

Attachment B: Additional Information/Background

In Chapter 13.36 of the Redmond Municipal Code, the City of Redmond specifies the terms and conditions under which the City will consider providing sewer service to a property outside the city limits. An application has been received from Mena Nair requesting sewer service for an existing residence on parcel no. 312606-9027.

The property is located east of Redmond city limits, immediately east of Avondale Road. The site address is 18506 N.E. 109th Street. The property is designated rural by the King County Comprehensive Plan. There is an existing home on the parcel. The current septic system is roughly fifty years old and has failed. The owner contacted a septic designer, who has determined the cost to rebuild the system on-site to current standards would be roughly \$60,000 and may not be feasible. The property was included in the Avondale Local Improvement District (LID) and has been assessed for sewer facilities that were constructed by the LID.

Sewer service would be provided by abandoning the existing septic system and using a new private grinder pump system and side-sewer connection to an existing City of Redmond manhole on the adjacent property. The applicant has provided a copy of an easement from the neighboring property owner allowing for the connection.

The agreement is Redmond's standard form agreement. It includes a standard clause that requires annexation at such time that the city requires. This property is in the rural area and Redmond would likely never request annexation. The paragraph was included in the agreement because of the language in RMC 13.36.020A requiring that the agreement contain all the code provisions.