January 23, 2017 **PLANNING COMMISSION AGENDA** 6:30 p.m.

1. **CALL TO ORDER:**

    a. Roll Call/Pledge of Allegiance

2. **CONSENT AGENDA:** All matters listed within the Consent Agenda have been distributed to each member of the Kennewick Planning Commission for reading and study. They are considered routine and will be enacted by the one motion of the Commission with no separate discussion. If separate discussion is desired, that item may be removed from the Consent Agenda and placed on the regular agenda by request.

    a. Approval of the Minutes dated December 5, 2016
    b. Approval of Agenda
    c. Motion to enter Staff Report(s) into Record

3. **PUBLIC HEARING**:

    a. Comprehensive Plan 2017 Update – Capital Facilities Element

    b. Comprehensive Plan 2017 Update – Utilities Element

4. **VISITORS NOT ON AGENDA**:

5. **OLD BUSINESS**:

6. **NEW BUSINESS:**

7. **REPORTS, COMMENTS, OR DISCUSSION OF COMMISSIONERS AND STAFF**:

8. **ADJOURNMENT**:

**KENNEWICK PLANNING COMMISSION**
**DECEMBER 5, 2016**
**MEETING MINUTES**

## CALL TO ORDER

Chairman Ed Pacheco called the meeting to order at 6:30 p.m.

Recorder Melinda Didier called the roll and found the following:

Present: Commissioners Rob Rettig, Clark Stolle, Anthony Moore, Vice Chairman Victor Morris, and Chairman Ed Pacheco

Excused: Commissioner Fraser Hawley

Unexcused: None

Commissioner Moore led the Pledge of Allegiance.

Staff Present: Greg McCormick, AICP Community Planning Director, Anthony Muai, AICP Planner, Wes Romine, Development Services Manager, Steve Donovan, Planner, and Melinda Didier, Community Planning Administrative Assistant/Recorder.

## CONSENT AGENDA

a. Approval of Minutes dated November 7, 2016
b. Approval of Amended Agenda
c. Motion to enter Staff Reports into the Record

Commissioner Stolle moved to accept the consent agenda. Vice Chairman Morris seconded the motion. The motion carried unanimously.

## PUBLIC HEARINGS

**Chairman Pacheco opened the public hearing at 6:33 p.m. for Change of Zone #16-01, which proposes to change approximately 2.53 acres of land from Commercial, Office (CO) to Commercial, Community (CC). The property is located at 5402 W. Hood Avenue, west of Edison Street.**

Mr. Romine gave a brief overview of the staff report.

Questions for staff:

The Planning Commissioners had questions about the radius from schools for businesses serving alcohol; land use administrative permits if the type of business changes.

**Testimony of Applicant or Applicant's Representative**

None

**Testimony in favor:**

None

**Testimony neutral or against:**

None

**Staff final comments:**

None

**Public testimony for COZ #16-01 closed at 6:38 p.m.**

Chairman Pacheco asked for a motion.

Commissioner Moore moved to concur with the findings and conclusions in staff report COZ 16-01 and forward a recommendation to City Council of APPROVAL of the request. Vice-Chairman Morris seconded the motion.

**Discussion:**

None

**The motion passed unanimously.**

**Chairman Pacheco opened the public hearing at 6:40 p.m. for Zoning Ordinance Amendment (ZOA) #16-06, which proposes to amend Section 17.20.010(2)(f) of the Kennewick Municipal Code (KMC) by adding a fourth condition that will allow temporary dead end streets in excess of 600 feet to be permitted in phased developments.**

Mr. Donovan gave a brief overview of the staff report.

Questions for staff:

The Planning Commissioners had questions about Exhibit 4, the new version of the code; the public obtaining a permit to make the change; specific for Southridge Area or citywide; required access points; duration of “temporary”; Southridge Area in particular.

**Testimony of Applicant or Applicant’s representative**

None

**Testimony in favor:**

Jason Mattox, Environmental Engineer
HDJ – Division of PBS
6115 Burden Blvd. Ste. E
Pasco, WA 99301

Researched several Washington communities, this practice is quite common; there are advantages to obtaining permanent access; preliminary plats show where second access is located; intent is temporary until final plat.

**Testimony neutral or against:**

None

**Staff final comments:**

None

**Public testimony for ZOA #16-06 closed at 6:59 p.m.**

Chairman Pacheco asked for a motion.

Vice-Chairman Morris moved to concur with the findings and conclusions in staff report ZOA 16-06 and forward a recommendation to City Council of APPROVAL of the request. Commissioner Rettig seconded the motion.

**Discussion:**

None

**The motion passed unanimously.**

**REPORTS, COMMENTS, OR DISCUSSION OF COMMISSIONERS AND STAFF**:

a. Comprehensive Plan 2017 Update Study Session – Transportation Element (Mr. Muai Power Point presentation).

b. Comprehensive Plan 2017 Proposed Work Plan – Mr. McCormick presented a spreadsheet of the proposed work plan and asked for Commissioner in-put for special meeting dates due to two meetings in January and one in February cancelled for holidays. Vice-Chairman Morris will be out of town January 23rd.

**VISITORS NOT ON AGENDA:**

**OLD BUSINESS**:

**NEW BUSINESS:**

**ADJOURNMENT**:

The meeting was adjourned at 7:25 p.m.

**Community Planning Department**
210 West 6th Avenue
Kennewick, WA 99336
Phone: (509) 585-4280
cedinfo@ci.kennewick.wa.us

# STAFF REPORT
# COMPREHENSIVE PLAN PERIODIC REVIEW

Date: January 23, 2017

To: City of Kennewick Planning Commission

From: Community Planning Department, Anthony Muai-AICP, Planner

## GROWTH MANAGEMENT ACT

The Washington State Growth Management Act (GMA) requires Kennewick to review and update, if necessary, its comprehensive plan and associated development regulations by June 30, 2017. Kennewick contracted with BERK to assist with public outreach and participation and to aid city staff with reviewing the comprehensive plan for consistency with existing plans, development regulations, countywide planning policies and changes to state law and to address changes in land use and population growth. The Washington State Department of Commerce's Periodic Update checklist was used during the review process to identify changes in state law and to ensure that the GMA requirements for comprehensive plans were adequately addressed.

## PUBLIC OUTREACH AND PARTICIPATION

Public participation is a key component of the comprehensive plan update process. This is an opportunity to inform residents, stakeholders and community partners about the update process. It is also an opportunity to learn from the community and to receive their feedback and input on planning issues in Kennewick. The feedback received has been used to update and strengthen the comprehensive plan.

Outreach included a joint City Council-Planning Commission workshop, two open houses, two internet surveys, several meetings with community stakeholders and multiple workshop sessions with the Planning Commission. In addition to these meetings a new webpage dedicated to the Comprehensive Plan update was created. The webpage gave background on the future of Kennewick based on the changing socio-economic landscape of the city. It also gave visitors to the page a way to review the current plan, take surveys about plan elements, and submit comments on the plan. Proposed goal and policy changes were also posted on the webpage as were the survey and outreach results.

Notices of meetings and open houses were published on the Comprehensive Plan update webpage, as well as the home page of the City's website, the City's Facebook and Twitter accounts and the Tri-City Herald. Notices were also emailed to over 7,500 citizens with email addresses on file with the City as well as stakeholders who distributed the notices to their agency/group members.

In addition to what has already been done, four public hearings with the Planning Commission will give additional opportunity for the public to comment on the plan. There will also be workshop sessions with the City Council prior to adoption of the update.

# UPDATING THE COMPREHENSIVE PLAN

## Vision

Much of the feedback received indicated that the community was generally supportive of the concepts in the comprehensive plan's vision statement, but there were many comments on the vision statement being too lengthy and not easily understood.

The current vision statement is comprised of four paragraphs that span over half a page. Public response to the current vision statement was that it was "way too wordy", "too long", and that it had "too many buzzwords and not enough meaning".

The proposed vision statement is significantly shorter and more concise than the existing. It seeks to capture what Kennewick embodies as heard from the outreach effort that was conducted.

Proposed Vision Statement

> *An exceptional quality of life, premier infrastructure, and sustainable vision make Kennewick an attractive place to live, do business and visit. Kennewick is welcoming, safe, family-friendly, and features a variety of housing options, employment opportunities and community activities and services. We are inclusive and value diversity, civic engagement and community partnerships. We encourage walkable and bikeable neighborhoods and convenient access throughout the city. Kennewick will continue to lead the way in creating a vibrant community and economy for generations to come.*

## Goals and Policies

Goals and policies in every element were reviewed based on feedback obtained from the public outreach effort. Many goals and policies remained unmodified because they aligned with what was heard during the public outreach effort. Several goals and policies were modified to provide strength and clarity to their respective elements. There are also several new goals and policies proposed that strengthen their respective elements and Kennewick's ability to achieve the city's vision.

Despite the proposed changes to the goals and policies of the plan, there are no major policy changes being proposed. All of the proposed changes strengthen existing goals and policies and provide clarity in how the plans vision is to be achieved.

## Inventories and Future Facilities

Previous editions of the Comprehensive Plan have included substantial inventories of all public facilities, proposed new facilities to meet the demands of growth, and funding sources to build the facilities. These same inventories, plans and funding strategies are contained within functional and operational plans that have already been adopted by City Council and that are updated regularly. Rather than reproducing this information and updating it annually with the city's annual update to the comprehensive plan, these plans are being incorporated and by reference to meet the requirements of GMA for capital facilities. This ensures consistency between plans and reduces the chance of error by

GMA for capital facilities. This ensures consistency between plans and reduces the chance of error by eliminating the need to update the same information in two different places. This change also removed many pages of technical data that are already contained in the functional plans allowing the elements of the comprehensive plan to focus more on the purpose of the elements as it relates to growth and planning.

The specific plans that are being incorporated by reference are:

- City of Kennewick Water Comprehensive Plan
- City of Kennewick Comprehensive Stormwater Plan
- City of Kennewick Transportation Element
- City of Kennewick General Sewer Plan
- City of Kennewick Comprehensive Parks and Recreation Plan

### Format of the Plan

There are two major formatting changes to Kennewick's comprehensive plan. The first change is the layout. Previous editions of the comprehensive plan were comprised of two volumes: the Executive Document and the Technical Document. During this update the two volumes were consolidated into one with the goal of streamlining the plan and focusing more on the desired outcomes of the plan rather than the technical details, all of which are contained in operational and functional plans that have already been adopted by the City Council.

The second major change to the plan was the aligning of goals with policies. The previous plans contained goals and policies for each element with no indication of how the goals and policies were related to each other. This alignment sets forth specific goals and establishes policies, specific to the goals, which guide the development of implementation measures to achieve the goal. Several new goals and policies have been drafted to strengthen the each element and the plan as a whole.

In addition to the major changes listed above, several images have been replaced and facts and figures have been updated to keep the plan current.

### Development Regulations

Because there was no major change in policy direction with this plan update, no development regulations are proposed to be added, modified or removed. The existing development regulations adequately address the goals and policies of the plan and fulfill the requirements set forth in GMA including requirements to protect shorelines and critical areas.

## CONCLUSION

The proposed updates are minimal in nature with regards to content and substance. The vision for Kennewick, as envisioned by the community, has been revised to capture the essence of the city's potential and path into the future. Goals and policies have been modified to strengthen the plan. Staff finds that the proposed updates to the Comprehensive Plan effectively address requirements set forth in the Growth Management Act and the Benton County Countywide Planning Policies.

Staff will provide a report for each element of the Comprehensive Plan to the Planning Commission during a series of public hearings. This staff report will be used at each hearing to provide background on the plan update. Specific elements of the plan will be attached for review and comment at each

hearing. At the conclusion of these hearings on each element, a final hearing will be held for the Planning Commission to make a recommendation to the City Council based on the proposed draft plan and testimony given during the public hearing.

## RECOMMENDATION

Planning Staff recommends that the Planning Commission formulate a recommendation on the Comprehensive Plan based on the proposed draft and additional testimony provided during the public hearings.

## EXHIBITS

Draft Capital Facilities Element
Draft Utilities Element

TEXT – Original text from Technical Document
TEXT – Original text from Executive Document

# CAPITAL FACILITIES ~~PLAN~~

~~RCW 36.70A.020 (12); RCW 36.70A.070; RCW 36.70.030; RCW 36.70A.120; WAC 365-195-315; WAC 365-195-070~~

## INTRODUCTION

~~The City's infrastructure is a complex system that runs the City and its civic activities. It is a complex network of roads, parks, water, sewer, phone, cable and electricity. It's efficiency makes the City operational, safe and livable. Quality of life in a community largely depends on the availability and efficiency of these facilities. Infrastructure facilities are not only strongest catalysts for growth, but important tools to guide growth in a planned manner by placing facilities where growth is expected to occur.~~

~~Strategic public investments in infrastructure are favorable for private investments and result in sound economic development. The City invests financial resources in order to offer transportation, utilities and recreational facilities to its citizens in a cost effective manner with acceptable levels of services. These facilities must be consistent with the State Growth Management Act and the community's vision.~~

~~This element of the Kennewick Comprehensive Plan addresses four basic areas of infrastructure: Capital Facilities, Transportation, Utilities, and Essential Public Facilities. Some of these facilities are offered by the City, and some others by different jurisdictions. Goals and policies in this document would mainly apply to the city-owned facilities; however, it also addresses how the City coordinates with other non-municipal service providers to achieve efficiency.~~

The Capital Facilities ~~Plan (CFP)~~ Plan (CFP) is a key component for local government planning that addresses services that are essential to a community and its ability to accommodate growth. These services are vital to the health, safety and general welfare of the community at large. Planning for these services enables Kennewick to ensure that adequate public facilities will be available consistent with the City's future land use plan, long-term vision and adopted service levels. By evaluating the need for services in conjunction with the future land use plan, Kennewick is able to make fiscally responsible decisions with the future in mind. ~~Capital facilities generally represent the basic infrastructure and key amenities for a community and that are provided by the public agencies. It generally includes water, sanitary sewer, storm water, solid waste management, streets, parks, police, and fire. Major public projects such as convention centers, city halls, and sports arenas also fall under the capital facilities category, since they provide important civic services to the community. Quality of life in a community largely depends on the availability and adequacy of these facilities.~~

~~Kennewick's Capital Facilities Plan (CFP) is a summary of the facilities that are being planned for the next 20-year growth projection. In general, capital facilities include water, sewer, storm water, solid waste management, streets, parks, schools, police, and fire. Other facilities such as public buildings and sports arenas are included in the overall framework of this document. Demand for public facilities is primarily identified based on the population forecast. The established Level of Service is multiplied by the projected population in order to quantify the demand. Availability of land and financing are the two major variables for public facilities. The City has been historically successful in securing resources in order to meet the major capital facilities need for the community. Kennewick plans to provide capital facilities based on the projected growth and adopted service levels.~~

TEXT – Original text from Technical Document
TEXT – Original text from Executive Document

In its delivery of services to citizens, Kennewick seeks to:

- maintain best management practices for all facilities at all levels of operations;
- take necessary steps to accommodate demands of growth on capital facilities;
- consider economic constraints of financing capital facilities;
- offer equitable distribution of physical and financial resources; and
- make environmentally conscious decisions.

~~The overall requirement of facilities to support the forecasted growth, such as water, and sewer are discussed in the following sections. The purpose of this Capital Facilities Plan is to integrate the City's Capital Improvement Plan (CIP) and capital budget decision process into one document in order to implement the Comprehensive Plan.~~

~~Kennewick's population is expected to grow from 74,665 in 2011 within the City limits to 93,286 by the year 2029 within the Urban Growth Area (UGA). This will be challenging for Kennewick for two reasons; accommodation of the additional growth within the City's available land area, and the provision of adequate services for the expected growth.~~

~~The Capital Facilities Plan is to be updated every two years with the biennial budget in order to ensure financial resources are consistent with the Plan. Major revisions will be done in 6 year cycles using sound fiscal policies to provide adequate public facilities consistent with the City's land use plan and long-term vision.~~

~~PURPOSE~~

~~By the year 2034, Kennewick's population is expected to reach 102,529. This would be a 26% increase of the City's existing official population of 76,410. One of the challenges to accommodate this growth is to make sure that there is adequate infrastructure to meet the civic needs for all residents. The CFP aims to use sound fiscal policies to provide adequate public facilities consistent with the City's land use plan and long-term vision. The purpose of the CFP is to create one comprehensive document that integrates the City's Capital Improvement Plan (CIP) and Budget in the Comprehensive Plan in order to make the Comprehensive Plan a reality.~~

## ~~STATUTORY REQUIREMENTS~~GROWTH MANAGEMENT ACT

### ~~DEFINING CAPITAL FACILITIES~~

RCW 36.70A.030(12) defines "Public facilities" as streets, roads, highways, sidewalks, street and road lighting systems, traffic signals, domestic water systems, storm and sanitary sewer systems, parks and recreational facilities, and schools. ~~Capital Facilities are related to concurrency requirements to ensure that facilities are available and adequate to serve developments.~~

~~RCW 36.70A.120 states that each jurisdiction planning under GMA is required to make capital budget decisions in conformity with its comprehensive plan. Two of the GMA planning goals are focused towards the Capital Facilities Plan:~~

~~Goal 1. Urban growth. Encourage development in urban areas where adequate public facilities and services exist or can be provided in an efficient manner.~~

TEXT – Original text from Technical Document
TEXT – Original text from Executive Document

~~Goal 12. Public facilities and services. Ensure that those public facilities and services necessary to support development shall be adequate to serve the development at the time the development is available for occupancy and use without decreasing current service levels below locally established minimum standards.~~

~~Within the GMA framework (RCW 36.70A.070), this document discusses the following:~~The Washington State Growth Management Act (RCW 36.70A.070) requires that comprehensive plans address capital facilities in the following manner:

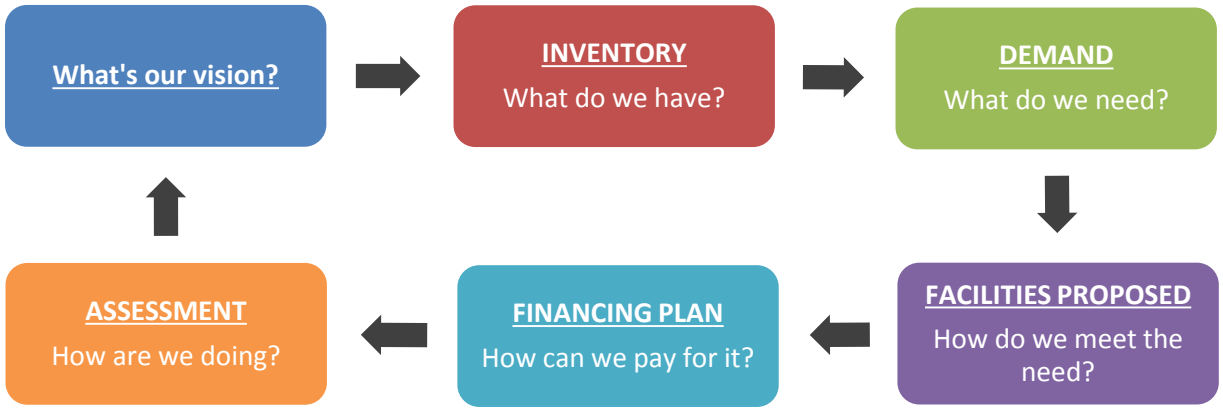
- Inventory of the existing facilities
- Forecast of the future needs for at least 20 year planning period
- Proposed location and capacities of the future needs
- Six-year financing plan, and
- Reassessment of the land use plan

In addition to the Capital Facilities Plan Element, Kennewick uses various adopted functional plans, the Transportation Improvement Program, the Capital Improvement Program and the Transportation Element of the Comprehensive Plan to meet the requirements of GMA as they relate to capital facilities.

