



CITY COUNCIL REGULAR MEETING AGENDA
Monday, December 17, 2018, 7:00 PM
City Hall, 616 NE 4th Avenue

NOTE: For public comment, state your name & address, limit to 3 min. Written comments to be given to the Clerk. If a public hearing/quasi-judicial matter, special instructions are provided.

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

IV. PUBLIC COMMENTS

V. CONSENT AGENDA

- A. December 3, 2018, Camas City Council Regular and Workshop Meeting Minutes

 [December 3, 2018 Camas City Council Workshop Meeting Minutes - Draft](#)
[December 3, 2018 Camas City Council Regular Meeting Minutes - Draft](#)

- B. Automated Clearing House and Claim Checks Approved by Finance Committee

- C. \$6,153.72 Brix Paving Northwest Asphalt Overlay Final Pay Estimate; accept the project as complete (Submitted by Denis Ryan)

 [Final Pay Estimate](#)

- D. \$61,340.62 November 2018 Emergency Medical Services (EMS) Write-off Billings; Monthly Uncollectable Balance of Medicare and Medicaid Accounts (Submitted by Pam O'Brien)

- E. \$4139.00 2015-2018 Uncollectable Parking Tickets Write Offs (Submitted by Pam O'Brien)


- F. \$121,551.17 2018 Emergency Medical Services (EMS) Write-off Billings; Yearly Uncollectable Balance of Accounts in Collection (Submitted by Pam O'Brien)

- G. \$4,110.80 2018 Previous Property Owners Unpaid Final Utility Bill Write-offs (Submitted by Pam O'Brien)


- H. \$132,102.74 Garland/DBS Inc. Wastewater Treatment Plant Roofing Contract (Submitted by Sam Adams)

 [Garland-DBS WWTP Roof Contract](#)

- I. \$510,251.96 PBS Engineering and Environmental Inc. NE Lake Road and NE Everett Street Intersection Improvements Design Professional Services Agreement (Submitted by James Carothers)

 [Lake Road and Everett Consultant Contract](#)
[Lake and Everett Intersection Improvements Staff Report](#)

- J. Green Mountain Planned Residential Development Final Plat Phases 1H, 1G, and 1I
Presenter: Robert Maul, Planning Manager

 [Staff Report](#)
[Phase 1H-Page 1](#)
[Phase 1H-Page 2](#)
[Phase 1G-Page 1](#)
[Phase 1G-Page 2](#)
[Phase 1I-Page 1](#)
[Phase 1I-Page 2](#)

NOTE: Consent Agenda items may be removed for general discussion or action.

VI. NON-AGENDA ITEMS

- A. Staff
- B. Council

VII. MAYOR

- A. Announcements
- B. Mayor's Volunteer Spirit Award
- C. Camas City Council Committee Appointments

 [2019 Council Appointments](#)

VIII. MEETING ITEMS

- A. Public Hearing for Green Mountain Estates Latecomer Reimbursement Agreement
Presenter: James Carothers, Engineering Manager

 [Green Mountain Estates Latecomer Hearing Staff Report](#)
[Green Mountain Estates Latecomer Reimbursement Request Letter](#)
[Green Mountain Estates Latecomer Agreement Draft](#)
[Green Mountain Estates Latecomer Calculations Summary](#)
[Green Mountain Estates Latecomer Calculations Map](#)
[Green Mountain Estates Latecomer Calculations Contractor Costs](#)

- B. Public Hearing for CLB Washington Solutions 1, LLC Latecomer Reimbursement Agreement
Presenter: James Carothers, Engineering Manager

-  [CLB Latecomer Hearing Staff Report](#)
- [CLB Pump Station Reimbursement Request Letter](#)
- [CLB Latecomer Agreement Draft](#)
- [CLB Latecomer Calculations Summary](#)
- [Calculations Appendix A Cost Breakdown](#)
- [Calculations Appendix B ERU's per Tax Lot](#)
- [Calculations Appendix C Contractor Nutter Invoice](#)
- [Calculations Appendix D Contractor RC NW Invoice](#)
- [Calculations Appendix E Consultant R&W Invoice](#)
- [Calculations Appendix F City of Camas Cost Estimate for Basin](#)
- [Calculations Appendix G Ingle Road Plan and Profile](#)
- [Calculations Appendix H Length of GM PRD Frontage on Ingle Rd.](#)
- [Calculations Appendix I City of Camas Sewer Basin Map for Northshore](#)
- [Calculations Appendix J Tax Lots in Pump Station Service Area](#)
- [Calculations App. K Prelimi. Plats for Parcels in PS Service Area](#)

- C. Resolution No. 18-014 Creating New Position of Lead Wastewater Treatment Plant Operator

Presenter: Jennifer Gorsuch, Administrative Services Director

 [Res. No. 18-014 Creating New Position of Lead Wastewater Treatment Plant O](#)

- D. Collective Bargaining Agreement between the City of Camas and AFSCME Local 307CC for 2017-2022

Presenter: Jennifer Gorsuch, Administrative Services Director

 [AFSCME 2017-2022](#)

- E. Resolution No. 18-016 Increasing Library Petty Cash Account to \$300

Presenter: Cathy Huber Nickerson, Finance Director

 [Resolution No. 18-016 Increase Petty Cash](#)

- F. Ordinance No. 18-024 Adopting the City of Camas 2019-2020 Biennial Budget

Presenter: Cathy Huber Nickerson, Finance Director

 [Ordinance No. 18-024 2019-2020 Biennial Budget](#)

[2019-2020 Biennial Budget Attachment A](#)

- G. Ordinance No. 18-026 Amending the Capital Improvement Plan (CIP) Concurrent with the City of Camas 2019-2020 Biennial Budget

Presenter: Phil Bourquin, Community Development Director

 [Ordinance No. 18-026 Amending the Capital Improvement Plan](#)

[Capital Improvement Plan](#)


- H. Ordinance No. 18-027 Relating to Consideration of Proposed Revisions to the City of Camas Comprehensive Plan

Presenter: Sarah Fox, Senior Planner

 [Ordinance No. 18-027 Proposed Revisions to the City Comp Plan](#)
[Attachment A - Zoning Map](#)

- I. Ordinance No. 18-028 Amending and Replacing Chapter 13.52 of the Camas Municipal Code Relating to Water System Development Charges

Presenter: Steve Wall, Public Works Director

 [Water System Development Charges Staff Report and Summary](#)
[Ordinance No. 18-028 Chapter 13.52 Water SDC](#)
[Redline DRAFT Chapter 13.52 WATER SDCs](#)

- J. Ordinance No. 18-029 Amending Certain Provisions of Sections 13.72.040 and 13.72.060 of the Camas Municipal Code (CMC) Relating to Sewer Service Development Charges

Presenter: Steve Wall, Public Works Director

 [Ordinance No. 18-029 Chapter 13.72 SEWER SDC](#)

IX. PUBLIC COMMENTS

X. ADJOURNMENT

NOTE: The City welcomes public meeting citizen participation. For accommodations; call 360.834.6864.



CITY COUNCIL WORKSHOP MEETING MINUTES - DRAFT
Monday, December 3, 2018, 4:30 PM
City Hall, 616 NE 4th Avenue

I. CALL TO ORDER

Mayor Shannon Turk called the meeting to order at 4:30 p.m.

II. ROLL CALL

Present: Greg Anderson, Bonnie Carter, Don Chaney, Steve Hogan and
Melissa Smith

Excused: Deanna Rusch

Staff: Sam Adams, Phil Bourquin, Pete Capell, James Carothers, Jennifer
Gorsuch, Cathy Huber Nickerson, Mitch Lackey, Heather Rowley, Nick Swinhart,
Connie Urquhart and Steve Wall


Press: No one from the press was present

III. PUBLIC COMMENTS

Emma Cox, Camas, commented about the Camas Youth Advisory Council
(CYAC).


IV. WORKSHOP TOPICS

- A. Slow Sand Water Treatment Plant pH Adjustment Contract
Presenter: Sam Adams, Utilities Manager

 [Water Treatment Plant pH Staff Report](#)
[Water Treatment Plant pH Project Contract](#)


This item will be placed on the December 17, 2018 Consent Agenda for Council's
consideration.

- B. NE Lake Road and NE Everett Street Intersection Improvements Consultant
Contract
Presenters: James Carothers, Engineering Manager and Steve Wall, Public
Works Director

 [Lake and Everett Intersection Improvements Staff Report](#)
[Lake and Everett Intersection Improvements Contract Scope](#)

Carothers provided and discussion ensued. This item will be placed on the
December 17, 2018 Consent Agenda for Council's consideration.

- C. System Development Charge Review
Presenter: Steve Wall, Public Works Director

 [System Development Charge Update](#)
[Redline DRAFT Chapter 13.52 Water SDC](#)
[DRAFT Ordinance Chapter 13.52 WATER SDC](#)
[Redline DRAFT Chapter 13.72 Sewer SDC](#)
[DRAFT Ordinance Chapter 13.72 SEWER SDC](#)

Wall reviewed the presentation and discussion ensued. This item will be placed on the December 17, 2018 Regular Meeting Agenda for Council's consideration.

- D. Public Works Miscellaneous and Updates
Details: This is a placeholder for miscellaneous or emergent items.
Presenter: Steve Wall, Public Works Director

Wall requested Council's direction regarding roof repairs at the Wastewater Treatment Plant.

- E. Community Development Miscellaneous and Updates
Details: This is a placeholder for miscellaneous or emergent items.
Presenter: Phil Bourquin, Community Development Director

Bourquin commented about the CYAC, the Economic Development Ad-Hoc Committee and the development review process.

- F. 2019 City of Camas Legislative Agenda
Presenter: Pete Capell, City Administrator

 [2019 Legislative Agenda](#)

Capell reviewed the draft 2019 Legislative Agenda and discussion ensued.

- G. City Administrator Miscellaneous Updates and Scheduling
Details: This is a placeholder for miscellaneous or scheduling items.
Presenter: Pete Capell, City Administrator

Capell updated Council about the Wildlife League property and the Mills family property. He commented about the 2019 Council Appointments and Hometown Holidays.

V. COUNCIL COMMENTS AND REPORTS

Anderson attended the Joint Policy Advisory Council meeting.

Anderson, Hogan and Smith attended the Administrative Committee meeting.

Hogan and Carter attended a tour of Clark Regional Emergency Services Agency (CRESA).

Hogan will attend the Camas-Washougal Economic Development Association (CWEDA) meeting and Hometown Holidays.

Carter will attend a Downtown Camas Association (DCA) ribbon cutting and the next Library Board of Trustees meeting.

Smith will attend a tour of CRESA and the Joint Community Center Committee meeting.

Mayor Turk commented about the podcast event she attended at the Camas Library.

VI. PUBLIC COMMENTS

No one from the public wished to speak.

VII. EXECUTIVE SESSION

Executive Session - Property Acquisition (RCW 42.30.110)

The Council met in an Executive Session regarding property acquisition per RCW 42.30.110.

Mayor Turk state that the Executive Session was scheduled to last 10 approximately minutes and that no action would be taken. She recessed the meeting at 5:33 p.m. It was held in the Mayor's office at City Hall. Elected Officials present were: Mayor Turk, Council Members Anderson, Carter, Chaney, Hogan and Smith. Others present were City Attorney Shawn MacPherson and City Administrator Pete Capell.

The session concluded and Mayor Turk reconvened the meeting at 5:46 p.m.

VIII. ADJOURNMENT

The meeting adjourned at 5:47 p.m.

NOTE: The City welcomes public meeting citizen participation. For accommodations; call 360.834.6864.



CITY COUNCIL REGULAR MEETING MINUTES - DRAFT
Monday, December 3, 2018, 7:00 PM
City Hall, 616 NE 4th Avenue

I. CALL TO ORDER

Mayor Shannon Turk called the meeting to order at 7:00 p.m.

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

Present: Greg Anderson, Bonnie Carter, Don Chaney, Steve Hogan, Deanna Rusch and Melissa Smith

Staff: Kevin Bergstrom, Phil Bourquin, Pete Capell, Sarah Fox, Jennifer Gorsuch, Cathy Huber Nickerson, Mitch Lackey, Shawn MacPherson, Robert Maul, Madeline Sutherland, Nick Swinhart, Heather Rowley, Connie Urquhart and Steve Wall


Press: No one from the press was present

IV. PUBLIC COMMENTS

No one from the public wished to speak.

V. CONSENT AGENDA

- A. November 5, 2018, and November 19, 2018, Camas City Council Regular and Workshop Meeting Minutes; November 14, 2018 Camas City Council Special Meeting Minutes

 [November 5, 2018 Camas City Council Workshop Minutes - Draft](#)
[November 5, 2018 Camas City Council Regular Minutes - Draft](#)
[November 14, 2018 Camas City Council Special Meeting Minutes - Draft](#)
[November 19, 2018 Camas City Council Workshop Meeting Minutes - draft](#)
[November 19, 2018 Camas City Council Regular Meeting Minutes - draft](#)

- B. \$298,972.62 Automated Clearing House and Claim Checks Numbered 138979 to 139079 \$1,905,970.28. Automated Clearing House, Direct Deposit and Payroll Checks Numbered 7774, 7784 to 7806 and Payroll Accounts Payable Checks Numbered 139080 through 139091. \$2,227,427.27 November Electronic Payments.

- C. Camas-Washougal Wildlife League Property Acceptance (Submitted by Pete Capell)

 [Wildlife League Transfer Agreement](#)
[Wildlife League License Agreement](#)

- D. Final Plat for Green Mountain Mixed Use Planned Residential Development (PRD) Phase 2 South (Submitted by Robert Maul)

 [Staff Report Green Mountain Phase 2 Final Plat](#)
[Green Mountain PRD Final Plat Phase 2 South Page 1](#)
[Green Mountain PRD Final Plat Phase 2 South Page 2](#)

- E. Final Plat for Dawson Ridge Phase 1 (Submitted by Sarah Fox)

 [Staff Report - Dawson Ridge Final Plat](#)
[Dawson Ridge Final Plat Page 1](#)
[Dawson Ridge Final Plat Page 2](#)

It was moved by Council Member Carter, and seconded, to approve the Consent Agenda. The motion carried unanimously.

VI. NON-AGENDA ITEMS

- A. Staff

There were no items from staff.

- B. Council

Hogan and Anderson commented about Hometown Holidays being held on Friday, December 7, 2018.

Carter announced that she will not be present at the December 17, 2018 City Council meetings.

VII. MAYOR

- A. Announcements

Mayor Turk announced the addition of item H. to the Regular Agenda.

VIII. MEETING ITEMS

- A. Public Hearing for Annual Comprehensive Plan Amendments
Presenter: Sarah Fox, Senior Planner

 [Staff Report to Council](#)
[Grass Valley Comprehensive Plan Map](#)
[Applicant Narrative](#)
[Memo from Applicant](#)
[Letter to Applicant from Staff](#)
[Camas 2035 Comprehensive Plan](#)
[Staff Presentation to Commissioners](#)
[Comment from MacKay Family](#)
[Staff Presentation to Council](#)

Fox presented an overview of the proposed amendments. Mayor Turk opened the public hearing at 7:11 p.m. Paul Dennis, PO Box 372, Camas, offered public testimony. The public hearing closed at 7:27 p.m.

It was moved by Council Member Carter, and seconded, to approve the Planning Commission recommendation for the Annual Comprehensive Plan amendments. The motion carried unanimously.

- B. Ordinance No. 18-025 Amending Camas Municipal Code (CMC) Section 13.84.010 Revising Solid Waste Utility Rates for Years 2019 Through 2023
Presenter: Steve Wall, Public Works Director

 [Ordinance No. 18-025 Revising Solid Waste Utility Rates](#)

It was moved by Council Member Carter, and seconded, that Ordinance No. 18-025 be read by title only. The motion carried unanimously.

It was moved by Council Member Carter, and seconded, that Ordinance No.18-025 be adopted and published according to law. The motion carried unanimously.

- C. Resolution No. 18-015 Adopting 2019 Non-Represented Position Salary Schedules
Presenter: Jennifer Gorsuch, Administrative Services Director

 [Resolution No. 18-015 Adopting 2019 Non-Represented Salary Schedules](#)

It was moved by Council Member Carter, and seconded, that Resolution No. 18-015 be read by title only. The motion carried unanimously.

It was moved by Council Member Carter, and seconded, that Resolution No. 18-015 be adopted. The motion carried unanimously.

- D. Amendment to the Interlocal Agreement (ILA) Between the Cities of Camas and Washougal for the Formation and Operation of the Camas-Washougal Fire Department
Presenter: Pete Capell, City Administrator

 [Amendment to Camas-Washougal Fire Department ILA](#)

[Staff Report - Amendment to the Fire ILA](#)

Capell summarized the amendment and recommended postponing action to the December 17, 2018 Regular Agenda. Council agreed to defer this item.

- E. Public Hearing for Ordinance No. 18-023 Amending the City's 2018 Budget Ordinance No. 17-018 and 18-007

Presenter: Cathy Huber Nickerson, Finance Director

 [Ordinance No. 18-023 Amending Budget Ordinance-Fall Omnibus](#)

[2018](#)

[Attachment A and B 2018 Fall Omnibus](#)

The public hearing opened on November 19, 2018 resumed at 7:39 p.m. No one from the public wished to speak. The public hearing was closed at 7:42 p.m.

It was moved by Council Member Rusch, and seconded, that Ordinance No. 18-023 be read by title only. The motion carried unanimously.

A motion was made by Council Member Carter, and seconded, that Ordinance No. 18-023 be adopted and published according to law. The motion passed by the following vote:

Yes: Council Member Anderson, Council Member Carter, Council Member Chaney, Council Member Hogan, Council Member Rusch and Council Member Smith

- F. Public Hearing for Ordinance No. 18-024 Adopting the City of Camas 2019-2020 Biennial Budget

Presenter: Cathy Huber Nickerson, Finance Director

 [Ordinance No. 18-024 2019-2020 Biennial Budget](#)

[Attachment A Job Roster Revised 12-3-18 Excluding Additional Fire Positions](#)

Huber Nickerson provided an overview and discussion ensued.

The public hearing opened on November 19, 2018 resumed at 7:50 p.m. No one from the public wished to speak. The public hearing was closed at 7:51 p.m.

There was further discussion by Council.

It was moved by Council Member Carter, and seconded, that this Ordinance be read by title only. The motion carried unanimously.

A motion was made by Council Member Carter, and seconded, that Ordinance No. 18-024, as amended with the new job roster excluding the firefighter positions, be adopted and published according to law. The motion failed by the following vote:

Yes: Council Member Carter, Council Member Chaney and Council Member Hogan

No: Council Member Anderson, Council Member Rusch and Council Member Smith

It was moved by Council Member Smith, and seconded, that Ordinance No. 18-024 adopting the City of Camas 2019-2020 Biennial Budget be renoticed for a public hearing on December 17, 2018, or unless stated by staff or Council before December 31, 2018, based on the statutes for public hearing notification. The motion carried unanimously.

- G. Ordinance No. 18-026 Amending the Capital Improvement Plan (CIP)
Concurrent with the City of Camas 2019-2020 Biennial Budget
Presenter: Phil Bourquin, Community Development Director

 [Ordinance No. 18-026 Amending the Capital Improvement Plan
City-Wide CIP January 2019](#)

This item was deferred to the December 17, 2018 Regular Meeting.

- H. Purchase of Building at 528 NE 4th Avenue
Presenter: Pete Capell, City Administrator

 [528 NE 4th Avenue Building Purchase Memo](#)

It was moved by Council Member Hogan, and seconded, that subject to satisfaction of the contingencies as set forth within the signed Real Estate Purchase and Sale Agreement, the Mayor, or her designee, is hereby authorized to execute closing documents for the acquisition of real property at 528 NE 4th Avenue, Camas, Washington from 528 Dallas LLC at a purchase price of \$1,600,000.00. The motion carried unanimously.

IX. PUBLIC COMMENTS

No one from the public wished to speak.

X. ADJOURNMENT

The meeting adjourned at 8:14 p.m.

NOTE: The City welcomes public meeting citizen participation. For accommodations; call 360.834.6864.

Application and Certificate For Payment

Page 1

To:	City of Camas 1620 SE 8th Avenue Camas, WA 98607	Project:	*2018 Citywide Camas varies Camas, WA	Application No:	2	Date:	11/26/18
From:	Brix Paving Northwest Inc. P.O. Box 2388 Tualatin, OR 97062	Contractor Job Number:	18-5252	Period To:	11/26/18	Contract Date:	
Phone:	503 570-9355	Contract For:					

Original contract sum	441,255.25
Net change by change orders (as per attached breakdown)	-28,603.40
Contract sum to date	412,651.85
Completed to date (as per attached breakdown)	466,223.91
Stored material (as per attached breakdown)	0.00
Total completed and stored to date	466,223.91
Total retainage (5.0%)	23,311.20
Total earned less retainage	442,912.71
Less previous certificates of payment	436,758.99
Subtotal	6,153.72
Sales tax at 8.400% on	0.00

Amount of this request

6,153.72

Certificate of the Subcontractor:

I hereby certify that the work performed and the materials supplied to date as shown on the above represent the actual value of accomplishment under the terms of the contract (and all authorized changes thereto) between the undersigned and City of Camas relating to the above-referenced project.

I also certify that Payments, less applicable retention, have been made through the period covered by previous payments received from the contractor, to (1) all my subcontractors (sub-subcontractors) and (2) for all materials and labor used in connection with the performance of this contract.

I further certify I have complied with Federal, State and Local tax laws, including Social Security laws and Workmen's Compensation laws insofar as applicable to the performance of this contract.

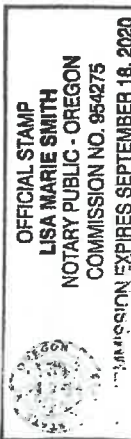
Furthermore, in consideration of this request of the payments received and upon receipt of the amount of this request, the undersigned does hereby waive, release, and relinquish all claims or right of lien which the undersigned may now have upon the premises above described except for claims or right of lien for contract and/or change order work performed to the extent that payment is being retained or will subsequently become due.

Date: 11/26/18
 Subscribed and sworn to before me this 26 day
 of Nov, 2018 (year).
 Notary public: Lisa Marie Smith
 My commission expires 9-18-20

Contractor: Brix Paving Northwest Inc.

