAC 246-976-300. In these instances, the initial purchase to outfit Provider(s) will be funded either directly by County for distribution to Provider(s) (includes the use of grant funding secured by County on behalf of Provider(s) such as North Region EMS & Trauma Care Council), or funded by the Provider(s) with reimbursement provided by County upon receipt of documentation of actual expenses paid by Provider(s).

K. Federal Funding and HIPAA

1. Provider is responsible for complying with all current rules and regulations associated with providing services for recipients of and being reimbursed by Medicare, Medicaid and other state and federally funded programs, and any amendment thereto.
2. Parties will comply with all applicable rules and regulations. Parties agree to adhere to any specific HIPAA protocols, including any required training related to transmitting, storing, and using HIPAA information pursuant to this Agreement.
3. Any suspected or actual violations of HIPAA rules and regulations, including a breach of PHI confidentiality, shall be reported within three business days to the other party's designated official, along with their actions to mitigate the effect of such violations.

L. Billing

1. Providers agree to bill for ambulance transport in accordance with the Ambulance Transport Fee Schedule established by Skagit County adopted Resolution #R20220001 or as subsequently amended by the Board of Skagit County Commissioners.
2. Providers agree to expend reasonable efforts to maximize allowable reimbursement for ambulance transport to offset their EMS expenses.
3. Providers will make available to County their ambulance transport reimbursement (billing and revenue collection) data upon reasonable request, for the purpose of County periodic review and, if necessary, modification of the Ambulance Transport Fee Schedule. To the extent applicable, rates and charges shall be set in compliance with RCW 35.21.766(3).

M. Emergency Communication Center User Fees

1. County will pay directly to Skagit 911 a portion of Provider communications user fees based on Exhibit B FORMULA FOR ALLOCATION OF SKAGIT 911 FINANCIAL RESPONSIBILITY or as subsequently amended.

EXHIBIT B:
FORMULA FOR ALLOCATION OF SKAGIT 911 FINANCIAL RESPONSIBILITY

FORMULA FOR ALLOCATION OF SKAGIT 911 FINANCIAL RESPONSIBILITY

Financial allocation of the SKAGIT 911 Annual Operating Budget shall be determined as set forth below:

1. A draft/preliminary Annual Operating Budget shall be calculated no later than August each year for presentation and recommendation in September to the SKAGIT 911 Board.
2. External revenues will be estimated and will include sales tax, phone tax and State E911 funding.
3. The SKAGIT 911 Board will approve a pre-determined percentage of the External revenues to be set aside and reserved for investment in the Operational Reserve, Equipment Reserve & Replacement and Capital Outlay funds.
4. All costs will be allocated via costing modules for Administrative, Law and Fire/EMS costs.
 - a. The administrative costing module will consist of all overhead, facility maintenance costs, administrative and supervisory staff, technological needs and maintenance.
 - b. The Law costing module will consist of the wages and salaries of all Law Dispatchers and support services.
 - c. The Fire/EMS costing module will consist of the wages and salaries of all Fire Dispatchers and support services.
5. Once all costs have been allocated to the cost centers, the remaining External revenues will be applied to the budget. The remaining costs will be allocated to the Law and Fire/EMS Agencies using the below allocations:
 - a. Law Agency costs will be prorated at 50% previous full year call volume and 50% previous year commissioned officers, with each agency prorated the appropriate percentage of the costing module and the Administrative costs, based on a percentage of resources used
 - b. Fire/EMS Agency costs will be prorated at 50% previous full year call volume and 50% previous year assessed value, with each agency allocated the appropriate percentage of the costing module and the Administrative costs, based on a percentage of resources used.
 - c. A pre-determined percentage of the Fire Agency calls will be paid directly to Skagit 911 by the EMS office, with the balance being billed to each Fire agency.

**EXHIBIT C:
COMPENSATION FOR 2025-2030 EMS LEVY CYCLE**

1. Skagit County has forecast a total of \$72,495,015 will be available, assuming the Board of County Commissioners approves a 1% property tax increase annually for the provision of services detailed in this Agreement. Skagit County shall pay Providers the following amounts which shall be inclusive of all supplies, equipment, labor, and any additional costs and expenditures for the provision of services pursuant to this Agreement:

- A. Aero Skagit – Annual amount, to be billed in equal monthly installments, at the end of each month, as follows:

Year	Amount
2025	\$1,412,671
2026	\$1,469,178
2027	\$1,527,945
2028	\$1,589,063
2029	\$1,652,625
2030	\$1,718,730

- B. City of Anacortes – Annual amount, to be billed in equal monthly installments, at the end of each month, as follows:

Year	Amount
2025	\$2,146,396
2026	\$2,232,252
2027	\$2,321,542
2028	\$2,414,404
2029	\$2,510,980
2030	\$2,611,419

- C. City of Burlington – Annual amount, to be billed in equal monthly installments, at the end of each month, as follows:

Year	Amount
2025	\$1,834,221
2026	\$1,907,590
2027	\$1,983,894
2028	\$2,063,250
2029	\$2,145,780
2030	\$2,231,611

- D. City of Mount Vernon – Annual amount, to be billed in equal monthly installments, at the end of each month, as follows:

Year	Amount
2025	\$3,612,531
2026	\$3,757,032
2027	\$3,907,314
2028	\$4,063,606
2029	\$4,226,150
2030	\$4,395,196

- E. City of Sedro-Woolley – Annual amount, to be billed in equal monthly installments, at the end of each month, as follows:

Year	Amount
2025	\$1,625,794
2026	\$1,690,826
2027	\$1,758,459
2028	\$1,828,797
2029	\$1,901,949
2030	\$1,978,027

2. If at any time during the term of this Agreement, there is a reduction in assessed value such that an increase of 1% of the levy above the previous year is not possible, Parties agree to a proportionate reduction of funding in the payment amounts listed above.

EXHIBIT E1:

INSURANCE

(Public Agencies who are full members of a government risk pool)

1. Agreement to provide coverage per specifications:

Prior to beginning of and throughout the duration of the Work, Providers agree to maintain full membership in a governmental risk pool in order to be compliant with the provisions of this attachment. Full membership in a government risk pool in Washington State is sufficient coverage to meet the insurance requirements of this agreement notwithstanding any other provision of this Agreement. Provided that the insurance coverage of the Pool does not exclude the providing of medical services unless such exclusion provides an exemption for emergency medical services.

2. Evidence of insurance:

Provider agrees to provide evidence of their membership in a governmental risk pool.

3. Priority of interpretation:

The requirements of this Section supersede all other sections and provisions of this Agreement to the extent that any other section or provision conflicts with or impairs the provisions of this Section.

4. Notice of cancellation/change:

Provider agrees to provide notice to County 30 days prior to cancellation of membership in a governmental risk pool or of any material alteration to their insurance coverages.

5. Primary and non-contributing:

Per the provisions of the indemnification language of this agreement Provider's insurance coverage shall be primary for claims filed against the provider only. In such cases, any insurance or coverage available to the County, its officers, officials, employees or volunteers shall be excess of Provider's insurance and shall not contribute to it.

6. Insurance "flowdown":

Provider agrees to require all subcontractors or other parties hired for this project, who are not public agencies who are full members of a governmental risk pool, to provide the insurance as outlined in Exhibit E2, unless otherwise agreed to in writing by the County. The subcontractor's general liability insurance shall all as additional insureds all parties to this Agreement using Insurance Services Office form CG 20 10 with an edition date prior to 2004. Provider agrees to obtain certificates evidencing such coverage as required in Exhibit E2.

7. Party's rights to revise requirements:

Should any party to this agreement believe that a change in types or levels of insurance coverages may be necessary the parties agree to meet and discuss the proposed changes and discuss appropriate increased compensation to offset increased Provider cost.

8. County's rights of enforcement:

In the event any party to this agreement who is a full member of a governmental risk pool ceases to be a member during the duration of this agreement they shall immediately be held to the provisions in Exhibit E2.

9. Enforcement of contract provisions (non-estoppel):

Provider acknowledges and agrees that any actual or alleged failure on the part of the County to inform Provider of non-compliance with any requirement imposes no additional obligations on the County nor does it waive any rights hereunder.

10. Risk pool membership is a Condition of Payment:

Payments due to Provider under this Agreement are expressly conditioned upon the Provider's full membership in a governmental risk pool. Payment to the Provider shall be suspended in the event of a loss of membership, unless the Provider is compliant with Exhibit E2. Upon receipt of evidence of full compliance with Exhibit E2, payments not otherwise subject to withholding or set-off will be released to Provider.

11. Claim notice requirement:

Provider agrees to provide notice to County of any claim or loss against the Provider arising out of the work performed under this agreement, no more than 30 days from the time that the Provider becomes aware that claimed damages may exceed their insurance coverage limits, only for those claims in which they are solely named. County assumes no obligation or liability by such notice.

12. Additional insurance:

Provider shall also procure and maintain, at its own cost and expense, any additional kinds of insurance, which in its own judgement may be necessary for its proper protection and prosecution of the Work.

EXHIBIT E2:

INSURANCE

(Non-Public Agencies or Providers who are full members of a government risk pool)

This Exhibit, "E2: Insurance" sets forth the insurance requirements for Providers and subcontractors that are non-public agencies that do not participate as full members of a governmental risk pool.

1. Agreement to provide coverage per specifications:

Prior to the beginning of and throughout the duration of the Work, Providers agree to provide and maintain insurance in accordance with requirements set forth here. Providers acknowledge that the insurance coverage and policy limits set forth in this section constitute the minimum amount of coverage required. Any insurance proceeds in excess of the limits and coverage required in this Agreement and which is applicable to a given loss, will be available to the County.

2. Additional insured requirements:

Provider agrees to obtain endorsements for third party general liability coverage required here to include as Certificate Holder and additional insureds "Skagit County, its officials, employees and agents." Provider also agrees to require this same provision of all providers, subcontractors, agents of other Parties engaged by or on behalf of Provider in relation to this Agreement. This provision shall also apply to any excess liability policies. Public Agencies are not required to name the County as an additional insured on required policies. All non-public agency subcontractors must comply with the additional insured requirements.

3. Evidence of insurance:

Provider agrees to provide evidence of the insurance required herein, satisfactory to County, consisting of:

- a) certificate(s) of insurance evidencing all of the coverages required **and**,
- b) an additional insured endorsement to Providers general liability policy using Insurance Services Office (ISO) form CG 20 10 with an edition date prior to 2004.

If the Provider's insurer provides additional insured coverage through either the ISO "Automatic Additional Insured" endorsement or through direct incorporation in policy language, Provider must provide a copy of the automatic endorsement or a copy of the section of the policy granting such status.

Provider agrees, upon request by County, to provide complete, certified copies of any policies and/or endorsements required within 10 days of such request. Any actual or alleged failure on the part of County or any other additional insured under these requirements to obtain proof of insurance required under this Agreement in no way waives any right or remedy of County or any additional insured, in this or in any other regard.

4. Prohibition of undisclosed coverage limitations:

None of the policies required herein shall be in compliance with these requirements if they include any limiting endorsement that has not been first submitted to County and approved of in writing.

5. Priority of interpretation:

The requirements of this Section supersede all other sections and provisions of this Agreement to the extent that any other section or provision conflicts with or impairs the provisions of this Section.

6. Acceptable insurers:

All insurance policies shall be issued by an insurance company currently authorized by the Insurance Commissioner to transact business of insurance in the State of Washington, with an assigned policyholders' rating of A- (or higher) and Financial Size Category Class VII (or larger) in accordance with the latest edition of Best's Key Rating Guide, unless otherwise approved by the County's Risk Manager.

7. Notice of cancellation/change:

Provider agrees to require insurers to provide notice to County 30 days prior to cancellation of any coverage required herein or of any material alteration or non-renewal of any such coverage, other than for non-payment of premium. Provider shall assure that this provision also applies to any subcontractors, joint ventures or any other party engaged by or on behalf of Provider in relation to this Agreement. Certificate(s) are to reflect that the issuer will provide 30 days' notice to County of any cancellation of coverage.

8. Primary and non-contributing:

Provider's insurance coverage shall be primary. Any insurance or coverage available to the County, its officers, officials, employees or volunteers shall be in excess of Provider's insurance and shall not contribute to it.

9. Prohibition against self-insurance:

Self-insurance will not be considered to comply with these insurance specifications, unless otherwise agreed to in writing by the County. Any "self-insured retention" must also be declared and approved by the County. County reserves the right to require the self-insured retention to be eliminated or replaced by a deductible. Self-funding, policy fronting or other mechanisms to avoid risk transfer are not acceptable. If Provider has such a program, Provider must fully disclose such program to the County.

10. No change in scope or limits:

All coverage types and limits required are subject to approval, modification, and additional requirements by the County, as the need arises. Provider shall not make any reductions in scope of coverage (e.g. elimination of contractual liability or reduction of discovery period) that may affect County's protection without County's prior written consent.

11. Provider's waiver of subrogation:

All insurance coverage maintained or procured pursuant to this Agreement shall be endorsed to waive subrogation against County, its elected or appointed officers, agents, officials, employees and volunteers or shall specifically allow Provider or others providing insurance evidence in compliance with these specifications to waive their right of recovery prior to a loss. Provider hereby waives its own right of recovery against the County and shall require similar written express waivers and insurance clauses from each of its subcontractors.

12. Insurance "flowdown":

Provider agrees to require all subcontractors or other Parties hired for this project to provide the same insurance as required of Provider unless otherwise agreed to in writing by the County. The subcontractor's general liability insurance shall add as additional insureds all Parties to this Agreement using Insurance Services Office form CG 20 10 with an edition date prior to 2004. Provider agrees to obtain certificates evidencing such coverage as required here.

13. County's right to revise requirements:

The County reserves the right at any time during the term of the contract to change the amounts and types of insurance required by giving Provider ninety (90) days advance written notice of such change. If such change results in substantial financial impact to provider, the Parties agree to meet and discuss appropriate increased compensation to offset increased Provider cost.

14. County's rights of enforcement:

In the event any policy of insurance required under this Agreement does not comply with the specifications in this Exhibit or is canceled and not replaced, the County has the right but no the duty to exercise one of the following options: 1) obtain the insurance it deems necessary and any premium paid by the County will be promptly reimbursed by Provider or County will withhold amounts sufficient to pay premium from Provider payments, 2) the County may cancel this Agreement. If County exercises option 1 above, upon receipt of evidence of full compliance, payments not otherwise subject to withholding or set-off will be released to the Provider.

15. Enforcement of contract provisions (non-estoppel):

Provider acknowledges and agrees that any actual or alleged failure on the part of the County to inform Provider of non-compliance with any requirement imposes no additional obligations on the County nor does it waive any rights hereunder.

16. Insurance is a Condition of Payment:

Payments due to Provider under this Agreement are expressly conditioned upon the Provider's strict compliance with all insurance requirements under this Agreement. Payment to the Provider shall be suspended in the event of non-compliance, unless other resolution is agreed to by the County. Upon receipt of evidence of full compliance, payments not otherwise subject to withholding or set-off will be released to Provider.

17. Non-limitation of contract language:

Requirements of specific coverage features are not intended as limitation on other requirements or as a waiver of any coverage normally provided by any given policy. Specific reference to a coverage feature is for purposes of clarification only as it pertains to a given issue and is not intended by any party or insured to be all-inclusive.

18. Annual renewal requirement:

Provider will renew the coverage required here annually as long as Provider continues to provide any services under this or any other contract or agreement with the County. Provider shall provide proof that policies of insurance required herein expiring during the term of this Agreement have been renewed or replaced with other policies providing at least the same coverage. Proof that such coverage has been ordered shall be submitted prior to expiration. A coverage binder or letter from Provider's insurance agency to this effect is acceptable. A certificate of insurance and/or additional insured endorsement as required in these specifications applicable to the renewing or new coverage must be provided to County no less than five days prior to the expiration of the coverages. Failure to provide such evidence may result in a stop of payment to the Provider, or other resolution agreed to by the County.

19. Claim notice requirement:

Provider agrees to provide immediate notice to County of any claim or loss against Provider in excess of \$20,000 arising out of the work performed under this Agreement. County assumes no obligation or liability by such notice but has the right (but not the duty) to monitor the handling of any such claim or claims if they are likely to involve County.

20. Additional insurance:

Provider shall also procure and maintain, at its own cost and expense, any additional kinds of insurance, which in its own judgement may be necessary for its proper protection and prosecution of the Work.

Provider shall provide the following types and amounts of insurance:

☒ Commercial General Liability Insurance using ISO "Commercial General Liability" policy form CG 00 01, with an edition date prior to 2004, or the exact equivalent. Coverage for additional insured may not be limited to vicarious liability. Defense costs must be paid in addition to limits. Limits shall be no less than \$10,000,000 per occurrence and \$10,000,000 annual aggregate for all covered losses.

☒ Worker's Compensation Insurance on a state-approved policy form providing statutory benefits as required by law with employer's liability limits no less than \$1,000,000 per accident for all covered losses. *Enrollment in the state worker's comp program provides this coverage.*

☒ Business Auto Coverage on ISO Business Auto Coverage form CA 00 01 including owned, non-owned, and hired autos, or the exact equivalent. Limits shall be no less than \$5,000,000 per accident and combined single limit. If Provider or Provider's employees will use personal autos in any way on this project, Provider shall obtain evidence of personal auto liability coverage for each person.

If Excess or Umbrella Liability Insurance is used to meet limit requirements over the primary insurance as per this contract, such insurance shall provide coverage at least as broad as specified for the underlying coverages. Such policy or policies shall include as insured those covered by the underlying policies, including additional insureds. Coverage shall be "pay on behalf", with defense costs payable in addition to policy limits. There shall be no cross-liability exclusion precluding coverage for claims or suits by one insured against another. Coverage shall be applicable to County for injury to employees of Provider, subcontractors or others involved in the Work. The scope of coverage provided is subject to approval of County following receipt of proof of insurance as required herein.

PROFESSIONAL LIABILITY INSURANCE REQUIREMENTS:

In addition to the insurance requirements outlined in Exhibit E, Provider shall maintain professional liability insurance that covers the Emergency Medical Services performed in connection with this Agreement, in the minimum amount of \$10,000,000 per claim and \$10,000,000 in the aggregate.

Any policy inception date, continuity date, or retroactive date for professional liability coverage must be before the effective date of this Agreement and Provider agrees to maintain continuous coverage through a period no less than three years after completion of the services required by this Agreement.

If Excess or Umbrella Liability Insurance is used to meet limit requirements over the primary insurance, such insurance shall provide coverage at least as broad as specified for the underlying coverages. Such policy or policies shall include as insured those covered by the underlying policies, including additional insureds. Coverage shall be "pay on behalf", with defense costs payable in addition to policy limits. There shall be no cross-liability exclusion precluding coverage for claims or suits by one insured against another. The scope of coverage provided is subject to approval of County following receipt of proof of insurance as required herein.

If the Provider's General Liability policy includes coverage for professional liability, then the General Liability policy shall meet the above professional liability requirements. In such a case, the per occurrence and per claims limits must meet the minimum set forth above for each coverage type and the annual program aggregate limit must be at a minimum of \$20,000,000. The County's Risk Management Department will need to review the full policy document prior to final approval.



Skagit County Interlocal Agreement for the Provision of Emergency Medical Services

2025-2030

Mostly administrative language changes

- Added Section 6 Diligent Standards (good faith)
- Added Section 7 EMS Standards (aligns with WAC)
- Changed response time standards to align with WAC
- Removed QA procedures to a separate document
- Removed accreditation requirements
- New language to clarify required equipment funding
- Removed language specific to the first contract and dissolution of Central Valley Ambulance

COMPENSATION

2025 - \$2,146,396
2026 - \$2,232,252
2027 - \$2,321,512
2028 - \$2,414,404
2029 - \$2,510,980
2030 - \$2,611,419



Questions?



City Council Agenda Bill

Meeting Date: July 22, 2024 **Agenda Item:** 7.e.

Agenda Item Title: Contract Modification: R Avenue Long-Term Improvement Project #20-127-TRN-004

Staff Contact(s): Andrew Rheume, Logan Lee

<u>Approved for Submittal to Council by</u>	<u>Action Type</u>
Tiffany Matson	Contract Modification
Andrew Rheume	

Item Summary: City staff seeks Council consent to issue a contract modification to SRV Construction Inc. in the amount of \$385,320.55, increasing the total contract price to \$5,037,330.15, to incorporate into the contract change order directives issued during the construction of the project.

Background:

1. Reason for Contract Change: This modification incorporates 11 change orders that were issued during the construction of the project.

2. History: This project provided for infrastructure improvements along R Avenue between 34th Street and 22nd Street. Work includes installing temporary erosion control measures; removing certain existing features; clearing and grubbing of widened sidewalk areas; sawcutting and removing concrete curbs, gutters, and sidewalks, as well as asphalt pavement; installing stormwater systems for collection, conveyance, and treatment of road runoff; reconstructing road sections of R Avenue; upgrading the existing R Avenue and 30th Street intersection with a new single-lane roundabout; modifying the R Avenue median to reduce vehicle crossing points; relocating pedestrian crossings and bus shelters; installing cement concrete curbs, gutters, driveways, bike ramps, sidewalks, truck aprons, splitter islands, and ADA facilities; paving with HMA; installing Illumination, landscaping, pavement markings, and permanent signing; restoring disturbed areas; roadside cleanup; traffic control; construction and licensed surveying; and other work. The project is approximately 3,600 feet long.

3. Competitive Bidding: On August 30, 2023 the City [solicited bids](#) for the subject project and on September 21, 2023 a bid opening was conducted and 8 bids were received. SRV Construction Inc. was determined to be the lowest responsible bidder.

4.Key Terms:

- Contract is for a total of \$5,037,330.15.
- All physical construction activities shall be completed within 128 working days

Budget Impact:

Contractor	SRV Construction Inc.
Original Agreement Amount	\$4,324,831.00
Modification 01 executed 2/23/24	\$0 – time extension
Modification 02 executed 3/21/24	\$0 – time extension
Modification 03 executed 5/28/24	\$327,178.60
Current Agreement Amount	\$4,652,009.60
Change Per this Modification	\$385,320.55
Total After Modification	\$5,037,330.15
Total Sum Increase from Original Amount	16.48%
Earmarked Funds	\$5,027,164.00
BARS #	105.720.595.30.63
Budget Amendment Required?	No
Start Date	Notice to Proceed
End Date	128 working days

Previous Action: Council approved Contract [20-127-TRN-004](#) at the [10/2/2023](#) meeting.

Recommended Motion: I move that City Council authorize the Mayor to sign a modification to contract 20-127-TRN-004 with SRV Construction Inc. in the amount of \$385,320.55, increasing the total contract price to \$5,037,330.15.

Alternative Actions: N/A

Attachments (listed in order presented):

1. 20-127-TRN-004 Mod 04



Date July 22, 2024

Page 1 of 1 Page

Contract Title R Avenue Long-Term Improvement Project
Contractor SRV Construction Inc.

BACKGROUND

In accordance with Provisions 1-04.4 Changes, and 1-05.1 Control of Work as cited in Standard Specifications for Road, Bridge, and Municipal Construction, this modification provides an equitable price adjustment in consideration of changes in Work as described below under Article I. Accordingly, the contract price is increased by \$385,320.55 from \$4,652,009.60 to \$5,037,330.15, and the following changes are incorporated under this contract:

ARTICLE I. WORK. Insert the following as the third paragraph under Article 1:

“The work as described above is hereby amended per Modification 04. The Contractor will modify work to reflect changes as specified in MODIFICATION MEMOS COP#9, COP#12, COP#13E, COP#13W, COP#25, COP#28, COP#30, COP#31E, COP#31W, COP#32, and COP#40, which are hereby incorporated by reference and made a part hereof.”

ARTICLE II. PRICE. The paragraph is hereby modified to read:

“The Total Contract Price is **Five Million Thirty-Seven Thousand Three Hundred Thirty Dollars and Fifteen Cents (\$5,037,330.15)**. The Contractor’s bid schedule is incorporated by reference and attached hereto as Exhibit A. Per Modifications 03 and 04, the Contractor’s bid schedule is modified as detailed in MODIFICATION MEMOS identified in Article I, which are incorporated by reference and attached hereto.”

ARTICLE III. TIME. The first sentence is hereby modified to read:

“Unless otherwise stated in the Invitation for Bid, all physical construction activities shall be completed within 128 working days from the first working day following the Notice to Proceed.”

All other terms of the contract remain unchanged.

CITY OF ANACORTES

SRV CONSTRUCTION INC.

By _____
Matt Miller, Mayor

By _____

Date _____

Date _____

Original Agreement Amount	<u>\$4,324,831.00</u>	Original Contract Completion Date	<u>50 working days</u>
Current Agreement Amount	<u>\$4,652,009.60</u>	Current Contract Completion Date	<u>96 working days</u>
Change Per this Modification	<u>\$385,320.55</u>	Net Change	<u>32 working days</u>
Total After Modification	<u>\$5,037,330.15</u>	Contract Completion Date After Change	<u>128 working days</u>



MODIFICATION MEMO COP#9

DATE: June 17, 2024

TO: Matt Miller
Mayor

FROM: Andrew Rheaume
Director of Public Works

PW#20-127-TRN

R Avenue Long-term Improvement Project

**CONTRACT
NUMBER**

CONTRACT TITLE

CONTRACT ACTION

- | | |
|---|----------------|
| ☐ Change Order | Under \$30,000 |
| ☐ Construction – Sole Source Single Trade | Under \$5,000 |
| ☐ Construction – Sole Source – Multiple Trades | Under \$5,000 |
| ☐ Construction – Sealed Bid | Under \$30,000 |
| ☐ Construction – Small Works Roster | Under \$30,000 |
| ☐ Consultant – Architectural – Engineering Project | Under \$30,000 |
| ☐ NON-PUBLIC WORK – Sole Source | Under \$5,000 |
| ☐ NON-PUBLIC WORK – Bids | Under \$7,500 |

MODIFICATION TITLE:

This change order will incorporate a new line item for concrete street sawcutting.

SCOPE OF WORK:

All work shall conform to the WSDOT Specifications as outlined in the Contract Plans and Specifications.

**WHY MODIFICATION IS
NEEDED:**

There is concrete identified in the Geotechnical Report with an average depth of 7-inches estimated by the Engineer of Record when developing an estimate. The overall average depth turned out to be 14-inches, which requires a larger blade..

FINANCIAL IMPLICATIONS:

R Avenue Improvement Fund Account 105.720.595.30.63

\$18,066.38

A Letter of Understanding has already been provided to SRV Construction, Inc.

There will also be an additional **2.0** days added to the contract for this work.

Attachments

- ☒ Letter of Understanding, dated November 27, 2023
- ☒ New Bid Item 13B
- ☒ Vicinity map of work area
- ☒ 06-17-24 Email outlining costs since time has passed.
- ☒ _____
- ☒ _____
- ☒ _____
- ☒ _____
- ☒ _____
- ☒ _____

Review And Approval

Project Manager  Date 06-17-24

City Engineer _____ Date _____

Public Works Director _____ Date _____

Mayor _____ ☐ Approved ☐ Disapproved

Comments _____



ANACORTES PUBLIC WORKS DEPARTMENT

Steven Lange, Lead Engineering Tech

P.O. BOX 547, ANACORTES, WA 98221

E-MAIL: stevl@cityofanacortes.org

PH(360) 293-1920

Letter of Understanding

Date: November 27, 2023

To: John Snyder, Project Manager

From: Steven Lange

Subject: Cement Concrete Road Under Asphalt
(PW#20-127-TRN/Fed Aid: STPUS 6239-(002))

cc: Rob Hoxie, Kristen Hannon, John Norris

This letter is a follow to a conversation an email notification of a change of condition due to the cement concrete under the road being thicker than identified in the bore logs in the contract plans and specifications.

It is understood that the Engineer of Record used an average depth of 7-inches for calculating the sawcutting numbers and roadway removal

It is understood that the deeper depth of concrete provides the need for a larger blade and potentially a larger saw machine.

It is understood that this is a change to the contract plans, therefore the number and quantity provided will be under Change Order 9. Change Order 9 will create a new Bid Item 13B.

If you have any questions regarding this, please contact me at your earliest convenience at 360.661.3468. Please leave message.

Thank you for your attention to this.

A handwritten signature in blue ink, appearing to read "Stev Lange", with a stylized flourish at the end.

Steven Lange
Lead Engineering Tech

FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW

Date: 06-17-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (2.0)

Job Number: PW#20-127-TRN

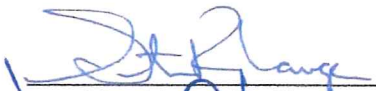
Force Account # - Change Order: #9

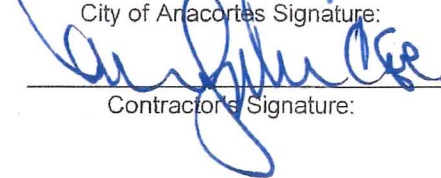
Description of Work: Additional Sawcut Depth - Change of Condition

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
New Bid Item 13B - Sawcutting Concrete Cement	1363.5	LF	\$13.25	\$ 18,066.38

Calculated by Steven Lange on June 17, 2024 using the FA Labor and Equipment Rates provided
By SRV Construction. Parts and Prices were determined by receipts. Submitted 01-08-24

Daily Report of FA Worked, dated 11-27-24.



City of Anacortes Signature:


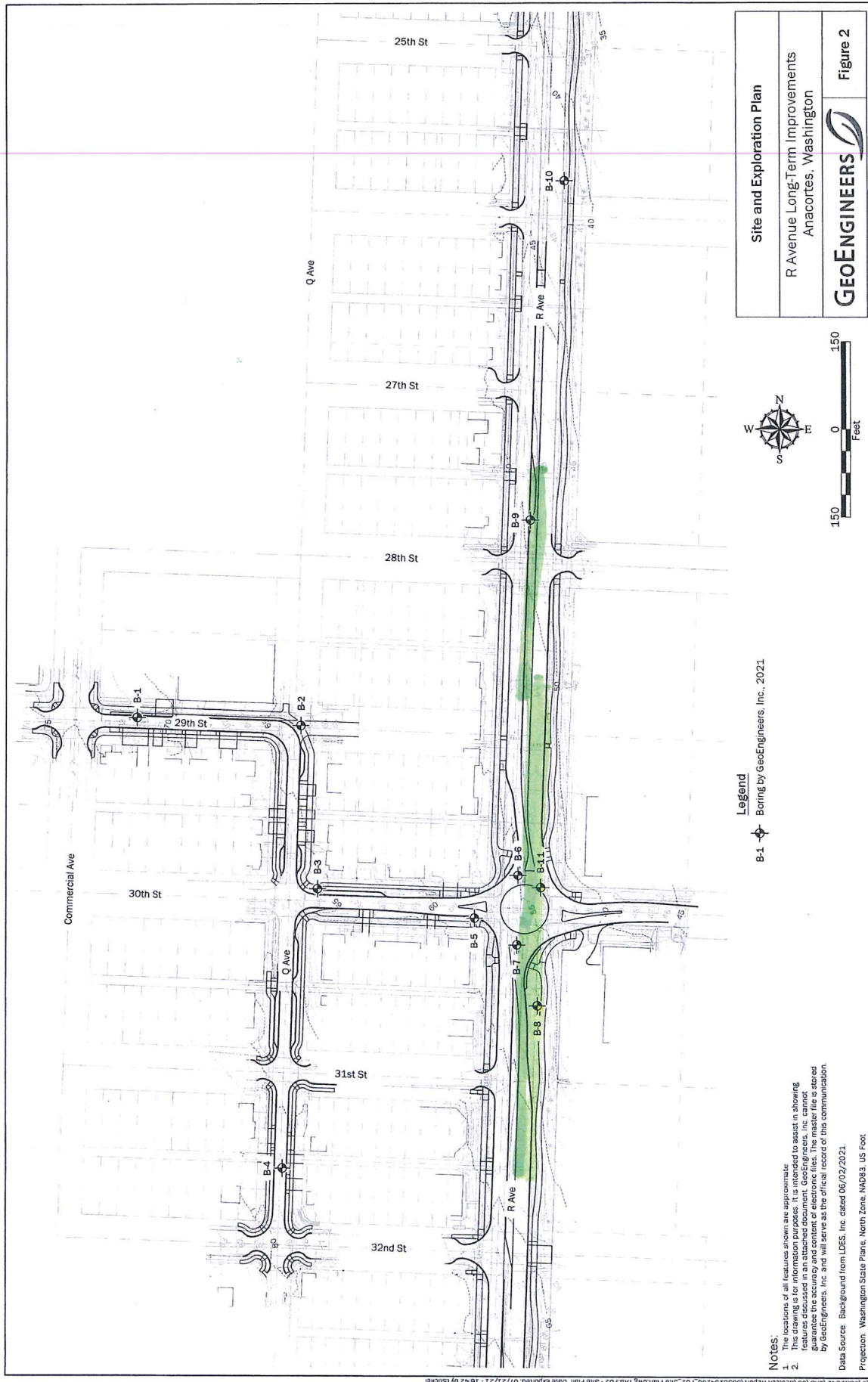
Contractor's Signature:

06.17.24

Date:
6/17/2024

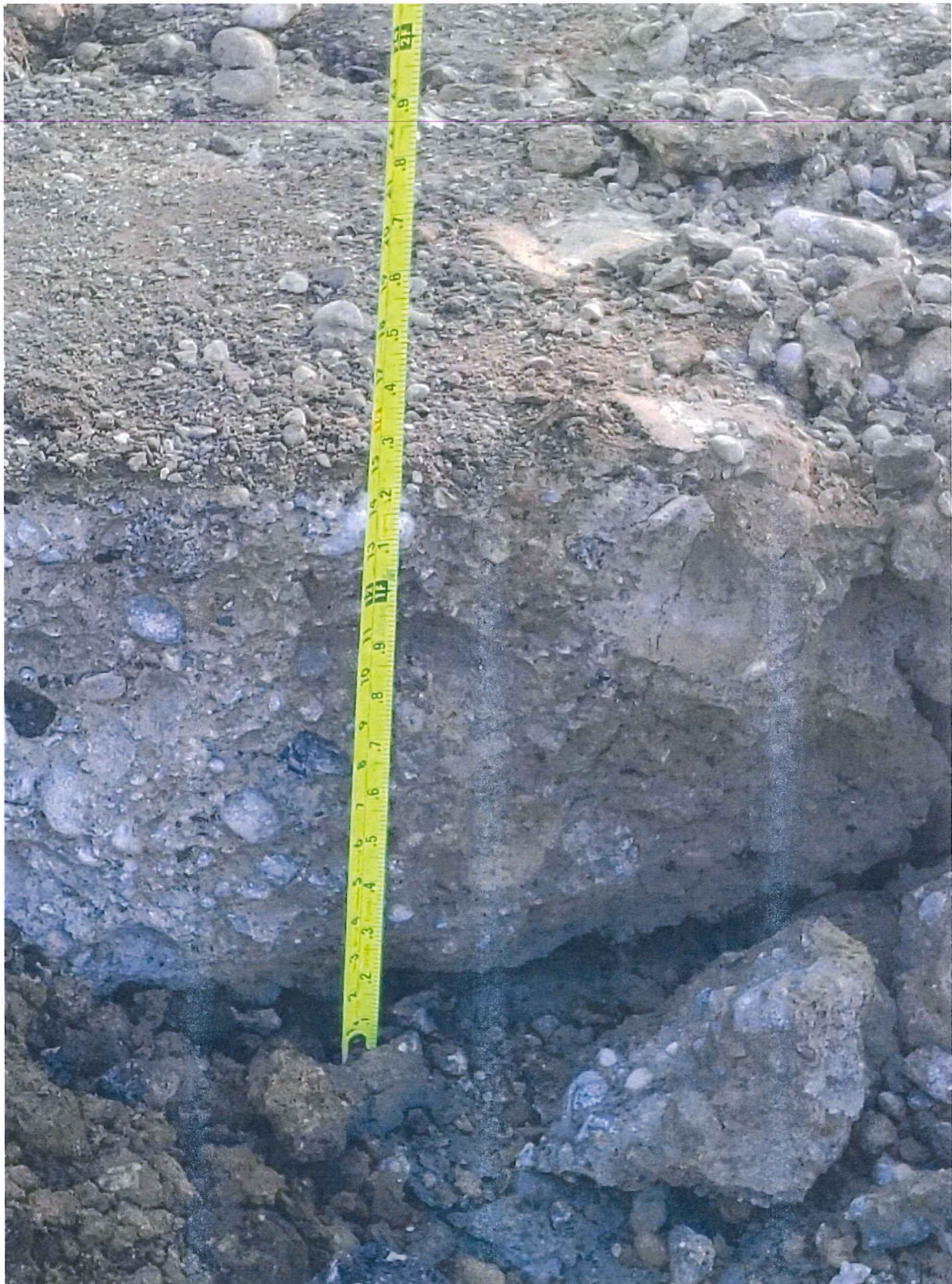
Date:

Page 1 of 1



Legend
 B-1 Boring by GeoEngineers, Inc. 2021

Notes:
 1 The locations of all features shown are approximate.
 2 This drawing is for information purposes. It is intended to assist in showing the location of features and is not to be used for construction purposes. The master file is stored by GeoEngineers, Inc. and will serve as the official record of this communication.
 Data Source: Background from LDES, Inc. dated 06/02/2021.
 Projection: Washington State Plane, North Zone, NAD83, US Foot.





Steve Lange

From: Krysta Verbarendse <krysta@srvconstruction.com>
Sent: Monday, June 17, 2024 3:13 PM
To: Steve Lange
Cc: John Snyder (john@srvconstruction.com)
Subject: RE: Change Order Status - CO #09
Attachments: RE_Bid Item 13 - Sawcutting Cement Concrete.pdf

***** This email is from outside the City of Anacortes network. Please use caution when clicking on links, opening attachments, or replying. *****

Steve,

There was 1,363.50 Lineal Feet of Additional Concrete Sawcutting performed billable at \$13.25/LF due to depths etc.

Sincerely,

06-17-24

CREATE NEW BID ITEM 13B

1363.50 x 13.25 = \$18,066.38

SRL

Krysta Verbarendse
SRV Construction, Inc.
PO Box 507
9884 Padilla Heights Road
Anacortes, WA 98221
(360) 675-7100
(360) 679-3885 fax

From: Steve Lange <stevel@cityofanacortes.org>
Sent: Monday, June 17, 2024 2:50 PM
To: Krysta Verbarendse (krysta@srvconstruction.com) <krysta@srvconstruction.com>
Subject: Change Order Status

Working on CO9.



Steven Lange
Engineering Technician
Public Works Engineering Department
Main : 360-299-1983 **Cell :** 360-661-3468
Email : stevel@cityofanacortes.org
My regular work days are: Monday – Friday



MODIFICATION MEMO ~~COP#2~~ COP#12

DATE: June 10, 2024

TO: Matt Miller
Mayor

FROM: Andrew Rheahme
Director of Public Works

PW#20-127-TRN
**CONTRACT
NUMBER**

R Avenue Long-term Improvement Project
CONTRACT TITLE

CONTRACT ACTION

☒ Change Order	Under \$30,000
☐ Construction – Sole Source Single Trade	Under \$5,000
☐ Construction – Sole Source – Multiple Trades	Under \$5,000
☐ Construction – Sealed Bid	Under \$30,000
☐ Construction – Small Works Roster	Under \$30,000
☐ Consultant – Architectural – Engineering Project	Under \$30,000
☐ NON-PUBLIC WORK – Sole Source	Under \$5,000
☐ NON-PUBLIC WORK – Bids	Under \$7,500

MODIFICATION TITLE:

This Change Order will incorporate a Training item, that is required into the contract.

SCOPE OF WORK:

All work shall conform to the WSDOT Specifications as outlined in the Contract Plans and Specifications.

WHY MODIFICATION IS NEEDED:

The project required 400 hours of training, per the funding requirement. The contract documents took into consideration the training requirements in the Specifications but did not provide a pay item in the Bid Proposal.

FINANCIAL IMPLICATIONS:

R Avenue Improvement Fund Account 105.720.595.30.63 \$4,000.00

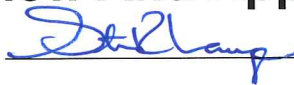
A Letter of Understanding has already been provided to SRV Construction, Inc.

There will also be an additional **0.0** days added to the contract for this work.

Attachments

- ☒ Letter of Understanding, dated November 20, 2023
- ☒ Bid Item 106
- ☒ Special Training Provisions from the Special Provisions.
- ☒ July 17, 2023 Letter from WSDOT requiring Training Hours.
- ☒ November 7, 2023 email regarding costs.
- ☒
- ☒
- ☒

Review And Approval

Project Manager	<u></u>	Date	<u>06-10-24</u>
City Engineer	_____	Date	_____
Public Works Director	_____	Date	_____
Mayor	_____	☐ Approved	☐ Disapproved
Comments	_____		

CONTRACT					
Description	Contract Quantities	Unit	Unit Price	Cost	
106 - Training (Mod #4 - CO#2)	400	HRS	\$10.00	\$	4,000.00

1 **Sanctions**

2 If it is determined that the Contractor's failure to meet all or part of the DBE COA
3 Commitment is due to the Contractor's inadequate good faith efforts throughout the
4 life of the Contract, including failure to submit timely, required Good Faith Efforts
5 information and documentation, the Contractor may be required to pay DBE penalty
6 equal to the amount of the unmet Commitment, in addition to the sanctions outlined
7 in Section 1-07.11(5).

8
9 **Payment**

10 Compensation for all costs involved with complying with the conditions of this
11 Specification and any other associated DBE requirements is included in payment for
12 the associated Contract items of Work, except otherwise provided in the
13 Specifications.

14
15 **(November 2, 2022)**

16 **Special Training Provisions**

17 **General Requirements**

18 The Contractor's equal employment opportunity, affirmative action program shall
19 include the requirements set forth below. The Contractor shall provide on-the-job
20 training aimed at developing trainees to journey-level status in the trades involved.
21 The number of training hours shall be four-hundred (400). Trainees shall not be
22 assigned less than **400** hours per individual per Contract. The Contractor may elect
23 to accomplish training as part of the work of a subcontractor, however, the Prime
24 Contractor shall retain the responsibility for complying with these Special Provisions
25 (achieving the training goal). When the Contractor's training plan includes trainees
26 for subcontractors or lower-tier subcontractors, this special provision shall be
27 included in the subcontract.

28
29 **Trainee Approval**

30 The Contractor shall make every effort to employ/enroll minority and women trainees
31 to the extent such persons are available within a reasonable recruitment area. This
32 training provision is not intended and shall not be used to discriminate against any
33 applicant for training, whether that person is a minority, woman or otherwise. A non-
34 minority male trainee or apprentice may be approved provided the following
35 requirements are met:

- 36
37 1. The Contractor is otherwise in compliance with the contract's Equal
38 Employment Opportunity (EEO) and On-the-Job Training (OJT)
39 requirements and provides documentation of the efforts taken to fill the
40 specific training position with either minorities or females
41
42 2. or, if not otherwise in compliance, furnishes evidence of his/her systematic
43 and direct recruitment efforts in regard to the position in question and in
44 promoting the enrollment and/or employment of minorities and females in
45 the craft which the proposed trainee is to be trained
46
47 3. and the Contractor has made a good faith effort towards recruiting of
48 minorities and women. As a minimum good faith efforts shall consist of the
49 following:
50
51 a. Distribution of written notices of available employment opportunities
52 with the Contractor and enrollment opportunities with its unions.

Distribution should include but not be limited to; minority and female recruitment sources, WSDOT's OJT Support Services Coordinator, and minority and female community organizations.

b. Records documenting the Contractor's efforts and the outcome of those efforts, to employ minority and female applicants and/or refer them to unions.

c. Records reflecting the Contractor's efforts in participating in developing minority and female on-the-job training opportunities, including upgrading programs and apprenticeship opportunities.

d. Distribution of written notices to unions and training programs disseminating the Contractor's EEO policy and requesting cooperation in achieving EEO and OJT obligations (and their written responses). For assistance in locating trainee candidates, the Contractor may call WSDOT's OJT Support Services Coordinator at (360) 705-7090 or email ojtssinfo@wsdot.wa.gov.

No employee shall be employed as a trainee in any classification in which the employee has successfully completed a training course leading to journey-level worker status or in which the employee has been employed as a journey-level worker. The Contractor's records shall document the methods for determining the trainee's status and findings in each case. When feasible, 25 percent of apprentices or trainees in each occupation shall be in their first year of apprenticeship or training.

For the purpose of this specification, acceptable training programs are those employing trainees/apprentices registered with the following:

1. Washington State Department of Labor & Industries — State Apprenticeship Training Council (SATC) approved apprenticeship agreement:

a. Pursuant to RCW 49.04.060, an apprenticeship agreement shall be;

- i. an individual written agreement between an employer and apprentice
- ii. a written agreement between (an employer or an association of employers) and an organization of employees describing conditions of employment for apprentices
- iii. a written statement describing conditions of employment for apprentices in a plant where there is no bona fide employee organization.

All such agreements shall conform to the basic standards and other provisions of RCW Chapter 49.04.

2. Apprentices must be registered with U.S. Department of Labor — Apprenticeship Training, Employer, and Labor Services (ATELS) approved program.

1
2 Or
3

- 4 3. Non-ATELS/SATC programs that have been submitted to the Contracting
5 Agency for approval by the FHWA for the specific project.
6

7 **Obligation to Provide Information**

8 Upon starting a new trainee, the Contractor shall furnish the trainee a copy of the
9 approved program the Contractor will follow in providing the training. Upon
10 completion of the training, the Contractor shall provide the Contracting Agency with
11 a certification showing the type and length of training satisfactorily completed by each
12 trainee.
13

14 **Training Program Approval**

15 The Training Program shall meet the following requirements:
16

- 17 1. The Training Program (DOT Form 272-049) must be submitted to the
18 Engineer for approval **prior to commencing contract work** and shall be
19 resubmitted when modifications to the program occur.
20
21 2. The minimum length and type of training for each classification will be as
22 established in the training program as approved by the Contracting Agency.
23
24 3. The Training Program shall contain the trades proposed for training, the
25 number of trainees, the hours assigned to the trade and the estimated
26 beginning work date for each trainee.
27
28 4. Unless otherwise specified, Training Programs will be approved if the
29 proposed number of training hours equals the training hours required by
30 contract and the trainees are not assigned less than 400 hours each.
31
32 5. After approval of the training program, information concerning each
33 individual trainee and good faith effort documentation shall be submitted
34 (on DOT Form 272-050).
35
36 6. Flagging programs will not be approved. Other programs that include
37 flagging training will only be approved if the flagging portion is limited to an
38 orientation of not more than 20 hours.
39
40 7. It is the intention of these provisions that training is to be provided in the
41 construction crafts rather than clerk-typists or secretarial-type positions.
42 Training is permissible in lower-level management positions such as office
43 engineers, estimators, timekeepers, etc., where the training is oriented
44 toward construction applications. Some off-site training is permissible as
45 long as the training is an integral part of an approved training program.
46
47 8. It is normally expected that a trainee will begin training on the project as
48 soon as feasible after start of work, utilizing the skill involved and remain on
49 the project as long as training opportunities exist in the work classification
50 or the trainee reaches journey-level status. It is not required that all trainees
51 be on board for the entire length of the contract. The number trained shall

1 be determined on the basis of the total number enrolled on the contract for
2 a significant period.

- 3
4 9. Wage Progressions: Trainees will be paid at least the applicable ratios or
5 wage progressions shown in the apprenticeship standards published by the
6 Washington State Department of Labor and Industries. In the event that no
7 training program has been established by the Department of Labor and
8 Industries, the trainee shall be paid in accordance with the provisions of
9 RCW 39.12.021, which reads as follows:

10
11 Apprentice workers employed upon public works projects for whom an
12 apprenticeship agreement has been registered and approved with the
13 State Apprenticeship Council pursuant to RCW 49.04, must be paid at
14 least the prevailing hourly rate for an apprentice of that trade. Any
15 worker for whom an apprenticeship agreement has not been registered
16 and approved by the State Apprenticeship Council shall be considered
17 to be a fully qualified journey-level worker, and, therefore, shall be paid
18 at the prevailing hourly rate for journey-level worker.

19
20 **Compliance**

21 In the event that the Contractor is unable to accomplish the required training hours
22 but can demonstrate a good faith effort to meet the requirements as specified, then
23 the Contracting Agency will adjust the training goals accordingly.

24
25 **Noncompliance and Sanctions**

26 When a contractor violates EEO provisions of the contract, the Contracting Agency
27 may impose damages in accordance with WSDOT's Equal Opportunity Compliance
28 Program and the FHWA 1273. These damages consist of additional administrative
29 costs including, but not limited to, the inspection, supervision, engineering,
30 compliance, and legal staff time and expenses necessary for investigating, reporting,
31 and correcting violations, as well as loss of federal funding, if any. Damages
32 attributable to a contractor's violations of the EEO provisions may be deducted from
33 progress payments due the Contractor. Before any money is withheld, the Contractor
34 will be provided with a notice of the basis of the violations, the amount to be withheld
35 and provided an opportunity to respond. The monetary value of the sanction will be
36 calculated on a case-by-case basis and based on the damages incurred by the
37 Contracting Agency.

38
39 The Contracting Agency's decision to recover damages for an EEO violation does
40 not limit its ability to suspend or revoke the contractor's pre-qualification status or
41 seek other remedies as allowed by federal or state law. In appropriate circumstances,
42 the Contracting Agency may also refer the Contractor to other state or federal
43 authorities for additional sanctions.

44
45 **Requirements for Non ATELS/SATC Approved Training Programs**

46 Contractors who are not affiliated with a program approved by ATELS or SATC may
47 have their training program approved (by FHWA) provided that the program is
48 submitted for approval on DOT Form 272-049, and the following standards are
49 addressed and incorporated in the Contractor's program:

- 50
51 1. The program establishes minimum qualifications for persons entering the
52 training program.