## COUNTYWIDE PLANNING POLICIES

The Washington State Growth Management Act also requires consistency between Kennewick's capital facilities goals and policies and the Benton County Countywide Planning Policies. Of specific concern are policies 1, 3, 4 and 5 of the Countywide Planning Policies.

**CAPITAL FACILITIES PLANNING CYCLE**




# CAPITAL FACILITIES ~~ANALYSIS OF~~ INVENTORY

This section discusses the capital facilities ~~currently being~~that are provided ~~within~~ by the City ~~limits~~ of Kennewick, with the exception of public educational facilities. ~~It describes the locations of the facilities, their existing capacities and conditions.~~ The capital facilities that are provided by the City have their own specific comprehensive plans that examine the particular service in great detail. They include locations, capacities and future improvements for the

specific public facility. These plans are adopted by reference to meet capital facilities element requirements of GMA. Because of this, the discussion of each capital facility within the City's Comprehensive Plan will be brief. More specific information is contained in the associated plan for each capital facility discussed in this element.

## WATER

~~Water and sewer services are provided by the City of~~ Kennewick provides drinking water to approximately 80,986 ~~the~~ residents within the ~~City~~ city limits~~,~~ and ~~outside of City limits for areas that are included in the City's~~ Urban Growth Area (UGA). ~~Current service area includes the City limits and portions of the Urban Growth Area. Approximately 76,191 residents, City and non-City, were served by this water utility in 2010.~~Kennewick is the sole provider of drinking water with the exception of some private and community wells. The source of this drinking water comes from two (2) Ranney collectors and the Columbia River which is then treated at the City's Water Treatment Plant. Kennewick's water utility distributes water from these sources through a system twelve (12) storage facilities, 409 miles of pipe, ten (10) booster pump stations serving six (6) water pressure zones with over 23,800 connections to the system.

~~EXISTING SERVICES~~

~~Kennewick's per capita demand of water has been developed from the past trends. Per capita demand varies during the summer and winter days. The 2010 average demand of 147 gpcd has been calculated based on both winter and summer trends. The 2008 average demand during summer is 222 gpcd, and during winter is 94 gpcd. This per capita demand includes both domestic and non-domestic uses, including commercial and industrial usage in addition to unaccounted water due to leaks in the system *(Source: Municipal Services)*. The average daily demand for 2010 was 10.05 mg and the summer peak daily demand was 24.1 mg. The capacity of the present supply is 30 mgd. Which means during the peak summer day in 2010 the system was running at 80% capacity.~~

~~The Water System Plan also calls for source, storage and distribution capital improvements in response to expected growth patterns within the established Urban Growth Boundaries.~~

~~Source~~

~~The water supply for the City of Kennewick is provided by two Ranney Collectors (Nos. 4 and 5) and the Water Treatment Plant which treats water from the Columbia River. The total capacity is currently 30.0 million gallons per day (mgd). Ranney collectors 1, 2, and 3 were located in Clover Island but the infrastructure has been removed and they are no longer in service. Table-2 summarizes the location and capacity of the facilities.~~

~~The City has also acquired three low capacity wells that provide intermittent supply to small isolated water systems. These include Soccer Association Well (10 gallons per minute), Kiwanis Well (25 gpm), and the Columbia Park Campgrounds Well (70 gpm), all located in the Columbia Park.~~

~~Table 2: Existing Sources of Supply~~

| ~~KENNEWICK WATER SYSTEM SUMMARY OF SOURCES OF SUPPLY~~ | | | |
|---|---|---|---|
| ~~Names~~ | ~~Locations~~ | ~~Maximum Capacity (mgd)~~ | ~~Condition~~ |
| ~~Layton Park Wells~~ | ~~6th and Date~~ | ~~0.46~~ | ~~Transfered water rights to surface water at Columbia River sources~~ |
| ~~Aquifer Storage~~ | ~~W. 36th in~~ | ~~2.0~~ | ~~No water rights assigned,~~ |

| | | | |
|---|---|---|---|
| Reservoir (ASR) | Southridge Area | | aquifer testing ongoing with DOE |
| Ranney Collectors | | | |
| Nos. 1, 2, 3 | Clover Island | N/A | Abandoned |
| No. 4 | Columbia Park | 1.2 | |
| No. 5 | Columbia Park | 13.8 | Rehabilitation completed 2009 |
| Water treatment plant | 615 E Columbia Dr. | 15.0 | Plant expansion to 15 mgd was completed in 2007 |
| TOTAL | | 32.46 | |

*(Source: Kennewick Water System Plan 2002)*

Distribution and Storage

This water is distributed throughout the City through a system of water mains consisting of 391 miles of various diameters, pump/booster stations and storage reservoirs. The ability of the existing water system to provide service varies with the topography. Service is presently provided from a minimum service elevation of 340 to a maximum service elevation of 940 feet in five pressure zones.

Table 3: Existing Booster Stations

| KENNEWICK WATER SYSTEM<br>SUMMARY OF EXISTING BOOSTER STATIONS | | |
|---|---|---|
| Names/ Locations | Discharge Pressure zone | Maximum Capacity (gpm) |
| Golf Course (Kennewick Ave.) | 2 | 6,600 |
| 19th/ Olympia | 2 | 8,000 |
| 47th/ Olympia | 3 | 4,300 |
| 45th/ Olympia | 4.5 | 350 |
| 18th/ Kellogg | 3 | 4,550 |
| 54th/ Olympia | 4 | 2,600 |
| 28th/ Irving | 4 | 2,050 |
| 46th/Olson | 5 | 2,280 |
| Thompson Hill (construction in 2014) | 5 | 4,200 |

*(Source: Kennewick Water System Plan 2009)*

The City's storage system consists of nine ground level storage reservoirs located throughout the service areas in addition to the 0.31 million gallon clear well at the treatment plant. The location of the reservoirs is shown in the map, and the table-4 summarizes the capacity and pressure zones.

Table 4: Existing Reservoirs

| KENNEWICK WATER SYSTEM<br>SUMMARY OF EXISTING RESERVOIRS | | | |
|---|---|---|---|
| **Reservoir Location** | Capacity (mg) | Pressure Zone Served | Type of Reservoir |
| 19th & Olympia | 6.0 | 1 | Ground Level |
| 47th & Olympia | 5.0 | 2 | Ground Level |
| 18th & Kellogg | 10.5* | 2 | Ground Level |
| 54th & Olympia | 1.0 | 3 | Ground Level |
| 28th & Irving | 1.0 | 3 | Ground Level |
| S. Kansas | 4.0 | 3 | Ground Level |
| 47th & Olson | 1.0 | 4 | Ground Level |

TEXT – Original text from Technical Document
TEXT – Original text from Executive Document

| | | | |
|---|---|---|---|
| ~~Thompson Hill (in construction 2014)~~ | ~~3.0~~ | ~~4~~ | ~~Ground Level~~ |
| ~~* 10 mg concrete reservoir and 0.5 mg steel reservoir~~<br>~~** Service elevation limited to 876 ft elevation~~ | | | |

~~Existing Water Right and Other Sources~~
~~The City of Kennewick currently has a total water right for 16,200 ac-ft (14.46 mgd) of water in five separate certificates consisting of ground water and surface water.~~

The Cities of Kennewick, Richland, West Richland and Pasco have engaged in efforts for a regional approach ~~of~~ to water supply ~~in the Quad-Cities area~~. These four cities have developed a Regional Water Supply Plan to supplement their planning efforts and have been successful in acquiring a regional water right permit.

~~These cities have also entered into a Memorandum of Agreement that details how the Quad-Cities water right and related program will be managed and administered. This agreement began evaluating water system improvements with regional solutions when appropriate, and considers additional water source capacity to serve the common service boundaries.~~

The Cities of Kennewick and Richland have jointly developed and maintained a 16-inch metered water main intertie between their respective water systems. This intertie is located at the southwest intersection of Gage Boulevard and Steptoe Street. The purpose is to assure availability of an emergency water supply from one system to the other should either system fail~~s~~.

The City's adopted Water System Plan can be consulted for more detailed information about existing and planned facilities, service standards and program operations.

## SANITARY SEWER SYSTEM

~~The Kennewick Wastewater Treatment Plant (WWTP) is authorized by the Washington Department of Ecology to discharge treated wastewater to the Columbia River under the National Pollutant Discharge Elimination System (NPDES). The current permit became effective December 1, 2008 and expired November 30, 2013. The City is currently undertaking an update to the WWTP Facility plan and the new permit is expected to be issued upon approval of the plan.~~

~~Kennewick's WWTP currently is in compliance with its discharge permit. The current population served by this treatment facility in 2013 is estimated at 67,360, with the population of the entire service area at approximately 78,410. An estimated 11,050 people within the service area are using on-site sanitary sewer systems (septic tanks). Sewer service area map shows the areas within the Urban Growth Boundary currently served by the system.~~
The City of Kennewick is the sole provider of sanitary sewer services within the city limits and the adjoining urban growth area. 76,410 people are served by Kennewick's sanitary sewer system which serves an area of 20,047 acres or over 31 square miles. The system is comprised of 272 miles of gravity pipelines and 15 pumping stations. Gravity pipelines range from six (6) inches in diameter to 36 inches in diameter. An estimated 10,500 people within the service area currently utilize on-site septic systems to dispose of their wastewater.

~~EXISTING SEWER SYSTEM~~
~~City statistics indicate that the average amount of wastewater generated per capita for residential use in 2013 was 75 gallons per day. Presently, the average daily amount of wastewater generated by Kennewick is 5.05 million gallons per day. The wastewater~~

~~treatment plant has a design capacity for the maximum month average daily flow of 12.2 million gallons per day (mgd). Effluent from the plant is discharged to the Columbia River.~~

Kennewick's sewer and wastewater system is composed of two basic steps: collection and treatment. Wastewater collection provides for the collection and treatment of the community's wastewater. There are fifteen (15) sewage lift stations throughout the collection system. Sewage lift stations are used to collect sewage from low elevation sewer drainage areas and pump the sewage up to the main sewer collection system, so the sewage can gravity flow to the Wastewater Treatment Plant.

The City's adopted General Sewer Plan can be consulted for more detailed information about existing and planned facilities, service standards and program operations.

~~Existing wastewater treatment facilities are shown in the following table.~~

~~Table 5: Wastewater Treatment Facilities~~

| ~~FACILITY~~ | ~~LOCATION~~ | ~~CAPACITY~~ | ~~YEAR BUILT~~ |
|---|---|---|---|
| ~~Main Plant~~ | ~~416 N. Kingwood Street~~ | ~~12.2mgd max./month~~ | ~~1952~~ |
| ~~Aerated Pond #1~~ | ~~East of Burlington Northern Railroad north of E. 3rd~~ | ~~42 million gallons~~ | ~~1972~~ |
| ~~Aerated Pond #2~~ | ~~Same~~ | ~~38 million gallons~~ | ~~1972~~ |
| ~~(2) High rate treatments ponds~~ | ~~Same~~ | ~~3 million gallons each~~ | ~~1999~~ |
| ~~(7) Secondary Clarifiers~~ | ~~Same~~ | ~~100'x 28'x 8'~~ | ~~(2) 1952~~<br>~~(2) 1972~~<br>~~(3) 1999~~ |
| ~~(2) Intermediate Clarifiers~~ | ~~Same~~ | ~~0.67 million gallons~~<br>~~1.27 million gallons~~ | ~~(1) 1996~~<br>~~(1) 2011~~ |

~~RELATIONSHIP BETWEEN WATER SYSTEM AND SEWER SYSTEM~~

~~In general, the City's sewer system serves the same area as the water system. The majority of the City's wastewater is generated as the by-product of the domestic use. Water use contributes to wastewater flows through residential sewage uses, industrial discharges and also as infiltration where domestic water is used for irrigation. Commercial/Industrial water usage is approximately 28% of total water consumption. Wastewater flows follow domestic water demands in a cyclic pattern throughout the year, although not to the extremes of the water demand. This increase in wastewater flow is associated with infiltration and inflow into the sewer system due to domestic and irrigation water use, Lawn overwatering and irrigation canal and pipe leakage increase groundwater levels in the summer months. This seasonal increase in groundwater levels increases sewage flows by an estimated 0.4 million gallons per day.~~

~~Water uses can have detrimental effects on the operation of the wastewater system. The Water Treatment Plant has the potential to discharge high levels of solids directly to the Wastewater Plant from its filter backwashing operations. This process is monitored closely to minimize the solids loading. Draining of pools and reservoirs into wastewater facilities has the potential to increase chlorine and other potentially harmful chemical levels in the waste stream~~

~~to the point of affecting biological activity in the Sewer Lagoons. Industrial water discharges also have the potential to increase solids, metals, BOD and chemical concentrations in the waste stream to harmful levels.~~

~~Domestic water can also have positive influences on wastewater facilities and operations. Water can dilute potentially high concentrations of wastewater contaminants down to safe levels before reaching the treatment plant. Limiting the direct water connections to the wastewater stream (cross connection control programs) has improved the water safety. Industrial water use monitoring has identified potential wastewater discharge problems. Implementation of Kennewick's Wellhead Protection Plan is protecting water at its source by identifying potential impacts to water quality. This planning for the protection of aquifers has led to the reduction of septic systems, which in turn puts more of the wastewater under municipal control. A keener awareness in water quality has led to an overall improvement of wastewater facilities and operational accountability and quality.~~

## SURFACE AND STORM WATER FACILITIES

~~SUMMARY OF THE DRAINGAGE SYSTEM~~

The City's storm water and drainage system is comprised of 6,138 catch basins in a network of 83 miles of piped storm sewers and open ditches, and three regional outfalls to the Columbia River. Incorporated with this regional drainage system, the City owns and operates an additional 2000 public infiltration facilities (drywells), and associated inter-conveyance pipes, that accepts 75% of the areas surface water discharges. ~~(*Source: Kennewick Comprehensive Storm Water Plan*).~~

The drainage system also contains one local detention pond, three local retention facilities, and four regional storm water detention/water quality treatment facilities. The City-owned surface water facilities are complemented by numerous on-site infiltration facilities constructed by the landowners of commercial and residential developments, and private streets.

In addition to the City-owned facilities, several major drainage facilities are owned and operated by the Army Corps of Engineers including:

- About six-mile of levees along the south shore of Columbia River (Lake Wallula)
- Stabilization of the level of Wallula Lake through operation of McNary Dam
- The Zintel Dam, and
- A regional pump station at Duffy's pond

Benton County also operates Elliot Lake detention facility ~~that is currently within the City's UGA~~ located in Southeast Kennewick.

The City's drainage system is integrated with three or four tiers of irrigation canals, owned and operated by Kennewick and Columbia Irrigation Districts. These canals provide regional detention during the high rainfall events, by collecting the excess surface water runoff when the capacity of local drywell is exceeded. This integrated operation helps prevent localized flooding throughout the City.

The City's adopted Comprehensive Stormwater Plan can be consulted for more detailed information about existing and planned facilities, service standards and operation levels.
~~In Kennewick, surface water mostly infiltrates into the ground via drywells. During the peak rainfalls, rainfall exceeding the capacity of the infiltration capabilities of the ground results into surface water runoff based on the topographic condition. Map-3 indicates the drainage basins and existing drainage conditions within the UGA.~~

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~~CONDITION~~
~~Due to the hot-arid climate, the region is less likely to experience flooding from heavy rainfall. However, seasonal flooding can be experienced due to a combination of rain, snow, frozen ground and warm Chinook winds. The seasonal flooding associated with Columbia River was curtailed with the construction of McNary Dam (Wallula Lake) on the Columbia River on 1952. Since the construction of the dam, additional levees and pump stations have been constructed along the south shore of the Columbia River to provide further flood protection. The levees and pump stations also collect local storm water runoff within the City and discharge into the river. Zintel Canyon Dam was constructed in 1995 by the United States Army Corps of Engineers (USACE) as a flood control structure to detain runoff from the Horse Heaven Hills. At present, the system is running at a satisfactory level with some regular operation maintenance. Few drywells have been identified in the City's Storm Water Maser Plan that drain slowly causing backup and local ponds during the larger storm events.~~

## FIRE & EMERGENCY MEDICAL SERVICES

The City of Kennewick Fire Department (KFD) is City-owned and operated, and employ`s ~~79~~84 personnel. ~~(54.75 funded by the general fund, 21.75 funded by the medical services fund, 1 funded by the building safety fund, 1 funded by the Kennewick School District and .5 from multiple agencies by the medical program director funding). The Kennewick Fire Department~~KFD ~~is responsible for delivering~~provides fire ~~protection~~suppression services, Emergency Medical Services (EMS) and fire prevention, investigation and code enforcement services for the City of Kennewick. KFD also provides~~and~~ Advanced Life Support (ALS) EMS services to a 300 square mile area of rural Benton County Fire District #1. ~~-~~Additionally, KFD provides mutual and automatic-aid assistance in support of community emergency response needs with other adjacent departments and fire districts including Richland Fire Department, Pasco Fire Department, Benton County Fire Protection District #1 (comprised of areas located between Finley and Badger Canyon), and Benton County Fire Protection District #6 (stretching roughly 30 miles south of Kennewick, near the Washington-Oregon border).~~Other adjacent cities and fire districts such as the cities of Richland, Pasco and Benton County Fire Protection District #1 provide mutual and automatic aid in support of the community emergency response needs.~~ In ~~2013~~2015, ~~the Department~~KFD responded to a total of ~~8,186~~9,365 calls (3,535 Advanced Life Support, ~~6,278~~2,154 Basic Life Support, 1,081 Other EMS, and ~~187~~ 2,595 Fire~~, and 1,721 other calls for service~~).

~~The City of Kennewick~~KFD currently operates out of ~~four~~ five (5) fire stations located within the 28.1 square miles of the City. ~~Along with the~~In addition to our ~~four~~ five fire stations, the City of Kennewick jointly owns and operates a central training facility with Benton County Fire District 1, ~~(1811 S. Ely Street)~~ located at 1811 S. Ely Street. The facility was constructed in 2004 using a combination of agency personnel and contractors. This facility consists of an administration building with a large classroom and offices, a three-story fire training tower, and a two-story support building.

The Department has several long-standing ~~running management~~ programs ~~and systems~~ in place to help mitigate emergency incidents. ~~Three of the systems~~ These include ~~the Mutual~~ mutual and ~~Automatic~~ automatic ~~Aid~~ aid agreements between local jurisdictions and local communities, and the Pre-Hospital Mass Causality Incident (MCI) plan. The City also has joint purchase and equipment share agreements in place with the City of Richland and Benton County Fire District 1.