By: WRST

Title: Pres. den



Application and Certificate For Payment -- page 2

To: City of Camas Date: 11/26/18
 From (Subcontractor): Brix Paving Northwest Inc.
 Project: *2018 Citywide Camas
 Application No: 2
 Period To: 11/26/18
 Contractor's Job Number: 18-5252

Item Number	Description	Unit Price	Contract Quantity	UM	Scheduled Value	Work Completed Previous Application		Work Completed This Period		Completed and Stored To Date		Memo
						Quantity	Amount	Quantity	Amount	Quantity	Amount	
90												
10	MOBILIZATION	40,000.0000	1,000	LS	40,000.00	100.00 %	40,000.00	0.00 %	0.00	100.00 %	40,000.00	2,000.00
100	TEMPORARY PAVEMENT M ARKINGS	0.3100	2,000,000	LF	620.00	2,000,000	620.00	.000	.000	2,000,000	620.00	31.00
110	PAINT LINE	0.8000	3,900,000	LF	3,120.00	4,884,000	3,747.20	.000	0.00	4,684,000	3,747.20	187.36
120	SAWCUTTING FOR ADA IMPROVEMENTS	3.3000	448,000	LF	1,478.40	1,241,000	4,095.30	.000	0.00	1,241,000	4,095.30	204.77
130	REMOVAL OF CONCRETE SIDEWALK FOR ADA IMP	516.9100	21,000	CY	10,855.11	38,400	20,366.25	.000	0.00	38,400	20,366.25	1,018.31
140	REMOVAL OF CONCRETE CURB FOR ADA IMPROVE	11.8500	295,000	LF	3,495.75	378,000	4,475.30	.000	0.00	378,000	4,475.30	223.97
150	EXCAVATION INCLUDING HAUL FOR ADA IMPROV	90.3700	12,000	CY	1,084.44	40,000	3,614.80	.000	0.00	40,000	3,614.80	180.74
160	5/8-0 CSBC FOR ADA IMPROVEMENTS	404.7500	12,000	CY	4,857.00	32,500	13,154.38	.000	0.00	32,500	13,154.38	657.72
170	CEMENT CONCRETE CURB FOR ADA IMPROVEMENT	44.7600	143,000	LF	6,400.88	456,000	20,410.56	.000	0.00	456,000	20,410.56	1,020.53
180	CEMENT CONCRETE PED CURB FOR ADA IMPROVE	44.6200	180,000	LF	8,031.60	130,000	5,800.60	.000	0.00	130,000	5,800.60	290.03
190	CEMENT CONCRETE CURB RAMP FOR ADA IMPROV	303.6700	119,000	SY	36,136.73	199,330	60,530.54	.000	0.00	199,330	60,530.54	3,026.53
20	PROJECT TEMPORARY TRAFFIC CONTROL	38,500.0000	1,000	LS	38,500.00	100.00 %	38,500.00	0.00 %	0.00	100.00 %	38,500.00	1,925.00
200	CEMENT CONCRETE SIDE WALK FOR ADA IMPROVE	225.6400	67,000	SY	15,117.88	37,000	8,348.68	.000	0.00	37,000	8,348.68	417.43
210	WET SET DETECTABLE WARNING SURFACE FOR A	61.7300	123,000	SF	7,592.79	112,000	6,913.76	.000	0.00	112,000	6,913.76	345.69
220	RETROFIT SURFACE MOUNT DETECT WARNING FOR MESSAGE BOARD	131.9400	40,000	SF	5,277.60	.000	0.00	40,000	5,277.60	40,000	5,277.60	263.88
30	PORTABLE CHANGEABLE MESSAGE BOARD	1,875.0000	2,000	EA	3,750.00	2,000	3,750.00	.000	0.00	2,000	3,750.00	187.50
40	EROSION/WATER POLLUTION CONTROL	615.9900	1,000	LS	615.98	100.00 %	615.99	0.00 %	0.00	100.00 %	615.99	30.80
50	PAVEMENT REPAIR EXCAVATION HAUL INCLUD.	12.3900	.000	SY	0.00	.000	0.00	.000	0.00	.000	0.00	0.00
60	PLANING ROADWAY MATERIALS	6.6100	5,800,000	SY	38,336.00	7,487,000	49,489.07	.000	0.00	7,487,000	49,489.07	2,474.45
70	HMA FOR PAVEMENT REPAIR CL 1/2 PG 64-22	200.0000	.000	TON	0.00	.000	0.00	6,000	1,200.00	6,000	1,200.00	60.00
80	HMA CL 1/2 PG 64-22	85.0000	1,820,000	TON	154,700.00	1,820,000	154,700.00	.000	0.00	1,820,000	154,700.00	7,735.00
90	UTILITY/MANHOLE PROTECTION AND ADJUSTMEN	244.3600	8,000	EA	1,954.88	8,000	1,954.88	.000	0.00	8,000	1,954.88	97.74
Total					381,926.85		441,091.31		6,477.80		447,569.11	22,378.45

Application and Certificate For Payment -- page 3

To: City of Camas
 From (Subcontractor): Brix Paving Northwest Inc.
 Project: *2018 Citywide Camas

Application No: 2
 Period To: 11/26/18
 Contractor's Job Number: 18-5252

Date: 11/26/18

Item Number	Description	Unit Price	Contract Quantity	UM	Scheduled Value	Work Completed Previous Application			Work Completed This Period			Completed and Stored To Date			Memo
						Quantity	Amount	%	Quantity	Amount	%	Quantity	Amount	%	
1	Full Width Grind	0.0000	.000	LS	15,000.00	100.00	15,000.00	100.00 %	0.00	0.00	0.00 %	100.00	15,000.00	100.0	750.00
2	Added 1" HMA	85.0000	185.000	TON	15,725.00	43.000	3,855.00	.000	0.00	0.00	.000	43.000	3,655.00	23.2	182.75
Total Change Orders						30,725.00	18,655.00		0.00	0.00		18,655.00			932.75
Application Total						412,851.85	459,746.31		6,477.60			466,223.91			23,311.20



Garland/DBS, Inc.
3800 East 91st Street
Cleveland, OH 44105
Phone: (800) 762-8225
Fax: (216) 883-2055



ROOFING MATERIAL AND SERVICES PROPOSAL

Wastewater Treatment Plant
City of Camas
1129 SE Polk St.
Camas WA, 98607

Date Submitted: 07/26/2018
Proposal #: 25-WA-171301
MICPA # 14-5903

Washington General Contractor License #: UBI # 603-013-262 , GARLAI*903K4

Purchase orders to be made out to: Garland/DBS, Inc.

Please Note: The following budget/estimate is being provided according to the pricing established under the Master Intergovernmental Cooperative Purchasing Agreement (MICPA) with Cobb County, GA and U.S. Communities. This budget/estimate should be viewed as the maximum price an agency will be charged under the agreement. Garland/DBS, Inc. administered a competitive bid process for the project with the hopes of providing a lower market adjusted price whenever possible.

Scope of Work: KEE Stone Roof System, Building 1 and 2.

1. Remove all existing roofing systems, remove base flashings, copings and gutters and properly dispose.
2. Remove all cedar shake from mansards of all buildings and dispose. Inspect mansard structural components for rot. Inspect all exposed structural beams.
3. Inspect all decking for deterioration and moisture; notify DBS if any concerns arise. Replace any compromised decking with materials consistent with existing type, thickness and physical properties.
4. Inspect all wood nailers, blocking and wood components for deterioration and replace
5. Remove any rooftop equipment designated for removal and properly dispose. Items designated for reuse shall be set aside and protected for reinstallation.
6. Roof drains will be abandoned and covered with new roof systems.
7. Install tapered polyisocyanurate roof rigid insulation package with a minimum ½" slope to perimeter edges.
8. Install ½" DensDeck cover board over entire roof. Mechanically attached all layers in accordance with FM I60 pattern with approved fasteners.
9. Install KEEStone roofing system over entire roof areas in accordance with manufacturers specifications.

10. Install R-Mer Seal HT ice and water at all mansards.
11. Install 22 ga Kynar coated metal fascia system at all mansards. It may be necessary to cut all beams short to enclosed. (If beams cannot be cut, box in entire beam end using 22 gauge metal).
12. Install 22 ga Kynar coated shop fabricated drip edge, counter flashings and coping metal at all curbs, mechanical units and perimeter walls.
13. Install 22 ga Kynar coated continuous gutters according to drawings.
14. Issue 20 Year NDL manufacturers roof system warranty.
15. Issue two (2) year workmanship warranty.

Building 1 Subtotal:	\$ 49,515.00
Add Washington State Project Tax of 8.4%	\$ 4,159.26
Proposal Price Based Upon Market Experience: Building 1	\$ 53,674.26

Subtotal: Building 2	\$ 32,095.00
Add Washington State Project Tax 8.4%	\$ 2,695.98
Proposal Price Based Upon Market Experience: Building 2	\$ 34,790.98

Scope of Work: Building 3 Main Pump Station Site Specific Scope Modifications

1. Raise all curbs to minimum NRCA standard 8" height.
2. Install Torch Applied SBS base ply over entire roof area.
3. Install KEEStone system fully adhered over prepared roof area. (Hot asphalt membrane adhesive approved).
4. Install 3 new standard roof skylight hatches.

Subtotal: Building 3	\$ 34,726.00
Add Washington State Project Tax of 8.4%	\$ 2,916.98
Proposal Price Based Upon Market Experience: Building 3	\$ 37,642.98

Unit Prices For Additional Work

New Roof Hatch Price Per Unit Installed	\$ 2,765.00
Wood nailers per linear foot.	\$ 17.10
Plywood deck replacement per Sq. Ft.	\$ 5.99
24 gauge gutters per foot	\$ 27.93

Potential issues that could arise during the construction phase of the project will be addressed via unit pricing for additional work beyond the scope of the specifications. This could range anywhere from wet insulation, to the replacement of deteriorated wood nailers. Proposal pricing valid through 12/31/2018.

Clarifications/Exclusions:

1. Sales and use taxes are included. Based on Tax Rate of 8.4%. If tax rate is incorrect, please include the correct tax rate.
2. Bonds are included.
3. Plumbing, Mechanical, Electrical work is excluded.
4. Masonry work is excluded.
5. Temporary protection is excluded.
6. Prevailing Wages are included.
7. Any work not exclusively described in the above proposal scope of work is excluded.

If you have any questions regarding this proposal, please do not hesitate to call me at my number listed below.

Respectfully Submitted,

Joe Slovasky

Joe Slovasky
Garland/DBS, Inc.
(216) 430-3523

8/7/2018

Please proceed as quoted, including the replacement of two roof access hatches.



Bob Busch
Camas WWTP Operations Supervisor
bbusch@cityofcamas.us
(360) 834-3263



12/4/18

* VERBAL APPROVAL RECEIVED
FROM COUNCIL AT 12/3/18 WORKSHOP
TO BEGIN WORK. CONTRACT/PROPOSAL
TO BE INCLUDED ON CONSENT AT
12/17/18 REGULAR CITY COUNCIL
MEETING.

SRW

Local Agency A&E Professional Services Negotiated Hourly Rate Consultant Agreement

Agreement Number: _____

Firm/Organization Legal Name (do not use dba's):		
Address	Federal Aid Number	
UBI Number	Federal TIN or SSN Number	
Execution Date	Completion Date	
1099 Form Required <input type="checkbox"/> Yes <input type="checkbox"/> No	Federal Participation <input type="checkbox"/> Yes <input type="checkbox"/> No	
Project Title		
Description of Work		
<input type="checkbox"/> Yes _____ <input type="checkbox"/> Yes _____ <input type="checkbox"/> Yes _____ <input type="checkbox"/> Yes _____	<input type="checkbox"/> No DBE Participation <input type="checkbox"/> No MBE Participation <input type="checkbox"/> No WBE Participation <input type="checkbox"/> No SBE Participation	Maximum Amount Payable:

Index of Exhibits

Exhibit A	Scope of Work
Exhibit B	DBE Participation/SBE Plan
Exhibit C	Preparation and Delivery of Electronic Engineering and Other Data
Exhibit D	Prime Consultant Cost Computations
Exhibit E	Sub-consultant Cost Computations
Exhibit F	Title VI Assurances
Exhibit G	Certification Documents
Exhibit H	Liability Insurance Increase
Exhibit I	Alleged Consultant Design Error Procedures
Exhibit J	Consultant Claim Procedures

THIS AGREEMENT, made and entered into as shown in the “Execution Date” box on page one (1) of this AGREEMENT, between the _____, hereinafter called the “AGENCY,” and the “Firm / Organization Name” referenced on page one (1) of this AGREEMENT, hereinafter called the “CONSULTANT.”

WHEREAS, the AGENCY desires to accomplish the work referenced in “Description of Work” on page one (1) of this AGREEMENT and hereafter called the “SERVICES;” and does not have sufficient staff to meet the required commitment and therefore deems it advisable and desirable to engage the assistance of a CONSULTANT to provide the necessary SERVICES; and

WHEREAS, the CONSULTANT represents that they comply with the Washington State Statutes relating to professional registration, if applicable, and has signified a willingness to furnish consulting services to the AGENCY.

NOW, THEREFORE, in consideration of the terms, conditions, covenants, and performance contained herein, or attached and incorporated and made a part hereof, the parties hereto agree as follows:

I. General Description of Work

The work under this AGREEMENT shall consist of the above-described SERVICES as herein defined, and necessary to accomplish the completed work for this project. The CONSULTANT shall furnish all services, labor, and related equipment and, if applicable, sub-consultants and subcontractors necessary to conduct and complete the SERVICES as designated elsewhere in this AGREEMENT.

II. General Scope of Work

The Scope of Work and projected level of effort required for these SERVICES is described in Exhibit “A” attached hereto and by this reference made a part of this AGREEMENT. The General Scope of Work was developed utilizing performance based contracting methodologies.

III. General Requirements

All aspects of coordination of the work of this AGREEMENT with outside agencies, groups, or individuals shall receive advance approval by the AGENCY. Necessary contacts and meetings with agencies, groups, and/or individuals shall be coordinated through the AGENCY. The CONSULTANT shall attend coordination, progress, and presentation meetings with the AGENCY and/or such State, Federal, Community, City, or County officials, groups or individuals as may be requested by the AGENCY. The AGENCY will provide the CONSULTANT sufficient notice prior to meetings requiring CONSULTANT participation. The minimum required hours or days’ notice shall be agreed to between the AGENCY and the CONSULTANT and shown in Exhibit “A.”

The CONSULTANT shall prepare a monthly progress report, in a form approved by the AGENCY, which will outline in written and graphical form the various phases and the order of performance of the SERVICES in sufficient detail so that the progress of the SERVICES can easily be evaluated.

The CONSULTANT, any sub-consultants, and the AGENCY shall comply with all Federal, State, and local laws, rules, codes, regulations, and all AGENCY policies and directives, applicable to the work to be performed under this AGREEMENT. This AGREEMENT shall be interpreted and construed in accordance with the laws of the State of Washington.

Participation for Disadvantaged Business Enterprises (DBE) or Small Business Enterprises (SBE), if required, per 49 CFR Part 26, shall be shown on the heading of this AGREEMENT. If DBE firms are utilized at the commencement of this AGREEMENT, the amounts authorized to each firm and their certification number will be shown on Exhibit “B” attached hereto and by this reference made part of this AGREEMENT. If the Prime CONSULTANT is, a DBE certified firm they must comply with the Commercial Useful Function (CUF) regulation outlined in the AGENCY’s “DBE Program Participation Plan” and perform a minimum of 30% of the total amount of this AGREEMENT. It is recommended, but not required, that non-DBE Prime CONSULTANTS perform a minimum of 30% of the total amount of this AGREEMENT.

In the absence of a mandatory UDBE, a voluntary SBE goal amount of ten percent of the Consultant Agreement is established. The Consultant shall submit a SBE Participation Plan prior to commencing work. Although the goal is voluntary, the outreach efforts to provide SBE maximum practicable opportunities are not.

The CONSULTANT, on a monthly basis, shall enter the amounts paid to all firms (including Prime) involved with this AGREEMENT into the wsdot.diversitycompliance.com program. Payment information shall identify any DBE Participation. Non-minority, woman owned DBEs does not count towards UDBE goal attainment.

All Reports, PS&E materials, and other data furnished to the CONSULTANT by the AGENCY shall be returned. All electronic files, prepared by the CONSULTANT, must meet the requirements as outlined in Exhibit “C – Preparation and Delivery of Electronic Engineering and other Data.”

All designs, drawings, specifications, documents, and other work products, including all electronic files, prepared by the CONSULTANT prior to completion or termination of this AGREEMENT are instruments of service for these SERVICES, and are the property of the AGENCY. Reuse by the AGENCY or by others, acting through or on behalf of the AGENCY of any such instruments of service, not occurring, as a part of this SERVICE, shall be without liability or legal exposure to the CONSULTANT.

Any and all notices or requests required under this AGREEMENT shall be made in writing and sent to the other party by (i) certified mail, return receipt requested, or (ii) by email or facsimile, to the address set forth below:

If to AGENCY:	If to CONSULTANT:
Name: _____	Name: _____
Agency: _____	Agency: _____
Address: _____	Address: _____
City: _____	City: _____
State: _____ Zip: _____	State: _____ Zip: _____
Email: _____	Email: _____
Phone: _____	Phone: _____
Facsimile: _____	Facsimile: _____

IV. Time for Beginning and Completion

The CONSULTANT shall not begin any work under the terms of this AGREEMENT until authorized in writing by the AGENCY. All work under this AGREEMENT shall conform to the criteria agreed upon detailed in the AGREEMENT documents. These SERVICES must be completed by the date shown in the heading of this AGREEMENT titled “Completion Date.”

The established completion time shall not be extended because of any delays attributable to the CONSULTANT, but may be extended by the AGENCY in the event of a delay attributable to the AGENCY, or because of unavoidable delays caused by an act of GOD, governmental actions, or other conditions beyond the control of the CONSULTANT. A prior supplemental AGREEMENT issued by the AGENCY is required to extend the established completion time.

V. Payment Provisions

The CONSULTANT shall be paid by the AGENCY for completed SERVICES rendered under this AGREEMENT as provided hereinafter. Such payment shall be full compensation for SERVICES performed or SERVICES rendered and for all labor, materials, supplies, equipment, and incidentals necessary to complete SERVICES. The CONSULTANT shall conform to all applicable portions of 48 CFR Part 31 (www.ecfr.gov).

- A. Hourly Rates: Hourly rates are comprised of the following elements - Direct (Raw) Labor, Indirect Cost Rate, and Fixed Fee (Profit). The CONSULTANT shall be paid by the AGENCY for work done, based upon the negotiated hourly rates shown in Exhibits “D” and “E” attached hereto and by reference made part of this AGREEMENT. These negotiated hourly rates will be accepted based on a review of the CONSULTANT’s direct labor rates and indirect cost rate computations and agreed upon fixed fee. The accepted negotiated rates shall be memorialized in a final written acknowledgment between the parties. Such final written acknowledgment shall be incorporated into, and become a part of, this AGREEMENT. The initially accepted negotiated rates shall be applicable from the approval date, as memorialized in a final written acknowledgment, to 180 days following the CONSULTANT’s fiscal year end (FYE) date.

The direct (raw) labor rates and classifications, as shown on Exhibits “D” and “E” shall be subject to renegotiations for each subsequent twelve (12) month period (180 days following FYE date to 180 days following FYE date) upon written request of the CONSULTANT or the AGENCY. The written request must be made to the other party within ninety (90) days following the CONSULTANT’s FYE date. If no such written request is made, the current direct (raw) labor rates and classifications as shown on Exhibits “D” and “E” will remain in effect for the twelve (12) month period.

Conversely, if a timely request is made in the manner set forth above, the parties will commence negotiations to determine the new direct (raw) labor rates and classifications that will be applicable for the twelve (12) month period. Any agreed to renegotiated rates shall be memorialized in a final written acknowledgment between the parties. Such final written acknowledgment shall be incorporated into, and become a part of, this AGREEMENT. If requested, the CONSULTANT shall provide current payroll register and classifications to aid in negotiations. If the parties cannot reach an agreement on the direct (raw) labor rates and classifications, the AGENCY shall perform an audit of the CONSULTANT’s books and records to determine the CONSULTANT’s actual costs. The audit findings will establish the direct (raw) labor rates and classifications that will be applicable for the twelve (12) month period.

The fixed fee as identified in Exhibits “D” and “E” shall represent a value to be applied throughout the life of the AGREEMENT.

The CONSULTANT shall submit annually to the AGENCY an updated indirect cost rate within 180 days of the close of its fiscal year. An approved updated indirect cost rate shall be included in the current fiscal year rate under this AGREEMENT, even if/when other components of the hourly rate are not renegotiated. These rates will be applicable for the twelve (12) month period. At the AGENCY’s option, a provisional and/or conditional indirect cost rate may be negotiated. This provisional or conditional indirect rate shall remain in effect until the updated indirect cost rate is completed and approved. Indirect cost rate costs incurred during the provisional or conditional period will not be adjusted. The CONSULTANT may request an extension of the last approved indirect cost rate for the twelve (12) month period. These requests for provisional indirect cost rate and/or extension will be considered on a case-by-case basis, and if granted, will be memorialized in a final written acknowledgment.

The CONSULTANT shall maintain and have accessible support data for verification of the components of the hourly rates, i.e., direct (raw) labor, indirect cost rate, and fixed fee (profit) percentage. The CONSULTANT shall bill each employee’s actual classification, and actual salary plus indirect cost rate plus fixed fee.

- B. **Direct Non-Salary Costs:** Direct Non-Salary Costs will be reimbursed at the actual cost to the CONSULTANT. These charges may include, but are not limited to, the following items: travel, printing, long distance telephone, supplies, computer charges, and fees of sub-consultants. Air or train travel will be reimbursed only to lowest price available, unless otherwise approved by the AGENCY. The CONSULTANT shall comply with the rules and regulations regarding travel costs (excluding air, train, and rental car costs) in accordance with the WSDOT's Accounting Manual M 13-82, Chapter 10 – Travel Rules and Procedures, and all revisions thereto. Air, train, and rental car costs shall be reimbursed in accordance with 48 Code of Federal Regulations (CFR) Part 31.205-46 "Travel Costs." The billing for Direct Non-salary Costs shall include an itemized listing of the charges directly identifiable with these SERVICES. The CONSULTANT shall maintain the original supporting documents in their office. Copies of the original supporting documents shall be supplied to the STATE upon request. All above charges must be necessary for the SERVICES provided under this AGREEMENT.
- C. **Maximum Amount Payable:** The Maximum Amount Payable by the AGENCY to the CONSULTANT under this AGREEMENT shall not exceed the amount shown in the heading of this AGREEMENT on page one (1.) The Maximum Amount Payable does not include payment for extra work as stipulated in section XIII, "Extra Work." No minimum amount payable is guaranteed under this AGREEMENT.
- D. **Monthly Progress Payments:** Progress payments may be claimed on a monthly basis for all costs authorized in A and B above. Detailed statements shall support the monthly billings for hours expended at the rates established in Exhibit "D," including names and classifications of all employees, and billings for all direct non-salary expenses. To provide a means of verifying the billed salary costs for the CONSULTANT's employees, the AGENCY may conduct employee interviews. These interviews may consist of recording the names, titles, salary rates, and present duties of those employees performing work on the SERVICES at the time of the interview.
- E. **Final Payment:** Final Payment of any balance due the CONSULTANT of the gross amount earned will be made promptly upon its verification by the AGENCY after the completion of the SERVICES under this AGREEMENT, contingent upon receipt of all PS&E, plans, maps, notes, reports, electronic data, and other related documents, which are required to be furnished under this AGREEMENT. Acceptance of such Final Payment by the CONSULTANT shall constitute a release of all claims for payment, which the CONSULTANT may have against the AGENCY unless such claims are specifically reserved in writing and transmitted to the AGENCY by the CONSULTANT prior to its acceptance. Said Final Payment shall not, however, be a bar to any claims that the AGENCY may have against the CONSULTANT or to any remedies the AGENCY may pursue with respect to such claims.
- The payment of any billing will not constitute agreement as to the appropriateness of any item and at the time of final audit all required adjustments will be made and reflected in a final payment. In the event that such final audit reveals an overpayment to the CONSULTANT, the CONSULTANT will refund such overpayment to the AGENCY within thirty (30) calendar days of notice of the overpayment. Such refund shall not constitute a waiver by the CONSULTANT for any claims relating to the validity of a finding by the AGENCY of overpayment. Per WSDOT's "Audit Guide for Consultants," Chapter 23 "Resolution Procedures," the CONSULTANT has twenty (20) working days after receipt of the final Post Audit to begin the appeal process to the AGENCY for audit findings
- F. **Inspection of Cost Records:** The CONSULTANT and their sub-consultants shall keep available for inspection by representatives of the AGENCY and the United States, for a period of six (6) years after receipt of final payment, the cost records and accounts pertaining to this AGREEMENT and all items related to or bearing upon these records with the following exception: if any litigation, claim or audit arising out of, in connection with, or related to this AGREEMENT is initiated before the expiration of the six (6) year period, the cost records and accounts shall be retained until such litigation, claim, or audit involving the records is completed. An interim or post audit may be performed on this AGREEMENT. The audit, if any, will be performed by the State Auditor, WSDOT's Internal Audit Office and /or at the request of the AGENCY's Project Manager.