2. The program shall outline the work processes in which the trainee will receive supervised work experience and training on-the-job and the allocation of the approximate time to be spent in each major process. The program shall include the method for recording and reporting the training completed shall be stated.
3. The program shall include a numeric ratio of trainees to journey-level worker consistent with proper supervision, training, safety, and continuity of employment. The ratio language shall be specific and clear as to application in terms of job site and workforce during normal operations (normally considered to fall between 1:10 and 1:4).
4. The terms of training shall be stated in hours. The number of hours required for completion to journey-level worker status shall be comparable to the apprenticeship hours established for that craft by the SATC. The following are examples of programs that are currently approved:

CRAFT	HOURS
Laborer	4,000
Ironworker	6,000
Carpenter	5,200-8,000
Construction Electrician	8,000
Operating Engineer	6,000-8,000
Cement Mason	5,400
Teamster	2,100
5. The method to be used for recording and reporting the training completed shall be stated.

Measurement

The Contractor may request that the total number of "training" hours for the contract be increased subject to approval by the Contracting Agency. This reimbursement will be made even though the Contractor receives additional training program funds from other sources, provided such other sources do not prohibit other reimbursement. Reimbursement to the Contractor for off-site training as indicated previously may only be made when the Contractor does one or more of the following and the trainees are concurrently employed on a Federal-aid project:

1. contributes to the cost of the training,
2. provides the instruction to the trainee,
3. pays the trainee's wages during the off- site training period.

Reimbursement will be made upon receipt of a certified invoice that shows the related payroll number, the name of trainee, total hours trained under the program, previously paid hours under the contract, hours due this estimate, and dollar amount due this estimate. The certified invoice shall show a statement indicating the Contractor's effort to enroll minorities and women when a new enrollment occurs. If a trainee is participating in a SATC/ATELS approved apprenticeship program, a copy of the certificate showing apprenticeship registration must accompany the first

1 invoice on which the individual appears. Reimbursement for training occurring prior
2 to approval of the training program will be allowed if the Contractor verbally notifies
3 the Engineer of this occurrence at the time the apprentice/trainee commences work.
4 A trainee/apprentice, regardless of craft, must have worked on the contract for at
5 least 20 hours to be eligible for reimbursement.

6
7 Training hours that are not in compliance with the approved training plan will not be
8 measured.

9
10 **Payment**

11 The Contractor will be reimbursed under the item "Training" per hour for each hour
12 of approved training provided under the Contract.

13
14 **Federal Agency Inspection**

15
16 Section 1-07.12 is supplemented with the following:

17
18 **(July 25, 2022)**

19 ***Required Federal Aid Provisions***

20 The Required Contract Provisions Federal Aid Construction Contracts (FHWA 1273)
21 Revised July 5, 2022 and the amendments thereto supersede any conflicting provisions
22 of the Standard Specifications and are made a part of this Contract; provided, however,
23 that if any of the provisions of FHWA 1273, as amended, are less restrictive than
24 Washington State Law, then the Washington State Law shall prevail.

25
26 The provisions of FHWA 1273, as amended, included in this Contract require that the
27 Contractor insert the FHWA 1273 and amendments thereto in each subcontract, together
28 with the wage rates which are part of the FHWA 1273, as amended. Also, a clause shall
29 be included in each subcontract requiring the subcontractors to insert the FHWA 1273
30 and amendments thereto in any lower tier subcontracts, together with the wage rates.
31 The Contractor shall also ensure that this section, REQUIRED FEDERAL AID
32 PROVISIONS, is inserted in each subcontract for subcontractors and lower tier
33 subcontractors. For this purpose, upon request to the Engineer, the Contractor will be
34 provided with extra copies of the FHWA 1273, the amendments thereto, the applicable
35 wage rates, and this Special Provision.

36
37 **1-07.15 Temporary Water Pollution/Erosion Control**

38 **(*****)**

39
40 Supplement this Section with the following:

41
42 Erosion Control shall include but not be limited to preventing storm water which has come
43 in contact with disturbed or excavated areas from entering the storm drainage system.
44 The Contractor will not allow flow from existing ditches or ground water to come in contact
45 with disturbed or excavated areas. The Contractor shall be required to take any means
46 necessary to prevent, control and stop water pollution or erosion within the project limits.

47
48
49 **Protection and Restoration of Property**



**Washington State
Department of Transportation**

Transportation Building
310 Maple Park Avenue S.E.
P.O. Box 47300
Olympia, WA 98504-7300
360-705-7000
TTY: 1-800-833-6388
www.wsdot.wa.gov

July 17, 2023

Mr. Tim Hohmann, PE
Interim Public Works Director & Lead Engineer
City of Anacortes
PO Box 547
Anacortes, Washington 98221-0547

**City of Anacortes
R Avenue Improvements
HIPUS-STPUS-6239(002)
DBE Goal & Training Hours**

Dear Mr. Hohmann:

The WSDOT Disadvantaged Business Enterprise (DBE) program, approved by FHWA, requires the evaluation of each local agency project to determine the feasibility of including DBE goals (See chapter 26 of the Local Agency Guidelines (LAG) manual).

This office applied the criteria and established an **Eleven percent mandatory** DBE goal for this project. This evaluation of the DBE goal will remain in effect for 180 days from the date of this letter. If the project advertisement date exceeds the 180 days or the cost estimate changes more than twenty percent, the reevaluation of the DBE goal is required. The following specifications must be included in your contract:

**APWA GSP 1-02.9 Option A, B, or C
APWA GSP 1-07.11, Option B
WSDOT GSP 1-07.11.OPT4**

In addition, a training goal of **400 hours** were established for this project.

Please note that failure to receive concurrence to award from Local Programs in accordance with the LAG manual will result in loss of federal participation.

If you have any questions about the goal set, please feel free to contact Nina Jones at 360.947.6788, or by email at jonesni@wsdot.wa.gov.

Sincerely,

Michele L. Britton
Asst. State Local Programs Engineer
Local Programs

MLB:jd:ml

cc: Mehrdad Moini, Northwest Region Local Programs Engineer, MS NB82-121

Steve Lange

From: John Snyder <john@srvconstruction.com>
Sent: Tuesday, November 7, 2023 12:25 PM
To: Steve Lange; Jim Jauron; Shane Hamilton; Steve Verbarendse
(steve@srvconstruction.com)
Cc: Robert Hoxie; Kristen Hannon; John Norris; Krysta Verbarendse
Subject: RE: R Avenue - Letter of Understanding - Training Requirements

***** This email is from outside the City of Anacortes network. Please use caution when clicking on links, opening attachments, or replying. *****

Steve,

The cost associated with this Change Order #2 Training is \$10 per hr.

Please let me know if you need anything else.

Thanks

John Snyder

Estimator / Project Manager
SRV Construction, Inc.
(360) 675-7100
(360) 679-3885 Fax

From: Steve Lange <stevel@cityofanacortes.org>
Sent: Monday, November 6, 2023 11:09 AM
To: John Snyder <john@srvconstruction.com>; 'Jim Jauron' <jim@srvconstruction.com>; Shane Hamilton <shane@srvconstruction.com>; Steve Verbarendse (steve@srvconstruction.com) <steve@srvconstruction.com>
Cc: Robert Hoxie <robh@cityofanacortes.org>; Kristen Hannon <kristenh@cityofanacortes.org>; John Norris <johnn@cityofanacortes.org>
Subject: R Avenue - Letter of Understanding - Training Requirements

For your use and record.

Steven Lange
Lead Engineering Tech

Standard Item Number	Unit Of Measure	Item Description	Job Number	Contract Number	AD Date	Planned Quantity	Low Bid	Second Bid	Third Bid
STATE AVERAGE LOW BID is \$741.63									
NWR	HR	TRAINING	22A003	000413	12/12/2022	2,000.00	\$50.00	\$40.00	\$70.00
7400	HR	TRAINING	23A003	XE3435	5/1/2023	800.00	\$55.00	\$55.00	\$0.00
NWR AVERAGE LOW BID is \$51.43									
STATE AVERAGE LOW BID is \$35.06									
NCR	HR	TRAINING	24E001	XE3452	7/3/2023	400.00	\$57.50	\$10.00	\$75.00
7400	HR	TRAINING							
NCR AVERAGE LOW BID is \$57.50									
STATE AVERAGE LOW BID is \$35.06									
OR									
7400	HR	TRAINING	21C509	000441	1/30/2023	400.00	\$2.00	\$5.00	\$5.00
OR AVERAGE LOW BID is \$2.00									
STATE AVERAGE LOW BID is \$35.06									
SWR									
7400	HR	TRAINING	22X333	XE3430	5/8/2023	400.00	\$20.00	\$1.00	\$0.00
SWR AVERAGE LOW BID is \$20.00									
STATE AVERAGE LOW BID is \$35.06									
SCR									
7400	HR	TRAINING	22Y025	000445	2/1/2023	800.00	\$1.00	\$15.00	\$30.00
7400	HR	TRAINING	22Y024	XE3415	3/27/2023	400.00	\$5.00	\$10.00	\$1.00
7400	HR	TRAINING	23Y008	XE3454	5/1/2023	1,200.00	\$50.00	\$50.00	\$50.00
7400	HR	TRAINING	23Y001	XE3447	5/30/2023	1,200.00	\$12.00	\$3.00	\$1.00
SCR AVERAGE LOW BID is \$24.78									
STATE AVERAGE LOW BID is \$35.06									



MODIFICATION MEMO COP#13E

DATE: April 30, 2024

TO: Matt Miller
Mayor

FROM: Andrew Rheaume
Director of Public Works

PW#20-127-TRN

R Avenue Long-term Improvement Project

**CONTRACT
NUMBER**

CONTRACT TITLE

CONTRACT ACTION

- | | |
|---|----------------|
| ☒ Change Order | Under \$30,000 |
| ☐ Construction – Sole Source Single Trade | Under \$5,000 |
| ☐ Construction – Sole Source – Multiple Trades | Under \$5,000 |
| ☐ Construction – Sealed Bid | Under \$30,000 |
| ☐ Construction – Small Works Roster | Under \$30,000 |
| ☐ Consultant – Architectural – Engineering Project | Under \$30,000 |
| ☐ NON-PUBLIC WORK – Sole Source | Under \$5,000 |
| ☐ NON-PUBLIC WORK – Bids | Under \$7,500 |

MODIFICATION TITLE:

This Change Order will allow payment for the additional time to construct the redesigned storm line in 30th Street, between existing Manhole and the Cleanout, turned Type 2 storm manhole.

SCOPE OF WORK:

All work shall conform to the WSDOT Specifications as outlined in the Contract Plans and Specifications.

WHY MODIFICATION IS NEEDED:

In the field, the utility locates identified more utilities than what was shown on the civil plans.

Even though design locates were done for the design, not all were located as required. The additional utilities were potholed, elevations provided for each.

The Engineer of Record was able to lower the entire design to get under the utilities. The depth of the new design, was such that a Type 2 manhole was required.

FINANCIAL IMPLICATIONS:

R Avenue Improvement Fund Account 105.720.595.30.63

\$35,068.63

A Letter of Understanding has already been provided to SRV Construction, Inc.

There will also be an additional 3.5 days added to the contract for this work.

Attachments

- ☒ Letter of Understanding, dated November 27, 2023
- ☒ Project Photos, No date.
- ☒ Sheet SP3 identifying the location of installation
- ☒ Force Account Breakout Sheets 5093 with City FA worksheet
- ☒ Force Account Breakout Sheets 5092 with City FA worksheet
- ☒ Force Account Breakout Sheets 5089 with City FA worksheet
- ☒ Force Account Breakout Sheets 5159 with City FA worksheet
- ☒

Review And Approval

Project Manager  Date _____

City Engineer _____ Date _____

Public Works Director _____ Date _____

Mayor _____ ☐ Approved ☐ Disapproved

Comments _____



ANACORTES PUBLIC WORKS DEPARTMENT

Steven Lange, Lead Engineering Tech

P.O. BOX 547, ANACORTES, WA 98221

E-MAIL: stevell@cityofanacortes.org

PH(360) 293-1920

Letter of Understanding

Date: November 27, 2023

To: John Snyder, Project Manager

From: Steven Lange

Subject: New Type 2 – 48" SD Manhole @ Sta 77+10
(PW#20-127-TRN/Fed Aid: STPUS 6239-(002))

cc: Rob Hoxie, Kristen Hannon, John Norris

This letter is a follow to a conversation with Shane about the located utilities on 30th Street, east of R Avenue.

It is understood that there are more utilities located than what are shown in the contract plans. The contract plans only provide the utilities located at the time of the design locates for surveying.

It is understood that SRV exposed all utilities and provided the Engineer of Record the elevations of each below surface elevation. The Engineer of Record used this information to determine if the new information will impact the designed storm drain system in 30th Street.

It was determined that the utilities were impacting the new storm design, therefore requiring the depth of the storm system to be deeper than originally designed. This requires the need for a new Type 2 – 48" Storm Drain Manhole to be located at the angle point of the conveyance line.

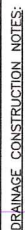
Based on communication with the Engineer of Record, it was determined to lower the conveyance line and add a new Type 2 – 48" Storm Drain Manhole. Please move forward with the current path forward as directed by the Engineer of Record.

If you have any questions regarding this, please contact me at your earliest convenience at 360.661.3468. Please leave message.

Thank you for your attention to this.

Steven Lange
Lead Engineering Tech

MATCH LINE STA 16+50, SEE THIS SHEET



- | | |
|----|--|
| 1 | INSTALL CATCH BASIN TYPE 1, PER VSDOT STANDARD PLAN B-40-02.2. INSTALL VANE GRATE WITH 1/2" X 1/2" SQUARE OPENINGS. |
| 2 | INSTALL STANDARD FRAME PER VSDOT STANDARD PLAN B-35-11.0-0.2. INSTALL SLOPE PROTECTION PER CHURNEL. |
| 3 | INSTALL STANDARD FRAME SIZE 36" PER PLAN B-35-11.0-0.2. SLOPE EQUALS 1% UNLESS NOTED OTHERWISE. |
| 4 | CONSTRUCT BIORETENTION SYSTEM PER DETAIL 5/07-01. CURB GRADING WITH DISPERSED PAD PER DETAIL 3, SHEET DR1. |
| 5 | CONSTRUCT BIORETENTION SYSTEM PER DETAIL 1, SHEET DR1. |
| 6 | INSTALL NORTH OVERTFLOW CATCH BASIN IN REPLACEMENT SYSTEM PER DETAIL 6, SHEET DR1. REPLACE EXISTING GRATE WITH SOLID METAL COVER PER VSDOT STANDARD PLAN B-30-20-0.4. |
| 7 | REPLACE EXISTING GRATE OR COVER TO CURB ELEVATION. DETAIL 1 MODIFIED CURB AND GUTTER PAN PER DETAIL 1/03. |
| 8 | INSTALL CORRUGATED POLYETHYLENE STORM SEWER WITH 12" DIA. 10' SPAN. DETAIL 1/03. DETAIL 4/03-01.0-0.2 UNLESS NOTED DIFFERENTLY ON PLAN. SIZE AND SLOPE PER PLAN OR SHEET DPT1, SHEET DR1. |
| 9 | INSTALL WATER QUALITY CATCH BASIN PER DETAIL 1, SHEET DR1. |
| 10 | INSTALL 12" DIA. 10' SPAN POLYETHYLENE STORM SEWER WITH 12" DIA. 10' SPAN. DETAIL 1/03. DETAIL 4/03-01.0-0.2 UNLESS NOTED DIFFERENTLY ON PLAN. SIZE AND SLOPE PER PLAN OR SHEET DPT1, SHEET DR1. |

NOTES:

SEE SHEET DP1 FOR STORM PIPE PROFILES AND STRUCTURE INFORMATION.

SEE SHEET SD7 FOR DETAILED BIORETENTION CELL
STRUCTURE INFORMATION.

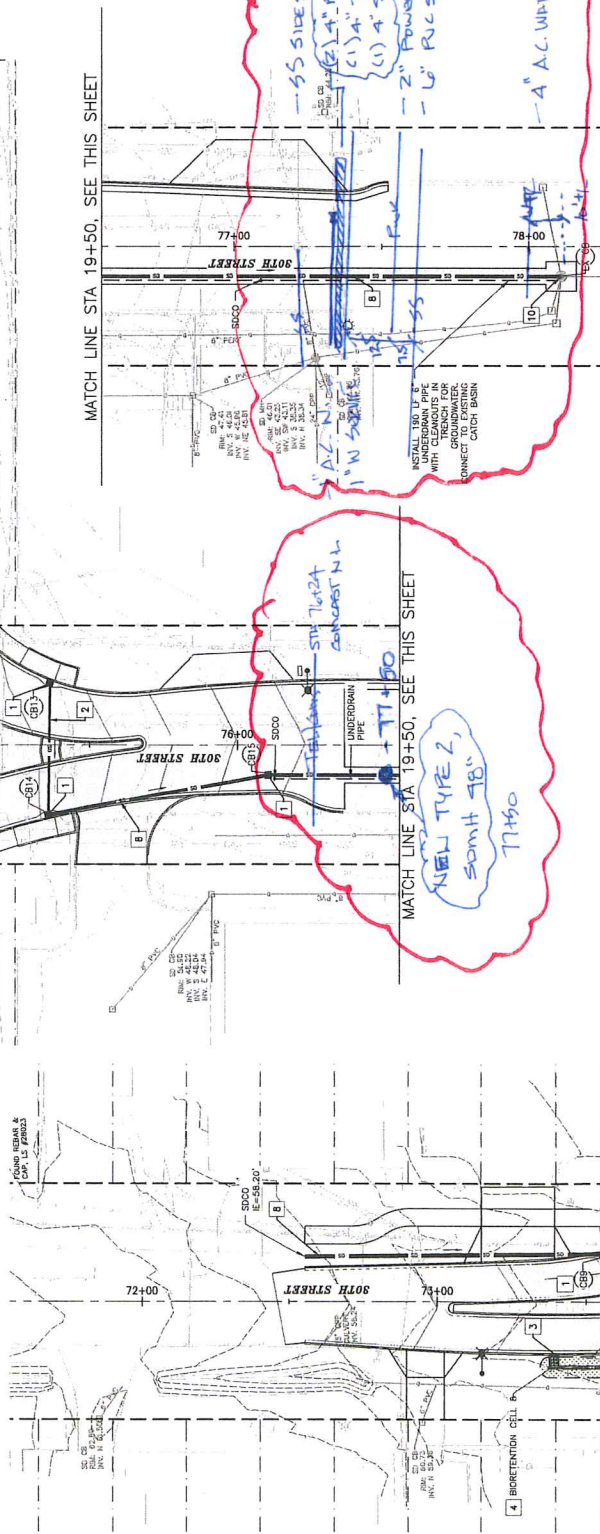
SEE ROADWAY PLAN R06 FOR WATER SERVICE LANS.

LEGEND:

STORM STRUCTURE INFORMATION CAN BE FOUND ON
SHEET DP1.

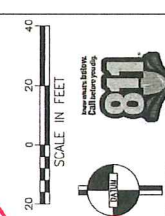
PIPE STRUCTURE INFORMATION CAN BE FOUND ON SHEET DP1.

"=40'e
11x17 N.T.S.

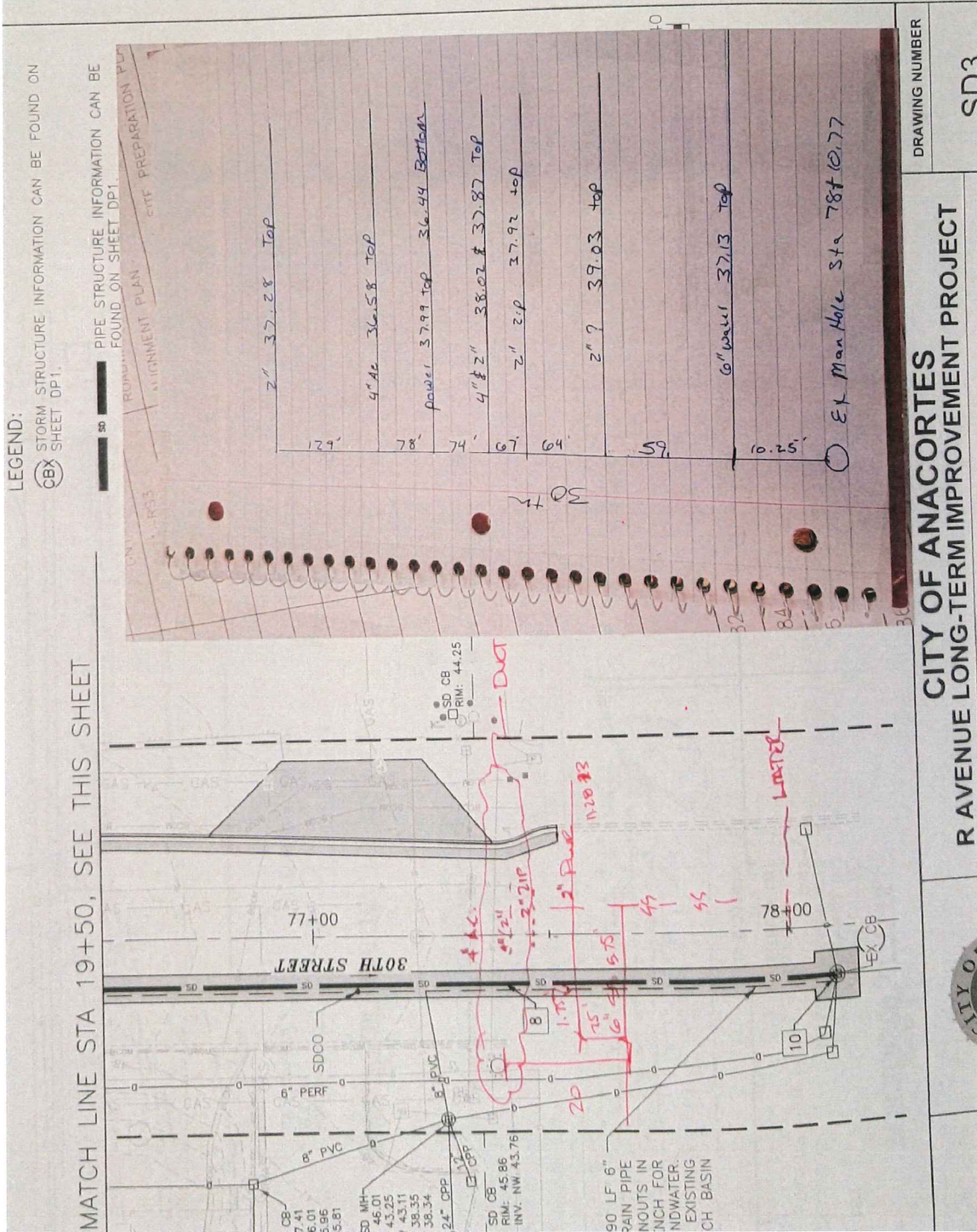


MATCH LINE STA 19+50, SEE THIS SHEET

MATCH LINE STA 19+50. SEE THIS SHEET



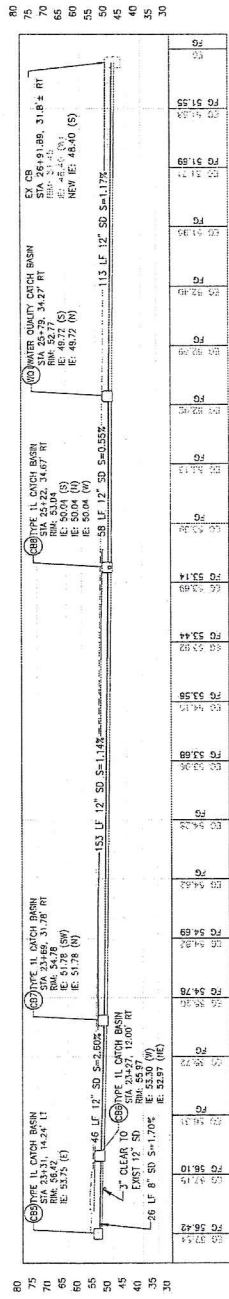
MATCH LINE STA 16+50. SEE THIS SHEET			REVISONS		APPROVED FOR CONSTRUCTION		 																																																																																																																																																																															
--------------------------------------	--	--	----------	--	---------------------------	--	---	--	---	--	--	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	---	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--



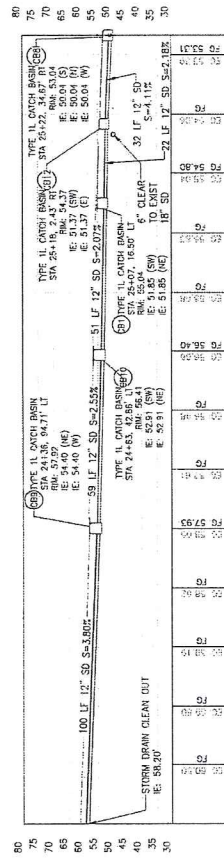


GENERAL NOTES

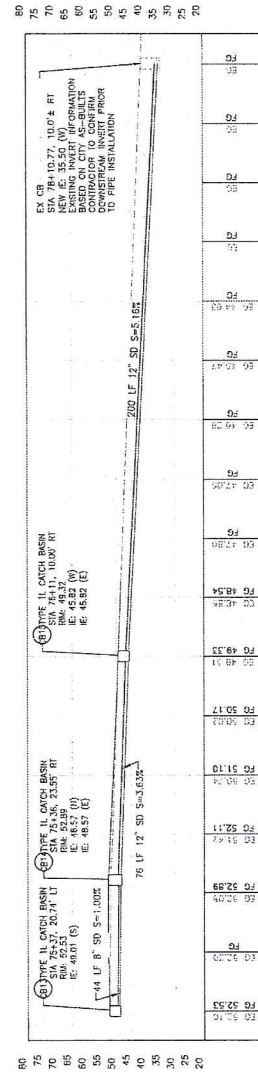
1. SEE ROADWAY PLANS FOR STORMWATER SYSTEM LAYOUT
2. SEE DRAINAGE DETAILS FOR ADDITIONAL STORMWATER SYSTEM INFORMATION.
3. STORM STRUCTURES REFERENCE R LINE ON E LINE STATION (ROADWAY CENTERLINE). PROFILE STATIONING SHALL BE TO RIGHT OF CENTERLINE. STATION THROUGH CENTERLINE ANGLE POINTS ON CURVES.



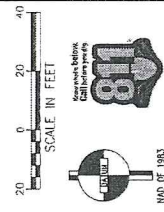
ROUNDABOUT STORM PROFILE - SOUTHEAST QUADRANT



ROUNDABOUT STORM PROFILE - NORTHWEST QUADRANT



30TH STREET STORM PROFILE

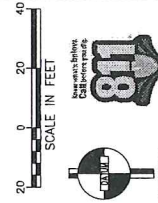


EX CONTRACT PLAN SHEET.

NO.	DATE	BY	APPROVED FOR CONSTRUCTION	REVISIONS	CITY OF ANACORTES RAVENUE LONG-TERM IMPROVEMENT PROJECT	DRAWING NUMBER DP1	SHEET 65 OF 88
APPROVED FOR CONSTRUCTION					CITY OF ANACORTES	DRAINAGE PROFILE RAVENUE	DATE: 07/07/21
PROJECT MANAGER							
PROJECT ENGINEER					DATE: 07/07/21		

SPL 04.25.24

SPC 04.25.24



Daily Force Account Worksheet

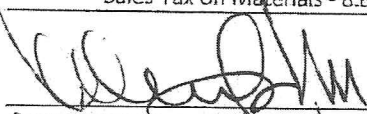
Project: R Avenue Long Term Improvements
 Work Authorized By: City of Anacortes
 Contractor: SRV Construction, Inc.
 Date: 11/27/2023
 Description of Work: 30th Street Storm revision pick-up CB #16.

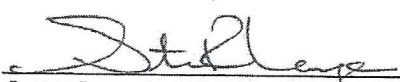
City Change Order No.: 13E
 Item No.: 110
 FA #: 5089
 Prime:

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver Holum, John	4.00	94.52			378.08
	Safety Meeting Allocaton - 1.25% of Labor	1.25%	378.08			4.73

No.	Equipment	Model	Total Amount
TK47/62	Dump Truck & Trailer		459.48

No.	Materials/Services	Ref No.	Total Amount
	48" Catch Basin	Oldcastle Inv #010269056	1,923.00
	Sales Tax on Materials - 8.8%		169.22


 Contractor Representative
 Title


 Owner Representative
 Title

Labor	382.81
29% Markup	111.01
Equipment	459.48
21% Markup	96.49
Material/Services	2,092.22
21% Markup	439.37
Subcontractors	-
12% Markup	-
Total	3,581.38

Request Time Extension: TBD (0.5) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW:

SRV: \$3581.38

CITY: \$3575.29 99 or 100%
 \$6.09

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 04-24-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (0.5)

Job Number: PW#20-127-TRN

Force Account #5089 - Change Order: #13 EAST

Description of Work: New SDMH to replace SDCO @ Sta 77+10

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Type II MH + Appurtenances	1	EA	\$1,923.00	\$ 1,923.00
			Subtotal:	\$ 1,923.00
			Tax @ 8.8%:	\$ 169.22
			Subtotal:	\$ 2,092.22
			WSDOT Markup 21%:	\$ 439.37
			Total:	\$ 2,531.59

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Johnathon	Truck w/Trailer	4	94.52	\$ 378.08
			Subtotal:	\$ 378.08
			WSDOT Markup 29%:	\$ 109.64
			Total:	\$ 487.72

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 47 and Trailer 62	Dump Truck	4	\$114.87	\$ 459.48
			Subtotal:	\$ 459.48
			WSDOT Markup 21%:	\$ 96.49
			Total:	\$ 555.97
			Grand Total:	\$ 3,575.29

Calculated by Steven Lange on April 24, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 11-27-23

Daily Report of FA Worked, dated 11-27-23.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

Page 1 of 1

Daily Force Account Record

5089

Project: 1306 Work Order No.: _____
Work Authorized By: _____ Item No.: _____
Contractor: SRV Construction Inc.
Date: 11-27-23
Description of Work 30th Street Storm revision pick up
CB #16

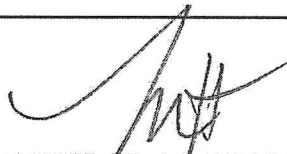
Labor:	Classification	Reg Hours	OT Hours
<u>John</u>	<u>truck driver</u>	<u>4 Hr</u>	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
<u>tr 47 + rlc 62</u>		<u>4 Hr</u>	

Materials:	Description	Quantity
<u>old castle</u>	<u>invoice # SP 24 7261</u>	



Signature - Contractor Representative



Signature - Owners Representative

Request Time Extension: _____ days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



Oldcastle Infrastructure
A CRH COMPANY

7000 Central Parkway
Suite 800
Atlanta, GA 30328

Telephone: (844) 211-1322

INVOICE

Page 1 of 1

Remit to:

Oldcastle Infrastructure
P.O. Box 742387
Los Angeles, CA 90074-2387

Tax exempt number: A16 3634 19

Site: Bellingham

SOLD TO:

SRV Construction Inc.
PO BOX 507
ANACORTES, WA 98221 0507

SHIP TO:

R Avenue Long-Term Improvement Project
R Ave
Anacortes, WA 98221

Invoice No.	Date	Customer No.	Order No.	Customer PO	Delivery Terms	Mode of Delivery
010269056	11/28/2023	010001020	S203657	1306	FOB Job Site	Will Call

Packing slip(s) ...: SP247261

Group: CB #16

Qty	Unit	Item	Description	Mark	Unit Price	Amount
1.00	Ea	048TSR	48" FLATTOP W/ 24" ROUND HOLE	CB #16	1,923.00	1,923.00
1.00	Ea	048X01R	48" X 1' RISER	CB #16		
1.00	Ea	048X05BHKO	48" X 5' BASE HIGH K.O.	CB #16		
1.00	Ea	7016540	4 STEP POLY MH LADDER	CB #16		
1.00	EA	7017160	4" X 25" GRADE RING	CB #16		
1.00	EA	7017160	4" X 25" GRADE RING	CB #16		
2.00	Ea	G.048RG	48" GASKET	CB #16		
1.00	Ea	GC.624DRCDL	6 X 24 CI RING & DI DRAIN COVER, LOCKING	CB #16		

Please note: We impose a 2.09% surcharge on all Credit Card transactions, which is not greater than our cost of acceptance.
A surcharge will not be applied to any ACH or Debit Card transaction.

FA5089

TOTAL AMOUNT DUE BY: 12/28/23

US

1,923.00

Handling fees will apply for all returned goods. No goods will be returned without written consent by the seller. Give as reference our invoice number and date. Claims for damages, back charges for labor, other expenses will not be allowed unless authorized in writing by the seller. The articles and/or services covered by this invoice were produced in compliance with the Federal Labor Standards Act of 1938, as amended.

The Customer Agrees:

1. THAT THE ABOVE TOTAL IS PAST DUE IF NOT PAID WITHIN 30 DAYS OF DATE OF THIS INVOICE
2. TO PAY A FINANCE CHARGE OF 1.5% PER MONTH (18% PER ANNUM) ON ANY PAST DUE AMOUNT
3. TO PAY COLLECTION COSTS, INCLUDING REASONABLE ATTORNEY FEES, AFTER DEFAULT BY THE CUSTOMER

Daily Force Account Worksheet

Project: R Avenue Long Term Improvements
 Work Authorized By: City of Anacortes
 Contractor: SRV Construction, Inc.
 Date: 11/28/2023
 Description of Work: Storm revision to CB #16; STA 78+10 to STA 77+50.

City Change Order No.: 13E
 Item No.: 110
 FA #: 5092
 Prime:

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Foreman Honor, Andrew	8.00	107.09			856.72
	Laborer Toby, Miguel	8.00	73.63			589.04
	Operator 2 Jauron, James	8.00	102.55			820.40
	Truck Driver Holum, John	2.00	94.52			189.04
	Truck Driver Jordan, Cameron	3.00	94.52			283.56
	Flagger Dean, Will	9.00	62.69			564.21
	Pipe Layer Loney, Dean	8.00	74.93			599.44
	Truck Driver Brown, Eric	8.00	94.52			756.16
	Operator 3 Mellor, Taben	1.50	101.78			152.67
	Safety Meeting Allocaton - 1.25% of Labor	1.25%	4,811.24			60.14

No.	Equipment	Model	Reg Hours	Reg Rate	Total Amount
EX15	Komatsu PC228 Excavator w/Thumb & SD Bucket		8.00	235.80	1,886.40
LDR7	Komatsu WA320-7 Wheel Loader		8.00	114.21	913.68
BH4	John Deere 310SG Backhoe		1.50	113.15	169.73
TK29/46	Dump Truck & Trailer		8.00	114.87	918.96
TK47/62	Dump Truck & Trailer		2.00	114.87	229.74
TK27/24	Dump Truck & Trailer		3.00	114.87	344.61
	Trench Box 10'x8'	Daily Rental	1.00	181.00	181.00
	Trench Box 14'x8'	Daily Rental	1.00	181.00	181.00
STK21	Crew Truck		8.00	67.01	536.08
	Small Tools		8.00	12.00	96.00

No.	Materials/Services	Ref No:	Reg Hours	Reg Rate	Total Amount
	12" N12 ADS Pipe - LF	Core & Main #T867367	200.00	11.31	2,262.00
	Trench Backfill	Miles #2010748	147.75	4.00	591.00
	Sales Tax on Materials - 8.8%		8.80%	2,853.00	251.06
	Dump Fee	Miles #2010758	121.75	1.43	174.10
	Dump Fee Tax - 3.6%		3.60%	174.10	6.27

Contractor Representative

Title

Owner Representative

Title

Request Time Extension:

1.0 days

Labor	4,871.38
29% Markup	1,412.70
Equipment	5,457.20
21% Markup	1,146.01
Material/Services	3,284.43
21% Markup	689.73
Subcontractors	-
12% Markup	-
Total	16,861.45

CITY COST REVIEW

SRV: \$16,861.45

\$16,861.83

\$0.38

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 04-24-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #5092 - Change Order: #13 EAST

Description of Work: New SD Pipe depth Sta 78+10 to 77+50

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	4.5	CY	\$50.00	\$ 225.00
Trench Backfill	147.75	CY	\$4.00	\$ 591.00
12" N12 ADS Pipe	200	LF	\$11.31	\$ 2,262.00
			Subtotal:	\$ 3,078.00
			Tax @ 8.8%:	\$ 270.86
			Subtotal:	\$ 3,348.86
			WSDOT Markup 21%:	\$ 703.26
			Total:	\$ 4,052.13

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Miguel Toby	Laborer	8	73.63	\$ 589.04
Andrew Honor	Foreman	8	107.09	\$ 856.72
Jim Juauron	Operator 2	8	102.55	\$ 820.40
Taben Mellor	Operator 3	1.5	101.78	\$ 152.67
Dean Loney	Pipe Layer	8	74.93	\$ 599.44
Johnathon Holum	Truck w\Trailer	2	94.52	\$ 189.04
Cameron Jordan	Truck w\Trailer	3	94.52	\$ 283.56
Eric Brown	Truck w\Trailer	8	94.52	\$ 756.16
Will Dean	Flagger	9	62.69	\$ 564.21
			Subtotal:	\$ 4,811.24
			WSDOT Markup 29%:	\$ 1,395.26
			Total:	\$ 6,206.50

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 29 and Trailer 46	Dump Truck	8	\$114.87	\$ 918.96
Truck 27 and Trailer 24	Dump Truck	3	\$114.87	\$ 344.61
Truck 47 and Trailer 62	Dump Truck	2	\$114.87	\$ 229.74
LDR7 Komatsu WA320-7	Wheel Loader	8	\$114.21	\$ 913.68
EX 15 Komatsu PC228	Excavator	8	\$235.80	\$ 1,886.40
BH4 John Deere 310SG	Backhoe	1.5	\$113.15	\$ 169.73
Crew Truck	STK21	8	\$67.01	\$ 536.08
Small Tools		8	\$12.00	\$ 96.00
Trench Box 10x8'	Rental	1	\$181.00	\$ 181.00
Trench Box 14'x8'	Rental	1	\$181.00	\$ 181.00
			Subtotal:	\$ 5,457.20
			WSDOT Markup 21%:	\$ 1,146.01
			Total:	\$ 6,603.21

Grand Total: **\$ 16,861.83**

Calculated by Steven Lange on June 12, 2024 using the FA Labor and Equipment Rates provided
By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24 REV

Daily Report of FA Worked, dated 11-28-23.

CITY COST REVIEW:

SRV 16,361.45

CITY 16,861.83

0.38

City of Anacortes Signature: _____

Date: _____

Contractor's Signature: _____

Date: _____

Daily Force Account Record

5092

Project: 1306 Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.Date: 11-28-23Description of Work Storm Revision to CB #16
Sta 78+10 to Sta 77+50

Labor:	Classification	Reg Hours	OT Hours
--------	----------------	-----------	----------

Andrew H	Foreman 8 ^{hr} / Will D	Flagger 9 ^{hr}	
Miguel T	Labar 8 ^{hr} / Dean L	pipelayer 8 ^{hr}	
James J	oper 8 ^{hr} / Eric B	truck driver 8 ^{hr}	
John H	truck driver 2 ^{hr} / taben M	oper 1 1/2	
Cameron	truck driver 3 ^{hr}		

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
------------	-----------------------	-----------	----------

EX 15	8 ^{hr} / LDR 7	8 ^{hr} / BH 4	1 1/2
tr 29	tr 46	8 ^{hr} / tr 47	tr 62 2 ^{hr}
Trench Box	10'x8' & 14'x8'	tr 27	tr 24 3 ^{hr}
STK 21	8 ^{hr}		

Materials:	Description	Quantity
------------	-------------	----------

	12" ADS pipe	60 LF
gravel B	Trench Backfill	147.75 tons
	trench X	121.75 ton


Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: 7 BD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



INVOICE

1830 Craig Park Court
St. Louis, MO 63146

Invoice # T867367
Invoice Date 11/10/23
Account # 115293
Sales Rep MATTHEW SKINNER
Phone # 360-734-4210
Branch #308 Bellingham, WA
Total Amount Due \$10,631.40

Remit To:
CORE & MAIN LP
PO BOX 28330
ST. LOUIS, MO 63146

S R V CONSTRUCTION INC
ACCOUNTS PAYABLE
PO BOX 507
ANACORTES WA 98221 0507

000/0000
00000

Shipped To:
2720 R AVENUE
CONTACT: SHANE @ 360-914-7672
ANACORTES, WA

CUSTOMER JOB- 1306 R AVE ANACORTES 1306 R AVENUE

Thank you for the opportunity to serve you! We appreciate your prompt payment.

Date Ordered	Date Shipped	Customer PO #	Job Name	Job #	Bill of Lading	Shipped Via	Invoice#
10/30/23	11/09/23	SEE BELOW	R AVE ANACORTES	1306		DIRECT	T867367

Product Code	Description	Quantity		B/O	Price	UM	Extended Price
		Ordered	Shipped				

CUSTOMER PO#- 1306 - R AVENUE

CORE & MAIN PO#- 1555346

1312ADWAVW20

12 N12 M294V WTIB SOLID 20'
DUAL WALL 12650020IBV
BID SEQ# 200

940 940

11.31000 FT

10,631.40

ENTERED
NOV 17 2023

1306 M 110 — 940 4520 \$10,631.40

(VARIANTS S.D. REVISION)

Freight	Delivery	Handling	Restock	Misc	Subtotal:	10,631.40
					Other:	.00
					Tax:	.00
Terms: NET 30					Invoice Total:	\$10,631.40
Ordered By: SHANE						

This transaction is governed by and subject to Core & Main's standard terms and conditions, which are incorporated by reference and accepted.
To review these terms and conditions, please visit: <http://tandc.coreandmain.com/>



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	11/28/2023	2010748	1

RECEIVED

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

DEC - 7 2023

SRV CONSTRUCTION

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK			ANACORTES		
11/28	107-230061	25.01	TN	GRAVEL BORROW	4.000		100.04
11/28	107-230063	30.63	TN	GRAVEL BORROW	4.000		122.52
11/28	107-230064	30.77	TN	DUMP FEE-DIRT/WASTE	1.430	1.58	45.58
11/28	107-230069	30.29	TN	GRAVEL BORROW	4.000		121.16
11/28	107-230073	31.19	TN	1 1/4"- CSBC	12.000		374.28
11/28	107-230075	31.22	TN	1 1/4"- CSBC	12.000		374.64
11/28	107-230077	30.43	TN	GRAVEL BORROW	4.000		121.72
11/28	107-230078	29.12	TN	DUMP FEE-DIRT/WASTE	1.430	1.50	43.14
11/28	107-230079	29.96	TN	1 1/4"- CSBC	12.000		359.52
11/28	107-230080	31.39	TN	GRAVEL BORROW	4.000		125.56
JOB TOTAL LINE							1788.16

PRODUCT RECAP

147.75	1302	GRAVEL BORROW
92.37	1210	1 1/4"- CSBC
59.89	1500	DUMP FEE-DIRT/WASTE

1306 M 021 — 92.37 4505 \$1,108.44
1306 M 110.5092 — 31.39 4505 \$125.56
1306 M 110.5092 55.50 4505 \$221.20
1306 M 110.5092 61.06 4505 \$244.24
1306 0th 014 — 59.89 4605 \$88.72

ENTERED

DEC 13 2023

AMOUNT DUE ►

1788.16

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	11/28/2023	2010758	1

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

RECEIVED

DEC - 7 2023

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK				ANACORTES	
11/28	114-331206	28.47	TN	DUMP FEE-DIRT/WASTE	1.430	1.47	42.18
11/28	114-331207	27.45	TN	DUMP FEE-DIRT/WASTE	1.430	1.41	40.66
11/28	114-331214	18.19	TN	DUMP FEE-DIRT/WASTE	1.430	0.94	26.95
11/28	114-331215	20.61	TN	DUMP FEE-DIRT/WASTE	1.430	1.06	30.53
11/28	114-331219	23.68	TN	DUMP FEE-DIRT/WASTE	1.430	1.22	35.08
11/28	114-331224	25.82	TN	DUMP FEE-DIRT/WASTE	1.430	1.33	38.25
11/28	114-331228	33.07	TN	DUMP FEE-DIRT/WASTE 5092	1.430	1.70	48.99
11/28	114-331234	25.10	TN	DUMP FEE-DIRT/WASTE 5092	1.430	1.29	37.18
11/28	114-331237	26.11	TN	DUMP FEE-DIRT/WASTE	1.430	1.34	38.68
11/28	114-331258	29.84	TN	DUMP FEE-DIRT/WASTE	1.430	1.54	44.21
11/28	114-331259	22.96	TN	DUMP FEE-DIRT/WASTE	1.430	1.18	34.01
11/28	114-331268	34.15	TN	DUMP FEE-DIRT/WASTE 5092	1.430	1.76	50.59
11/28	114-331269	31.21	TN	DUMP FEE-DIRT/WASTE	1.430	1.61	46.24
11/28	114-331294	29.43	TN	DUMP FEE-DIRT/WASTE 5092	1.430	1.51	43.59
11/28	114-331299	30.67	TN	DUMP FEE-DIRT/WASTE	1.430	1.58	45.44
JOB TOTAL LINE							602.58

PRODUCT RECAP

406.76 1500

DUMP FEE-DIRT/WASTE

1306 04h 014 — 285.01 4605 \$422.23

1306 04h 110-5092 — 121.75 4605 \$180.35

AMOUNT DUE ►

602.58

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS

Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	City Change Order No.:	13E
Work Authorized By:	City of Anacortes	Item No.:	110
Contractor:	SRV Construction, Inc.	FA #:	5092
Date:	11/28/2023	Prime:	
Description of Work:	Storm revision to CB #16, STA 78+10 to STA 77+50.		

No.	Classification		Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Foreman	Honor, Andrew	8.00	107.09			856.72
	Laborer	Toby, Miguel	8.00	73.63			589.04
	Operator 2	Jauron, James	8.00	102.55			820.40
	Truck Driver	Holum, John	2.00	94.52			189.04
	Truck Driver	Jordan, Cameron	3.00	94.52			283.56
	Flagger	Dean, Will	9.00	62.69			564.21
	Pipe Layer	Loney, Dean	8.00	74.93			599.44
	Truck Driver	Brown, Eric	8.00	94.52			756.16
	Operator 3	Mellor, Taben	1.50	101.78			152.67
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	4,811.24			60.14
							-

No.	Equipment	Model				Total Amount
EX15	Komatsu PC228 Excavator w/Thumb & SD Bucket		8.00	235.80		1,886.40
LDR7	Komatsu WA320-7 Wheel Loader		8.00	114.21		913.68
BH4	John Deere 310SG Backhoe		1.50	113.15		169.73
TK29/46	Dump Truck & Trailer		8.00	114.87		918.96
TK47/62	Dump Truck & Trailer		2.00	114.87		229.74
TK27/24	Dump Truck & Trailer		3.00	114.87		344.61
	Trench Box 10'x8'	Daily Rental	1.00	181.00		181.00
	Trench Box 14'x8'	Daily Rental	1.00	181.00		181.00
STK21	Crew Truck		8.00	67.01		536.08
	Small Tools		8.00	12.00		96.00
						-

No.	Materials/Services	Ref No.				Total Amount
	12" N12 ADS Pipe - LF	Core & Main #T867367	200.00	11.31		2,262.00
	Trench Backfill	Miles #2010748	147.75	4.00		591.00
	Sales Tax on Materials - 8.8%		8.80%	2,853.00		251.06
	Dump Fee	Miles #2010758	121.75	1.43		174.10
	Dump Fee Tax - 3.6%		3.60%	174.10		6.27

			Labor	4,871.38
			29% Markup	1,412.70
			Equipment	5,457.20
			21% Markup	1,146.01
			Material/Services	3,284.43
			21% Markup	689.73
			Subcontractors	-
			12% Markup	-
			Total	16,861.45
Contractor Representative				
Title				
Owner Representative				
Title				

Request Time Extension: TBD days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

Daily Force Account Record

5092

Project: 1306 Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.Date: 11-28-23Description of Work Storm revision to CB #16
Sta 78+10 to Sta 77+50

Labor:	Classification	Reg Hours	OT Hours
--------	----------------	-----------	----------

Andrew H	Foreman 8 ^{hr}	Will D	Flagger 9 ^{hr}
Miguel T	Labor 8 ^{hr}	Dean L	pipelayer 8 ^{hr}
James J	oper 8 ^{hr}	Eric B	truck driver 8 ^{hr}
John H	truck driver 2 ^{hr}	taben M	oper 1 1/2
Cameron	truck driver 3 ^{hr}		

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
------------	-----------------------	-----------	----------

EX 15	8 ^{hr}	LDR 7	8 ^{hr}
BH 4	1 1/2		
tr 29	tr 46	8 ^{hr}	tr 47
tr 46	2 ^{hr}		
Trench Box	tr 27	tr 24	3 ^{hr}
10'x8' & 14'x8'			
Stk 21	8 ^{hr}		

Materials:	Description	Quantity
------------	-------------	----------

	12" ADS pipe	60 LF
gravel B	Trench Backfill	147.75 tons
	trench X	121.75 ton



Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: 7 BD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



INVOICE

1830 Craig Park Court
St. Louis, MO 63146

Invoice # T867367
Invoice Date 11/10/23
Account # 115293
Sales Rep MATTHEW SKINNER
Phone # 360-734-4210
Branch #308 Bellingham, WA
Total Amount Due \$10,631.40

Remit To:
CORE & MAIN LP
PO BOX 28330
ST. LOUIS, MO 63146

S R V CONSTRUCTION INC
ACCOUNTS PAYABLE
PO BOX 507
ANACORTES WA 98221 0507

000/0000
00000

Shipped To:
2720 R AVENUE
CONTACT: SHANE @ 360-914-7672
ANACORTES, WA

CUSTOMER JOB- 1306 R AVE ANACORTES 1306 R AVENUE

Thank you for the opportunity to serve you! We appreciate your prompt payment.