### INVENTORY OF FIRE FACITLITIES

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~~The four stations are strategically placed around the City at the following locations: 600 S. Auburn (Station 61), 414 N. Morain (Station 62), 7400 W. Quinault (Station 63), and 2620 W. 27th Avenue (Station 64). The station locations are predetermined by the response area and proximity to a major intersection or thoroughfare. This predetermined placement allows for a rapid response in all directions. For optimal coverage, fire stations should be located roughly 2 to 3 miles apart.~~

| FACILITY NAME | YEAR BUILT | APPARATUS BAYS | EQUIPMENT IN SERVICE | NORMAL STAFFING |
|---|---|---|---|---|
| Station #~~6~~1 | 1977 | 4 | 2-Type 1 Engines<br>1-ALS Medic Unit<br>1-~~Type 6 Engine~~Utility Pick-up | ~~5~~3 |
| Station #~~6~~2 | 1994 | 4 | 1-Type 1 Quint<br>2–ALS Medic Units<br>1-Type 3 Engine<br>1–Command Vehicle | 6 |
| Station #~~6~~3 | 1979 | 3 | 1-Type 1 Engine<br>1-ALS Medic Unit | 3 |
| Station #~~6~~4 | 1994 | 2 | 1-Type 1 Engine<br>1-ALS Medic Unit | 3 |
| Station #5 | 2016 | 4 | 1-Type 1 Engine<br>1-ALS Medic Unit | 3 |
| Fire Training Center | 2004 | None | ~~None~~2 – Command Vehicles | ~~1, 40 Hour Staff~~3 |
| Fire Prevention Division (City Hall) | 2015 | None | 3 - Command Vehicles | 5 |
| Fire Administration ~~Center~~Offices (KPD) | ~~Leased~~2015 | None | ~~3~~2 - Command Vehicles | ~~4.5, 40 Hour Staff~~3 |

~~In 2008, the Department signed into a Master Interlocal Agreement to collaborate with the Richland Fire Department, Benton County Fire Districts 1, and 4 in a Joint Fire Administration Center (FAC) (8656 W. Gage Blvd.). This facility currently houses 15 administrative staff for all four agencies. The current lease for the FAC is on a month to month schedule for 2013. The fire agencies are exploring the possibility of constructing a new fire administration facility in a central location. It is more important than ever that the fire service be accountable to our community for innovative and collaborative efforts that leverage area wide resources to provide the greatest benefit to our citizens.~~

## POLICE AND LAW ENFORCEMENT

The City of Kennewick's Police Department is City-owned and operated. There are ~~93~~ 97 commissioned officers and 14 support personnel. The Department covers the corporate City limits with all areas beyond served by the Benton County Sheriff's office. The three county islands within Kennewick City limits are also served by the Sheriff's office.

The Police Department is located south of City Hall at 211 W. 6th Ave. This new building was opened in May of 2008. The building contains offices and meeting rooms only, with court services provided by the County facility. Police calls for service decreased from 109,555 in 2008 to ~~97,677~~89,971 in ~~2013~~2015. During the same time period the City's population has grown to ~~76,410~~79,120.

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## SCHOOLS

The Kennewick School District (KSD) serves the City of Kennewick by providing primary and secondary education services. KSD boundaries cover over 299 square miles and serve not only Kennewick, but portions of Richland and Unincorporated Benton County. Currently there are is one (1) pre-school, fourteen fifteen (15) elementary schools, four five (5) middle schools, three three (3) high schools and one skills centersix (6) alternative and choice schools serving the residents of the district. As of October 1, 2016 total enrollment was 17,795 students.

The Kennewick School Districts Capital Facility Plan can be consulted for more detailed information including a detailed inventory of facilities, program standards, future facility needs and funding for new facilities.

Table 9: School Inventory

| ELEMENTARY SCHOOLS | YEAR BUILT (REMODELED) | GROSS BUILDING AREA | SITE AREA |
|---|---|---|---|
| Amistad | 1992 | 44,473 | 11.7 |
| Canyon View | 1978 ('09) | 50,354 | 13.0 |
| Cascade | 1982 | 42,854 | 11.05 |
| Cottonwood | 2010 | 50,899 | 12.82 |
| Eastgate | 1952 ('85, '90) | 45,554 | 16.95 |
| Edison | 1960 ('77, '01) | 46,806 | 14.5 |
| Hawthorne | 1956 ('95) | 44,965 | 15.0 |
| Lincoln | 1983 | 42,854 | 10.0 |
| Ridge View | 1993 | 44,473 | 10.0 |
| Southgate | 1978 | 42,854 | 11.0 |
| Sunset View | 1981 | 42,854 | 10.0 |
| Vista | 1961 ('66, '98) | 44.894 | 11.55 |
| Washington | 1957 ('95) | 44,965 | 15.2 |
| Westgate | 1952 ('84) | 40,676 | 12.0 |
| TOTAL | | | 174.72 |
| MIDDLE SCHOOLS | | | |
| Desert Hills | 1977 | 88,362 | 20.0 |
| Highlands | 1959 ('66, '94) | 92,290 | 20.5 |
| Horse Heaven Hills | 1993 | 88,500 | 30.0 |
| Park | 1963 ('99) | 96,837 | 30.0 |
| TOTAL | | | 100.5 |
| HIGH SCHOOLS | | | |
| Kamiakin | 1970 ('81, '04) | 228,987 | 30.0 |

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| | | | |
|---|---|---|---|
| ~~Kennewick~~ | ~~1951 ('81, '91)~~ | ~~235,530~~ | ~~27.0~~ |
| ~~Tri-Tech~~ | ~~1981 ('07)~~ | ~~66,033~~ | ~~10.5~~ |
| ~~Southridge~~ | ~~1996~~ | ~~254,542~~ | ~~50.0~~ |
| ~~TOTAL~~ | | | ~~117.5~~ |

# CAPITAL FACILITIES PLANNING

## ~~LAND USE AND POPULATION~~ GROWTH PROJECTIONS

The population of Kennewick's 20-year Urban Growth Area is expected to reach ~~102,529~~112,044 by the year ~~2034~~2037. ~~–~~ This would be a ~~24~~41% increase of the City's existing population of ~~77,700~~79,120. ~~–~~ ~~The combined population within the City limits, and population receiving City utilities within the UGA is currently 76,191.~~ It is important to ensure that Kennewick has adequate land inventory to accommodate the additional ~~24,829~~32,924 people ~~(102,259-77,700)~~ in terms of both land use and infrastructure needs. Providing adequate infrastructure begins with public facilities and ensuring that they are in place at the time of development or there is a financial commitment in place to provide them, and that they provide adequate service to the new and existing residents and businesses. This is referred to in GMA as "concurrency" and "level of service" (LOS).

The Capital Facility Plan is updated annually with the Comprehensive Plan. The Capital Improvement Plan (CIP) is updated biennially with the City's budget, though amendments to the CIP may often occur throughout the biennium. This is ensures that the City is prioritizing funding for needed infrastructure projects to support growth as well as maintenance and upgrades to ensure the desired levels of service for existing residents and businesses.

~~Based on the Table-8 (Projected Housing Needs) of the Housing section in the Land Use Element, Kennewick will require an additional 3,821 acres of residential land in order to meet the housing need for the additional population by the year 2034. Currently the UGA has 6,803 acres of vacant and underdeveloped residential land. Subtracting 3,821 acres from 6,803 undeveloped acres leaves a surplus of 2,983 undeveloped residential acres, which indicates an adequate base of land to meet the future needs.~~

~~Table 13: Land Availability for Residential Use~~

| ~~Population Increase from 2013 to 2034~~ | ~~Residential Acres needed for Anticipated Growth~~ | ~~Residential Acres Vacant and Underdeveloped in 2013~~ | ~~Residential Acres Surplus after 2034~~ |
|---|---|---|---|
| ~~+26,119~~ | ~~+3,821~~ | ~~6,803~~ | ~~2,983~~ |

## ~~POSSIBLE DISTRIBUTION OF GROWTH~~

~~Out of the additional 26,119 people projected by the year 2034, the adopted Southridge Sub-Area to the southwest of the City is anticipated to accommodate approximately 17,300 people in the next 25 years. The Southridge Sub-Area Capital Facilities Plan details out the facilities required for this area. Water and sewer facilities are planned for this area and are discussed in the Water and Sewer sub-sections in the Capital Facilities Plan. The rest of the growth for a population of 8,819 (26,119 – 17,300) would be accommodated in the vacant, and undeveloped lands throughout the City; some growth already exist in the City's UGA that is~~

currently outside the City limits. Areas that are most likely to accommodate this future growth are, Hansen Park, Inspiration Estate, Southridge Estates, Sage Crest, SouthCliffe and Canyon Ranch.. Growth would also occur as infill developments throughout the City.

With the projected growth, additional land is also needed to provide for infrastructure facilities. According to the 2013 land use table, 484 acres of land are developed and used for capital facilities. There are 40 acres of undeveloped land identified for capital facilities.

Table 14: Per Capita Land for Capital Facilities

| Year | Population currently served in the UGA | Acres zoned for Capital Facilities (City Limits) | Developed Acres zoned Capital Facilities (City Limits) | Undeveloped Acres zoned Capital Facilities | Per Capita Use: Developed Acres |
|---|---|---|---|---|---|
| 2013 | 76,410 | 524 | 484 | 40 | .0069 |

Table 15: Land Availability for Capital Facilities

| Increased Population (102,529-76,410) | Per Capita Land Use: Developed Acres | Additional CFP Land Required by 2034 | Available | Surplus |
|---|---|---|---|---|
| 26,119 | .0069 | 180 | 40 | 0(-140) |

## CONCURRENCY

WAC 365-195-510

# INTRODUCTION

Local governments are responsible for ensuring that adequate public facilities are in place to serve new growth. These public facilities must be able to provide an acceptable level of service to new growth without diminishing service to existing users below acceptable levels. should provide public facilities based on the concurrency requirements. "Concurrency" according to WAC 365-195-210 means that adequate public facilities are available without decreasing the levels of services when the impacts of development occur. This is referred to as "concurrency" in GMA. GMA Concurrency is mandated requires concurrency for transportation facilities and encourages local governments to . Other public facilities should also be considered for concurrency requirements for other public facilities. The list of such additional facilities should be locally defined (WAC 365-195-070 (3)). It is recommended under the GMA guidelines that at least domestic water and sanitary sewer systems be added to the concurrency list and be applicable within the urban growth areas. Existence of adequate supply of potable water is also required before issuing a building permit according to WAC 365-195-825.

Two options describe are available to meet the concurrency and LOS requirements:;
1) Facilities facilities must be in place at the time of development; or .
2) a financial commitmentFacilities must be is in place to complete the improvements or strategies within six-years of the development.

Based on the state mandates and guidelines, The City of Kennewick has determined categorized the following facilities be considered as Capital Facilities under the Capital Facilities Plan. Ffor concurrency and financing purposes, the following in the following manner:category table and category definition will be used.

Category 1 - Definition

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*A public facility or service owned and operated by the City of Kennewick that is in place at the time when the impact occurs. For transportation, there is at least a financial commitment in place to provide the service within six (6) years. All Category 1 capital facilities are subject to City of Kennewick GMA concurrency requirements.*

Category 1 capital facilities are:

- Sewer
- Streets
- Water

Category 2 - Definition

*A public facility or service, owned and operated by the City of Kennewick, which is not required to be either in place or have a financial commitment at the time of development, and for which goals and policies have been adopted, six-year capital facilities have been planned, and funding needs have been projected.*

Category 2 capital facilities are:

- Emergency medical services
- Fire protection services
- Parks
- Police services
- Stormwater facilities.

~~Table 1: Category Table~~

| ~~Category 1~~<br>~~Locally provided GMA concurrent facilities/ LOS required~~<br><br>~~Concurrency at the time the impact occurs; 6-year plan for transportation.~~ | ~~Category 2~~<br>~~Locally provided, GMA concurrency not required/ LOS or Planning Assumptions~~<br><br>~~General financing plan/ commitment must be in place; City monitors.~~ |
|---|---|
| ~~• Streets, roads~~<br>~~• Water~~<br>~~• Sewer~~<br>~~•~~ | ~~• Parks~~<br>~~• Storm water facilities~~<br>~~• Solid waste management~~<br>~~• Police~~<br>~~• Fire~~<br>~~•~~ |

~~Public facilities other than transportation can be locally identified for concurrency purposes. After reviewing all of the capital facilities required for growth under City control, the City of Kennewick has determined that streets and roads, domestic water, and sanitary sewers are Category 1 capital facilities and will be subject to the concurrency requirements.~~

~~Streets and roads are included under this category as a result of both the requirements of the Growth Management Act (RCW 36.70A.070(6)(b)) and because of concerns relating to traffic congestion and safety. Sewer and water are included because of both the requirements and recommendation of WAC 365.195.070(3) and because of their critical relationship to public health and safety, and environmental quality.~~

~~Category 2 - Definition~~

TEXT – Original text from Technical Document
TEXT – Original text from Executive Document

~~*A public facility or service, owned and operated by the City of Kennewick, which is not required to be either in place or have a financial commitment at the time of development, and for which goals and policies have been adopted, six-year capital facilities have been planned, and funding needs have been projected.*~~

~~The City has determined that fire protection, law enforcement, parks and recreation, solid waste management and storm water facilities are all Category 2 capital facilities. For fire protection, this decision is based on the ability of current laws to assure that new growth will meet minimum fire protection standards. For the remaining facilities and services, it is based on the range of acceptability in service levels for these facilities, and the less quantifiable impacts these facilities have directly on public health and safety. It is the City's intent that these capital facilities will be funded as part of the ongoing adopted capital facilities budget of the City of Kennewick. This budget process, upon approval of the City Council, will become the funding level for these facilities.~~

Other Services

~~Public schools~~O~~O~~ther non-city owned facilities such as irrigation water ~~(KID & CID)~~, telephone, cable, electricity and natural gas services are discussed in the Utility section of the Comprehensive Plan. ~~The City has been and will be working with these service providers to ensure that the residents receive acceptable levels of services as growth occurs., although~~ Although an important factor for growth, these utilities have not been included in the capital facilities list for concurrency. ~~However,~~and no level of service standards have been established for them. The City has ~~been~~, and will continue to ~~be~~ work~~ing~~ with these service providers to ensure that the residents receive acceptable levels of service~~s~~ as growth occurs.

Schools

The Kennewick School District (KSD) operates under ~~their own~~ specific state guidelines for serving the community. ~~—~~ Similar to the city, ~~School district~~ KSD ~~operates with a~~maintains a ~~five-year~~ capital ~~improvement plan~~ facilities plan ~~in order to be eligible to secure state funding~~that inventories existing facilities, projects future needs and identifies funding to serve growth.~~.~~

~~Kennewick School District completes a five-year projection for school going age cohort based on the number of births and current enrollments within the District. Once the projection is done, the District becomes eligible for state matching construction funds when the projection indicates an acceptable student population for a new school. The School District therefore, offers services after the growth occurs, rather than prior to or concurrently with growth.~~

~~GMA defines concurrency to mean that needed improvements for water, sewer, and transportation are in place at the time of development; or in the case of transportation, that a financial commitment exists to complete the improvements within six years.~~

## ~~STANDARD FOR CONCURRENCY~~

~~There must be a baseline standard established to use when evaluating the anticipated impacts of new development to determine if concurrency can be met. The minimum performance level acceptable has been chosen as the baseline, and is defined as the level of service (LOS). Levels of service should be realistic. Setting them too high could result in little or no growth, and would be contrary to GMA. Setting them too low could cause unnecessary requirements, or mitigation, for a developer.~~

The LOS for water and sewer is the consumption per capita per day. In the case of transportation, the LOS is established for intersections. New development cannot decrease either of these established LOS below the minimum standards as shown in the following tables.

Table 1: LOS For Transportation

| | LOS |
|---|---|
| Signalized Intersections – Existing | Level of Service "D", Level of Service "E" for intersections along Columbia Center Blvd. |
| Unsignalized Intersections or Driveways (Minor Street Approach) | Level of Service "E" |
| Signalized or Unsignalized Intersection with Second Site Access Point within ¼ mile having a LOS "D" or better" | Level of Service "F" |

Table 2: LOS For Water & Sewer

| | LOS |
|---|---|
| Domestic Water | 170 gallons per capita per day |
| Domestic Sewer | 120 gallons per capita per day |
| Commercial or Industrial Water & Sewer | Per Water & Sewer System Plan |

The City will review projects for transportation concurrency if they would expect to increase the demand for transportation facilities by 50 or more peak hour trips per day, if they will decrease the existing LOS shown in Table 1, if the proposal is a preliminary plat of nine or more residential lots, or if they are Tier II or Tier III site plans (projects exceeding 1,500 square feet in area or multi-family dwellings of 3 or more units).

The City will review projects for water and sewer concurrency if the project would increase the demand for potable water and/or sewer requirements above the LOS shown in Table 2.

## OPTION FOR TRANSPORTATION CONCURRENCY

Meeting transportation concurrency is important because GMA states that without it, a proposal must be denied. Beyond having a financial commitment to complete the required improvements within six years, the applicant does have two additional options to avoid denial of a proposal.

- Amend the submitted application to reduce the capacity improvements that would be needed to maintain the adopted LOS; or
- Provide additional capacity for transportation facilities.

The City's traffic engineer, or designee, is the appropriate person to contact for review and final decisions on these options.

## LOCAL IMPLEMENTATION

Guidance for the review and processing of project concurrency is established in the Kennewick Administrative Code and the Kennewick Municipal Code, specifically:

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~~KAC 13-08-030(5): Design Level-of-Service~~
~~KMC Section 4.12.055: Project Concurrency~~
~~KMC Chapter 18.51: Amendment and Appeal~~

## ~~SEPA & MITIGATION~~

~~A land use application that triggers a concurrency review is not exempt from SEPA (State Environmental Policy Act) if it would normally be required for the application. The concurrency review, however, is an administrative action of the City and it is categorically exempt from SEPA review.~~

~~During the land use approval process, additional mitigation may be required even though the project does not trigger a concurrency review.~~

~~CONCURRENCY~~

## LEVEL OF SERVICE (LOS)

The City establishes certain Levels of Service~~s~~ (LOS) standards in order to ensure that adequate facilities are available at a consistent level. LOS describes the amount, type or quality of facilities that are needed to meet the City's desired standard. Because these levels of service dictate the quality of the facilities that the community desires, they can be raised or lowered to meet the desires of the community. ~~Level of Service~~LOS is closely tied with concurrency requirements~~.~~ in that in order to meet concurrency requirements, the impact of growth on existing facilities must be such that the LOS does not drop below the adopted standard. This means that new growth is responsible for bearing the weight its impacts by upgrading or installing facilities to keep the LOS at or above the adopted standard.

~~"Concurrency" according to WAC 365-195-210 means that adequate public facilities are available without decreasing the levels of services when the impacts of development occur. Concurrency is mandated for transportation facilities. It is also recommended under the GMA guidelines that at least domestic water systems and sanitary sewer systems be added to the concurrency list and be applicable within the urban growth areas.~~ The City has established mandatory LOS for "category one" facilities. This includes transportation, water and sewer. Transportation LOS is discussed into greater detail under the ~~transportation~~ Transportation ~~subsection in the Infrastructure~~ Element. The City's LOS standards for "category two" facilities serve as a tool to monitor the existing service and forecast future needs. This includes fire response, EMS, law enforcement, parks, schools and stormwater.