VI. Sub-Contracting

The AGENCY permits subcontracts for those items of SERVICES as shown in Exhibit "A" attached hereto and by this reference made part of this AGREEMENT.

The CONSULTANT shall not subcontract for the performance of any SERVICE under this AGREEMENT without prior written permission of the AGENCY. No permission for subcontracting shall create, between the AGENCY and sub-consultant, any contract or any other relationship.

Compensation for this sub-consultant SERVICES shall be based on the cost factors shown on Exhibit "E" attached hereto and by this reference made part of this AGREEMENT.

The SERVICES of the sub-consultant shall not exceed its maximum amount payable identified in each sub consultant cost estimate unless a prior written approval has been issued by the AGENCY.

All reimbursable direct labor, indirect cost rate, direct non-salary costs and fixed fee costs for the sub-consultant shall be negotiated and substantiated in accordance with section V "Payment Provisions" herein and shall be memorialized in a final written acknowledgement between the parties

All subcontracts shall contain all applicable provisions of this AGREEMENT, and the CONSULTANT shall require each sub-consultant or subcontractor, of any tier, to abide by the terms and conditions of this AGREEMENT. With respect to sub-consultant payment, the CONSULTANT shall comply with all applicable sections of the STATE's Prompt Payment laws as set forth in RCW 39.04.250 and RCW 39.76.011.

The CONSULTANT, sub-recipient, or sub-consultant shall not discriminate on the basis of race, color, national origin, or sex in the performance of this AGREEMENT. The CONSULTANT shall carry out applicable requirements of 49 CFR Part 26 in the award and administration of DOT-assisted contracts. Failure by the CONSULTANT to carry out these requirements is a material breach of this AGREEMENT, which may result in the termination of this AGREEMENT or such other remedy as the recipient deems appropriate.

VII. Employment and Organizational Conflict of Interest

The CONSULTANT warrants that they have not employed or retained any company or person, other than a bona fide employee working solely for the CONSULTANT, to solicit or secure this contract, and that it has not paid or agreed to pay any company or person, other than a bona fide employee working solely for the CONSULTANT, any fee, commission, percentage, brokerage fee, gift, or any other consideration, contingent upon or resulting from the award or making of this contract. For breach or violation of this warrant, the AGENCY shall have the right to annul this AGREEMENT without liability or, in its discretion, to deduct from this AGREEMENT price or consideration or otherwise recover the full amount of such fee, commission, percentage, brokerage fee, gift, or contingent fee.

Any and all employees of the CONSULTANT or other persons while engaged in the performance of any work or services required of the CONSULTANT under this AGREEMENT, shall be considered employees of the CONSULTANT only and not of the AGENCY, and any and all claims that may arise under any Workmen's Compensation Act on behalf of said employees or other persons while so engaged, and any and all claims made by a third party as a consequence of any act or omission on the part of the CONSULTANT's employees or other persons while so engaged on any of the work or services provided to be rendered herein, shall be the sole obligation and responsibility of the CONSULTANT.

The CONSULTANT shall not engage, on a full- or part-time basis, or other basis, during the period of this AGREEMENT, any professional or technical personnel who are, or have been, at any time during the period of this AGREEMENT, in the employ of the United States Department of Transportation or the AGENCY, except regularly retired employees, without written consent of the public employer of such person if he/she will be working on this AGREEMENT for the CONSULTANT.

VIII. Nondiscrimination

During the performance of this AGREEMENT, the CONSULTANT, for itself, its assignees, sub-consultants, subcontractors and successors in interest, agrees to comply with the following laws and regulations:

- Title VI of the Civil Rights Act of 1964 (42 U.S.C. Chapter 21 Subchapter V § 2000d through 2000d-4a)
- Federal-aid Highway Act of 1973 (23 U.S.C. Chapter 3 § 324)
- Rehabilitation Act of 1973 (29 U.S.C. Chapter 16 Subchapter V § 794)
- Age Discrimination Act of 1975 (42 U.S.C. Chapter 76 § 6101 *et. seq.*)
- Civil Rights Restoration Act of 1987 (Public Law 100-259)
- American with Disabilities Act of 1990 (42 U.S.C. Chapter 126 § 12101 *et. seq.*)
- 23 CFR Part 200
- 49 CFR Part 21
- 49 CFR Part 26
- RCW 49.60.180

In relation to Title VI of the Civil Rights Act of 1964, the CONSULTANT is bound by the provisions of Exhibit “F” attached hereto and by this reference made part of this AGREEMENT, and shall include the attached Exhibit “F” in every sub-contract, including procurement of materials and leases of equipment, unless exempt by the Regulations or directives issued pursuant thereto.

IX. Termination of Agreement

The right is reserved by the AGENCY to terminate this AGREEMENT at any time with or without cause upon ten (10) days written notice to the CONSULTANT.

In the event this AGREEMENT is terminated by the AGENCY, other than for default on the part of the CONSULTANT, a final payment shall be made to the CONSULTANT for actual hours charged at the time of termination of this AGREEMENT, plus any direct non-salary costs incurred up to the time of termination of this AGREEMENT.

No payment shall be made for any SERVICES completed after ten (10) days following receipt by the CONSULTANT of the notice to terminate. If the accumulated payment made to the CONSULTANT prior to Notice of Termination exceeds the total amount that would be due when computed as set forth in paragraph two (2) of this section, then no final payment shall be due and the CONSULTANT shall immediately reimburse the AGENCY for any excess paid.

If the services of the CONSULTANT are terminated by the AGENCY for default on the part of the CONSULTANT, the above formula for payment shall not apply.

In the event of a termination for default, the amount to be paid to the CONSULTANT shall be determined by the AGENCY with consideration given to the actual costs incurred by the CONSULTANT in performing SERVICES to the date of termination, the amount of SERVICES originally required which was satisfactorily completed to date of termination, whether that SERVICE is in a form or a type which is usable to the AGENCY at the time of termination, the cost to the AGENCY of employing another firm to complete the SERVICES required and the time which may be required to do so, and other factors which affect the value to the AGENCY of the SERVICES performed at the time of termination. Under no circumstances shall payment made under this subsection exceed the amount, which would have been made using the formula set forth in paragraph two (2) of this section.

If it is determined for any reason, that the CONSULTANT was not in default or that the CONSULTANT’s failure to perform is without the CONSULTANT’s or its employee’s fault or negligence, the termination shall be deemed to be a termination for the convenience of the AGENCY. In such an event, the CONSULTANT would be reimbursed for actual costs in accordance with the termination for other than default clauses listed previously.

The CONSULTANT shall, within 15 days, notify the AGENCY in writing, in the event of the death of any member, partner, or officer of the CONSULTANT or the death or change of any of the CONSULTANT's supervisory and/or other key personnel assigned to the project or disaffiliation of any principally involved CONSULTANT employee.

The CONSULTANT shall also notify the AGENCY, in writing, in the event of the sale or transfer of 50% or more of the beneficial ownership of the CONSULTANT within 15 days of such sale or transfer occurring. The CONSULTANT shall continue to be obligated to complete the SERVICES under the terms of this AGREEMENT unless the AGENCY chooses to terminate this AGREEMENT for convenience or chooses to renegotiate any term(s) of this AGREEMENT. If termination for convenience occurs, final payment will be made to the CONSULTANT as set forth in the second and third paragraphs of this section.

Payment for any part of the SERVICES by the AGENCY shall not constitute a waiver by the AGENCY of any remedies of any type it may have against the CONSULTANT for any breach of this AGREEMENT by the CONSULTANT, or for failure of the CONSULTANT to perform SERVICES required of it by the AGENCY.

Forbearance of any rights under the AGREEMENT will not constitute waiver of entitlement to exercise those rights with respect to any future act or omission by the CONSULTANT.

X. Changes of Work

The CONSULTANT shall make such changes and revisions in the completed work of this AGREEMENT as necessary to correct errors appearing therein, without additional compensation thereof. Should the AGENCY find it desirable for its own purposes to have previously satisfactorily completed SERVICES or parts thereof changed or revised, the CONSULTANT shall make such revisions as directed by the AGENCY. This work shall be considered as Extra Work and will be paid for as herein provided under section XIII "Extra Work."

XI. Disputes

Any disputed issue not resolved pursuant to the terms of this AGREEMENT shall be submitted in writing within 10 days to the Director of Public Works or AGENCY Engineer, whose decision in the matter shall be final and binding on the parties of this AGREEMENT; provided however, that if an action is brought challenging the Director of Public Works or AGENCY Engineer's decision, that decision shall be subject to judicial review. If the parties to this AGREEMENT mutually agree, disputes concerning alleged design errors will be conducted under the procedures found in Exhibit "J". In the event that either party deem it necessary to institute legal action or proceeding to enforce any right or obligation under this AGREEMENT, this action shall be initiated in the Superior Court of the State of Washington, situated in the county in which the AGENCY is located. The parties hereto agree that all questions shall be resolved by application of Washington law and that the parties have the right of appeal from such decisions of the Superior Court in accordance with the laws of the State of Washington. The CONSULTANT hereby consents to the personal jurisdiction of the Superior Court of the State of Washington, situated in the county in which the AGENCY is located.

XII. Legal Relations

The CONSULTANT, any sub-consultants, and the AGENCY shall comply with all Federal, State, and local laws, rules, codes, regulations and all AGENCY policies and directives, applicable to the work to be performed under this AGREEMENT. This AGREEMENT shall be interpreted and construed in accordance with the laws of the State of Washington.

The CONSULTANT shall defend, indemnify, and hold the State of Washington (STATE) and the AGENCY and their officers and employees harmless from all claims, demands, or suits at law or equity arising in whole or in part from the negligence of, or the breach of any obligation under this AGREEMENT by, the CONSULTANT or the CONSULTANT's agents, employees, sub consultants, subcontractors or vendors, of any tier, or any other persons for whom the CONSULTANT may be legally liable; provided that nothing herein shall require a CONSULTANT

to defend or indemnify the STATE and the AGENCY and their officers and employees against and hold harmless the STATE and the AGENCY and their officers and employees from claims, demands or suits based solely upon the negligence of, or breach of any obligation under this AGREEMENT by the STATE and the AGENCY, their agents, officers, employees, sub-consultants, subcontractors or vendors, of any tier, or any other persons for whom the STATE and /or the AGENCY may be legally liable; and provided further that if the claims or suits are caused by or result from the concurrent negligence of (a) the CONSULTANT or the CONSULTANT's agents, employees, sub-consultants, subcontractors or vendors, of any tier, or any other persons for whom the CONSULTANT is legally liable, and (b) the STATE and/or AGENCY, their agents, officers, employees, sub-consultants, subcontractors and or vendors, of any tier, or any other persons for whom the STATE and/or AGENCY may be legally liable, the defense and indemnity obligation shall be valid and enforceable only to the extent of the CONSULTANT's negligence or the negligence of the CONSULTANT's agents, employees, sub-consultants, subcontractors or vendors, of any tier, or any other persons for whom the CONSULTANT may be legally liable. This provision shall be included in any AGREEMENT between CONSULTANT and any sub-consultant, subcontractor and vendor, of any tier.

The CONSULTANT shall also defend, indemnify, and hold the STATE and the AGENCY and their officers and employees harmless from all claims, demands, or suits at law or equity arising in whole or in part from the alleged patent or copyright infringement or other allegedly improper appropriation or use of trade secrets, patents, proprietary information, know-how, copyright rights or inventions by the CONSULTANT or the CONSULTANT's agents, employees, sub-consultants, subcontractors or vendors, of any tier, or any other persons for whom the CONSULTANT may be legally liable, in performance of the Work under this AGREEMENT or arising out of any use in connection with the AGREEMENT of methods, processes, designs, information or other items furnished or communicated to STATE and/or the AGENCY, their agents, officers and employees pursuant to the AGREEMENT; provided that this indemnity shall not apply to any alleged patent or copyright infringement or other allegedly improper appropriation or use of trade secrets, patents, proprietary information, know-how, copyright rights or inventions resulting from STATE and/or AGENCY's, their agents', officers and employees' failure to comply with specific written instructions regarding use provided to STATE and/or AGENCY, their agents, officers and employees by the CONSULTANT, its agents, employees, sub-consultants, subcontractors or vendors, of any tier, or any other persons for whom the CONSULTANT may be legally liable.

The CONSULTANT's relation to the AGENCY shall be at all times as an independent contractor.

Notwithstanding any determination by the Executive Ethics Board or other tribunal, the AGENCY may, in its sole discretion, by written notice to the CONSULTANT terminate this AGREEMENT if it is found after due notice and examination by the AGENCY that there is a violation of the Ethics in Public Service Act, Chapter 42.52 RCW; or any similar statute involving the CONSULTANT in the procurement of, or performance under, this AGREEMENT.

The CONSULTANT specifically assumes potential liability for actions brought by the CONSULTANT's own employees or its agents against the STATE and/or the AGENCY and, solely for the purpose of this indemnification and defense, the CONSULTANT specifically waives any immunity under the state industrial insurance law, Title 51 RCW. The Parties have mutually negotiated this waiver.

Unless otherwise specified in this AGREEMENT, the AGENCY shall be responsible for administration of construction contracts, if any, on the project. Subject to the processing of a new sole source, or an acceptable supplemental AGREEMENT, the CONSULTANT shall provide On-Call assistance to the AGENCY during contract administration. By providing such assistance, the CONSULTANT shall assume no responsibility for proper construction techniques, job site safety, or any construction contractor's failure to perform its work in accordance with the contract documents.

The CONSULTANT shall obtain and keep in force during the terms of this AGREEMENT, or as otherwise required, the following insurance with companies or through sources approved by the State Insurance Commissioner pursuant to Title 48 RCW.

Insurance Coverage

- A. Worker's compensation and employer's liability insurance as required by the STATE.
- B. Commercial general liability insurance written under ISO Form CG 00 01 12 04 or its equivalent with minimum limits of one million dollars (\$1,000,000.00) per occurrence and two million dollars (\$2,000,000.00) in the aggregate for each policy period.
- C. Business auto liability insurance written under ISO Form CG 00 01 10 01 or equivalent providing coverage for any "Auto" (Symbol 1) used in an amount not less than a one million dollar (\$1,000,000.00) combined single limit for each occurrence.

Excepting the Worker's Compensation Insurance and any Professional Liability Insurance, the STATE and AGENCY, their officers, employees, and agents will be named on all policies of CONSULTANT and any sub-consultant and/or subcontractor as an additional insured (the "AIs"), with no restrictions or limitations concerning products and completed operations coverage. This coverage shall be primary coverage and non-contributory and any coverage maintained by the AIs shall be excess over, and shall not contribute with, the additional insured coverage required hereunder. The CONSULTANT's and the sub-consultant's and/or subcontractor's insurer shall waive any and all rights of subrogation against the AIs. The CONSULTANT shall furnish the AGENCY with verification of insurance and endorsements required by this AGREEMENT. The AGENCY reserves the right to require complete, certified copies of all required insurance policies at any time.

All insurance shall be obtained from an insurance company authorized to do business in the State of Washington. The CONSULTANT shall submit a verification of insurance as outlined above within fourteen (14) days of the execution of this AGREEMENT to:

Name: _____

Agency: _____

Address: _____

City: _____ State: _____ Zip: _____

Email: _____

Phone: _____

Facsimile: _____

No cancellation of the foregoing policies shall be effective without thirty (30) days prior notice to the AGENCY.

The CONSULTANT's professional liability to the AGENCY, including that which may arise in reference to section IX "Termination of Agreement" of this AGREEMENT, shall be limited to the accumulative amount of the authorized AGREEMENT or one million dollars (\$1,000,000.00), whichever is greater, unless the limit of liability is increased by the AGENCY pursuant to Exhibit H. In no case shall the CONSULTANT's professional liability to third parties be limited in any way.

The parties enter into this AGREEMENT for the sole benefit of the parties, and to the exclusion of any third part, and no third party beneficiary is intended or created by the execution of this AGREEMENT.

The AGENCY will pay no progress payments under section V "Payment Provisions" until the CONSULTANT has fully complied with this section. This remedy is not exclusive; and the AGENCY may take such other action as is available to it under other provisions of this AGREEMENT, or otherwise in law.

XIII. Extra Work

- A. The AGENCY may at any time, by written order, make changes within the general scope of this AGREEMENT in the SERVICES to be performed.
- B. If any such change causes an increase or decrease in the estimated cost of, or the time required for, performance of any part of the SERVICES under this AGREEMENT, whether or not changed by the order, or otherwise affects any other terms and conditions of this AGREEMENT, the AGENCY shall make an equitable adjustment in the: (1) maximum amount payable; (2) delivery or completion schedule, or both; and (3) other affected terms and shall modify this AGREEMENT accordingly.
- C. The CONSULTANT must submit any “request for equitable adjustment,” hereafter referred to as “CLAIM,” under this clause within thirty (30) days from the date of receipt of the written order. However, if the AGENCY decides that the facts justify it, the AGENCY may receive and act upon a CLAIM submitted before final payment of this AGREEMENT.
- D. Failure to agree to any adjustment shall be a dispute under the section XI “Disputes” clause. However, nothing in this clause shall excuse the CONSULTANT from proceeding with the AGREEMENT as changed.
- E. Notwithstanding the terms and conditions of paragraphs (A.) and (B.) above, the maximum amount payable for this AGREEMENT, shall not be increased or considered to be increased except by specific written supplement to this AGREEMENT.

XIV. Endorsement of Plans

If applicable, the CONSULTANT shall place their endorsement on all plans, estimates, or any other engineering data furnished by them.

XV. Federal Review

The Federal Highway Administration shall have the right to participate in the review or examination of the SERVICES in progress.

XVI. Certification of the Consultant and the Agency

Attached hereto as Exhibit “G-1(a and b)” are the Certifications of the CONSULTANT and the AGENCY, Exhibit “G-2” Certification Regarding Debarment, Suspension and Other Responsibility Matters - Primary Covered Transactions, Exhibit “G-3” Certification Regarding the Restrictions of the Use of Federal Funds for Lobbying and Exhibit “G-4” Certificate of Current Cost or Pricing Data. Exhibit “G-3” is required only in AGREEMENT’s over one hundred thousand dollars (\$100,000.00) and Exhibit “G-4” is required only in AGREEMENT’s over five hundred thousand dollars (\$500,000.00.) These Exhibits must be executed by the CONSULTANT, and submitted with the master AGREEMENT, and returned to the AGENCY at the address listed in section III “General Requirements” prior to its performance of any SERVICES under this AGREEMENT.

XVII. Complete Agreement

This document and referenced attachments contain all covenants, stipulations, and provisions agreed upon by the parties. No agent, or representative of either party has authority to make, and the parties shall not be bound by or be liable for, any statement, representation, promise or agreement not set forth herein. No changes, amendments, or modifications of the terms hereof shall be valid unless reduced to writing and signed by the parties as a supplement to this AGREEMENT.

XVIII. Execution and Acceptance

This AGREEMENT may be simultaneously executed in several counterparts, each of which shall be deemed to be an original having identical legal effect. The CONSULTANT does hereby ratify and adopt all statements, representations, warranties, covenants, and AGREEMENT’s contained in the proposal, and the supporting material submitted by the CONSULTANT, and does hereby accept this AGREEMENT and agrees to all of the terms and conditions thereof.

XIX. Protection of Confidential Information

The CONSULTANT acknowledges that some of the material and information that may come into its possession or knowledge in connection with this AGREEMENT or its performance may consist of information that is exempt from disclosure to the public or other unauthorized persons under either chapter 42.56 RCW or other local, state, or federal statutes ("State's Confidential Information"). The "State's Confidential Information" includes, but is not limited to, names, addresses, Social Security numbers, e-mail addresses, telephone numbers, financial profiles credit card information, driver's license numbers, medical data, law enforcement records (or any other information identifiable to an individual), STATE and AGENCY source code or object code, STATE and AGENCY security data, non-public Specifications, STATE and AGENCY non-publicly available data, proprietary software, STATE and AGENCY security data, or information which may jeopardize any part of the project that relates to any of these types of information. The CONSULTANT agrees to hold the State's Confidential Information in strictest confidence and not to make use of the State's Confidential Information for any purpose other than the performance of this AGREEMENT, to release it only to authorized employees, sub-consultants or subcontractors requiring such information for the purposes of carrying out this AGREEMENT, and not to release, divulge, publish, transfer, sell, disclose, or otherwise make it known to any other party without the AGENCY's express written consent or as provided by law. The CONSULTANT agrees to release such information or material only to employees, sub-consultants or subcontractors who have signed a nondisclosure AGREEMENT, the terms of which have been previously approved by the AGENCY. The CONSULTANT agrees to implement physical, electronic, and managerial safeguards to prevent unauthorized access to the State's Confidential Information.

Immediately upon expiration or termination of this AGREEMENT, the CONSULTANT shall, at the AGENCY's option: (i) certify to the AGENCY that the CONSULTANT has destroyed all of the State's Confidential Information; or (ii) returned all of the State's Confidential Information to the AGENCY; or (iii) take whatever other steps the AGENCY requires of the CONSULTANT to protect the State's Confidential Information.

As required under Executive Order 00-03, the CONSULTANT shall maintain a log documenting the following: the State's Confidential Information received in the performance of this AGREEMENT; the purpose(s) for which the State's Confidential Information was received; who received, maintained, and used the State's Confidential Information; and the final disposition of the State's Confidential Information. The CONSULTANT's records shall be subject to inspection, review, or audit upon reasonable notice from the AGENCY.

The AGENCY reserves the right to monitor, audit, or investigate the use of the State's Confidential Information collected, used, or acquired by the CONSULTANT through this AGREEMENT. The monitoring, auditing, or investigating may include, but is not limited to, salting databases.

Violation of this section by the CONSULTANT or its sub-consultants or subcontractors may result in termination of this AGREEMENT and demand for return of all State's Confidential Information, monetary damages, or penalties

It is understood and acknowledged that the CONSULTANT may provide the AGENCY with information, which is proprietary and/or confidential during the term of this AGREEMENT. The parties agree to maintain the confidentiality of such information during the term of this AGREEMENT and afterwards. All materials containing such proprietary and/or confidential information shall be clearly identified and marked as "Confidential" and shall be returned to the disclosing party at the conclusion of the SERVICES under this AGREEMENT.

The CONSULTANT shall provide the AGENCY with a list of all information and materials it considers confidential and/or proprietary in nature: (a) at the commencement of the term of this AGREEMENT, or (b) as soon as such confidential or proprietary material is developed. "Proprietary and/or confidential information" is not meant to include any information which, at the time of its disclosure: (i) is already known to the other party; (ii) is rightfully disclosed to one of the parties by a third party that is not acting as an agent or representative for the other party; (iii) is independently developed by or for the other party; (iv) is publicly known; or (v) is generally utilized by unaffiliated third parties engaged in the same business or businesses as the CONSULTANT.

The parties also acknowledge that the AGENCY is subject to Washington State and federal public disclosure laws. As such, the AGENCY shall maintain the confidentiality of all such information marked proprietary and or confidential or otherwise exempt, unless such disclosure is required under applicable state or federal law. If a public disclosure request is made to view materials identified as "Proprietary and/or confidential information" or otherwise exempt information, the AGENCY will notify the CONSULTANT of the request and of the date that such records will be released to the requester unless the CONSULTANT obtains a court order from a court of competent jurisdiction enjoining that disclosure. If the CONSULTANT fails to obtain the court order enjoining disclosure, the AGENCY will release the requested information on the date specified.

The CONSULTANT agrees to notify the sub-consultant of any AGENCY communication regarding disclosure that may include a sub-consultant's proprietary and/or confidential information. The CONSULTANT notification to the sub-consultant will include the date that such records will be released by the AGENCY to the requester and state that unless the sub-consultant obtains a court order from a court of competent jurisdiction enjoining that disclosure the AGENCY will release the requested information. If the CONSULTANT and/or sub-consultant fail to obtain a court order or other judicial relief enjoining the AGENCY by the release date, the CONSULTANT shall waive and release and shall hold harmless and indemnify the AGENCY from all claims of actual or alleged damages, liabilities, or costs associated with the AGENCY's said disclosure of sub-consultants' information.