Date Ordered	Date Shipped	Customer PO #	Job Name	Job #	Bill of Lading	Shipped Via	Invoice#
10/30/23	11/09/23	SEE BELOW	R AVE ANACORTES	1306		DIRECT	T867367

Product Code	Description	Quantity		B/O	Price	UM	Extended Price
		Ordered	Shipped				

CUSTOMER PO#- 1306 - R AVENUE

CORE & MAIN PO#- 1555346

1312ADWAVW20	12 N12 M294V WTIB SOLID 20' DUAL WALL 12650020IBV BID SEQ# 200	940	940	11.31000 FT	10,631.40
--------------	--	-----	-----	-------------	-----------

ENTERED
NOV 17 2023

1306 M 110 — 940 4520 \$10,631.40

(VARIANTS SD. REASON)

Freight	Delivery	Handling	Restock	Misc	Subtotal:	10,631.40
					Other:	.00
					Tax:	.00
Invoice Total:						\$10,631.40

Terms: NET 30
Ordered By: SHANE

This transaction is governed by and subject to Core & Main's standard terms and conditions, which are incorporated by reference and accepted.
To review these terms and conditions, please visit: <http://tandc.coreandmain.com/>



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	11/28/2023	2010748	1

RECEIVED

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

DEC -7 2023

SRV CONSTRUCTION

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK			ANACORTES		
11/28	107-230061	25.01	TN	GRAVEL BORROW	4.000		100.04
11/28	107-230063	30.63	TN	GRAVEL BORROW	4.000		122.52
11/28	107-230064	30.77	TN	DUMP FEE-DIRT/WASTE	1.430	1.58	45.58
11/28	107-230069	30.29	TN	GRAVEL BORROW	4.000		121.16
11/28	107-230073	31.19	TN	1 1/4"- CSBC	12.000		374.28
11/28	107-230075	31.22	TN	1 1/4"- CSBC	12.000		374.64
11/28	107-230077	30.43	TN	GRAVEL BORROW	4.000		121.72
11/28	107-230078	29.12	TN	DUMP FEE-DIRT/WASTE	1.430	1.50	43.14
11/28	107-230079	29.96	TN	1 1/4"- CSBC	12.000		359.52
11/28	107-230080	31.39	TN	GRAVEL BORROW	4.000		125.56
JOB TOTAL LINE							1788.16

PRODUCT RECAP

147.75	1302	GRAVEL BORROW
92.37	1210	1 1/4"- CSBC
59.89	1500	DUMP FEE-DIRT/WASTE

1306 M 021 — 92.37 4505 \$1,108.44
1306 M 110.5092 — 31.39 4505 \$125.56
1306 M 112.5092 55.50 4505 \$221.20
1306 M 110.5092 61.06 4505 \$244.24
1306 04h 014 — 59.89 4605 \$88.72

ENTERED
DEC 13 2023

AMOUNT DUE ► 1788.16

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	11/28/2023	2010758	1

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

RECEIVED

DEC -7 2023

SRV CONSTRUCTION

DATE	TICKET NO.	QUANTITY	UNIT	DESCRIPTION	PRICE	TAX	TOTAL
	000291	R AVE - ROAD WORK					
							ANACORTES
11/28	114-331206	28.47	TN DUMP	FEE-DIRT/WASTE	1.430	1.47	42.18
11/28	114-331207	27.45	TN DUMP	FEE-DIRT/WASTE	1.430	1.41	40.66
11/28	114-331214	18.19	TN DUMP	FEE-DIRT/WASTE	1.430	0.94	26.95
11/28	114-331215	20.61	TN DUMP	FEE-DIRT/WASTE	1.430	1.06	30.53
11/28	114-331219	23.68	TN DUMP	FEE-DIRT/WASTE	1.430	1.22	35.08
11/28	114-331224	25.82	TN DUMP	FEE-DIRT/WASTE	1.430	1.33	38.25
11/28	114-331228	33.07	TN DUMP	FEE-DIRT/WASTE 5092	1.430	1.70	48.99
11/28	114-331234	25.10	TN DUMP	FEE-DIRT/WASTE 5092	1.430	1.29	37.18
11/28	114-331237	26.11	TN DUMP	FEE-DIRT/WASTE	1.430	1.34	38.68
11/28	114-331258	29.84	TN DUMP	FEE-DIRT/WASTE	1.430	1.54	44.21
11/28	114-331259	22.96	TN DUMP	FEE-DIRT/WASTE	1.430	1.18	34.01
11/28	114-331268	34.15	TN DUMP	FEE-DIRT/WASTE 5092	1.430	1.76	50.59
11/28	114-331269	31.21	TN DUMP	FEE-DIRT/WASTE	1.430	1.61	46.24
11/28	114-331294	29.43	TN DUMP	FEE-DIRT/WASTE 5092	1.430	1.51	43.59
11/28	114-331299	30.67	TN DUMP	FEE-DIRT/WASTE	1.430	1.58	45.44
JOB TOTAL LINE							602.58

PRODUCT RECAP

406.76 1500

DUMP FEE-DIRT/WASTE

1306 Oth 614 — 285.01 4605 \$422.23

1306 Oth 110-5092 — 121.75 4605 \$180.35

AMOUNT DUE ►

602.58

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS

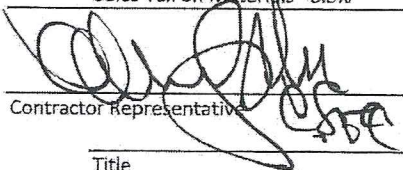
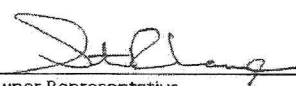
Daily Force Account Worksheet

Project: R Avenue Long Term Improvements City Change Order No.: 13E
 Work Authorized By: City of Anacortes Item No.: 110
 Contractor: SRV Construction, Inc. FA #: 5093
 Date: 11/29/2023 Prime:
 Description of Work: Storm revision CB #16, set it STA 77+50 to STA 77+15.
 SDMH.

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Pipe Layer	Loney, Dean	7.00	74.93		524.51
	Foreman	Honor, Andrew	7.00	107.09		749.63
	Flagger	Neal, Cameryn	7.00	62.69		438.83
	Operator 3	Kaaland, Chad	3.00	101.78		305.34
	Laborer	Toby, Miguel	7.00	73.63		515.41
	Laborer	Mellor, Taben	7.00	73.63		515.41
	Truck Driver	Frederick, Mike	6.00	94.52		567.12
	Truck Driver	Brown, Eric	7.00	94.52		661.64
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	4,277.89		53.47

No.	Equipment	Model	Reg Hours	Reg Rate	Total Amount
EX15	Komatsu PC228 Excavator w/Thumb & SD Bucket		7.00	235.80	1,650.60
BH4	John Deere 310SG Backhoe		3.00	113.15	339.45
TK49/86	Tractor Truck w/Side Trailer		6.00	173.52	1,041.12
TK29/46	Dump Truck & Trailer		7.00	114.87	804.09
STK23	Crew Truck		7.00	67.01	469.07
	Trench Box 10'x8'	Daily Rate	1.00	181.00	181.00
	Trench Box 14'x8'	Daily Rate	1.00	181.00	181.00
	Manhole Box 8'x8'	Daily Rate	1.00	165.00	165.00
	Small Tools		7.00	12.00	84.00

No.	Materials/Services	Ref No.	Reg Hours	Reg Rate	Total Amount
	Dump Fee	Miles #2011076	145.48	1.43	208.04
	Dump Fee Tax - 3.6%		3.60%	208.04	7.49
	Gravel Borrow-Tons	Miles #2011065	62.78	4.00	251.12
	12" N12 ADS Pipe - LF	Billed on #5092	-	-	-
	Sales Tax on Materials - 8.8%		8.80%	251.12	22.10

Contractor Representative: 
 Title: _____
 Owner Representative: 
 Title: ENGINEERING TECH

Labor	4,331.36
29% Markup	1,256.10
Equipment	4,915.33
21% Markup	1,032.22
Material/Services	488.74
21% Markup	102.64
Subcontractors	-
12% Markup	-
Total	12,126.39

Request Time Extension: TBD (1.0) days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW

SRV - \$12,126.39

CITY: 11,983.38

\$143.01

DATA

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-12-24

Job Name: R Avenue Long-term Improvement Project Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #5093 - Change Order: #13 EAST

Description of Work: New SDMH #16 77+50 to 77+15

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	1.43	CY	\$145.48	\$ 208.04
Trench Backfill	62.78	CY	\$4.00	\$ 251.12
			Subtotal:	\$ 459.16
			Tax @ 8.8%:	\$ 40.41
			Subtotal:	\$ 499.56
			WSDOT Markup 21%:	\$ 104.91
			Total:	\$ 604.47

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Taben M	Laborer	7	73.63	\$ 515.41
Miguel Toby	Laborer	7	73.63	\$ 515.41
Andrew Honor	Foreman	7	107.09	\$ 749.63
Chad Kaaland	Operator 3	3	101.78	\$ 305.34
Dean Loney	Pipe Layer	7	74.93	\$ 524.51
Eric Brown	Truck w\Trailer	7	94.52	\$ 661.64
Mike Frederick	Truck w\Trailer	6	94.52	\$ 567.12
Cameron Neal	Flagger	7	62.69	\$ 438.83
			Subtotal:	\$ 4,277.89
			WSDOT Markup 29%:	\$ 1,240.59
			Total:	\$ 5,518.48

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 49 and Side Trailer 86	Dump Truck	6	\$173.52	\$ 1,041.12
Truck 29 and Trailer 46	Dump Truck	7	\$114.87	\$ 804.09
EX 15 Komatsu PC228	Excavator	7	\$235.80	\$ 1,650.60
BH4 John Deere 310SG	Backhoe	3	\$113.15	\$ 339.45
Crew Truck	STK23	7	\$67.01	\$ 469.07
Small Tools		1	\$12.00	\$ 12.00
Trench Box 10'x8'	Rental	1	\$181.00	\$ 181.00
Trench Box 14'x8'	Rental	1	\$181.00	\$ 181.00
Manhole Box 8'x8'	Rental	1	\$165.00	\$ 165.00
			Subtotal:	\$ 4,843.33
			WSDOT Markup 21%:	\$ 1,017.10
			Total:	\$ 5,860.43

Grand Total: **\$11,983.38**

Calculated by Steven Lange on June 12, 2024 using the FA Labor and Equipment Rates provided
By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24 REV

Daily Report of FA Worked, dated 11-29-23.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

SL

Daily Force Account Record

5093

Project: 1306 Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.Date: 11-29-23Description of Work Storm revision CB #16 Set it
Sta 77+50 to Sta 77+15

Labor:	Classification	Reg Hours	OT Hours
--------	----------------	-----------	----------

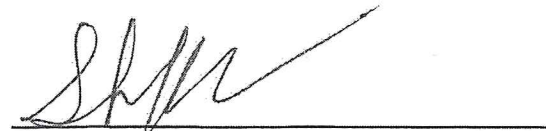
Dean L Pipelayer	7 Hr	Andrew A Foreman	7 Hr
Kameryn N Flaggers	7 Hr	Chad K oper	3 Hr
Miguel T Labor	7 Hr	taben m Survey	7 Hr
Mike F Truck Driver	6 Hr	Eric B	7 Hr

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
------------	-----------------------	-----------	----------

EX 15	7 Hr	Trench box	10' x 8'
BH 4	3 Hr	trench box	14' x 8'
T149 TIL 86	6 Hr	manhole box	8' x 8'
T129 TIL 46	7 Hr		
STR 23	7 Hr		

Materials:	Description	Quantity
------------	-------------	----------

	Trench X	145.48 tons
	gravel B	62.78 Ton's
	12" Storm ADS	35 LF

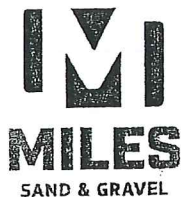


Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: +BD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	11/29/2023	2011076	1

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
000291 R AVE - ROAD WORK					ANACORTES		
11/29	114-331323	30.83	TN	DUMP FEE-DIRT/WASTE	1.430	1.59	45.68
11/29	114-331331	25.24	TN	DUMP FEE-DIRT/WASTE	1.430	1.30	37.39
11/29	114-331342	33.20	TN	DUMP FEE-DIRT/WASTE	1.430	1.71	49.19
11/29	114-331344	24.18	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.82
11/29	114-331354	33.17	TN	DUMP FEE-DIRT/WASTE	1.430	1.71	49.14
11/29	114-331362	29.85	TN	DUMP FEE-DIRT/WASTE	1.430	1.54	44.23
11/29	114-331367	29.69	TN	DUMP FEE-DIRT/WASTE	1.430	1.53	43.99
JOB TOTAL LINE							305.44

PRODUCT RECAP

206.16 1500

DUMP FEE-DIRT/WASTE

1306.04h.014 — 40.68 4605 \$89.91

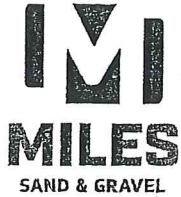
1306.04h.110-5093 — 145.48 4605 \$215.53

AMOUNT DUE ►

305.44

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	11/29/2023	2011065	1

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK					ANACORTES
11/29	107-230081	31.84	TN 1 1/4"	CSBC	12.000		382.08
11/29	107-230082	31.07	TN 1 1/4"	CSBC	12.000		372.84
11/29	107-230083	31.29	TN GRAVEL BORROW	} 5093	4.000		125.16
11/29	107-230084	31.49	TN GRAVEL BORROW		4.000		125.96
11/29	107-230088	30.98	TN 1 1/4"	CSBC	12.000		371.76
11/29	107-230094	31.98	TN 1 1/4"	CSBC	12.000		383.76
11/29	107-230096	30.34	TN 1 1/4"	CSBC	12.000		364.08
11/29	107-230100	30.49	TN 1 1/4"	CSBC	12.000		365.88
11/29	107-230105	29.01	TN 1 1/4"	CSBC	12.000		348.12
11/29	107-230106	29.61	TN DUMP FEE-DIRT/WASTE		1.430	1.52	43.86
11/29	107-230109	29.02	TN 1 1/4"	CSBC	12.000		348.24
11/29	107-230110	29.84	TN DUMP FEE-DIRT/WASTE		1.430	1.54	44.21
JOB TOTAL LINE							3275.95

PRODUCT RECAP

244.73	1210	1 1/4"- CSBC
62.78	1302	GRAVEL BORROW
59.45	1500	DUMP FEE-DIRT/WASTE

1306 M 021 — 244.73 4505 \$2,936.76

1306 M 110-5093 — 62.78 4505 \$251.12

1306 04h 014 — 59.45 4605 \$88.07

AMOUNT DUE ►

3275.95

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS

Daily Force Account Worksheet

Project: R Avenue Long Term Improvements
 Work Authorized By: City of Anacortes
 Contractor: SRV Construction, Inc.
 Date: 1/23/2024
 Description of Work: Storm Revision: Sawcut intersection and trenches at 30th Street (due to failing asphalt)
 Sawcut 408 LF @ 4" INCLUDES NEW WATERLINE TRENCHES.

Work Order No.: 13E
 Item No.: 110
 FA #: 5159
 Prime:

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	General Laborer Morris, Riley	4.00	73.63			294.52
	General Laborer Toby, Miguel	8.00	73.63			589.04
	Safety Meeting Allocaton - 1.25% of Labor	1.25%	883.56			11.04

No.	Equipment	Model	Total Amount
STK27	Crew Truck		536.08
TRL40	Saw Trailer		100.00
	Walk-Behind Saw - daily rate		135.00
	Small Tools		96.00

No.	Materials/Services	Ref No.	Total Amount
	Saw Blade - Each		225.00
	Sales Tax on Materials - 8.8%		19.80

Contractor Representative	Labor	894.60
Title	29% Markup	259.44
	Equipment	867.08
	21% Markup	182.09
	Material/Services	244.80
	21% Markup	51.41
Owner Representative	Subcontractors	-
	12% Markup	-
	Total	2,499.41

Request Time Extension: TBD (1.0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW:

SRV: \$2499.41

CITY: 2485.17

Delta = 14.24 DIFFERENCE

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-13-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #5159- Change Order: #13 EAST

Description of Work: Sawcutting intersection and trenches at 30th Street

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Saw Blades	1	EA	\$225.00	\$ 225.00
			Subtotal:	\$ 225.00
			Tax @ 8.8%:	\$ 19.80
			Subtotal:	\$ 244.80
			WSDOT Markup 21%:	\$ 51.41
			Total:	\$ 296.21

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Riley Morris	Laborer	4	73.63	\$ 294.52
Miguel Toby	Laborer	8	73.63	\$ 589.04
			Subtotal:	\$ 883.56
			WSDOT Markup 29%:	\$ 256.23
			Total:	\$ 1,139.79

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Saw Trailer	Trailer	8	\$12.50	\$ 100.00
Crew Truck	STK27	8	\$67.01	\$ 536.08
Walk Behind Saw	Sawcutting	1	\$135.00	\$ 135.00
Small Tools		8	\$12.00	\$ 96.00
			Subtotal:	\$ 867.08
			WSDOT Markup 21%:	\$ 182.09
			Total:	\$ 1,049.17

Grand Total: **\$ 2,485.17**

Calculated by Steven Lange on June 13, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24 REV

Daily Report of FA Worked, dated 01-23-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

CO
13 East

Daily Force Account Record

5159

Project: 1306 R Ave Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.

Date: 1-23-24

Description of Work Saw cut intersection and trenches
30th st water and Storm

Labor:	Classification	Reg Hours	OT Hours
--------	----------------	-----------	----------

Riley M	Labor	4	
---------	-------	---	--

Miguel T	Labor	8	
----------	-------	---	--

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
------------	-----------------------	-----------	----------

SK 27		8	
-------	--	---	--

trk 40		8	
--------	--	---	--

Materials:	Description	Quantity
------------	-------------	----------

	Saw cut	408 LF at 4"
--	---------	--------------



Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



MODIFICATION MEMO COP#13W

DATE: June 13, 2024

TO: Matt Miller
Mayor

FROM: Andrew Rheaume
Director of Public Works

PW#20-127-TRN

R Avenue Long-term Improvement Project

**CONTRACT
NUMBER**

CONTRACT TITLE

CONTRACT ACTION

- NO ☒ Change Order - over \$45,000 Under \$30,000
- ☐ Construction – Sole Source Single Trade Under \$5,000
- ☐ Construction – Sole Source – Multiple Trades Under \$5,000
- ☐ Construction – Sealed Bid Under \$30,000
- ☐ Construction – Small Works Roster Under \$30,000
- ☐ Consultant – Architectural – Engineering Project Under \$30,000
- ☐ NON-PUBLIC WORK – Sole Source Under \$5,000
- ☐ NON-PUBLIC WORK – Bids Under \$7,500

MODIFICATION TITLE:

This Change Order will allow payment for a redesigned storm system due to utility conflicts.

SCOPE OF WORK:

All work shall conform to the WSDOT Specifications as outlined in the Contract Plans and Specifications.

WHY MODIFICATION IS NEEDED:

In the field, the locates identified more utilities than what was shown on the civil plans. Even though design locates were done for the design, not all were located as required. The additional utilities were potholed, elevations provided for each. The Engineer of Record was able to lower the entire design to get under the utilities.

FINANCIAL IMPLICATIONS:

R Avenue Improvement Fund Account 105.720.595.30.63

\$45,527.57

A Letter of Understanding has already been provided to SRV Construction, Inc.

There will also be an additional 6.5 days added to the contract for this work.

Attachments

- ☒ Letter of Understanding, dated January 23, 2024
- ☒ Sheet SD7 identifying revisions
- ☒ Sheet SP2 identifying revisions
- ☒ Force Account Breakout Sheets 3593 with City FA worksheet
- ☒ Force Account Breakout Sheets 3596 with City FA worksheet
- ☒ Force Account Breakout Sheets 3597 with City FA worksheet
- ☒ Force Account Breakout Sheets 5153 with City FA worksheet
- ☒ Force Account Breakout Sheets 5154 with City FA worksheet
- ☒ Force Account Breakout Sheets 5156 with City FA worksheet
- ☒ Force Account Breakout Sheets 5157 with City FA worksheet

Review And Approval

Project Manager  Date 06.13.24

City Engineer _____ Date _____

Public Works Director _____ Date _____

Mayor _____ ☐ Approved ☐ Disapproved

Comments _____



ANACORTES PUBLIC WORKS DEPARTMENT

Steven Lange, Lead Engineering Tech

P.O. BOX 547, ANACORTES, WA 98221

E-MAIL: stevel@cityofanacortes.org

PH(360) 293-1920

FAX(360) 293-1938

Letter of Understanding

Date: January 23, 2024

To: John Snyder, Project Manager

From: Steven Lange

Subject: Revised Storm Plans

(PW#20-127-TRN/Fed Aid: STPUS 6239-(002)

cc: Rob Hoxie, Kristen Hannon, John Norris, Matt Randall

Due to utilities found in the field and the addition of the waterline replacement, the storm water system on the east and west side of R Avenue has been redesigned to go under the crossings now that the new invert elevations are known.

It is understood that the following sheets will be incorporated into the contract via Change Order 1. Additionally, the revised storm work will be incorporated into the project via Change Order 13:

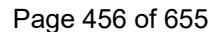
- SD7, Sheet 64 of 90 (Revision date 01-23-24)

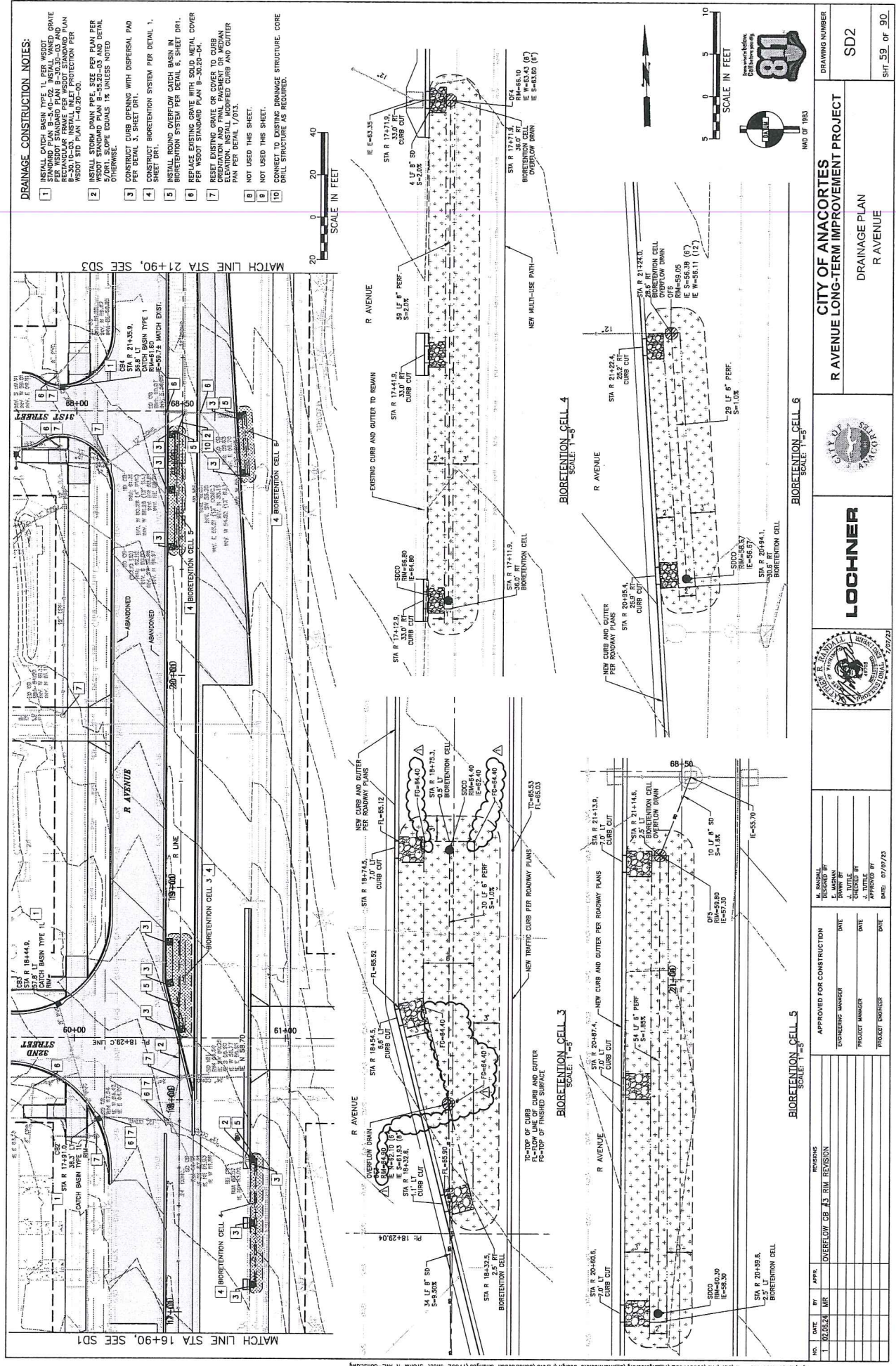
If you have any questions regarding this, please contact me at your earliest convenience at 360.661.3468. Please leave message.

Thank you for your attention to this.

Steven Lange
Lead Engineering Tech

Enclosed\Attached



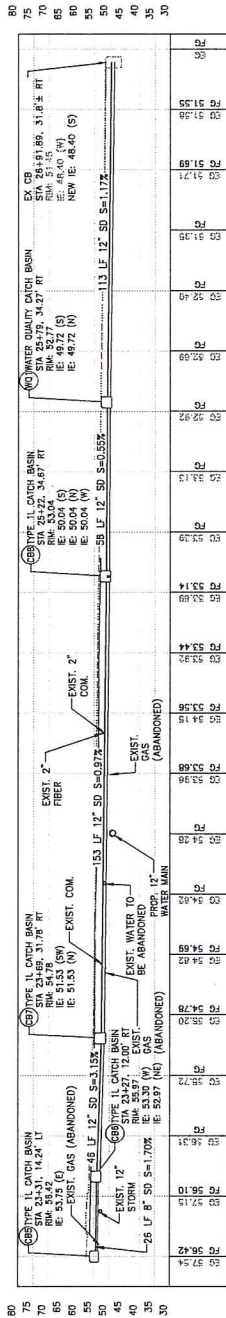


- DRAINAGE CONSTRUCTION NOTES:**
1. INSTALL CATCH BASIN TYPE 1L PER WSDOT STANDARD PLAN 8-30-03 AND DETAIL 1.01. PROVIDE 18" DIA. MANHOLE WITH 18" DIA. CAST IRON FRAME PER WSDOT STANDARD PLAN 8-30-03 AND DETAIL 1.01. PROVIDE 18" DIA. CAST IRON FRAME PER WSDOT STANDARD PLAN 8-30-03 AND DETAIL 1.01. PROVIDE 18" DIA. CAST IRON FRAME PER WSDOT STANDARD PLAN 8-30-03 AND DETAIL 1.01.
 2. INSTALL STORM DRAIN PIPE, SIZE PER PLAN PER WSDOT STANDARD PLAN 8-52-03 AND DETAIL 1.01. PROVIDE 18" DIA. MANHOLE WITH 18" DIA. CAST IRON FRAME PER WSDOT STANDARD PLAN 8-30-03 AND DETAIL 1.01. PROVIDE 18" DIA. CAST IRON FRAME PER WSDOT STANDARD PLAN 8-30-03 AND DETAIL 1.01.
 3. CONSTRUCT CURB OPENING WITH DISPERSE PAD PER DETAIL 3, SHEET DRI.
 4. CONSTRUCT BIORETENTION SYSTEM PER DETAIL 1, SHEET DRI.
 5. INSTALL ROUND OVERFLOW CATCH BASIN IN BIORETENTION SYSTEM PER DETAIL 5, SHEET DRI.
 6. REPLACE EXISTING GRATE WITH SOLID METAL COVER PER WSDOT STANDARD PLAN 8-30-03 AND DETAIL 1.01.
 7. RESET EXISTING GRATE OR COVER TO CURB ELEVATION. PROVIDE 18" DIA. MANHOLE WITH 18" DIA. CAST IRON FRAME PER WSDOT STANDARD PLAN 8-30-03 AND DETAIL 1.01.
 8. NOT USED THIS SHEET.
 9. UNLESS NOTED, EXISTING DRAINAGE STRUCTURE, CORE DRAIN STRUCTURE IS TO REMAIN.

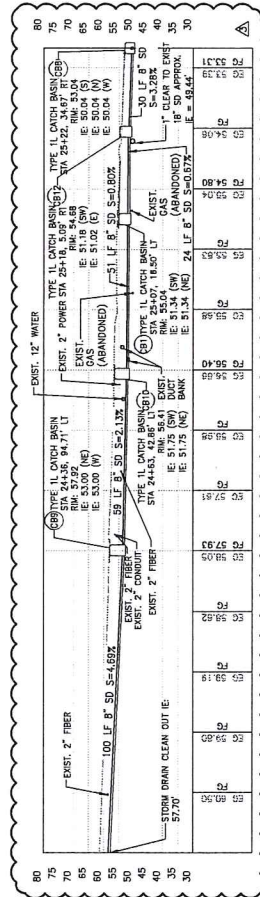
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT		DRAWING NUMBER SD2
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT		SHEET 59 OF 90
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT		DRAINAGE PLAN R AVENUE
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT		LOCHNER
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT		APPROVED FOR CONSTRUCTION ENGINEERING MANAGER DATE PROJECT MANAGER DATE PROJECT ENGINEER DATE
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT		APPROVED BY DATE 07/27/23

GENERAL NOTES

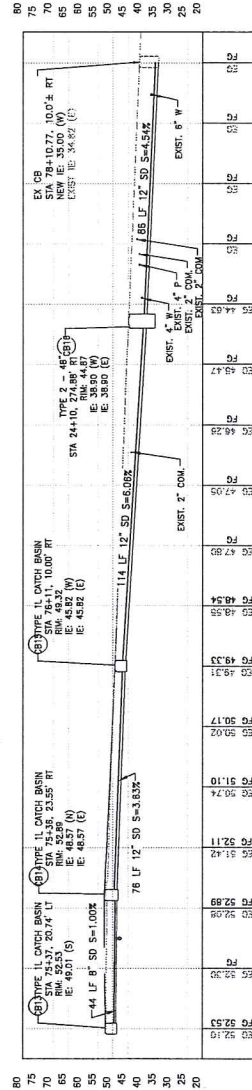
1. SEE ROADWAY PLANS FOR STORMWATER SYSTEM LAYOUT
2. SEE DRAINAGE DETAILS FOR ADDITIONAL STORMWATER SYSTEM INFORMATION.
3. STORM STRUCTURES REFERENCE R LINE OR E LINE STATION (ROADWAY CENTERLINE), PROFILE STATIONING AND ELEVATION. STORMWATER STRUCTURES THROUGH CENTERLINE AND ELEVATION POINTS OR CURVES.



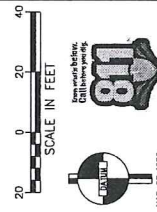
ROUNDABOUT STORM PROFILE - SOUTHEAST QUADRANT



ROUNDABOUT STORM PROFILE - NORTHWEST QUADRANT



30TH STREET STORM PROFILE



NO.	DATE	BY	APP.	REVISIONS	APPROVED FOR CONSTRUCTION		CITY OF ANACORTES		DRAWING NUMBER
					ENGINEERING MANAGER	DATE	R AVENUE LONG-TERM IMPROVEMENT PROJECT		
1	11/17/23	BR		30TH STREET STORMWATER SYSTEM REVISIONS					DP1
2	11/17/23	CB		12 INCH WATER MAIN ADDITION AND ROUNDABOUT					
3	12/18/23	CB		STORM REVISIONS FOR CONFLICT WITH EXISTING STORM					
				STORM REVISIONS FOR CONFLICT WITH EXISTING STORM				DRAINAGE PROFILE	
								R AVENUE	
								SHEET 65 OF 90	

Daily Force Account Worksheet

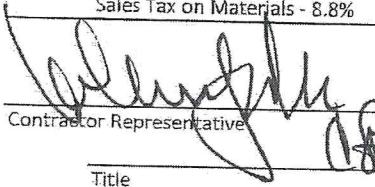
Project: R Avenue Long Term Improvements
 Work Authorized By: City of Anacortes
 Contractor: SRV Construction, Inc.
 Date: 12/20/2023
 Description of Work: Pick up 8" DI for Storm revision - 30 St.

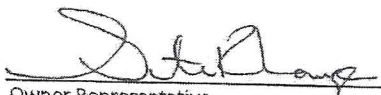
Work Order No.: 13W
 Item No.: 110
 FA #: 3593
 Prime:

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver	3.50	93.50			327.25
	Safety Meeting Allocaton - 1.25% of Labor	1.25%	327.25			4.09

No.	Equipment	Model	Total Amount
STK16	Crew Truck		234.54
TRL30	20' Fox Flatbed Trailer		42.00

No.	Materials/Services	Ref No.	Total Amount
	Core & Main #U133101	8" DI Pipe	4,503.88
	Core & Main #U133101	8" PVC Pipe	1,698.48
	Sales Tax on Materials - 8.8%		545.81


 Contractor Representative
 Title


 Owner Representative
 ENGINEERING TECH
 Title

Labor	331.34
29% Markup	96.09
Equipment	276.54
21% Markup	58.07
Material/Services	6,748.17
21% Markup	1,417.12
Subcontractors	-
12% Markup	-
Total	8,927.32

Request Time Extension: TBD (0.5) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW:
 SRV: \$8,927.32
 CITY: \$8,922.04
 \$5.28 DIFF.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-13-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (0.5)

Job Number: PW#20-127-TRN

Force Account #3593- Change Order: #13 WEST

Description of Work: Pickup Storm Material due to shallow grades

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
8-inch D.I. Pipe	109	LF	\$41.32	\$ 4,503.88
8-inch PVC Pipe	168	LF	\$10.11	\$ 1,698.48
Subtotal:				\$ 6,202.36
Tax @ 8.8%:				\$ 545.81
Subtotal:				\$ 6,748.17
WSDOT Markup 21%:				\$ 1,417.12
Total:				\$ 8,165.28

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Johnathon Langley	Truck Driver	3.5	93.5	\$ 327.25
Subtotal:				\$ 327.25
WSDOT Markup 29%:				\$ 94.90
Total:				\$ 422.15

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
20-Foot Flatbed Trailer	Trailer	3.5	\$12.00	\$ 42.00
Crew Truck	STK16	3.5	\$67.01	\$ 234.54
Subtotal:				\$ 276.54
WSDOT Markup 21%:				\$ 58.07
Total:				\$ 334.61

Grand Total: **\$ 8,922.04**

Calculated by Steven Lange on June 13, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24 REV

Daily Report of FA Worked, dated 12-20-23.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

Daily Force Account Record

3593

Project: 1306 Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.

Date: _____

Description of Work 12-20-23Pick up 8" DI For Storm revision 30st

Labor:	Classification	Reg Hours	OT Hours
--------	----------------	-----------	----------

<u>Johnathan</u>	<u>truck Driver</u>	<u>3 1/2</u>	
------------------	---------------------	--------------	--

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
------------	-----------------------	-----------	----------

<u>Stk 16</u>		<u>3 1/2 hr</u>	
---------------	--	-----------------	--

<u>til 30</u>		<u>3 1/2 hr</u>	
---------------	--	-----------------	--

Materials:	Description	Quantity
------------	-------------	----------



Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



INVOICE

1830 Craig Park Court
St. Louis, MO 63146

Invoice # U133101
Invoice Date 12/21/23
Account # 115293
Sales Rep MATTHEW SKINNER
Phone # 360-734-4210
Branch #308 Bellingham, WA
Total Amount Due \$9,954.14

Backordered from:
12/19/23 U106069

Remit To:
CORE & MAIN LP
PO BOX 28330
ST. LOUIS, MO 63146

S R V CONSTRUCTION INC
ACCOUNTS PAYABLE
PO BOX 507
ANACORTES WA 98221 0507

000/0000
00000

Shipped To:
CUSTOMER PICK-UP

CUSTOMER JOB- 1306 R AVE ANACORTES 1306 R AVENUE

Thank you for the opportunity to serve you! We appreciate your prompt payment.

Date Ordered	Date Shipped	Customer PO #	Job Name	Job #	Bill of Lading	Shipped Via	Invoice#
12/13/23	12/20/23	SEE BELOW	R AVE ANACORTES	1306		WILL CALL	U133101

Product Code	Description	Quantity		B/O	Price	UM	Extended Price
		Ordered	Shipped				
	CUSTOMER PO#- 1306 R AVENUE						
21T124M	12 MJ 45 C153 USA	2	2		443.94000	EA	887.88
21AMF712GRAPDI	12 RM GRIPRING GRAP-DI ACC FOR C900 AND DIP	4	4		209.40000	EA	837.60
65LPDCHLOR	LPD-CHLOR TABLET 45LB PAIL	1	1		199.62000	EA	199.62
61CLR1620665	R1620665 12 HYD EXT 5-1/4 MED CLOW	1	1		979.99000	EA	979.99
2708W08GG	8 PVC SDR35 SWR WYE GXG	1	1		281.95000	EA	281.95
27084GS	8 PVC SDR35 SWR 45 GXSP	1	1		141.07000	EA	141.07
2708CG	8 PVC SDR35 SWR GSKT CAP	1	1		84.89000	EA	84.89
2708PS	8 PVC SDR35 SWR SPIGOT PLUG	1	1		68.87000	EA	68.87
2708AMG	8 SDR35 GROUTED MANHOLE ADPT	1	1		96.32000	EA	96.32
010850T	8 TJ CL50 DI PIPE	109	109		41.32000	FT	4,503.88
04083514	8 PVC SDR35 SWR PIPE (G) 14'	168	168		10.11000	FT	1,698.48
75CO12LOC	12 CLEANOUT-LOCKING TYPE	1	1		173.59000	EA	173.59
29APLQ	LUBE 1 QT F/WATER/SWR PIPE	2	2		N/C	EA	

1306 M 110-5100 - - 4520 \$9,954.14

Freight	Delivery	Handling	Restock	Misc	Subtotal:	9,954.14
					Other:	.00
					Tax:	.00
Invoice Total:						\$9,954.14

Terms: NET 30
Ordered By: SHANE

This transaction is governed by and subject to Core & Main's standard terms and conditions, which are incorporated by reference and accepted.
To review these terms and conditions, please visit: <http://tandc.coreandmain.com/>

Daily Force Account Worksheet

Project: R Avenue Long Term Improvements
 Work Authorized By: City of Anacortes
 Contractor: SRV Construction, Inc.
 Date: 1/4/2024
 Description of Work: Storm revision Catch Basin #12 to #11

Work Order No.: 13W
 Item No.: 110
 FA #: 3596
 Prime:

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Operator 2+ Honor, Andrew	8.00	103.76			830.08
	General Laborer Loney, Dean	8.00	73.63			589.04
	Pipelayer Toby, Miguel	8.00	74.93			599.44
	Pipelayer Kaaland, Chad	8.00	73.93			591.44
	Operator 2 Mellor, Taben	4.00	102.55			410.20
	Safety Meeting Allocaton - 1.25% of Labor	1.25%	3,020.20			37.75

No.	Equipment	Model	Total Amount
EX17	Komatsu PC138 w/SD Bucket & Thumb	5.00	269.16
BH4	John Deere 310SG Backhoe	1.50	113.15
LDR7	Komatsu WA320-7 Loader	2.00	114.21
STK23	Crew Truck	8.00	67.01
	Small Tools	8.00	12.00

No.	Materials/Services	Ref No.	Total Amount
-----	--------------------	---------	--------------

Contractor Representative

Title

Owner Representative

Title

Labor	3,057.95
29% Markup	886.81
Equipment	2,376.03
21% Markup	498.97
Material/Services	-
21% Markup	-
Subcontractors	-
12% Markup	-
Total	6,819.75

Request Time Extension: TBD (1.0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW:

SRV: \$6,819.75

CITY: \$7,203.52

\$383.77 DIFF

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-13-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #3596- Change Order: #13 WEST

Description of Work: Storm Revision CB#12 to CB#11

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Dean Loney	Laborer	8	73.63	\$ 589.04
Andrew Honor	Operator 1	8	103.76	\$ 830.08
Taben Mellor	Operator 2	4	102.55	\$ 410.20
Miguel Toby	Pipe Layer	8	74.93	\$ 599.44
Chad Kaaland	Pipe Layer	8	74.93	\$ 599.44
Johnathon Langley	Truck Driver	3.5	93.5	\$ 327.25
Subtotal:				\$ 3,355.45
WSDOT Markup 29%:				\$ 973.08
Total:				\$ 4,328.53

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
LDR7 Komatsu WA320-7	Wheel Loader	2	\$114.21	\$ 228.42
EX 17 Komatsu PC138	Excavator	5	\$269.16	\$ 1,345.80
BH4 John Deere 310SG	Backhoe	1.5	\$113.15	\$ 169.73
Crew Truck	STK23	8	\$67.01	\$ 536.08
Small Tools		8	\$12.00	\$ 96.00
Subtotal:				\$ 2,376.03
WSDOT Markup 21%:				\$ 498.97
Total:				\$ 2,874.99

Grand Total: **\$ 7,203.52**

Calculated by Steven Lange on June 13, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24 REV

Daily Report of FA Worked, dated 01-04-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

Daily Force Account Record

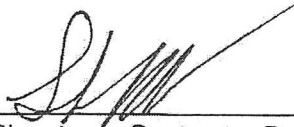
3596

Project: 1306 Work Order No.: _____
Work Authorized By: _____ Item No.: _____
Contractor: SRV Construction Inc.
Date: 1-4-24
Description of Work: Storm Revision CB 12 to 11

Labor:	Classification	Reg Hours	OT Hours
Andrew H	oper	8	
Dean L	labor	8	
Miguel T	pipelayer	8	
Chad K	pipelayer	8	
Taben M	oper	8	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
EX 17		8	
BH 4			
CDR		4	
SNL 26		8	

Materials:	Description	Quantity



Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

Daily Force Account Worksheet

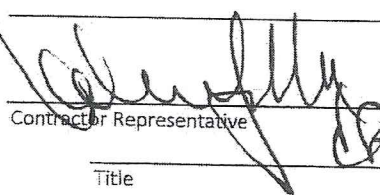
Project: R Avenue Long Term Improvements
 Work Authorized By: City of Anacortes
 Contractor: SRV Construction, Inc.
 Date: 1/5/2024
 Description of Work: Storm revision Catch Basin #11 to #10

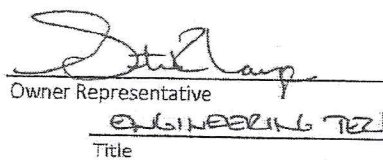
Work Order No.: 13W
 Item No.: 110
 FA #: 3597
 Prime:

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Operator 2+					
	Honor, Andrew	8.00	103.76			830.08
	Pipelayer					
	Looney, Dean	8.00	74.93			599.44
	Pipelayer					
	Toby, Miguel	8.00	74.93			599.44
	Pipelayer					
	Kaaland, Chad	5.00	74.93			374.65
	Operator 3					
	Kaaland, Chad	3.00	101.78			305.34
	Operator 2					
	Mellor, Taben	8.00	102.55			820.40
	Safety Meeting Allocaton - 1.25% of Labor	1.25%	3,529.35			44.12

No.	Equipment	Model	Total Amount
EX17	Komatsu PC138 w/SD Bucket & Thumb		
		8.00	269.16
BH4	John Deere 310SG Backhoe		
		3.00	113.15
LDR7	Komatsu WA320-7 Loader		
		8.00	114.21
STK23	Crew Truck		
		8.00	67.01
	Small Tools		
		8.00	12.00

No.	Materials/Services	Ref No.	Total Amount
-----	--------------------	---------	--------------


 Contractor Representative
 Title


 Owner Representative
 ENGINEERING TECH
 Title

Labor	3,573.47
29% Markup	1,036.31
Equipment	4,038.49
21% Markup	848.08
Material/Services	-
21% Markup	-
Subcontractors	-
12% Markup	-
Total	9,496.35

Request Time Extension: TBD (1.0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

COST REVIEW BY CITY:

SRV : 9,496.35

CITY : 9,729.41

\$233.06 DIFF

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-13-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #3597- Change Order: #13 WEST

Description of Work: Storm Revision CB#11 to CB#10

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Andrew Honor	Operator 1	8	103.76	\$ 830.08
Taben Mellor	Operator 2	8	102.55	\$ 820.40
Chad Kaaland	Operator 3	3	101.78	\$ 305.34
Dean Loney	Pipe Layer	8	74.93	\$ 599.44
Miguel Toby	Pipe Layer	8	74.93	\$ 599.44
Chad Kaaland	Pipe Layer	8	74.93	\$ 599.44
Subtotal:				\$ 3,754.14
WSDOT Markup 29%:				\$ 1,088.70
Total:				\$ 4,842.84

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
LDR7 Komatsu WA320-7	Wheel Loader	8	\$114.21	\$ 913.68
EX 17 Komatsu PC138	Excavator	8	\$269.16	\$ 2,153.28
BH4 John Deere 310SG	Backhoe	3	\$113.15	\$ 339.45
Crew Truck	STK23	8	\$67.01	\$ 536.08
Small Tools		8	\$12.00	\$ 96.00
Subtotal:				\$ 4,038.49
WSDOT Markup 21%:				\$ 848.08
Total:				\$ 4,886.57

Grand Total: **\$ 9,729.41**

Calculated by Steven Lange on June 13, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24 REV

Daily Report of FA Worked, dated 01-05-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

Daily Force Account Record

3597

Project: 1306 Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.Date: 1-5-24Description of Work CB 11 to 10 (Storm Revisions)

Labor:	Classification	Reg Hours	OT Hours
--------	----------------	-----------	----------

Andrew H	oper	8	
----------	------	---	--

Dean L	PL	8	
--------	----	---	--

Mequelt	PL	8	
---------	----	---	--

Chad K oper 3 Hr	Chad K PL 5 Hr		
------------------	----------------	--	--

Taber M		8	
---------	--	---	--

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
------------	-----------------------	-----------	----------

EX 17		8	
-------	--	---	--

BH 4		3	
------	--	---	--

LOP 7		8	
-------	--	---	--

SHL 23		8	
--------	--	---	--

Materials:	Description	Quantity
------------	-------------	----------


Signature - Contractor Representative_____
Signature - Owners RepresentativeRequest Time Extension: 4BD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

Daily Force Account Worksheet

Project: R Avenue Long Term Improvements
 Work Authorized By: City of Anacortes
 Contractor: SRV Construction, Inc.
 Date: 1/16/2024
 Description of Work: Storm revision Catch Basin #9 to #10

Work Order No.: 13W
 Item No.: 110
 FA #: 5153
 Prime:

No.	Classification		Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Pipelayer	Kaaland, Chad	6.50	74.93			487.05
	Operator 3	Kaaland, Chad	2.00	101.78			203.56
	Operator 2+	Honor, Andrew	8.50	103.76			881.96
	General Laborer	Toby, Miguel	8.50	73.63			625.86
	Operator 2	Mellor, Taben	8.00	102.55			820.40
	General Laborer	Morris, Riley	5.50	73.63			404.97
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	3,423.79			42.80

No.	Equipment	Model			Total Amount
EX16	Kubota KX057-4 Excavator w/SD Bucket & Thumb		2.00	141.22	282.44
EX17	Komatsu PC138 w/SD Bucket & Thumb		8.50	269.16	2,287.86
LDR7	Komatsu WA320-7 Loader		8.50	114.21	970.79

No.	Materials/Services	Ref No.	Total Amount
-----	--------------------	---------	--------------

Contractor Representative

Title

Owner Representative

Title

Labor	3,466.58
29% Markup	1,005.31
Equipment	3,541.09
21% Markup	743.63
Material/Services	-
21% Markup	-
Subcontractors	-
12% Markup	-
Total	8,756.60

Request Time Extension: TBD (1.5) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY Cost Review:

SRV: \$8,756.60

CITY: \$8,701.40

\$55.20 DIFF.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-13-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.5)

Job Number: PW#20-127-TRN

Force Account #5153- Change Order: #13 WEST

Description of Work: Storm Revision CB#9 to #10

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Riley Morris	Laborer	5.5	73.63	\$ 404.97
Miguel Toby	Laborer	8.5	73.63	\$ 625.86
Andrew Honor	Operator 1	8.5	103.76	\$ 881.96
Taben Mellor	Operator 2	8	102.55	\$ 820.40
Chad Kaaland	Operator 3	2	101.78	\$ 203.56
Chad Kaaland	Pipe Layer	6.5	74.93	\$ 487.05
Subtotal:				\$ 3,423.79
WSDOT Markup 29%:				\$ 992.90
Total:				\$ 4,416.68

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
LDR7 Komatsu WA320-7	Wheel Loader	8.5	\$114.21	\$ 970.79
EX 16 Kubato KX057-4	Excavator	2	\$141.22	\$ 282.44
EX 17 Komatsu PC138	Excavator	8.5	\$269.16	\$ 2,287.86
Subtotal:				\$ 3,541.09
WSDOT Markup 21%:				\$ 743.63
Total:				\$ 4,284.71

Grand Total: **\$ 8,701.40**

Calculated by Steven Lange on June 13, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24 REV

Daily Report of FA Worked, dated 01-16-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

Daily Force Account Record

5153

Project: 1306 R Ave Work Order No.: _____
 Work Authorized By: _____ Item No.: _____
 Contractor: SRV Construction Inc.
 Date: 1-16-24
 Description of Work install Storm run Between CB 9 & 10

Labor:	Classification	Reg Hours	OT Hours
Chad K	pipe layer	7 1/2	
Andrew H	oper	8 1/2	
Miguel T	labor	8 1/2	
Taban M	oper	8 1/2	
Riley	labor	5 1/2	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
EX 116		2	
EX 17		8 1/2	
LDR 7		8 1/2	

Materials:	Description	Quantity



Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBZ days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

Daily Force Account Worksheet

Project: R Avenue Long Term Improvements
 Work Authorized By: City of Anacortes
 Contractor: SRV Construction, Inc.
 Date: 1/22/2024
 Description of Work: Storm revision Catch Basin #9 to new CB at Sta 23+36 end of curb

Work Order No.: 13W
 Item No.: 110
 FA #: 5154
 Prime:

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	General Laborer	Toby, Miguel	8.00	73.63		589.04
	Pipelaye	Kaaland, Chad	4.00	74.93		299.72
	Operator 3	Kaaland, Chad	4.00	101.78		407.12
	Operator 2+	Honor, Andrew	8.00	103.76		830.08
	Truck Driver	Brown, Eric	4.50	94.52		425.34
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	2,551.30		31.89

No.	Equipment	Model	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
EX21	Komatsu PC238 Excavator with Thumb & SD Bucket		8.00	265.38			2,123.04
TK29/86	Dump Truck & Trailer		4.00	114.87			459.48
STK23	Crew Truck		8.00	67.01			536.08
	Small Tools		8.00	12.00			96.00

No.	Materials/Services	Ref No.	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Dump Fee - Tons	Miles #2014709	82.24	1.43			117.60
	Dump Fee Tax - 3.6%		3.60%	117.60			4.23

Contractor Representative

Title

Owner Representative

Title

Labor	2,583.19
29% Markup	749.13
Equipment	3,214.60
21% Markup	675.07
Material/Services	121.84
21% Markup	25.59
Subcontractors	-
12% Markup	-
Total	7,369.41

Request Time Extension: TBD (1.5) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW:

SRV: \$ 7,369.41

CITY: \$ 7,335.67

\$ 33.74 DIFF

Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	13W
Work Authorized By:	City of Anacortes	Item No.:	110
Contractor:	SRV Construction, Inc.	FA #:	5154
Date:	1/22/2024	Prime:	
Description of Work:	Storm revision Catch Basin #9 to new CB at Sta 23+36 end of curb		

No.	Classification		Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	General Laborer	Toby, Miguel	8.00	73.63			589.04
	Pipelayer	Kaaland, Chad	4.00	74.93			299.72
	Operator 3	Kaaland, Chad	4.00	101.78			407.12
	Operator 2+	Honor, Andrew	8.00	103.76			830.08
	Truck Driver	Brown, Eric	4.50	94.52			425.34
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	2,551.30			31.89

No.	Equipment	Model				Total Amount
EX21	Komatsu PC238 Excavator with Thumb & SD Bucket		8.00	265.38		2,123.04
TK29/86	Dump Truck & Trailer		4.00	114.87		459.48
STK23	Crew Truck		8.00	67.01		536.08
	Small Tools		8.00	12.00		96.00

No.	Materials/Services	Ref No.			Total Amount
	Dump Fee - Tons	Miles #2014709	82.24	1.43	117.60
	Dump Fee Tax - 3.6%		3.60%	117.60	4.23

Contractor Representative		Labor	2,583.19
		29% Markup	749.13
		Equipment	3,214.60
		21% Markup	675.07
		Material/Services	121.84
		21% Markup	25.59
		Subcontractors	-
		12% Markup	-
		Total	7,369.41

Request Time Extension: TBD (1.5) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY Cost Review:

SRV: \$ 7,369.41

CITY: \$ 7,335.67

\$ 33.74 DIFF

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-13-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.5)

Job Number: PW#20-127-TRN

Force Account #5154- Change Order: #13 WEST

Description of Work: Storm Revision CB#9 to New CB at 23+36

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	82.24	Tons	\$1.43	\$ 117.60
				\$ -
			Subtotal:	\$ 117.60
			Tax @ 8.8%:	\$ 10.35
			Subtotal:	\$ 127.95
			WSDOT Markup 21%:	\$ 26.87
			Total:	\$ 154.82

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Miguel Toby	Laborer	8	73.63	\$ 589.04
Andrew Honor	Operator 1	8	103.76	\$ 830.08
Chad Kaaland	Operator 3	4	101.78	\$ 407.12
Chad Kaaland	Pipe Layer	4	74.93	\$ 299.72
Eric Brown	Truck wTrailer	4.5	94.52	\$ 425.34
			Subtotal:	\$ 2,551.30
			WSDOT Markup 29%:	\$ 739.88
			Total:	\$ 3,291.18

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 29 and Trailer 46	Dump Truck	4	\$114.87	\$ 459.48
EX 21 Komatsu PC238	Excavator	8	\$265.38	\$ 2,123.04
Crew Truck	STK23	8	\$67.01	\$ 536.08
Small Tools		8	\$12.00	\$ 96.00
			Subtotal:	\$ 3,214.60
			WSDOT Markup 21%:	\$ 675.07
			Total:	\$ 3,889.67

Grand Total: **\$ 7,335.67**

Calculated by Steven Lange on June 13, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24 REV

Daily Report of FA Worked, dated 01-22-24.

