



Memorandum

Date: 12/8/2020

Meeting of: Committee of the Whole - Planning and Public Works

File No. CM 20-360

Type: Committee Memo

TO: Committee of the Whole - Planning and Public Works

FROM: Mayor Angela Birney

DEPARTMENT DIRECTOR CONTACT(S):

Public Works	Dave Juarez	425-556-2733
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DEPARTMENT STAFF:

Public Works	Steve Hitch	Engineering Supervisor
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TITLE:

Approve Interlocal Agreement with the City of Kirkland for Willows Road Intertie, Authorize Construction of the Willows Road Water Main Extension and Additional Connection Charge

OVERVIEW STATEMENT:

The 2011 Water System Plan identified the need to complete water system extensions in unincorporated King County within the Redmond Water Service Area near Willows Road and NE 124th Street, to create a reliable and redundant water system to support future development. Kirkland subsequently annexed this area and entered into an agreement regarding the water facilities in 2013, transferring ownership of those facilities to Kirkland.

A development in Redmond adjacent to the City Limits, the Proctor Willows Development, will construct some of the required water system extensions. To provide a reliable and redundant water system that will serve this and other adjacent developments, those improvements are required, along with an intertie with the City of Kirkland. To get approval for that Intertie, Kirkland requires that the water main is extended south along Willows Road to complete the looped system.

The Proctor Willows development is conditioned to complete some of the required improvements including the new Kirkland intertie. It is proposed that Redmond complete the Willows Road Water Main Extension and impose an additional connection charge so that benefiting development properties (including Proctor Willows) reimburse the City for the cost of this new CIP project.

City Council is requested to take two actions:

- 1) Approve an Interlocal Agreement, substantially in the form presented, with the City of Kirkland to ensure safe and reliable water supply for both Cities as the Proctor Willows Development project moves forward by completing a new intertie between the two water systems and completing a new water main extension down Willows Road.
- 2) Adopt a resolution to authorize construction of the Willows Road Water Main Extension and create an additional connection charge that would reimburse the City of Redmond for the costs of that project by benefiting properties as they redevelop.

☒ **Additional Background Information/Description of Proposal Attached**

REQUESTED ACTION:

☐ Receive Information ☐ Provide Direction ☒ Approve

REQUEST RATIONALE:

- **Relevant Plans/Policies:**
 - 2011 Water System Plan
 - 2013 Kingsgate Annexation Agreement Regarding Water Facilities
- **Required:**
N/A
- **Council Request:**
N/A
- **Other Key Facts:**
N/A

OUTCOMES:

Approval of the proposed intertie and water main extension will create a water loop to provide reliable water supply for domestic and fire use, supporting redevelopment of the area and improving system reliability for existing customers in Redmond and Kirkland.

COMMUNITY/STAKEHOLDER OUTREACH AND INVOLVEMENT:

- **Timeline (previous or planned):**
There are three property owners who will benefit from the new water main extension. Proctor Willows Development, Stryker Redmond (Physio Control), and Meydenbauer Group. Each of these owners has been informed of the planned improvements and proposed additional connection charge.
- **Outreach Methods and Results:**
Email & Telephone
- **Feedback Summary:**
Courtney Flora, for Proctor Willows has consented to paying their share of the additional connection charge and that condition will be included in their Site Plan Entitlement development approval scheduled in December.

Joe Sauter at Stryker Redmond (Physio Control) has been provided the information by email and phone message.

John Hansen with Meydenbauer group-initiated contact with the City by asking when the water main extension will be completed and what it would cost to connect. That information was provided to him.

BUDGET IMPACT:

Total Cost:

\$2,107,245

Approved in current biennial budget: ☐ Yes ☒ No ☐ N/A

Budget Offer Number:

N/A

Budget Priority:

Infrastructure

Other budget impacts or additional costs: ☐ Yes ☒ No ☐ N/A

If yes, explain:

N/A

Funding source(s):

Water CIP

Budget/Funding Constraints:

N/A

☒ Additional budget details attached

COUNCIL REVIEW:

Previous Contact(s)

Date	Meeting	Requested Action
N/A	Item has not been presented to Council	N/A

Proposed Upcoming Contact(s)

Date	Meeting	Requested Action
1/5/2021	Business Meeting	Approve

Time Constraints:

The City of Kirkland is prepared to approve the interlocal agreement at their January 19 business meeting if it has been approved by the City of Redmond. The Proctor Willows Site Plan Entitlement includes a condition to pay the additional connection charge and is scheduled for approval in December. The Proctor Willows development cannot make their connection with the City of Kirkland until the interlocal agreement is approved by both cities.

ANTICIPATED RESULT IF NOT APPROVED:

The Proctor Willows development will proceed with an alternative water main configuration that is more difficult and costly to maintain by the City of Redmond, and the preferred intertie with Kirkland will not occur.

ATTACHMENTS:

Attachment A - Vicinity Map

Attachment B - Interlocal Agreement

Attachment C - Resolution for Additional Connection Charge