XX. Records Maintenance

During the progress of the Work and SERVICES provided hereunder and for a period of not less than six (6) years from the date of final payment to the CONSULTANT, the CONSULTANT shall keep, retain, and maintain all "documents" pertaining to the SERVICES provided pursuant to this AGREEMENT. Copies of all "documents" pertaining to the SERVICES provided hereunder shall be made available for review at the CONSULTANT's place of business during normal working hours. If any litigation, claim, or audit is commenced, the CONSULTANT shall cooperate with AGENCY and assist in the production of all such documents. "Documents" shall be retained until all litigation, claims or audit findings have been resolved even though such litigation, claim, or audit continues past the six (6) year retention period.

For purposes of this AGREEMENT, "documents" means every writing or record of every type and description, including electronically stored information ("ESI"), that is in the possession, control, or custody of the CONSULTANT, including, without limitation, any and all correspondences, contracts, AGREEMENTS, appraisals, plans, designs, data, surveys, maps, spreadsheets, memoranda, stenographic or handwritten notes, reports, records, telegrams, schedules, diaries, notebooks, logbooks, invoices, accounting records, work sheets, charts, notes, drafts, scribbles, recordings, visual displays, photographs, minutes of meetings, tabulations, computations, summaries, inventories, and writings regarding conferences, conversations or telephone conversations, and any and all other taped, recorded, written, printed or typed matters of any kind or description; every copy of the foregoing whether or not the original is in the possession, custody, or control of the CONSULTANT, and every copy of any of the foregoing, whether or not such copy is a copy identical to an original, or whether or not such copy contains any commentary or notation whatsoever that does not appear on the original.

For purposes of this AGREEMENT, “ESI” means any and all computer data or electronic recorded media of any kind, including “Native Files”, that are stored in any medium from which it can be retrieved and examined, either directly or after translation into a reasonably useable form. ESI may include information and/or documentation stored in various software programs such as Email, Outlook, Word, Excel, Access, Publisher, PowerPoint, Adobe Acrobat, SQL databases, or any other software or electronic communication programs or databases that the CONSULTANT may use in the performance of its operations. ESI may be located on network servers, backup tapes, smart phones, thumb drives, CDs, DVDs, floppy disks, work computers, cell phones, laptops, or any other electronic device that CONSULTANT uses in the performance of its Work or SERVICES hereunder, including any personal devices used by the CONSULTANT or any sub-consultant at home.

“Native files” are a subset of ESI and refer to the electronic format of the application in which such ESI is normally created, viewed, and /or modified

The CONSULTANT shall include this section XX “Records Maintenance” in every subcontract it enters into in relation to this AGREEMENT and bind the sub-consultant to its terms, unless expressly agreed to otherwise in writing by the AGENCY prior to the execution of such subcontract.

In witness whereof, the parties hereto have executed this AGREEMENT as of the day and year shown in the “Execution Date” box on page one (1) of this AGREEMENT.

Signature

Date

Signature

Date

Any modification, change, or reformation of this AGREEMENT shall require approval as to form by the Office of the Attorney General.

Exhibit A
Scope of Work

Project No.

Exhibit B

DBE Participation/SBE Plan

In the absents of a mandatory UDBE, a voluntary SBE goal amount of ten percent of the Consultant Agreement is established. The Consultant shall submit a SBE Participation Plan prior to commencing work. Although the goal is voluntary, the outreach efforts to provide SBE maximum practicable opportunities are not.

Exhibit C

Preparation and Delivery of Electronic Engineering and Other Data

In this Exhibit the agency, as applicable, is to provide a description of the format and standards the consultant is to use in preparing electronic files for transmission to the agency. The format and standards to be provided may include, but are not limited to, the following:

I. Surveying, Roadway Design & Plans Preparation Section

A. Survey Data

B. Roadway Design Files

C. Computer Aided Drafting Files

D. Specify the Agency's Right to Review Product with the Consultant

E. Specify the Electronic Deliverables to Be Provided to the Agency

F. Specify What Agency Furnished Services and Information Is to Be Provided

II. Any Other Electronic Files to Be Provided

III. Methods to Electronically Exchange Data

A. Agency Software Suite

B. Electronic Messaging System

C. File Transfers Format

Exhibit D
Prime Consultant Cost Computations

Exhibit E

Sub-consultant Cost Computations

There is not any sub-consultant participation at this time. The CONSULTANT shall not sub-contract for the performance of any work under this AGREEMENT without prior written permission of the AGENCY. Refer to section VI “Sub-Contracting” of this AGREEMENT.

Exhibit F

Title VI Assurances

During the performance of this AGREEMENT, the CONSULTANT, for itself, its assignees, and successors in interest agrees as follows:

1. **Compliance with Regulations:** The CONSULTANT shall comply with the Regulations relative to non-discrimination in federally assisted programs of the AGENCY, Title 49, Code of Federal Regulations, Part 21, as they may be amended from time to time (hereinafter referred to as the “REGULATIONS”), which are herein incorporated by reference and made a part of this AGREEMENT.
2. **Non-discrimination:** The CONSULTANT, with regard to the work performed during this AGREEMENT, shall not discriminate on the grounds of race, color, sex, or national origin in the selection and retention of sub-consultants, including procurement of materials and leases of equipment. The CONSULTANT shall not participate either directly or indirectly in the discrimination prohibited by Section 21.5 of the REGULATIONS, including employment practices when this AGREEMENT covers a program set forth in Appendix B of the REGULATIONS.
3. **Solicitations for Sub-consultants, Including Procurement of Materials and Equipment:** In all solicitations either by competitive bidding or negotiations made by the CONSULTANT for work to be performed under a sub-contract, including procurement of materials or leases of equipment, each potential sub-consultant or supplier shall be notified by the CONSULTANT of the CONSULTANT’s obligations under this AGREEMENT and the REGULATIONS relative to non-discrimination on the grounds of race, color, sex, or national origin.
4. **Information and Reports:** The CONSULTANT shall provide all information and reports required by the REGULATIONS or directives issued pursuant thereto, and shall permit access to its books, records, accounts, other sources of information, and its facilities as may be determined by the AGENCY, the STATE, or the Federal Highway Administration (FHWA) to be pertinent to ascertain compliance with such REGULATIONS, orders and instructions. Where any information required of a CONSULTANT is in the exclusive possession of another who fails or refuses to furnish this information, the CONSULTANT shall so certify to the AGENCY, the STATE, or the FHWA as appropriate, and shall set forth what efforts it has made to obtain the information.
5. **Sanctions for Non-compliance:** In the event of the CONSULTANT’s non-compliance with the non-discrimination provisions of this AGREEMENT, the AGENCY shall impose such AGREEMENT sanctions as it, the STATE, or the FHWA may determine to be appropriate, including, but not limited to:
 - Withholding of payments to the CONSULTANT under this AGREEMENT until the CONSULTANT complies, and/or;
 - Cancellation, termination, or suspension of this AGREEMENT, in whole or in part.
6. **Incorporation of Provisions:** The CONSULTANT shall include the provisions of paragraphs (1) through (5) in every subcontract, including procurement of materials and leases of equipment, unless exempt by the REGULATIONS, or directives issued pursuant thereto. The CONSULTANT shall take such action with respect to any sub-consultant or procurement as the STATE, the AGENCY, or FHWA may direct as a means of enforcing such provisions including sanctions for non-compliance.

Provided, however, that in the event a CONSULTANT becomes involved in, or is threatened with, litigation with a sub-consultant or supplier as a result of such direction, the CONSULTANT may request the AGENCY enter into such litigation to protect the interests of the STATE and/or the AGENCY and, in addition, the CONSULTANT may request the United States enter into such litigation to protect the interests of the United States.

Exhibit G ***Certification Document***

- [Exhibit G-1\(a\)](#) Certification of Consultant
- [Exhibit G-1\(b\)](#) Certification of _____
- [Exhibit G-2](#) Certification Regarding Debarment, Suspension and Other Responsibility Matters - Primary Covered Transactions
- [Exhibit G-3](#) Certification Regarding the Restrictions of the Use of Federal Funds for Lobbying [Exhibit G-4](#)
Certificate of Current Cost or Pricing Data

Exhibit G-1(a) Certification of Consultant

I hereby certify that I am the and duly authorized representative of the firm of

whose address is

and that neither the above firm nor I have

- a) Employed or retained for a commission, percentage, brokerage, contingent fee, or other consideration, any firm or person (other than a bona fide employee working solely for me or the above CONSULTANT) to solicit or secure this AGREEMENT;
- b) Agreed, as an express or implied condition for obtaining this contract, to employ or retain the services of any firm or person in connection with carrying out this AGREEMENT; or
- c) Paid, or agreed to pay, to any firm, organization or person (other than a bona fide employee working solely for me or the above CONSULTANT) any fee, contribution, donation, or consideration of any kind for, or in connection with, procuring or carrying out this AGREEMENT; except as hereby expressly stated (if any);

I acknowledge that this certificate is to be furnished to the _____

and the Federal Highway Administration, U.S. Department of Transportation in connection with this AGREEMENT involving participation of Federal-aid highway funds, and is subject to applicable State and Federal laws, both criminal and civil.

Consultant (Firm Name)

Signature (Authorized Official of Consultant)

Date

Exhibit G-1(b) Certification of _____

I hereby certify that I am the:

☐

☐ Other

of the _____, and _____

or its representative has not been required, directly or indirectly as an express or implied condition in connection with obtaining or carrying out this AGREEMENT to:

- a) Employ or retain, or agree to employ to retain, any firm or person; or
- b) Pay, or agree to pay, to any firm, person, or organization, any fee, contribution, donation, or consideration of any kind; except as hereby expressly stated (if any):

I acknowledge that this certificate is to be furnished to the _____

and the Federal Highway Administration, U.S. Department of Transportation, in connection with this AGREEMENT involving participation of Federal-aid highway funds, and is subject to applicable State and Federal laws, both criminal and civil.

Signature

Date

Exhibit G-2 Certification Regarding Debarment Suspension and Other Responsibility Matters - Primary Covered Transactions

- I. The prospective primary participant certifies to the best of its knowledge and belief, that it and its principals:
 - A. Are not presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from covered transactions by any Federal department or agency;
 - B. Have not within a three (3) year period preceding this proposal been convicted of or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (Federal, State, or local) transaction or contract under a public transaction; violation of Federal or State anti-trust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, or receiving stolen property;
 - C. Are not presently indicted for or otherwise criminally or civilly charged by a governmental entity (Federal, State, or local) with commission of any of the offenses enumerated in paragraph (1)(b) of this certification; and
 - D. Have not within a three (3) year period preceding this application / proposal had one or more public transactions (Federal, State and local) terminated for cause or default.
- II. Where the prospective primary participant is unable to certify to any of the statements in this certification such prospective participant shall attach an explanation to this proposal.

Consultant (Firm Name)

Signature (Authorized Official of Consultant)

Date

Exhibit G-3 Certification Regarding the Restrictions of the Use of Federal Funds for Lobbying

The prospective participant certifies, by signing and submitting this bid or proposal, to the best of his or her knowledge and belief, that:

- 1. No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of any Federal agency, a Member of Congress, an officer or employee of Congress, or any employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative AGREEMENT, and the extension, continuation, renewal, amendment, or modification of Federal contract, grant, loan or cooperative AGREEMENT.
- 2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any Federal agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan or cooperative AGREEMENT, the undersigned shall complete and submit Standard Form - LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the require certification shall be subject to a civil penalty of not less than \$10,000.00, and not more than \$100,000.00 for each such failure.

The prospective participant also agrees by submitting his or her bid or proposal that he or she shall require that the language of this certification be included in all lower tier sub-contracts, which exceed \$100,000 and that all such sub-recipients shall certify and disclose accordingly.

Consultant (Firm Name)

Signature (Authorized Official of Consultant)

Date

Exhibit G-4 Certification of Current Cost or Pricing Data

This is to certify that, to the best of my knowledge and belief, the cost or pricing data (as defined in section of the Federal Acquisition Regulation (FAR) and required under FAR subsection 15.403-4) submitted, either actually or by specific identification in writing, to the Contracting Officer or to the Contracting Officer’s representative in support of _____* are accurate, complete, and current as of _____**.

This certification includes the cost or pricing data supporting any advance AGREEMENT’s and forward pricing rate AGREEMENT’s between the offer or and the Government that are part of the proposal.

Firm: _____

Signature

Title

Date of Execution _____***.

*Identify the proposal, quotation, request for pricing adjustment, or other submission involved, giving the appropriate identifying number (e.g. project title.)
**Insert the day, month, and year, when price negotiations were concluded and price AGREEMENT was reached.
***Insert the day, month, and year, of signing, which should be as close as practicable to the date when the price negotiations were concluded and the contract price was agreed to.

Exhibit I

Alleged Consultant Design Error Procedures

The purpose of this exhibit is to establish a procedure to determine if a consultant has alleged design error is of a nature that exceeds the accepted standard of care. In addition, it will establish a uniform method for the resolution and/or cost recovery procedures in those instances where the agency believes it has suffered some material damage due to the alleged error by the consultant.

Step 1 Potential Consultant Design Error(s) is Identified by Agency's Project Manager

At the first indication of potential consultant design error(s), the first step in the process is for the Agency's project manager to notify the Director of Public Works or Agency Engineer regarding the potential design error(s). For federally funded projects, the Region Local Programs Engineer should be informed and involved in these procedures. (Note: The Director of Public Works or Agency Engineer may appoint an agency staff person other than the project manager, who has not been as directly involved in the project, to be responsible for the remaining steps in these procedures.)

Step 2 Project Manager Documents the Alleged Consultant Design Error(s)

After discussion of the alleged design error(s) and the magnitude of the alleged error(s), and with the Director of Public Works or Agency Engineer's concurrence, the project manager obtains more detailed documentation than is normally required on the project. Examples include all decisions and descriptions of work, photographs, records of labor, materials, and equipment.

Step 3 Contact the Consultant Regarding the Alleged Design Error(s)

If it is determined that there is a need to proceed further, the next step in the process is for the project manager to contact the consultant regarding the alleged design error(s) and the magnitude of the alleged error(s). The project manager and other appropriate agency staff should represent the agency and the consultant should be represented by their project manager and any personnel (including sub-consultants) deemed appropriate for the alleged design error(s) issue.

Step 4 Attempt to Resolve Alleged Design Error with Consultant

After the meeting(s) with the consultant have been completed regarding the consultant's alleged design error(s), there are three possible scenarios:

- It is determined via mutual agreement that there is not a consultant design error(s). If this is the case, then the process will not proceed beyond this point.
- It is determined via mutual agreement that a consultant design error(s) occurred. If this is the case, then the Director of Public Works or Agency Engineer, or their representatives, negotiate a settlement with the consultant. The settlement would be paid to the agency or the amount would be reduced from the consultant's agreement with the agency for the services on the project in which the design error took place. The agency is to provide LP, through the Region Local Programs Engineer, a summary of the settlement for review and to make adjustments, if any, as to how the settlement affects federal reimbursements. No further action is required.
- There is not a mutual agreement regarding the alleged consultant design error(s). The consultant may request that the alleged design error(s) issue be forwarded to the Director of Public Works or Agency Engineer for review. If the Director of Public Works or Agency Engineer, after review with their legal counsel, is not able to reach mutual agreement with the consultant, proceed to Step 5.

Step 5 Forward Documents to Local Programs

For federally funded projects, all available information, including costs, should be forwarded through the Region Local Programs Engineer to LP for their review and consultation with the FHWA. LP will meet with representatives of the agency and the consultant to review the alleged design error(s), and attempt to find a resolution to the issue. If necessary, LP will request assistance from the Attorney General's Office for legal interpretation. LP will also identify how the alleged error(s) affects eligibility of project costs for federal reimbursement.

- If mutual agreement is reached, the agency and consultant adjust the scope of work and costs to reflect the agreed upon resolution. LP, in consultation with FHWA, will identify the amount of federal participation in the agreed upon resolution of the issue.
- If mutual agreement is not reached, the agency and consultant may seek settlement by arbitration or by litigation.

Exhibit J

Consultant Claim Procedures

The purpose of this exhibit is to describe a procedure regarding claim(s) on a consultant agreement. The following procedures should only be utilized on consultant claims greater than \$1,000. If the consultant's claim(s) total a \$1,000 or less, it would not be cost effective to proceed through the outlined steps. It is suggested that the Director of Public Works or Agency Engineer negotiate a fair and reasonable price for the consultant's claim(s) that total \$1,000 or less.

This exhibit will outline the procedures to be followed by the consultant and the agency to consider a potential claim by the consultant.

Step 1 Consultant Files a Claim with the Agency Project Manager

If the consultant determines that they were requested to perform additional services that were outside of the agreement's scope of work, they may be entitled to a claim. The first step that must be completed is the request for consideration of the claim to the Agency's project manager.

The consultant's claim must outline the following:

- Summation of hours by classification for each firm that is included in the claim
- Any correspondence that directed the consultant to perform the additional work;
- Timeframe of the additional work that was outside of the project scope;
- Summary of direct labor dollars, overhead costs, profit and reimbursable costs associated with the additional work; and
- Explanation as to why the consultant believes the additional work was outside of the agreement scope of work.

Step 2 Review by Agency Personnel Regarding the Consultant's Claim for Additional Compensation

After the consultant has completed step 1, the next step in the process is to forward the request to the Agency's project manager. The project manager will review the consultant's claim and will meet with the Director of Public Works or Agency Engineer to determine if the Agency agrees with the claim. If the FHWA is participating in the project's funding, forward a copy of the consultant's claim and the Agency's recommendation for federal participation in the claim to the WSDOT Local Programs through the Region Local Programs Engineer. If the claim is not eligible for federal participation, payment will need to be from agency funds.

If the Agency project manager, Director of Public Works or Agency Engineer, WSDOT Local Programs (if applicable), and FHWA (if applicable) agree with the consultant's claim, send a request memo, including backup documentation to the consultant to either supplement the agreement, or create a new agreement for the claim. After the request has been approved, the Agency shall write the supplement and/or new agreement and pay the consultant the amount of the claim. Inform the consultant that the final payment for the agreement is subject to audit. No further action is needed regarding the claim procedures.

If the Agency does not agree with the consultant's claim, proceed to step 3 of the procedures.

Step 3 Preparation of Support Documentation Regarding Consultant's Claim(s)

If the Agency does not agree with the consultant's claim, the project manager shall prepare a summary for the Director of Public Works or Agency Engineer that included the following:

- Copy of information supplied by the consultant regarding the claim;
- Agency's summation of hours by classification for each firm that should be included in the claim
- Any correspondence that directed the consultant to perform the additional work;
- Agency's summary of direct labor dollars, overhead costs, profit and reimbursable costs associate with the additional work;
- Explanation regarding those areas in which the Agency does/does not agree with the consultant's claim(s);
- Explanation to describe what has been instituted to preclude future consultant claim(s); and
- Recommendations to resolve the claim.

Step 4 Director of Public Works or Agency Engineer Reviews Consultant Claim and Agency Documentation

The Director of Public Works or Agency Engineer shall review and administratively approve or disapprove the claim, or portions thereof, which may include getting Agency Council or Commission approval (as appropriate to agency dispute resolution procedures). If the project involves federal participation, obtain concurrence from WSDOT Local Programs and FHWA regarding final settlement of the claim. If the claim is not eligible for federal participation, payment will need to be from agency funds.

Step 5 Informing Consultant of Decision Regarding the Claim

The Director of Public Works or Agency Engineer shall notify (in writing) the consultant of their final decision regarding the consultant's claim(s). Include the final dollar amount of the accepted claim(s) and rationale utilized for the decision.

Step 6 Preparation of Supplement or New Agreement for the Consultant's Claim(s)

The agency shall write the supplement and/or new agreement and pay the consultant the amount of the claim. Inform the consultant that the final payment for the agreement is subject to audit



CITY OF CAMAS, WASHINGTON

Scope of Work

NE Lake Road and NE Everett Street (SR-500): Design and Environmental Permitting Through 30% Plans City of Camas Project # T1011

INTRODUCTION

PBS Engineering and Environmental Inc. (PBS) and their Consultant team have been selected by the City of Camas to perform traffic and design engineering, environmental permitting, public involvement and other related professional services for the NE Lake Road and NE Everett St. (SR-500): Intersection Improvements Project. Professional services will include evaluation of roundabout and traffic signal options, evaluation of alignment options, traffic engineering, , environmental process & permits, and utility coordination. This project is assumed not to have federal funding.

The project team currently includes:

- Kittelson & Associates, Inc. (KAI) – Traffic Analysis and design
- BergerABAM – Structural engineering, environmental permitting and documentation, and public outreach
- Archaeological Investigations Northwest (AINW) – cultural resources investigation

The Project is funded with Public Works Trust Fund money for design and right of way and is expected to have local or TIB funding in the construction phase.

Although the Project has several properties which were purchased with Washington State Recreation and Conservation Office (RCO) Funding in the immediate vicinity of the project, it is assumed that this project will avoid impacts to those parcels.

This phase of the project will take the analysis and design through the alternatives analysis phase with a recommended alternative accepted by the City and then the design will continue through the 30% phase. Upon City approval of the recommended alternative a supplement agreement will be prepared to complete the project design, permitting, and right of way acquisition. It is assumed that this first phase of the project design will last up to 5 months.

PROJECT DESCRIPTION/BACKGROUND

NE Everett Road (SR-500) and NE Lake Road is currently a 3-legged signalized intersection. The surrounding area includes Lacamas Lake, forested lands owned by the City of Camas (City) and Clark County, and to the north along SR-500 a bridge over a body of water connecting Lacamas Lake and Round Lake. This intersection connects two roads that are critical links between the south shore and north shore areas of Camas. Average daily traffic entering the intersection is well over 15,000. Camas has received State pre-construction funds from the Public Works Board to complete design, permitting, and to secure the necessary property rights for this project. An alternative

analysis and intersection type evaluation will be completed to identify the appropriate intersection improvement. Currently the project is not funded for construction.

The project limits extend from the northern property line of the Camas Produce Store (located to the south of the intersection of Lake Road and Everett Street) to the Everett Street Bridge to the north, and from the sidewalk terminus at the Lodge, to the intersection of Lake Road and Everett Street intersection. The project area also includes the City owned property, east of the intersection, in its entirety.

OVERALL PROJECT ASSUMPTIONS

- The traffic data collected by DKS in April of 2018 will be used for the traffic analysis.
- Project is anticipated to go out to bid in early 2020
- Project is anticipated to be constructed in 2020
- The City is anticipated to resolve Conservation Futures property impacts including arranging for any required land exchange
- City staff will approve a tree permit
- The Scope of work is based on the assumption that a signal and a roundabout will be analyzed as the potential intersection improvement alternatives. This scope will need to be amended after a preferred alternative is accepted by the City.

SCOPE OF WORK

TASK 1: PROJECT MANAGEMENT AND ADMINISTRATION

PBS shall oversee project tasks and coordinate with City representatives to manage the scope, schedule and budget for the design engineering phase. The current phase of the project is assumed to take up to 5 months to complete.

Subtask 1.1 Contract Administration, Invoicing, and Progress Reports

- Prepare and submit monthly invoices. Each invoice will include: date period covered by invoice, number of hours worked during the billing period with billing rates shown; expenses and associated mark-ups; total cost for labor and expenses for the billing period; subconsultants fees including markups for the billing period; and a total amount summarizing labor, expenses, and subconsultant fees.
- Prepare a Contract Summary Report to accompany the monthly invoices. The Contract Summary Report will list each invoice as well as current invoice with an itemized summary of invoice numbers, dates, and amounts billed for labor, expenses, and subconsultants as well as total amounts for each invoice. The Contract Summary Report will also list the total amount billed to date, total amount remaining under contract, and contract expiration date.
- Maintain required contract documentation. Provide copies of project files and records to the CITY for audits and public information requests. Final documents shall be provided in electronic format as requested.