City of Anacortes Signature: _____

Date: _____

Contractor's Signature: _____

Date: _____

Daily Force Account Record

5154

Project: 1306 R Ave Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.Date: 1-22-24Description of Work CB 9 to new CB at Sta 23+36
End of CB 16

Labor:	Classification	Reg Hours	OT Hours
Mequiel T	Laber	8	
Chad K	P. Player	8	
Andrew H	oper	8	
Eric B	Truck Driver	4 1/2	
Chad K	oper	4	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
Ex 21		8	
+129+1L46		4	
StK 23		8	

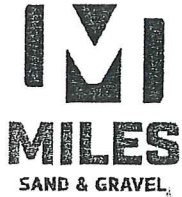
Materials:	Description	Quantity
miles Ticket #	trench L	82.24 Ton
332061		
332064		
332067		



 Signature - Contractor Representative

 Signature - Owners Representative
Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	01/22/2024	2014709	1

RECEIVED

FEB - 1 2024

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

SRV CONSTRUCTION

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK				ANACORTES	
01/22	114-332061	26.30	TN	DUMP FEE-DIRT/WASTE	1.430	1.35	38.96
01/22	114-332064	27.80	TN	DUMP FEE-DIRT/WASTE	1.430	1.43	41.18
01/22	114-332067	28.14	TN	DUMP FEE-DIRT/WASTE	1.430	1.45	41.69
JOB TOTAL LINE							121.83

PRODUCT RECAP
82.24 1500 DUMP FEE-DIRT/WASTE

1306 oth 110-5154 — 82.24 46057 \$121.83

ENTERED
FEB - 5 2024

AMOUNT DUE ► 121.83

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS

Daily Force Account Worksheet

Project: R Avenue Long Term Improvements
 Work Authorized By: City of Anacortes
 Contractor: SRV Construction, Inc.
 Date: 1/23/2024
 Description of Work: Export from Storm Trench - Revised Storm 30th Street

Work Order No.: 13W
 Item No.: 110
 FA #: 5156
 Prime:

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver Brown, Eric	4.50	94.52			425.34
	Truck Driver Holum, John	4.00	94.52			378.08
	Foreman Hamilton, Shane	1.50	107.09			160.64
	Safety Meeting Allocaton - 1.25% of Labor	1.25%	964.06			12.05

No.	Equipment	Model	Total Amount
TK29/46	Dump Truck & Trailer		516.92
TK47/62	Dump Truck & Trailer		459.48
EX21	Komatsu PC238 Excavator with Thumb & SD Bucket		398.07

No.	Materials/Services	Ref No.	Total Amount
	Dump Fee - Tons	Miles #2014798	200.20
	Dump Fee Tax - 3.6%		7.21

Contractor Representative

Title

Owner Representative

Title

Labor	976.11
29% Markup	283.07
Equipment	857.55
21% Markup	180.09
Material/Services	207.41
21% Markup	43.56
Subcontractors	-
12% Markup	-
Total	2,547.77

Request Time Extension: TBD (0.5) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY Cost Review:

SRV: \$2,547.77

CITY: \$3,170.29

\$622.52 DIFF

80% DIFF

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-13-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (0.5)

Job Number: PW#20-127-TRN

Force Account #5156- Change Order: #13 WEST

Description of Work: Export from Storm Trench

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	140	Tons	\$1.43	\$ 200.20
			Subtotal:	\$ 200.20
			Tax @ 8.8%:	\$ 17.62
			Subtotal:	\$ 217.82
			WSDOT Markup 21%:	\$ 45.74
			Total:	\$ 263.56

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Shane Hamilton	Foreman	1.5	107.09	\$ 160.64
Johnathon Holum	Truck w\Trailer	4	94.52	\$ 378.08
Eric Brown	Truck w\Trailer	4.5	94.52	\$ 425.34
			Subtotal:	\$ 964.06
			WSDOT Markup 29%:	\$ 279.58
			Total:	\$ 1,243.63

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 29 and Trailer 46	Dump Truck	4.5	\$114.87	\$ 516.92
Truck 47 and Trailer 62	Dump Truck	4	\$114.87	\$ 459.48
EX 21 Komatsu PC238	Excavator	1.5	\$265.38	\$ 398.07
			Subtotal:	\$ 1,374.47
			WSDOT Markup 21%:	\$ 288.64
			Total:	\$ 1,663.10

Grand Total: **\$ 3,170.29**

Calculated by Steven Lange on June 13, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24 REV

Daily Report of FA Worked, dated 01-23-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:



400 Valley Ave NE
Puyallup, WA 98372-2516

253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
--------------	------	-------------	------

300986

01/23/2024

2014798

1

RECEIVED

FEB - 1 2024

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

SRV CONSTRUCTION

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK				ANACORTES	
01/23	114-332068	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
01/23	114-332069	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
01/23	114-332070	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
01/23	114-332071	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
01/23	114-332072	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
01/23	114-332075	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
JOB TOTAL LINE							207.42

PRODUCT RECAP

140.00 1500

DUMP FEE-DIRT/WASTE

1306 oth 110-5156 — 140 4605 \$207.42

ENTERED
FEB - 1 2024

AMOUNT DUE ►

207.42

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-13-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (0.5)

Job Number: PW#20-127-TRN

Force Account #5156- Change Order: #13 WEST

Description of Work: Storm Revision CB#9 to New CB at 23+36

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	140	Tons	\$1.43	\$ 200.20
			Subtotal:	\$ 200.20
			Tax @ 8.8%:	\$ 17.62
			Subtotal:	\$ 217.82
			WSDOT Markup 21%:	\$ 45.74
			Total:	\$ 263.56

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Shane Hamilton	Foreman	1.5	107.09	\$ 160.64
Johnathon Holum	Truck w\Trailer	4	94.52	\$ 378.08
Eric Brown	Truck w\Trailer	4.5	94.52	\$ 425.34
			Subtotal:	\$ 964.06
			WSDOT Markup 29%:	\$ 279.58
			Total:	\$ 1,243.63

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 29 and Trailer 46	Dump Truck	4.5	\$114.87	\$ 516.92
Truck 47 and Trailer 62	Dump Truck	4	\$114.87	\$ 459.48
EX 21 Komatsu PC238	Excavator	1.5	\$265.38	\$ 398.07
			Subtotal:	\$ 1,374.47
			WSDOT Markup 21%:	\$ 288.64
			Total:	\$ 1,663.10

Grand Total: **\$ 3,170.29**

Calculated by Steven Lange on June 13, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24 REV

Daily Report of FA Worked, dated 01-23-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

Daily Force Account Worksheet

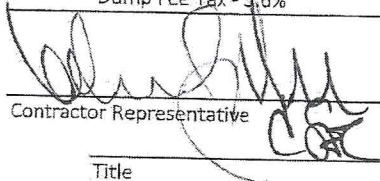
Project: R Avenue Long Term Improvements
 Work Authorized By: City of Anacortes
 Contractor: SRV Construction, Inc.
 Date: 1/24/2024
 Description of Work: Export from Storm Trench - Revised Storm 30th Street

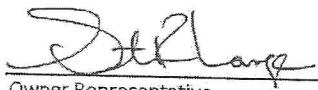
Work Order No.: 13W
 Item No.: 110
 FA #: 5157
 Prime:

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver Brown, Eric	2.50	94.52			236.30
	Truck Driver Holum, John	4.00	94.52			378.08
	Foreman Hamilton, Shane	1.00	107.09			107.09
	Safety Meeting Allocaton - 1.25% of Labor	1.25%	721.47			9.02

No.	Equipment	Model	Reg Hours	Reg Rate	Total Amount
TK29/46	Dump Truck & Trailer		2.50	114.87	287.18
TK47/62	Dump Truck & Trailer		1.00	114.87	114.87
EX21	Komatsu PC238 Excavator with Thumb & SD Bucket		1.00	265.38	265.38

No.	Materials/Services	Ref No.	Reg Hours	Reg Rate	Total Amount
	Dump Fee - Tons	Miles #2014902	116.00	1.43	165.88
	Dump Fee Tax - 3.6%		3.60%	165.88	5.97


 Contractor Representative
 Title


 Owner Representative
 ENG. TECH
 Title

Labor	730.49
29% Markup	211.84
Equipment	380.25
21% Markup	79.85
Material/Services	171.85
21% Markup	36.09
Subcontractors	-
12% Markup	-
Total	1,610.37

Request Time Extension: TBD (0.5) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW:
 SRV: \$1,956.66
 CITY: \$1,956.66
 \$346.29 DIFF

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-13-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (0.5)

Job Number: PW#20-127-TRN

Force Account #5157- Change Order: #13 WEST

Description of Work: Export from Storm Trench

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	116	Tons	\$1.43	\$ 165.88
			Subtotal:	\$ 165.88
			Tax @ 8.8%:	\$ 14.60
			Subtotal:	\$ 180.48
			WSDOT Markup 21%:	\$ 37.90
			Total:	\$ 218.38

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Shane Hamilton	Foreman	1	107.09	\$ 107.09
Johnathon Holum	Truck w\Trailer	4	94.52	\$ 378.08
Eric Brown	Truck w\Trailer	2.5	94.52	\$ 236.30
			Subtotal:	\$ 721.47
			WSDOT Markup 29%:	\$ 209.23
			Total:	\$ 930.70

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 29 and Trailer 46	Dump Truck	2.5	\$114.87	\$ 287.18
Truck 47 and Trailer 62	Dump Truck	1	\$114.87	\$ 114.87
EX 21 Komatsu PC238	Excavator	1	\$265.38	\$ 265.38
			Subtotal:	\$ 667.43
			WSDOT Markup 21%:	\$ 140.16
			Total:	\$ 807.58

Grand Total: **\$ 1,956.66**

Calculated by Steven Lange on June 13, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24 REV

Daily Report of FA Worked, dated 01-24-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

Daily Force Account Record

5157

Project: 1306 R Ave Work Order No.: _____
 Work Authorized By: _____ Item No.: _____
 Contractor: SRV Construction Inc.
 Date: 1-24-24
 Description of Work Export From Storm Trench's
Revised Storm 30th

Labor:	Classification	Reg Hours	OT Hours
<u>Eric B</u>	<u>Truck Driver</u>	<u>2 1/2</u>	
<u>John H</u>	<u>Truck Driver</u>	<u>4</u>	
<u>Shane H</u>	<u>OPER</u>	<u>1</u>	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
<u>#129 Trk 46</u>		<u>2 1/2</u>	
<u>#147 Trk 88</u>		<u>4</u>	
<u>St 21</u>		<u>1</u>	

Materials:	Description	Quantity
<u>#29</u>	<u>#47</u>	<u>140</u>
<u>Miles ticket #</u>		
<u>332089</u>	<u>332079</u>	
<u>332091</u>	<u>332085</u>	<u>total = 140 yds</u>
	<u>332086</u>	
	<u>332099</u>	
<u>48 yds</u>	<u>92 yds</u>	

Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: 7 B D days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	01/24/2024	2014902	1

RECEIVED

FEB - 1 2024

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

SRV CONSTRUCTION

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK			ANACORTES		
01/24	114-332079	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
01/24	114-332085	12.00	TN	DUMP FEE-DIRT/WASTE	1.430	0.62	17.78
01/24	114-332086	12.00	TN	DUMP FEE-DIRT/WASTE	1.430	0.62	17.78
01/24	114-332089	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
01/24	114-332090	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
01/24	114-332091	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
JOB TOTAL LINE							171.86

PRODUCT RECAP

116.00 1500

DUMP FEE-DIRT/WASTE

1306 Oth 110-5157 — 116 4605 \$171.86

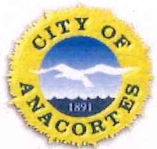
ENTERED
FEB - 5 2024

AMOUNT DUE ►

171.86

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS



MODIFICATION MEMO COP#25

DATE: June 17, 2024

TO: Matt Miller
Mayor

FROM: Andrew Rheaume
Director of Public Works

PW#20-127-TRN

R Avenue Long-term Improvement Project

**CONTRACT
NUMBER**

CONTRACT TITLE

CONTRACT ACTION

- | | |
|---|----------------|
| ☐ Change Order | Under \$30,000 |
| ☐ Construction – Sole Source Single Trade | Under \$5,000 |
| ☐ Construction – Sole Source – Multiple Trades | Under \$5,000 |
| ☐ Construction – Sealed Bid | Under \$30,000 |
| ☐ Construction – Small Works Roster | Under \$30,000 |
| ☐ Consultant – Architectural – Engineering Project | Under \$30,000 |
| ☐ NON-PUBLIC WORK – Sole Source | Under \$5,000 |
| ☐ NON-PUBLIC WORK – Bids | Under \$7,500 |

MODIFICATION TITLE:

This Change Order will allow for payment for a change of condition due to inconsistent Cement Treated Base from the road bores

SCOPE OF WORK:

All work shall conform to the WSDOT Specifications as outlined in the Contract Plans and Specifications.

**WHY MODIFICATION IS
NEEDED:**

The geotech reports identified 7"-9" depth of Cement Treated Base under the asphalt. During excavation of the roadway, the average depth of Cement Treated Base was 14" in depth. The Engineer of Record when calculated the material, used 7" average depth for the calculation, based on the Geotech bore depths.

FINANCIAL IMPLICATIONS:

R Avenue Improvement Fund Account 105.720.595.30.63

\$162,156.84

A Letter of Understanding has already been provided to SRV Construction, Inc.

There will also be an additional 3.0 days added to the contract for this work.

Attachments

- ☒ Letter of Understanding, dated November 27, 2023
- ☒ New Bid Item 14B
- ☒ Vicinity map of work area
- ☒ Emails outlining costs since time has passed.
- ☒ Project Photos
- ☒
- ☒
- ☒
- ☒
- ☒

Review And Approval

Project Manager  Date 06-17-24

City Engineer _____ Date _____

Public Works Director _____ Date _____

Mayor _____ ☐ Approved ☐ Disapproved

Comments _____



ANACORTES PUBLIC WORKS DEPARTMENT

Steven Lange, Lead Engineering Tech

P.O. BOX 547, ANACORTES, WA 98221

E-MAIL: stevel@cityofanacortes.org

PH(360) 293-1920

Letter of Understanding

Date: November 27, 2023

To: John Snyder, Project Manager

From: Steven Lange

Subject: Cement Concrete Road Under Asphalt 2
(PW#20-127-TRN/Fed Aid: STPUS 6239-(002))

cc: Rob Hoxie, Kristen Hannon, John Norris

This letter is a follow to a conversation an email notification of a change of condition due to the cement concrete under the road being thicker than identified in the bore logs in the contract plans and specifications.

It is understood that the Engineer of Record used an average depth of 7-inches for calculating the sawcutting numbers and roadway removal

It is understood that this is a change to the contract plans, therefore the number and quantity provided will be under Change Order 25. Change Order 25 will create a new Bid Item 14B.

If you have any questions regarding this, please contact me at your earliest convenience at 360.661.3468. Please leave message.

Thank you for your attention to this.

Steven Lange
Lead Engineering Tech

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-17-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (3.0)

Job Number: PW#20-127-TRN

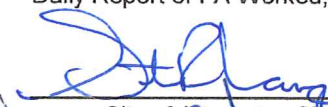
Force Account #_- Change Order: #25

Description of Work: Addition Concrete depth - Change of Condition

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
New Bid Item 14B - Roadway Ex-Cement, Including Haul	1381.94	CY	\$117.34	\$ 162,156.84

Calculated by Steven Lange on June 17, 2024 using the FA Labor and Equipment Rates provided
By SRV Construction. Parts and Prices were determined by receipts. Submitted 02-08-24

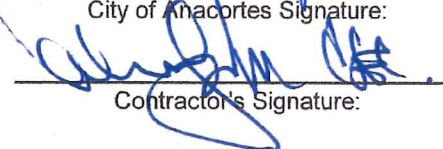
Daily Report of FA Worked, dated 11-27-24.



City of Anacortes Signature:

06.18.24

Date:

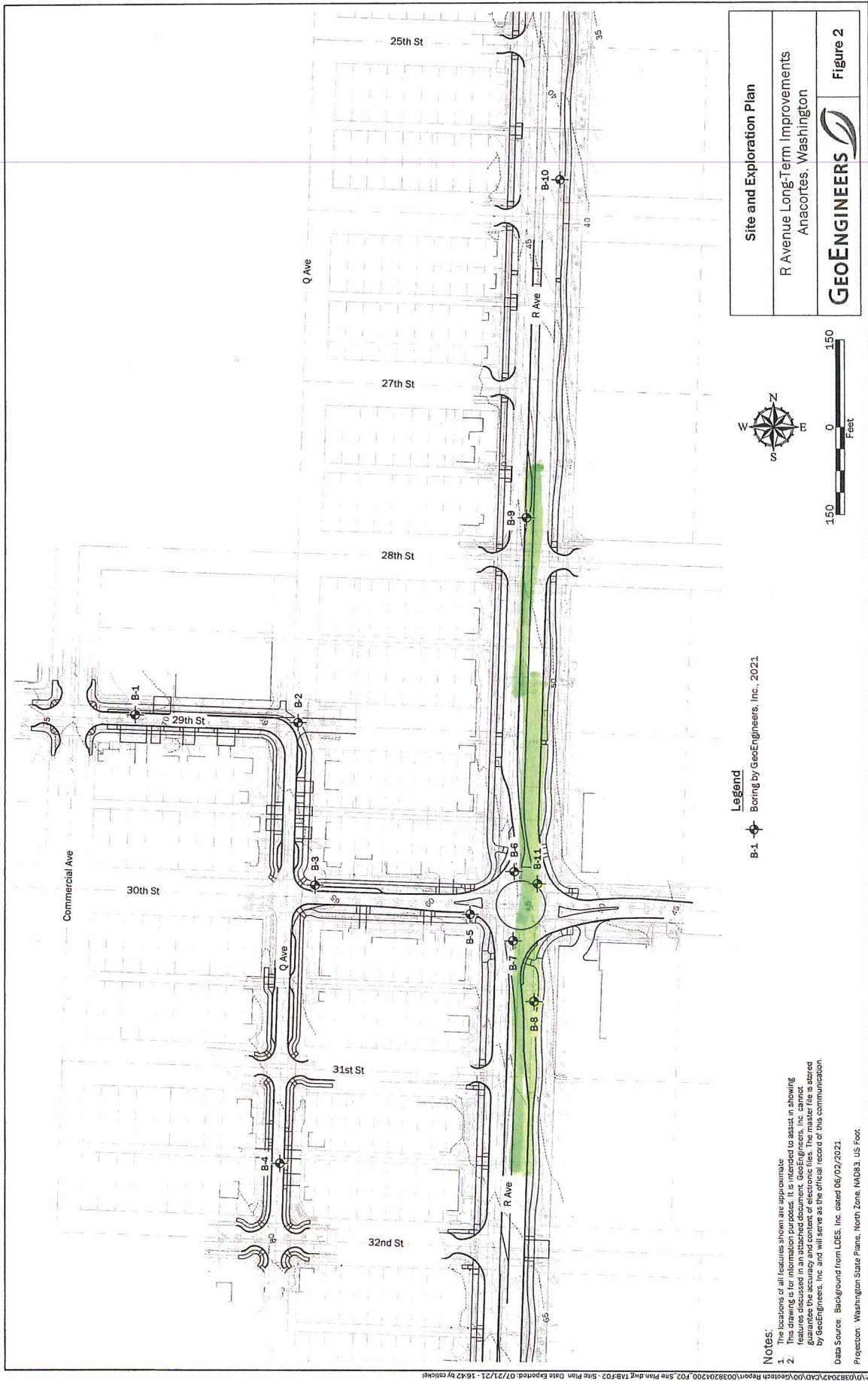


Contractor's Signature:

6/18/2024

Date:

Page 1 of 1



Steve Lange

From: Randall, Matt <mranda11@hwlochner.com>
Sent: Thursday, December 7, 2023 9:13 AM
To: Steve Lange
Subject: RE: r ave Change Condition

Steve,

Per the geotech report (p2 and 3), the concrete found in Borings 8 and 11 was immediately below the asphalt with a total depth of 12 inches (3 over 9) in Boring 8 and 11 inches (5 over 6) in Boring 11. This is well above the expected depth of roadway excavation including haul of 25 inches to account for the new 7 inches of new AC, 6 inches of Crushed top course, and 12 inches of crushed base course and is part of the Roadway Excavation Incl. Haul bid item.

Matt

Office: 360.291.5540 (M,W,F)
Office: 360.922.7394 (Tu,Th)

From: Steve Lange <stevel@cityofanacortes.org>
Sent: Wednesday, December 6, 2023 8:27 AM
To: Randall, Matt <mranda11@hwlochner.com>
Subject: FW: r ave Change Condition

[EXTERNAL EMAIL] This is an external email. ****NEVER CLICK or OPEN**** unexpected links or attachments. ****NEVER**** provide User ID or Password. If this email seems suspicious, forward the email to spam for inspection.

Mimecast Attachment Protection has deemed this file to be safe, but always exercise caution when opening files.

Matt,

Have you had time to review your estimate on the amount of concrete under the asphalt that was part of your overall removal?

Steven Lange
Lead Engineering Tech

From: John Snyder <john@srvconstruction.com>
Sent: Monday, November 27, 2023 2:40 PM
To: Steve Lange <stevel@cityofanacortes.org>
Cc: Krysta Verbarendse <krysta@srvconstruction.com>; steve@srvconstruction.com; Jim Jauron <jim@srvconstruction.com>; Shane Hamilton <shane@srvconstruction.com>
Subject: RE: r ave Change Condition

Steve,

Per the geo tech report and the Site exploration Plan within the contract specifications , only two of the borings show concrete Number B-8 of 9 inches and B-11 of 6" for an average depth of 7.5"
The concrete road section encountered was well beyond the thickness identified within the boring logs and exceeded the overall area of what could have been expected at bid time.
See attached site map showing approximate location of encountered concrete

Steve Lange

From: Krysta Verbarendse <krysta@srvconstruction.com>
Sent: Thursday, February 8, 2024 12:11 PM
To: Steve Lange
Cc: Steve Verbarendse (steve@srvconstruction.com); John Snyder (john@srvconstruction.com); Jim Jauron
Subject: #1306 - R Avenue Improvements - CO #25, Concrete Removal
Attachments: CO #25 R Ave-Oversized Concrete Road Ex to 12-31-2023.pdf

***** This email is from outside the City of Anacortes network. Please use caution when clicking on links, opening attachments, or replying. *****

Steve,

As was previously discussed, SRV encountered Concrete Road Section during the Roadway Excavation work that was identified as per 1-04.7 Differing Site Condition (Changed Conditions). The City directed SRV to remove the concrete as identified in the field per Change Order #25. Although we expect to encounter some additional Concrete at the intersection of 32nd Street and R Avenue, we have tracked the current costs through December 31, 2023 as below. This encompasses the removal at the following locations:

Sta 19+95 to 28+17 at 26' wide	
Sta 14+86 to 19+95 at 11' wide	
Sta 17+67 to 18+90 at 4' wide	
Sta 29+36 to 29+72 at 4' wide	
Sta 30+50 to 30+63 at 4" wide	
Sta 28+17 to 32+10 at 11' wide	
Total Cubic Yardage to date:	1,381.94 CY

Total Costs for removal thru 12/31/2023:	\$191,180.00
Roadway Excavation Credit:	\$ (29,020.74)

Total cost to remove concrete to date:	\$162,159.26
--	--------------

Request Additional Contract Days: Three (3) Working Days

Please call to discuss at your earliest convenience.

Sincerely,

Krysta Verbarendse
SRV Construction, Inc.
PO Box 507
9884 Padilla Heights Road
Anacortes, WA 98221
(360) 675-7100
(360) 679-3885 fax

We have removed Concrete from the following areas
Sta 32+00 to 28+17 11 foot wide = 468 sy at 12" depth total 156 cy
Sta 19+95 to 28+16 25 feet wide = 2,281 sy at 14" depth total 890 cy

The effort it takes to remove and transport concrete of the thickness is well over our bid cost.
SRV Will asking for additional compensation and time for this item.

Thank You

John Snyder

Estimator / Project Manager
SRV Construction, Inc.
(360) 675-7100
(360) 679-3885 Fax

From: Steve Lange <stevel@cityofanacortes.org>
Sent: Wednesday, November 8, 2023 1:03 PM
To: 'John Snyder' <john@srvconstruction.com>
Cc: steve@srvconstruction.com; Shane Hamilton <shane@srvconstruction.com>; Jim Jauron <jim@srvconstruction.com>; Krysta Verbarendse <krysta@srvconstruction.com>
Subject: RE: r ave Change Condition

John,

After review of the geotechnical report, the concrete is identified. I had the engineer put the Bore Hole number on the civil plan sheets to coordinate with the geotechnical report.

Hope this helps,
Steven Lange
Lead Engineering Tech

From: John Snyder <john@srvconstruction.com>
Sent: Wednesday, November 8, 2023 12:22 PM
To: Steve Lange <stevel@cityofanacortes.org>
Cc: steve@srvconstruction.com; Shane Hamilton <shane@srvconstruction.com>; Jim Jauron <jim@srvconstruction.com>; Krysta Verbarendse <krysta@srvconstruction.com>
Subject: FW: r ave Change Condition

***** This email is from outside the City of Anacortes network. Please use caution when clicking on links, opening attachments, or replying. *****

Steve,

After removing the AC pavement in the inter section we have found a concrete layer approximately 1' thick in the are marked out within the attachments.

We need direction on how to proceed asap.

Thanks

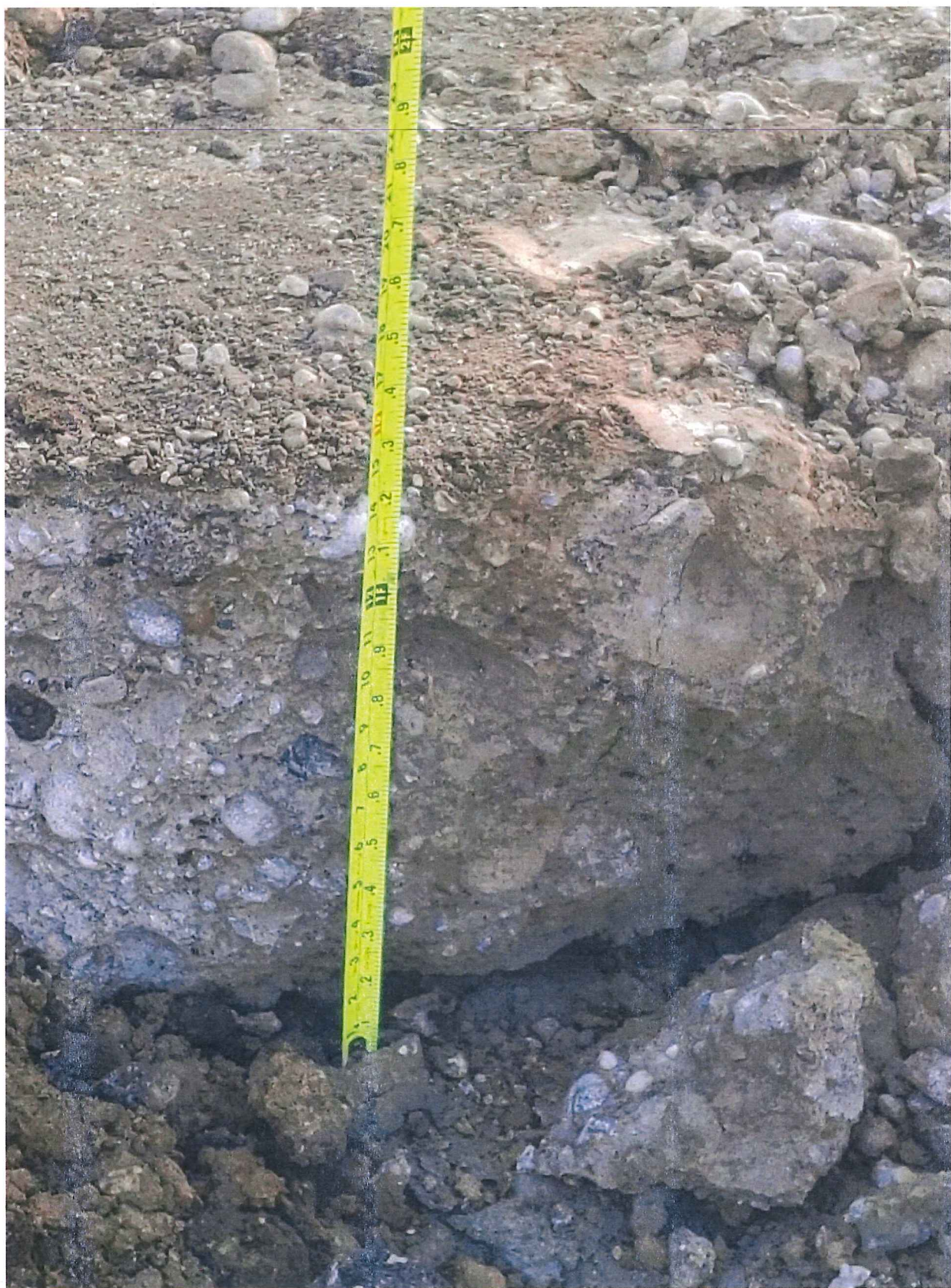
John Snyder

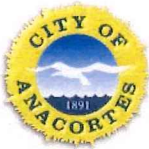
Estimator / Project Manager
SRV Construction, Inc.
(360) 675-7100
(360) 679-3885 Fax

From: John Snyder <john@srvconstruction.com>
Sent: Wednesday, November 8, 2023 12:15 PM
To: John Snyder <john@srvconstruction.com>; Jim Jauron <jim@srvconstruction.com>
Subject: r ave

Sent from my T-Mobile 4G LTE Device







MODIFICATION MEMO COP#28

DATE: June 17, 2024

TO: Matt Miller
Mayor

FROM: Andrew Rheaume
Director of Public Works

PW#20-127-TRN
**CONTRACT
NUMBER**

R Avenue Long-term Improvement Project
CONTRACT TITLE

CONTRACT ACTION

- | | |
|---|---|
| ☒ Change Order | Under ^{OVER} \$30,000 |
| ☐ Construction – Sole Source Single Trade | Under \$5,000 |
| ☐ Construction – Sole Source – Multiple Trades | Under \$5,000 |
| ☐ Construction – Sealed Bid | Under \$30,000 |
| ☐ Construction – Small Works Roster | Under \$30,000 |
| ☐ Consultant – Architectural – Engineering Project | Under \$30,000 |
| ☐ NON-PUBLIC WORK – Sole Source | Under \$5,000 |
| ☐ NON-PUBLIC WORK – Bids | Under \$7,500 |

MODIFICATION TITLE:

The asphalt elevation at each intersection along the R Avenue Corridor was too high, even after the Bituminous Planing was performed.

SCOPE OF WORK:

All work shall conform to the WSDOT Specifications as outlined in the Contract Plans and Specifications.

**WHY MODIFICATION IS
NEEDED:**

The asphalt is too high to make the transition from the side streets to the new asphalt elevation in R Avenue. It was determined to remove the asphalt at each intersection to wrap the radius to the new point of tangency of the curbline. This will help the transition.

FINANCIAL IMPLICATIONS:

R Avenue Improvement Fund Account 105.720.595.30.63 \$40,327.25

A Letter of Understanding has already been provided to SRV Construction, Inc.

There will also be an additional 6.0 days added to the contract for this work.

Attachments

- ☒ Letter of Understanding, dated January 24, 2024
- ☒ Force Account Breakout Sheets 5155 with City FA worksheet and location
- ☒ Force Account Breakout Sheets 5158 with City FA worksheet and location
- ☒ Force Account Breakout Sheets 5160 with City FA worksheet and location
- ☒ Force Account Breakout Sheets 5161 with City FA worksheet
- ☒ Force Account Breakout Sheets 5162 with City FA worksheet
- ☒ Force Account Breakout Sheets 5163 with City FA worksheet
- ☒ Force Account Breakout Sheets 5167 with City FA worksheet
- ☒ Force Account Breakout Sheets 5168 with City FA worksheet
- ☒ Force Account Breakout Sheets 5174 with City FA worksheet

Review And Approval

Project Manager  Date 06-17-24

City Engineer _____ Date _____

Public Works Director _____ Date _____

Mayor _____ ☐ Approved ☐ Disapproved

Comments _____



ANACORTES PUBLIC WORKS DEPARTMENT

Steven Lange, Lead Engineering Tech

P.O. BOX 547, ANACORTES, WA 98221

E-MAIL: stevel@cityofanacortes.org

PH(360) 293-1920

Letter of Understanding

Date: January 24, 2024

To: John Snyder, Project Manager

From: Steven Lange

Subject: Revised Asphalt Grades in R Avenue and adjacent intersections
(PW#20-127-TRN/Fed Aid: STPUS 6239-(002))

cc: Logan Lee, Kristen Hannon, John Norris, Matt Randall

Once the new curb and gutters along R Avenue and the adjacent side streets, it identified that the existing asphalt is higher than the curbs. Meaning the curb elevations were adjusted to below the existing asphalt grade.

It is understood that the work to lower the asphalt grade and grade the subgrade will be done under Force Account since it was not identified in the contract plans. This work will be tracked under Change Order 28.

If you have any questions regarding this, please contact me at your earliest convenience at 360.661.3468. Please leave message.

Thank you for your attention to this.

A handwritten signature in blue ink, appearing to read "S. Lange".

Steven Lange
Lead Engineering Tech

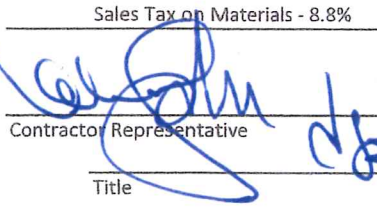
Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	28
Work Authorized By:	City of Anacortes	Item No.:	110
Contractor:	SRV Construction, Inc.	FA #:	5155
Date:	1/22/2024	Prime:	
Description of Work:	Saw cut and demo existing asphalt at intersection of 23rd and 24th LF - 4" Deep)		(Sawcut 612

No.	Classification		Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	General Laborer	Morris, Riley	8.00	73.63			589.04
	Operator 3	Self, Zachary	8.00	101.78			814.24
	Truck Driver (Solo)	German, Joseph	8.00	93.50			748.00
	Operator 2+	Watkins, Chris	8.00	103.76			830.08
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	2,981.36			37.27

No.	Equipment	Model				Total Amount
TK21	Dump Truck		8.00	92.47		739.76
EX20	Kubota KX040 Excavator w/SD Bucket & Thumb		8.00	141.22		1,129.76
STK27	Crew Truck		8.00	67.01		536.08
TRL40	Saw Trailer		8.00	12.50		100.00
	Walk-Behind Saw - daily rate		1.00	135.00		135.00

No.	Materials/Services	Ref No.			Total Amount
	Saw Blade - Each		1.00	225.00	225.00
	Sales Tax on Materials - 8.8%		8.80%	225.00	19.80

Contractor Representative 

Title _____

Owner Representative 

Title ENGINEERING TECH

Labor	3,018.63
29% Markup	875.40
Equipment	2,640.60
21% Markup	554.53
Material/Services	244.80
21% Markup	51.41
Subcontractors	-
12% Markup	-
Total	7,385.36

Request Time Extension: TBD 1.0 days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

City Cost Review

SRV: \$7,385.36
 CITY: \$7,616.80
\$231.44 DIFF.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-14-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #5155- Change Order: #28

Description of Work: Sawcut and Demo asphalt intersections at 23rd and 24th

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Saw Blade	1	EA	\$225.00	\$ 225.00
			Subtotal:	\$ 225.00
			Tax @ 8.8%:	\$ 19.80
			Subtotal:	\$ 244.80
			WSDOT Markup 21%:	\$ 51.41
			Total:	\$ 296.21

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Riley Morris	Laborer	8	73.63	\$ 589.04
Chris Watkins	Operator 1	8	103.76	\$ 830.08
Zachary Self	Operator 3	8	101.78	\$ 814.24
Joseph German	Truck Driver	8	93.5	\$ 748.00
			Subtotal:	\$ 2,981.36
			WSDOT Markup 29%:	\$ 864.59
			Total:	\$ 3,845.95

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
TK21	Dump Truck	8	\$92.47	\$ 739.76
EX 20 Kubato KX040	Excavator	8	\$141.22	\$ 1,129.76
Saw Trailer	Trailer	8	\$12.50	\$ 100.00
Crew Truck	STK27	8	\$67.01	\$ 536.08
Walk Behind Saw	Sawcutting	2	\$135.00	\$ 270.00
Small Tools		8	\$12.00	\$ 96.00
			Subtotal:	\$ 2,871.60
			WSDOT Markup 21%:	\$ 603.04
			Total:	\$ 3,474.64

Grand Total: **\$ 7,616.80**

Calculated by Steven Lange on June 14, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 01-22-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

Daily Force Account Record

5155

Project: R Ave 1306 Work Order No.: _____
Work Authorized By: _____ Item No.: _____
Contractor: SRV Construction Inc.
Date: 1-22-24
Description of Work Saw Cut and Demo Existing Asphalt
at inter Section of 23 & 24

Labor:	Classification	Reg Hours	OT Hours
<u>Riley M</u>	<u>Labor</u>	<u>8</u>	
<u>Zack S</u>	<u>oper</u>	<u>8</u>	
<u>Joe G</u>	<u>truck Driver</u>	<u>8</u>	
<u>Chris W</u>	<u>Labor</u>	<u>8</u>	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
<u>tr 21</u>		<u>8</u>	
<u>EX 20</u>		<u>8</u>	
<u>Stk 27</u>		<u>8</u>	
<u>tr 40</u>	<u>Saw trailer</u>	<u>8</u>	

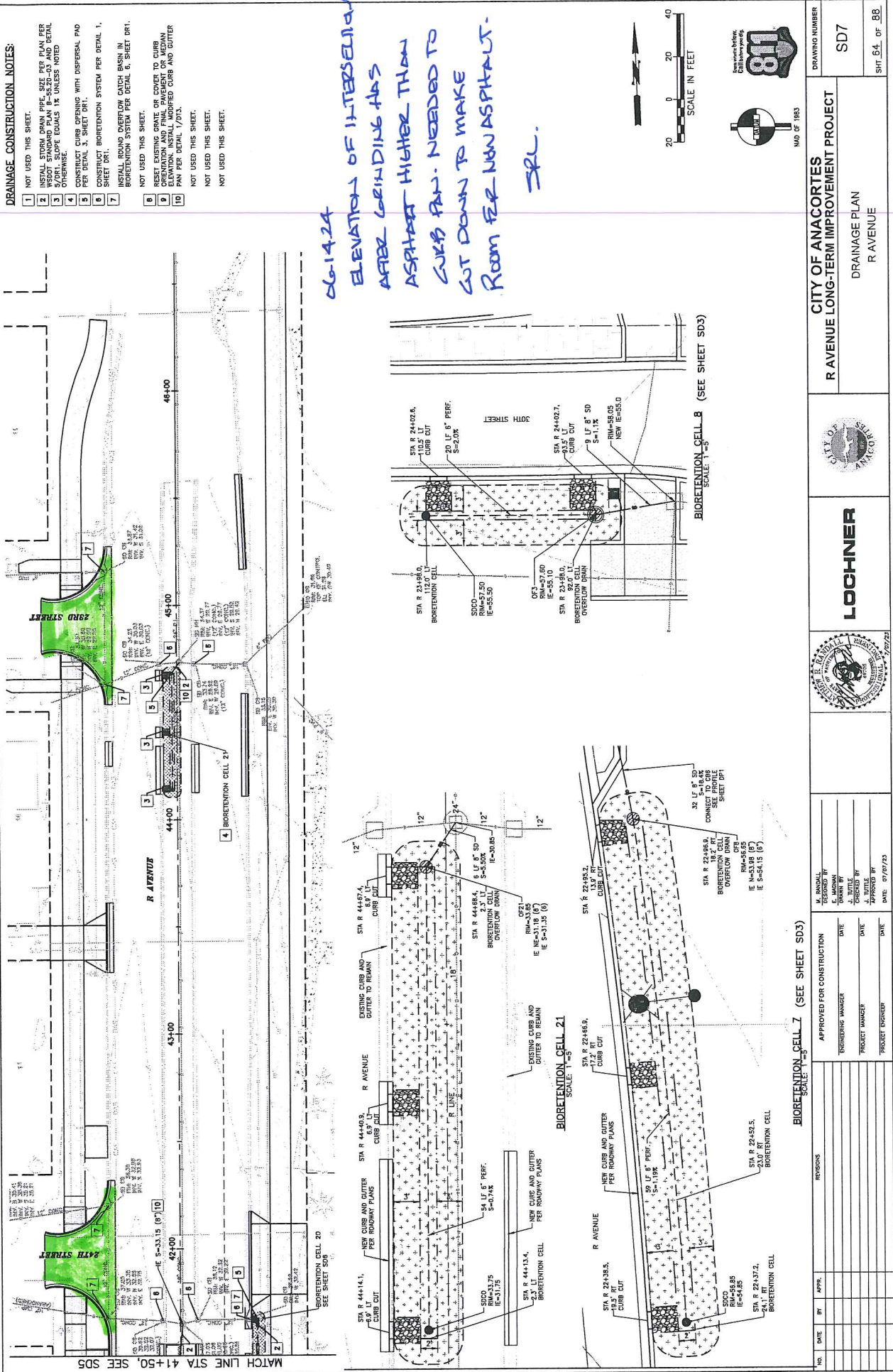
Materials:	Description	Quantity
	<u>Saw cut</u>	<u>612' at 4"</u>

[Signature]
Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

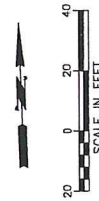
Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



DRAINAGE CONSTRUCTION NOTES:

- 1 NOT USED THIS SHEET.
- 2 INSTALL STORM DRAIN PIPE, SEE DETAIL 1, PER SHEET 505.
- 3 9/8" SLOPE EQUALS 1% UNLESS NOTED OTHERWISE.
- 4 CONSTRUCT CURB OPENING WITH DISPERAL PAD PER DETAIL 3, SHEET DRI.
- 5 CONSTRUCT BIORETENTION SYSTEM PER DETAIL 1, SHEET DRI.
- 6 BIORETENTION SYSTEM PER DETAIL 8, SHEET DRI.
- 7 NOT USED THIS SHEET.
- 8 RESET EXISTING GRADE OR COVER TO CURB ELEVATION, INSTALL MODIFIED CURB AND GUTTER PAN PER DETAIL 1/01.
- 9 NOT USED THIS SHEET.
- 10 NOT USED THIS SHEET.

06-14-24
ELEVATION OF INTERSECTION
AFTER GRADING HAS
ASPHALT HIGHER THAN
CURB R/W. NEEDED TO
CUT DOWN TO MAKE
ROOM FOR NEW ASPHALT.
SPL.



CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT				DRAWING NUMBER SD7			
DRAINAGE PLAN RAVENUE				SHEET 64 OF 88			
LOCHNER				DATE: 07/27/23			
APPROVED FOR CONSTRUCTION				DATE: 07/27/23			
ENGINEERING MANAGER				DATE: 07/27/23			
PROJECT MANAGER				DATE: 07/27/23			
PROJECT ENGINEER				DATE: 07/27/23			

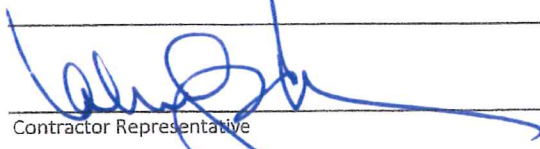
Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	28
Work Authorized By:	City of Anacortes	Item No.:	110
Contractor:	SRV Construction, Inc.	FA #:	5158
Date:	1/24/2024	Prime:	
Description of Work:	Export Asphalt from R Avenue Intersections at 23rd, 24th, 25th, 26th, 27th, & 28th Due to Failing Asphalt		

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver	Brown, Eric	2.50	94.52		236.30
	Truck Driver	Holum, John	1.50	94.52		141.78
	Foreman	Hamilton, Shane	1.00	107.09		107.09
	Safety Meeting Allocaton - 1.25% of Labor	1.25%	485.17			6.06

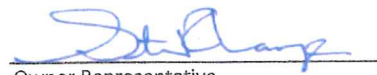
No.	Equipment	Model	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
TK29/46	Dump Truck & Trailer		2.50	114.87			287.18
TK47/62	Dump Truck & Trailer		1.50	114.87			172.31
EX21	Komatsu PC238 Excavator with Thumb & SD Bucket		1.00	265.38			265.38

No.	Materials/Services	Ref No.	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Dump Fee - Asphalt - CY		96.00	25.00			2,400.00



 Contractor Representative

 Title



 Owner Representative
ADMINISTRATIVE TECH

 Title

Labor	491.23
29% Markup	142.46
Equipment	437.69
21% Markup	91.91
Material/Services	2,400.00
21% Markup	504.00
Subcontractors	-
12% Markup	-
Total	4,067.29

Request Time Extension: _____ TBD (0.5) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST ANALYSIS:
 SRV: \$4,067.29
 CITY: \$7,822.05
 \$3,755.50
 \$3,794.76 DIFF.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-14-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (0.5)

Job Number: PW#20-127-TRN

Force Account #5158- Change Order: #28

Description of Work: Material Export at 23, 24, 25, 26, 27, 28 due to failing asphalt

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	96	Tons	\$50.00	\$ 4,800.00
			Subtotal:	\$ 4,800.00
			Tax @ 8.8%:	\$ 422.40
			Subtotal:	\$ 5,222.40
			WSDOT Markup 21%:	\$ 1,096.70
			Total:	\$ 6,319.10

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Shane Hamilton	Foreman	1	107.09	\$ 107.09
Johnathon Holum	Truck w\Trailer	1.5	94.52	\$ 141.78
Eric Brown	Truck w\Trailer	2.5	94.52	\$ 236.30
			Subtotal:	\$ 485.17
			WSDOT Markup 29%:	\$ 140.70
			Total:	\$ 625.87

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 29 and Trailer 46	Dump Truck	2.5	\$114.87	\$ 287.18
Truck 47 and Trailer 62	Dump Truck	1.5	\$114.87	\$ 172.31
EX 21 Komatsu PC238	Excavator	1	\$265.38	\$ 265.38
			Subtotal:	\$ 724.86
			WSDOT Markup 21%:	\$ 152.22
			Total:	\$ 877.08

Grand Total: **\$ 7,822.05**

Calculated by Steven Lange on June 14, 2024 using the FA Labor and Equipment Rates provided
By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 01-24-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

Daily Force Account Record

5158

Project: 1306 R Ave Work Order No.: _____
 Work Authorized By: _____ Item No.: _____
 Contractor: SRV Construction Inc.
 Date: 1-24-24
 Description of Work Export Asphalt From intersection 23
24 25 26 27 28

Labor:	Classification	Reg Hours	OT Hours
E1. & B	Truck Driver	2 1/2	
John H	Truck Driver	1 1/2	
Shane H	oper SRV Construction	1	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
+129 +1L46		2 1/2	
+147 +1L 88		1 1/2	
Ex 21		1	

Materials:	Description	Quantity
#29	Export Asphalt	48 yds
#47	Export Asphalt	48 yds
		= 96 yds


 Signature - Contractor Representative

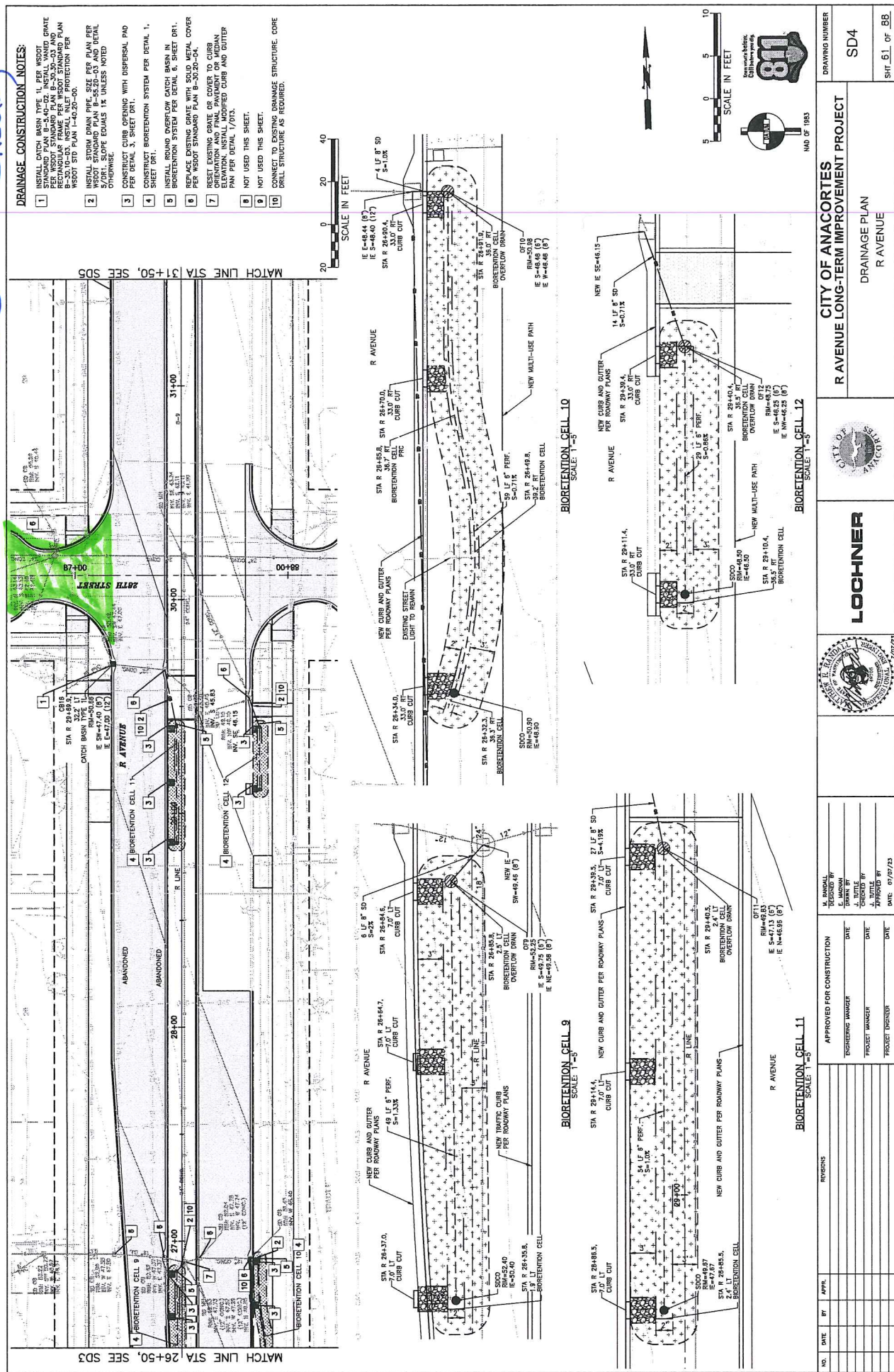
 Signature - Owners Representative

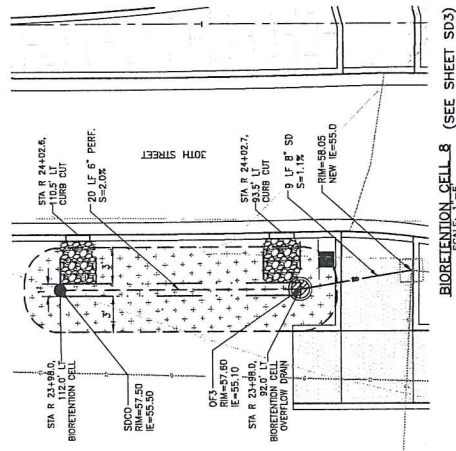
Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

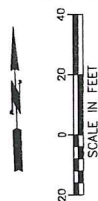
EXCAVATION OUT! ASPHALT REMOVAL FOR PATH FAILING ASPHALT? GRADE CORRECTION
SRL

Typical
Sheets





1	NOTED THIS SHEET.
2	INSTALL MEDIAN PAV. SIDE SLOPE PLAN PER WSDOT STANDARD PLAN B-35-20-03 AND DETAIL 5/01. (CUTBANK EQUALS 1X UNLESS NOTED OTHERWISE.)
3	CONSTRUCT CURB CHANNELS WITH DISPERSAL PAV. SURFACE. SEE SHEET DRI.
4	CONSTRUCT BORENSTEAM SYSTEM PER DETAIL 1, SHEET DRI.
5	INSTALL ROUND OVERTFLOW CATCH BASIN IN BORENSTEAM SYSTEM PER DETAIL 6, SHEET DRI.
6	NOT USED THIS SHEET.
7	RESET EXISTING GRATE OR COVER TO CURB ELEVATION AND FINAL PAVEMENT OR MEDIAN ELEVATION. INSTALL MODIFIED CURB AND GUTTER PLAN PER DETAIL 1/01A.
8	NOT USED THIS SHEET.
9	NOT USED THIS SHEET.
10	NOT USED THIS SHEET.

[illegible]

BIORETENTION_CELL 7 (SEE SHEET SD3)

LOCHNER

CITY OF ANACORTES

DRAWING NUMBER

DRAWING NUMBER	SD7	HT 64 OF 88
----------------	-----	-------------

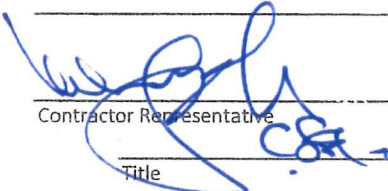
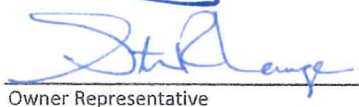
Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	28
Work Authorized By:	City of Anacortes	Item No.:	110
Contractor:	SRV Construction, Inc.	FA #:	5160
Date:	1/23/2024	Prime:	
Description of Work:	Prep/Grade R Avenue intersection for Pavement at 23rd, 24th, and 25th (due to failing asphalt)		

No.	Classification		Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Operator 2+	Honor, Andrew	8.00	103.76			830.08
	General Laborer	Kaaland, Chad	3.00	73.63			220.89
	Operator 2	Kaaland, Chad	5.00	102.55			512.75
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	1,563.72			19.55

No.	Equipment	Model				Total Amount
EX16	Kubota KX057-4 Excavator w/SD Bucket & Thumb		8.00	141.22		1,129.76
LDR7	Komatsu WA320-7 Loader		5.00	114.21		571.05

No.	Materials/Services	Ref No.	Total Amount
-----	--------------------	---------	--------------

 Contractor Representative Title	Labor 1,583.27 29% Markup 459.15 Equipment 1,700.81 21% Markup 357.17 Material/Services - 21% Markup - Subcontractors - 12% Markup - Total 4,100.39
 Owner Representative Title	

Request Time Extension: TBD (1.0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY Cost Review:
 SRV: \$ 4,100.39
 CITY: \$ 4,075.18
 \$ 25.21 DIFF.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-14-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #5160- Change Order: #28

Description of Work: Grade Prep at 23, 24 and 25 for paving

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Chad Kaaland	Laborer	3	73.63	\$ 220.89
Andrew Honor	Operator 1	8	103.76	\$ 830.08
Chad Kaaland	Operator 2	5	102.55	\$ 512.75
Subtotal:				\$ 1,563.72
WSDOT Markup 29%:				\$ 453.48
Total:				\$ 2,017.20

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
LDR7 Komatsu WA320-7	Wheel Loader	5	\$114.21	\$ 571.05
EX 16 Kubato KX057-4	Excavator	8	\$141.22	\$ 1,129.76
Subtotal:				\$ 1,700.81
WSDOT Markup 21%:				\$ 357.17
Total:				\$ 2,057.98

Grand Total: **\$ 4,075.18**

Calculated by Steven Lange on June 14, 2024 using the FA Labor and Equipment Rates provided By SRV Constrution. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 01-23-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

CO
#246

Daily Force Account Record

5160

Project: 1306 Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.

Date: 1-23-24

Description of Work grade intersection for pavement 23 24
25

Labor:	Classification	Reg Hours	OT Hours
Andrew H	OPER	8	
Chad K	L	3	
Chad IC	EO	5	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
E+10		8	
LDR 7		5	
SK 23		8	

Materials:	Description	Quantity
	Saw cut	408' at 4"

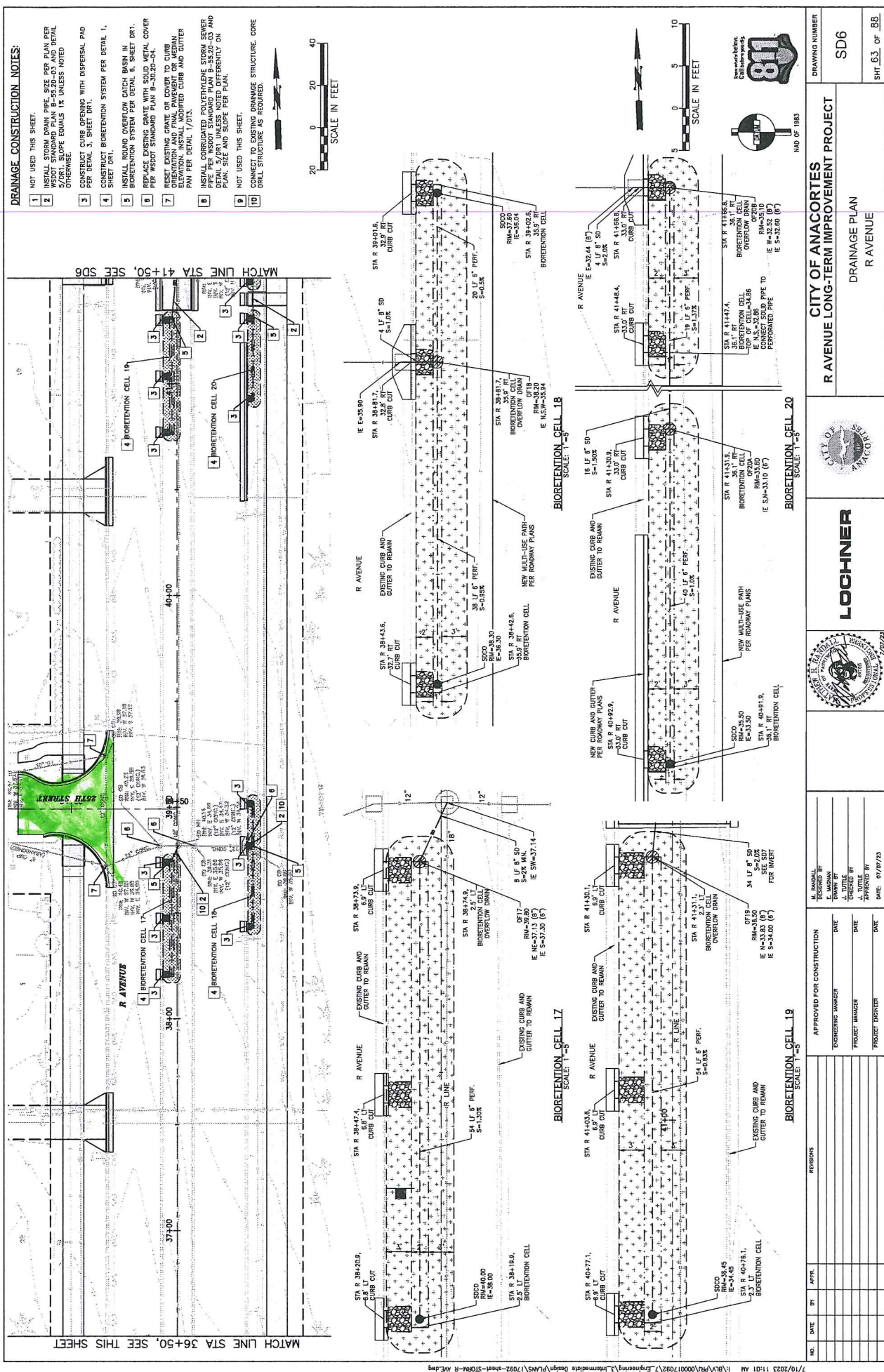


Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

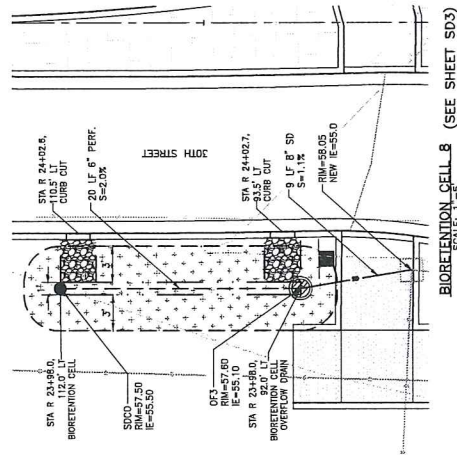
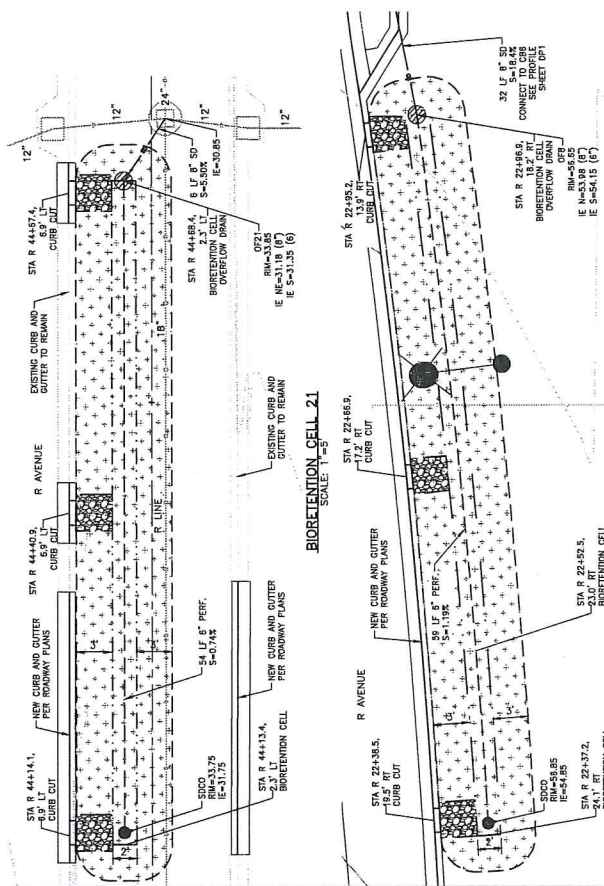
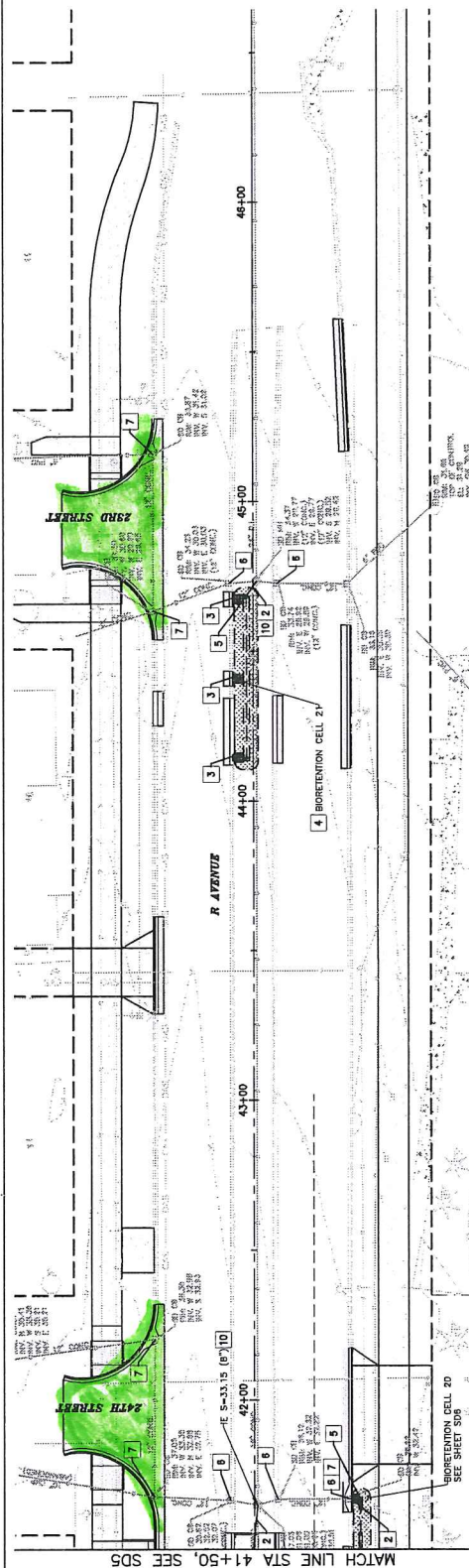


DRAINAGE CONSTRUCTION NOTES:

- 1 NOT USED THIS SHEET.
- 2 INSTALL STORM DRAIN PIPE, SIZE PER PLAN PER DETAIL 1, SLOPE EQUALS 1% UNLESS NOTED OTHERWISE.
- 3 CONSTRUCT CURB OPENING WITH DISPERAL PAD PER DETAIL 3, SHEET 011.
- 4 CONSTRUCT BIORETENTION SYSTEM PER DETAIL 1, SHEET 011.
- 5 INSTALL ROUND OVERFLOW DRAIN BURN IN DETAIL 1, SHEET 011.
- 6 REPLACE EXISTING DRIVE WITH SLOPE METAL COVER PER MSOT STANDARD PLAN B-30-20-04.
- 7 RESET EXISTING DRIVE OR COVER TO CURB ELEVATION AND FINAL PAVEMENT OR MEDIAN ELEVATION. INSTALL MODIFIED CURB AND GUTTER PER DETAIL 1/9/03.
- 8 INSTALL CONCRETE OVERFLOW STORM SEWER PER DETAIL 1/9/03.
- 9 NOT USED THIS SHEET.
- 10 CONNECT TO EXISTING DRAINAGE STRUCTURE. CORE DRILL STRUCTURE AS REQUIRED.

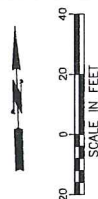


NO.				DATE	BY	APPR.	REVISIONS		SOURCE: 1 - 2 - 3	



DRAINAGE CONSTRUCTION NOTES:

- [illegible]



MAY 1983

DRAWING NUMBER	SD7	SHT 64 OF 88
----------------	-----	--------------

CITY OF ANACORTES
R AVENUE LONG-TERM IMPROVEMENT PROJECT
DRAINAGE PLAN
R AVENUE

**LOCKNER**

APPROVED FOR CONSTRUCTION	DATE	ENGINEERING MANAGER	DATE	DESIGNED BY M. RANDALL
				DRAWN BY C. MAGNAN
				CHECKED BY J. TUTTLE
				APPROVED BY J. TUTTLE
				DATE: 07/07

[illegible]

BIORETENTION_CELL_7 (SEE SHEET SD3)

1

REVISIONS

1101

7/10/2023 11:24 AM I:\BLV\PRJ\000017092\7_Engineering\3_intermediate Design\PLANS\17092-sheet-ST004-R AVE.dwg

Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	28
Work Authorized By:	City of Anacortes	Item No.:	110
Contractor:	SRV Construction, Inc.	FA #:	5161
Date:	1/24/2024	Prime:	
Description of Work:	Demo Asphalt and grade for Paving at intersection of 26th and 27th (due to failing asphalt)		

No.	Classification		Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Operator 2+	Honor, Andrew	8.00	103.76			830.08
	Truck Driver	Kaaland, Chad	6.00	93.50			561.00
	Operator 4	Kaaland, Chad	2.00	97.41			194.82
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	1,585.90			19.82

No.	Equipment	Model				Total Amount
TK21	Dump Truck		6.00	92.47		554.82
RLR10	Komatsu WA320-7 Loader		2.00	98.76		197.52
EX16	Kubota KX057-4 Excavator w/SD Bucket & Thumb		8.00	141.22		1,129.76

No.	Materials/Services	Ref No.	Total Amount
-----	--------------------	---------	--------------

Contractor Representative	Labor	1,605.72
	29% Markup	465.66
	Equipment	1,882.10
	21% Markup	395.24
	Material/Services	-
	21% Markup	-
	Subcontractors	-
	12% Markup	-
	Total	4,348.72

Request Time Extension: TBD (1.0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW:
 SRV: \$4,348.72
 CITY: \$4,323.15
 \$25.57 DIFF

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-14-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #5161- Change Order: #28

Description of Work: Grade Prep at 26th and 27th for paving

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Andrew Honor	Operator 1	8	103.76	\$ 830.08
Chad Kaaland	Operator 4	2	97.41	\$ 194.82
Chad Kaaland	Truck Driver	6	93.5	\$ 561.00
Subtotal:				\$ 1,585.90
WSDOT Markup 29%:				\$ 459.91
Total:				\$ 2,045.81

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
TK21	Dump Truck	6	\$92.47	\$ 554.82
RLR10 Komatsu WA320-7	Loader	2	\$98.76	\$ 197.52
EX 16 Kubato KX057-4	Excavator	8	\$141.22	\$ 1,129.76
Subtotal:				\$ 1,882.10
WSDOT Markup 21%:				\$ 395.24
Total:				\$ 2,277.34

Grand Total: **\$ 4,323.15**

Calculated by Steven Lange on June 14, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 01-24-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

CO
#28

Daily Force Account Record

5161

Project: 1306 R Ave Work Order No.: _____
Work Authorized By: _____ Item No.: _____
Contractor: SRV Construction Inc.
Date: 1-24-24
Description of Work Demo Asphalt and grade for Asphalt
inter Sections 26 & 27th

Labor:	Classification	Reg Hours	OT Hours
Chad K	TD	6	
Chad K	EO	2	
Andrew H	EO	8	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
Tr 21		6	
R10		2	
Exc 16		8	
Stk 21			

Materials:	Description	Quantity


Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

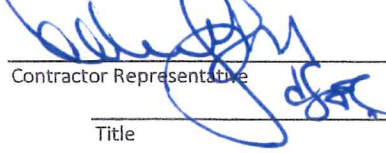
Daily Force Account Worksheet

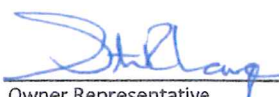
Project:	R Avenue Long Term Improvements	Work Order No.:	<u>28</u>
Work Authorized By:	City of Anacortes	Item No.:	<u>110</u>
Contractor:	SRV Construction, Inc.	FA #:	<u>5162</u>
Date:	<u>1/25/2024</u>	Prime:	<u> </u>
Description of Work:	Export Asphalt from Intersections 33rd and 28th (due to failing asphalt)		

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver Brown, Eric	2.50	94.52			236.30
	Safety Meeting Allocaton - 1.25% of Labor	1.25%	236.30			2.95

No.	Equipment	Model	Total Amount
7K29/46	Dump Truck & Trailer		287.18

No.	Materials/Services	Ref No.	Total Amount
	Dump Fee - Asphalt - CY		1,200.00

 Contractor Representative Title	Labor	239.25
	29% Markup	69.38
	Equipment	-
	21% Markup	-
 Owner Representative	Material/Services	1,200.00
	21% Markup	252.00
	Subcontractors	-
	12% Markup	-
	Total	1,760.64


Owner Representative

Title

Request Time Extension: TBD (0.0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

City Cost Review:

SRV: \$1,760.64

City: \$3,811.86

\$2,051.22 DIFF.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-14-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (0.0)

Job Number: PW#20-127-TRN

Force Account #5162- Change Order: #28

Description of Work: Export haul from 33rd and 28th Streets

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	48	Tons	\$50.00	\$ 2,400.00
			Subtotal:	\$ 2,400.00
			Tax @ 8.8%:	\$ 211.20
			Subtotal:	\$ 2,611.20
			WSDOT Markup 21%:	\$ 548.35
			Total:	\$ 3,159.55

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Eric Brown	Truck w\Trailer	2.5	94.52	\$ 236.30
			Subtotal:	\$ 236.30
			WSDOT Markup 29%:	\$ 68.53
			Total:	\$ 304.83

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 29 and Trailer 46	Dump Truck	2.5	\$114.87	\$ 287.18
			Subtotal:	\$ 287.18
			WSDOT Markup 21%:	\$ 60.31
			Total:	\$ 347.48

Grand Total: **\$ 3,811.86**

Calculated by Steven Lange on June 14, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 01-25-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

CO
#26

Daily Force Account Record

5162

Project: 1306 R Ave Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.

Date: 1-25-24

Description of Work Export Asphalt From intersection 33 & 28th

Labor:	Classification	Reg Hours	OT Hours
<u>Eric B</u>	<u>TD</u>	<u>2 Hr</u>	
<u>Wes T</u>	<u>oper</u>	<u>6</u>	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
<u>T129 TIL 46</u>		<u>2 Hr</u>	
<u>Ex 17</u>		<u>6 Hr</u>	

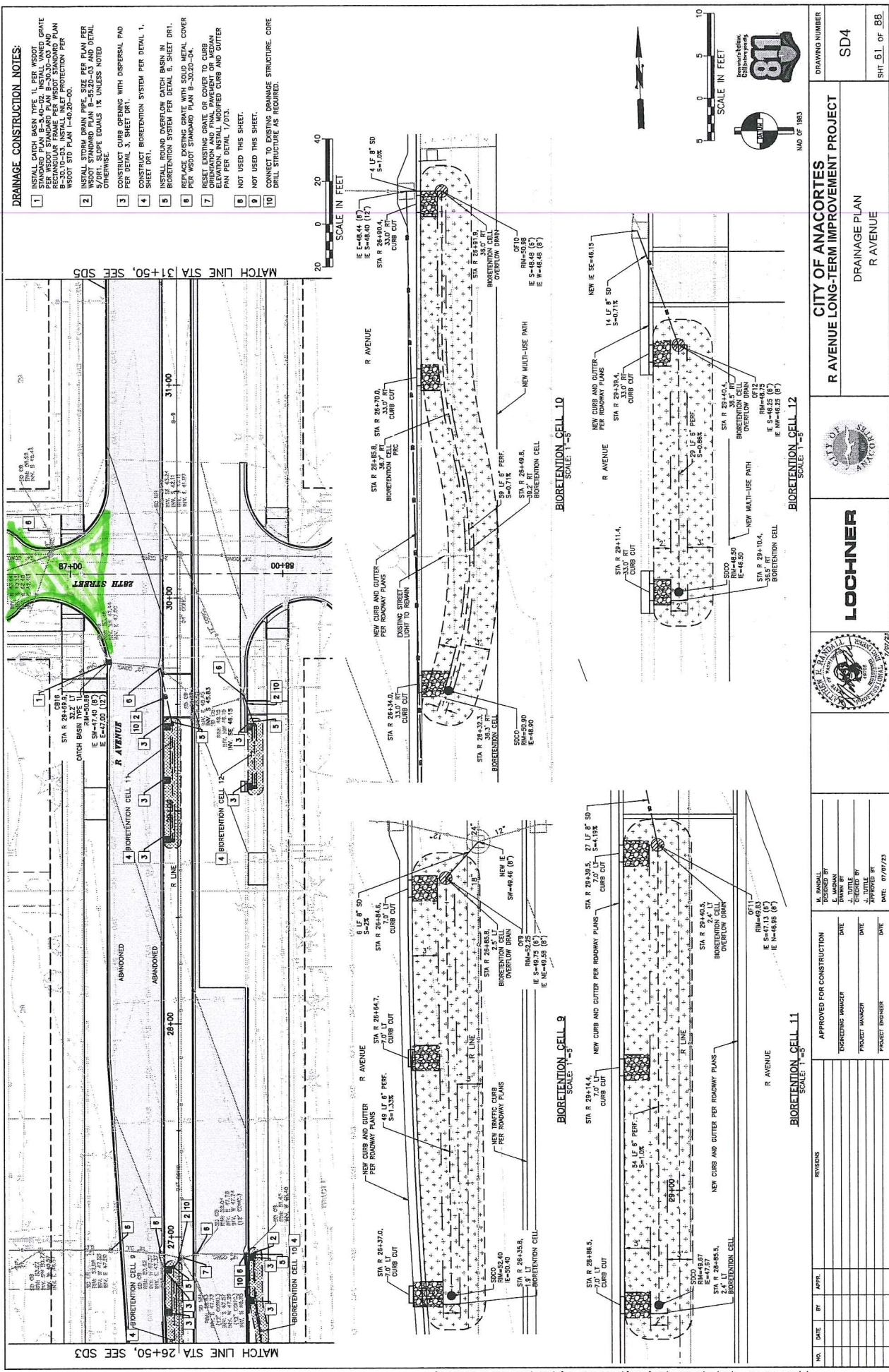
Materials:	Description	Quantity
<u>#29</u>	<u>Asphalt *</u>	<u>48 yds</u>

[Signature]
Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



DRAINAGE CONSTRUCTION NOTES:

- 1. INSTALL CATCH BASIN TYPE 11 PER WSDOT STANDARD PLAN B-30.30-03 AND GRADE PER WSDOT STANDARD PLAN B-30.30-03 AND PAN B-30.10-03. INSTALL INLET PROTECTION PER WSDOT STD PLAN I-60.20-00.
- 2. INSTALL STORM DRAIN PIPE SIZE PER PLAN PER WSDOT STANDARD PLAN B-30.30-03 AND DETAIL OTHERWISE.
- 3. CONSTRUCT CURB OPENING WITH DISPERSAL PAD PER DETAIL 3, SHEET DRI.
- 4. CONSTRUCT BIORETENTION SYSTEM PER DETAIL 1, SHEET DRI.
- 5. INSTALL ROUND OVERFLOW CATCH BASIN IN BIORETENTION SYSTEM PER DETAIL 5, SHEET DRI.
- 6. REPLACE EXISTING GRATE WITH SOLID METAL COVER PER WSDOT STANDARD PLAN B-30.30-04.
- 7. REUSE EXISTING GRADE OR LOWER TO CURBAN ELEVATION. INSTALL MODIFIED CURB AND GUTTER PAN PER DETAIL 1/013.
- 8. NOT USED THIS SHEET.
- 9. NOT USED THIS SHEET.
- 10. CONNECT TO EXISTING DRAINAGE STRUCTURE. CORE DRILL STRUCTURE AS REQUIRED.

CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT				DRAWING NUMBER SD4			
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT				DRAINAGE PLAN R AVENUE			
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT				SHEET 61 OF 86			
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT				DATE: 07/07/23			
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT				APPROVED FOR CONSTRUCTION			
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT				ENGINEERING MANAGER			
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT				PROJECT MANAGER			
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT				PROJECT ENGINEER			

LOCHNER



Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	<u>28</u>
Work Authorized By:	City of Anacortes	Item No.:	<u>110</u>
Contractor:	SRV Construction, Inc.	FA #:	<u>5163</u>
Date:	<u>1/25/2024</u>	Prime:	
Description of Work:	Prep/Grade R Avenue intersection for Pavement at 33rd, 28th, and 27th (due to failing asphalt)		

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Operator 2	German, Joseph	8.00	102.55		820.40
	Operator 3	Self, Zachary	8.00	101.78		814.24
	Operator 4	Tyra, Wes	6.00	97.41		584.46
	Operator 2	Tyra, Wes	2.00	102.55		205.10
	Safety Meeting Allocaton - 1.25% of Labor	1.25%	2,424.20			30.30

No.	Equipment	Model	Reg Hours	Reg Rate	Total Amount
LDR7	Komatsu WA320-7 Loader		5.00	114.21	571.05
EX16	Kubota KX057-4 Excavator w/SD Bucket & Thumb		8.00	141.22	1,129.76
RLR10	Komatsu WA320-7 Loader		2.00	98.76	197.52
LDR6	Komatsu WA270 Loader		3.00	130.74	392.22

No.	Materials/Services	Ref No.	Total Amount
-----	--------------------	---------	--------------

Contractor Representative	Labor	2,454.50
	29% Markup	711.81
	Equipment	2,290.55
	21% Markup	481.02
	Material/Services	-
	21% Markup	-
	Subcontractors	-
	12% Markup	-
	Total	5,937.87

Request Time Extension: TBD (1.0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW:

SRV: \$5937.87

CITY: \$5898.78

\$39.09 DIFF.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-14-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #5163- Change Order: #28

Description of Work: Grade Prep 27th, 28th and 33rd for paving

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Joseph German	Operator 2	8	102.55	\$ 820.40
Wes Tyler	Operator 2	2	102.55	\$ 205.10
Zachary Self	Operator 3	8	101.78	\$ 814.24
Wes Tyler	Operator 4	6	97.41	\$ 584.46
Subtotal:				\$ 2,424.20
WSDOT Markup 29%:				\$ 703.02
Total:				\$ 3,127.22

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
LDR6 Komatsu WA270	Wheel Loader	3	\$130.74	\$ 392.22
LDR7 Komatsu WA320-7	Wheel Loader	5	\$114.21	\$ 571.05
RLR10 Komatsu WA320-7	Loader	2	\$98.76	\$ 197.52
EX 16 Kubato KX057-4	Excavator	8	\$141.22	\$ 1,129.76
Subtotal:				\$ 2,290.55
WSDOT Markup 21%:				\$ 481.02
Total:				\$ 2,771.57

Grand Total: **\$ 5,898.78**

Calculated by Steven Lange on June 14, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 01-25-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

C0
#28

Daily Force Account Record

5163

Project: 1306 R Ave Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.

Date: 1-25-24

Description of Work prep intersection for paving 33 28th
27th

Labor:	Classification	Reg Hours	OT Hours
Joe G	oper	8	
Zack S	oper	8	
Wes T	oper	8	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
CDR 7		8	
EX 16		8	
RLR 10		6	
BLDR 6		2	
STK 21		8	

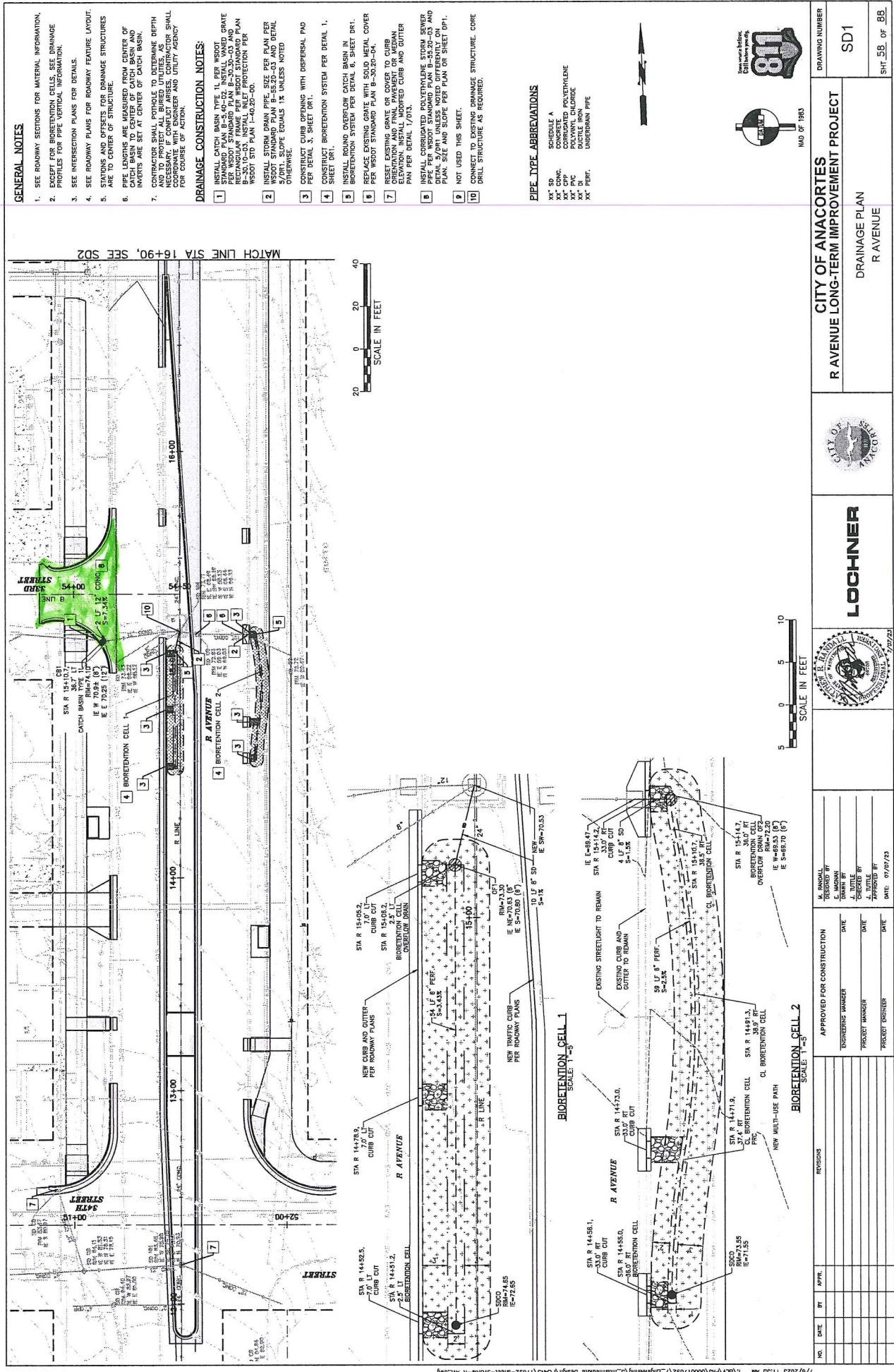
Materials:	Description	Quantity

[Signature]
Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



GENERAL NOTES

1. SEE ROADWAY SECTIONS FOR MATERIAL INFORMATION.
2. EXCEPT FOR BIORETENTION CELLS, SEE DRAINAGE PROFILES FOR PIPE VERTICAL INFORMATION.
3. SEE INTERSECTION PLANS FOR DETAILS.
4. SEE ROADWAY PLANS FOR ROADWAY FEATURE LAYOUT.
5. STATIONS AND OFFSETS FOR DRAINAGE STRUCTURES ARE TO CENTER OF STRUCTURE.
6. SEE LAYOUTS FOR DRAINAGE CENTER OF CATCH BASIN TO CENTER OF CATCH BASIN AND INVERTS ARE SET AT CENTER OF CATCH BASIN.
7. AND TO PROTECT ALL BURIED UTILITIES, AS SHOWN, CONTRACTOR SHALL COORDINATE WITH ENGINEER AND UTILITY AGENCY FOR COURSE OF ACTION.

DRAINAGE CONSTRUCTION NOTES:

1. INSTALL CATCH BASIN TYPE 1L PER WSDOT STANDARD PLAN B-50.30-03 AND PER WSDOT STANDARD PLAN B-50.30-03 AND PER WSDOT STANDARD PLAN B-50.30-03 AND PER WSDOT STANDARD PLAN B-50.30-03. INSTALL INLET PROTECTION PER WSDOT STD PLAN 1-40.25-00.
2. INSTALL STORM DRAIN PIPE, SIZE PER PLAN PER WSDOT STANDARD PLAN B-50.30-03 AND PER WSDOT STANDARD PLAN B-50.30-03. OTHERWISE, SLOPE EQUALS 1% UNLESS NOTED OTHERWISE.
3. CONSTRUCT CURB OPENING WITH DISPERSA, P40 PER DETAIL 3, SHEET DRI.
4. CONSTRUCT BIORETENTION SYSTEM PER DETAIL 1, SHEET DRI.
5. INSTALL BOUND OVERFLOW CATCH BASIN IN BIORETENTION SYSTEM PER DETAIL 6, SHEET DRI.
6. REPLACE EXISTING GRATE WITH SOLID METAL COVER PER WSDOT STANDARD PLAN B-30.20-04.
7. RESET EXISTING GRATE OR COVER TO CURB ELEVATION. REPAIR AND POLISH CURB TO MATCH ELEVATION. INSTALL MODIFIED CURB AND GUTTER PAN PER DETAIL 1/073.
8. INSTALL CORRUGATED POLYETHYLENE STORM SEWER PIPE PER WSDOT STANDARD PLAN B-50.30-03 AND PER WSDOT STANDARD PLAN B-50.30-03. OTHERWISE, SLOPE EQUALS 1% UNLESS NOTED OTHERWISE. PLAN, SIZE AND SLOPE PER PLAN OR SHEET DPT.
9. NOT USED THIS SHEET.
10. CONNECT TO EXISTING DRAINAGE STRUCTURE. CORE DRILL STRUCTURE AS REQUIRED.

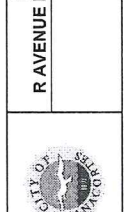
PIPE TYPE ABBREVIATIONS

- SCHEDULE A
- XX" SD CONCRETE
 - XX" CONCRETE
 - XX" PP CORRUGATED POLYETHYLENE
 - XX" PP DUCTILE IRON
 - XX" DI UNDERDRAIN PIPE



DRAWING NUMBER
SD1
SHEET 58 OF 98

CITY OF ANACORTES
R AVENUE LONG-TERM IMPROVEMENT PROJECT
DRAINAGE PLAN
R AVENUE



LOCHNER
ENGINEERING

APPROVED FOR CONSTRUCTION
ENGINEER
DATE
PROJECT MANAGER
DATE
PROJECT ENGINEER
DATE

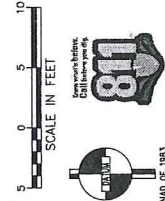
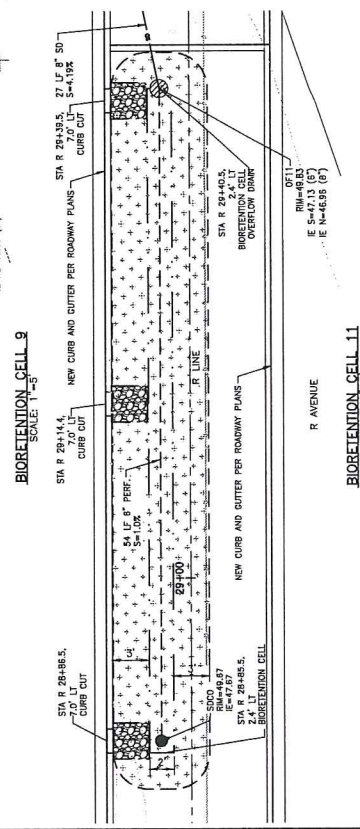
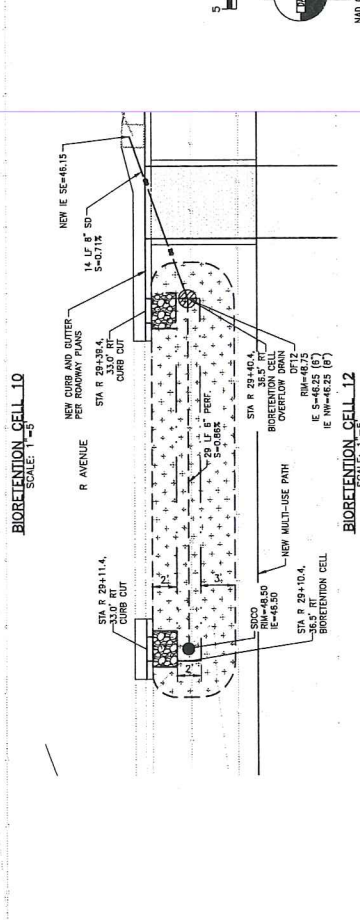
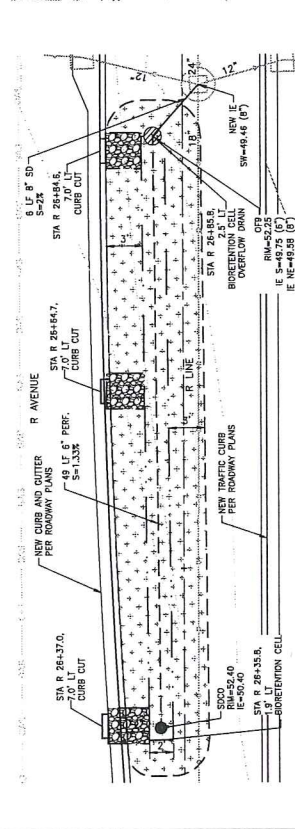
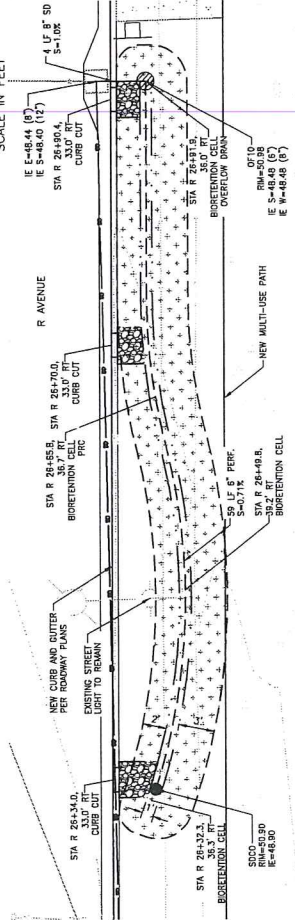
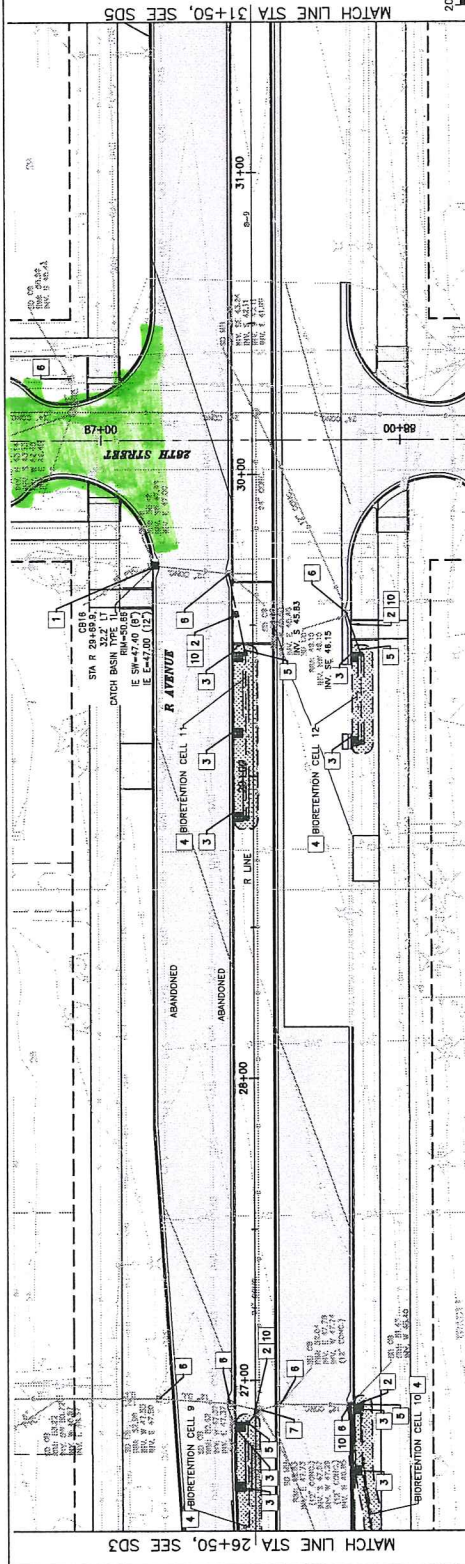
REVISIONS
NO. DATE BY
1 7/8/2023 11:50 AM [Name] [Initials]

DATE 07/07/23

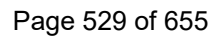
DATE 07/07/23

DATE 07/07/23

- | | |
|----|---|
| 1 | INSTALL CATCH BASIN TYPE II PER WSDOT STANDARD PLAN B-2-0-02. INSTALL WAND GRATE PER STANDARD PLAN B-2-0-02. PREPARE AND INSTALL SLOPE PROTECTION PER STANDARD PLAN B-30-10-13. INSTALL RIILET PROTECTION PER STANDARD PLAN B-30-10-13. |
| 2 | INSTALL STORM DRAIN PER SIZE PER PLAN PER STANDARD PLAN B-40-20-05. INSTALL 5/8" R.I. SQUARE SLEWS 15' UNLESS NOTED OTHERWISE. |
| 3 | CONSTRUCT CURB DRAINING WITH DISPERSED PAV PER DETAIL 3. SHEET DRI. |
| 4 | CONSTRUCT BORESTROMENT SYSTEM PER DETAIL 1. SHEET DRI. |
| 5 | CONSTRUCT AND POWERDOWN CATCH BASIN IN EXISTING CATCH BASIN PER DETAIL 9. SHEET DRI. |
| 6 | REPAVE EXISTING GRATE WITH SOLID MILET COVER PER WSDOT STANDARD PLAN B-30-20-04. |
| 7 | RESET EXISTING GRATE OR COVER TO CURB ORIENTATION AND FINAL PAVED CURB OR MEDIAN PER DETAIL 10. SHEET DRI. |
| 8 | NOT USED THIS SHEET. |
| 9 | NOT USED THIS SHEET. |
| 10 | NOT USED THIS SHEET. |



SCALE: 1"=45'			CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT			DRAWING NUMBER SD4		
APPROVED FOR CONSTRUCTION			CITY OF ANACORTES			DRAINAGE PLAN R AVENUE		
DESIGNED BY			 LOCHNER			 LOCHNER		
DRAWN BY								
DATE								
PROJECT MANAGER								
DATE								
PROJECT DONOR			DATE: 07/07/23			SHEET 61 OF 88		



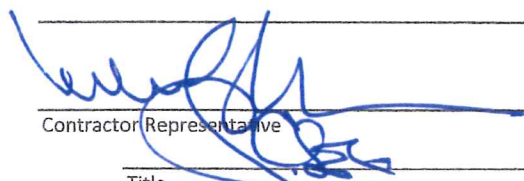
Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	<u>28</u>
Work Authorized By:	City of Anacortes	Item No.:	<u>110</u>
Contractor:	SRV Construction, Inc.	FA #:	<u>5167</u>
Date:	<u>2/13/2024</u>	Prime:	
Description of Work:	Demo Asphalt to work with new curb grades at 28th and R Avenue at STA 32+7 to 33+50.		