## ~~BEST MANAGEMENT PRACTICE~~

~~Best management practice in operation and resource utilization greatly impacts the LOS of any facilities. For example, the Water System Plan promotes water conservation by raising awareness among citizens regarding water usage, repairing leaks in the system, and using efficient equipment and proper maintenance. Water intertie between Cities of Kennewick and Richland assure availability of an emergency water supply from one system to the other should either system fails.~~

~~The three City Fire Departments and five local Fire Districts work closely together in supporting each other when help is needed. Through well-established mutual aid and auto aid agreements the fire/EMS agencies are able to assist in a manner that provides coverage to the entire Tri-Cities community.~~

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TEXT – Original text from Executive Document

~~The transportation system also has an effect on the LOS of fire and Emergency Medical Services (EMS). In order to keep response times to a minimum, the Fire Department depends on an efficient and well-maintained transportation system. Proper planning of future and existing street networks in conjunction with fire station placement will reduce the need for additional stations without increasing the response time. In addition, a well-planned and maintained transportation system provides the critical infrastructure for community emergency evacuation during an emergency.~~

Table 1~~0~~: Level of Service

| Facility or Service | Level ~~O~~of Service |
|---|---|
| Domestic Water | 170 gallons per capita per day |
| Domestic Sewer | 120 gallons per capita per day |
| Commercial or Industrial Water & Sewer | Per Water & Sewer System Plan |
| Stormwater Detention | 25 year storm |
| Transportation | Signalized Intersections (Existing) -~~—~~ Level of Service "D", Level of Service "E" for intersections along Columbia Center Blvd.<br><br>Unsignalized Intersections or Driveways (Minor Street Approach) - Level of Service "E"<br><br>Signalized or Unsignalized Intersection with Second Site Access Point within ¼ mile having a LOS "D" or better" - Level of Service "F" |
| Fire Response | 6 minutes response time for 90% of events |
| Emergency Medical Response | 5 minutes response time for 90% of events |
| Law Enforcement | ~~1.38~~1.30 officers per 1000 population |
| ~~Parks and Recreation~~<br>Park Land | 3 acres of parkland per 1,000 population |
| Schools | As established by the Kennewick School District Capital Facilities Plan:<br>• Elementary School (K-3): 102 square feet/student; 22 Students/Class<br>• Elementary School (4-5): 102 square feet/student; 25 Students/Class<br>• Middle School (6-8): 116 square feet/student; 28 Students/Class<br>• High School (9-12): 141 square feet/student; 28 Students/Class |

## ~~WATER~~

~~The City's demand forecast for water has been based on the population projection as indicated in the Water System Plan. The service area takes the entire Urban Growth Area (UGA) into account while projecting the population. For planning purposes, the service population figure of 75,828 is used for the year of 2015 in Kennewick Water System Plan completed in 2009.~~

~~Existing and proposed land designations determine the activities and the resulting required water needs that must be available to accommodate growth and allow development to occur. Water needs vary based on the types of residential development, and are different for commercial and industrial areas, schools and public facilities. Approximately 53% of the Kennewick Water Utility service area is residential development, 10% is designated as commercial and 3% is designated as industrial. Parks, schools, other public facilities, open space, agriculture, and right-of-ways compose the remaining 34%. The demands in residential areas are based on the type of housing; single family or multi-family, with an important variable~~

being if irrigation service is provided to the customer. Needs for commercial, industrial, schools, and other public facilities are determined using a formula of gallons per day per 1,000 square feet of building size. Park demands are determined using the size of the park in acres. These figures are influenced by the seasons, with summer water usage almost consistently double that of winter.

Presently the average daily water use is 10.0 million gallons within the Kennewick service area. Projections of future needs indicate an average daily demand of 13.5 million gallons by the year 2015, with 19.2 million gallons needed by 2029. Kennewick has obtained water rights from the Washington State Department of Ecology in five separate certificates. The total annual water right currently is 16,200 acre-feet that convert to 14.46 mgd of average daily demand. The City would reach the current water rights in the year 2031 given continued growth trends and no additional major industrial demand increases.

Table 16: Projected Annual Demand for Water

| Year | Projected Service Population | Annual Demand | |
|---|---|---|---|
| | | mgd | Acre feet per year |
| 2015 | 75,828 | 13.53** | 15,164** |
| 2021 | 83,117 | 15.64** | 17,527** |
| 2025 | 88,361 | 17.44** | 19,541** |

*** Includes major industrial demands that were projected in the current Water System Plan.*

PROPOSED FACILITIES

The City recently completed an expansion of the water source capacity in order to respond to the expected growth projections. The capacity of the Water Filtration Plant was increased as part of rehabilitation project that replaced the original filter basins with a membrane filtration system. The plant is now capable of producing 15 mgd. The City's source capacity has been increased from 21.5 mgd to 30.0 mgd, which is approximately 80% of the 2010 peak water demand. The Quad-Cities water right permit will provide the region with the development of an ultimate water right of 178 cubic feet per second or 96,619 acre-feet per year through the year 2051.

Following table indicates proposed facilities for storage and distribution system improvements through the year 2018.

Table 17: Proposed Storage and Distribution System Improvements

| Reservoir – New and Upgrades | Location |
|---|---|
| Zone 4 – Additional 3 M gallons | East of Thompson Hill |
| Booster Stations | |
| Zone 5 - New | Thompson Hill |

*Source: Kennewick Water System Plan; pg. 9-3 and 9-4*

Water Conservation

Goals and policies in the Kennewick Comprehensive Plan calls for best management practice in terms of water use which incorporates water conservation measures. Water conservation can help reduce overall water usage and peak production needs. The City has implemented a conservation program since 1994. The program is a combination of maintenance and awareness. It includes leak detection, routine reservoir leak testing program, large meter testing program, unmetered water reporting, and meter repair/ replacement program. This program has been very effective in reducing overall water use and as of 2010 has saved a total of 51.9 Mcf. Reduction in water usage can also be attributed to heightened water

conservation awareness through local publicity of Endangered Species Act listings and related environmental efforts on the Columbia River. The 2001 and 2005 drought in this area could also have forced many people to be more aware of how they use water and to use it more wisely. The City continues to raise awareness through outreach and education programs such as distributing brochures and using the web page.

## SEWER

Wastewater flows follow domestic water demands in a cyclic pattern throughout the year, although not to the extremes of the water demand. Wastewater flows increase in the Spring and peak at the end of the irrigation season when groundwater levels are highest. They decline again in the fall as water demands decrease.

Table 18: Comparison of Water Demand to Wastewater Flow Projections

| Year | Domestic Water Projection Average Day Demand (mgd) | Wastewater Flow projection with I/I (mgd) |
|---|---|---|
| 2015 | 13.63 | 7.30 |
| 2025 | 17.47 | 8.82 |

The existing sewered population is estimated at 85 percent of the Service Area population. The sewered population percentage is projected as 88 percent in 2015 and 100 percent in 2055. The Service Area population is projected to grow at 1.01 percent per annum for the period 2025 to 2055. Build-Out population anticipates that all land area within the 50-year Service Area would be fully developed. Build-Out is not anticipated to occur until the year 2085 or later.

Table 19: Planning Area Population Projections for Sewer System

| Year | Planning Area Population | Sewered Population |
|---|---|---|
| 2010 | 70,844 | 64,762 |
| 2017 (10 year) | 78,635 | 70,760 |
| 2027 | 91,106 | 85,856 |
| 2057 (50 year) | 130,305 | 130,305 |
| Build-Out | 213,300 | 213,300 |

The City is planning to complete an upgrade to its wastewater treatment plant in 2009. This upgrade will improve the plant's influent screening system, waste pumping facilities, and will construct an additional intermediate clarifier. The plant improvements will improve reliability and reduce ongoing maintenance for these critical plant processes. The plant's treatment capacity room is 12.2 million gallons per day. The Arrowhead & Jefferson sewage pump station is planned to be upgraded to a submersible pump station in the year 2012. The Sewer System Plan also accounts for the service area expansion for 2017, and 2027.

## STORM WATER

Kennewick Comprehensive Stormwater Plan addresses existing and future drainage infrastructure needs throughout the City. Needs have been identified in two area of concern, system deficiencies in capacity, and water quality concerned related to aquifer recharge. System deficiencies have been identified based on hydrologic and hydraulic modeling to identify areas where existing system may be undersized for future flow conditions.

Areas of water quality concerns identifies high risk areas and methods for retrofitting and decommissioning existing drywells. Recommendations for Best Management Practice include: source control, infiltration facilities, retention facilities, filtration, catch basins, detention

~~facilities, and oil/water separator. Source control includes policies in the Storm Water Plan to raise awareness, public involvement and public education. Industrial and commercial property owners should be required to protect potential pollutant sources from rainfall and stormwater runoff. Other recommended updates include overall management, cleaning frequency of the infiltration facilities in the aquifer zone and street cleaning program.~~

~~In the infiltration facilities, direct inlets without using a collection sump, catch basin, or sedimentation facility should be avoided. Retention facilities have been and will continue to be the preferred form of treatment for the City with a requirement for developers to retain entire 10 year post-developed storm event for the project area.~~

~~Following is a list identifying required improvement programs:~~
~~Conveyance Improvement~~
- ~~N. Edison Storm Drainage Improvement~~
- ~~W. Columbia Dr. & N. Garfield St. Drainage Improvement~~

~~Water Quality Improvement~~
- ~~Aquifer recharge Zone Drywell Retrofit~~
- ~~W. Columbia Dr. Drywell Retrofit~~
- ~~W. Kennewick Ave. Drywell Removal~~
- ~~S. Vancouver St. and W. 10th Ave. Drywell Removal~~
- ~~S. Ely St. & W. 10th Ave. Drywell Removal~~
- ~~Vista Way Drywell Removal~~

~~W. 27th Ave. & Hwy 395 Drywell Removal & Facility~~

## FIRE AND EMERGENCY RESPONSE

Demand for services naturally increases as the population and land area increases,~~;~~ resulting in more buildings, open undeveloped properties and risks of all types. ~~Other~~ Additional factors that ~~also~~ impact the supply and demand for quality services include legislative requirements, personnel, water ~~supplies~~supply, ~~equipment, and~~ insurance ratings, public education, and equipment.

Between 2013 and 2015, the number of fire and EMS calls responded to by the Kennewick Fire Department (KFD) increased by 15.7%. It is projected that fire and EMS call volumes will continue to grow at a steady rate, commensurate with the growth and development of the City. As the City's size and population continues to grow, the demand for quality emergency medical and fire services will also continue to increase.

Washington State Legislature requires all substantially career fire departments to set standards and specify performance measures relating to fire suppression operations, emergency medical operations, and special operations to ensure city fire departments are adequately keeping up with increasing demands. In abiding by these requirements, KFD has adopted measurable service-level objectives for each of the major service components provided by the department. When utilized in conjunction with population, transportation, and economic development data, this information can be essential in evaluating existing fire station locations, aiding in the planning of additional stations, and determining the locations where additional stations are most needed.

Personnel needs are dictated by the tasks involved to safely fight fires, perform rescues, and run ambulances. The current preferred staffing level is 18 personnel across 4 stations, with a

minimum staffing level of 17. When Station 5 opens in August 2016, the preferred staffing level will move to 19, with a minimum of 18 personnel across the 5 stations. The station housing the ladder truck will have a minimum of 5 personnel; all other stations will have 3. The on-duty Battalion Chief adds one additional person per shift. There is a direct correlation between the number of stations and personnel required to operate them. As more stations are added within the department, additional personnel will be required as well.

~~The 5-minute service area shown in the attached map indicates certain areas to the southeast and southwest of the City that are not covered. The City should improve the service in these areas to help cover the 5-minute level of service response time. Some ways that would help the level of service in these areas are as follows:~~

~~a. Improve the transportation system (especially in the least served areas). The transportation system has a direct effect on the LOS of Fire and Emergency Medical Services (EMS), and in order to keep response times to a minimum, the Department depends on an efficient and well-maintained transportation system.~~

~~b. Evaluate existing fire station's locations and add new fire stations. This will help to reduce and optimize the service distance between each, and will allow the Department the means to meet the Council's service delivery goals for fire and emergency medical service that were set in 2007.~~

~~Proper planning of future and existing street networks in conjunction with fire station placement will reduce the need for unnecessary additional stations that would be needed to reduce response times.~~

~~As state and local legislation require more installation of fire detection, fire alarm, and fire extinguishing systems, fire protection service delivery should remain relatively constant compared to growth. However, this will also increase service demands on Department personnel, as fire detection and suppression systems must be inspected and regulated in accordance with City and State laws for the life of the building.~~

~~Personnel needs are dictated by the tasks involved to safely fight fires, perform rescues, or run ambulances. Three person firefighting teams are the standard for the Department, but are less desirable than a four-person crew. The same applies towards rescues requiring ambulance responses. Funding and training is typically the final determination in staffing level of services. Changes in firefighting specialization will affect training and staffing requirements. As of 2014, the City of Kennewick Fire Department's staffing level was .99 fire personnel per 1,000 population. The national average is 1.32 firefighters per 1,000 population.~~

The availability of an adequate water system is critical in determining a community's firefighting ability. If an uninterrupted supply of water cannot be maintained on a fire, complete structures may be lost, or the fire may extend beyond the capabilities of the emergency personnel to control it. Consequently, the~~The~~ City's water supply capability also plays a large role in the cost of annual insurance premiums for residential and business owners. Some basic factors in evaluating a city's water system include: locations of fire hydrants, types and styles of hydrants, water pressure, size and age of water mains, pumping capability, requirements for pumping versus gravity feed, water storage capability, and the overall maintenance and reliability of the system.~~The Washington State insurance grading system evaluates our municipal water system pertaining to sustained capacity and storage quantities available for suppressing fires (known as "fire-flow"). The availability of an adequate water system is critical in determining the capability of a community's firefighting ability. Fire insurance ratings are determined by a quasi-state agency known as the~~

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The Washington Surveying and Rating Bureau~~. The Bureau~~ evaluates our municipal water system pertaining to storage quantities and ~~the~~sustained capacity to receive, control, and deal with fire emergencies.~~—~~ Fire insurance premiums are then determined ~~from~~ based on the insurance class for the area.~~—~~ On a scale of one to ten (one being the highest, and ten meaning no fire protection available), the City of Kennewick is currently ranked at ~~has~~ a Class 4 insurance rating.~~—~~ It is anticipated that WSRB will re-evaluate KFD and the City of Kennewick during this coming year. It is also expected that KFD will maintain its Class 4 rating; KFD's goal is to improve our rating.~~The rating schedule has ten ratings with one being the best and ten being no fire protection available.~~

Additionally, as the City maintains a focus on economic development, infrastructure and growth, the need and demand for fire prevention, code enforcement and public education continues. In March 2015, KFD established its Fire Prevention, Investigation and Code Enforcement Division. Since that time, this team of Certified Fire Inspectors has conducted hundreds of new and existing business inspections throughout the City, as well as performed hundreds of plan reviews and inspections related to construction projects. As more and more businesses come into the City, the need to ensure safety by inspecting for code compliance will continue to grow. KFD's Fire Prevention Division has also been instrumental in assisting hundreds of our local elderly community members with smoke alarm and battery replacement, as well as handling numerous public education events throughout the community and schools. As the population grows, the need for fire prevention services and public education will also continue to increase.

Firefighting apparatus and equipment are traditionally composed of pumping engines, aerial ladders, and rescue vehicles. The Kennewick Fire Department currently has four fire engines, one quint (pumper/aerial), two reserve engines, one wildland engine, six ambulances and eight command/support vehicles. Funding must be available for necessary replacement, repairs and maintenance of existing apparatus and equipment, as well as for the purchase of new engines, medic units and equipment required to open and operate additional stations.~~Some basic factors in evaluating a water system are the style and type of hydrant, location of the hydrant, water pressures, size and age of water mains, pumping capability, and requirements for pumping versus gravity feed, water storage capability, and the overall maintenance and reliability of the system.~~

~~Firefighting apparatus and equipment are traditionally composed of pumping engines, aerial ladders, and rescue vehicles. The Kennewick Fire Department has four fire engines, one quint (pumper/aerial), one reserve engine, two wildland engines, five ambulances and seven command/support vehicles. The total replacement cost of the apparatus is $6 million. Funding must be available for replacement and constant maintenance.~~

PROPOSED FACILITIES

The distribution or spacing of fire stations involves geographically distributing first due resources for all risk initial intervention. These station locations are needed to assure rapid deployment to minimize and terminate routine emergencies. Distribution can be evaluated by the percentage of the jurisdiction covered by the first-due units within adopted public policy service level objectives.

To meet adopted service level objectives the following future station locations are recommended:~~.~~

- ~~The City Council has approved funding to purchase property for a new fire station~~ Bob Olson Parkway and Sherman St. *(land purchased in 2016)*

- ~~at 6004 W 10th Ave. A new fire station at this site should be considered for construction before the end of 2014. Over the next 5 to 10 years, the City should be looking at two additional stations; one in the Southridge area near the proposed Center Park Way and Hildebrand roads on land to be obtained through a developers agreement and one at the s~~SE~~outheast end of the city somewhere~~ Kennewick between 27th Ave, Gum St, Oak St. and 45th Ave.

It would also be wise for the city to secure land ~~for~~ near Ridge Line Drive and 10th Ave for future city facilities. This would ~~to~~ include 2 acres for future fire department needs.
~~Several Benton County Fire District 1 fire stations will be closing, due to annexation of County lands within the UGA over the next few years, which will put a significant service demand on the City Fire Department. Land should also be jointly secured between City of Kennewick and BCFPD#1 within the area of 27th and Gum St. for a future jointly operated fire station.~~

## POLICE AND LAW ENFORCEMENT

As populations and land area increase, demands for all governmental services, including police services and protection naturally increase. Provision of police protection to any urban area is dictated by established standards at the federal, state, and local levels. The Kennewick Department Policies and Procedure Manual attempts to conform with established standards of the Washington State Sheriff's and Chief's association.

There are several methods to determine the ideal number of commissioned personnel to most effectively service a community, but the ratio method is the most common. In 2015 the state-wide average was 1.24 officers per thousand. Currently, the ratio of commissioned law personnel ~~per 1,000 population~~ in Kennewick is ~~1.22~~1.23 ~~to 1,000~~per thousand population. ~~In 2013 the state-wide average was 1.53 officers per thousand.~~ Kennewick has a level of service standards of 1.30 commissioned officers per thousand population. Eight (8)~~will need to hire 25~~ additional officers will need to be hireds to achieve the ~~1.53~~1.30 ~~average~~ per thousand population average.

There is a direct correlation between the number of patrol officers available and the percentage of time spent on "operational labor". The most recent evaluation of officers' time found that over 40% of our officers' time is spent on "operational labor." Each additional officer added to the force reduces this figure by about 2%.

Time needed to conduct follow-up investigations and detective activity is not as clearly defined and measured, since jurisdictional priorities and individual agency practices impact these activities. Nevertheless, the number of open cases and the average age of such cases can be used to determine the adequacy of detective workloads. Unlike fire responses, there are no established guidelines for police response times. Actual response times range from a few minutes to hours. Equipment must also be purchased and maintained in order to be constantly operational. Normally, patrol cars are replaced every three years.

## SEWER/STORMWATER/WATER

Sewer, stormwater and drinking water facilities are critical to new growth. Because of their vital importance, the CIP is updated at least annually to reflect growth patterns in a timely manner. Details about planned sewer, stormwater and drinking water facilities are contained in their respective functional plans.