Deliverables

- Monthly invoices, Contract Summary Reports, and Project Status Reports.
- Project Documentation, upon request

Subtask 1.2 Meetings

This item includes the coordination and meetings necessary to successfully complete the project.

- Preparation for and attendance at project kickoff meeting with City Staff including up to two PBS staff attending a 2-hour kickoff meeting with City staff in Camas.
- Up to 17 weekly phone meetings with City Staff
- Up to 5 internal PBS design team coordination and meetings.
- Preparation for and attendance monthly (5) project coordination meeting with City staff including and up to two PBS staff. Other consultant team members will attend meetings as needed.
- Meet with City staff after the review of the 30% plansubmittal, this meetings will be attended instead of the monthly meeting these months.

Deliverables

- Meeting Agendas and Meeting Summaries
- Design Submittal Comment Review and Response Log

Subtask 1.3 Management, Coordination, and Direction

- The Consultant shall provide management, coordination, and direction to the Project team in order to complete the project on time and within budget. The City fosters a partnership approach of all stakeholders in the Project. The Consultant shall integrate this strategy into the overall management approach.
- The Consultant shall establish a quality management program and designate responsibility for review of technical work and other deliverable products.
- Prepare and maintain project design schedule. The schedule shall identify CONSULTANT tasks and items provided by CITY and other consultants. The schedule shall be updated as circumstances require or as requested by the CITY (assumes 1 update).
- The Consultant shall prepare and submit an activities list and schedule to the City following the Notice to Proceed. The schedule shall show appropriate milestones for the Project, including intermediate and final submittal dates for design documents and key decision points.
- The Consultant shall coordinate Consultant tasks and activities with the City.

Deliverables

- Project Schedule& Schedule Updates
- Summary notes of coordination efforts
- QA/QC Program

Subtask 1.4 WSDOT Coordination

- The Consultant will coordinate with WSDOT and the City of Camas for all applicable WSDOT procedures, approvals, and processes related to the project.
- WSDOT coordination meetings with the City and the Consultant will be held for key aspects of the project.

Deliverables

Coordination meeting agendas and meeting summaries.

TASK 2: SURVEYING

Subtask 2.1 - Surveying and Base Map

PBS will perform boundary resolution, topographic surveying and data collection services to include the following:

- Establish a control network throughout the project limits based on the Clark County horizontal and vertical datum (NAD 83/91 & NGDV29/47).
- Conduct research of existing records for information on deeds, surveys, plats, road rights-of-way and easements along the project corridor.
- The survey field crew will collect data (property corners, right-of-way/ centerline monuments, control and physical boundary/right-of-way features) in the project area and relevant to the project site. The project surveyor will then review research and field data and determine the current right-of-way location.
- Order and obtain title reports for adjacent properties

PBS will meet with City staff to discuss right-of-way issues discovered prior to completing the survey. Once the right-of-way has been resolved a "Pre-construction" Record of Survey will be filed with the Clark County Surveyor's Office showing the centerlines, right-of-way lines and found monuments within the right-of-way along the project route.

- Perform topographic survey along the project corridor starting from the entrance of the Fallen Leaf Park entrance to the southern bridge abutment north of said intersection (right-of-way to right-of-way plus 20-ft on the privately owned parcel), and from a point 50 feet west of the sidewalk terminus at the Lacamas Lake Lodge to the intersection of Lake Road and Everett Street intersection (right-of-way to right-of-way plus 20 feet on the privately owned Gano property to the west). Topographic survey will also include the City owned property (Tax Lot 124541000 East of the intersection of Lake Road and Everett Street), and the Lacamas Park parking lot (North of the City property). A survey of trees will be performed within the area shown on the attached exhibit. This will include the placement of tree identification medallions in support of arborist coordination. Topographic survey will also include targets for an aerial drone survey. PBS will conduct research of existing records for information on available as-built and utility maps, request One-Call utility locates and field survey existing above ground features (i.e. edge of pavement, curbs, sidewalks, buildings, trees, utilities, etc.), including cross sections necessary to produce one foot contour intervals. See attached exhibit for survey limits
- Prepare legal descriptions and exhibits for right-of-way acquisition and easement takes. It is assumed that there will be 4 legals/exhibits to prepare.
- Prepare existing surface model reflecting collected topographic survey and breaklines.

Subtask 2.1.2 Base Map

- Upon completion of topographic survey and development of the surface model, PBS will prepare an existing conditions base map showing mapped features and utilities collected from both survey and as-built plans.
- Consultant shall coordinate with City staff regarding drafting standards and conventions.

Subtask 2.1.3 Site Visits

- Consultant will conduct site visits to verify the design fits the field conditions.

Subtask 2.1.4 Project Photos

- Consultant will conduct site visits, take project photos of each property along the corridor and conduct field verification of survey data represented in project base map. Consultant will use photographs to document pre-project conditions.

Assumptions

- Traffic control (flagging) will be billed as an expense
- Traffic control plan (TCP) will be provided by the traffic control company and billed as an expense
- Title reports will be billed as an expense
- All Pre-construction recording and associated fees (county review, mylar, etc.) will be billed as an expense

Deliverables

- Topographic Survey
- Pre-construction Record of Survey
- Surface Model
- Basemap
- Legal Descriptions and Exhibits
- Project Photos

TASK 3: GEOTECHNICAL ENGINEERING

Subtask 3.1 Geotechnical Engineering

This task includes work to conduct a geotechnical investigation to evaluate pavement, soil and groundwater conditions along the project alignment. Tasks include geotechnical design recommendations and construction guidelines for the proposed new roadway design and intersection (signalized or roundabout), including pavement design, roadway embankments, stormwater detention facility, utility trench construction, retaining walls, and traffic signal pole foundations. The work will be conducted in general conformance with City of Camas (City) Design Standards, Washington State Department of Transportation's (WSDOT's) Geotechnical Design Manual, and Washington State Department of Transportation's (WSDOT's) Highway Runoff Manual (HRM). Specific tasks include:

- Review readily available geologic, groundwater, and soil survey maps that cover the project vicinity.
- Review available geotechnical reports prepared for nearby developments (available in our files) and provided by the City.
- Conduct a reconnaissance of the project alignment.
- Mark the proposed exploration locations in the field and notify the "One Call" service for public utility locates.
- Prepare WSDOT approved traffic control plans for and provide traffic control during completion of field explorations (if needed).
- Advance three drilled borings to characterize subsurface soil and groundwater conditions. We

anticipate that one day will be required for drilling.

- Drill one boring to a depth between 40 feet below grade or practical refusal for signal foundation design purposes and two borings to a depth of 25 feet below grade or practical refusal to evaluate pavement subgrade conditions. Collected SPT samples at 2.5- and 5-foot intervals to evaluate subgrade strength and characterization of deeper soil conditions for potential traffic control structure at the intersection.
- Excavate up to six test pits to depths between 12 feet below ground surface (bgs), or practical refusal
 - No infiltration tests will be performed
- Maintain a log of the soils encountered in the explorations and collect soil samples for laboratory testing.
- Restore the explorations in the following manner:
 - Borings - Backfill the drilled borings in accordance with City of Camas standards. In paved areas, the surface of the boreholes will be patched with concrete or asphalt. Excess soil cuttings from the Borings will be placed on site.
- Conduct a program of laboratory testing on select soil samples. The actual quantity and type of tests run will be based on the materials collected, though for budgeting purposes include up to (if needed or appropriate)
 - 1 particle-size distribution tests (sieve analyses)
 - 4 percent fines determinations (percent passing the No. 200 sieve)
 - 20 moisture content and/or density determinations
 - 2 Atterberg Limits determinations
 - 1 organic content determinations
 - 1 modified compaction testing (ASTM D1557)
 - 1 compacted California Bearing Ratio test CBR
- Conduct engineering analyses to evaluate:
 - Utility trench construction guidelines. (excavations and backfill)
 - Embankment construction alternatives. (structural fill)
 - Pavement design for Asphalt and Concrete for 20- and 40-years life.
 - Retaining wall earth pressure design parameters (including active, at-rest, and passive pressures).
 - Retaining wall foundation design parameters.
 - Traffic signal foundation design parameters.
 - Seismic design parameters.
 - Earthquake and geologic hazards.
 - Excavations and cut/fill slopes.
- Prepare a draft geotechnical report summarizing the results of the subsurface exploration and laboratory testing programs and presenting appropriate recommendations and conclusions.
- Prepare a final geotechnical report incorporating requested changes/updates from the project team's review of the draft report.
- Coordinate geotechnical tasks with other design tasks
- Attendance at up to two project meetings

Assumptions

The above scope of work is based upon the following assumptions:

- Rights of entry will be obtained under other work tasks for work outside the right of way.
- Field work will be performed during daylight hours.
- If contaminated soils are encountered, then additional charges will be incurred for equipment decontamination, testing, and soil disposal.
- Work will commence after archeological investigation is completed
- Archeologist will be required to monitor testpit and boring activities (2 days). Included in task 6
- The City and WSDOT will issue a street use permit at normal cost to the Consultant and the Consultant will submit the cost as an expense for review of the traffic control plan.
- Infiltration testing will not be performed.

Deliverables

- Draft geotechnical report (electronic PDF copy) at the future 60% design submittal.
- Final geotechnical report (electronic stamped and signed PDF copy, word stamped and signed document and up to 3 hard copies as requested) at the future 90% design submittal.

TASK 4: TRAFFIC ENGINEERING

Subtask 4.1 Traffic Analysis Report

Task 4.1.1 Existing Transportation Facilities and Traffic Conditions

- Document existing roadway facilities, including the number of travel lanes, lane and shoulder widths, presence of curbs and bridges within the project limits.
- Document the location and width of existing sidewalks, crosswalks and pathways.
 - Document existing sidewalk connections with the City's current or proposed trail system.
- Document existing bikeway facilities, including the location of bike lanes and shoulders on Lake Road and Everett Street.
- Document existing pedestrian facilities, including desired origin and destination in the vicinity of the study intersection.
- Traffic counts performed in the Spring of 2018 for the City will be used. No additional counts will be collected.
- Summarize the existing conditions analysis that will be incorporated into Traffic Analysis Report (see Task 4.1.5).

Task 4.1.2 Future No-Build Traffic Conditions

- Review base and future year 2040 projected traffic volumes (or most current available) using model information provided by the Southwest Washington Regional Transportation Council (RTC).
 - Kittelson will coordinate and obtain required model runs with RTC.
- Prepare an assessment of future demand and operations for approved in-process development that may affect the project.

- Develop future 2040 weekday AM and PM peak hour traffic volume projections at the study intersections.
- Travel Demand Validation: Future travel demand shall be estimated at the intersection to be evaluated and determine how it will operate with the projected traffic demand and potential modification needs shall be identified that accommodate future traffic demand.
- Summarize future No-Build traffic conditions that will be incorporated into Traffic Analysis Report (see Task 4.1.4)

Task 4.1.3 Future Build Traffic Conditions with Signals and Roundabouts

- Conduct an alternative evaluation comparing potential traffic signals and roundabouts at the study intersection.
 - Preliminary capacity, delay and traffic signal warrants shall be evaluated at the study intersection to determine whether a new traffic signal will be needed in the future and when the signal will be needed.
 - Analyze roundabout operations at intersection under 2040 traffic conditions during the weekday AM and PM peak hours. The capacity and delay will be evaluated for each roundabout approach using the HCM 6th Edition methodology to confirm the appropriate roundabout size and number of lanes needed to service the forecast traffic volumes.
 - Conduct a queuing analysis of projected 2040 weekday AM and PM peak hour conditions to determine storage length needs at the project study intersections for the respective intersection controls, as appropriate.
 - Evaluate access relative outcomes of Build traffic operations analyses.
 - Evaluate the feasibility of a potential enhanced crossing on the north leg of the study intersection and the potential impact it may have on the respective intersection alternatives.
- Sketch-Level Roundabout Design for up to three (3) layouts.
 - Review and discuss sketch concepts with the project design team. Work collaboratively with the City and project design team to identify preferred roundabout concept for further refinement.
- Summarize future Build traffic conditions that will be incorporated into Traffic Analysis Report (see Task 4.1.4)
 - This portion of the report will document the preferred intersection traffic control for the key intersection (signal and roundabout).

Task 4.1.4 Traffic Analysis Report

- Preparation of a draft and final Traffic Analysis Report that summarizes the project elements above.
- Respond to draft report review comments and submit a final report.
- Coordination with the air quality and noise teams to provide SYNCHRO reports (if roundabouts, output files from HCM 6th Edition methodology) and preliminary channelization plans required for their analyses.

Subtask 4.2 Intersection Control Analysis – ICA

The consultant will conduct an intersection control analysis (ICA) for the study intersection. Initial CAD Intersection Design based on preferred layouts developed in Task 4.1.3.

- Prepare 15%-level preliminary designs at the intersection in AutoCAD for the preferred layout/configuration for both the roundabout and signal alternatives, respectively. The designs will include basic horizontal geometric design elements, including edges of travel way, channelization striping and islands, sidewalks, crosswalks, and truck apron (for roundabout). The designs will ensure the geometry incorporates key operational and safety features including design speed objectives, speed consistency principles, design vehicle accommodations, and bicycle/pedestrian treatments.
- Prepare engineering drawings showing AutoTurn vehicle paths through critical turning movements of the roundabout for the design vehicle for both alternatives.
- For the roundabout alternative specifically:
 - Prepare sketch-level drawings showing "fastest path" design speeds for all critical approaches of the roundabout in accordance with NCHRP Report 672.
 - Evaluate stopping and intersection sight distances at roundabout in accordance with guidelines from NCHRP Report 672. Determine the sight distance triangles needed at each roundabout approach and within the central island as a guideline for potential easements and landscape design. Prepare an exhibit showing the recommended sight lines.
- Evaluate access along the approaches based on layouts for both alternatives respectively and support project team and City staff to address access needs.

Deliverables

- Draft and Final Intersection Control Analysis Memorandum

TASK 5: ALTERNATIVE ANALYSIS

The intent of this section is to conduct an intersection control analysis associated with the project intersection as analyzed as part of Section 4.2 based on WSDOT's ICA approach:

Subtask 5.1 Alternative Analysis

Task 5.1.1 Summarize traffic operations

- Summarize traffic operations analysis results for both roundabouts and signals from Task 4.1.3 to be incorporated into combined Alternatives Analysis Report

Task 5.1.2 Alternatives Preliminary Design & Estimates

Consultant will assist with the preparation of the conceptual plans and conceptual construction cost estimates for each of the alternatives analyzed, by peer reviewing refine intersection layouts and related construction costs.

PBS Team will be responsible to provide design engineering services for the deliverables outlined below for the following submittals in support of task 8:

- Design Memorandum
- Decision Matrix
- Alternative Analysis

Subtask 5.1.3 Design Memorandum, Decision Matrix and Alternative Analysis

Consultant Shall summarize the roadway design standards and decisions in an excel spreadsheet for City staff concurrence. Standards will include but not be limited to:

- Right of way
- Lane widths
- Curb return radii
- Roadway cross-section
- Roadway section depth
- Design speed
- Design vehicle
- Transition tapers
- Max. and min. profile grades
- Vertical curve criteria

Alternative analysis

Consultant shall prepare conceptual designs and conceptual order of magnitude comparison estimates for each of the alternatives listed below.

Aspects to be included in the alternative analysis report will be:

- Signalized intersection (1 layout)
- Roundabout (up to 3 layouts)

Consultant shall develop each alternative to concept level design sufficient to establish horizontal construction limits, order of magnitude estimates and identify major construction activities. Each alternative shall have a horizontal alignment developed that meets appropriate design standards. Consultant shall prepare a drawing stamped "preliminary" for each alternative. The drawing shall utilize available aerial imagery and GIS boundary and environmental data. Geometric design elements that do not meet design standards shall be identified as needing a design exception. Consultant shall analyze each alternative and determine the potential benefits and impacts associated with construction of the proposed alternative. Potential benefits and impacts to be considered include, but are not limited to, right-of-way, safety, utilities, construction costs, permitting and environmental Impacts.

This subtask will include a summary of the identified impacts and cost estimate associated with each alternative to allow City to determine which alternative to move forward to design and construction.

Alternative Analysis Report

Aspects to be included in the alternative analysis report will be:

- Roundabout versus Signalized Intersections
- Roundabout options
- Preferred alternative

Deliverables

- Summarize preliminary design evaluation to be incorporated into the Alternatives Analysis
- Design Memorandum
- Draft and final alternatives analysis memo

Subtask 5.2 Intersection Landscape Alternatives

Not currently included.

TASK 6: ENVIRONMENTAL REVIEW AND DOCUMENTATION

Subtask 6.1 – Environmental Permitting

Local funding for the NW Lake Road and Everett Road project is secured solely through the Public Works Trust Fund for the preliminary engineering and right-of-way phases. Environmental permitting tasks are summarized below in Tasks 6.1.1 through 6.1.12.

Environmental Review and Documentation Task Overall Assumptions

- Federal funding is not secured at this time and, therefore, the National Environmental Policy Act (NEPA) process is not anticipated. But, if federal funding is added to the project, the project team has applicable technical expertise and can easily respond to address the required NEPA documentation associated with federal funding.
- Permit fees will be paid for by the City.
- The shoreline substantial development permit and conditional use permit and critical areas permit will be processed as Type 2 applications and hearing examiner approval will not be required.
- City will conduct one round of review for all permit narratives and technical memoranda. Documents will be provided electronically.
- Meetings are limited to those defined in project tasks.
- Consultant will assemble and submit applications to the City.

Subtask 6.1.1 – Wetland and Waterbodies Delineation and Assessment

The Consultant will delineate the boundaries of wetlands and ordinary high water mark (OWHM) within the study area. Wetland boundaries will be delineated in accordance with the criteria and methods described in the U.S. Army Corps of Engineers (USACE) 2010 Regional Supplement to the USACE Wetland Delineation Manual: Western Mountains, Valleys, and Coast Region – Version 2.0 (USACE 2010). OWHM boundaries will be demarcated according to the criteria defined in the Washington State Department of Ecology (Ecology) publication titled – Determining the Ordinary High Water Mark for Shoreline Management Act Compliance in Washington State (2016). The study area for the project as shown in Figure 6.1 includes portions of the rights of way at the intersection of NE Lake Road and NE Everett Road (State Route 500), the City owned parcel located east of the intersection (Parcel Number 124541000), and portions of Parcel Numbers 124522000, 90249000, 91025001, 90941000, 124502000, 124524000, and to the southern terminus of Lacamas Village mobile home park. To complete this effort the Consultant will conduct the following tasks.

- Review background information including soil maps, topographic maps, National Wetland Inventory maps, and recent and historic aerial photos. To assist in determining the location of jurisdictional wetlands.
- Conduct a field investigation and collect the appropriate data, determine the wetland boundaries, record the boundaries using a GPS unit capable of post-processed sub-meter accuracy, and flag them in the field for future verification by regulating agencies.

- Delineate the OHWM of Lacamas Lake north of the existing intersection and the Round Lake slough east of the intersection.
- Prepare a project-specific wetland and waterbodies delineation and assessment report for the study area that summarizes the findings of the field investigations.
- Compile the data collected in the field onto wetland data sheets and summarize the results in report form.
- Evaluate pertinent records concerning wetland alterations and site hydrology as required by the delineation method.
- Assess all delineated wetlands using the most recent version of the Washington State Wetland Rating System for Western Washington (Ecology 2014).
- Prepare the graphics required for concurrency by the regulating agencies for inclusion in the delineation report.
- Participate in one 2-hour meeting with the Consultant design team to discuss the mapped wetlands within the corridor and identify opportunities to avoid and minimize wetlands impacts and permitting strategies.
- Prepare for and participate in one 4-hour on-site meeting with the U.S. Army Corps of Engineers (USACE) to review the delineated wetlands to facilitate agency review and concurrence with the delineation.

Assumptions

- The study area for the wetland and waterbodies delineation will be limited to the area shown in Figure 6.1. The City will coordinate rights of entry to parcels not owned by the City.
- No direct wetland impacts will result from the project and no authorizations are needed from the USACE or Washington Department of Ecology.
- City will conduct one round of review on the wetland delineation; any resulting edits will be minor and will not require additional technical analysis.

Deliverables

- Draft and final wetland delineation report (one electronic copy)

Subtask 6.1.2 – Habitat Assessment

The project site is mapped as having both riparian and non-riparian priority habitats. The riparian habitats are associated with Lacamas and Round lakes. The forested area on Parcel Number 124541000 is mapped as part of the larger biodiversity area and corridor surrounding Round Lake. To complete the habitat assessment the Consultant will conduct the following tasks:

- Conduct a qualitative assessment of the riparian and non-riparian habitat within the project area in accordance with the Washington Department of Fish and Wildlife Priority Habitat and Species List (2018).
- Prepare descriptions of the existing conditions of any habitat identified and a description of functions the habitat provides.
- Capture the existing baseline conditions of the site that can be used in other tasks to quantify impacts and develop appropriate mitigation measures.

Assumptions

- The study area for the habitat assessment will be limited to the area shown in Figure 6.1. The City will coordinate rights of entry.
- City will conduct one round of review on the habitat assessment; any resulting edits will be minor and will not require additional technical analysis.

Deliverables

- Draft and final habitat assessment report (one electronic)

Subtask 6.1.3 – Camas Tree Survey Permit

It is expected that the planned road design improvements will result in the removal of existing trees in the intersection vicinity. The City of Camas regulates trees considered "significant trees". These are defined by CMC 18.03.050 Environmental Definitions as evergreen trees 8-inches and larger in diameter at breast height (dbh), and deciduous trees, other than red alder or cottonwood, twelve inches and larger in dbh. For the tree/vegetation survey the Consultant will conduct the following tasks.

- A professional forester will identify all trees meeting the above criteria by species with dbh and health condition.
- Record their position during the topographic survey.
- Conduct a hazardous tree inventory condition assessment as part of the inventory to document trees that are not required to be included in the tree inventory as tree units.
- Conduct two, 8-hour site visits to perform field verification, data collection, and to flag species regulated by city ordinances.
- Evaluate the proposed project design impact to trees.
- Prepare a tree plan summarizing the existing tree species and diameter, tree health condition, hazardous tree appraisals, and preservation.
- Prepared a restoration plan to mitigate for trees impacted at the suggested 2:1 replacement ratio per CMC 16.51.125(B) using native trees that are a minimum caliper of two inches. Replacement trees may include mitigation plantings, applicable street trees, City tree fund or some combination thereof.
- Tree replacement will also be required to meet the City tree density requirements.
- Tree removal options will include assessment of three roundabout alternatives and one signal alternative.

Assumptions

- The tree survey area is limited to the area shown in Figure 6.1.
- The City will conduct one round of review and comment on the tree survey and tree restoration plan.
- The tree restoration plan will accompany the other project permits, but will not require a separate permit application.
- Tree mitigation locations will be combined with the critical areas mitigation plan, Task 6.1.6 to the extent possible.