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver	Brown, Eric	4.00	94.52		378.08
	Operator 3	Tyra, Wes	4.00	101.78		407.12
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	785.20		9.82

No.	Equipment	Model	Reg Hours	Reg Rate	Total Amount
TK29/46	Tractor Truck w/Side Dump Trailer		4.00	114.87	459.48
EX17	Komatsu PC138 w/SD Bucket & Thumb		4.00	269.16	1,076.64

No.	Materials/Services	Ref No.	Reg Hours	Reg Rate	Total Amount
	Dump Fee - Asphalt - CY		48.00	25.00	1,200.00


 Contractor Representative
 Title


 Owner Representative
 Title

Labor	795.02
29% Markup	230.55
Equipment	1,536.12
21% Markup	322.59
Material/Services	1,200.00
21% Markup	252.00
Subcontractors	-
12% Markup	-
Total	4,336.27

Request Time Extension: TBD (0.5) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

City Cost Review:
 SRV: \$4,336.27
 City: \$5,909.23
 \$1,572.96 DIFF.

Daily Force Account Worksheet

Project: R Avenue Long Term Improvements Work Order No.: 28
 Work Authorized By: **City of Anacortes** Item No.: 110
 Contractor: SRV Construction, Inc. FA #: 5167
 Date: 2/13/2024 Prime: _____
 Description of Work: Demo Asphalt to work with new curb grades at 28th and R Avenue at STA 32+7 to 33+50.

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver Brown, Eric	4.00	94.52			378.08
	Operator 3 Tyra, Wes	4.00	101.78			407.12
	Safety Meeting Allocaton - 1.25% of Labor	1.25%	785.20			9.82
						-

No.	Equipment	Model	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
TK29/46	Tractor Truck w/Side Dump Trailer		4.00	114.87			459.48
EX17	Komatsu PC138 w/SD Bucket & Thumb		4.00	269.16			1,076.64
							-
							-

No.	Materials/Services	Ref No.	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Dump Fee - Asphalt - CY		48.00	25.00			1,200.00
							-

Contractor Representative _____
 Title _____

 Owner Representative _____
 Title _____

Labor	795.02
29% Markup	230.55
Equipment	1,536.12
21% Markup	322.59
Material/Services	1,200.00
21% Markup	252.00
Subcontractors	-
12% Markup	-
Total	4,336.27

Request Time Extension: _____ TBD (0.5) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW:
 SRV: \$4,336.27
 CITY: \$5,909.23
 \$1,572.96 DIFF.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-17-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (0.5)

Job Number: PW#20-127-TRN

Force Account #5167- Change Order: #28

Description of Work: Demo asphalt and grade 28th Street

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	48	Tons	\$50.00	\$ 2,400.00
			Subtotal:	\$ 2,400.00
			Tax @ 8.8%:	\$ 211.20
			Subtotal:	\$ 2,611.20
			WSDOT Markup 21%:	\$ 548.35
			Total:	\$ 3,159.55

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Wes Tyler	Operator 3	4	101.78	\$ 407.12
Eric Brown	Truck w\Trailer	3	94.52	\$ 283.56
			Subtotal:	\$ 690.68
			WSDOT Markup 29%:	\$ 200.30
			Total:	\$ 890.98

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 29 and Trailer 46	Dump Truck	4	\$114.87	\$ 459.48
EX 17 Komatsu PC138	Excavator	4	\$269.16	\$ 1,076.64
			Subtotal:	\$ 1,536.12
			WSDOT Markup 21%:	\$ 322.59
			Total:	\$ 1,858.71

Grand Total: **\$ 5,909.23**

Calculated by Steven Lange on June 17, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 02-13-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

CO of 26

Daily Force Account Record

5167

Project: 1306 R Ave Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.

Date: 2-13-24

Description of Work Demo Asphalt To work with new curb grades at 28th Sta 32+07 to Sta 33+50

Labor:	Classification	Reg Hours	OT Hours
<u>Eric B</u>	<u>TD</u>	<u>4 Hr</u>	
<u>West</u>	<u>oper</u>	<u>4 Hr</u>	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
<u>Tr 29 + RL 46</u>		<u>4 Hr</u>	
<u>EX 17</u>		<u>4 Hr</u>	

Materials:	Description	Quantity
	<u>Asphalt X</u>	<u>48 yds</u>

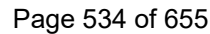
Shm
Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

NOTE: 28TH ST - EAST HAD FAILING BSPTALT AND LARGE UNDULATED AREA THAT WAS THOUGHT TO BE TRENCH FAILURE. VIDEO SHOWED OTHERWISE - EXCAVATED - RESULT AREA READY FOR PAVING. S



Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	28
Work Authorized By:	City of Anacortes	Item No.:	110
Contractor:	SRV Construction, Inc.	FA #:	5168
Date:	2/14/2024	Prime:	
Description of Work:	Cut down Roadway for new curb grades at 28th and R Avenue at STA 32+7 to 33+50.		

No.	Classification		Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver	Brown, Eric	6.00	94.52			567.12
	Truck & Trailer Driver	Fredrick, Mike	2.50	94.52			236.30
	Operator 2	Loney, Dean	6.00	102.55			615.30
	Operator 2+	Watkins, Chris	4.00	103.76			415.04
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	1,833.76			22.92

No.	Equipment	Model				Total Amount
TK29/46	Tractor Truck w/Side Dump Trailer		6.00	114.87		689.22
TK49/86	Tractor Truck w/Side Dump Trailer		2.50	173.52		433.80
LDR6	Komatsu WA270 Loader		6.00	130.74		784.44
140H	Caterpillar 140H Grader		4.00	164.74		658.96

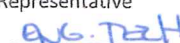
No.	Materials/Services	Ref No.			Total Amount
	Dump Fee - Tons	Miles-#2016758	92.00	1.43	131.56
	Dump Fee Tax - 3.6%		3.60%	131.56	4.74

Contractor Representative _____

Title _____



Owner Representative _____



Title _____

Labor	1,856.68
29% Markup	538.44
Equipment	2,566.42
21% Markup	538.95
Material/Services	136.30
21% Markup	28.62
Subcontractors	-
12% Markup	-
Total	5,665.41

Request Time Extension: TBD (1.0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW:

SRV: \$5,665.41

CITY: 11,526.73

\$5,861.32 DFF

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-17-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #5168- Change Order: #28

Description of Work: Demo asphalt and grade 28th Street

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	92	Tons	\$50.00	\$ 4,600.00
			Subtotal:	\$ 4,600.00
			Tax @ 8.8%:	\$ 404.80
			Subtotal:	\$ 5,004.80
			WSDOT Markup 21%:	\$ 1,051.01
			Total:	\$ 6,055.81

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Chris Watkins	Operator 1	4	103.76	\$ 415.04
Dean Loney	Operator 2	6	102.55	\$ 615.30
Eric Brown	Truck w\Trailer	6	94.52	\$ 567.12
Mike Frederick	Truck w\Trailer	2.5	94.52	\$ 236.30
			Subtotal:	\$ 1,833.76
			WSDOT Markup 29%:	\$ 531.79
			Total:	\$ 2,365.55

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 49 and Side Trailer 86	Dump Truck	2.5	\$173.52	\$ 433.80
Truck 29 and Trailer 46	Dump Truck	6	\$114.87	\$ 689.22
LDR6 Komatsu WA270	Wheel Loader	6	\$130.74	\$ 784.44
140H Caterpillar 140H	Road Grader	4	\$164.74	\$ 658.96
			Subtotal:	\$ 2,566.42
			WSDOT Markup 21%:	\$ 538.95
			Total:	\$ 3,105.37

Grand Total: **\$ 11,526.73**

Calculated by Steven Lange on June 17, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 02-14-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

CO 28

Daily Force Account Record

5168

Project: 13060 R Ave Work Order No.: _____

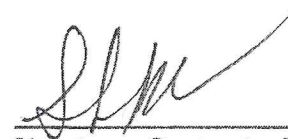
Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.Date: 2-14-24Description of Work Cut Roadway Down For new Asphalt
Sta 32+07 to 33+50 28st

Labor:	Classification	Reg Hours	OT Hours
Eric B	TD	6	
Mike F	TD	2 1/2	
Dean L	OP	6	
Chris W	OP	4	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
T629+1L46		6	
+149+1L86		2 1/2	
LDR 6		6	
140H grader		4	

Materials:	Description	Quantity
ticket #	Export	92 yds
332421		
332414		
332424		

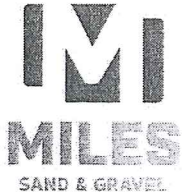


Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



400 Valley Ave NE
Puyallup, WA 98372-2516

253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	02/14/2024	2016758	1

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291 R AVE - ROAD WORK				ANACORTES		
02/14	114-332414	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/14	114-332421	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/14	114-332423	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
02/14	114-332424	44.00	TN	DUMP FEE-DIRT/WASTE	1.430	2.27	65.19
02/14	114-332425	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
				JOB TOTAL LINE			201.49

PRODUCT RECAP

136.00 1500

DUMP FEE-DIRT/WASTE

AMOUNT DUE ►

201.49

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS

Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	<u>28</u>
Work Authorized By:	City of Anacortes	Item No.:	<u>110</u>
Contractor:	SRV Construction, Inc.	FA #:	<u>5174</u>
Date:	<u>2/22/2024</u>	Prime:	<u> </u>
Description of Work:	Demo Asphalt 28th East Side of R Avenue		

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver Fredrick, Mike	2.50	94.52			236.30
	Safety Meeting Allocaton - 1.25% of Labor	1.25%	236.30			2.95

No.	Equipment	Model	Total Amount
TK49/86	Tractor Truck w/Side Dump Trailer		347.04

No.	Materials/Services	Ref No.	Total Amount
	Dump Fee - Asphalt - CY		1,650.00

Contractor Representative		Labor	239.25
Title		29% Markup	69.38
		Equipment	347.04
		21% Markup	72.88
		Material/Services	1,650.00
		21% Markup	346.50
Owner Representative		Subcontractors	-
Title		12% Markup	-
		Total	2,725.06

Request Time Extension: TBD (0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY Cost Review:

SRV: \$2,725.06

CITY: \$5,008.16

\$2,283.10 DIFF.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-17-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (0.0)

Job Number: PW#20-127-TRN

Force Account #5174- Change Order: #28

Description of Work: Demo asphalt and grade 28th Street

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	66	Tons	\$50.00	\$ 3,300.00
			Subtotal:	\$ 3,300.00
			Tax @ 8.8%:	\$ 290.40
			Subtotal:	\$ 3,590.40
			WSDOT Markup 21%:	\$ 753.98
			Total:	\$ 4,344.38

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Mike Frederick	Truck w\Trailer	2	94.52	\$ 189.04
			Subtotal:	\$ 189.04
			WSDOT Markup 29%:	\$ 54.82
			Total:	\$ 243.86

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 49 and Side Trailer 86	Dump Truck	2	\$173.52	\$ 347.04
			Subtotal:	\$ 347.04
			WSDOT Markup 21%:	\$ 72.88
			Total:	\$ 419.92

Grand Total: **\$ 5,008.16**

Calculated by Steven Lange on June 17, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 02-22-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

CO
28

Daily Force Account Record

5174

Project: 1306 R Ave Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.Date: 2-22-24Description of Work Demo Asphalt 28th East Side of R Ave

Labor:	Classification	Reg Hours	OT Hours
--------	----------------	-----------	----------

<u>John M</u>	<u>Op</u>	<u>5Hr</u>	
---------------	-----------	------------	--

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
------------	-----------------------	-----------	----------

<u>milke F</u>	<u>TD</u>	<u>2Hr</u>	
<u>tr 49 + L86</u>		<u>2Hr</u>	
<u>EX 24</u>		<u>5</u>	

Materials:	Description	Quantity
------------	-------------	----------

	<u>Export Asphalt</u>	<u>66 yds</u>
--	-----------------------	---------------


Signature - Contractor Representative
Signature - Owners RepresentativeRequest Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



MODIFICATION MEMO COP#30

DATE: June 14, 2024

TO: Matt Miller
Mayor

FROM: Andrew Rheume
Director of Public Works

PW#20-127-TRN

R Avenue Long-term Improvement Project

**CONTRACT
NUMBER**

CONTRACT TITLE

CONTRACT ACTION

☒ Change Order	Under \$30,000
☐ Construction – Sole Source Single Trade	Under \$5,000
☐ Construction – Sole Source – Multiple Trades	Under \$5,000
☐ Construction – Sealed Bid	Under \$30,000
☐ Construction – Small Works Roster	Under \$30,000
☐ Consultant – Architectural – Engineering Project	Under \$30,000
☐ NON-PUBLIC WORK – Sole Source	Under \$5,000
☐ NON-PUBLIC WORK – Bids	Under \$7,500

MODIFICATION TITLE:

This Change Order will allow payment for a redesigned storm system due to utility conflicts.

SCOPE OF WORK:

All work shall conform to the WSDOT Specifications as outlined in the Contract Plans and Specifications.

WHY MODIFICATION IS NEEDED:

The new storm line was installed under the 4-inch AC main. Weight from the construction traffic damaged the AC main at the location the storm line crossed under it.

FINANCIAL IMPLICATIONS:

Water Fund Account 401.740.594.34.63

\$4,355.61

No Letter of Understanding provided due to the need for the fix causing further damage.

There will also be an additional **0.5** days added to the contract for this work.**Attachments**

Force Account Breakout Sheets 5175 with City FA worksheet

**Review And Approval**

Project Manager _____

Date _____

City Engineer _____

Date _____

Public Works Director _____

Date _____

Mayor _____

☐ Approved☐ Disapproved

Comments _____

Daily Force Account Worksheet

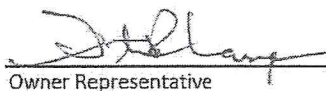
Project:	R Avenue Long Term Improvements	Work Order No.:	
Work Authorized By:	City of Anacortes	Item No.:	110
Contractor:	SRV Construction, Inc.	FA #:	5175
Date:	3/5/2024	Prime:	
Description of Work:	4" AC water line repair 30th Sta 77+40.		

No.	Classification		Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Laborer	O'Bannon, Ryan	2.00	73.63	2.00	104.65	356.56
	Laborer	Verbarendse, Adrian			2.00	104.65	209.30
	Operator 2	Loney, Dean	2.00	102.55			205.10
	Laborer	Loney, Dean			2.00	104.65	209.30
	Foreman	Hamilton, Shane	2.00	107.09			214.18
	Flagger	Neal, Kameryn	2.00	62.69	2.00	88.25	301.88
	Truck Driver	Brown, Eric	2.00	93.50			187.00
	Operator 3	Tyra, Wesley	2.00	101.78	2.00	146.28	496.12
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	2,179.44			27.24

No.	Equipment	Model	Reg Hours	Reg Rate	Total Amount
LDR6	Komatsu WA270 Loader		2.00	130.74	261.48
EX16	Kubota KX057-4 Excavator w/SD Bucket & Thumb		2.00	141.22	282.44
TK29	Tractor Truck		2.00	92.47	184.94
EX23	Kubota KX040 Excavator w/SD Bucket & Thumb		4.00	129.56	518.24

No.	Materials/Services	Ref No.	Total Amount
			-


 Contractor Representative
 Title


 Owner Representative
 Title

Labor	2,206.68
29% Markup	639.94
Equipment	1,247.10
21% Markup	261.89
Material/Services	-
21% Markup	-
Subcontractors	-
12% Markup	-
Total	4,355.61

Request Time Extension: TBD (0.5) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW:
 SRV: \$ 4,355.61
 CITY: \$ 4,434.98
 \$ 79.37 DIFF.

Daily Force Account Worksheet

Project: R Avenue Long Term Improvements
 Work Authorized By: City of Anacortes
 Contractor: SRV Construction, Inc.
 Date: 3/5/2024
 Description of Work: 4" AC water line repair 30th Sta 77+40.

Work Order No.:
 Item No.: 110
 FA #: 5175
 Prime:

No.	Classification		Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Laborer	O'Bannon, Ryan	2.00	73.63	2.00	104.65	356.56
	Laborer	Verbarendse, Adrian			2.00	104.65	209.30
	Operator 2	Loney, Dean	2.00	102.55			205.10
	Laborer	Loney, Dean			2.00	104.65	209.30
	Foreman	Hamilton, Shane	2.00	107.09			214.18
	Flagger	Neal, Kameryn	2.00	62.69	2.00	88.25	301.88
	Truck Driver	Brown, Eric	2.00	93.50			187.00
	Operator 3	Tyra, Wesley	2.00	101.78	2.00	146.28	496.12
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	2,179.44			27.24

No.	Equipment	Model				Total Amount
LDR6	Komatsu WA270 Loader		2.00	130.74		261.48
EX16	Kubota KX057-4 Excavator w/SD Bucket & Thumb		2.00	141.22		282.44
TK29	Tractor Truck		2.00	92.47		184.94
EX23	Kubota KX040 Excavator w/SD Bucket & Thumb		4.00	129.56		518.24

No.	Materials/Services	Ref No.				Total Amount
						-
						-

		Labor	2,206.68
		29% Markup	639.94
Contractor Representative		Equipment	1,247.10
		21% Markup	261.89
Title		Material/Services	-
		21% Markup	-
		Subcontractors	-
Owner Representative		12% Markup	-

Request Time Extension: TBD (0.5) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW:
 SRV: \$ 4,355.61
 CITY: \$ 4,434.98
 \$ 79.37 DIFF.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-14-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (0.5)

Job Number: PW#20-127-TRN

Force Account #5175- Change Order: #30

Description of Work: 4-inch AC Waterline Repair 30th Street 77+40

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Dean Loney	Laborer OT	2	104.65	\$ 209.30
Ryan O'Bannon	Laborer OT	2	104.65	\$ 209.30
Adrian Verbarendse	Laborer OT	2	104.65	\$ 209.30
Ryan O'Bannon	Laborer	2	73.63	\$ 147.26
Shane Hamilton	Foreman	2	107.09	\$ 214.18
Dean Loney	Operator 2	2	102.55	\$ 205.10
Wes Tyler	Operator 3	2	101.78	\$ 203.56
Wes Tyler	Operator 3 OT	2	146.12	\$ 292.24
Eric Brown	Truck w\Trailer	2	94.52	\$ 189.04
Cameron Neal	Flagger	2	62.69	\$ 125.38
Cameron Neal	Flagger OT	2	88.25	\$ 176.50
Subtotal:				\$ 2,181.16
WSDOT Markup 29%:				\$ 632.54
Total:				\$ 2,813.70

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 29 and Trailer 46	Dump Truck	2	\$114.87	\$ 229.74
LDR6 Komatsu WA270	Wheel Loader	2	\$130.74	\$ 261.48
EX 16 Kubato KX057-4	Excavator	2	\$141.22	\$ 282.44
EX 23 Komatsu KX040	Excavator	4	\$129.56	\$ 518.24
Small Tools		4	\$12.00	\$ 48.00
Subtotal:				\$ 1,339.90
WSDOT Markup 21%:				\$ 281.38
Total:				\$ 1,621.28

Grand Total: **\$ 4,434.98**

Calculated by Steven Lange on June 14, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 06-10-24

Daily Report of FA Worked, dated 03-05-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

Daily Force Account Record

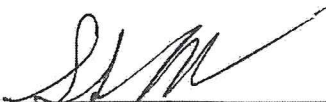
5175

Project: 1306 R Ave Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.Date: 3-5-24Description of Work 4" AC water line repair 30th Sta
77+40

Labor:	Classification	Reg Hours	OT Hours
Ryan O	L	2 Hr	2 Hr
Adrian V	L		2 Hr
Dean L	OP	2 Hr	
Dean L	L		2 Hr
Shane H	Foreman	2 Hr	
Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
LDR Co		2 Hr	
EX 16		2 Hr	
Tr 29		2 Hr	
Eric B	TD	2 Hr	
Wes T	6 ropes	2 Hr	2 Hr
Materials:	Description	Quantity	
Kamelyn N	Flagger	2 Hr	2 Hr
EX 23		4	



Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



MODIFICATION MEMO COP#31E

DATE: June 17, 2024

TO: Matt Miller
Mayor

FROM: Andrew Rheume
Director of Public Works

PW#20-127-TRN

R Avenue Long-term Improvement Project

**CONTRACT
NUMBER**

CONTRACT TITLE

CONTRACT ACTION

☐ Change Order	Under \$30,000
☐ Construction – Sole Source Single Trade	Under \$5,000
☐ Construction – Sole Source – Multiple Trades	Under \$5,000
☐ Construction – Sealed Bid	Under \$30,000
☐ Construction – Small Works Roster	Under \$30,000
☐ Consultant – Architectural – Engineering Project	Under \$30,000
☐ NON-PUBLIC WORK – Sole Source	Under \$5,000
☐ NON-PUBLIC WORK – Bids	Under \$7,500

MODIFICATION TITLE:

This change order will allow payment for cutting existing soils in landscape zones.

SCOPE OF WORK:

All work shall conform to the WSDOT Specifications as outlined in the Contract Plans and Specifications.

WHY MODIFICATION IS NEEDED:

The contract plans did not identify that the grades between the new sidewalk, curb and gutter would be so different. The elevations, as such, needed to be cut down to be maintainable.

FINANCIAL IMPLICATIONS:

R Avenue Improvement Fund Account 105.720.595.30.63

\$21,516.40

A Letter of Understanding has already been provided to SRV Construction, Inc.

There will also be an additional 3.0 days added to the contract for this work.

Attachments

- ☒ Letter of Understanding, dated February 5, 2024
- ☒ Force Account Breakout Sheets 5169 with City FA worksheet and location
- ☒ Force Account Breakout Sheets 5170 with City FA worksheet and location
- ☒ Force Account Breakout Sheets 5171 with City FA worksheet and location
- ☒ Force Account Breakout Sheets 5172 with City FA worksheet and location
- ☒ Force Account Breakout Sheets 5173 with City FA worksheet and location
- ☒ _____
- ☒ _____
- ☒ _____
- ☒ _____

Review And Approval

Project Manager 

Date 06-17-24

City Engineer _____

Date _____

Public Works Director _____

Date _____

Mayor _____

☐ Approved

☐ Disapproved

Comments _____



ANACORTES PUBLIC WORKS DEPARTMENT

Steven Lange, Lead Engineering Tech

P.O. BOX 547, ANACORTES, WA 98221

E-MAIL: stevel@cityofanacortes.org

PH(360) 293-1920

Letter of Understanding

Date: February 5, 2024

To: John Snyder, Project Manager

From: Steven Lange

Subject: Revised Landscape Grade Elevations – EW and Median of R Avenue
(PW#20-127-TRN/Fed Aid: STPUS 6239-(002))

cc: Logan Lee, Kristen Hannon, John Norris, Matt Randall

This letter is a follow to our conversation in the field regarding the existing landscape grade to the newly poured sidewalk\Curbs and Gutter being too high. The locations are along the east-west side and center median where there is new sidewalk and or curb replaced.

It is understood that SRV will remove the existing soil and place new topsoil to existing grade. This work will be tracked under Change Order 31.

If you have any questions regarding this, please contact me at your earliest convenience at 360.661.3468. Please leave message.

Thank you for your attention to this.

A handwritten signature in blue ink, appearing to read "S. Lange".

Steven Lange
Lead Engineering Tech

Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	31E
Work Authorized By:	City of Anacortes	Item No.:	110
Contractor:	SRV Construction, Inc.	FA #:	5169
Date:	2/14/20024	Prime:	
Description of Work:	Remove existing high spot between curb and sidewalk East Side of R Avenue at STA 42+17 to STA 46+17 proper drainage as directed by the Engineer		

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver	Brown, Eric	1.50	94.52		141.78
	Operator 3	Self, Zachary	3.50	101.78		356.23
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	498.01		6.23

No.	Equipment	Model	Reg Hours	Reg Rate	Total Amount
TK49/86	Tractor Truck w/Side Dump Trailer		1.50	173.52	260.28
EX16	Kubota KX057-4 Excavator w/SD Bucket & Thumb		3.50	141.22	494.27

No.	Materials/Services	Ref No.	Reg Hours	Reg Rate	Total Amount
	Dump Fee - Tons	Miles #2016758	22.00	1.43	31.46
	Dump Fee Tax - 3.6%		3.60%	31.46	1.13

Contractor Representative		Labor	504.24
Title		29% Markup	146.23
		Equipment	754.55
		21% Markup	158.46
		Material/Services	32.59
		21% Markup	6.84
Owner Representative		Subcontractors	-
Title		12% Markup	-
		Total	1,602.91

Request Time Extension: TBD (0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW:

SRV: \$1,602.91

CITY: \$3,003.57

\$1,400.66 DIFF.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-17-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (0.0)

Job Number: PW#20-127-TRN

Force Account #5169- Change Order: #31E

Description of Work: Cut down the landscape grade between sidewalk and curb

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	22	Tons	\$50.00	\$ 1,100.00
			Subtotal:	\$ 1,100.00
			Tax @ 8.8%:	\$ 96.80
			Subtotal:	\$ 1,196.80
			WSDOT Markup 21%:	\$ 251.33
			Total:	\$ 1,448.13

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Zachary Self	Operator 3	3.5	101.78	\$ 356.23
Eric Brown	Truck w/Trailer	1.5	94.52	\$ 141.78
			Subtotal:	\$ 498.01
			WSDOT Markup 29%:	\$ 144.42
			Total:	\$ 642.43

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 49 and Side Trailer 86	Dump Truck	1.5	\$173.52	\$ 260.28
EX 16 Kubato KX057-4	Excavator	3.5	\$141.22	\$ 494.27
			Subtotal:	\$ 754.55
			WSDOT Markup 21%:	\$ 158.46
			Total:	\$ 913.01

Grand Total: **\$ 3,003.57**

Calculated by Steven Lange on June 17, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 02-14-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

31-E

Daily Force Account Record

5169

Project: 1306 R Ave Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.

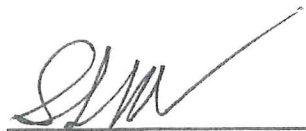
Date: 2-14-24

Description of Work Remove High Spot between curb and
Side walk East Side of R Ave Sta 42+17 to
Sta 46+17

Labor:	Classification	Reg Hours	OT Hours
<u>Mike F</u>	<u>TD</u>	<u>1 1/2</u>	
<u>Zack S</u>	<u>OP</u>	<u>3 1/2</u>	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
<u>149 + 1286</u>		<u>1 1/2</u>	
<u>EX16</u>		<u>3 1/2</u>	

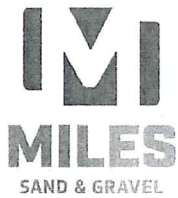
Materials:	Description	Quantity
<u>ticket #</u>	<u>Export</u>	<u>22 yds</u>
<u>332425</u>		


Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



400 Valley Ave NE
Puyallup, WA 98372-2516

253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	02/14/2024	2016758	1

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291 R AVE - ROAD WORK				ANACORTES		
02/14	114-332414	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/14	114-332421	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/14	114-332423	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
02/14	114-332424	44.00	TN	DUMP FEE-DIRT/WASTE	1.430	2.27	65.19
02/14	114-332425	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
JOB TOTAL LINE							201.49

PRODUCT RECAP

136.00 1500

DUMP FEE-DIRT/WASTE

AMOUNT DUE ►

201.49

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS

Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	<u>31E</u>
Work Authorized By:	City of Anacortes	Item No.:	<u>110</u>
Contractor:	SRV Construction, Inc.	FA #:	<u>5170</u>
Date:	<u>2/14/20024</u>	Prime:	
Description of Work:	Remove existing high spot between curb and sidewalk East Side of R Avenue at STA 46+17 to STA 30+52 for proper drainage as directed by the Engineer		

No.	Classification		Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver	Fredrick, Mike	4.00	94.52			378.08
	Truck Driver	Brown, Eric	2.50	94.52			236.30
	Operator 3	Self, Zachary	5.00	101.78			508.90
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	1,123.28			14.04

No.	Equipment	Model				Total Amount
TK49/86	Tractor Truck w/Side Dump Trailer		4.00	173.52		694.08
TK29/46	Tractor Truck w/Side Dump Trailer		2.50	114.87		287.18
EX16	Kubota KX057-4 Excavator w/SD Bucket & Thumb		5.00	141.22		706.10

No.	Materials/Services	Ref No.			Total Amount
	Dump Fee - Tons	Miles #2016841	68.00	1.43	97.24
	Dump Fee Tax - 3.6%		3.60%	97.24	3.50

Contractor Representative _____

Title _____

Owner Representative _____

Title _____

Labor	1,137.32
29% Markup	329.82
Equipment	1,687.36
21% Markup	354.34
Material/Services	100.74
21% Markup	21.16
Subcontractors	-
12% Markup	-
Total	3,630.74

Request Time Extension: TBD (1.0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST ANALYSIS:

SRV: 3630.74

CITY: \$7,966.76

\$4,336.02 Diff.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-17-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #5170- Change Order: #31E

Description of Work: Cut down the landscape grade between sidewalk and curb

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	68	Tons	\$50.00	\$ 3,400.00
			Subtotal:	\$ 3,400.00
			Tax @ 8.8%:	\$ 299.20
			Subtotal:	\$ 3,699.20
			WSDOT Markup 21%:	\$ 776.83
			Total:	\$ 4,476.03

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Zachary Self	Operator 3	5	101.78	\$ 508.90
Eric Brown	Truck w\Trailer	2.5	94.52	\$ 236.30
Mike Frederick	Truck w\Trailer	4	94.52	\$ 378.08
			Subtotal:	\$ 1,123.28
			WSDOT Markup 29%:	\$ 325.75
			Total:	\$ 1,449.03

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 49 and Side Trailer 86	Dump Truck	4	\$173.52	\$ 694.08
Truck 29 and Trailer 46	Dump Truck	2.5	\$114.87	\$ 287.18
EX 16 Kubato KX057-4	Excavator	5	\$141.22	\$ 706.10
			Subtotal:	\$ 1,687.36
			WSDOT Markup 21%:	\$ 354.34
			Total:	\$ 2,041.70

Grand Total: **\$ 7,966.76**

Calculated by Steven Lange on June 17, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 02-14-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

31-E

Daily Force Account Record

5170

Project: 1306 R Ave Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.Date: 2-15-24Description of Work Remove High Spot Between Curb and
Side walk East Side of Road R Ave Sta 46+17 to Sta
30+52

Labor:	Classification	Reg Hours	OT Hours
Mike F	TD	4 Hr	
Eric B	TD	2 1/2	
Zack S	OP	5	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
+149 +1286		4	
+129 TIL COS		2 1/2	
EX 16		5	

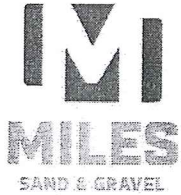
Materials:	Description	Quantity
+149	Export	44 yds
T129	Export	24 yds


 Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: 7 B D days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	02/15/2024	2016841	1

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK				ANACORTES	
02/15	114-332430	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
02/15	114-332432	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
02/15	114-332437	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/15	114-332446	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
02/15	114-332451	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
02/15	114-332457	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/15	114-332459	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
02/15	114-332466	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
JOB TOTAL LINE							266.66

PRODUCT RECAP
180.00 1500 DUMP FEE-DIRT/WASTE

AMOUNT DUE ► 266.66

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS

Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	<u>31E</u>
Work Authorized By:	City of Anacortes	Item No.:	<u>110</u>
Contractor:	SRV Construction, Inc.	FA #:	<u>5171</u>
Date:	<u>2/16/2024</u>	Prime:	
Description of Work:	Remove existing high spot between curb and sidewalk East Side of R Avenue at STA 30+00 to STA 19+95 for proper drainage as directed by the Engineer		

No.	Classification		Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver	Fredrick, Mike	4.50	94.52			425.34
	Truck Driver	Brown, Eric	6.50	94.52			614.38
	Operator 3	German, Joe	6.00	101.78			610.68
	Operator 3	Kaaland, Chard	2.00	101.78			203.56
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	1,853.96			23.17

No.	Equipment	Model			Total Amount
TK49/86	Tractor Truck w/Side Dump Trailer		4.50	173.52	780.84
TK29/46	Tractor Truck w/Side Dump Trailer		6.50	114.87	746.66
EX20	Kubota KX057-4 Excavator w/SD Bucket & thumb		8.00	141.22	1,129.76
STK23	Crew Truck		8.00	67.01	536.08
	Small Tools		8.00	12.00	96.00

No.	Materials/Services	Ref No.				Total Amount
	Dump Fee - Tons	Miles #2017019	92.00	1.43		131.56
	Dump Fee Tax - 3.6%		3.60%	131.56		4.74

Contractor Representative

Title

Owner Representative

Title

Labor	1,877.13
29% Markup	544.37
Equipment	3,289.34
21% Markup	690.76
Material/Services	136.30
21% Markup	28.62
Subcontractors	-
12% Markup	-
Total	6,566.52

Request Time Extension: TBD (1.0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW:

SRV: \$6,566.52

CITY: \$12,427.51

\$5,860.99 Diff.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-17-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #5171- Change Order: #31E

Description of Work: Cut down the landscape grade between sidewalk and curb

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	92	Tons	\$50.00	\$ 4,600.00
			Subtotal:	\$ 4,600.00
			Tax @ 8.8%:	\$ 404.80
			Subtotal:	\$ 5,004.80
			WSDOT Markup 21%:	\$ 1,051.01
			Total:	\$ 6,055.81

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Joe J	Operator 3	6	101.78	\$ 610.68
Chad Kaaland	Operator 3	2	101.78	\$ 203.56
Eric Brown	Truck w\Trailer	6.5	94.52	\$ 614.38
Mike Frederick	Truck w\Trailer	4.5	94.52	\$ 425.34
			Subtotal:	\$ 1,853.96
			WSDOT Markup 29%:	\$ 537.65
			Total:	\$ 2,391.61

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 49 and Side Trailer 86	Dump Truck	4.5	\$173.52	\$ 780.84
Truck 29 and Trailer 46	Dump Truck	6.5	\$114.87	\$ 746.66
EX 20 Kubato KX040	Excavator	8	\$141.22	\$ 1,129.76
Crew Truck	STK23	8	\$67.01	\$ 536.08
Small Tools		8	\$12.00	\$ 96.00
			Subtotal:	\$ 3,289.34
			WSDOT Markup 21%:	\$ 690.76
			Total:	\$ 3,980.10

Grand Total: **\$ 12,427.51**

Calculated by Steven Lange on June 17, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 02-16-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

31-E

Daily Force Account Record

5171

Project: 1306 R Ave Work Order No.: _____

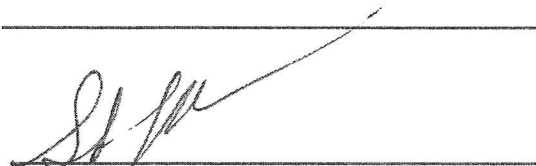
Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.Date: 2-16-24Description of Work Remove High Spot Between Curb and Side walk
East Side of R Ave Sta ~~18+00~~ to Sta 19+95
25+50

Labor:	Classification	Reg Hours	OT Hours
Mike F	TD	4 1/2	
Eric B	TD	6 1/2	
Joe G	OP	6	
Chad K	OP	2	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
+14971L 86		4 1/2	
+12971L 46		6 1/2	
EX 20		8 1/2	
StK 23		8	

Materials:	Description	Quantity
#49	Export	44 yds
#29	Export	48 yds

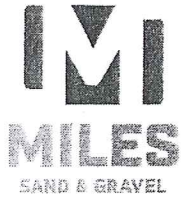


Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



400 Valley Ave NE
Puyallup, WA 98372-2516

253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	02/16/2024	2017019	1

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK				ANACORTES	
02/16	114-332483	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
02/16	114-332488	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/16	114-332507	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
02/16	114-332517	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/16	114-332535	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
JOB TOTAL LINE							168.89

PRODUCT RECAP

114.00 1500

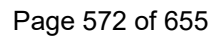
DUMP FEE-DIRT/WASTE

AMOUNT DUE ►

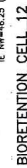
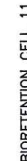
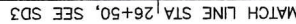
168.89

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES ROCKS



- 1** STANDARD CATCH BASIN TYPE 1X PER WSDOT STANDARD PLAN B-3-60-02. INSTALL VARD GRATE RECYCLED PLASTIC FRAME PER WSDOT STANDARD PLAN B-30-10-03. FINISH INLET PROTECTION PER WSDOT STD PLAN B-30-08-05.
- 2** WSDOT STANDARD PLAN B-30-20-03 AND DETAIL 9/R1. SLOPE EQUALS 1% UNLESS NOTED OTHERWISE.
- 3** CONSTRUCT CURB OPENING WITH DISPERSAL PAD PER DETAIL 5, SHEET D1.
- 4** CONSTRUCT BORSTENTON SYSTEM PER DETAIL 1.
- 5** INSTALL REINFORCED CONCRETE CATCH BASIN IN BORSTENTON SYSTEM PER D & SHEET DRI.
- 6** REPLACE EXISTING GRATE WITH SOLID MEDIAN COVER PER WSDOT STANDARD PLAN B-30-20-04.
- 7** REPLACE EXISTING GRADE OR COVER TO CURB ORIENTATION AND FLOW PAVED SURFACE OR MEDIAN COVER TO MATCH EXISTING CURB AND GUTTER PAN PER DETAIL 1/D13.
- 8** NOT USED THIS SHEET.
- 9** NOT USED THIS SHEET.
- 10** CONNECT TO EXISTING SIDEWALK STRUCTURE, CORNER CONNECTION SEE FOURTH SHEET.

[illegible]

Daily Force Account Worksheet

Project: R Avenue Long Term Improvements Work Order No.: 31E
 Work Authorized By: City of Anacortes Item No.: 110
 Contractor: SRV Construction, Inc. FA #: 5172
 Date: 2/19/2024 Prime:
 Description of Work: Remove existing high spot between curb and sidewalk East Side of R Avenue at STA 19+95 to STA 15+50 for proper drainage as directed by the Engineer

No.	Classification		Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver	Fredrick, Mike	2.00	94.52			189.04
	Truck Driver	Brown, Eric	5.00	94.52			472.60
	Operator 3	Self, Zachary	9.00	101.78			916.02
	Operator 2	German, Joe	9.00	102.55			922.95
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	2,500.61			31.26

No.	Equipment	Model				Total Amount
TK49/86	Tractor Truck w/Side Dump Trailer		2.00	173.52		347.04
TK29/46	Tractor Truck w/Side Dump Trailer		5.00	114.87		574.35
EX16	Kubota KX057-4 Excavator w/SD Bucket & Thumb		9.00	141.22		1,270.98
LDR7	Komatsu WA320-7 Loader		9.00	114.21		1,027.89
STK23	Crew Truck		9.00	67.01		603.09
	Small Tools		9.00	12.00		108.00

No.	Materials/Services	Ref No.				Total Amount
	Dump Fee - Tons	Miles #2017073	70.00	1.43		100.10
	Dump Fee Tax - 3.6%		3.60%	100.10		3.60

Contractor Representative

Title

Owner Representative

Title

Labor	2,531.87
29% Markup	734.24
Equipment	3,931.35
21% Markup	825.58
Material/Services	103.70
21% Markup	21.78
Subcontractors	-
12% Markup	-
Total	8,148.52

Request Time Extension: TBD (1.0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY Cost Review:
 SRV: \$8,148.52
 CITY: \$12,590.40

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-17-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #5172- Change Order: #31E

Description of Work: Cut down the landscape grade between sidewalk and curb

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	70	Tons	\$50.00	\$ 3,500.00
			Subtotal:	\$ 3,500.00
			Tax @ 8.8%:	\$ 308.00
			Subtotal:	\$ 3,808.00
			WSDOT Markup 21%:	\$ 799.68
			Total:	\$ 4,607.68

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Joseph German	Operator 2	9	102.55	\$ 922.95
Zachary Self	Operator 3	9	101.78	\$ 916.02
Eric Brown	Truck w/Trailer	5	94.52	\$ 472.60
Mike Frederick	Truck w/Trailer	2	94.52	\$ 189.04
			Subtotal:	\$ 2,500.61
			WSDOT Markup 29%:	\$ 725.18
			Total:	\$ 3,225.79

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 49 and Side Trailer 86	Dump Truck	2	\$173.52	\$ 347.04
Truck 29 and Trailer 46	Dump Truck	5	\$114.87	\$ 574.35
LDR7 Komatsu WA320-7	Wheel Loader	9	\$114.21	\$ 1,027.89
EX 16 Kubato KX057-4	Excavator	9	\$141.22	\$ 1,270.98
Crew Truck	STK23	9	\$67.01	\$ 603.09
Small Tools		9	\$12.00	\$ 108.00
			Subtotal:	\$ 3,931.35
			WSDOT Markup 21%:	\$ 825.58
			Total:	\$ 4,756.93

Grand Total: **\$12,590.40**

Calculated by Steven Lange on June 17, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 02-19-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

31-E

Daily Force Account Record

5172

Project: 1306 R Ave Work Order No.: _____

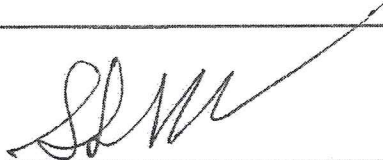
Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.Date: 2-19-24Description of Work Remove High Spot Between curb & Side walk
East Side of R Ave Sta ~~14+00~~ to Sta 15+50
19+95

Labor:	Classification	Reg Hours	OT Hours
Mike F	TD	2 Hr	
Eric B	TD	5 Hr	
Zack S	OP	9 Hr	
Joe G	OP	9 Hr	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
#49 4x6 86		2 Hr	
#29 4x6 46		5 Hr	
EX16		9 Hr	
LD17		9 Hr	
SK 23		9 Hr	

Materials:	Description	Quantity
#49	Export	22 yds
#29	Export	48 yds

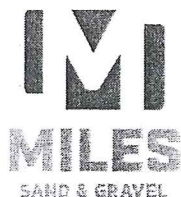


Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	02/19/2024	2017073	1

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK					ANACORTES
02/19	114-332649	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/19	114-332658	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/19	114-332660	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
02/19	114-332666	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/19	114-332673	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
				JOB TOTAL LINE			171.86

PRODUCT RECAP
116.00 1500 DUMP FEE-DIRT/WASTE

AMOUNT DUE ► 171.86

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS



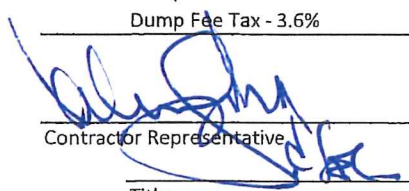
Daily Force Account Worksheet

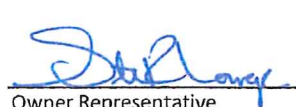
Project:	R Avenue Long Term Improvements	Work Order No.:	<u>31E</u>
Work Authorized By:	City of Anacortes	Item No.:	<u>110</u>
Contractor:	SRV Construction, Inc.	FA #:	<u>5173</u>
Date:	<u>2/20/2024</u>	Prime:	
Description of Work:	Remove existing high spot between curb and sidewalk East Side of R Avenue at STA 15+50 to STA 12+88 for proper drainage as directed by the Engineer		

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver	Fredrick, Mike	1.00	94.52		94.52
	Truck Driver	Brown, Eric	2.00	94.52		189.04
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	283.56		3.54
						-

No.	Equipment	Model	Reg Hours	Reg Rate	Total Amount
	TK49/86 Tractor Truck w/Side Dump Trailer		2.00	173.52	347.04
	TK29/46 Tractor Truck w/Side Dump Trailer		5.00	114.87	574.35
					-

No.	Materials/Services	Ref No.	Reg Hours	Reg Rate	Total Amount
	Dump Fee - Tons	Miles #2017297	46.00	1.43	65.78
	Dump Fee Tax - 3.6%		3.60%	65.78	2.37

 Contractor Representative Title	Labor	287.10
	29% Markup	83.26
	Equipment	921.39
	21% Markup	193.49
	Material/Services	68.15
	21% Markup	14.31
	Subcontractors	-
	12% Markup	-
Owner Representative	Total	1,567.71


Owner Representative
ENG. TCH
Title

Request Time Extension: TBD (0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW:
SRV: \$ 1,567.71
CITY: \$4,508.50

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-17-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (0.0)

Job Number: PW#20-127-TRN

Force Account #5173- Change Order: #31E

Description of Work: Cut down the landscape grade between sidewalk and curb

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	46	Tons	\$50.00	\$ 2,300.00
			Subtotal:	\$ 2,300.00
			Tax @ 8.8%:	\$ 202.40
			Subtotal:	\$ 2,502.40
			WSDOT Markup 21%:	\$ 525.50
			Total:	\$ 3,027.90

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Eric Brown	Truck w\Trailer	2	94.52	\$ 189.04
Mike Frederick	Truck w\Trailer	1	94.52	\$ 94.52
			Subtotal:	\$ 283.56
			WSDOT Markup 29%:	\$ 82.23
			Total:	\$ 365.79

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 49 and Side Trailer 86	Dump Truck	2	\$173.52	\$ 347.04
Truck 29 and Trailer 46	Dump Truck	5	\$114.87	\$ 574.35
			Subtotal:	\$ 921.39
			WSDOT Markup 21%:	\$ 193.49
			Total:	\$ 1,114.88

Grand Total: **\$ 4,508.58**

Calculated by Steven Lange on June 17, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 02-20-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

31-E

Daily Force Account Record

5173

Project: R Ave 1306 Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.Date: 2-20-24Description of Work Remove High Spot Between Curb and Side Walk
East Side of Road Sta 15+50 to 12+88

Labor:	Classification	Reg Hours	OT Hours
Mike F	TD	1	
Eric B	TD	2	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
#49 Tr 86		1	
#29 Tr 46		2	

Materials:	Description	Quantity
#49	Export	22 yds
#29	Export	24 yds

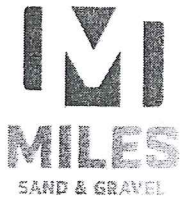


Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	02/20/2024	2017297	1

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

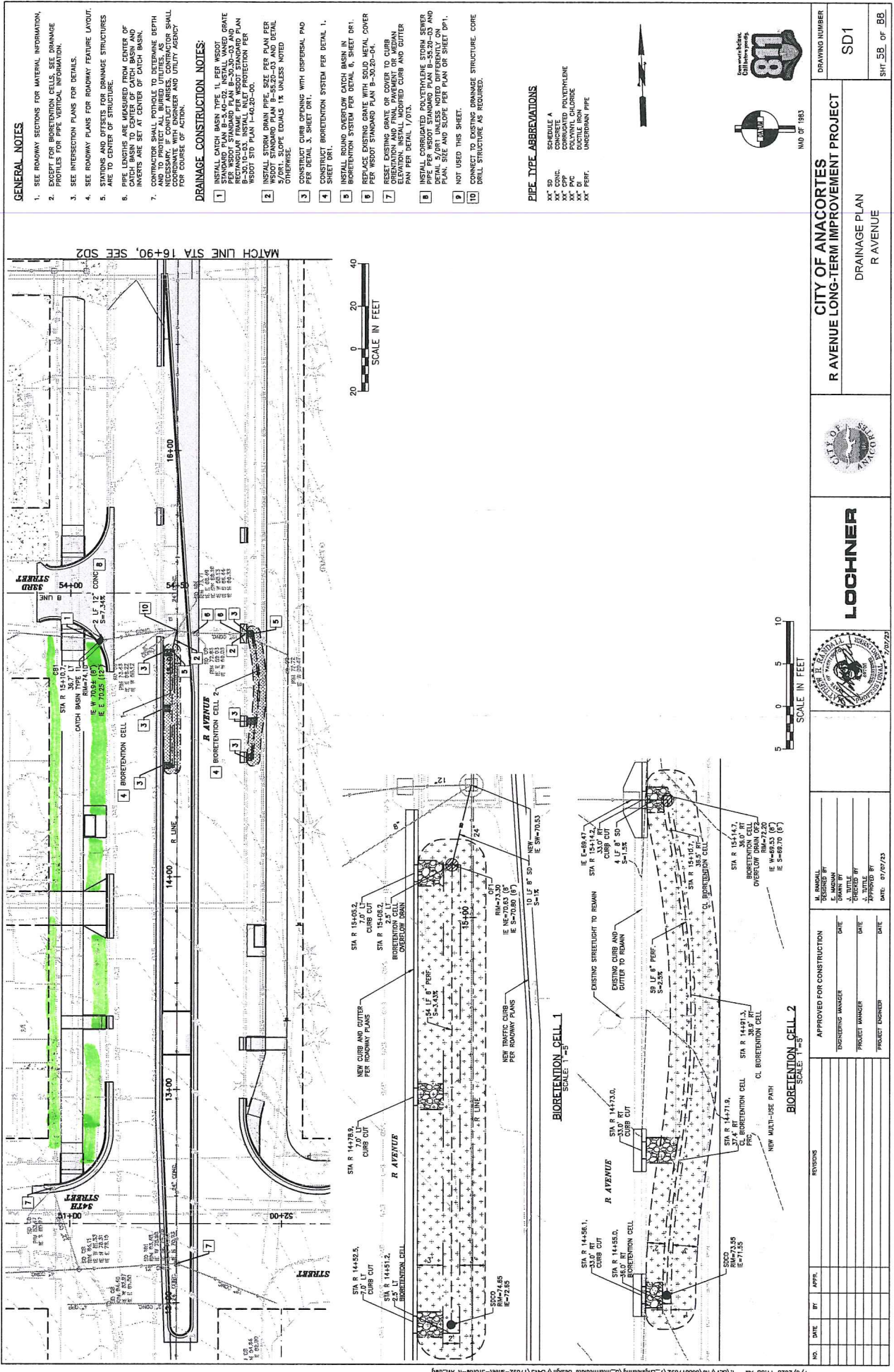
DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK				ANACORTES	
02/20	114-332676	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
02/20	114-332677	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/20	114-332678	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
JOB TOTAL LINE							100.74

PRODUCT RECAP
68.00 1500 DUMP FEE-DIRT/WASTE

AMOUNT DUE ► 100.74

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS



GENERAL NOTES

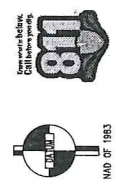
- 1. SEE ROADWAY SECTIONS FOR MATERIAL INFORMATION, PROFILES FOR BIORETENTION CELLS, SEE DRAINAGE PROFILES FOR PIPE VERTICAL INFORMATION.
- 2. SEE INTERSECTION PLANS FOR DETAILS.
- 3. SEE ROADWAY PLANS FOR ROADWAY FEATURE LAYOUT.
- 4. SEE ROADWAY PLANS FOR DRAINAGE STRUCTURES.
- 5. SEE ROADWAY PLANS FOR DRAINAGE STRUCTURES.
- 6. SEE ROADWAY PLANS FOR DRAINAGE STRUCTURES.
- 7. CONTRACTOR SHALL DETERMINE DEPTH AND TO PROTECT ALL BURIED UTILITIES, AS COORDINATE WITH ENGINEER AND UTILITY AGENCY FOR COURSE OF ACTION.