## ~~SCHOOL~~

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~~Demand for school facilities are created by two non-local variables; an increase in the total school-age population, and state requirements regarding school size and capacity. During the 15-year period from 1983 to 1998, the official population of Kennewick increased by 41%, from 35,700 to 50,390. The following table shows the increase in school age children during the same timeframe and up until 2004/2005.~~

~~Table 21: School Enrollment~~

| ~~SCHOOL YEAR~~ | ~~10/1 ENROLLMENT~~ | ~~SCHOOL YEAR~~ | ~~10/1 ENROLLMENT~~ |
|---|---|---|---|
| ~~1982-1983~~ | ~~10,698~~ | ~~1994-1995~~ | ~~13,125~~ |
| ~~1983-1984~~ | ~~10,406~~ | ~~1995-1996~~ | ~~13,440~~ |
| ~~1984-1985~~ | ~~10,464~~ | ~~1996-1997~~ | ~~13,666~~ |
| ~~1985-1986~~ | ~~10,758~~ | ~~1997-1998~~ | ~~13,747~~ |
| ~~1986-1987~~ | ~~11,087~~ | ~~1998-1999~~ | ~~13,823~~ |
| ~~1987-1988~~ | ~~11,074~~ | ~~1999-2000~~ | ~~13,823~~ |
| ~~1988-1989~~ | ~~11,093~~ | ~~2000-2001~~ | ~~13,914~~ |
| ~~1989-1990~~ | ~~11,396~~ | ~~2001-2002~~ | ~~14,174~~ |
| ~~1990-1991~~ | ~~11,603~~ | ~~2002-2003~~ | ~~14,480~~ |
| ~~1991-1992~~ | ~~12,129~~ | ~~2003-2004~~ | ~~14,686~~ |
| ~~1992-1993~~ | ~~12,623~~ | ~~2004-2005~~ | ~~14,776~~ |
| ~~1993-1994~~ | ~~13,001~~ | ~~2005-2006~~ | ~~tba~~ |

~~State guidelines for school capacity is approximately 500 students per elementary school, 800 students per middle school, and 1,500 students per high school. The minimum acreage for elementary school sites is five usable acres, plus one additional acre for every one hundred students or portion thereof. An additional five usable acres must be added to this if the school contains any grade above grade six. Local guidelines for acreage are 15 acres for elementary, 30 acres for middle schools, and 50 acres for high schools.~~

~~State assistance in the construction of school facilities is based on 90 square feet per student for K-6, 117 square feet per student for grades 7-8, and 130 square feet per student for grades 9-12. There is an additional allowance of 144 square feet per handicapped student.~~

~~In order to identify demand, the School District completes a five-year projection for school going age cohorts based on the number of births and current enrollments within the District. Once the projection is done, the District becomes eligible for state matching construction funds when the projection indicates allowable student population for a new school. The School District therefore, offers services after the growth occurs, rather than prior to or concurrently with growth. It is the policy of the City and the School District to locate public schools to be easily and safely accessible within a neighborhood. The service radius for elementary and middle schools is one mile.~~

# FINANCING PLAN

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# CAPITAL FACILITIES BUDGET

## ~~OVERALL BUDGET~~

~~Like most cities in Washington State, the City of Kennewick continues to deal with significant ongoing budgetary challenges. The recent national recession, coupled with the ongoing impacts of citizen initiatives and unfunded mandates resulted in a challenging 2011/2012 biennial budget process. In response to these challenges,~~During the 2011-2012 the city began the process of implementing a "budgeting by priorities" model designed to better focus its limited resources on priority programs. As a result, ~~there is a strong emphasis on economic development efforts and Council's involvement in~~ capital project~~s~~ are ~~prioritization~~ prioritized in order to assure the resources are focused on achieving the ~~Council's and the~~ community's vision and goals. The Capital Improvement Program for ~~2015~~2017-~~2020~~2022 has been prepared in conjunction with the ~~2015~~2017/~~2016~~2018 Biennial Budget and is reflected in the budget document.

### ~~BUDGET REVENUE SOURCES~~

~~The City of Kennewick's total adopted budget for 2015/2016 biennium is approximately $276 million. The revenue for the City comes from various taxes, license and permit fees, intergovernmental revenues, charges for services, fines and forfeitures, miscellaneous revenues, and other financing sources (i.e. interfund transfers). Tax revenue includes sales and use tax, property tax, utility tax, gambling excise tax, gas tax, admission and leasehold tax, and real estate excise tax.~~

~~Sales tax is the single largest revenue source for the City's total and operating budgets. Most retail sales within the City of Kennewick are subject to an 8.60% sales tax. The majority of this tax goes to the state (6.50%) with the remainder being distributed to the City of Kennewick (0.85%), Benton County (0.25%), Ben Franklin Transit Authority (0.60%), Criminal Justice (0.10%), and Public Safety (.30%. The projected sales tax receipts for the City during the 2015/2016 biennium are $39.4 million. Of this amount, $29.4 million is used to support operating fund services with the remainder being used to fund capital improvements.~~

~~Property taxes levied on Kennewick residents are actually distributed between several governmental entities. In fact, only 19 cents of every dollar city residents pay in property taxes comes back to the City as revenue. The majority of the property taxes paid by residents go to support public schools (43%). The general operating budget receives 93% of the property tax revenue with the remaining 7% being allocated to the Debt Service Fund to service the 1996 Library Construction Bonds, the Local Revitalization Program for capital projects in the City's Southridge area and the Firemen's Pension Fund to support pre-LEOFF firefighters' retirement.~~

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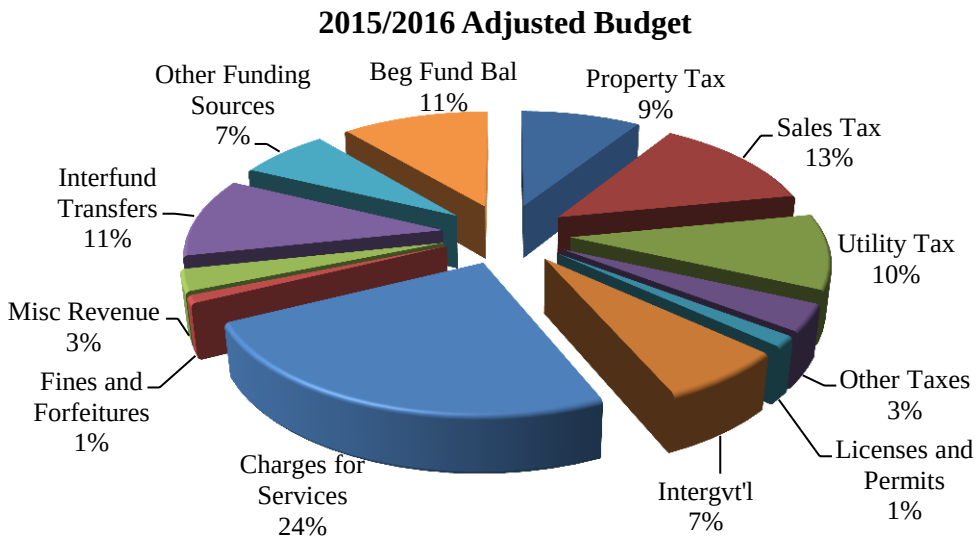


~~Table 22: Revenue Sources for 2015/2016~~

| ~~*Revenue Sources*~~ | ~~*Amount*~~ | ~~*Percentage of Total Adjusted Budget*~~ |
|---|---|---|
| ~~Property Tax~~ | ~~$24,916,506~~ | ~~9%~~ |
| ~~Sales Tax~~ | ~~35,645,700~~ | ~~13%~~ |
| ~~Utility Tax~~ | ~~27,552,358~~ | ~~10%~~ |
| ~~Other Taxes~~ | ~~9,768,001~~ | ~~3%~~ |
| ~~Licenses and Permits~~ | ~~3,834,500~~ | ~~1%~~ |
| ~~Intergovernmental~~ | ~~18,658,827~~ | ~~7%~~ |
| ~~Charges for Services~~ | ~~67,213,168~~ | ~~24%~~ |
| ~~Fines and Forfeitures~~ | ~~2,780,600~~ | ~~1%~~ |
| ~~Miscellaneous Revenues~~ | ~~7,845,062~~ | ~~3%~~ |
| ~~Interfund Transfers~~ | ~~29,220,343~~ | ~~11%~~ |
| ~~Other Funding Sources~~ | ~~18,670,229~~ | ~~7%~~ |
| ~~Subtotal Revenues:~~ | ~~246,105,294~~ | ~~89%~~ |
| ~~Beginning Fund Balance~~ | ~~30,670,542~~ | ~~11%~~ |
| ~~TOTAL~~ | ~~276,775,836~~ | ~~100%~~ |

~~BUDGET ALLOCATIONS~~

~~The 2015/2016 budget allocates $68,069,396 for capital projects, which is about 24.59% of the City's total budget. This total includes the Arterial Street Fund, Urban Arterial Street Fund, and the Capital Improvement Fund. The total general operating fund is $94,916,285, which is 34.29% of the total budget for the biennium.~~

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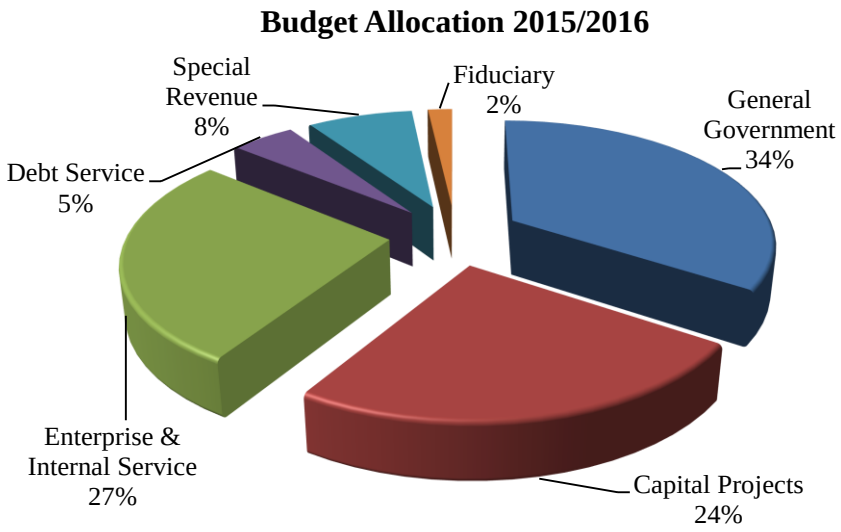


~~Table 23: Budget Allocations for 2015/2016~~

| ~~Allocated Area~~ | ~~Adjusted Budget~~ | ~~Percentage~~ |
|---|---|---|
| ~~General Governmental~~ | ~~94,916,285~~ | ~~34%~~ |
| ~~Capital Projects~~ | ~~68,069,396~~ | ~~24%~~ |
| ~~Enterprise and Internal Service~~ | ~~74,833,488~~ | ~~27%~~ |
| ~~Debt Service~~ | ~~12,855,100~~ | ~~5%~~ |
| ~~Special Revenue~~ | ~~21,227,400~~ | ~~8%~~ |
| ~~Fiduciary Trust~~ | ~~4,874,167~~ | ~~2%~~ |
| ~~TOTAL~~ | ~~276,775,836~~ | ~~100%~~ |

**SOURCES OF REVENUE**

Kennewick finances capital improvements using a variety of funding sources. ~~Sources that have greater potential to fund the capital projects in Kennewick are discussed in the following section.~~ The ~~P~~primary funding sources for capital projects ~~are~~can be categorized into two (2) categories: Unrestricted Revenue and Restricted Revenue.

Unrestricted Revenue

Unrestricted revenues are revenues that do not have state or federal restrictions on how they are spent. They comprise a portion of the revenues available for capital investments and are allocated during the biennial budget cycle as part of the Capital Improvement Plan.

Restricted Revenue

Restricted revenues are comprised of state and federal grants, user fees, impact fees, mitigation fees and certain taxes. These revenues are primarily generated based on growth and are used to offset the impacts associated with growth. They help to ensure that the costs associated with growth are born equitably by new growth. Examples of restricted revenues are utility revenues, traffic impact fees, park mitigation fees and Local Revitalization Financing revenues.

Local Revitalization Financing

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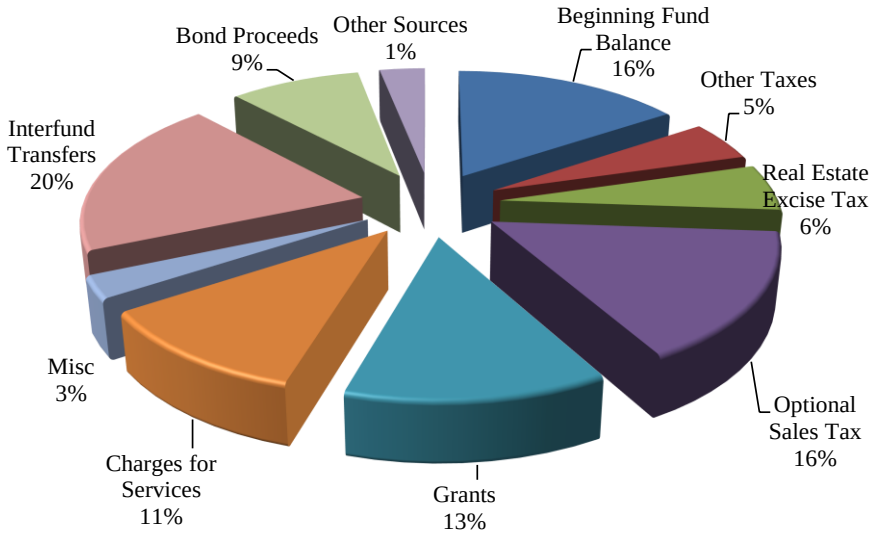
The Local Revitalization Financing (LRF) program is a tax increment financing program that was established in 2009 through state legislation. The City created a revitalization area in its Southridge area and received a state award of $500,000 per year for up to 25 years to pay debt service on bonds issued to finance public improvements in Southridge. Under the program, the City was required to demonstrate that at least $500,000 in new tax increments were generated for the state in this area, which the City was successful in doing. In March of 2010, the City of Kennewick issued $13.665 million in limited tax general obligation bonds for its Southridge LRF project. This financing enabled the City to construct capital improvements, including streets, sewer and water systems in the Southridge area. Some of the major projects included the construction of portions of Plaza Way, Ridgeline Dr., Hildebrand Blvd/Bob Olsen Pkwy and Southridge Blvd. It also includes improvements at the Ridgeline Dr.–US 395 intersection.

- ~~Taxes; optional sales tax, real estate excise tax~~
- ~~Intergovernmental revenue and grants; TIB, RCO, STP, CDBG grant etc.~~
- ~~Low interest loans; PWTF, DWSRF, CWSRF, etc.~~
- ~~User fees/ charge for services; park impact fees, water and sewer area charges.~~
- ~~Interfund Transfers; such as transfers from general fund.~~
- ~~Bonds~~

~~Revenue for 6 year Capital Improvements~~




~~Table 24: Revenue for 6-yr Capital Improvements~~

| | Actual | Projection | | | | | |
|---|---|---|---|---|---|---|---|
| | 2013/2014 | 2015 | 2016 | 2017 | 2018 | 2019 | 2020 |
| Beginning Fund Balance | $16,493,394 | $ 8,259,245 | $ 5,562,843 | $ 5,973,989 | $ 5,300,255 | $ 2,228,319 | $ 2,686,039 |
| Taxes | 14,094,425 | 6,954,500 | 6,989,469 | 7,098,500 | 7,095,500 | 7,247,500 | 7,381,500 |
| Intergovernmental | 13,859,171 | 6,744,507 | - | 1,953,700 | 937,500 | 437,500 | 437,500 |
| Charges for Services | 7,443,851 | 2,979,463 | 2,946,818 | 4,256,237 | 4,302,652 | 4,602,639 | 4,637,238 |
| Miscellaneous | 3,128,075 | 972,674 | 485,076 | 791,046 | 494,047 | 297,078 | 300,139 |
| Interfund Transfers | 14,144,680 | 6,220,340 | 4,146,491 | 5,313,800 | 5,248,700 | 5,119,000 | 5,105,000 |
| Other Sources | 6,259,380 | 6,085,860 | 251,750 | 11,088,780 | 2,245,779 | 14,542,748 | 7,239,687 |
| Total Revenue | 58,929,582 | 29,957,344 | 14,819,604 | 30,502,063 | 20,324,178 | 32,246,465 | 25,101,064 |
| Total w/ Beg Fund Balance | $75,422,976 | $38,216,589 | $20,382,447 | $36,476,052 | $25,624,433 | $34,474,784 | $27,787,103 |

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FUND DETAILS

The 2015/2016 Budget summarizes the allocation and expenditure of capital projects fund in five major areas.

Table 25: Allocations of Capital Facilities Fund

| Fund area | Allocation | Percentage of the total |
|---|---|---|
| Arterial Street | $ 1,600,000 | 3% |
| Urban Arterial Street | 11,450,000 | 22% |
| Capital Improvement | 29,615,898 | 56% |
| Stormwater | 2,712,103 | 5% |
| Water & Sewer | 7,658,192 | 14% |
| Total | $53,036,193 | 100.0% |

Arterial Street Fund

This fund accounts for pavement preservation and continued development of the arterial street system within the City. Revenue sources are federal and state grants as well as transfers from other capital funds.

*STP competitive* – Funded from 1993 ISTEA, continued in 1998 by TEA 21, in 2005 by SAFETEA-LU and in 2012 by MAP-21, these funds are available on a competitive basis from the State through our local MPO via both Regional and Statewide Competitive Programs.

Urban Arterial Street Fund

*Urban Arterial Program (UAP)* – This is a State grant program through the Transportation Improvement Board. Priority is given to projects that score well in safety, mobility and/or economic development. The Olympia Street, Edison Street Widening, S. Gum Street, and Steptoe Phase 3 Projects are all partially funded by UAP grants. *STP competitive* – same as Arterial Street Fund above. Steptoe Street Phase 2 and Olympia Street are funded by a combination of STP and UAP funds. Other STP Grants include Metaline Widening, Clearwater, and Columbia Center Blvd. Overlay.

The Capital Improvement Fund

This is used for expenditures incurred for the acquisition or construction of major capital assets and the development of City parks that are not identified with other capital funds. The funding for this fund comes from a portion of the City's optional local sales tax that has been designated for capital improvements, real estate excise tax, state and federal grants (IAC Grants, SDBG Grants), Public Works Trust Fund (PWTF) loans, contributions and allocations from other funds, Parks Reserves and Recreational Trails and Paths Fund, and impact fees.

*Optional Sales Tax* is locally levied and distributed by the state to each city on the basis of collection in each jurisdiction. State law authorizes up to 1/2 of 1%. If both the County and the City are levying the optional sales tax, the City must allocate 15% of the amount it receives to the County. The Kennewick City Council has designated a major portion of the City's optional sales tax proceeds to the Capital Improvement Fund for its capital improvement program. Approximately $4,400,000 per year of optional sales tax is projected. A portion of this amount has been dedicated to pay for debt service on Public Work Trust Fund Loans, bonds issued for the City's Police Station, the City's 2003B Bond Issue, the City's Limited Tax GO Bonds for the Local Revitalization Funding and the City's new Fire Station GO Bond. Additionally, a portion is allocated under Council policy to fund public safety vehicle and apparatus replacements and

Public Works equipment and vehicle replacements. The remaining amount is dedicated for priority projects from the city's capital improvement program.

*Real Estate Excise Tax:* The state authorizes a tax of 1.28% on the sale of all real estate. In addition, RCW 82.46 authorizes cities, to assess an additional tax on real estate sales of 1/2%. The first ¼% tax must be spent for capital projects listed in their Capital Facilities Plan. A second ¼% may also be levied by cities planning under GMA and must be used for capital projects as defined in RCW 83.46.035.

In Kennewick, the real estate excise tax is levied on all sales of real estate, measured by the full selling price, including the amount of any liens, mortgages, and other debts given to secure the purchase. The state levies this tax at the rate of 1.28% and the City levies an additional 0.5% for a total levy of 1.78%. The City Council has dedicated this funding source for the city's capital improvement program (as allowed by state statute).

*The Washington State Public Works Trust Fund (PWTF)* offers low interest loans to eligible local governments for public works projects. The City has used this program for projects water line improvements, and comprehensive street system improvements. The annual debt service on these loans is approximately $470,000.

*Impact Fees:* City of Kennewick only imposes park impact fee to the new developments. Park fees in lieu of parkland dedication are collected when the property is subdivided or improved for residential purposes and has inadequate acreage to meet the park needs in the neighborhood. These fees are used for the acquisition or development of park and recreation facilities within the designated park service area for which the fees are imposed. The fee requirement is based on the established level of service and formula that uses the proposed dwelling units, population per household based on the Comprehensive Plan, and the current market value of the property to be subdivided or improved.

Impact fees and user fees are being used for park and other areas such as road construction and maintenance, water and sewer improvement, etc.

The Stormwater Fund
This accounts for the city's storm drainage maintenance and construction activities. Sources of revenue include customer utility charges, operating and capital grants, and state revolving loans.