Deliverables

- Draft and final tree survey (one electronic copy)
- Draft and final tree restoration plan (one electronic copy)

Subtask 6.1.4 – Type II Critical Areas Permit/Pre-application Conference Application

The project area contains critical areas, outside of shoreline jurisdiction, that would be regulated under the City's Critical Areas Ordinance (CMC Chapter 16.51 to 16.61), including wetlands, fish and wildlife conservation areas, regulated trees, and associated buffers. Because it is anticipated that the project will require some degree of impact to critical areas, including tree removal, applicable to the critical areas ordinance, a Type II critical area permit (CMC 16.51.125) will be required. The critical areas permit application will include the necessary forms and a critical areas report that summarizes how impacts will be avoided, minimized, and/or mitigated for each type of critical area, including supporting documents, such as the wetland delineation (Subtask 6.1.1), habitat assessment (Subtask 6.1.2), tree inventory and restoration plan (Subtask 6.1.3), critical areas mitigation plan (Subtask 6.1.6), and flood hazard assessment (Subtask 6.1.7).

It is expected that tree removal will be necessary for the project that will result in a loss of priority habitat areas and significant trees. Mitigation associated with the tree impacts will be detailed in the critical areas mitigation plan (Subtask 6.1.6) and summarized in the critical areas report.

The Consultant will prepare a City pre-application conference application prior to submittal of the critical areas permit application. This will include a project narrative, application form and conceptual engineering plans. Three Consultants will attend a one hour meeting with City staff to review the city requirements and confirm application submittal requirements.

The Consultant will request a copy of the draft Type II staff report for the critical areas permit and will circulate the draft staff report to the project team via email for review and input. The Consultant will collect and compile team comments on the staff report and will respond to City review staff with any suggested edits to the staff report.

Assumptions

- Draft pre-application conference application
- Final pre-application conference application
- Critical areas impacts may include both temporary and permanent impacts
- The Consultant includes one round of review and comments on the City's draft staff report
- Recording of a covenant or tract to preserve critical areas and/or project mitigation, if necessary, will be handled by the City

Deliverables

- Draft critical areas report consisting of a narrative and summary of impacts/mitigation of critical areas for City review (one electronic copy)
- Final critical areas report based on City comments
- Application form and compilation and submittal of the compiled application package
- Draft staff report review comments

Subtask 6.1.5 – Shoreline Management Permit

The shoreline master program (SMP) applies to shorelands extending two hundred (200) feet in all directions from the ordinary high water mark (OHWM) of waterbodies designated water of the state. The corridor alignment and proposed improvements are located within 200 feet of the OHWM of Lacamas Lake and is subject to the Camas Shoreline Master Program. Arterial roadways are permitted in the Medium Intensity environmental designation and are permitted conditionally in the Urban Conservancy designation.

The shoreline permitting process will require documentation that shows no net loss of shoreline functions within the shoreline area, along with a design that minimizes shoreline impacts, and maintains safe public access to Lacamas Lake. The Shoreline Substantial Development and Conditional Use Permit applications will require review and approval by the City Shoreline Management Review Committee and it is assumed that hearings examiner review and approval is not needed; however shoreline committee attendance by the Consultant may be required, and up to three Consultants would attend this meeting if needed. The shoreline conditional use permit is subject to approval from the Department of Ecology (DOE). Specific regulations relating to transportation uses outlined in SMP 6.3.14 and all other applicable shoreline regulations will be addressed in the permit application, along with conditional use permit criteria.

For the Shoreline Permit, the consultant will:

- Prepare the combined shoreline substantial development and conditional use permit application including:
 - the general application form
 - mailing list of property owners within three hundred feet of the proposed improvements
 - SEPA checklist (described in Task 6.1.8 of this scope of services)
 - project narrative
 - vicinity map showing the location of waterbodies within three-hundred feet of the improvements
 - proposed engineering plans (described in Task 8).
- The shoreline narrative will address critical areas within shoreline jurisdiction and summarize the critical areas impacts and mitigation detailed in the Critical Areas Mitigation Plan (Subtask 6.1.6).

Assumptions

- The shoreline substantial development and conditional use permit application will be combined into one submittal.
- A JARPA will not be necessary because work below the OHWM of regulated waterbodies or wetlands will not occur.
- The Consultant will conduct one round of review of the draft shoreline substantial development and conditional use permit application.
- A hearings examiner hearing will not be necessary for shoreline permit approval.

Deliverables

- Draft and final combined shoreline substantial development and conditional use permit application package (one electronic copy).

Subtask 6.1.6 – Critical Area Mitigation Plan

As previously described, the project area contains critical areas, both within and outside of shorelines. It is anticipated that the project will have impacts to wetland buffers, riparian habitat, non-riparian habitat, and "significant trees" as defined by CMC 18.03.050 and the mitigation plan will include a detailed discussion of these impacts. To compensate for impacts to critical areas, the Consultant will prepare a critical areas mitigation plan that details temporary and permanent impacts to critical areas regulated by the City. To develop a mitigation strategy that results in no-net loss of function, the Consultant will assess up to four potential sites within Lacamas River watershed that can accommodate wetland buffer, riparian habitat, and non-riparian habitat mitigation. The plan will include:

- A description of temporary project impacts that can be adequately mitigated by restoring impacted areas to their existing conditions.
- A summary of the restoration plan in Subtask 6.1.3, mitigating for trees impacted at the suggested 2:1 replacement ratio per CMC 16.51.125(B) using native trees.
- Mitigation strategy that replaces wetland buffer, riparian habitat, and non-riparian habitat at an off-site location that results in no net loss of critical area functions and values.

Assumptions

- Temporary project impacts are adequately mitigated through construction methods, best management practices, and restoring impacted areas.
- Frequently flooded areas occur within the project area but will be addressed under Subtask 6.1.7.
- Significant tree impacts and associated mitigation are addressed in Subtask 6.1.3.
- No direct impacts will occur to wetlands within the project area.
- The Consultant will review up to four, City identified sites that can accommodate riparian, non-riparian, and wetland buffer mitigation.
- The Consultant includes up to three 2-hour meetings to discuss mitigation sites and strategy with City staff.

Deliverables

- Draft and final critical areas mitigation plan (one electronic copy)

Subtask 6.1.7 – Flood Hazard Assessment (CONTINGENCY)

- Not currently included

Subtask 6.1.8 – SEPA Documentation

The Consultant will complete a SEPA checklist limited to the proposed project corridor which contains critical area with grading activities. The SEPA checklist will be provided to the City and the City will issue the SEPA determination.

Assumptions

- The Consultant will not conduct any additional studies to support the SEPA checklist.
- The City will act as the SEPA lead agency and issue a threshold determination.

- The SEPA threshold determination is anticipated to be a Determination of Nonsignificance (DNS) or a Mitigated Determination of Nonsignificance (MDNS).
- A SEPA environmental impact statement will not be required.

Deliverables

- Draft and final SEPA checklist

Subtask 6.1.9 – Clark County Legacy Lands and Conservation Futures

A portion of the anticipated road alignment was acquired via the Clark County's Conservation Futures program which sets aside parks and natural areas known as Legacy Lands. Monies are spent using a countywide property tax initiated in 1985 (6.25 cents/\$1,000 assessed property value) and the lands are purchased throughout the county, including within city boundaries. The land is set aside with long-term grant obligations similar to those affecting federal and state recreation and conservation resources. The conversion of these lands to a transportation use will require a replacement of land in-like-kind and utility. Conservation Futures and the conversion of these lands is described in the *Clark County Conservation Futures Legacy Lands Program Guidance Manual* (June, 2013) and the revised code of Washington (RCW) 84.34.

Three Clark County Legacy Lands exist within the project area - Fallen Leaf Lake Park, Lacamas Lake Park, and the Heritage Trail, however, none of these properties are anticipated to be impacted by this project. The City does own property which is understood to be under the Clark County Legacy Land program that is located on the undeveloped property south of the Lacamas Lake Park and parking lot, east of Everett Road, and north of the Camas Produce Store. The *Clark County Conservation Futures Legacy Lands Program Guidance Manual* (June, 2013) describes the process required to complete a conversion of land use to a transportation use. If these lands are converted to public right-of-way, a grant conversion process will likely be triggered. The City will take the lead in completing any necessary documentation to address impacts to and complete the conversion process.

It is also anticipated that a sidewalk connection from the intersection to Fallen Leaf Lake Park will be at least conceptually planned for as part of the planned road improvements and it will be important to address how the side walk connection to the park matches up with the Fallen Leaf Lake Park Master Plan, and the Consultant will address this connection of the sidewalk in a memorandum to advise on the conceptual sidewalk connection.

To assist in this effort, the Consultant will

- Provide up to 40 hours to assist the city in this process, including coordination/meetings with county parks staff, to discuss the conservation futures program and potential impacts and documentation needed to mitigation for impacts. Provide up to 40 hours of coordination/teleconferences with the Washington State Recreation and Conservation Office (RCO) to address Lacamas Lake Regional Park in Clark County and whether an RCO conversion process would be needed to connect sidewalks and paving into the park
- Provide a brief memorandum regarding pedestrian connectivity and sidewalk access between the intersection and the Fallen Leaf Lake entrance, and address consistency with the Fallen Leaf Lake Park Master Plan.

Assumptions

- Meetings will be held in either Camas or in Vancouver Washington with Clark County staff.
- The Clark County Legacy Land conversion process will only be required for the City owned Legacy Land property and a Recreation and Conservation Office (RCO) conversion process will not be required for this project.

- The City will take the lead in completing any necessary documentation to address impacts to and complete the Clark County Legacy Land conversion process

Deliverables

- Up to 40 hours of consultant assistance related to the conservation futures conversion process
- Up to 40 hour of consultant assistance related to coordination with RCO
- Draft and final memorandum for Fallen Leaf Lake sidewalk access

Subtask 6.1.10 – USACE Section 404 and Ecology Section 401 Authorization (CONTINGENCY)

Not currently included.

Subtask 6.1.11 – Hydraulic Project Approval (CONTINGENCY)

Not currently included.

Subtask 6.2 Cultural Resources

The City of Camas's (City) NE Lake Road and NE Everett St. (SR-500) - Intersection Improvements Project will be funded through Washington State funds through the Washington State Department of Commerce, and will require compliance under Governor's Executive Order 05-05 (EO 05-05) and the City's archaeological ordinance. AINW will provide a cultural resource survey for EO 05-05 and State Environmental Protection Act (SEPA) review, and provide the report for the SEPA submittal. The study will be directed by AINW staff meeting the professional qualifications of the Secretary of the Interior's Standards and Guidelines in Archaeology and Historic Preservation. Department of Archaeology and Historic Preservation (DAHP) standards will also be followed.

AINW will perform the following tasks:

- Participate in a project kick-off meeting/conference call.
- Conduct a background review of the previous studies performed in the vicinity.
- Provide the EZ-1 Form that outlines the project area for the City to submit to the Department of Commerce, DAHP, and the Tribes.
 - The EZ-1 needs to include maps and photographs of the project area and outline the proposed archaeological survey methodology. A field visit will be needed to photograph the project area to complete the EZ-1 Form.
 - Once the EZ-1 is accepted, the archaeological survey fieldwork can be conducted.
- Monitor geotechnical borings within the project area.
 - An archaeologist will inspect the locations of geotechnical borings in advance, to see if an archaeological resource is present.
 - Two 10-hour days are assumed, including both monitoring and travel time.
 - A summary will be provided to the project team upon completion of monitoring, and the results will be included in the cultural resource survey report.
- Conduct an archaeological survey.
 - Portions of the project area have been previously surveyed with pedestrian transects, but no shovel testing has been conducted.
 - Fieldwork will include a pedestrian survey using transects spaced no more than 33 feet (10 meters) apart.

- Excavate up to eighteen (18) shovel tests in the project area. The shovel tests will be used to delineate resource boundaries, if a resource is found; fewer will be needed if there is no resource. Shovel tests will be 30 centimeters at the surface and will be excavated to 50 centimeters below the surface or deeper, if warranted. Soils will be screened through ¼- and ⅛-inch mesh hardware cloth. The shovel tests will be backfilled immediately upon completion.
 - If artifacts are observed, they will be photographed, but not collected.
- One archaeological site may be newly documented.
 - No archaeological resources have been previously recorded within the project area, but several are in the project vicinity.
 - If more than one archaeological resource is found, an additional budget may be needed to complete the resource forms.
 - The resource will be recorded on a State of Washington Archaeological Site Inventory Form.
- Prepare the survey report to meet review by the Washington State Department of Commerce, DAHP, the City, and Tribes.
 - The Archaeological resource form will be appended to the report.
 - Upon acceptance, AINW will compile the report (and site form, if appropriate) as a single document. AINW can assist with distributing the report to reviewers, if needed.
 - For EO 05-05, the City will submit the report to DAHP and the Washington State Department of Commerce. The City's submittal to DAHP will also address SEPA needs for the project.
 - To meet the City's archaeological ordinance, the City will submit the report to the eight Tribes with whom the City coordinates.

Deliverables

- An EZ-1 Form, draft and final.
- A geotechnical monitoring summary in an email.
- A cultural resource report, draft and final.

Assumptions/Out of Scope Exclusions

- The compliance will be through EO 05-05 to be reviewed by PWTF and possibly reviewed by WSDOT. This will not be done to meet Section 106 of the National Historic Preservation Act.
- No historic resources will be found within the project area.
- One archaeological resource may be found.
- If more than one archaeological resource is found, additional shovel testing, site form preparation, and reporting would be at additional cost.
- If the geotechnical monitoring requires more than two 10-hour days, the extra time would be at additional cost.
- Geotechnical borings will be within the road prism, or where an archaeological walkover has been conducted in advance, and no resource is present.
- A traffic control plan (TCP) is not assumed to be necessary for archaeological work on the shoulder of the roads within the project area. If a TCP is needed, it would be at additional cost.

- If an archaeological site resource is found, based on the results of the pedestrian survey and shovel testing, additional excavations may be needed to evaluate the integrity and significance of the resource.

Subtask 6.3 NPDES Construction Stormwater General Permit

Not currently included.

TASK 7: WSDOT DESIGN DOCUMENTATION

The Consultant will perform the required roadway and hydraulic design documentation per the requirements of the WSDOT Design Manual and Hydraulics Manual. The current phase is only through the Design Approval and does not include the Project Development Approval or the Hydraulic Report Documentation. The following scope of work is described below in greater detail.

Subtask 7.1 Design Approval

Design Approval by WSDOT is required per WSDOT Design Manual Section 300.04(1) and the Consultant will create the following documents for the package for submittal and approval by WSDOT:

- Intersection Plans for Approval
- Basis of Design
- Design Parameters
- Project Summary Documents
- Design Analysis with list of known variances
- Channelization Plans (stamped)
- Design Approval Memo Describing the Project (stamped)
- Include other information from Practical Solutions/Design, Environmental and Preliminary Roadway Plans.

Subtask 7.2 Project Development Approval

Not currently included.

Subtask 7.3 Hydraulic Report Documentation

Not currently included.

Assumptions

- WSDOT procedures and approvals are required per the pertinent WSDOT manuals.
- WSDOT will be involved in the review and approval of documentation. This includes addressing review comments by WSDOT and the City Camas.
- A formal channelization plan will be required for intersection changes.
- An access justification report is not required for the project.

Deliverables

- Draft and Final Design Approval (at 30% Design Phase)

TASK 8: DESIGN ENGINEERING

The consultant will advance the design to preliminary (30 percent) plans during the current phase of the project. The Consultant team will be responsible to provide design engineering services for the deliverables outlined below for the following submittals:

- Preliminary (30%) Submittal
- QA/QC

Subtask 8.1 30 Percent Design (Preliminary)

The consultant will develop preliminary documents to the 30 percent design stage. These documents will be used to assist the permit process. Review documents will consist of drawings, and a preliminary opinion of probable construction cost. At this design level, the overall design layout, footprint, and geometrics of the project are established, and all decisions required to generate construction details have been made.

Develop corridor Infracore model and flight path for use in public outreach.

The 30% plans shall include:

- Cover Sheet
- Civil Legend Sheet
- Typical Sections
- Plan over Profile Sheets showing basic roadway geometry information and preliminary stormwater layout
- Strip Map
 - Plan over Profile strip map showing basic roadway geometry information and incorporating recommended intersection geometry, lane configurations, pedestrian crossing and median locations and access management implementation, and conceptual storm layout.

Deliverables

- Ultimate lane configuration recommendation along the corridor
- 30% strip map
- 30% Plans, and Cost Estimates 3 hard copies of the plans (11X17), a PDF of the plan set, and cost estimate)
- 30% Construction Cost Estimate
- Infracore Video

Subtask 8.2 - 60 Percent Design (PS&E)

Not currently included.

Subtask 8.3 - 90 Percent Design (PS&E)

Not currently included.

Subtask 8.4 - Final Design (PS&E)

Not currently included.

Subtask 8.5 - QA/QC

The Consultant will provide quality assurance/quality control (QA/QC) for design work in accordance with the Consultant's QA/QC Program. The Consultant will provide senior level design and construction personnel to review plan submittals and provide technical support.

Subtask 8.6 Structural Engineering (CONTINGENCY)

Not currently included.

TASK 9: UTILITY COORDINATION

Subtask 9.1 Utility Coordination

Contact utilities within the project limits and obtain existing system mapping. Review mapping for consistency with project base map.

Conduct a utility reconnaissance of the project corridor to determine visual evidence of underground and above ground utility facilities and confirm utility provided facility maps and project base map completeness.

Identify and discuss with each utility special requirements associated with their facility relocation or modification.

Subtask 9.1.1 - Utility Meetings

Not currently included.

Subtask 9.1.2 - Conflict Identification, Analysis and Recommended Resolution

Not currently included.

Subtask 9.1.3 - Conflict Notification and Utility Relocations

Not currently included.

Assumptions

- City will provide utility plans, GIS and other supporting documents for City utilities within the project corridor
- Utility design location fees, if any, are not included in Consultant's costs and will be paid by the City if required.
- Utilities will provide as-built system maps of their facilities within the project corridor
- Additional right-of-way and/or easements that may be required for relocated utilities, is the responsibility of the utilities or the City in the event of prior rights.

Deliverables

- 30% Submittal - Existing utilities identified and marked-up on survey basemapping.

TASK 10: PUBLIC INVOLVEMENT

This task includes coordinated public and stakeholder involvement, including the formation of the Project Advisory Committee (PAC), stakeholder interviews, open houses, project webpage, and social media outreach. All outreach efforts are designed to engage the citizens of Camas, visitors to the recreation areas in the vicinity of the project, agencies involved with the project, and owners of nearby properties and businesses who will be impacted by the project.

The following public involvement tasks will allow stakeholders to engage in the project in a number of ways, including attendance at physical open houses, access open house information online, an online survey, and City webpage updates so they can share concerns and issues that can be addressed in a meaningful way to develop community consensus.

Task 10.1 Public Involvement Plan

At the kick-off meeting the Consultant will discuss with the City the public involvement needs of the project, the program, and deliverables. Following this meeting, the Consultant will develop a public involvement plan (PIP) to guide the outreach efforts for the project. The PIP will include the following elements.

- Public involvement goals (i.e., education on the project, effective stakeholder engagement), and public involvement schedule.
- Project stakeholder list that will include nearby property owners, local neighborhood associations, business owners, relevant recreational user groups, agencies, and community leaders within the city. This list will likely include representatives of agencies (e.g., WSDOT, Camas School District, Camas Parks Department, Clark County Parks Department, and others) and will include contact information (name, title, e-mail, phone, mailing address).
- PAC member list; members will most likely to include representatives of City, the project team, and owners of nearby properties and businesses.
- Outline the goals and timing of stakeholder interviews, the online survey, PAC meetings, and open houses.
- Communication tools (information for City's created webpage , mailers, and media release content).
- Social Media Protocols.
- Procedures for acknowledging, considering, and responding to public comments.
- Aerial map of the project area with property ownerships and businesses location labels.
- 4'x8' project board at intersection (PBS to coordinate)

Assumptions

- The City will respond to all media inquiries and serve as the public information officer for this project.
- The City will provide any additional available information any known stakeholders from these communities who should be engaged in the outreach process.
- The Consultant will help develop content that will either be posted by the City or the City will provide access to Consultant to post on the City's developed webpage. The City will also post at its existing social media outlets.

- The City will conduct one round of review on the draft PIP.
- The City will conduct one round of City review of the project brand
- 4'x8' project board at intersection will be expensed to the City.

Deliverables

- Property and business ownership aerial map
- Draft and final PIP
- Draft and final project brand
- MS Excel electronic file with stakeholder contact information (e-mail, phone, mailing address)
- 4'x8' project board at intersection

Subtask 10.2 Stakeholder Interviews

To gain an early understanding of key concerns from owners of property and businesses who may be directly impacted by the project the Consultant will conduct stakeholders interviews. This effort will allow the project team to gather information about the issues, identify community perceptions regarding the range of solutions, and share findings with the PAC through a stakeholder summary. This input will help the project team better understand the project area, and the potential impacts and improvements as they are perceived by stakeholders. For this effort, the Consultant will

- Develop, for the City's approval, a list of up to 15 stakeholders to be interviewed.
 - Prepare an invitation for the City to send to ask stakeholders for their participation.
 - Work with the City to develop a list of questions for use in the interviews.
 - Conduct up to 15, 45-minute one-on-one interviews scheduled by the City over a three day period.
 - Prepare a summary report highlighting stakeholder comments, findings, and key observations.
- Assumption(s)

Assumptions

- The City will approve the list of stakeholders to be interviewed.
 - Each stakeholder interview (up to 15) will not exceed 45-minutes.
 - The City will conduct one round of review of the stakeholder questions and draft summary report.
 - The City will schedule the interviews over a three day period.
 - Any missed or make up interviews outside of the schedule will be conducted via telephone.
 - If available, a City venue will be the location of the stakeholder interviews.
- Deliverable(s)

Deliverables

- Recommended stakeholder interview list
- Draft and final prospective stakeholder letter.
- Draft and final interview questions
- Draft and final summary report of stakeholder findings and key observations

Subtask 10.3 Project Advisory Committee (PAC)

The PAC will comprise a mix of stakeholders that represent local agencies, businesses, residents, and interests that will be engaged in the development of a preferred project design, and will be formed with City. The PAC will advise the City and Consultant team on the development of design concepts and on the ultimate selection of a preferred design. The PAC will operate under agreed roles and responsibilities to be set at their first meeting. The PAC will meet two times during the current phase of the contract:

- PAC Meeting No. 1 – Review project purpose and goals, PAC roles and responsibilities, existing conditions and design constraints, and alternatives evaluation criteria prior to Open House No. 1.

At the first PAC meeting the consultant will present preliminary findings regarding critical existing conditions and design constraints, and develop design evaluation criteria. Workshop No. 1 (noted in subtask 10.4) will follow, allowing the public to weigh in on the project goals, concerns and to provide initial input on project expectations. This meeting will be held prior to alternative analysis.

- PAC Meeting No. 2 – Review stakeholder interview summary, website survey results, Open House 1 summary, and review Draft Alternatives Report and the Preferred Alternative prior to Workshop No. 2. (noted in subtask 10.4)

At their second meeting the PAC will review the stakeholder interviews summary, online survey results, and provide input on the Draft Alternative Analysis Report which was used to select the Preferred Alternative (draft). Using the information gathered from this meeting, the consultant team will use this feedback in conjunction with feedback from the City Council Workshops to refine the Preferred Design Alternative and the Final Alternative Analysis Report. The Final alternative analysis will be featured at Open House No. 2. This Final Preferred Alternative will be refined for the 30% plans.

For the PAC, the Consultant will conduct the following tasks.

- Coordinate two 2-hour PAC meetings, which will alternate with Open Houses for the project.
 - Prepare agendas and materials for the City to review and send to the PAC.
 - Maintain and manage the PAC roster.
 - Prepare presentation boards or a slide presentation featuring conceptual graphics (original and Final design alternatives) for each PAC meeting.
 - Facilitate each PAC meeting.
 - Prepare a summary of the PAC discussion and forward any recommendations following each meeting for City review.
 - Prepare final meeting summaries based on City comments and provide to City.
- Assumption(s)

Assumptions

- Up to two 2-hour PAC meetings will occur.
- Up to five Consultant team staff members will attend (2 Berger Staff, 2 PBS Staff, 1 KAI Staff).
- The City will arrange, provide notice to members, and schedule a venue for PAC meetings.
- The City will conduct one round of review of the meeting summaries.