DRAINAGE CONSTRUCTION NOTES:

- 1. INSTALL CATCH BASIN TYPE 1, PER WSDOT STANDARD PLAN B-30-03-03 AND DETAIL 1.1. INSTALL 12" DUCTILE IRON MANHOLE WITH 12" DUCTILE IRON COVER. INSTALL 12" DUCTILE IRON PIPE PER DETAIL 1.1.1.
- 2. INSTALL STORM DRAIN PIPE SIZE PER PLAN PER WSDOT STANDARD PLAN B-55-02-03 AND DETAIL 1.1.1. INSTALL 12" DUCTILE IRON MANHOLE WITH 12" DUCTILE IRON COVER. INSTALL 12" DUCTILE IRON PIPE PER DETAIL 1.1.1.
- 3. CONSTRUCT CURB OPENING WITH DISPERSAL PAD PER DETAIL 1.1.1.
- 4. CONSTRUCT BIORETENTION SYSTEM PER DETAIL 1.1.1.
- 5. INSTALL ROUND OVERFLOW CATCH BASIN IN BIORETENTION SYSTEM PER DETAIL 1.1.1.
- 6. REPLACE EXISTING GRATE WITH SOLID METAL COVER PER WSDOT STANDARD PLAN B-30-03-03 AND DETAIL 1.1.1.
- 7. RESET EXISTING GRATE OR COVER TO CURB ELEVATION. INSTALL MODIFIED CURB AND GUTTER PER DETAIL 1.1.1.
- 8. INSTALL CORRUGATED POLYETHYLENE STORM SEWER PER WSDOT STANDARD PLAN B-55-02-03 AND DETAIL 1.1.1. INSTALL 12" DUCTILE IRON MANHOLE WITH 12" DUCTILE IRON COVER. INSTALL 12" DUCTILE IRON PIPE PER DETAIL 1.1.1.
- 9. NOT USED THIS SHEET.
- 10. CONNECT TO EXISTING DRAINAGE STRUCTURE. CORE DRILL STRUCTURE AS REQUIRED.

PIPE TYPE ABBREVIATIONS

- SCHEDULE A
- XX" SD
- XX" CONC.
- XX" CORR.
- XX" DVC
- XX" DI
- XX" PERI.



CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT		DRAWING NUMBER SD1	
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT		SHT 58 OF 88	
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT		DRAINAGE PLAN R AVENUE	
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT		DATE: 07/07/23	
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT		APPROVED FOR CONSTRUCTION	
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT		ENGINEERING MANAGER	
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT		PROJECT MANAGER	
CITY OF ANACORTES R AVENUE LONG-TERM IMPROVEMENT PROJECT		PROJECT ENGINEER	

LOCHNER



DATE: 07/07/23

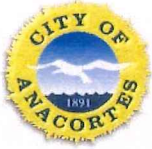
APPROVED FOR CONSTRUCTION

ENGINEERING MANAGER

PROJECT MANAGER

PROJECT ENGINEER

DATE: 07/07/23



MODIFICATION MEMO COP#31W

DATE: June 17, 2024

TO: Matt Miller
Mayor

FROM: Andrew Rheume
Director of Public Works

PW#20-127-TRN

R Avenue Long-term Improvement Project

**CONTRACT
NUMBER**

CONTRACT TITLE

CONTRACT ACTION

☐ Change Order	Under \$30,000
☐ Construction – Sole Source Single Trade	Under \$5,000
☐ Construction – Sole Source – Multiple Trades	Under \$5,000
☐ Construction – Sealed Bid	Under \$30,000
☐ Construction – Small Works Roster	Under \$30,000
☐ Consultant – Architectural – Engineering Project	Under \$30,000
☐ NON-PUBLIC WORK – Sole Source	Under \$5,000
☐ NON-PUBLIC WORK – Bids	Under \$7,500

MODIFICATION TITLE:

This change order will allow payment for cutting existing soils in landscape zones.

SCOPE OF WORK:

All work shall conform to the WSDOT Specifications as outlined in the Contract Plans and Specifications.

WHY MODIFICATION IS NEEDED:

The contract plans did not identify that the grades between the new sidewalk, curb and gutter would be so different. The elevations, as such, needed to be cut down to be maintainable.

FINANCIAL IMPLICATIONS:

R Avenue Improvement Fund Account 105.720.595.30.63

\$43,360.12

A Letter of Understanding has already been provided to SRV Construction, Inc.

There will also be an additional **6.0** days added to the contract for this work.

Attachments

- ☒ Letter of Understanding, dated February 5, 2024
- ☒ Force Account Breakout Sheets 3594 with City FA
- ☒ Force Account Breakout Sheets 3595 with City FA
- ☒ Force Account Breakout Sheets 3598 with City FA
- ☒ Force Account Breakout Sheets 3600 with City FA
- ☒ Force Account Breakout Sheets 5164 with City FA
- ☒ Force Account Breakout Sheets 5165 with City FA
- ☒ _____
- ☒ _____
- ☒ _____

Review And Approval

Project Manager 

Date 06.17.24

City Engineer _____

Date _____

Public Works Director _____

Date _____

Mayor _____

☐ Approved

☐ Disapproved

Comments _____



ANACORTES PUBLIC WORKS DEPARTMENT

Steven Lange, Lead Engineering Tech

P.O. BOX 547, ANACORTES, WA 98221

E-MAIL: stevel@cityofanacortes.org

PH(360) 293-1920

Letter of Understanding

Date: February 5, 2024

To: John Snyder, Project Manager

From: Steven Lange

Subject: Revised Landscape Grade Elevations – EW and Median of R Avenue
(PW#20-127-TRN/Fed Aid: STPUS 6239-(002))

cc: Logan Lee, Kristen Hannon, John Norris, Matt Randall

This letter is a follow to our conversation in the field regarding the existing landscape grade to the newly poured sidewalk\Curb and Gutter being too high. The locations are along the east-west side and center median where there is new sidewalk and or curb replaced.

It is understood that SRV will remove the existing soil and place new topsoil to existing grade. This work will be tracked under Change Order 31.

If you have any questions regarding this, please contact me at your earliest convenience at 360.661.3468. Please leave message.

Thank you for your attention to this.

A handwritten signature in blue ink, appearing to read "S. Lange".

Steven Lange
Lead Engineering Tech

Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	31W
Work Authorized By:	City of Anacortes	Item No.:	110
Contractor:	SRV Construction, Inc.	FA #:	3594
Date:	1/2/2024	Prime:	
Description of Work:	Cut and fill with Topsoil around the curbs and sidewalks for proper drainage as directed by the Engineer		

No.	Classification		Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver	Brown, Eric	2.50	94.52			236.30
	General Laborer	Verbarendse, Adrian	6.00	73.63			441.78
	General Laborer	Toby, Miguel	2.50	73.63			184.08
	Operator 3	Self, Zachary	2.00	101.78			203.56
	Operator 3	German, Joseph	8.50	101.78			865.13
	Truck Driver (Solo)	Hordyk, Colton	8.50	93.50			794.75
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	2,725.60			34.07

No.	Equipment	Model				Total Amount
TK29/46	Dump Truck & Trailer		2.50	114.87		287.18
EX16	Kubota KX057-4 Excavator w/SD Bucket & Thumb		2.00	141.22		282.44
EX24	Kubota KX057-4 Excavator w/SD Bucket & Thumb		8.50	141.22		1,200.37
TK21	Dump Truck		8.50	92.47		786.00

No.	Materials/Services	Ref No.			Total Amount
	Top Soil-YDS		48.00	25.00	1,200.00
	Sales Tax on Materials - 8.8%		8.80%	1,200.00	105.60

Contractor Representative		Labor	2,759.66
Title		29% Markup	800.30
		Equipment	2,555.98
		21% Markup	536.76
		Material/Services	1,305.60
		21% Markup	274.18
Owner Representative		Subcontractors	-
Title		12% Markup	-
		Total	8,232.48

Request Time Extension: TBD (1.0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST ANALYSIS:
 SRV: \$8,232.48
 CITY: \$9,168.31
 \$1,935.83 DIFF

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-17-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #3594- Change Order: #31W

Description of Work: Cut down the landscape grade between sidewalk and curb

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	48	Tons	\$50.00	\$ 2,400.00
			Subtotal:	\$ 2,400.00
			Tax @ 8.8%:	\$ 211.20
			Subtotal:	\$ 2,611.20
			WSDOT Markup 21%:	\$ 548.35
			Total:	\$ 3,159.55

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Adrian Verbarendse	Laborer	6	73.63	\$ 441.78
Taben M	Laborer	2.5	73.63	\$ 184.08
Zachary Self	Operator 3	2	101.78	\$ 203.56
Joseph German	Operator 3	8.5	101.78	\$ 865.13
Eric Brown	Truck w/Trailer	2.5	94.52	\$ 236.30
Colton Hordyk	Truck Driver	8.5	93.5	\$ 794.75
			Subtotal:	\$ 2,725.60
			WSDOT Markup 29%:	\$ 790.42
			Total:	\$ 3,516.02

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 29 and Trailer 46	Dump Truck	2.5	\$114.87	\$ 287.18
TK21	Dump Truck	8.5	\$92.47	\$ 786.00
EX 16 Kubato KX057-4	Excavator	2	\$141.22	\$ 282.44
EX 24 KubotaKX057-4	Excavator	8.5	\$141.22	\$ 1,200.37
			Subtotal:	\$ 2,555.98
			WSDOT Markup 21%:	\$ 536.76
			Total:	\$ 3,092.74

Grand Total: **\$ 9,768.31**

Calculated by Steven Lange on June 17, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 01-02-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

Daily Force Account Record

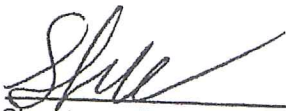
3594

Project: 1306 Work Order No.: _____
 Work Authorized By: _____ Item No.: _____
 Contractor: SRV Construction Inc.
 Date: 1-2-23
 Description of Work Place Top Soil in low Area
(Road Side restoration)

Labor:	Classification	Reg Hours	OT Hours
Eric B	truck Driver	2 1/2	
Adrian U	labor	6	
Miguel T	labor	2 1/2	
Zack S	oper 2 Hr		
Joe G	oper 8 1/2		
Colton H	truck Driver 8 1/2		

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
T1294RL 46		2 1/2	
E4 16		2	
E4 24		8 1/2	
T1 21		8 1/2	

Materials:	Description	Quantity
	Top Soil	48 yds


 Signature - Contractor Representative

 Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	31W
Work Authorized By:	City of Anacortes	Item No.:	110
Contractor:	SRV Construction, Inc.	FA #:	3595
Date:	1/4/2024	Prime:	
Description of Work:	Cut around the curbs and sidewalks for proper drainage as directed by the Engineer.		

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Operator 3	Self, Zachary	8.00	101.78		814.24
	General Laborer	Verbarendse, Adrian	8.00	73.63		589.04
	Truck Driver (Solo)	German, Joseph	8.00	93.50		748.00
	Safety Meeting Allocaton - 1.25% of Labor	1.25%	2,151.28			26.89

No.	Equipment	Model	Reg Hours	Reg Rate	Total Amount
TK21	Dump Truck		8.00	92.47	739.76
EX20	Kubota KX057-4 Excavator w/SD Bucket & Thumb		8.00	141.22	1,129.76
STK27	Crew Truck		8.00	67.01	536.08
	Small Tools		8.00	12.00	96.00

No.	Materials/Services	Ref No.	Reg Hours	Reg Rate	Total Amount
	Dump Fee - 48 CY	Miles #2013871 (1.85 Ton/CY)	88.80	1.43	126.98
	Dump Fee Tax - 3.6%		3.60%	126.98	4.57

Contractor Representative		Labor	2,178.17
Title		29% Markup	631.67
		Equipment	2,501.60
		21% Markup	525.34
		Material/Services	131.56
		21% Markup	27.63
Owner Representative		Subcontractors	-
Title		12% Markup	-
		Total	5,995.96

Request Time Extension: TBD (1.0) days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST ANALYSIS:

SRV: \$5,995.96
 CITY: \$11,647.26
\$5,651.30 DIFF.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-17-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #3595- Change Order: #31W

Description of Work: Cut down the landscape grade between sidewalk and curb

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	88.8	Tons	\$50.00	\$ 4,440.00
			Subtotal:	\$ 4,440.00
			Tax @ 8.8%:	\$ 390.72
			Subtotal:	\$ 4,830.72
			WSDOT Markup 21%:	\$ 1,014.45
			Total:	\$ 5,845.17

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Adrian Verbarendse	Laborer	8	73.63	\$ 589.04
Zachary Self	Operator 3	8	101.78	\$ 814.24
Joseph German	Truck Driver	8	93.5	\$ 748.00
			Subtotal:	\$ 2,151.28
			WSDOT Markup 29%:	\$ 623.87
			Total:	\$ 2,775.15

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
TK21	Dump Truck	8	\$92.47	\$ 739.76
EX 20 Kubato KX040	Excavator	8	\$141.22	\$ 1,129.76
Crew Truck	STK27	8	\$67.01	\$ 536.08
Small Tools		8	\$12.00	\$ 96.00
			Subtotal:	\$ 2,501.60
			WSDOT Markup 21%:	\$ 525.34
			Total:	\$ 3,026.94

Grand Total: **\$ 11,647.26**

Calculated by Steven Lange on June 17, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 01-04-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

Daily Force Account Record

3595

Project: 1306 Work Order No.: _____

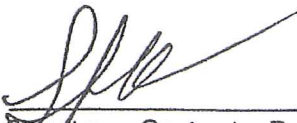
Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.Date: 1-4-24Description of Work Cut Down High spots between curb and sidewalk's (Road Side Restoration)

Labor:	Classification	Reg Hours	OT Hours
<u>Zack S</u>	<u>oper</u>	<u>8</u>	
<u>Adrian V</u>	<u>labor</u>	<u>8</u>	
<u>Joe G</u>	<u>truck Driver</u>	<u>8</u>	

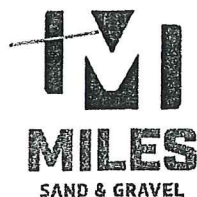
Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
<u>Ex 21</u>	<u>Dump truck</u>	<u>8</u>	
<u>Ex 20</u>		<u>8</u>	

Materials:	Description	Quantity
	<u>Export</u>	<u>48 yds</u>


Signature - Contractor Representative_____
Signature - Owners RepresentativeRequest Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

INVOICE



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	01/05/2024	2013871	1

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

RECEIVED

SRV CONSTRUCTION

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL	
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION				
	000291	R AVE - ROAD WORK				ANACORTES		
01/05	114-331915	26.93	TN	DUMP	FEE-DIRT/WASTE	1.430	1.39	39.90
01/05	114-331916	28.25	TN	DUMP	FEE-DIRT/WASTE	1.430	1.45	41.85
01/05	114-331921	27.41	TN	DUMP	FEE-DIRT/WASTE	1.430	1.41	40.61
01/05	114-331923	32.88	TN	DUMP	FEE-DIRT/WASTE	1.430	1.69	48.71
01/05	114-331925	33.59	TN	DUMP	FEE-DIRT/WASTE	1.430	1.73	49.76
01/05	114-331926	30.96	TN	DUMP	FEE-DIRT/WASTE	1.430	1.59	45.86
01/05	114-331928	32.05	TN	DUMP	FEE-DIRT/WASTE	1.430	1.65	47.48
JOB TOTAL LINE								314.17

PRODUCT RECAP
212.07 ✓ 1500

DUMP FEE-DIRT/WASTE

1306 oth 014 — 157.73 4605 \$233.66
1306 oth 110-3598 — 54.34 4605 \$ 80.51

ENTERED
12-1-23

AMOUNT DUE ►

314.17

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS

Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	31W
Work Authorized By:	City of Anacortes	Item No.:	110
Contractor:	SRV Construction, Inc.	FA #:	3598
Date:	1/5/2024	Prime:	
Description of Work:	Cut around the curbs and sidewalks for proper drainage as directed by the Engineer.		

No.	Classification	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Operator 3	Self, Zachary	8.50	101.78		865.13
	General Laborer	Verbarendse, Adrian	5.00	73.63		368.15
	Truck Driver (Solo)	Hordyk, Colton	8.00	93.50		748.00
	Truck & Trailer Driver	Fredrick, Mike	8.00	94.52		756.16
	Safety Meeting Allocaton - 1.25% of Labor	1.25%	2,737.44			34.22

No.	Equipment	Model	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
TK21	Dump Truck		8.00	92.47			739.76
EX20	Kubota KX057-4 Excavator w/SD Bucket & Thumb		8.00	141.22			1,129.76
TK49/86	Tractor Truck w/Side Dump Trailer		1.00	173.52			173.52

No.	Materials/Services	Ref No.	Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Dump Fee - 48 CY	Miles #2013871 (1.85 Ton/CY)	88.80	1.43			126.98
	Dump Fee Tax - 3.6%	Miles #2013865	3.60%	126.98			4.57

Contractor Representative		Labor	2,771.66
Title		29% Markup	803.78
		Equipment	2,043.04
		21% Markup	429.04
		Material/Services	131.56
		21% Markup	27.63
Owner Representative		Subcontractors	-
Title		12% Markup	-
		Total	6,206.70

Request Time Extension: TBD (1.0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW
 SRV: \$16,206.70
 CITY: \$9,162.93

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-17-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #3598- Change Order: #31W

Description of Work: Cut down the landscape grade between sidewalk and curb

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	48	Tons	\$50.00	\$ 2,400.00
			Subtotal:	\$ 2,400.00
			Tax @ 8.8%:	\$ 211.20
			Subtotal:	\$ 2,611.20
			WSDOT Markup 21%:	\$ 548.35
			Total:	\$ 3,159.55

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Adrian Verbarendse	Laborer	5	73.63	\$ 368.15
Zachary Self	Operator 3	8.5	101.78	\$ 865.13
Mike Frederick	Truck w\Trailer	8	94.52	\$ 756.16
Colton Hordyk	Truck Driver	8	93.5	\$ 748.00
			Subtotal:	\$ 2,737.44
			WSDOT Markup 29%:	\$ 793.86
			Total:	\$ 3,531.30

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 49 and Side Trailer 86	Dump Truck	1	\$173.52	\$ 173.52
TK21	Dump Truck	8	\$92.47	\$ 739.76
EX 20 Kubato KX040	Excavator	8	\$141.22	\$ 1,129.76
			Subtotal:	\$ 2,043.04
			WSDOT Markup 21%:	\$ 429.04
			Total:	\$ 2,472.08

Grand Total: **\$ 9,162.93**

Calculated by Steven Lange on June 17, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 01-05-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

Daily Force Account Record

3598

Project: 1306 Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.Date: 1-5-24Description of Work Cut Down High Spot Between curb and Side walk (Road Side Restoration)

Labor:	Classification	Reg Hours	OT Hours
<u>Zack S</u>	<u>oper</u>	<u>8 1/2</u>	
<u>Adrian V</u>	<u>labor</u>	<u>5 Hr</u>	
<u>Colton H</u>	<u>truck Driver</u>	<u>7 1/2</u>	
<u>Mike F</u>	<u>truck Driver</u>	<u>3 Hr</u>	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
<u>tr 21</u>		<u>7 1/2</u>	
<u>EX 20</u>		<u>8 1/2</u>	
<u>tr 49 + 1L 80</u>		<u>3 Hr</u>	

Materials:	Description	Quantity
	<u>Export top Soil</u>	<u>48 YDS YDS</u>



Signature - Contractor Representative_____
Signature - Owners RepresentativeRequest Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	01/05/2024	2013871	1

SRV CONSTRUCTION INC RECEIVED
PO BOX 507
ANACORTES, WA 98221 JAN 19 2024

SRV CONSTRUCTION					PRICE	TAX	TOTAL
DATE	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK					ANACORTES
01/05	114-331915	26.93	TN DUMP	FEE-DIRT/WASTE	1.430	1.39	39.90
01/05	114-331916	28.25	TN DUMP	FEE-DIRT/WASTE	1.430	1.45	41.85
01/05	114-331921	27.41	TN DUMP	FEE-DIRT/WASTE	1.430	1.41	40.61
01/05	114-331923	32.88	TN DUMP	FEE-DIRT/WASTE	1.430	1.69	48.71
01/05	114-331925	33.59	TN DUMP	FEE-DIRT/WASTE	1.430	1.73	49.76
01/05	114-331926	30.96	TN DUMP	FEE-DIRT/WASTE	1.430	1.59	45.86
01/05	114-331928	32.05	TN DUMP	FEE-DIRT/WASTE	1.430	1.65	47.48
JOB TOTAL LINE							314.17

PRODUCT RECAP
212.07 ✓ 1500

DUMP FEE-DIRT/WASTE

1306 Oth 014 — 157.73 4605 \$233.66

1306 Oth 110-3598 — 54.34 4605 \$ 80.51

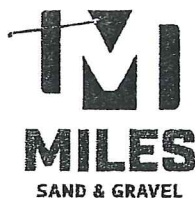
ENTERED
12-1-24

AMOUNT DUE ►

314.17

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS



400 Valley Ave NE
Puyallup, WA 98372-2516

253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	01/05/2024	2013865	1

RECEIVED

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

SRV CONSTRUCTION

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK					ANACORTES
01/05	107-230647	31.85	TN	DUMP FEE-DIRT/WASTE	1.430	1.64	47.19
01/05	107-230648	30.83	TN	UTILITY SAND	4.000		123.32
				JOB TOTAL LINE			170.51

PRODUCT RECAP

30.83 1055
31.85 1500

UTILITY SAND
DUMP FEE-DIRT/WASTE

1306 0th 014 — 31.85 4605 \$47.19
1306 M 029 — 30.23 4505 \$123.32

ENTERED
FEB - 7 2024

AMOUNT DUE ►

170.51

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS

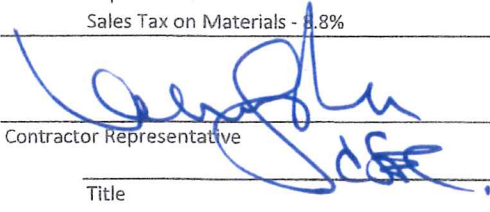
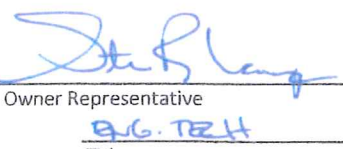
Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	31W
Work Authorized By:	City of Anacortes	Item No.:	110
Contractor:	SRV Construction, Inc.	FA #:	3600
Date:	1/16/2024	Prime:	
Description of Work:	Cut and fill with Topsoil around the curbs and sidewalks for proper drainage as directed by the Engineer.		

No.	Classification		Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck & Trailer Driver	Fredrick, Mike	4.00	94.52			378.08
	General Laborer	Verbarendse, Adrian	2.00	73.63			147.26
	Operator 3	Shull, Logan	6.00	101.76			610.56
	Operator 3	Self, Zachary	8.50	101.76			864.96
	Operator 3	Tyra, Wes	5.50	101.76			559.68
	Truck Driver (Solo)	German, Joseph	8.50	93.50			794.75
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	3,355.29			41.94

No.	Equipment	Model			Total Amount
TK49/86	Tractor Truck w/Side Dump Trailer		4.00	173.52	694.08
BH4	John Deere 310SG Backhoe		6.00	113.15	678.90
EX20	Kubota KX057-4 Excavator w/SD Bucket & Thumb		8.50	141.22	1,200.37
TK21	Dump Truck		8.50	92.47	786.00

No.	Materials/Services	Ref No.			Total Amount
	Dump Fee - Tons	Miles #2014460	47.99	1.43	68.63
	Dump Fee Tax - 3.6%		3.60%	68.63	2.47
	Top Soil-YDS		48.00	25.00	1,200.00
	Sales Tax on Materials - 8.8%		8.80%	1,200.00	105.60

Contractor Representative	 Title	Labor	3,397.23
		29% Markup	985.20
		Equipment	1,986.37
		21% Markup	417.14
		Material/Services	1,305.60
		21% Markup	274.18
Owner Representative	 Title	Subcontractors	-
		12% Markup	-
		Total	8,365.71

Request Time Extension: TBD (1.0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST REVIEW:
 SRV: \$8,365.71
 CITY: \$11,563.20
 \$3,197.49 DIFF

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-17-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #3600- Change Order: #31W

Description of Work: Cut down the landscape grade between sidewalk and curb

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	48	Tons	\$50.00	\$ 2,400.00
			Subtotal:	\$ 2,400.00
			Tax @ 8.8%:	\$ 211.20
			Subtotal:	\$ 2,611.20
			WSDOT Markup 21%:	\$ 548.35
			Total:	\$ 3,159.55

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Adrian Verbarendse	Laborer	2	73.63	\$ 147.26
Wes Tyler	Operator 3	5.5	101.78	\$ 559.79
Zachary Self	Operator 3	8.5	101.78	\$ 865.13
Logan Shull	Operator 3	6	101.78	\$ 610.68
Mike Frederick	Truck w/Trailer	4	94.52	\$ 378.08
Joseph German	Truck Driver	8.5	93.5	\$ 794.75
			Subtotal:	\$ 3,355.69
			WSDOT Markup 29%:	\$ 973.15
			Total:	\$ 4,328.84

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 49 and Side Trailer 86	Dump Truck	4	\$173.52	\$ 694.08
TK21	Dump Truck	8.5	\$92.47	\$ 786.00
EX 20 Kubato KX040	Excavator	8.5	\$141.22	\$ 1,200.37
BH4 John Deere 310SG	Backhoe	6	\$113.15	\$ 678.90
			Subtotal:	\$ 3,359.35
			WSDOT Markup 21%:	\$ 705.46
			Total:	\$ 4,064.81

Grand Total: **\$11,553.20**

Calculated by Steven Lange on June 17, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 01-16-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

Daily Force Account Record

3600

Project: Bogo R Ave Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.Date: 1-16-24Description of Work Remove High area and place top soil in low Area Between curb and Side walk

Labor:	Classification	Reg Hours	OT Hours
Mike F truck Driver	4 Hr		
Adrian V labor	2 Hr		
Logan S oper	6 Hr		
Zack S oper	8 1/2		
Wes T oper	5 1/2		
Joe G truck Driver	8 1/2		

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
T149 + L86	4 Hr		
BH 4	6 Hr		
EX 20	8 1/2 Hr		
tr 21	8 1/2		
EX 23	5.5		

Materials:	Description	Quantity
	top soil	48 yds
	export	48 yds



Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	01/16/2024	2014460	1

RECEIVED

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

FEB - 1 2024

SRV CONSTRUCTION

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK					ANACORTES
01/16	114-332016	22.44	TN DUMP	FEE-DIRT/WASTE	1.430	1.16	33.25
01/16	114-332035	25.55	TN DUMP	FEE-DIRT/WASTE	1.430	1.32	37.86
				JOB TOTAL LINE			71.11

PRODUCT RECAP
47.99 1500 DUMP FEE-DIRT/WASTE

1306 Oth 110-3600 — 47.99 4605 \$71.11

ENTERED
FEB - 1 2024

AMOUNT DUE ►

71.11

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS

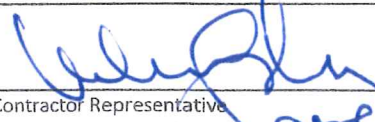
Daily Force Account Worksheet

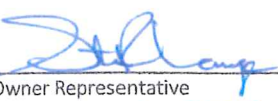
Project:	R Avenue Long Term Improvements	Work Order No.:	31W
Work Authorized By:	City of Anacortes	Item No.:	110
Contractor:	SRV Construction, Inc.	FA #:	5164
Date:	2/1/2024	Prime:	
Description of Work:	Remove Topsoil from 23rd to 28th West side of R Avenue for proper drainage as directed by the Engineer		

No.	Classification		Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver	Frederick, Mike	1.00	94.52			94.52
	Truck Driver	Brown, Eric	7.00	94.52			661.64
	Truck Driver	Kaaland, Chad	2.00	93.50			187.00
	Laborer	Kaaland, Chad	3.00	73.63			220.89
	Operator 2	German, Joe	2.00	102.55			205.10
	Operator 3	Honor, Andrew	8.00	103.76			830.08
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	2,199.23			27.49

No.	Equipment	Model				Total Amount
TK49/86	Tractor Truck w/Side Dump Trailer		1.00	173.52		173.52
TK29/46	Dump Truck & Trailer		7.00	114.87		804.09
TK21	Dump Truck		2.00	92.47		184.94
LDR7	Komatsu WA320-7 Loader		2.00	114.21		228.42
EX17	Komatsu PC138 w/SD Bucket & Thumb		8.00	269.16		2,153.28

No.	Materials/Services	Ref No.			Total Amount
	Dump Fee - Tons	Miles #2015579 & 2015589	96.00	1.43	137.28
	Dump Fee Tax - 3.6%		3.60%	137.28	4.94


 Contractor Representative _____
 Title _____


 Owner Representative _____
 Title _____

Labor	2,226.72
29% Markup	645.75
Equipment	3,544.25
21% Markup	744.29
Material/Services	142.22
21% Markup	29.87
Subcontractors	-
12% Markup	-
Total	7,333.10

Request Time Extension: TBD (1.0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

City Cost Review:
 SRV: \$7,333.10
 City: \$15,698.14
 \$8,365.04 Diff.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-17-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #5164- Change Order: #31W

Description of Work: Cut down the landscape grade between sidewalk and curb

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	96	Tons	\$50.00	\$ 4,800.00
			Subtotal:	\$ 4,800.00
			Tax @ 8.8%:	\$ 422.40
			Subtotal:	\$ 5,222.40
			WSDOT Markup 21%:	\$ 1,096.70
			Total:	\$ 6,319.10

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Chad Kaaland	Laborer	3	73.63	\$ 220.89
Joseph German	Operator 2	2	102.55	\$ 205.10
Andrew Honor	Operator 3	8	101.78	\$ 814.24
Eric Brown	Truck w\Trailer	7	94.52	\$ 661.64
Mike Frederick	Truck w\Trailer	1	94.52	\$ 94.52
Chad Kaaland	Truck Driver	2	93.5	\$ 187.00
			Subtotal:	\$ 2,183.39
			WSDOT Markup 29%:	\$ 633.18
			Total:	\$ 2,816.57

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 49 and Side Trailer 86	Dump Truck	1	\$173.52	\$ 173.52
Truck 29 and Trailer 46	Dump Truck	7	\$114.87	\$ 804.09
TK21	Dump Truck	2	\$92.47	\$ 184.94
LDR7 Komatsu WA320-7	Wheel Loader	2	\$114.21	\$ 228.42
EX 17 Komatsu PC138	Excavator	8	\$269.16	\$ 2,153.28
EX 20 Kubato KX040	Excavator	8.5	\$141.22	\$ 1,200.37
BH4 John Deere 310SG	Backhoe	6	\$113.15	\$ 678.90
			Subtotal:	\$ 5,423.52
			WSDOT Markup 21%:	\$ 1,138.94
			Total:	\$ 6,562.46

Grand Total: **\$ 15,698.14**

Calculated by Steven Lange on June 17, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 02-01-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

CO
31 W

Daily Force Account Record

5164

Project: 1306 R Ave Work Order No.: _____
 Work Authorized By: _____ Item No.: _____
 Contractor: SRV Construction Inc.
 Date: 2-1-24
 Description of Work Remove top Soil From 23rd to 28th
West Side of R Ave

Labor:	Classification	Reg Hours	OT Hours
Mike F	TD	1	
Eric B	TD	7	
Chad K	TD	32	
Chad K	L	3	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
Joe G op 2 Hr	Andrew H	8 Hr	
Tr 49 Tr 8		1	
Tr 29 Tr 46		7	
Tr 21		32	
Ldr 7 2 Hr			
Ex 17		8 Hr	

Materials:	Description	Quantity
	top Soil	24 yds
	Export	96 yds

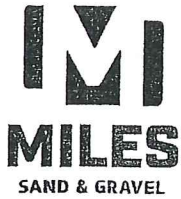


Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: TBD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	02/01/2024	2015579	1

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK			ANACORTES		
02/01	107-230924	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/01	107-230925	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/01	107-230926	31.74	TN	5/8"- CSTC	12.000		380.88
JOB TOTAL LINE							452.00

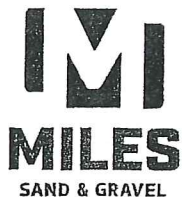
PRODUCT RECAP
31.74 1200 5/8"- CSTC
48.00 1500 DUMP FEE-DIRT/WASTE

AMOUNT DUE ►

452.00

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	02/01/2024	2015589	1

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK				ANACORTES	
02/01	114-332198	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
02/01	114-332217	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/01	114-332218	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
				JOB TOTAL LINE			103.71

PRODUCT RECAP
70.00 1500 DUMP FEE-DIRT/WASTE

AMOUNT DUE ►

103.71

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS

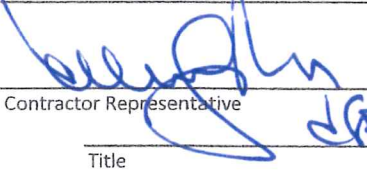
Daily Force Account Worksheet

Project:	R Avenue Long Term Improvements	Work Order No.:	<u>31W</u>
Work Authorized By:	City of Anacortes	Item No.:	<u>110</u>
Contractor:	SRV Construction, Inc.	FA #:	<u>5165</u>
Date:	2/2/2024	Prime:	
Description of Work:	Remove Topsoil from 28th to 34th West side of R Avenue for proper drainage as directed by the Engineer		

No.	Classification		Reg Hours	Reg Rate	OT Hours	OT Rate	Total Amount
	Truck Driver	Brown, Eric	7.00	94.52			661.64
	Truck Driver	Frederick, Mike	4.00	94.52			378.08
	Truck Driver	Kaaland, Chad	3.00	93.50			280.50
	Operator 3	Honor, Andrew	8.00	103.76			830.08
	Safety Meeting Allocaton - 1.25% of Labor		1.25%	2,150.30			26.88

No.	Equipment	Model				Total Amount
TK49/86	Tractor Truck w/Side Dump Trailer		1.00	173.52		173.52
TK29/46	Dump Truck & Trailer		7.00	114.87		804.09
TK21	Dump Truck		2.00	92.47		184.94
LDR7	Komatsu WA320-7 Loader		2.00	114.21		228.42
EX17	Komatsu PC138 w/SD Bucket & Thumb		8.00	269.16		2,153.28

No.	Materials/Services	Ref No.			Total Amount
	Dump Fee - Tons	Miles #2015780	72.00	1.43	102.96
	Dump Fee Tax - 3.6%		3.60%	102.96	3.71

Contractor Representative 

Title _____

Owner Representative 

Title ENG TCH

Labor	2,177.18
29% Markup	631.38
Equipment	3,544.25
21% Markup	744.29
Material/Services	106.67
21% Markup	22.40
Subcontractors	-
12% Markup	-
Total	7,226.17

Request Time Extension: TBD (1.0) days

Contractor hereby reserves it rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.

CITY COST ANALYSIS:

SRV: \$1,226.17

CITY: \$11,731.32

\$4,555.15 DIFF.

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-17-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account #5165- Change Order: #31W

Description of Work: Cut down the landscape grade between sidewalk and curb

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Dump Fees	72	Tons	\$50.00	\$ 3,600.00
			Subtotal:	\$ 3,600.00
			Tax @ 8.8%:	\$ 316.80
			Subtotal:	\$ 3,916.80
			WSDOT Markup 21%:	\$ 822.53
			Total:	\$ 4,739.33

<u>Employees:</u>	<u>Title:</u>	<u>Hours:</u>	<u>Wage:</u>	<u>Total:</u>
Andrew Honor	Operator 3	8	101.78	\$ 814.24
Eric Brown	Truck w\Trailer	7	94.52	\$ 661.64
Mike Frederick	Truck w\Trailer	4	94.52	\$ 378.08
Chad Kaaland	Truck Driver	3	93.5	\$ 280.50
			Subtotal:	\$ 2,134.46
			WSDOT Markup 29%:	\$ 618.99
			Total:	\$ 2,753.45

<u>Equipment:</u>	<u>Type:</u>	<u>Hours:</u>	<u>Rate:</u>	<u>Total:</u>
Truck 49 and Side Trailer 86	Dump Truck	1	\$173.52	\$ 173.52
Truck 29 and Trailer 46	Dump Truck	7	\$114.87	\$ 804.09
TK21	Dump Truck	2	\$92.47	\$ 184.94
LDR7 Komatsu WA320-7	Wheel Loader	2	\$114.21	\$ 228.42
EX 17 Komatsu PC138	Excavator	8	\$269.16	\$ 2,153.28
			Subtotal:	\$ 3,544.25
			WSDOT Markup 21%:	\$ 744.29
			Total:	\$ 4,288.54

Grand Total: **\$ 11,781.32**

Calculated by Steven Lange on June 17, 2024 using the FA Labor and Equipment Rates provided By SRV Construction. Parts and Prices were determined by receipts. Submitted 03-18-24

Daily Report of FA Worked, dated 02-02-24.

City of Anacortes Signature:

Date:

Contractor's Signature:

Date:

CO
31-W

Daily Force Account Record

5165

Project: 1306 R Ave Work Order No.: _____

Work Authorized By: _____ Item No.: _____

Contractor: SRV Construction Inc.

Date: 2-2-24

Description of Work Remove top So. 1 From 28th to 34th
West Side of R Ave

Labor:	Classification	Reg Hours	OT Hours
Eric B	TD	7 Hr	
Mike F	TD	4 Hr	
Chad K	TD	3 Hr	
Andrew H	OP	8	

Equipment:	(Equip/Crew Tk/Tools)	Reg Hours	OT Hours
+129 +1246		7 Hr	
+149 +1286		4 Hr	
+121		3 Hr	
EX 20		8 Hr	

Materials:	Description	Quantity
	Xport	72 yds

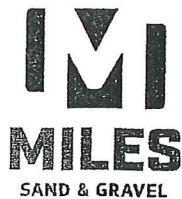


Signature - Contractor Representative

Signature - Owners Representative

Request Time Extension: 4 BD days

Contractor hereby reserves its rights under the Contract to assert claim for equitable adjustment in time or compensation should the performance of this extra work result in additional time/costs to the Contractor in addition to the payment for extra work performed.



400 Valley Ave NE
Puyallup, WA 98372-2516
253-833-3705

INVOICE

CUSTOMER NO.	DATE	INVOICE NO.	PAGE
300986	02/02/2024	2015780	1

SRV CONSTRUCTION INC
PO BOX 507
ANACORTES, WA 98221

DATE	JOB NUMBER - JOB LOCATION - ADDRESS				PRICE	TAX	TOTAL
	TICKET NO.	QUANTITY	UNIT	DESCRIPTION			
	000291	R AVE - ROAD WORK			ANACORTES		
02/02	107-230946	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
02/02	107-230947	22.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.13	32.59
02/02	107-230948	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/02	107-230949	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
02/02	107-230950	24.00	TN	DUMP FEE-DIRT/WASTE	1.430	1.24	35.56
				JOB TOTAL LINE			171.86

PRODUCT RECAP

116.00 1500

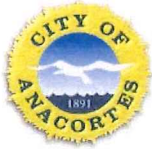
DUMP FEE-DIRT/WASTE

AMOUNT DUE ►

171.86

Remit Payment to 400 Valley Avenue NE, Puyallup, WA 98372-2516

Miles Sand & Gravel Company
WWW.MILES.ROCKS



MODIFICATION MEMO COP#32

DATE: June 10, 2024

TO: Matt Miller
Mayor

FROM: Andrew Rheaume
Director of Public Works

PW#20-127-TRN
**CONTRACT
NUMBER**

R Avenue Long-term Improvement Project
CONTRACT TITLE

CONTRACT ACTION

☒ Change Order	Under \$30,000
☐ Construction – Sole Source Single Trade	Under \$5,000
☐ Construction – Sole Source – Multiple Trades	Under \$5,000
☐ Construction – Sealed Bid	Under \$30,000
☐ Construction – Small Works Roster	Under \$30,000
☐ Consultant – Architectural – Engineering Project	Under \$30,000
☐ NON-PUBLIC WORK – Sole Source	Under \$5,000
☐ NON-PUBLIC WORK – Bids	Under \$7,500

MODIFICATION TITLE:

This Change Order will allow for additional quantities to be incorporated to Bid Item 53 - Topsoil into the contract.

SCOPE OF WORK:

All work shall conform to the WSDOT Specifications as outlined in the Contract Plans and Specifications.

WHY MODIFICATION IS NEEDED:

The skateboard project team requested that this project will place topsoil to fill in the area of sidewalk removal.

FINANCIAL IMPLICATIONS:

R Avenue Improvement Fund Account 105.720.595.30.63 \$7,200.00

A Letter of Understanding has already been provided to SRV Construction, Inc.

There will also be an additional **0.5** days added to the contract for this work.

Attachments

- ☒ Letter of Understanding, dated March 6, 2024
- ☒ Bid Item 53
- ☒ Schematic of area for topsoil – Justin Symonds
- ☒ _____
- ☒ _____
- ☒ _____
- ☒ _____
- ☒ _____

Review And Approval

Project Manager _____ Date _____

City Engineer _____ Date _____

Public Works Director _____ Date _____

Mayor _____ ☐ Approved ☐ Disapproved

Comments _____



ANACORTES PUBLIC WORKS DEPARTMENT

Steven Lange, Lead Engineering Tech

P.O. BOX 547, ANACORTES, WA 98221

PH(360) 293-1920

E-MAIL: stevell@cityofanacortes.org

Letter of Understanding

Date: March 6, 2024

To: John Snyder, Project Manager

From: Steven Lange

Subject: Extra Topsoil at the Skateboard Park
(PVW#20-127-TRN/Fed Aid: STPUS 6239-(002))

cc: Justin Symonds, Kristen Hannon, John Norris, Matt Randall

This letter is a follow up to our phone conversation today about the need for additional topsoil at the Skateboard Park.

It is understood that the Project Manager for the Skateboard Park will provide the quantity needed to level the area between the new sidewalk improvements and the Park. The quantity will be added to the bid item quantity in the contract via Change Order 32.

If you have any questions regarding this, please contact me at your earliest convenience at 360.661.3468. Please leave message.

Thank you for your attention to this.

A handwritten signature in blue ink, appearing to read "S. Lange", with a stylized flourish at the end.

Steven Lange
Lead Engineering Tech

CONTRACT					
Description	Contract Quantities	Unit	Unit Price	Cost	
53 -Topsoil Type A (Mod#4 - CO#32 Increase x 75 CY from 82 CY)	157	CY	\$96.00	\$	15,072.00
	\$15,072.00 - 7,872.00 = \$7,200.00 Increase				

06.10.24
GRL



MODIFICATION MEMO COP#40

DATE: June 18, 2024

TO: Matt Miller
Mayor

FROM: Andrew Rheaume
Director of Public Works

PW#20-127-TRN
**CONTRACT
NUMBER**

R Avenue Long-term Improvement Project
CONTRACT TITLE

CONTRACT ACTION

- | | |
|---|----------------|
| ☐ Change Order | Under \$30,000 |
| ☐ Construction – Sole Source Single Trade | Under \$5,000 |
| ☐ Construction – Sole Source – Multiple Trades | Under \$5,000 |
| ☐ Construction – Sealed Bid | Under \$30,000 |
| ☐ Construction – Small Works Roster | Under \$30,000 |
| ☐ Consultant – Architectural – Engineering Project | Under \$30,000 |
| ☐ NON-PUBLIC WORK – Sole Source | Under \$5,000 |
| ☐ NON-PUBLIC WORK – Bids | Under \$7,500 |

MODIFICATION TITLE:

This change order will allow for payment of hydroseeding the median and center roundabout

SCOPE OF WORK:

All work shall conform to the WSDOT Specifications as outlined in the Contract Plans and Specifications.

WHY MODIFICATION IS NEEDED:

The center median seeding did not germinate. Which by the rouging of spinach may have affected the germination process. In order to cover the soils and complete the project to Physical Completion, the City agreed to water the hydroseed outside the planting season.

FINANCIAL IMPLICATIONS:

R Avenue Improvement Fund Account 105.720.595.30.63

\$3,741.75

A Letter of Understanding has already been provided to SRV Construction, Inc.

There will also be an additional 1.0 days added to the contract for this work.

Attachments

- ☒ Letter of Understanding, dated May 28, 2024
- ☒ 06-18-2024 Email
- ☒ 06-18-2024 City worksheet
- ☒ _____
- ☒ _____
- ☒ _____
- ☒ _____
- ☒ _____
- ☒ _____
- ☒ _____

Review And Approval

Project Manager *D. K. Lang* Date 06-18-24

City Engineer _____ Date _____

Public Works Director _____ Date _____

Mayor _____ ☐ Approved ☐ Disapproved

Comments _____

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-18-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account - Change Order: #40

Description of Work: Increase Bid Item 49 Hydroseed Quantity

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>
Bid Item 49: Hydroseeding	1663	SY	\$2.25	\$ 3,741.75

Calculated by Steven Lange on May 18, 2024 using Email calculations provided
By SRV Construction. Parts and Prices were determined to be SY.

Work performed on 06-13-24



City of Anacortes Signature:

06.18.2024

Date:

Contractor's Signature:

Date:

Page 1 of 1

**FORCE ACCOUNT INFORMATION SHEET
CITY OF ANACORTES REVIEW**

Date: 06-18-24

Job Name: R Avenue Long-term Improvement Project

Total Additional Days Requested: (1.0)

Job Number: PW#20-127-TRN

Force Account - Change Order: #40

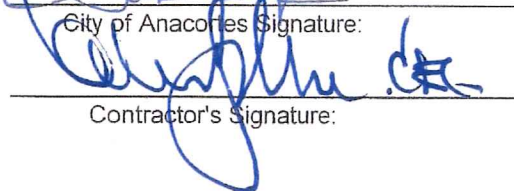
Description of Work: Increase Bid Item 49 Hydroseed Quantity

<u>Parts:</u>	<u>Quantity:</u>	<u>Unit:</u>	<u>Unit Price</u>	<u>Total:</u>		
Bid Item 49: Hydroseeding	1663	SY	\$2.25	<table border="1"><tr><td>\$</td><td>3,741.75</td></tr></table>	\$	3,741.75
\$	3,741.75					

Calculated by Steven Lange on May 18, 2024 using Email calculations provided
By SRV Construction. Parts and Prices were determined to be SY.

Work performed on 06-13-24



City of Anacortes Signature:


Contractor's Signature:

06-18-2024
Date:
6/18/2024
Date:

Page 1 of 1



ANACORTES PUBLIC WORKS DEPARTMENT

Steven Lange, Senior Engineering Tech

P.O. BOX 547, ANACORTES, WA 98221

E-MAIL: stevel@cityofanacortes.org

PH(360) 293-1920

FAX(360) 293-1938

Letter of Understanding

Date: May 28, 2024

To: John Snyder, Project Manager

From: Steven Lange

Subject: Hydroseeding the Center Median and Roundabout
(PW#20-127-TRN/Fed Aid: STPUS 6239-002)

cc: Logan Lee, Kristen Hannon, John Norris, Matt Randall

This letter is a follow up to the email communications regarding the City's wishes to hydroseed the center median and roundabout.

It is understood that the hydroseeding will be done outside the planting window and will be watered by the City of Anacortes.