*The Washington State Clean Water Revolving Fund* offers low interest loans to eligible local governments as part of the Clean Water Act. The fund provides low-cost financing for a wide range of water quality infrastructure projects. The City has used the funding for a Kennewick Sustainability WWTP project, a Wellhead Area Retrofit project and an LID and demo project.

The Water and Sewer Fund
This accounts for all revenue derived from and expenses incurred in the operation and maintenance of the City's water and sewer utility. All activities related to the production, treatment, storage and distribution of water, and collection, treatment and disposal of sewage are accounted for in this fund. Sources other than the water and sewer fees might include PWTF, SRF, DWSRF, revenue bonds, interfund loans and grants.

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~~The Drinking Water State Revolving Fund offers low interest loan to eligible local governments to install, upgrade, or replace infrastructure to continue to ensure the provision of safe drinking water. The City has loans for the Advanced Water Treatment Facilities and for Ranney Wells.~~

~~The City also has a low interest loan from the State Revolving Fund that it used to upgrade the Wastewater Treatment Facility.~~

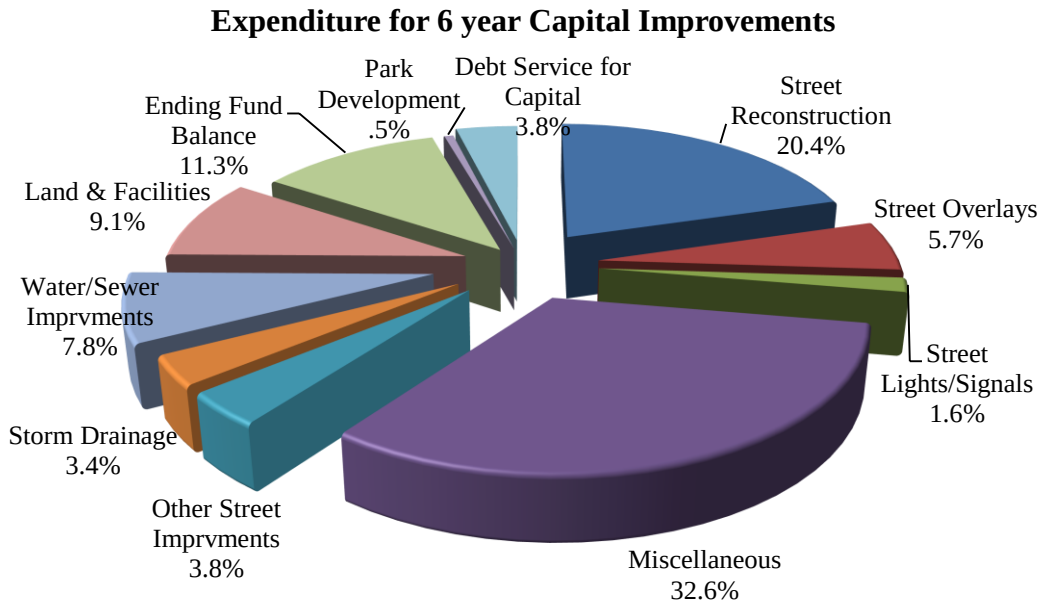


Table 26: Expenditure for 6-yr Capital Improvements

| | Actual | Projection | | | | | |
|---|---|---|---|---|---|---|---|
| | 2013/2014 | 2015 | 2016 | 2017 | 2018 | 2019 | 2020 |
| Street Reconstruction | $16,366,709 | $10,462,000 | $350,000 | $ 2,527,000 | $ 675,000 | $ 675,000 | $ 650,000 |
| Street Overlays | 1,880,000 | 1,251,900 | 1,751,900 | 1,916,900 | 1,916,900 | 2,001,700 | 2,001,700 |
| Street Lights/Signals | 2,032,170 | 451,800 | 401,800 | 403,900 | 463,900 | 463,900 | 463,900 |
| Other Street Imprvments | 1,817,851 | 1,931,801 | 75,000 | 100,600 | 100,600 | 115,000 | 364,400 |
| Storm Drainage | 659,408 | 1,780,000 | - | 150,000 | 150,000 | 150,000 | 150,000 |
| Water/Sewer Imprvments | 21,729,592 | 2,705,400 | 1,442,000 | 15,791,875 | 9,576,875 | 11,626,875 | 11,926,875 |
| Land & Facilities | 1,803,706 | 4,145,200 | 695,423 | 225,400 | 496,100 | 7,247,200 | 258,800 |
| Park Development | 364,884 | 264,000 | 30,000 | 730,000 | 760,000 | 30,000 | 30,000 |
| Debt Service for Capital | 1,342,956 | 1,002,806 | 1,040,045 | 908,296 | 901,179 | 691,402 | 247,115 |
| Miscellaneous | 19,166,455 | 8,658,839 | 8,622,290 | 8,421,826 | 8,355,560 | 8,787,668 | 8,767,068 |
| Total Expenses | 67,163,731 | 32,653,746 | 14,408,458 | 31,175,797 | 23,396,114 | 31,788,745 | 24,859,858 |
| Ending Fund Balance | 8,259,245 | 5,562,843 | 5,973,989 | 5,300,255 | 2,228,319 | 2,686,039 | 2,927,245 |
| Grand Total | $75,422,976 | $38,216,589 | $20,382,447 | $36,476,052 | $25,624,433 | $34,474,784 | $27,787,103 |

# MAJOR FACILITIES PROPOSED

In this section, major capital projects have been listed based on their long-term impacts on the growth and economy of the community. This listing mainly includes projects planned within ~~2015~~2017/~~2020~~ 2022 that are conducive of new developments such as availability of water, sewer, parks and recreation, police, and fire facilities. This project list does not include street projects. All street projects are discussed in a greater detail in the ~~"~~Transportation~~"~~ Element~~section under Infrastructure of the Comprehensive Plan~~.

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Table 27: ~~Major~~ Facilities Proposed for ~~2015~~2017- ~~2020~~2022

| | ACTUAL | ADJUSTED BUDGET | PROJECTION | | | | | |
|---|---|---|---|---|---|---|---|---|
| | 2013/2014 | 2015/2016 | 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
| **BEGINNING FUND BALANCE** | | | | | | | | |
| Arterial Street | $133,972 | $8,595 | $- | $- | $- | $- | $- | $- |
| Urban Arterial Street | 924,157 | 1,030,967 | - | - | - | - | - | - |
| Capital Improvement Fund | 7,168,880 | 7,425,888 | 4,361,749 | 3,476,961 | 3,064,856 | 2,205,842 | 1,707,080 | 2,327,176 |
| Stormwater Fund | 395,121 | 718,120 | 189,784 | 159,891 | 127,083 | 74,663 | 32,017 | 22,017 |
| Water and Sewer Fund | 7,871,255 | 3,791,412 | 229,325 | 4,528,436 | 9,310,307 | 4,420,552 | 8,771,622 | 4,167,919 |
| Total Beginning Fund Balance | 16,493,385 | 12,974,982 | 4,780,858 | 8,165,288 | 12,502,246 | 6,701,057 | 10,510,719 | 6,517,112 |
| **REVENUES** | | | | | | | | |
| TAXES | 13,954,368 | 17,661,614 | 8,716,500 | 8,796,500 | 8,894,500 | 9,113,500 | 9,335,500 | 9,556,500 |
| INTERGOVERNMENTAL - GRANTS | 10,212,896 | 12,010,085 | 3,147,000 | 1,271,189 | 437,500 | 437,500 | 437,500 | 437,500 |
| CHARGES FOR SERVICES: | | | | | | | | |
| Water/Sewer Revenue for Capital from Rates | 5,319,533 | 4,459,723 | 8,345,436 | 8,345,436 | 8,974,519 | 8,974,519 | 9,691,797 | 9,691,797 |
| Stormwater Revenue for Capital from Rates | 191,792 | 218,524 | 188,558 | 176,653 | 142,041 | - | - | - |
| Water Area Charges | 153,053 | 244,750 | 126,642 | 112,500 | 112,500 | 112,500 | 112,500 | 112,500 |
| Sewer Area Charges | 439,243 | 564,200 | 282,110 | 282,109 | 210,000 | 210,000 | 210,000 | 210,000 |
| Subtotal Charges for Services | 6,103,621 | 5,487,197 | 8,942,746 | 8,916,698 | 9,439,060 | 9,297,019 | 10,014,297 | 10,014,297 |
| MISCELLANEOUS | 2,215,820 | 2,243,708 | 782,034 | 234,726 | 237,696 | 240,597 | 242,978 | 246,039 |
| INTERFUND TRANSFERS | 10,396,967 | 24,726,787 | 8,620,308 | 7,684,705 | 7,266,600 | 7,171,200 | 6,519,400 | 7,672,800 |
| OTHER FINANCING SOURCES: | | | | | | | | |
| Interfund Loan Principal & Interest | 80,623 | 475,452 | 254,692 | 251,750 | 248,780 | 179,604 | 5,022 | 1,961 |
| Bond Proceeds | - | 14,827,162 | - | - | 14,300,000 | 10,000,000 | - | - |
| State Revolving Loan Fund Proceeds | 725,057 | 7,559,541 | 2,000,000 | 2,000,000 | 3,150,000 | - | 3,250,000 | - |
| Biosolids Reserve | - | - | - | - | - | - | - | - |
| Rural County Funds | - | - | 1,600,000 | 700,000 | 700,000 | 700,000 | 700,000 | 700,000 |
| Transportation Impact Fees | - | 489,134 | 322,500 | 395,000 | 395,000 | 395,000 | 395,000 | 395,000 |
| Capital Lease Proceeds | 380,000 | - | - | - | 2,000,000 | - | - | - |
| Public Works Trust Fund Loan Proceeds | 4,250,000 | - | - | - | - | - | - | - |
| Subtotal Other Financing Sources | 5,435,680 | 23,351,289 | 4,177,192 | 3,346,750 | 20,793,780 | 11,274,604 | 4,350,022 | 1,096,961 |
| Total Revenues | 48,319,352 | 85,480,680 | 34,385,780 | 30,250,568 | 47,069,136 | 37,534,420 | 30,899,697 | 29,024,097 |
| TOTAL | $64,812,737 | $98,455,662 | $39,166,638 | $38,415,856 | $59,571,382 | $44,235,477 | $41,410,416 | $35,541,209 |
| **EXPENDITURES** | | | | | | | | |
| **STREET CONSTRUCTION/RECONSTRUCTION** | | | | | | | | |
| Urban Arterial Street Fund: | | | | | | | | |
| Edison Widening | $149,116 | $2,831,579 | $- | $- | $- | $- | $- | $- |
| Columbia Center Blvd Safety Project | 760,776 | 27 | - | - | - | - | - | - |
| Columbia Drive Streetscape | - | 575,000 | - | - | - | - | - | - |
| Columbia Park East - Bike/Ped Improvements | - | 355,000 | - | - | - | - | - | - |
| Steptoe Street - Phase II | 2,108,472 | - | - | - | - | - | - | - |
| Steptoe Street - Phase III | 1,972,685 | 3,342,315 | - | - | - | - | - | - |

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|---|---|---|---|---|---|---|---|---|
| Olympia - SR397 to 27th | 4,365,050 | 229,324 | - | - | - | - | - | - |
| Hildebrand Blvd. - 10th to City Limits | 416,424 | - | - | - | - | - | - | - |
| Hildebrand Blvd. - City Limits to Sherman | - | 6,326,573 | - | - | - | - | - | - |
| Hildebrand Blvd. - Outside Lanes/Other Improve | - | 2,170,000 | - | - | - | - | - | - |
| Southridge Blvd/Christianson Road Improvements | - | 1,070,000 | - | - | - | - | - | - |
| Dayton - CID Bridge Replacement | 705,889 | 45,118 | - | - | - | - | - | - |
| Citywide Safety Project | 84,138 | 264,841 | - | - | - | - | - | - |
| Clearwater - Leslie to US395 | 402,594 | 1,717,144 | - | - | - | - | - | - |
| Underground Utility Lines | 26,933 | - | - | - | - | - | - | - |
| US395/Ridgeline Intersection Revision | - | 750,231 | 1,000,000 | 2,000,000 | 2,000,000 | 1,000,000 | - | - |
| 45th Avenue | 126,629 | - | - | - | - | - | - | - |
| Metaline Widening | 51,174 | 405,473 | - | 1,662,000 | - | - | - | - |
| 10th Avenue Widening | - | - | 2,745,000 | - | - | - | - | - |
| Columbia Gardens Phase II/Willows | - | - | 2,000,000 | - | - | - | - | - |
| Canal Dr and Edison Interchange | - | - | - | - | 288,000 | 1,137,000 | - | - |
| North/South (Deschutes Pl) Vista Field | - | - | 1,100,000 | 550,000 | - | - | - | - |
| Vista Field Transportation Improvement Projects | - | - | - | 150,000 | 700,000 | 700,000 | 700,000 | 700,000 |
| Center Parkway - Bob Olson to Ridgeline | - | - | - | - | - | - | 2,528,800 | - |
| Ridgeline Drive - Center Parkway to Sherman | - | - | - | - | - | - | - | 3,625,000 |
| Ridgeline Drive - Sherman to Southridge | - | - | - | - | 1,120,000 | 1,120,000 | - | - |
| Capital Improvement Fund: | | | | | | | | |
| Hildebrand Blvd. - Sherman to SR395 | 30,554 | - | - | - | - | - | - | - |
| Plaza Way - Ridgeline north to existing | 2,808 | - | - | - | - | - | - | - |
| Ridgeline Dr - Plaza Way to Southridge | 400,912 | - | - | - | - | - | - | - |
| Ridgeline Dr - US395 to Plaza Way | 88,499 | - | - | - | - | - | - | - |
| Ridgeline Dr - Southridge to 36th | 151,691 | - | - | - | - | - | - | - |
| W 7th Extension | - | 685,000 | - | - | - | - | - | - |
| W. 5th | - | 303,305 | - | - | - | - | - | - |
| Hood/Jefferson | - | 10,000 | - | - | - | - | - | - |
| Subtotal Street Reconstruction | 11,844,344 | 21,080,930 | 6,845,000 | 4,362,000 | 4,108,000 | 3,957,000 | 3,228,800 | 4,325,000 |
| **STREET OVERLAYS** | | | | | | | | |
| Arterial Street Fund: | | | | | | | | |
| Pavement Preservation Program | 1,676,768 | 1,008,595 | 1,696,000 | 1,696,000 | - | - | - | - |
| Columbia Dr - SR395 to Hartford | 3,375 | - | - | - | - | - | - | - |
| Urban Arterial Street Fund: | | | | | | | | |
| Columbia Center Blvd Overlay | - | 1,140,000 | - | - | - | - | - | - |
| Capital Improvement Fund: | | | | | | | | |
| Miscellaneous Street Projects | 84,148 | 193,050 | 109,000 | 109,000 | 109,000 | 109,000 | 109,000 | 109,000 |
| Crack Sealing | - | 116,600 | 123,600 | 123,600 | 129,500 | 129,500 | 136,000 | 136,000 |
| Subtotal Street Overlays | 1,764,291 | 2,458,245 | 1,928,600 | 1,928,600 | 238,500 | 238,500 | 245,000 | 245,000 |
| **STORM DRAINAGE** | | | | | | | | |

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|---|---|---|---|---|---|---|---|---|
| Stormwater Fund: | | | | | | | | |
| Drywell Storm Systems (misc locations) | 76,280 | 33,720 | 25,000 | 25,000 | 10,000 | 10,000 | 10,000 | 10,000 |
| Decant Facility | - | 800,000 | - | - | - | - | - | - |
| UGA Stormwater Facility | - | 980,000 | - | - | - | - | - | - |
| Wellhead Area Retrofit | 265,179 | - | - | - | - | - | - | - |
| Zintel Canyon Project | - | 401,200 | - | - | - | - | - | - |
| Low Impact Development Project | 55,375 | 213,950 | - | - | - | - | - | - |
| Subtotal Storm Drainage | 396,834 | 2,428,870 | 25,000 | 25,000 | 10,000 | 10,000 | 10,000 | 10,000 |
| **STREET LIGHTS/SIGNALS** | | | | | | | | |
| Urban Arterial Street Fund: | | | | | | | | |
| Energy Savings Program | 229,430 | - | - | - | - | - | - | - |
| Grandridge and Young Roundabout | 606,526 | 70,973 | - | - | - | - | - | - |
| Capital Improvement Fund: | | | | | | | | |
| Flashing School Beacon | 14,738 | 55,000 | - | - | - | - | - | - |
| Traffic Sign Inventory | 18,557 | - | - | - | - | - | - | - |
| Traffic Volume Counts | - | 25,000 | - | - | - | - | - | - |
| Miscellaneous ADA Improvements | 39,270 | - | - | - | - | - | - | - |
| St. Lts. Misc. Locations (Arterials) | 421 | 206,646 | 125,000 | 125,000 | 125,000 | 125,000 | 125,000 | 125,000 |
| Misc Traffic Signals or Roundabouts | 233,306 | 386,834 | 153,900 | 213,900 | 213,900 | 213,900 | 213,900 | 213,900 |
| Subtotal Street Lights/Signals | 1,142,248 | 744,453 | 278,900 | 338,900 | 338,900 | 338,900 | 338,900 | 338,900 |
| **SIDEWALKS** | | | | | | | | |
| Urban Arterial Street Fund: | | | | | | | | |
| Gum Street Sidewalk | 238,717 | - | - | - | - | - | - | - |
| Capital Improvement Fund: | | | | | | | | |
| ADA Transition Program | 654,560 | 172,931 | 374,000 | 125,000 | 125,000 | 125,000 | 125,000 | 125,000 |
| Sidewalk Program | 90,932 | 150,000 | 75,000 | 75,000 | 75,000 | 75,000 | 75,000 | 75,000 |
| Subtotal Storm Drainage | 984,209 | 322,931 | 449,000 | 200,000 | 200,000 | 200,000 | 200,000 | 200,000 |
| **WATER/SEWER SYSTEM IMPROVEMENTS** | | | | | | | | |
| Water/Sewer Fund: | | | | | | | | |
| WATER SYSTEM IMPROVEMENTS | | | | | | | | |
| Water System Improvements | $97,881 | $- | $- | $- | $- | $- | $- | $- |
| Water Source - Filter Plant, Wells | - | - | - | - | - | - | - | - |
| Water Distribution | - | - | - | - | - | - | - | - |
| Pump Station/Reservoirs | - | - | - | - | - | - | - | - |
| ASR | 3,123,418 | 268,397 | - | - | - | - | - | - |
| Automated Meter Reading | - | - | - | - | - | 3,000,000 | 3,000,000 | - |
| Filter Plant Improvements * | - | 541,200 | - | - | - | - | - | - |
| WTP Intake Structure Permitting | - | - | - | 200,000 | - | - | - | - |
| WTP Intake Structure Improvements | - | - | - | - | 800,000 | - | - | - |
| Hildebrand - 10th to Southridge | 91,845 | 1,320,306 | - | - | - | - | - | - |
| W. Metaline | - | 355,200 | - | - | - | - | - | - |
| S. Irving Water Main WM 3.5 Upsize | - | - | - | - | 315,000 | - | - | - |
| Edison St Widening | - | 60,000 | - | - | - | - | - | - |
| Olympia St - CR397 to 27th | 314,141 | 35,909 | - | - | - | - | - | - |
| Re-Roof Water Treatment Plant | - | - | 320,000 | - | - | - | - | - |
| Southridge LRF | 33,104 | - | - | - | - | - | - | - |
| Southridge Zone 5 Water Main | 3,257 | - | - | - | - | - | - | - |
| Elliot Lake | - | 1,138,315 | - | - | - | - | - | - |