Deliverables

- Agendas, presentation boards (up to 4 per meeting) or slide presentations for up to two meetings (3 exhibits Provided by PBS, 1 exhibit and agenda by Berger)
- Up to two draft and final meeting summaries (Prepared by Berger).

Subtask 10.4 City Council Workshops

After each PAC Meeting and prior to each open house a City Council Workshop will be attended:

- Workshop Meeting No. 1 – Review project purpose and goals, PAC roles and responsibilities, existing conditions and design constraints, and alternatives evaluation criteria prior to Open House No. 1.

At the first workshop meeting the consultant will present preliminary findings regarding critical existing conditions and design constraints, and develop design evaluation criteria. Open House No. 1 will follow, allowing the public to weigh in on the project goals, concerns and to provide initial input on project expectations. This meeting will be held prior to alternative analysis.
- Workshop Meeting No. 2 – Review stakeholder interview summary, website survey results, Open House 1 summary, PAC comments, and review Draft Alternatives Report and the Preferred Alternative prior to Open House No. 2.

The second workshop will review the PAC comments, stakeholder interviews summary, online survey results, and provide input on the Draft Alternative Analysis Report which was used to select the Preferred Alternative (draft). Using the information gathered from this meeting, the consultant team will refine the Preferred Design Alternative and the Final Alternative Analysis Report. The alternative analysis will be featured at Open House No. 2. This Final Preferred Alternative will be refined for the 30% plans.

For the Council, the Consultant will conduct the following tasks.

- Coordinate two 2-hour Council Workshop meetings, which will take place after the PAC meetings and prior to the project Open Houses.
- Prepare agendas and materials for the City to review prior to the Workshop.
- Prepare presentation boards or a slide presentation featuring conceptual graphics (original and Final design alternatives) for each workshop.
- Facilitate each workshop.
- Prepare a summary of the workshop discussion and forward any recommendations following each meeting for City review.
- Prepare final meeting summaries based on City comments and provide to City.

Assumptions

- Up to two 2-hour Council Workshops will occur.
- Up to four Consultant team staff members will attend the 2 meetings (2 PBS Staff, 1 Berger Staff, 1 KAI Staff).
- The City will conduct one round of review of the meeting summaries

Deliverables

- Agendas, slide presentations for up to two workshops (Provided by PBS)
- Up to two draft and final meeting summaries (Prepared by PBS).

Subtask 10.5 Open Houses (2) and Community Survey (1)

Two community open houses will provide interested community members the opportunity to learn about the project and ask questions one-on-one with subject matter experts on the project team, and will facilitate public feedback. Materials presented at these open houses will be posted to the project webpage following each event.

Open House No 1 will focus on soliciting public opinion, comment, and providing information about the project, goals drafted by the PAC, and to garner public insight to existing conditions and concerns. An online survey will be provided to document public feedback.

Open House No. 2 will include presenting the Final Preferred Alternative to the general public and providing an update on anticipated project schedule.

The following tasks will be undertaken by the Consultant to complete both of the open houses:

- Develop one event plan that identifies event process, format, displays, staffing, advertising/public notice needs, and the schedule of deliverables.
- Prepare up to eight (4 per open house) 24- by 36-inch presentation boards,
- Prepare double-sided 8.5x11 inch factsheets (one per meeting),
- Prepare comment forms. The comment forms (one per open house) will be distributed to solicit feedback from the event attendees.
- Prepare sign-in sheets, staff name tags, and meeting signage.
- Develop one online survey with input from the PAC via Survey Monkey to document the publics' concerns and priorities pertaining to this project. The survey will introduce the project and solicit input from a broad cross-section of the Camas community.
- The City or Consultant will post a link to the on-line survey on the City's webpage.
- Prepare event summaries, including a summary of written comments received at the open house.
- Prepare draft and final public notices for The Columbian and Camas-Washougal Post-Record for review and submittal by the City.
- Draft and coordinate release of a notice for each open house (2) on the project webpage and social media platforms.
- Draft an email notice of upcoming open houses (2) to project stakeholders for distribution by the City.
- Draft, produce, and distribute two 7x10 inch postcard mailer to all addresses in the Camas zip code.
- Provide up to three staff members for the event: an event coordinator/greeter and two subject matter experts who will be made available for questions.
- Conduct up to two, 30-minute preparation meetings via conference call with the City to discuss and to maintain progress, one per Open House.

Assumptions

- City will be responsible for selecting and securing venue and directly paying any applicable venue fee.
- Open houses will be up to 2 hours in length.
- The City will provide key staff to attend the event.
- The City will post local newspaper public notice, and will directly pay any applicable fees.
- Postcard mailer printing and postage costs (2 mailings) are included.
- The Consultant will include open house announcements (2) on the project webpage and social media outlets.
- The City will distribute an event announcement via email to project stakeholders.
- The City will conduct one round of review of the event plan, meeting materials, and meeting summaries.
- Up to five Consultant staff to set up and staff open houses; including subject matter experts (2 Berger Staff, 2 PBS Staff, 1 KAI Staff).

Deliverables

- One online survey and summary memorandum (Berger).
- Draft and final event plan (Berger).
- Draft and final advertisement content: local newspaper notice, stakeholder email content (Berger).
- Draft and final event materials: postcard mailers, sign-in sheets and comment forms (hard copies) provided for three open houses (Berger).
- Draft and final double-sided 8.5x11-inch factsheets (hard copies for the meeting) provided for two open houses (Berger).
- Two draft and final event summaries (Berger).
- Up to 8 draft and final 24- by 36-inch presentation boards (up to 4 per open house, 2 total boards provided by Berger, 6 total boards provided by PBS)

Subtask 10.6 City WebPage Support

The City will create a webpage for the project on the City's website. Either the City or the Consultant with authorization from the City will upload project information to the webpage. The Consultant will provide uploadable documents of project materials created as part of the project tasks such as the project schedule, meeting times, alternatives being considered, technical assessment work and how the public can provide input and comment. The City will be responsible for all webpage and website design. The Consultant assumes that the uploading to the City's webpage will not be overly complicated and that a total of 18 updates will occur over the 14 month project duration, with no more than 3.5 hours per update required. As the total time necessary to upload documents is not known, an estimate of not to exceed hours is provided under the assumptions and deliverables. If more time is needed, a scope extension would be requested of the City.

Assumptions

- Project consultant will provide up to 66 hours of project support in providing documents to be uploaded by the City or upload by the Consultant to the City's webpage.
- The Consultant assumes that the uploading to the City's webpage will not be overly complicated and that a total of 18 updates will occur over the 14 month project duration, with no more than 3.5 hours per update required.
- City is responsible for all webpage or website design
- City is responsible for all webpage and website maintenance.

Deliverables

- Up to 66 hours of consultant support for City webpage.

TASK 11: RIGHT OF WAY

Subtask 11.1 Appraisal and Appraisal Review

Not currently included.

Subtask 11.2 Acquisition

Not currently included.

TASK 12: CONSTRUCTION MANAGEMENT

Subtask 12.1 Bid Support

Not currently included.

CITY DELIVERABLES TO THE CONSULTANT

City Provided Information

Sample Projects

The City will provide copies of sample City projects, BA documents, and design guidelines. The City will also provide electronic files of title blocks, ortho and aerial drawings and standard details for streets, traffic signal, street lighting and other available details.

Project Coordination

The City will assist the Consultant in managing relationships with other jurisdictions involved in the project, adjacent property owners and the public. The City will provide staff to meet and discuss the project with the Consultant as needed. The City will provide written comments pertaining to the design submittals.

Right of Entry Permits

The City will obtain the right of access to private parcels for all project developments. The Consultant shall coordinate access.

Pavement Design

The City will select the pavement type and structural sections based on the pavement recommendation provided by the Consultant.

Utility List

The City will provide the Consultant with a list of local contacts for utilities within the project limits. Design and plan preparation for the addition or relocation of utilities within the project limits will be done by others.

Street Light and Traffic Signal Requirements

The City will provide the illumination type, the minimum illumination levels and uniformity ratios to be used in the project design. The City will also provide traffic signal design concepts, standards and policies, including traffic interconnect schemes as needed.

- Sample projects
- Project coordination
- Survey work and preliminary plans
- Right-of-Way plans, exhibits and legal descriptions
- Right of Entry permits
- Pavement type & structural sections selection
- Utility list
- Street light and traffic signal requirements

EXHIBIT B-2																										
NE Lake Road and NE Everett St. (SR-500) - 30% Design and Permitting	PBS Engineering and Environmental (Engineering/Management)																		PBS	SUBCONSULTANTS				SUB	TOTAL BUDGET	
	ENG-Prncpl	Engineer VIII	Engineer VII	Engineer IV	Engineer III	Engineer I	LA	Sr Geo II	UAS Op	CAD Manager	CAD I	Survey VI	Survey V	Survey III	Survey Crew (2)	Editor	Admin I	Expense		TOTAL	Traffic	Env/PI/Str	Archaeological			Right-of-way
																					Kittelson	BergerABAM	AINW			UFS
Task and Description	ENG-Prncpl	Engineer VIII	Engineer VII	Engineer IV	Engineer III	Engineer I	LA	Sr Geo II	UAS Op	CAD Manager	CAD I	Survey VI	Survey V	Survey III	Survey Crew (2)	Editor	Admin I	Expense	TOTAL	Kittelson	BergerABAM	AINW	UFS	TOTAL	AMOUNT	
TASK 1 - PROJECT MANAGEMENT AND ADMINISTRATION																			55,618.00	14,300.00	6,809.00	0.00	0.00	21,109.00	\$76,727.00	
Subtask 1.1 Contract Administration, Invoicing, and Progress Reports		6.00		6.00						2.00	4.00						6.00		2,930.00	1,800.00				1,800.00	\$4,730.00	
Subtask 1.2 Meetings		87.00		75.00	5.00														26,640.00	12,500.00	6,809.00			19,309.00	\$45,949.00	
Subtask 1.3 Management, Coordination and Direction		90.00																	16,650.00					0.00	\$16,650.00	
Subtask 1.4 Coordination with WSDOT	8.00	30.00		16.00															9,398.00					0.00	\$9,398.00	
TASK 2 - SURVEY																			45,494.00	0.00	0.00	0.00	0.00	0.00	\$45,494.00	
Subtask 2.1 Surveying and Base Map		2.00		4.00					16.00			4.00	100.00	70.00	136.00				45,494.00					0.00	\$45,494.00	
TASK 3 - GEOTECHNICAL ENGINEERING																			22,669.00	0.00	0.00	0.00	0.00	0.00	\$22,669.00	
Subtask 3.1 Geotechnical Engineering	24.00	30.00	2.00	48.00				20.00								25.00	5.00		22,669.00					0.00	\$22,669.00	
TASK 4 - Traffic Engineering																			1,272.00	23,747.36	0.00	0.00	0.00	23,747.36	\$25,019.36	
Subtask 4.1– Traffic Analysis Report		2.00		2.00															636.00	17,247.36				17,247.36	\$17,883.36	
Subtask 4.2– Intersection Control Analysis – ICA		2.00		2.00															636.00	6,500.00				6,500.00	\$7,136.00	
TASK 5: ALTERNATIVE ANALYSIS																			39,140.00	3,465.26	0.00	0.00	0.00	3,465.26	\$42,605.26	
Subtask 5.1 – Alternative Analysis		40.00	20.00	160.00		60.00										20.00			39,140.00	3,465.26				3,465.26	\$42,605.26	
Subtask 5.2 –Intersection Landscape Alternatives			0.00	0.00			0.00										0.00		0.00	0.00				0.00	\$0.00	
TASK 6: ENVIRONMENTAL REVIEW AND DOCUMENTATION																			3,192.00	0.00	133,884.00	16,950.04	0.00	150,834.04	\$154,026.04	
Subtask 6.1 - Environmental Permitting																			0.00					0.00	\$0.00	
Subtask 6.1.1- Wetland and Waterbodies Delineation and Assessment				2.00															266.00		11,659.00			11,659.00	\$11,925.00	
Subtask 6.1.2 - Habitat Assessment				2.00															266.00		8,129.00			8,129.00	\$8,395.00	
Subtask 6.1.3 - Camas Tree Survey Permit				2.00															266.00		23,233.00			23,233.00	\$23,499.00	
Subtask 6.1.4 - Type II Critical Areas Permit/Pre-application Conference Application				6.00															798.00		22,412.00			22,412.00	\$23,210.00	
Subtask 6.1.5 - Shoreline Management Permit				4.00															532.00		23,839.00			23,839.00	\$24,371.00	
Subtask 6.1.6 - Critical Area Mitigation Plan				2.00															266.00		19,649.00			19,649.00	\$19,915.00	
Subtask 6.1.7 - Flood Hazard Assessment (CONTINGENCY)																			0.00		0.00			0.00	\$0.00	
Subtask 6.1.8 - SEPA Documentation				2.00															266.00		7,998.00			7,998.00	\$8,264.00	
Subtask 6.1.9 - Clark County Legacy Lands and Conservation Futures				2.00															266.00		16,965.00			16,965.00	\$17,231.00	
Subtask 6.1.10- USACE Section 404 and Ecology Section 401 Authorization (CONTINGENCY)																			0.00		0.00			0.00	\$0.00	
Subtask 6.1.11 - Hydraulic Project Approval (CONTINGENCY)																			0.00		0.00			0.00	\$0.00	
Subtask 6.2 - Cultural Resources				2.00															266.00			16,950.04		16,950.04	\$17,216.04	
Subtask 6.3 - NPDES Construction Stormwater General Permit				0.00	0.00														0.00		0.00			0.00	\$0.00	
TASK 7: WSDOT DESIGN DOCUMENTATION																			20,510.00	0.00	0.00	0.00	0.00	0.00	\$20,510.00	
Subtask 7.1 - Design Approval	2.00	20.00	8.00	40.00	80.00											6.00			20,510.00					0.00	\$20,510.00	
Subtask 7.2 - Project Development Approval	0.00	0.00	0.00	0.00	0.00											0.00			0.00					0.00	\$0.00	
Subtask 7.3 - Hydraulic Report Documentation			0.00	0.00	0.00											0.00			0.00					0.00	\$0.00	
TASK 8: DESIGN ENGINEERING																			\$20,138.00	3,000.00	0.00	0.00	0.00	3,000.00	\$23,138.00	
Subtask 8.1: 30 Percent Design (Preliminary)	8.00			90.00	32.00														17,338.00	3,000.00				3,000.00	\$20,338.00	
Subtask 8.2: 60 Percent Design (PS&E)																			0.00	0.00				0.00	\$0.00	
Subtask 8.3: 90 Percent Design (PS&E)																			0.00	0.00				0.00	\$0.00	
Subtask 8.4: Final Design (PS&E)																			0.00	0.00				0.00	\$0.00	
Subtask 8.5: QA/QC			16.00																2,800.00					0.00	\$2,800.00	
Subtask 8.6: Structural Engineering (CONTINGENCY)																			0.00		0.00			0.00	\$0.00	
TASK 9: UTILITY COORDINATION																			2,336.00	0.00	0.00	0.00	0.00	0.00	\$2,336.00	
Subtask 9.1- Utility Coordination		4.00		12.00															2,336.00	0.00				0.00	\$2,336.00	
TASK 10: PUBLIC INVOLVEMENT																			13,241.00	13,197.30	37,890.00	0.00	0.00	51,087.30	\$64,328.30	
Subtask 10.1 - Public Involvement Plan		2.00		20.00															3,030.00		5,414.00			5,414.00	\$8,444.00	
Subtask 10.2 - Stakeholder Interviews (15)				2.00															266.00		5,059.00			5,059.00	\$5,325.00	
Subtask 10.3 - Project Advisory Committee (2)		7.00		7.00															2,226.00	2,079.92	7,592.00			9,671.92	\$11,897.92	
Subtask 10.4 - City Council Workshops (2)		8.00		8.00															2,544.00	2,206.67	2,445.00			4,651.67	\$7,195.67	
Subtask 10.5 - Open Houses(2) and Online Survey (1)		8.00		16.00															3,608.00	5,038.71	9,115.00			14,153.71	\$17,761.7	



Staff Report

Updated

December 17, 2018 Council Workshop and Consent Agenda

NE Lake Road and NE Everett Street Intersection Improvements Consultant Contract

Staff Contact	Phone	Email
James Carothers, Engineering Manager	360.817.7230	jcarothers@cityofcamas.us

INTRODUCTION: The City has been awarded a \$1 Million Washington State Public Works Trust Fund (PWTF) pre-construction loan for design, environmental permitting and right-of-way acquisition for the NE Lake Road and NE Everett Intersection Improvements. Staff has selected PBS as the consultant for this project.

The initial scope of work proposed is for tasks associated with Council Workshop presentations, public involvement meetings, advisory committee meetings, alternatives analyses, a 30 percent design based on the preferred alternative, and environmental review and documentation.

Once the preferred alternative has been selected, staff will present a supplement to the scope of work to complete the design, acquire right-of-way and complete the environmental permitting.

The scope of work includes the following respectively:

- Council Workshop Meeting 1 – review of project purposes and goals, advisory committee roles and responsibilities, and existing conditions and design constraints.
- Open House 1 – solicit public opinion and comment, provide information about the project and the goals drafted by the advisory committee, and to garner public insight to existing conditions and concerns (an on-line survey is also to be implemented.)
- Council Workshop Meeting 2 – review stakeholder interview summary, website survey results, Open House 1 summary, advisory committee comments, and review of the Draft Alternatives Analysis Report with a recommended alternative.
- Open House 2 – present the final preferred alternative to the general public and provide an update on the anticipated project schedule.

Update

The project scope was introduced to Council at the December 3rd Council Workshop, but the contract and the budget spreadsheet were not available at that time. Therefore, staff has placed this item on both the Council Workshop and Consent Agenda in the event that Council has questions or comments about the newly presented contract and budget spreadsheet. Please feel free to contact me with comments or questions. Thank you.



Staff Report
Final Plat for Green Mountain PRD Phase 1 H, 1G, and 1I
File No. FP18-10, FP18-11, and FP18-12
(Related Files: SUB14-02)

TO: Mayor Turk
City Council

FROM: Robert Maul, Planning Manager

LOCATION: NE Ingle Road

OWNER: CLB Washington Solutions, LLC
2817 NE Ingle Road
Vancouver, WA 98607

APPLICABLE LAW: The application was submitted October 4th, 2018, and the applicable codes are those codes that were in effect at the date of application. Camas Municipal Code Chapters (CMC): Title 18 Zoning (not exclusively): CMC Chapter 17.21 Procedures for Public Improvements; and CMC Chapter 18.55 Administration and Procedures; and RCW Chapter 58.17.

BACKGROUND INFORMATION

Lots: 94 residential lots.

Total Area: 10.27 acres

The original subdivision application was deemed complete back on January 29th, 2015 as a Planned Residential Development (PRD), and Subdivision (SUB14-02). The proposed development as it was originally approved was for a 289 acres site to be developed into 1,300 units for multiple densities and a commercial center at the southwest corner of the property. The City issued a land use approval with a formal decision on August 4th, 2016.

The applicant has submitted for a final plat approval three sub-phases of Phase 1. Most of the on-site and offsite improvements are done, but the applicant is proposing to bond for the remaining items, as per Camas Municipal Code section 17.21.040

Staff has reviewed the final plat drawings, lot closures, CC&R's and all other associated final platting documents including the bonding.

Final Plat Criteria for Approval (CMC 17.21.060-C)

1. That the proposed final plat bears the required certificates and statements of approval;
Complies
2. That the title insurance report furnished by the developer/owner confirms the title of the land, and the proposed subdivision is vested in the name of the owner(s) whose signature(s) appears on the plat certificate; **Complies**
3. That the facilities and improvements required to be provided by the developer/owner have been completed or, alternatively, that the developer/owner has submitted with the

proposed final plat an improvement bond or other security in conformance with CMC 17.21.040; **Bonding Complies**

4. That the plat is certified as accurate by the land surveyor responsible for the plat; **Complies**
5. That the plat is in substantial conformance with the approved preliminary plat; and **Complies**
6. That the plat meets the requirements of Chapter 58.17 RCW and other applicable state and local laws which were in effect at the time of preliminary plat approval. **Complies**

Findings: The submitted plat meets the requirements of CMC 17.21.060-C, is consistent with the applicable conditions of approval, and with the applicable state and local regulations.

Recommendation

Staff recommends that Council approve the final plats for Green Mountain PRD phases 1H, 1G, and 1I.

CITY OF CAMAS MAYOR

APPROVED BY _____ MAYOR _____ DATE _____

CITY OF CAMAS FINANCE DIRECTOR

THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS, AND ALL SPECIAL ASSESSMENTS ON ANY OF THE PROPERTY THAT IS DEDICATED AS STREETS, ALLEYS OR FOR OTHER PUBLIC USE ARE PAID IN FULL AT THE DATE OF CERTIFICATION.

CITY OF CAMAS FINANCE DIRECTOR _____ DATE _____

CITY OF CAMAS COMMUNITY DEVELOPMENT

APPROVED BY _____ CITY OF CAMAS COMMUNITY DEVELOPMENT DIRECTOR OR DESIGNEE _____ DATE _____

CAMAS-WASHOUGAL FIRE DEPARTMENT

APPROVED BY _____ CAMAS-WASHOUGAL FIRE CHIEF OR DESIGNEE _____ DATE _____

CITY OF CAMAS PUBLIC WORKS DEPARTMENT

ALL IMPROVEMENTS HAVE BEEN INSTALLED OR FINANCIALLY SECURED IN ACCORDANCE WITH THE REQUIREMENTS OF THIS TITLE AND WITH THE PRELIMINARY PLAT APPROVAL;

ALL IMPROVEMENTS CAN OR WILL MEET CURRENT PUBLIC WORKS DRAWING STANDARDS FOR ROAD, UTILITY AND DRAINAGE CONSTRUCTION PLANS;

ORIGINAL AND REPRODUCIBLE MYLAR OR ELECTRONIC RECORDS IN A FORMAT APPROVED BY THE PUBLIC WORKS DIRECTOR OR DESIGNEE AND CERTIFIED BY THE DESIGNING ENGINEER AS BEING "AS CONSTRUCTED" HAVE BEEN SUBMITTED OR FINANCIALLY SECURED FOR CITY RECORDS.