It is understood that the price for hydroseeding will be \$2.25 per SY and the area will be approximately 1,400 SY based on the contract plans.

If you have any questions regarding this, please contact me at your earliest convenience at 360.661.3468. Please leave a message.

Thank you for your attention to this.

A handwritten signature in blue ink, appearing to read "S. Lange".

Steven Lange
Senior Engineering Tech

Steve Lange

From: John Snyder <john@srvconstruction.com>
Sent: Tuesday, June 18, 2024 10:00 AM
To: Steve Lange; Jim Jauron
Cc: Krysta Verbarendse (krysta@srvconstruction.com)
Subject: RE: Recent Hydroseed - R Avenue

***** This email is from outside the City of Anacortes network. Please use caution when clicking on links, opening attachments, or replying. *****

Steve,

The cost as agreed upon is \$2.25per sy
One 6-13-24 we did a total of 1,663 sy

Please note that this was done outside the planting window so maintenance and establishment does not apply.

Also we gave a cost to water and have not heard back .

Thanks

John Snyder

Estimator / Project Manager
SRV Construction, Inc.
(360) 675-7100
(360) 679-3885 Fax

From: Steve Lange <stevel@cityofanacortes.org>
Sent: Monday, June 17, 2024 4:36 PM
To: John Snyder <john@srvconstruction.com>; Jim Jauron <jim@srvconstruction.com>
Cc: Krysta Verbarendse (krysta@srvconstruction.com) <krysta@srvconstruction.com>
Subject: Recent Hydroseed - R Avenue

Can you get me your paperwork and remind me the cost so I can generate a one final change order before I am out of here?



Steven Lange
Engineering Technician
Public Works Engineering Department
Main : 360-299-1983 **Cell :** 360-661-3468
Email : stevel@cityofanacortes.org
My regular work days are: Monday – Friday



City Council Agenda Bill

Meeting Date: July 22, 2024 **Agenda Item:** 7.f.

Agenda Item Title: Ordinance 4083: Amending Anacortes Municipal Code Chapter 10.12 and 10.18

Staff Contact(s): Andrew Rheume

Approved for Submittal to Council by **Action Type**

Greg Francioch

Ordinance

Sidney Neel

Andrew Rheume

STEVE HOGLUND

DARCY SWETNAM

Item Summary: City of Anacortes reviews safety and parking concerns with the intent of protecting the welfare and safety of those that use the City street system. The Anacortes City Council has a Traffic Safety Committee that makes recommendations to City Council on code amendments to improve safety, and the Traffic Safety Committee has requested Public Works to provide these code modifications to the City Council for consideration.

Budget Impact:

Previous Action:

Recommended Motion: Authorize the Mayor to sign Ordinance No. 4083 to change Anacortes Municipal Code Chapter 10.12 and 10.18 as presented.

Alternative Actions: Take no action.

Attachments (listed in order presented):

1. Parking Code Amendment July 2024 (1)
2. AMC 10.18 and 10.12 Ordinance July 2024 Second Read



A M C C H A P T E R 1 0 . 1 2 & 1 0 . 1 8

C O D E A M E N D M E N T S

Andy Rheaume, Public Works Director

LIST OF LOCATIONS

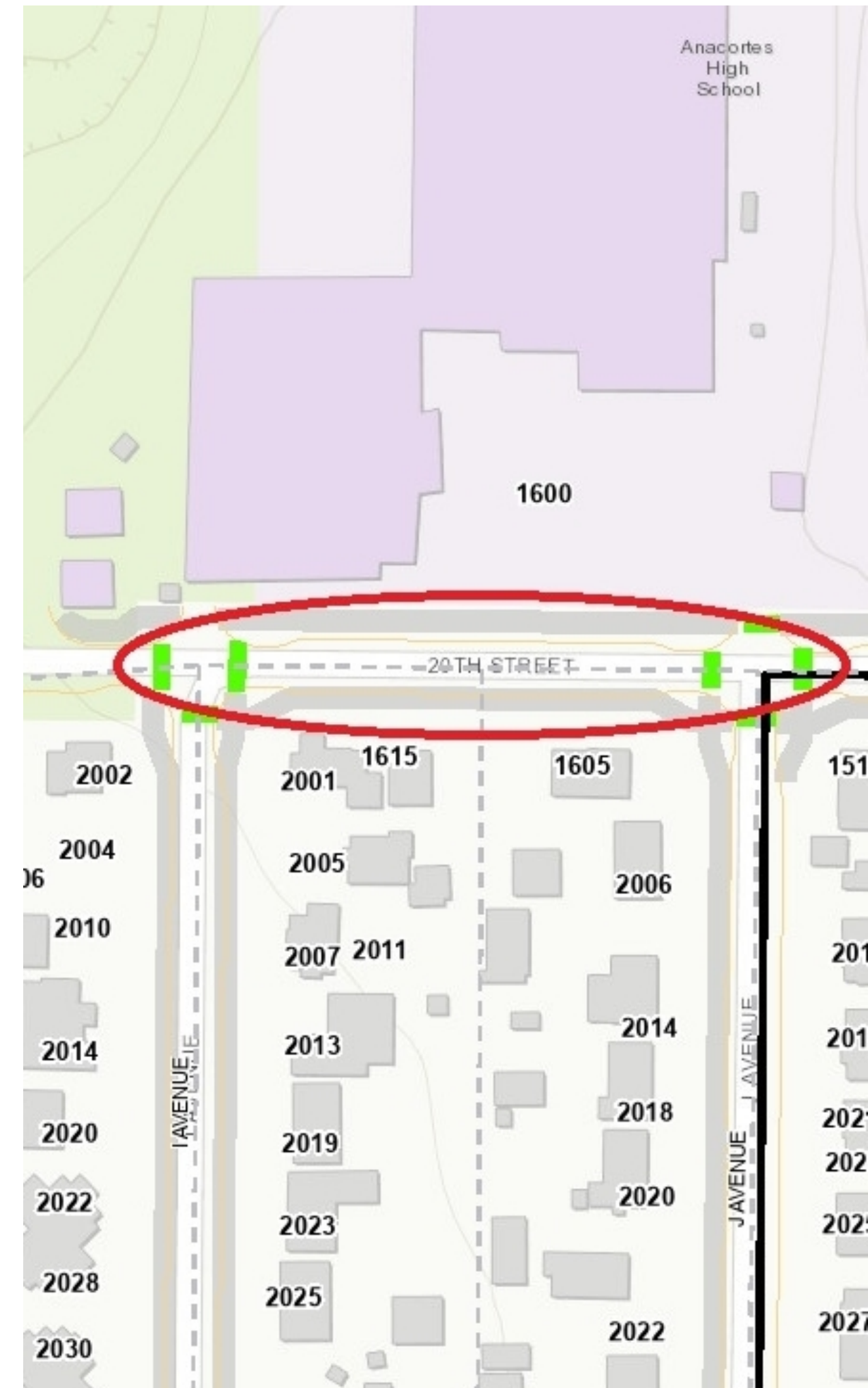
- 20th Street between I Avenue and J Avenue
- 30th Street between Q Avenue and R Avenue
- 20th Street between Commercial Avenue and Q Avenue
- 5th, 6th, and 7th Streets between Q Avenue and R Avenue
- 3rd Street from O Avenue to Commercial Avenue
- Flounder Bay Lane

20th St. between I Ave and J Ave.

Request: Remove road segment from AMC 10.12.370 making the road segment designated as residential parking not time limited.

Current code: 10.12.370 - conflicts with AMC 10.12.410. The road segment is detailed twice in the code.

Staff recommendation: Remove from code section 10.12.370 and leave in table 10.12.410-1, residential parking area. Staff has spoken with ASD and they agree there is no need for the 15 minute parking area.



30th St. between Q Ave. and R Ave.

Request: No parking on 30th St. west of the 30th St. roundabout. Road is very narrow and makes vehicles have to stop to allow others to pass them if someone is entering and exiting the roundabout at the same time.

Staff recommendation: Add south side of 30th St. between Q Ave. and R Ave. to code section 10.12.380 (Parking-Prohibited by street segment).



20th St. between Commercial Ave. and Q Ave.

Request: Street is wide enough to allow for parking on one side of the street. Adjacent business owners/residents are in favor of allowing parking.

Current: Parking-Prohibited by street segment 10.12.380. Parking not allowed on 20th St. between Commercial Ave. and Q Ave.

Staff recommendation: Amend code 10.12.380 to allow parking on north side of 20th St. across from 909 20th St. and east to Q Ave.

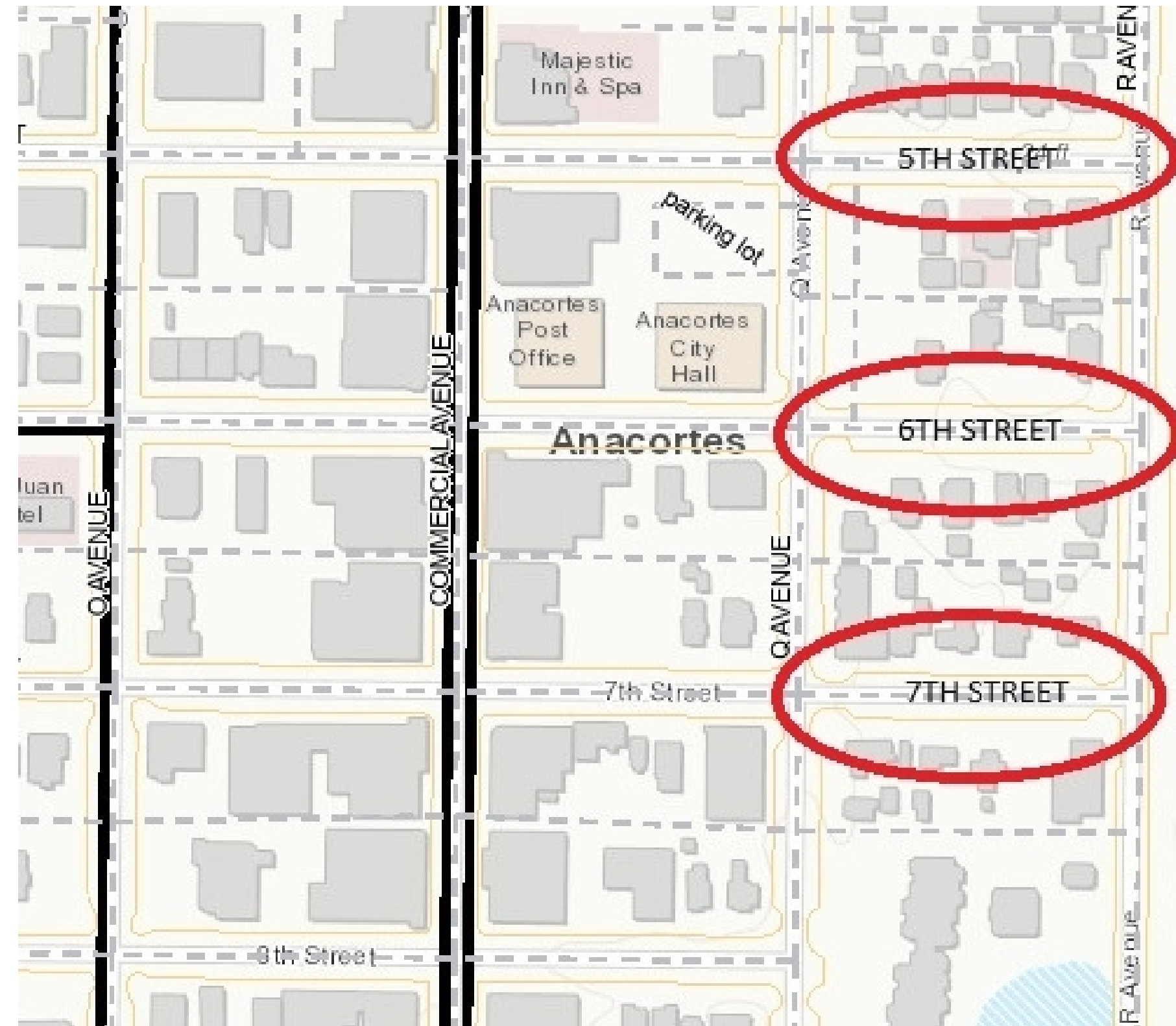


Diagonal Parking 10.12.220

Request: Change code 10.12.220 to allow diagonal parking on the south side of 5th, 6th, and 7th Streets from O Ave. to R Ave.

Current: Cars currently park diagonally on the south side of the street on 5th, 6th, and 7th Streets between Q Ave. and R Ave. Code 10.12.220 only specifies diagonal parking between O Ave. to Q Ave. (except for 6th St. which says “E of O Ave.”)

Staff recommendation: Change code 10.12.220 to allow diagonal parking on the south side of 5th, 6th, and 7th Streets from O Ave. to R Ave.



Diagonal Parking 10.12.220 Con't

Request: Change code 10.12.220 to say diagonal parking on south side of 3rd Street from Commercial Avenue to Q Avenue, not from O Avenue

Current: 3rd Street from O Avenue to Commercial Avenue is standard parallel parking

Staff recommendation: Change code 10.12.220 to say diagonal parking on south side of 3rd Street from Commercial Avenue to Q Avenue, not from O Avenue



Flounder Bay Lane

Issue: Cars parking on north side of the street with driver's side tires against the curb instead of passenger side. Parking facing the wrong way of traffic. (Parking is not allowed on the south side of the street)

Staff recommendation: Add Flounder Bay Lane to AMC 10.18 “One-Way Only Traffic” going southeast.





Q U E S T I O N S ?

**City of Anacortes
Ordinance No. 4083**

**An Ordinance of the City of Anacortes, Washington, Amending Anacortes Municipal
Code Chapter 10.12 ~~-Parking~~ and Chapter 10.18**

Whereas; the City of Anacortes reviews all safety and parking concerns with the intent to protect the welfare and safety of those that use the City street system, and

Whereas; the Anacortes City Council has a Traffic Safety Committee, and

Whereas; the Traffic Safety Committee makes recommendations to City Council on code amendments to improve safety, and

Whereas; the Traffic Safety Committee has requested Public Works to provide these code modifications to the City Council for consideration.

Now, therefore, the City Council of the City of Anacortes does ordain as follows:

Section 1. That Section 10.12.220 of the Anacortes Municipal Code is amended as follows:

10.12.220 Diagonal parking—Where required.

Parking on the street segments shown in Table 10.12.220-1 must be by “diagonal parking,” with the right front wheel of the vehicles within 12 inches of the curb or edge of parking strip and at an angle of 30 degrees with said curb or edge or parking strip.

Table 10.12.220-1

Street	Segment	Side
3rd Street	Between [O] <u>Commercial Ave</u> and Q Ave	South
5th Street	Between O and [Q AVE] <u>R Ave</u>	South
6th Street	[EAST OF O AVE] <u>Between O Ave and R Ave</u>	South

Street	Segment	Side
7th Street	Between O and [Q AVE] <u>R Ave</u>	South
8th Street	Between O and Q Ave	South
9th Street	Between O and Q Ave	South
10th Street	Between O Ave and Commercial Ave	South
11th Street	Between O Ave and Commercial Ave	South
34th Street	Between Commercial Ave and 200 ft west	South

Section 2. That Section 10.12.370 of the Anacortes Municipal Code is amended as follows:

10.12.370 Parking—Limited at other times.

It is unlawful to park in excess of the limits on the street segments shown in Table 10.12.370-1.

Table 10.12.370-1

Street	Segment	Side	Limit
10th Street	Between Commercial Ave and a point 65 ft east of the east right-of-way line of Commercial Ave	South	2 hours

Street	Segment	Side	Limit
[20TH ST]	[BETWEEN I AVE AND J AVE]	[NORTH]	[15 MINUTES MONDAY TO FRIDAY 7 A.M. TO 6 P.M.]
Commercial Ave	Between 17th and 18th Street	West	2 hours
Fidalgo Bay Rd	Between Weaverling Rd to SR-20	Both	Prohibited between 10 p.m. and 5 a.m.
Harbor View Place	Between 4804 Harbor View Place to cul-de-sac	Both	24 hours
Kingsway	Between Cay Way and Skyline Way	Both	24 hours
W Ave	2900-3000 block	East	15 minutes for active loading/unloading only

Section 3. That Section 10.12.380 of the Anacortes Municipal Code is amended as follows:

10.12.380 Parking—Prohibited by street segment.

It is unlawful to park a vehicle, or any part thereof, along the sides and segments of streets identified in Table 10.12.380-1.

Table 10.12.380-1

Street	Segment	Side
6th Street	Between H Ave and I Ave	Both

Street	Segment	Side
12th Street	Between A Ave and D Ave	South
20th Street	Between Commercial Ave and Q Ave	[BOTH] <u>South</u>
21st Street	Between Commercial and Q Ave	North
30th Street	Between east line of T Ave to the end of W Ave	Both
<u>30th Street</u>	<u>Between Q Ave and R Ave</u>	<u>South</u>
Beachwood Lane	Entirety	Both
Cabana Lane	Between Skyline Way and the west ROW line of the cul-de-sac at the west end of Hughes Lane	North
Commercial Ave	Between 30th and 35th Street	West
Ferry Terminal Road	Between Oakes Ave and the east end of the road	West
Ferry Terminal Road	Entirety	Both
G Ave	Between 7th and 8th Street	Both

Street	Segment	Side
H Ave	Between 6th Street and the alley between 6th and 7th Street	West
Harbor View Place	Between Oakes Ave and 675 ft south of Oakes Ave	Both
K Ave	Within the cul-de-sac south of 34th Street	Both
M Ave	Between 7th and 8th Street	West
Meridian Place	Entirety	Both
Oakes Ave	Between Anacopper Mine Rd and Ferry Terminal Rd	North
Oakes Ave	Between Hartford Ave and Ferry Terminal Road	South
Q Ave	Between 11th Street and 13th Street	East
Q Ave	Between 13th and 14th Street	West
Q Ave	Between 17th Street and 20th Street	Both
Q Ave	Between 20th and 22nd Street	Both

Street	Segment	Side
Q-R Ave	Entirety	Both
R Ave	Between 7th and 9th Street	Both
Skyline Way	Between Kingsway and Cabana Lane	East
St. Mary's Drive	Between Fidalgo Ave and the north edge of the parcel at 712 Saint Mary's Drive	Both
T Ave	Between 22nd Street and 24th Street	Both
West 6th Street	Within the cul-de-sac east of Kansas Ave	Both

Section 4. That Chapter 10.18 of the Anacortes Municipal Code is amended to add a new section as follows:

10.18.030 Traffic flow on Flounder Bay Lane

All vehicular flow on Flounder Bay Lane shall be one way in the south east direction.

Section 45. This ordinance shall take effect five (5) days from and after its passage, approval and publication in the manner required by law.

PASSED and APPROVED this ____ day of _____, 2024.

CITY OF ANACORTES:

Matt Miller, Mayor

Attest:

Steve Hoglund, City Clerk-Treasurer

Approved as to Form:

Darcy Swetnam, City Attorney



City Council Agenda Bill

Meeting Date: July 22, 2024 **Agenda Item:** 7.g.

Agenda Item Title: Noise Variance WWTP Outfall Relocation

Staff Contact(s): Andrew Rheume, JEFF BELTRAMINI

Approved for Submittal to Council by **Action Type**

Sidney Neel
Andrew Rheume

Motion

Item Summary: The City of Anacortes, on behalf of the WWTP Outfall Relocation Project requests a noise variance from Washington Administrative Code (WAC) Chapter 173-60, "Maximum Environmental Noise Levels" which are adopted into City Code. This application is consistent with WAC Section 173-60-080 which provides for variances "due to special circumstances rendering immediate compliance unreasonable in light of economic or physical factors." The provisions of WAC 173-060-050 allow for this work between the hours of 7:00am and 10:00pm. The regular work hours for this project have been contractually limited to 7:00am and 7:00pm.

Budget Impact:

Potential increase in contract costs due to working in difficult weather, high tide conditions and elevating the safety hazards posed to other maritime vessels.

Previous Action:

Recommended Motion: Authorize intertidal dredging/excavation, pipe submerging, and backfilling activities on the WWTP Outfall Relocation Project as required from 10:00pm to 7:00am on the following dates: August 1st through August 28th.

Alternative Actions:

Attachments (listed in order presented):

1. City Council Memo - Noise Variance WWTP Outfall Relocation 7-22-24



CITY COUNCIL PACKET MEMO

DATE: July 22, 2024

TO: CITY COUNCIL
MAYOR MILLER

FROM: Andrew Rheaume
Director of Public Works

Co-Signed Libby Grage
Planning Manager

SUBJECT: WWTP Outfall Relocation Project – Noise Variance

BRIEFING

The City of Anacortes, on behalf of the WWTP Outfall Relocation Project requests a noise variance from Washington Administrative Code (WAC) Chapter 173-60, "Maximum Environmental Noise Levels" which are adopted into City Code. This application is consistent with WAC Section 173-60-080 which provides for variances "due to special circumstances rendering immediate compliance unreasonable in light of economic or physical factors." The provisions of WAC 173-060-050 allow for this work between the hours of 7:00am and 10:00pm. The regular work hours for this project have been contractually limited to 7:00am and 7:00pm.

BACKGROUND:

The WWTP Outfall Relocation Project requires marine dredging and excavation in the intertidal zone to allow for the installation of the new 42" HDPE outfall pipe. The marine portion of approximately 1,075 linear feet of pipeline will be installed using controlled submergence methods and secured with a gravity anchor system using concrete anchors bolted to the pipeline. Connecting, towing and submerging the marine portion of the outfall pipe will immediately follow the dredging and intertidal excavation. These construction activities are anticipated to occur intermittently between the dates of August 1st to August 28th. Equipment expected to be used for these activities includes a barge, tug, crane, excavators, and haul trucks. Noise levels are anticipated not to exceed 120 decibels.

Given the severity of these project tasks dependency on weather, favorable Neap tides, and the un-interruptible nature of the submergence process, the project is requesting a noise variance to utilize the hours of 10:00pm to 7:00am. Every effort will be made to perform the tasks within the allowable hours of 7:00am to 10:00pm but due to the nature of the work, we may need to utilize the nighttime hours to take advantage of weather windows and tides.

Examples of tasks that would require after hours work are:

- Utilizing low tides for the marine dredging and intertidal excavation.
- Unexpected dredging delays due to the discovery of miscellaneous debris, i.e. boulders.
- A minimum period of 6 consecutive hours where current and weather conditions must be within acceptable parameters for the submergence of the outfall pipe.

RECOMMENDATION:

Authorize intertidal dredging/excavation, pipe submerging, and backfilling activities on the WWTP Outfall Relocation Project as required from 10:00pm to 7:00am on the following dates: August 1st through August 28th.

FINANCIAL IMPLICATIONS:

Potential increase in contract costs due to working in difficult weather, high tide conditions and elevating the safety hazards posed to other maritime vessels.

IMPACTS IF ACTION NOT TAKEN:

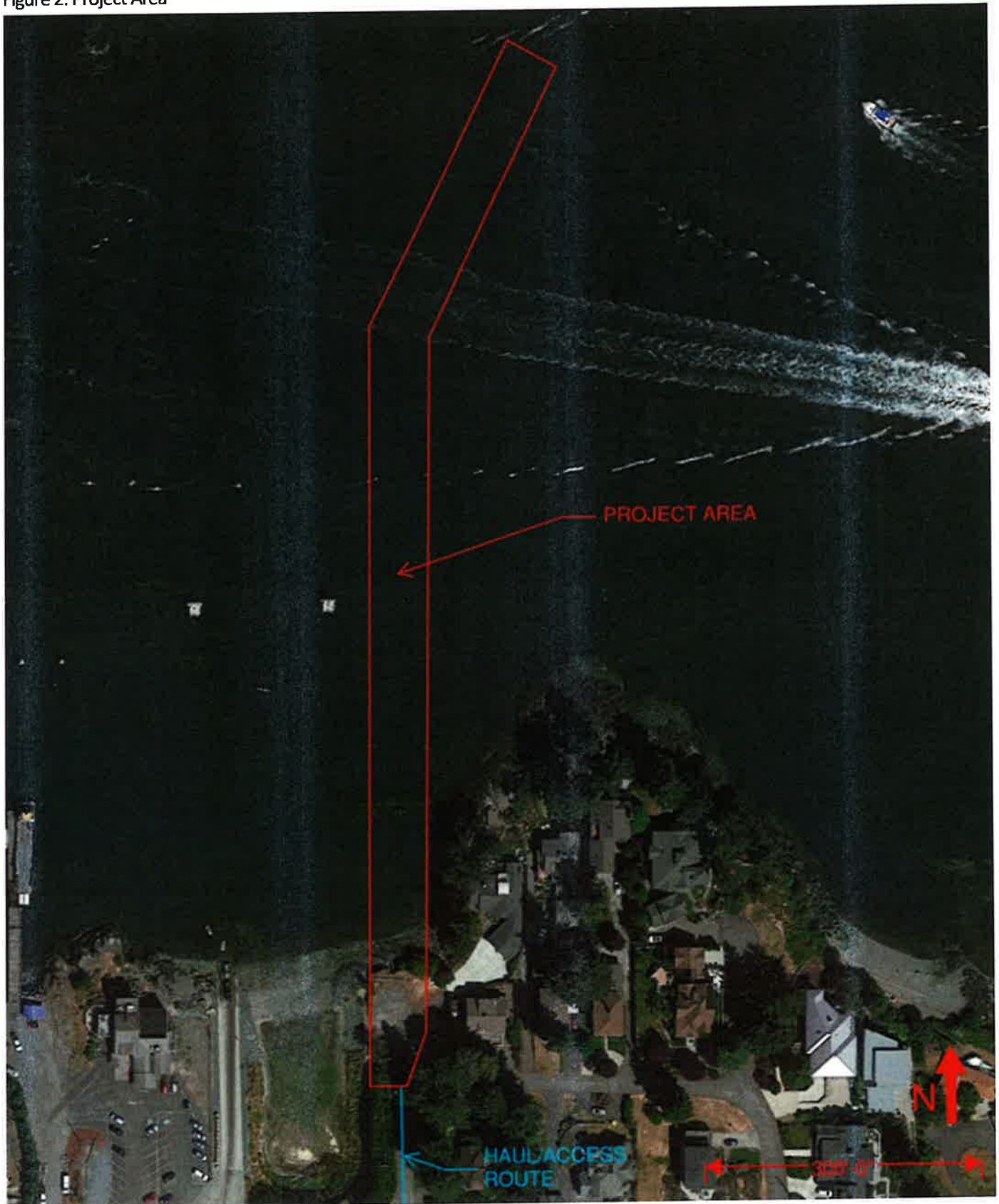
Intertidal dredging/excavation, pipe submerging, and backfilling activities are all project activities dependent on favorable weather and Neap tidal conditions. Impacts of being unable to work in favorable conditions include increased impacts to Endanger Species Act (ESA) listed species, water quality and reduction in the quality of the product. Increasing the risk of having a project permit violation. Elevating the safety hazards posed to other maritime vessels due to the nature of the submergence process.

3.0 Work Area Drawings (01 35 05 1.3.B.2)

Figure 1: Project Overview



Figure 2: Project Area





City Council Agenda Bill

Meeting Date: July 22,
2024

Agenda Item: 7.h.

Agenda Item Title: Contract Award: 2024 Asphalt Overlay Project #24-174-TRN-001

Staff Contact(s): Andrew Rheume

<u>Approved for Submittal to Council by</u>	<u>Action Type</u>
Tiffany Matson	Contract Award
Andrew Rheume	

Item Summary: City staff seeks City Council consent to award a contract in the amount of \$1,027,080.00 to Lakeside Industries, Inc. to perform the 2024 Asphalt Overlay Project. The project provides for improvements within the right-of-way of the following streets including but not limited to asphalt planing, pavement repair, asphalt paving, painted and plastic traffic markings and other work.

The project includes the following streets:

- Kingsway from Skyline Way to Anaco Beach Road
- Fidalgo Avenue from Commercial Avenue to Saint Marys Drive
- Hillcrest Drive from Saint Marys Drive to Whistle Lake Road
- Whistle Lake Road from Mitchell Drive to Hillcrest Drive

Background:

1. **History:** These roadways were selected for overlay based on the City's Pavement Management Plan. The Pavement Condition Index (PCI) ratings along these corridors range from 69 to 0. The project will include milling existing asphalt, pavement repair of damaged pavement sections and asphalt overlay of existing pavement. New paint striping will be installed including stop bars. Utility and pedestrian improvements have been reviewed and any required improvements will be completed along this corridor prior to beginning this paving project. The Access fiber system and water main replacements have been completed in these streets.
2. **Key Terms:**
 - Contract is for a fixed price of \$1,027,080.00.
 - Work shall start the working day following the date of the Notice to Proceed, and Physical completion shall be achieved within Forty-Five (45) Working days after work commences.

3. Competitive Bidding: On July 3, 2024 the City [solicited bids](#) for the subject project and on July 16, 2024 a bid opening was conducted and 1 bid was received. Lakeside Industries, Inc. was determined to be the lowest responsible bidder. The Engineer's Estimate for this project was \$1,022,000. Bid results are provided as an attachment hereto.

Budget Impact:

Contractor	Lakeside Industries, Inc.
Contract Amount	\$1,027,080.00
Earmarked Funds	\$1,800,000.00
BARS #	104.720.542.30.41
Budget Amendment Required?	No
Start Date	Notice to Proceed
End Date	45 working days

Previous Action: N/A

Recommended Motion: I move that City Council authorize the Mayor to sign contract 24-174-TRN-001 with Lakeside Industries, Inc. in the amount of \$1,027,080.00 to perform the 2024 Asphalt Overlay.

Alternative Actions: Not award the contract.

Attachments (listed in order presented):

1. 24-174-TRN-001 Bid Tabulation
2. Vicinity Maps
3. 24-174-TRN-001



CITY OF ANACORTES

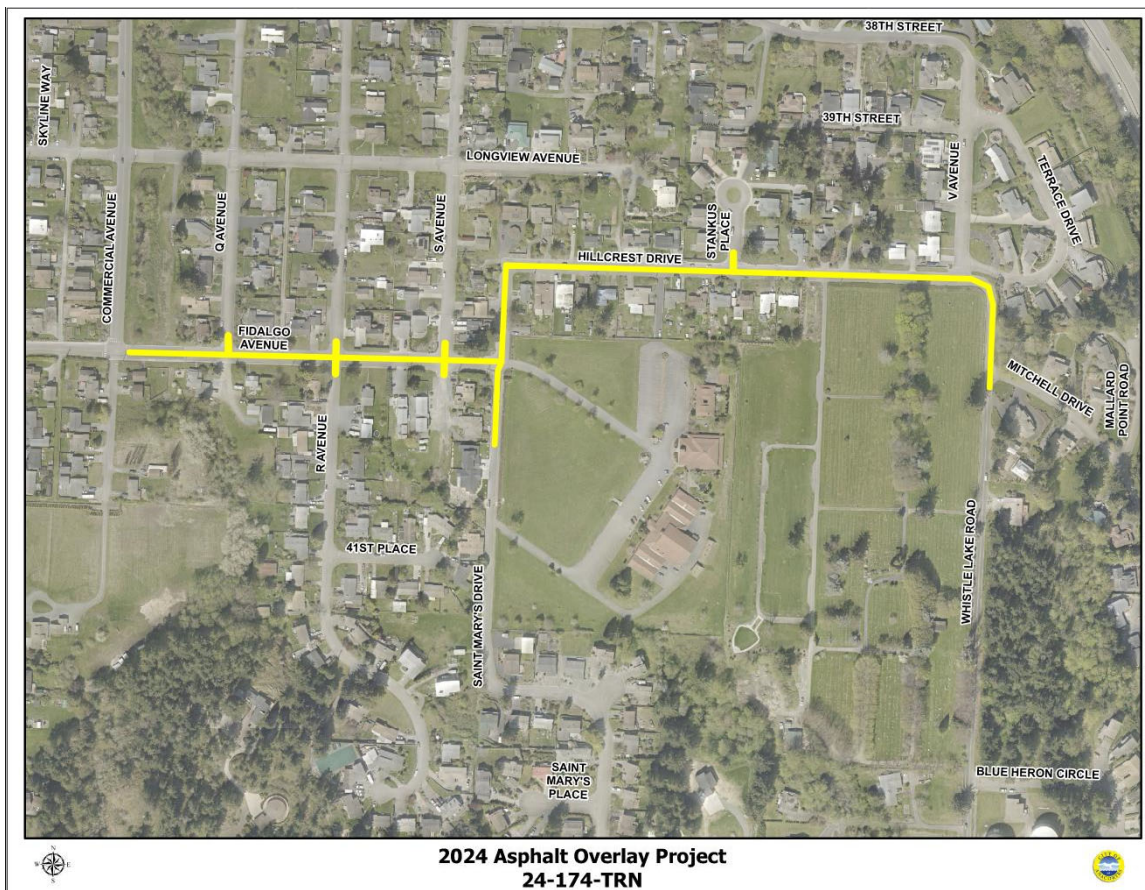
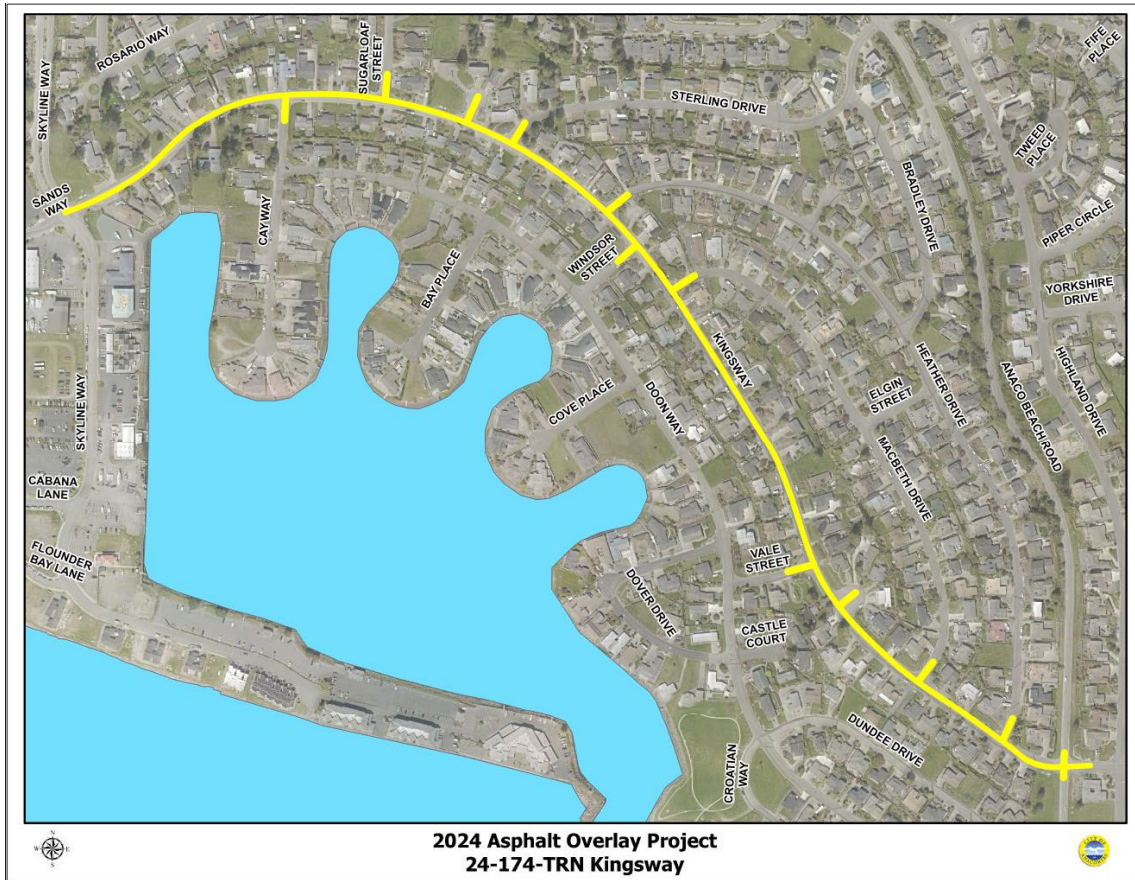
WASHINGTON

BID TABULATION - BID DATE 7/16/24

2024 Asphalt Overlay Project #24-174-TRN-001

LAKESIDE INDUSTRIES

ITEM NO.	QTY	UNIT	ITEM DESCRIPTION	UNIT PRICE	TOTAL AMMOUNT
1	1	LS	Mobilization	\$ 51,000.00	\$ 51,000.00
2	1	EST.	Force Account - Unanticipated Site Work	\$ 25,000.00	\$ 25,000.00
3	1	LS	Temporary Traffic Control	\$ 105,500.00	\$ 105,500.00
4	40	EA	Inlet Protection	\$ 85.00	\$ 3,400.00
5	1	LS	SPCC Plan	\$ 500.00	\$ 500.00
6	21,000	SY	Planing Bituminous Pavement	\$ 4.00	\$ 84,000.00
7	900	TON	HMA CL. 1/2 In. PG58H-22 for Prelevel	\$ 138.00	\$ 124,200.00
8	4,450	TON	HMA CL. 1/2 In. PG58H-22	\$ 128.00	\$ 569,600.00
9	25	EA	Adjust Manhole	\$ 825.00	\$ 20,625.00
10	30	EA	Adjust Valve Casing to Grade	\$ 625.00	\$ 18,750.00
11	21	EA	Adjust Monument Casing to Grade	\$ 625.00	\$ 13,125.00
12	224	SF	Plastic Crosswalk Line	\$ 20.00	\$ 4,480.00
13	3,000	LF	Paint Line	\$ 1.20	\$ 3,600.00
14	275	LF	Plastic Stop Line	\$ 12.00	\$ 3,300.00
TOTAL				\$	1,027,080.00





This Contract is between the City of Anacortes, Washington, a Municipal Corporation (herein after referred to as "City") and Lakeside Industries, Inc. a private contractor at PO Box 729, Anacortes, WA98221 (herein after referred to as "Contractor").

WITNESSETH:

That in consideration of the terms and conditions contained herein and attached and made a part of this agreement, the parties hereto covenant and agree as follows:

- I. **WORK.** The Contractor shall do all work and furnish all tools, materials, equipment, and transportation required for the "**2024 ASPHALT OVERLAY PROJECT**", in accordance with and as described in the Invitation for Bid entitled the same, Project No. 24-174-TRN-001. Incorporated by reference, and made a part hereof, are the Invitation for Bid aforementioned, current edition of the Washington State Department of Transportation *Standard Specifications for Road, Bridge, and Municipal Construction M 41-10* and Amendments, except as modified by the Special Provisions included in this Invitation to Bid. Any changes to the work contracted herein shall be subject to contract modification signed by the Parties.

The City hereby promises and agrees with the Contractor to retain and does retain the Contractor to provide the materials and to do and cause to be done the above-described work and to complete and finish the same according to the attached plans and specifications and the terms and conditions herein contained, and hereby contracts to pay for the same according to the attached specifications and the schedule of prices bid and hereto attached, at the time and in the manner and upon the conditions provided for in this contract.

The Contractor for themselves, and for their heirs, executors, administrators, successors, and assigns, does hereby agree to full performance of all covenants required of the Contractor in the contract.

- II. **PRICE.** The Total Contract Price is **One Million Twenty-Seven Thousand Eighty Dollars (\$1,027,080.00)**. The Contractor's bid schedule is incorporated by reference and attached hereto as Exhibit A.
- III. **TIME.** Unless otherwise stated in the Invitation for Bid, all physical construction activities shall be completed **Forty-Five (45) working days** from the first working day following the Notice to Proceed. The Contractor shall supply the materials within the specified period of time after Notice to Proceed has been issued by the City.
- IV. **LIQUIDATED DAMAGES.** Under 1-08.9 of the current WSDOT *Standard Specifications for Road, Bridge, and Municipal Construction*, the City is entitled to liquidated damages for each and every calendar day said work remains uncompleted after expiration of the specified time. However, rather than using the Liquidated Damages Formula, the Contractor agrees to pay the City \$500.00 per day for each and every calendar day said work remains uncompleted. All other terms of WSDOT 1-08.9 remain unchanged.
- V. **INDEMNIFICATION/HOLD HARMLESS.** The Contractor shall defend, indemnify and hold the City, its appointed and elective officers, officials, employees and volunteers harmless from any and all claims, injuries, including death at any time resulting there from, damages, losses or suits including attorney fees, to the extent caused by negligent acts, errors or omissions of the Contractor in performance of this Agreement, except for injuries and damages caused by the sole negligence of the City.

Should a court of competent jurisdiction determine that this Agreement is subject to RCW 4.24.115, then, in the event of liability for damages arising out of bodily injury to persons or damages to property caused by or resulting from the concurrent negligence of the Contractor and the City, its officers, officials, employees, and volunteers, the Contractor's liability hereunder shall be only to the

extent of the Contractor's negligence. It is further specifically and expressly understood that the indemnification provided herein constitutes the Contractor's waiver of immunity under Industrial Insurance, Title 51 RCW, solely for the purposes of this indemnification. This waiver has been mutually negotiated by the parties. The provisions of this Clause shall survive the expiration or termination of this Agreement.

- VI. **INSURANCE.** The Contractor shall procure and maintain for the duration of the Agreement, insurance against claims for injuries to persons or damage to property which may arise from or in connection with the performance of the work hereunder by the Contractor, their agents, representatives, employees or subcontractors.

Contractor's maintenance of insurance, its scope of coverage and limits as required herein shall not be construed to limit the liability of the Contractor to the coverage provided by such insurance, or otherwise limit the City's recourse to any remedy available at law or in equity.

The parties acknowledge that there has been an opportunity to negotiate the terms and conditions of this Agreement and agree to each bind itself, its partners, successors, assigns, and legal representatives to the other party hereto, in respect of all covenants, agreements, and obligations contained in the Contract Documents. Each of the persons signing below on behalf of any party hereby represents and warrants that they are signing with full and complete authority to bind the party on whose behalf of whom they are signing, to each and every term of this Agreement.

Owner:

City of Anacortes

Mayor

Date

Contractor:

Lakeside Industries, Inc.

Title

Date

Contract 24-174-TRN-001
EXHIBIT A

TO: City of Anacortes
City Hall
904 Sixth Street
Anacortes, WA 98221

Attention: City Clerk

The undersigned, hereinafter called the bidder, declares that the only persons or parties interested in this proposal are those named herein; that this proposal is in all respects fair and without fraud; that it is made without collusion with any official of the City of Anacortes; and that the proposal is made without any connection or collusion with any person making another proposal of this contract. **Moreover, the Bidder declares by signing the signature page of this Proposal that the following statement is true and correct:**

My firm, association or corporation has not, either directly or indirectly, entered into any agreement, participated in any collusion, or otherwise taken any action in restraint of free competitive bidding in connection with the project for which this proposal is submitted.

The bidder declares that they have carefully examined the contract documents for the construction of the project; that they have personally inspected the site; that they have satisfied themselves as to the quantities involved, including materials and equipment and conditions of work involved, including the fact that the description of the quantities of work and materials, as included herein, is brief and is intended only to indicate the general nature of the work and to identify the said quantities with the detailed requirements of the contract documents and that this proposal is made according to the provisions and under the terms of the contract documents, which documents are hereby made a part of this proposal.

The bidder declares that they have exercised their own judgment regarding the interpretation of subsurface information and has utilized all data, which they believe pertinent from the Engineer, Owner and other sources in arriving at his/her conclusions.

The bidder agrees that if this proposal is accepted, they will, within ten calendar days after Notification of Award, execute the contract with the City of Anacortes in the form of contract included in the contract documents, and will, prior to the time of execution of the contract, deliver to the City of Anacortes the Performance and Payment Bonds and all Certificates of Insurance required therein and will, to the extent of his/her proposals, furnish all necessary labor, tools, materials, equipment, and services required to do the work in the manner, in the time, and according to the methods as specified in the contract documents and required by the Engineer or other Project Manager designated thereunder.

The bidder further agrees, if awarded the contract, to begin work the working day following the date of the Notice to Proceed and to achieve **Physical Completion within Forty-Five (45) working days** after the date of the Notice to Proceed.

In the event the bidder is awarded the contract and shall fail to complete the work within the time limit agreed upon as more particularly set forth in the contract documents, liquidated damages shall be paid to the owner per the specifications contained in the contract documents.

The bidder proposes to accept as full payment for the work proposed herein the amount computed under the provisions of the contract documents and based upon the unit price, it being expressly understood that the unit price is independent of the exact quantities involved. Bidder agrees that the unit prices shown represent a true measure of the labor and materials required to perform the work, including all allowances for overhead and profit for each type of work called for in these contract documents.

The undersigned bids for complete construction of the following described project:

The project provides for improvements within the right-of-way of streets and alleys and easements including but not limited to asphalt planing, pavement repair, asphalt paving, painted and plastic traffic markings and other work, all in accordance with the Contract Plans, Contract Provisions, and the Standard Specifications.

This project is located.

- Kingsway
- Fidalgo Avenue
- Hillcrest Drive
- Whistle Lake Road

CITY OF ANACORTES 2024 ASPHALT OVERLAY PROJECT

ITEM NO.	QTY	UNIT OF MEASURE	ITEM DESCRIPTION	UNIT PRICE (Figures)	TOTAL AMOUNT (Figures)
1	1	LS	MOBILIZATION 1-09.7	At \$ <u>51,000.00</u> Per Lump Sum	\$ <u>51,000.00</u>
2	1	FA	FORCE ACCOUNT 1-09.6SP	At \$25,000 Per Force Account	\$25,000
3	1	LS	TEMPORARY TRAFFIC CONTROL 1-10.5SP	At \$ <u>105,560.00</u> Per Lump Sum	\$ <u>105,560.00</u>
4	40	EA	INLET PROTECTION 8-01.5	At \$ <u>85.00</u> Per Each	\$ <u>3,400.00</u>
5	1	LS	SPCC PLAN 1-07.15(1)	At \$ <u>500.00</u> Per Lump Sum	\$ <u>500.00</u>
6	21,000	SY	PLANING BITUMINOUS PAVEMENT 5-04.5SP	At \$ <u>4.00</u> Per Square Yard	\$ <u>84,000.00</u>
7	900	TON	HMA CL.1/2 IN. PG58H-22 FOR PRE-LEVEL 5-04.5SP	At \$ <u>138.00</u> Per Ton	\$ <u>124,200.00</u>

ITEM NO.	QTY	UNIT OF MEASURE	ITEM DESCRIPTION	UNIT PRICE (Figures)	TOTAL AMOUNT (Figures)
8	4,450	TON	HMA CL. 1/2 IN. PG58H-22 5-04.5SP	At \$ <u>128.00</u> Per Ton	\$ <u>569,600.00</u>
9	25	EA	ADJUST MANHOLE 7-05.5	At \$ <u>825.00</u> Per Each	\$ <u>20,625.00</u>
10	30	EA	ADJUST VALVE CASING TO GRADE 7-12.5SP	At \$ <u>625.00</u> Per Each	\$ <u>18,750.00</u>
11	21	EA	ADJUST MONUMENT CASE TO GRADE 8-13.5SP	At \$ <u>625.00</u> Per Each	\$ <u>13,125.00</u>
12	224	LF	PLASTIC CROSSWALK LINE 8-22.5	At \$ <u>20.00</u> Per Linear Foot	\$ <u>4,480.00</u>
13	3,000	LF	PAINT LINE 8-22.5	At \$ <u>1.20</u> Per Linear Foot	\$ <u>3,600.00</u>
14	275	LF	PLASTIC STOP LINE 8-22.5	At \$ <u>12.00</u> Per Linear Foot	\$ <u>3,300.00</u>
RULE 171 APPLIES TO ALL BID ITEMS IN THIS PROJECT. SEE SPECIAL PROVISION 1-07.2(1) FOR CLARIFICATION.				TOTAL BID	\$ <u>1,027,080.00</u>

ACKNOWLEDGEMENT OF RECEIPT OF ADDENDA

Addendum _____, Initial _____

Addendum _____, Initial _____

Addendum _____, Initial _____

Addendum _____, Initial _____

NOTE: Failure to acknowledge any issued Addenda may render proposal non-responsive and therefore void. It is the sole responsibility of the Bidder to learn of Addendum, if any. Such information may be obtained from the Builders Exchange website at www.bxwa.com.

BID DEPOSIT

A proposal deposit in an amount of five percent (5%) of the total bid is attached here in the form indicated below:

☒ Bid Bond

☐ Cashier's Check

☐ Postal Money Order

NOTICE TO ALL BIDDERS

To report bid rigging activities call: **1-800-424-9071**. The U.S. Department of Transportation (USDOT) operates the above toll-free "hotline" Monday through Friday, 8:00 a.m. to 5:00 p.m., Eastern time. Anyone with knowledge of possible bid rigging, Bidder collusion, or other fraudulent activities should use the "hotline" to report activities. The "hotline" is part of USDOT's continuing effort to identify and investigate highway construction contract fraud and abuse and is operated under the direction of the USDOT Inspector General. All information will be treated confidentially, and caller anonymity will be respected.

BIDDER CERTIFIES

- They have examined the work site and all existing conditions;
- They fully understand the manner in which payment is proposed;
- They propose to furnish all labor, equipment, and materials required to perform and complete specified work within the time fixed, and for the price proposed;
- They will observe the national, Washington State, and local codes; and
- They have the insurance coverage required for this Contract, which includes: Commercial General Liability Insurance, Business Auto Liability, Worker's Comp

Name of Bidder: Lakeside Industries, Inc.

Contact Name: Justin Blouin

Mailing Address: P.O. Box 729

City, State, Zip: Anacortes, Wa. 98221

Business Telephone: 360.293.2168 Cell Phone: 360.461-3155

Email Address: justin.blouin@lakesideindustries.com

Contractor's State License No: LAKESI*274JD

UBI Number: 601 106 847

By signing this proposal, the bidder agrees to all requirements contained in the contract documents.

(Corporate Seal) Lakeside Industries, Inc. Operations Manager
Name of Bidder Title

7/16/2024 
Date Signature of Bidder

Justin Blouin
Print Name