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|---|---|---|---|---|---|---|---|---|
| Vista Field Improvements Phase 1 | - | - | 300,000 | - | - | - | - | - |
| Vista Field Improvements Phase 2 | - | - | - | - | 1,117,000 | - | - | - |
| Vista Field Improvements Phase 3 | - | - | - | - | 2,557,000 | - | - | - |
| Steptoe - Phase III | 39,020 | - | - | - | - | - | - | - |
| Thompson Hill Zone 6 Booster | 767,164 | - | - | - | - | - | - | - |
| UGA Utility Expansion | - | 262,500 | - | - | - | - | - | - |
| W 5th Ave - Rainier to Quincy | - | 60,000 | - | - | - | - | - | - |
| Waterline - Renewals & Replacement | 880,428 | 407,551 | - | - | - | - | - | - |
| Fire Flow Deficiencies per 2015 Comp Plan | - | - | 750,000 | 750,000 | 750,000 | 750,000 | 750,000 | 750,000 |
| Deficient Wtr Main Rplcmnt per 2015 Comp Plan | - | - | 350,000 | 350,000 | 350,000 | 350,000 | 350,000 | 350,000 |
| Water Main Replacement Non-Std Material | - | - | - | - | 175,000 | 175,000 | 362,500 | 362,500 |
| W. Hildebrand & Ridgeline Dr. Looping - WM5 | - | - | - | 598,000 | - | - | - | - |
| Entiat to Canal Water Mains | - | - | - | 950,000 | - | - | - | - |
| W. 10th Ave. (west of Steptoe) | - | - | - | 835,000 | - | - | - | - |
| Ridgeline Dr. @ Hwy. 395 Crossing - WM4 | - | - | - | - | 416,000 | - | - | - |
| Ridgeline Dr. Ext. Phase 3 | - | - | - | - | 700,000 | 700,000 | - | - |
| Ridgeline Dr. Ext. Phase 4 | - | - | - | - | 700,000 | 700,000 | - | - |
| Montana St (W 10th to W 19th) | - | - | - | - | 500,000 | 500,000 | - | - |
| Morain St Ext, (W 10th to W 19th) | - | - | - | - | - | - | 262,500 | 262,500 |
| W. 20th - Zone 3 Connection | - | - | - | - | - | - | 175,000 | - |
| 18th & Kellogg Reservoir Improvements | - | - | - | - | - | - | 1,125,000 | 1,125,000 |
| W. 45th Ave (Ely & Olympia) | - | - | - | - | - | - | 355,000 | 355,000 |
| Cascade St. (Highland to 45th) | - | - | - | - | - | - | 82,500 | 82,500 |
| W. Kennewick Ave. (Morain to Union) | - | - | - | - | - | - | 300,000 | 300,000 |
| Zone 2 Transmission Main | 14,463 | 135,537 | - | - | - | - | - | - |
| Zone 4 Reservoir - Thompson Hill | 4,714,849 | 690,151 | - | - | - | - | - | - |
| Zone 4 Reservoir Transmission Main | 236,974 | 31,446 | - | - | - | - | - | - |
| Zone 5 Reservoir Transmission Main | 293,943 | 550,000 | - | - | - | - | - | - |
| | 10,610,487 | 5,856,512 | 1,720,000 | 3,683,000 | 8,380,000 | 6,175,000 | 6,762,500 | 3,587,500 |
| SEWER SYSTEM IMPROVEMENTS | | | | | | | | |
| Sewer System Improvements | 1,841 | - | - | - | 130,000 | 130,000 | 130,000 | 130,000 |
| Beech St - 8th to Bruneau | 2,107,371 | 35,000 | - | - | - | - | - | - |
| Columbia Gardens | 102,016 | 697,984 | - | - | - | - | - | - |
| Easement Acquisition | - | 1,100,000 | - | - | - | - | - | - |
| W. Metaline | - | 484,000 | - | - | - | - | - | - |
| W. 5th | - | 6,000 | - | - | - | - | - | - |
| Edison St. Widening | - | 20,000 | - | - | - | - | - | - |
| Hildebrand - 10th to Southridge | 539,041 | 2,246,179 | - | - | - | - | - | - |
| Lift Station Improvements | 444,169 | 625,000 | 130,000 | 130,000 | - | - | - | - |
| Olympia St - CR397 to 27th | 244,979 | 60,021 | - | - | - | - | - | - |
| Sewerline Renewals and Replacements | 808,963 | 644,000 | 500,000 | 500,000 | 500,000 | 500,000 | 500,000 | 500,000 |
| Southridge LRF | 4,815 | - | - | - | - | - | - | - |
| UPRR 24"Trunk Line Replacement | - | - | 1,250,000 | 1,250,000 | - | - | - | - |
| Headworks Bypass & Upgrade to Influent Pump Sta | - | 400,000 | - | - | - | - | - | - |

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|---|---|---|---|---|---|---|---|---|
| Rehabilitation of Final Clarifiers 1 & 2 | - | 600,000 | - | - | - | - | - | - |
| Replace UV System | - | 1,300,000 | 1,000,000 | - | - | - | - | - |
| Emergency Backup Generator | - | 200,000 | - | - | - | - | - | - |
| Aerated Sludge Lagoon Effluent Lift Station | - | 200,000 | - | - | - | - | - | - |
| 32nd & Ione Lift Station | - | - | - | - | - | - | - | 317,000 |
| Columbia Dr. Interceptor | - | - | - | - | - | - | 1,477,000 | - |
| Union St. Collector | - | - | - | - | 252,000 | - | - | - |
| WAS Thickening & Anaerobic Digestion | - | - | - | - | 4,725,000 | 4,725,000 | 4,725,000 | 4,725,000 |
| Mechanical Dewatering of Digested Solids | - | - | - | - | 2,425,000 | 2,425,000 | 1,775,000 | 1,775,000 |
| Ridgeline Dr. Ext. Phase 3 | - | - | - | - | 500,000 | 500,000 | - | - |
| Ridgeline Dr. Ext. Phase 4 | - | - | - | - | 500,000 | 500,000 | - | - |
| Montana St (W 10th to W 19th) | - | - | - | - | 500,000 | 500,000 | - | - |
| Morain St Ext, (W 10th to W 19th) | - | - | - | - | - | - | 150,000 | - |
| Canyon Interceptor Crossing I-82 | - | - | - | - | - | - | 811,000 | 811,000 |
| Wastewater Treatment Plant Upgrade | 383,453 | 1,563,547 | 1,900,000 | - | - | - | 1,875,000 | 1,875,000 |
| UGA Utility Expansion | - | 125,000 | - | - | - | - | - | - |
| | 4,636,648 | 10,306,731 | 4,780,000 | 1,880,000 | 9,532,000 | 9,280,000 | 11,443,000 | 10,133,000 |
| | | | | | | | | |
| Combined Utility Improvements | 703,090 | 515,700 | 732,900 | 732,900 | 250,000 | 250,000 | 250,000 | 250,000 |
| Subtotal W/S Improvements | 15,950,225 | 16,678,943 | 7,232,900 | 6,295,900 | 18,162,000 | 15,705,000 | 18,455,500 | 13,970,500 |
| **LAND & FACILITIES** | | | | | | | | |
| Capital Improvement Fund: | | | | | | | | |
| Facilities Maintenance Program | 159,016 | 5,090,184 | 32,400 | 33,400 | 325,700 | 341,300 | 357,700 | 374,900 |
| Tree Removal | 3,791 | 60,000 | 20,000 | 20,000 | - | - | - | - |
| City Hall | 318,690 | 188,000 | - | - | - | - | - | - |
| Fire Station #61 | - | - | - | - | 2,600,000 | - | - | - |
| Fire Station #62 | 938 | - | 33,030 | - | - | - | - | - |
| Fire Station #63 | - | - | - | - | 5,500,000 | - | - | - |
| Fire Station #65 | 33,183 | 4,355,182 | - | - | - | - | - | - |
| Fire Station #66 | - | - | - | - | 5,100,000 | - | - | - |
| Building Demolition | - | 265,600 | - | - | - | - | - | - |
| Hildebrand/395 - KID Irrigation | 64,910 | - | - | - | - | - | - | - |
| KSD Parking Lot | - | - | 80,000 | 80,000 | - | - | - | - |
| Library | - | - | - | 37,250 | - | - | - | - |
| Columbia Park Aquatic Center | - | - | - | 25,000 | - | - | - | - |
| Frost Facility | 3,962 | - | 39,550 | 38,450 | - | - | - | - |
| Parks Restrooms | - | - | 25,000 | 25,000 | - | - | - | - |
| Land Acquisition | 711,718 | 3,300,000 | - | - | - | - | - | - |
| Subtotal Land & Facilities | 1,296,208 | 13,258,966 | 229,980 | 259,100 | 13,525,700 | 341,300 | 357,700 | 374,900 |
| OTHER IMPROVEMENTS | | | | | | | | |
| Capital Improvement Fund: | | | | | | | | |
| Other Improvements | 1,407,527 | 1,709,583 | 845,581 | 345,572 | 3,480,900 | 380,900 | 399,900 | 399,900 |
| PARK IMPROVEMENTS | | | | | | | | |
| Capital Improvement Fund: | | | | | | | | |
| Park Development/Construction: | | | | | | | | |
| Civic Center Athletic Area | - | 80,000 | - | - | - | - | - | - |
| Columbia Park Improvements | 327 | 30,000 | 325,000 | - | - | - | - | - |

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| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| Tennis and Hard Court Repairs | - | 172,000 | - | - | - | - | - | - |
| 4W 10th/CCB & Park Site | 6,670 | 177,705 | - | - | - | - | - | - |
| 1W Sunset Park | 2,768 | 112,634 | - | - | - | - | - | - |
| 2E Zintel/Underwood/Vancouver | 1,628 | 3,000 | - | - | - | - | - | - |
| 2W Scott | 2,808 | 38,192 | - | - | - | - | - | - |
| 3E Civic Area | 3,107 | 9,000 | - | - | - | - | - | - |
| 6W Southridge | 8,415 | 30,000 | - | - | - | - | - | - |
| 5W Grange | 6,640 | 10,000 | - | - | - | - | - | - |
| Subtotal Park Improvements | 32,363 | 662,531 | 325,000 | - | - | - | - | - |
| DEBT SERVICE | | | | | | | | |
| Capital Improvement Fund: | 1,225,505 | 1,558,413 | 772,403 | 643,744 | 615,988 | 461,615 | 180,000 | 180,000 |
| MISCELLANEOUS | | | | | | | | |
| Transfers | 15,794,001 | 32,770,939 | 12,068,986 | 11,514,794 | 12,190,337 | 12,091,543 | 11,477,504 | 12,616,209 |
| Total Expenditures | 51,837,755 | 93,674,804 | 31,001,350 | 25,913,610 | 52,870,325 | 33,724,758 | 34,893,304 | 32,660,409 |
| ENDING FUND BALANCE | 12,974,982 | 4,780,858 | 8,165,288 | 12,502,246 | 6,701,057 | 10,510,719 | 6,517,112 | 2,880,800 |
| TOTAL | $64,812,737 | $98,455,662 | $39,166,638 | $38,415,856 | $59,571,382 | $44,235,477 | $41,410,416 | $35,541,209 |

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| *Facilities* | *Description* | *Funding Sources* | *Timeframe* |
|---|---|---|---|
| **Water and Sewer** | | | |
| UGA Water & Sanitary Sewer Extensions | Provides for design and development of the routing of water and sanitary sewer lines to the UGA Expansion area south of I-82. | Capital Improvement Fund | 2015-2016 |
| E. 23rd Ave & Gum St Sewer Lift Station Improvement | This project will replace the existing wet/dry lift station built in 1976 with a more efficient submersible style pump lift station and monitoring system. | Water and Sewer Fund – PWTF Loan | 2015-2017 |
| Zone 2 Transmission Main | This project will install a water transmission main between the Golf Course Booster Station and the 10 million gallon Kellogg water reservoir. | Water and Sewer Fund | 2015-2016 |
| W. Metaline Water & Sewer Improvements | Replace existing undersized 6" AC water main and add sanitary sewer main to serve areas currently without sewer. | Water and Sewer Fund | 2015-2016 |
| Wastewater Treatment Plant Upgrades | Replacement of UV disinfection system, add backup power for UV system, effluent lift station for lagoon sludge, headworks bypass and aeration upgrade to HRT. | Water and Sewer Fund | 2015-2020 |
| Zone 5 Reservoir Transmission Main | Complete the transmission main between Canyon Lakes Zone 5 Reservoir and Thompson Hill Zone 5 Booster Station. The pipe provides redundancy and capacity in our water system to support water services to the Southridge & Canyon Lakes development areas and the future UGA growth are south of I-82. | Water and Sewer Fund | 2015 |
| Biosolids Removal | Remove biosolids from lagoon #2 which is at capacity requiring removal of biosolids to return it to proper operation. | Water and Sewer Fund | 2017 |
| **Parks** | | | |
| Hansen Park | Improvements to the newly development Hansen Park. | Capital Improvement Fund | 2015 |
| **Fire** | | | |
| New Fire Station 65 6400 W. 10th. | Design and construction of a new Fire station. | GO Bond | 2015-2016 |
| Replace Fire Station 63 | Design and construction of a new Fire station. | Bonding or Capital Improvement | 2019 |
| Remodel Fire Station 61 | Design and construction | Bonding or Capital Improvement | 2019 |
| Future Fire Station 66 Southeast Kennewick | Design and construction of a new Joint Agency Fire station. | Bonding or Capital Improvement | 2021 |
| Future Fire Station 67 Southridge area of Kennewick | Design and construction of a new Fire station | Bonding or Capital Improvement | 2022 |

# IMPLEMENTATION

## ESTABLISHING PRIORITIES AND PHASING

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In order to implement the Capital Facilities Plan, Kennewick established priorities for the projects based on the forecast of where major growth would occur in the next 20 years. Currently the City's water, sewer and transportation plans are geared towards ~~the~~ priority areas. The selection and prioritization of capital improvement projects included in the Capital Facilities Plan is ultimately based on City Council approval. The plan is recommended to the full City Council by the Council Infrastructure Sub-Committee, which consists of three council members and is led by city staff. The Committee's recommendation represents a consensus of the Committee and is based on a thorough review and prioritization of potential projects and the capital program as a whole. ~~This process identified priority areas for the City for the 2013/2014 biennium.~~ Appropriation of funding for capital projects during the biennial budget and CIP process is a major tool for Capital Facilities Plan implementation. The major project list above indicates the priorities for some capital projects. Projects are phased based on the available funding, and degree of necessity which eventually establishes the priority list.

REASSESSMENT
GMA requires the Land Use Element to be reassessed periodically. Kennewick's Capital Facilities Plan will also be updated based on the reassessment of the Land Use Element of the Comprehensive Plan. The purpose of this requirement is to ensure that adequate facilities are available at the time any major land use changes are implemented. If the anticipated funding for needed capital facilities falls short, the reassessment of the Land Use Element should determine what changes are practical and needed to be made.

Kennewick's Land Use Element and Zoning Code in the policy section establish the procedure and criteria for reviewing the Land Use Element and all other elements of the Comprehensive Plan. The City is currently consistent with the growth and facilities demand.

The ~~F~~following measures are used for monitoring and reassessment:

- Re-evaluate the land use plan in the annual Comprehensive Plan Amendment process
- Periodic GMA Comprehensive Plan update every ~~7~~ 8 years
- The biennial CIP and budget process
- Annual CIP budget monitoring reports with quarterly updates
- The Transportation Improvement Program (TIP)
- Periodic Water, ~~and~~ Sewer and Stormwater Plans update
- Concurrency requirement in the development review process

Strategy for 20-year includes:

- Establishing the 20 year UGA
- Plan to serve the UGA in the next 20 years
- Revisit the Capital Facilities Plan every ~~7~~ 8 yrs

# GOALS AND POLICIES

Goal 1: Provide Capital facilities based on the countywide projected growth.

Policies

1. Forecast future needs based on population growth and distribution of growth as indicated in the land use plan. Locate and extend facilities only within the Urban Growth Area (UGA) in a way that is consistent with the land use plan.

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Goal 2: Maintain Consistency between the Capital Facilities Plan, Land Use Element, and the Financing Plan.

Policies

1. Prioritize capital needs that are consistent with overall planning goals.
2. Reassess and update the Land Use Element periodically to ensure that capital facility needs, financing and service levels are consistent.
3. Ensure that level of service standards are being met within a reasonable amount of time to address impacts of development.

Goal 3: Provide adequate facilities and services to ~~achieve concurrency as developments occur~~ serve new and existing development at desired service levels.

Policies

1. ~~Use the Concurrency Ordinance (KMC 4.12.055) for regulatory responses and guidance in absence of concurrency in project proposals.~~ Ensure adequate public facilities are in place concurrent with development. Concurrent with development shall mean the existence of adequate facilities, strategies, or services when development occurs or the existence of a financial commitment to provide adequate facilities, strategies, or services within six years of when development occurs.
2. Add parkland, open space, green belt, trails and recreational facilities as growth occurs, consistent with the City's Parks and Recreation plan. Include consideration of neighborhood scale facilities to provide more local, convenient access to nearby residents.
3. Provide a diverse range of public recreation opportunities for all citizens of the City of Kennewick.
4. Coordinate planned capital investments across departments and with non-city-managed service providers.
5. Use level of service standards to evaluate adequacy of facilities.

Goal 4: Provide adequate resources for capital projects and make efficient use of fiscal and other resources.

Policies

1. Use best management practice and best available technology in developing and managing all capital facilities and services.
2. Practice potable water and wastewater conservation.
3. Recover costs related to the extension of new services.
4. Address stormwater management consistent with Ecology manuals for Eastern Washington. Promote low-impact development techniques appropriate to site conditions and land use goals.
5. Encourage and support public/private partnerships to provide and/or finance public facilities or amenities, such as parks and open spaces.
6. Encourage development in areas where new facilities can be provided in an efficient manner.

# CAPITAL FACILITIES PLANNING REFERENCES

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Functional plans guide the growth and planning of specific capital facilities. These plans are integral to ensuring that capital facilities are available and capacities are sufficient to accommodate growth as it occurs. The following plans have been adopted by the City. The most current version of these plans may be referred to for more detailed information about existing and planned facilities and levels of service standards.

- City of Kennewick, Water Comprehensive Plan
- City of Kennewick, Comprehensive Stormwater Plan
- City of Kennewick, Transportation Element
- City of Kennewick, General Sewer Plan
- City of Kennewick, Comprehensive Parks and Recreation Plan

# ~~UTILITIES~~

~~RCW 36.70A.070; WAC 365.195.320~~

## INTRODUCTION

This section addresses utilities owned and operated by entities other than the City such as electricity, telecommunication and natural gas. In Kennewick, these are provided by the Benton County Public Utility District (Benton PUD), Cascade Natural Gas Company (CNG), Charter Cable, Verizon telephone, Waste Management of Kennewick (WMK), Kennewick Irrigation District (KID) and Columbia Irrigation District (CID). The City owned utilities such as water and sewer are discussed in the Capital Facilities section of the Comprehensive Plan.

Rather than each utility being planned independently, it is more efficient for a coordinated effort to provide such utilities. The Benton-Franklin Utility Coordinating Council works to address some of these issues. The Council is comprised of members from local jurisdictions and utility companies. The City and utility providers also participate in energy conservation measures through recycling, green power, and energy efficient construction methods.

## STATUTORY REQUIREMENTS UNDER GMA

Utilities are mandated items for the Comprehensive Plans of the cities and counties in Washington State, according to the Washington State Growth Management Act (GMA). The GMA requires municipalities to address general location, proposed location and capacity of all existing and proposed utilities including but not limited to, electrical lines, telecommunication lines, and natural gas lines. GMA suggests that cities and counties coordinate with non-municipal service providers to include an analysis of capacity needs of various utilities over the 20-year planning period. Utilities discussed in this section only include non-city owned utilities. City owned utilities such as water and sewer are discussed in the Capital Facilities section of the Comprehensive Plan.

## FACILITIES AND DISTRICT CHARACTERISTICS

Non-City owned utilities are those utilities privately owned or owned by public entities other than the municipality in which they provide services. Usually electric lines, telecommunication lines, and natural gas lines fall under this category. Non-City owned utilities that serve Kennewick are:

- The Bonneville Power Administration (BPA)
- Benton County Public Utility District
- Cascade Natural Gas Company
- Kennewick Irrigation District (KID)
- Columbia Irrigation District (CID)
- Charter Cable
- Verizon telephone, and
- Waste Management of Kennewick (WMK)

Unlike City utilities providing services mostly to City residents, non-City owned utilities are not necessarily restricted by City boundaries. They have the option of serving customers both in the City and in the surrounding areas. Service districts for these utilities are varied in size and

boundaries, and are established in a myriad of ways. Generally, franchise agreements between the City and the utility provider determine conditions and terms of the service.

Most of the boundaries of these service districts overlap, and some are identical with existing City boundaries. Charter Cable, part of a multi-state corporation, is usually available only to residents within the City limits. Some subdivisions in the County adjacent to the City also receive the cable service. The Benton County Public Utility District (PUD), the local provider of retail electricity to Kennewick, operates as a locally regulated and controlled wholesale customer ~~subsystem~~ of the Bonneville Power Administration, which is directed by the U.S. Department of Energy. The BPA is a multi-state conglomerate with many area and district offices serving the northwestern United States.

Kennewick and Columbia Irrigation Districts are local public agencies of the State of Washington and work as quasi-municipal corporations. They deliver irrigation water in Kennewick, Richland, West Richland and Benton City. Cascade Natural Gas Corporation is a multi-state corporation, operating at the local level by a City franchise agreement. Another multi-state corporation, Verizon, provides telephone service to Kennewick through a franchise agreement.

Currently there is a Utility Coordinating Council administered by the Benton-Franklin Council of Governments, whose responsibilities include coordinating trenching, mapping, and long-range planning. The Council also deals with the locating of underground utilities in accordance with the "U-Dig" law. The Council is comprised of members from cities within Benton and Franklin Counties, Cascade Natural Gas, Kennewick Irrigation District, Benton PUD, and several other local pipeline companies and utility providers.

# GENERAL LOCATION AND CAPACITY

## ELECTRICITY

Bonneville Power Administration does not directly provide electricity to the City of Kennewick. They have approximately 400 substations and 14,000 circuit miles of transmission lines, with some located in and around Kennewick. Both 115 kV and 230 kV transmission facilities cross Kennewick, requiring either ownership of the land on which these lines cross or more commonly, owning the rights to the land as right-of-ways. These are easements restricting encroachments on that land, and are maintained by the BPA.

Electricity to the City of Kennewick and various outlying areas is actually provided by ~~the Benton County~~ Public Utility District No. 1 of Benton County, also known as Benton PUD, located at 2721 W 10th Ave. Benton PUD receives the~~ir~~ vast majority of its electricity from the Bonneville Power Administration~~,~~ with some ~~power~~ purchases from wholesale power markets to cover peak usage periods ~~and their own generation~~. To help meet state renewable portfolio standards Benton PUD also purchases ~~their green power and renewable~~ energy from Energy Northwest's Nine Canyon Windfarm located just south of Kennewick and the White Creek Windfarm ~~Klickitat PUD's landfill gas-to-energy powerplant in~~ located near Goldendale, Washington. They serve five subsystems in this region: Kennewick Urban, Benton City, Prosser, Columbia River irrigation projects, and Hanford/Cold Creek. Only the Kennewick Urban subsystem is discussed in this section.

The Kennewick Urban subsystem is supplied by ten miles of 115kV transmission line, ~~seven~~ eight substations located throughout the City and 54~~0~~ electric distribution feeders. Each feeder

is designed ~~responsible for~~ to supply~~ing~~ the electrical current for several sub-regions, with the capacity to switch to other feeders if an equipment failure ~~emergency~~ should occur ~~arise~~. These feeders are the basic unit of electricity planning and are typically designed to carry a maximum load of 8,000 kW under normal system conditions and 12,000 kW ~~each~~ under emergencies. ~~Even though this is the maximum load, when a feeder reaches the 8,000 kW level of demand, plans are made to relieve it so that a reserve of 4,000 kW can always be retained.~~ For planning purposes, each new residential customer ~~house~~ of ~~in~~ the District can be assumed to contribute ~~is anticipated to draw~~ 10 kW to the distribution feeder load. Using this figure, every 800 new residential buildings will require a new feeder line.

## NATURAL GAS

Cascade Natural Gas Corporation is a natural gas distribution company with a local office located at ~~200 N. Union~~ 8113 W. Grandridge Boulevard in Kennewick. Cascade Natural Gas Corporation provides service to over 232,000 customers, in 95 communities in the states of Washington and Oregon. In 2005, Cascade provided natural gas service to 4,454 residential customers and 1,131 commercial customers in the Kennewick area. Cascade expands its services to businesses and neighborhoods based on the demand. The average therm usage per residential customer is 683 therms. Each therm of natural gas contains 100,000 British Thermal Units (BTU) of energy.

## IRRIGATION WATER

Irrigation water in Kennewick is provided by the Kennewick Irrigation District (KID), and Columbia Irrigation District (CID). In areas where there is no irrigation water, City water is used to meet the minimum irrigation requirements.

**KID**

The Kennewick Irrigation District delivers irrigation water and promotes related water activities, as authorized by Washington State statutes and Federal laws. The District operates and maintains over 88 miles of canal from Chandler to Hover. Water is diverted into the main canal at Chandler which is approximately 11.5 miles southeast of Prosser on the Yakima River and Hover is across the Columbia River from the Boise Cascade Pulp Mill. KID also delivers water around Badger Mountain via the Badger East Canal which ends close to the Tri-City Raceway in West Richland. It operates and maintains 144 Local Improvement Districts. It also serves through Private Lines Areas (PLA).

In Kennewick, KID delivers irrigation water to most of the City except for some areas to the north, east and southwest. It also operates and maintains ~~two~~ one domestic water systems, ~~one of which, Elliot Lake, is located southeast of Kennewick within Kennewick's Urban Growth Boundary~~. Within Kennewick's UGA, it has 117 Local Improvement Districts (LID). The following table indicates canals and laterals with the service area acreage. The attached map shows KID's service area within the Urban Growth Boundary.

Table 1: KID Canals and Service Area

| Canals and Laterals | Area in acres |
|---|---|
| Main Canal Division III | 439 |
| Main Canal Division IV | 2443 |
| Highland Feeder | 1429 |
| Highlift Canal | 3847 |
| Lowlift Canal | 785 |

| | |
|---|---|
| West Extension | 249 |
| Amon Pump Lateral | 1360 |

**CID**

The Columbia Irrigation District system consists primarily of open canals, both lined and unlined, which total approximately 41 miles in length. The system begins at Wanawish Dam where water is diverted from the Yakima River into the main canal. The CID is one of the oldest irrigation entities on the Yakima River System. Its water rights date back to the end of the 19th century. The CID is located along the Yakima and Columbia Rivers, stretching from West Richland to Finley and in between, serves portions of the City of West Richland, City of Kennewick, and rural Benton County. It delivers irrigation water to approximately seven thousand parcels and ten thousand acres.

In Kennewick, the Columbia Irrigation District serves the north and east sides of Kennewick. CID canals in Kennewick run along the eastern part of the City as well as northern part parallel to Canal Drive and SR 240. It serves about 700 acres, in 2000 parcels within the City boundary. The attached map obtained from CID's webpage shows the service area within Kennewick's Urban Growth Boundary.

## TELEPHONE

Basic and enhanced telecommunication services in Kennewick and much of the Northwest is provided by Verizon Northwest. Long distance service is available from Verizon, as well as from various other long distance carriers. In many cases, Verizon can also provide filer-fed and/or high-speed broadband facilities. Verizon has expanded its DSL network, and that service is available in much of the Kennewick area. Provisioning of communication facilities to commercial and residential developments takes place concurrent with growth, typically underground.

Besides landlines, Kennewick is being served by various cellular phone companies. Such wireless services are provided through cell towers, and/or collocations. Cell tower sites are regulated through the Kennewick Municipal Code. Collocations in existing structures are strongly encouraged in order to minimize the adverse visual impacts of such facilities.

## CABLE TELEVISION

Charter Communications provides Basic, Expanded Basic, Digital Service, High Speed Internet Access, Impulse Pay Per View and Video On Demand services to residents in the Tri-Cities area. Service is provided within the Kennewick City limits by franchise agreement. Charter's privacy policy does not allow the city to release the number of customers Charter serves. Service expansion is planned using the general figure of 15 residences per each quarter mile of cable line.

## GARBAGE COLLECTION

Waste Management of Kennewick (WMK) provides garbage collection services under a franchise agreement with the City. Subscription to service is mandatory for health and safety reasons. Pick up of garbage is weekly from residential homes and businesses at a minimum. Curbside residential recycling is available at no extra cost to the subscriber. There are five drop-box recycling centers placed within the community for businesses and multi-family recycling. Waste Management also operates a transfer station at 2627 S. Ely Street. This facility is open six days a week, Monday through Saturday. A free dump coupon program has replaced the Spring and Fall free dump weeks. Each residential customer in good standing may receive

coupons for 12 free dumps valid any day throughout the year. There is an additional post holiday free dump week immediately following Christmas. There is solid waste disposal at the transfer station as well as a recycle buyback center. Recyclables are also collected from residences and businesses, as well as debris from construction and demolition projects. All recyclables are taken to Clayton Ward Recycling in Kennewick. All other waste is taken to Columbia Ridge. No sorting is done. The present franchise agreement with Waste Management is due to expire in ~~2014~~ 2025.

~~Waste management facilities in Kennewick are considered Essential Public Facilities and are regulated according to the requirements in the Essential Public Facilities section in the Comprehensive Plan.~~

# FUTURE NEEDS

Supply of these various utility services to customers is provided using established and tested guidelines. These guidelines are used as the basic determination of long-range planning for maintenance and expansion of the systems. For planning purposes, the guidelines are converted and defined on a per capita basis. Each utility has its own level of service calculations and capacity levels used for long-range planning.

Cascade considers 683 therms as the average therm usage per residential customer. Each therm of natural gas contains 100,000 British Thermal Units (BTU) of energy. For electricity planning purposes, each new customer house in the District is anticipated to draw 10 kW. Using this figure, every 800 new residential buildings will require a new feeder line. As Kennewick grows, both in population and size, these levels of service can be combined with the projected growth figures to determine the anticipated supply that must be made available in the future to adequately service the new areas.

Cascade Natural Gas continues to expand its service to businesses and neighborhoods where there is a demand. Charter Cable provides services mainly within the City limits and expands according to demand. Verizon has already expanded its service to most of the Kennewick Urban Growth Area. Irrigation districts' (KID and CID) plans currently do not indicate any major expansion of the facilities. WMK is serving the City based on the demand and has no future plan for major facility expansion.

## ELECTRICITY

Benton PUD's forecast is based on its entire service area within Benton County. The 2016 Ten Year Load and Customer Forecast Base Case Scenario predicts a five year Average Annual Rate of Growth (AARG) of 0.41**%**. By the year 2025, this would result in an annual average power increase of **10 average megawatts (aMW)** over the 2015 load of 205 aMW at the Bonneville Power Administration Points of Delivery (POD) which includes distribution system losses. ~~The 2005 Retail Energy Sales Ten-Year Forecast (Load Forecast) Medium Case Scenario predicts an average annual rate of growth of 1.22%. By the year 2015 this would result in an increase of 27 aMW over the 2004 actual of 188 aMW at the BPA points of delivery. The Ten-Year low, medium and high retail energy forecasts are each stand-alone forecasts. The low forecast represents a low customer growth and mild weather scenario. The medium forecast represents average customer growth and an averaging of the heating and cooling degree-days over the last ten years. The high forecast represents a high customer growth and an extreme weather scenario.~~

Table 2: Benton PUD Projection by Sector - Customer and Medium Case Energy Sales

| | Customers Actual 2007 | Customer Projected 2012 | Customer Projected 2015 | Energy Sales Projected 2018 MWH |
|---|---|---|---|---|
| Residential | 38,285 | 42,402 | 47,807 | 798,009 |
| Small/Med General Services | 4,989 | 5,502 | 6,142 | 339,062 |
| Large General Services | 131 | 143 | 153 | 306,352 |
| Industrial | 3 | 3 | 3 | 51,828 |
| Small Irrigation | 609 | 617 | 635 | 15,922 |
| Large Irrigation | 116 | 101 | 101 | 410,559 |
| Street Lights | 9 | 9 | 9 | 5,100 |
| Yard Lights | 1448 | 1,451 | 1,473 | 1,053 |
| **Total** | **45,944** | **50,582** | **56,677** | **1,930,732** |

The majority of Benton PUD's wholesale electricity is supplied by the Bonneville Power Administration (BPA) under what is referred to as a Slice/ Block contract. BPA's power supply consists primarily of the electricity produced by federal Columbia and Snake River hydroelectric power plants along with Energy Northwest's Columbia Generating Station nuclear power plant located near Richland, Washington. Under the Slice portion of the BPA contract Benton PUD has rights to sell surplus hydroelectric power produced above their electricity demand but must make up the difference with purchases in the wholesale power markets when demand is above their BPA contract amount. The balance of Benton PUD's power supply portfolio consists of 50 megawatts (MW) of the Frederickson 1 Generating Station Combined Cycle Combustion Turbine, approximately 5.4 average MW from the Nine Canyon and White Creek wind farms and about 1 average MW from the Packwood Lake Hydroelectric Project. Benton PUD's power supply portfolio with very low river flows (critical hydro conditions) is expected to supply enough electricity to meet expected loads on an average annual basis through 2022. Under average water flow conditions the current power supply is adequate through 2034.

Benton PUD is participating in the Bonneville Power Administration conservation program to promote energy conservation in the service area territory. It owns portions of the Fredrickson and Finley generating plant that are currently being sold into the market but are available to serve local load and system peak. Benton PUD also contracts for renewable energy and as a slice utility it also has the ability to buy and sell power on the spot market to meet the current and future energy needs of the customers.

Table 3: Benton PUD Customer Projection for Kennewick

| | Customer Actual 2005 | Customer Projected 2011 | Customer Projected 2022 |
|---|---|---|---|
| Residential | 24,908 | 26,865 | 30,003 |
| Small/Med General Services | 3,483 | 3,654 | 4,084 |
| Large General Services | 63 | 65 | 67 |
| Industrial | NA | | |
| Small Irrigation | NA | | |
| Large Irrigation | NA | | |
| Street Lights | Done as systems | Done as systems | Done as systems |
| Yard Lights | 441 | 441 | 441 |
| **Total** | **28,895** | **31,025** | **34,595** |

| Retail Load Forecast by Customer Class (aMW) (Effects of Conservation) | | | |
|---|---|---|---|
| *(Medium Case)* | 2015 Actual | 2025 Forecast *(with Conservation)* | 2025 Forecast *(No Conservation)* |
| Residential | 75.97 | 83.87 | 86.60 |
| Small General Service | 13.87 | 14.63 | 15.33 |
| Medium General Service | 20.85 | 21.75 | 22.76 |
| Large General Service | 25.82 | 24.61 | 25.92 |
| Industrial | 7.64 | 8.31 | 8.58 |
| Small Irrigation | 1.88 | 1.79 | 1.79 |
| Large Irrigation | 51.57 | 52.29 | 52.29 |
| Street Lights | 0.31 | 0.28 | 0.28 |
| Security Lights | 0.16 | 0.17 | 0.17 |
| Unmetered | 0.35 | 0.36 | 0.36 |
| **Total** | **198.40** | **208.07** | **214.08** |

| Customer Forecast by Customer Class | | | |
|---|---|---|---|
| *(Medium Case)* | 2015 Actual | 2020 Forecast | 2025 Forecast |
| Residential | 42,375 | 45,040 | 47,576 |
| Small General Service | 4,828 | 5,159 | 5,477 |
| Medium General Service | 758 | 823 | 889 |
| Large General Service | 151 | 165 | 178 |
| Industrial | 3 | 3 | 3 |
| Small Irrigation | 560 | 535 | 507 |
| Large Irrigation | 234 | 295 | 349 |
| Street Lights | 9 | 9 | 9 |
| Security Lights | 1,482 | 1,519 | 1,546 |
| Unmetered | 362 | 362 | 365 |
| **Total** | **50,762** | **53,910** | **56,899** |

# GOALS AND POLICIES

**Goal 1: Coordinate non-City owned utilities for supply and efficiency.**

**POLICIES**

1. Support coordinated service extensions of all utilities to new developments.
2. ~~Coordinate among adjacent planning jurisdictions. Develop a coordinated process for~~

~~siting regional utility facilities in a timely manner;~~ Support the Benton-Franklin Utility Coordinating Council in order to site regional utility facilities in a timely manner.

**Goal 2: Support conservation measures for new construction & renovation.**

**POLICIES**

1. Promote joint use of transportation rights of way and utility corridors where possible.

2. Siting of necessary new utility facilities shall be consistent with the growth indicated in the land use element. Opportunities to renovate existing utilities before adding new facilities should be considered.

3. Encourage green building principles in construction and renovation using alternative energy, energy efficient utility fixtures and recycling.

**Goal 3: Encourage aesthetic compatibility of utility facilities with surrounding land use and opportunities to develop recreation facilities.**

**POLICIES**

1. Encourage underground placement of new utilities. Coordinate with other utility providers to ensure that the use of right-of-ways and easements ~~are conducive of good streetscape environment~~ meet City street and landscape standards.

2. Utilize franchise agreements to accomplish under-grounding of new and existing facilities.

3. Utilize street reconstruction projects to increase the amount of underground utilities.

4. Encourage irrigation district right-of-ways to be use for connecting trails ~~whenever possible~~ consistent with the City's Parks, Recreation, and Open Space Plan.

**Goal 4: Promote access to telecommunications services for businesses and residents and site new telecommunications facilities in a way that minimizes impacts.**

**POLICIES**

1. Promote the timely and orderly expansion of all forms of telecommunications service within the City and its planning area.

2. Coordinate with communication utilities to ensure adequate telephone services and high speed technology services in the community.

3. Require the placement and design of wireless communication facilities in a manner that minimizes the adverse impacts on adjacent land uses.

4. Require the siting and location of telecommunications facilities be accomplished in a manner that minimizes adverse impacts on the environment and adjacent land uses.

# IMPLEMENTATION

## Utility Review

- KMC 5.56 – Public Works and Construction Standards
- KMC 9.04 – Garbage
- KMC 17.10.220 Final Plat – Utility Companies
- KMC 17.20.010~~(18 & 20)~~ Design & Construction
- City of Kennewick Standard Specifications and Details for Municipal Public Works Construction
  - standard drawing numbers 2-1 through 2-5 (KMC 5.56.030 (7) and 5.56.040)
- DPW policies on street improvement

## Underground Utilities

- KMC 5.56.260 and 5.56.270 - Installation of underground utilities
- KMC 17.20.020 – underground utilities and street lights.
- Design Standards – arterial and residential street landscaping
- Franchise agreement between the City and PUD
- KAC 12.80– Right-of-Way procedure
- Recommended guidelines from Benton Franklin Utility Coordination Council
- RCW 19.122 – Underground Utilities

## Siting

- Kennewick Comprehensive Plan Land Use Element and Essential Public Facilities Element

## Re-Cycling and Green Building

- KMC 9.04.110 – Resource Recovery
- Washington State Energy Code – Chapter 51-11 WAC