APPROVED BY _____ CITY OF CAMAS ENGINEER _____ DATE _____

CITY OF CAMAS REQUIRED NOTES

- A HOMEOWNERS ASSOCIATION (HOA) WILL BE REQUIRED FOR THIS DEVELOPMENT. COPIES OF THE FINAL C.C.&R'S SHALL BE SUBMITTED AND ON FILE WITH THE CITY OF CAMAS. IF AT ANY TIME THE C.C.&R'S ARE REVISED, A REVISED COPY SHALL BE SUBMITTED TO THE CITY OF CAMAS.
- THE HOMEOWNERS ASSOCIATION IN IT'S ENTIRETY IS RESPONSIBLE FOR THE MAINTENANCE OF THE STORMWATER FACILITY LOCATED IN TRACT "B", GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1I. THE CITY OF CAMAS SHALL HAVE RIGHT OF ENTRY AT ALL TIMES FOR INSPECTION OF SAID STORMWATER FACILITY.
- BUILDING PERMITS WILL NOT BE ISSUED BY THE BUILDING DEPARTMENT UNTIL ALL REQUIRED SUBDIVISION IMPROVEMENTS ARE COMPLETED AND THE FINAL ACCEPTANCE HAS BEEN ISSUED BY THE CITY.
- AUTOMATIC LIFE SAFETY RESIDENTIAL FIRE SPRINKLER SYSTEM DESIGNED AND INSTALLED IN ACCORDANCE WITH NFPA (NATIONAL FIRE PROTECTION ASSOCIATION) 130 IS REQUIRED IN ALL NEW DWELLINGS.
- THE LOTS IN THE SUBDIVISION ARE SUBJECT TO TRAFFIC IMPACT FEES, SCHOOL IMPACT FEES, FIRE IMPACT FEES, AND PARK/OPEN SPACE IMPACT FEES. EACH NEW DWELLING WILL BE SUBJECT TO THE PAYMENT OF APPROPRIATE IMPACT FEES AT THE TIME OF BUILDING PERMIT ISSUANCE.
- THE LOTS ARE SUBJECT TO A \$329 FEE PER LOT PAYABLE TO THE CITY OF VANCOUVER FOR THEIR PROPORTIONATE SHARE CONTRIBUTION TOWARDS THE CONSTRUCTION OF A NORTHBOUND RIGHT TURN LANE ON NE 192ND AVE. AND A WESTBOUND RIGHT TURN LANE ON 13TH AVE PRIOR TO OBTAINING A BUILDING PERMIT.
- PRIOR TO THE BUILDING DEPARTMENT ISSUING A CERTIFICATE OF OCCUPANCY, EACH LOT SHALL INSTALL A MINIMUM OF ONE 2" CALIPER TREE TO BE LOCATED IN THE PLANTER STRIP OR FRONT YARD OF EACH LOT, AS SPECIFIED ON THE PLAT. REQUIRED TREES SHALL BE MAINTAINED IN GOOD HEALTH, AND DAMAGED OR DYING TREES SHALL BE PROMPTLY REPLACED (WITHIN SIX MONTHS) BY THE HOMEOWNER.
- EACH PHASE OF THE SUBDIVISION PLATS SHALL CONTAIN THE APPROVED DENSITY AND DIMENSIONAL STANDARDS TABLE AS APPROVED WITH THIS DEVELOPMENT.
- IN THE EVENT THAT ANY ITEM OF ARCHAEOLOGICAL INTEREST IS UNCOVERED DURING THE COURSE OF A PERMITTED GROUND DISTURBING ACTION OR ACTIVITY, ALL GROUND DISTURBING ACTIVITIES SHALL IMMEDIATELY CEASE AND THE APPLICANT SHALL NOTIFY THE CITY OF CAMAS PUBLIC WORKS DEPARTMENT AND THE WASHINGTON STATE DEPARTMENT OF ARCHAEOLOGY AND HISTORIC PRESERVATION (D.A.H.P.) AND ADHERE TO THE PROCEDURES SPECIFIED UNDER THE CITY OF CAMAS MUNICIPAL CODE 16.31.150.

SURVEY REFERENCES

- SURVEY BY LAWSON LAND SURVEYING FOR RECORD OF SURVEY (BK. 16, PG. 79)
- SURVEY BY LAWSON LAND SURVEYING FOR RECORD OF SURVEY (BK. 24, PG. 49)
- SURVEY BY LAWSON LAND SURVEYING FOR RECORD OF SURVEY (BK. 28, PG. 105)
- PLAT OF MOUNTAIN GLEN BY OLSON ENGINEERING, INC. (BK. J, PG. 199)
- SURVEY BY OLSON ENGINEERING, INC. FOR RECORD OF SURVEY (BK. 51, PG. 161)
- WARMAN SHORT PLAT BY BESEDA LAND SURVEYING, LLC (BK. 3, PG. 963)
- PLAT OF GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1E (BK. 311, PG. 883)
- PLAT OF GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1D (BK. 311, PG. 884)
- PLAT OF GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1 (SOUTH) (BK. 311, PG. 885)
- PLAT OF GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1C (BK. 311, PG. 965)

DEDICATION NOTE

ALL STREETS AND AVENUES AS DEPICTED ON THIS PLAT ARE HEREBY DEDICATED TO THE CITY OF CAMAS WITH THIS PLAT. ALL TRACTS AND PRIVATE ROADS AS DEPICTED ON THIS PLAT ARE HEREBY DEDICATED TO, AND TO BE MAINTAINED BY, THE HOMEOWNERS ASSOCIATION.

DEED REFERENCES

GRANTOR: CLB WASHINGTON SOLUTIONS I, LLC
GRANTEE: CLB WASHINGTON SOLUTIONS I, LLC
A.F. #: 5550741 AND
DATE: 09/25/18

CLARK COUNTY ASSESSOR

THIS PLAT MEETS THE REQUIREMENTS OF R.C.W. NO. 58.17.170, LAWS OF WASHINGTON, 1981, TO BE KNOWN AS

GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1H

SUBDIVISION PLAT NO. _____ IN THE COUNTY OF CLARK, STATE OF WASHINGTON

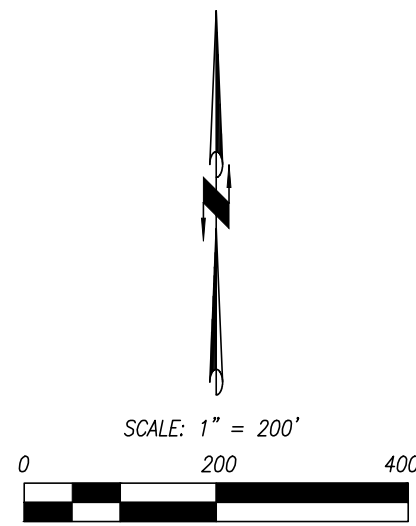
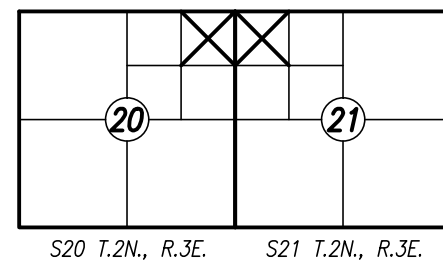
CLARK COUNTY ASSESSOR _____

CLARK COUNTY AUDITOR

ATTESTED BY _____ CLARK COUNTY AUDITOR _____

FILED FOR RECORD THIS _____ DAY OF _____, 2018.

AUDITORS FILE NO. _____ BOOK OF PLATS _____, AT PAGE _____

GREEN MOUNTAIN MIXED USE P.R.D.
PHASE 1HA SUBDIVISION IN A PORTION OF THE T.J. FLETCHER D.L.C. NO. 51
IN THE NE 1/4 OF THE NE 1/4 OF SECTION 20 AND THE
NW 1/4 OF THE NW 1/4 OF SECTION 21 T. 2 N., R. 3 E., W.M.,
CITY OF CAMAS, CLARK COUNTY, WASHINGTON
CITY OF CAMAS FINAL ORDER SUB#14-02
DECEMBER, 2018

BASIS OF BEARINGS

S 88°40'59" E ALONG THE NORTH LINE OF THE NORTHWEST QUARTER SECTION 21, TOWNSHIP 2 NORTH, RANGE 3 EAST, W.M. BETWEEN THE MONUMENTS FOUND IN PLACE AT THE NORTHWEST AND NORTHEAST CORNERS OF SAID NORTHWEST QUARTER. BEARINGS ARE BASED ON THE WASHINGTON STATE COORDINATE SYSTEM (SOUTH ZONE - 4800) U.S. SURVEY FEET, BASED ON TRAVERSES BY OLSON ENGINEERING, INC. PERFORMED DURING PREVIOUS SURVEY RECORDED IN BK. 51, PG. 161. DISTANCES SHOWN HEREON ARE GROUND AND HAVE BEEN SCALED BY A COMBINED GRID TO GROUND SCALE FACTOR OF 0.999982076.

PROCEDURE

FIELD TRAVERSES WERE PERFORMED WITH A TRIMBLE S6 TOTAL STATION (3") AND ADJUSTED BY LEAST SQUARES. THE FIELD TRAVERSES MET THE MINIMUM STANDARDS FOR SURVEYS AS DESIGNED IN WAC 332-130-090.

LEGEND

- FOUND PUBLIC LAND SURVEY SYSTEM SECTION CORNER MONUMENT AS NOTED
- FOUND PUBLIC LAND SURVEY SYSTEM QUARTER SECTION CORNER MONUMENT AS NOTED
- FOUND MONUMENT AS NOTED
- CALCULATED POSITION (NOTHING SET/FOUND)
- RECORD DISTANCE / ANGLE
- EASEMENT LINE AS NOTED
- PLAT LOT LINE
- PLAT PERIMETER

LAND INVENTORY

TOTAL ACREAGE: 10.35 AC.
TOTAL DEVELOPED ACREAGE: 10.18 AC.
* INCLUDES LOTS, EXCEPT TRACTS S, U (OPEN SPACE)
TOTAL LOT AREA: 7.84 AC.
TOTAL INFRASTRUCTURE AREA: 2.34 AC.
(RIGHT OF WAY): 2.01 AC.
(TRACTS T, V, W): 0.33 AC.
TOTAL TRACT AREA: 0.50 AC.
(TRACTS S & U - OPEN SPACE): 0.17 AC.
(TRACTS T, V, W - INFRASTRUCTURE): 0.33 AC.
TOTAL ACREAGE OF CRITICAL AREAS: 0.00 AC.
TOTAL ACREAGE RECREATIONAL OPEN SPACES: 0.00 AC.

MINIMUM SETBACKS

SINGLE FAMILY LOTS ("E" PODS) LOTS 155-195	5,000 SF TO 7,499 SF	7,500 SF TO 14,999 SF	15,000 SF TO 60,000 SF
FRONT YARD (INCLUDES 6' PUBLIC UTILITY EASEMENT)	15'	20'	30'
GARAGE SETBACK FROM R.O.W.	18'	20'	30'
SIDE YARD & CORNER LOT REAR YARD	5'	5'	15'
CORNER LOT STREET SIDE YARD	15'	15'	30'
REAR YARD	20'	20'	30'

- SINGLE-FAMILY DETACHED HOMES PERMITTED.
- SETBACKS BASED ON LOT SIZE. LOT SIZES ARE NOT SUBJECT TO LOT SIZE AVERAGING.
- BUILDING ENVELOPES SHOWN HEREON ILLUSTRATE THE FRONT, SIDE AND REAR YARD BUILDING SETBACKS. REFER TO THE TABLE FOR REQUIRED GARAGE SETBACKS.

ACKNOWLEDGMENT

STATE OF _____
COUNTY OF _____ SS

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT JOHN M. BLATKIE IS THE PERSON THAT APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT; ON OATH STATED THAT HE IS A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF WASHINGTON AND THEREBY AUTHORIZED TO PRACTICE LAND SURVEYING IN THE STATE OF WASHINGTON AS DEFINED BY RCW 18.43.

NOTARY SIGNATURE _____

DATED: _____, 20____

PRINTED NAME: _____

NOTARY PUBLIC IN AND FOR THE STATE OF _____

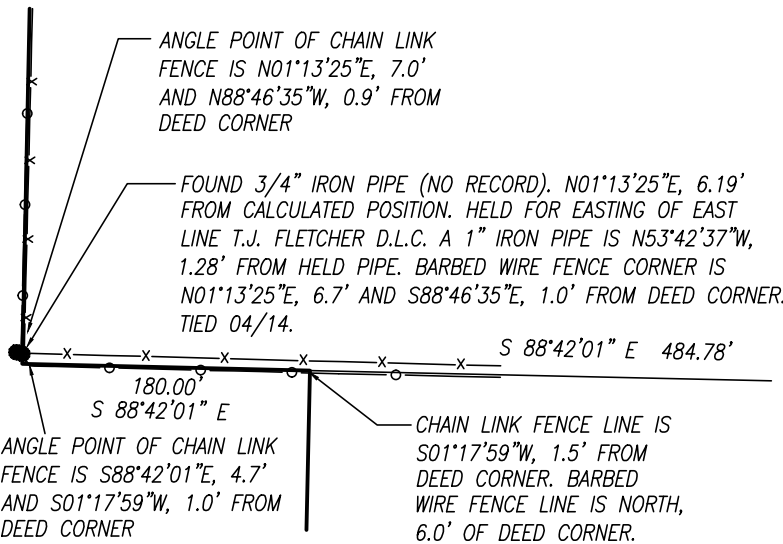
MY COMMISSION EXPIRES _____

LAND SURVEYOR'S CERTIFICATION

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE REQUEST OF CLB WASHINGTON SOLUTIONS I, LLC ON MARCH 11, 2016. I HEREBY CERTIFY THAT THIS MAP FOR GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1H IS BASED UPON AN ACTUAL SURVEY OF THE PROPERTY HEREIN DESCRIBED; THAT THE BEARINGS AND DISTANCES ARE CORRECTLY SHOWN; THAT ALL INFORMATION REQUIRED BY THE WASHINGTON UNIFORM COMMON INTEREST OWNERSHIP ACT IS SUPPLIED HEREIN; AND THAT ALL BOUNDARIES OF THE UNITS ARE SHOWN ON THE MAP.

JOHN M. BLATKIE
PROFESSIONAL LAND SURVEYOR NO. 42667

DATE _____



DETAIL (NOT TO SCALE)

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	BEARING	CHORD
C1	349.20"	274.00'	18.28'	N 85°47'53" E	18.28'
C2	311.20"	174.00'	9.68'	S 27°06'19" E	9.68'
C3	102.59"	426.00'	7.80'	N 40°44'45" W	7.80'
C4	443.08"	96.00'	7.91'	N 03°17'42" E	7.90'
C5	143.53"	96.00'	25.01'	N 13°07'55" E	24.94'
C6	594.21"	25.00'	26.09'	N 09°18'55" W	24.92'
C7	482.82"	25.00'	21.15'	S 85°06'28" E	20.52'
C8	230.80"	96.00'	38.76'	N 82°13'22" E	38.50'
C9	213.55"	226.00'	85.20'	S 75°24'40" E	84.69'
C10	88°08'06"	25.00'	38.46'	N 49°43'19" E	34.78'
C11	1423.02"	226.00'	56.74'	N 57°29'11" W	56.59'
C12	608°50'	326.00'	34.98'	N 88°46'58" E	34.96'
C13	608°50'	300.00'	32.19'	N 88°46'58" E	32.17'
C14	85°27'42"	25.00'	37.29'	N 49°07'29" E	33.93'
C15	4744.30"	20.00'	16.66'	N 77°59'17" W	16.19'
C16	416°04"	734.31"	54.70'	N 04°15'34" E	54.68'
C17	508°41"	143.90'	12.52'	N 00°26'48" W	12.92'
C18	15°50'38"	180.75'	49.98'	N 04°31'36" W	49.82'
C19	38°30'38"	143.90'	96.72'	N 22°16'28" W	94.91'
C20	12°35'15"	143.90'	31.61'	N 47°49'24" W	31.55'
C21	59°36'44"	43.00'	44.74'	N 72°03'10" W	42.75'
C22	5°13'42"	43.00'	42.85'	N 13°37'57" W	41.10'
C23	28°09'21"	43.00'	21.13'	N 29°03'35" E	20.92'
C24	33°39'41"	43.00'	25.26'	N 59°58'06" E	24.90'
C25	87°17'58"	43.00'	65.52'	N 59°33'04" W	59.36'
C26	40°15'11"	20.00'	14.05'	N 36°01'31" W	13.76'
C27	1648.26"	185.90'	57.47'	N 47°44'43" W	57.26'
C28	173°50'00"	195.90'	60.12'	N 30°33'00" W	59.88'
C29	173°50'08"	195.90'	60.13'	N 12°57'56" W	59.89'
C30	617°54"	195.90'	21.53'	N 01°01'25" W	21.52'
C31	332°05"	786.31"	48.52'	N 03°53'36" E	48.52'
C32	508°09"	786.31"	70.02'	N 06°12'45" E	70.00'
C33	123°38"	786.31"	19.13'	N 11°27'38" E	19.13'
C34	749.46"	760.31"	103.89'	N 06°02'25" E	103.81'
C35	212°10"	760.31"	29.23'	N 11°03'22" E	29.23'
C36	193°02"	128.75'	43.89'	N 02°23'26" E	43.68'
C37	5329.54"	20.00'	18.67'	N 34°07'22" W	18.00'
C38	11°46'42"	43.00'	8.84'	N 54°58'45" W	8.83'
C39	92°10'41"	43.00'	69.18'	N 03°00'01" W	61.96'
C40	27°52'54"	43.00'	20.92'	N 57°01'46" E	20.72'
C41	70°42'06"	43.00'	53.08'	N 73°40'44" W	49.76'
C42	62°25'18"	43.00'	46.85'	N 07°07'52" E	44.58'
C43	36°32'15"	20.00'	12.76'	N 05°49'01" E	12.54'
C44	22°55'38"	180.75'	7.65'	N 11°14'08" W	7.65'
C45	13°25'03"	180.75'	42.33'	N 03°18'49" W	42.23'
C46	91°32'20"	25.00'	39.94'	N 42°22'27" W	35.83'
C47	608°50"	274.00'	29.40'	N 88°46'58" E	29.38'
C48	13°58'42"	226.00'	55.14'	N 35°41'30" W	55.00'
C49	732°58"	226.00'	29.78'	N 46°27'10" W	29.76'
C50	14°38'42"	174.00'	44.48'	N 57°33'03" W	44.36'
C51	21°20'11"	174.00'	64.80'	N 75°32'32" W	64.42'
C52	03°38'15"	426.00'	4.74'	N 66°36'20" W	4.74'
C53	80°28'28"	426.00'	59.79'	N 62°15'58" W	59.74'
C54	754.56"	426.00'	58.81'	N 54°12'22" W	58.76'
C55	728°58"	426.00'	55.63'	N 46°35'40" W	55.59'
C56	134°57"	426.00'	11.77'	N 42°03'43" W	11.77'
C57	619°11"	374.00'	41.25'	N 63°45'52" W	41.23'
C58	83°34'45"	374.00'	56.33'	N 56°17'24" W	56.27'
C59	10°42'16"	374.00'	69.67'	N 46°37'23" W	69.77'
C60	34°25'19"	96.00'	57.67'	N 49°42'48" W	56.81'
C61	33°26'17"	96.00'	56.03'	N 15°47'00" W	55.23'
C62	21°31'40"	174.00'	65.38'	N 39°27'49" W	64.99'
C63	25°39'13"	374.00'	167.46'	N 54°05'51" W	166.06'
C64	25°39'13"	426.00'	190.74'	N 54°05'51" W	189.15'
C65	72°34'44"	96.00'	121.61'	N 30°38'06" W	113.64'
C66	35°58'58"	174.00'	109.27'	N 68°13'08" W	107.49'
C67	21°31'40"	226.00'	84.92'	N 39°27'49" W	84.42'
C68	264°57'46"	43.00'	198.85'	N 71°36'44" E	63.42'
C69	1070°155"	760.31"	133.12'	N 07°08'30" E	132.95'
C70	1070°155"	786.31"	137.68'	N 07°08'30" E	137.50'
C71	58°16'28"	195.90'	199.24'	N 27°00'42" W	190.77'
C72	56°14'34"	143.90'	141.25'	N 25°59'45" W	135.65'
C73	265°57'26"	43.00'	199.60'	N 31°07'12" E	62.92'
C74	72°34'44"	44.00'	55.74'	N 30°38'06" W	52.08'

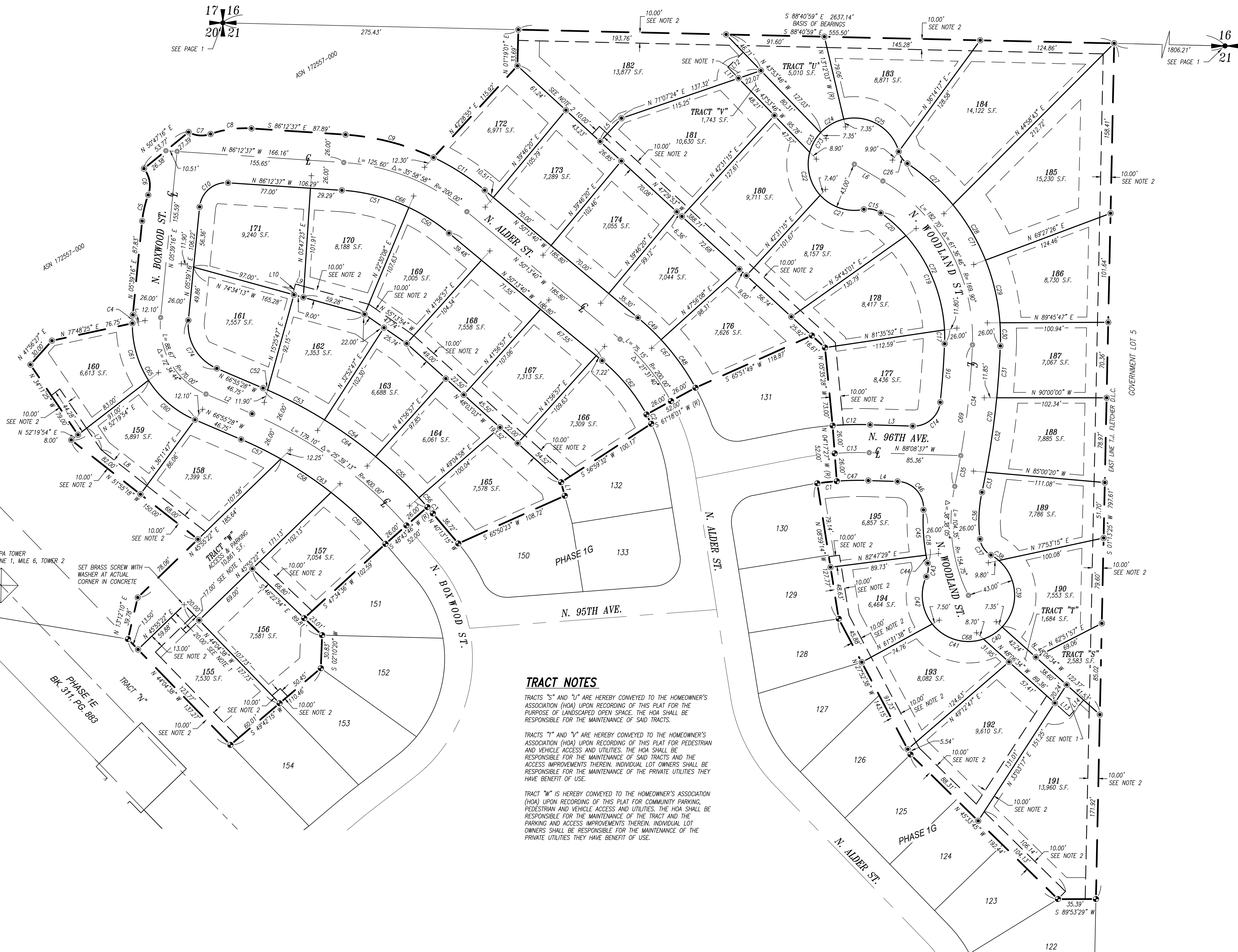
LINE TABLE

LINE	BEARING	DISTANCE
L1	S 15°02'15" E	13.00'
L2	N 66°55'28" W	46.75'
L3	N 88°08'37" W	39.72'
L4	N 88°08'37" W	27.27'
L5	N 42°31'15" E	29.47'
L6	N 59°29'14" W	30.86'
L7	N 34°11'25" W	24.49'
L8	N 51°55'18" W	54.22'
L9	N 74°34'13" W	8.27'
L10	N 15°25'47" E	10.00'
L11	N 42°53'46" W	14.33'
L12	N 46°06'14" E	20.00'
L13	N 48°06'34" W	18.17'
L14	N 41°53'26" E	20.00'

GREEN MOUNTAIN MIXED USE P.R.D.

PHASE 1H

A SUBDIVISION IN A PORTION OF THE T.J. FLETCHER D.L.C. NO. 51
IN THE NE 1/4 OF THE NE 1/4 OF SECTION 20 AND THE
NW 1/4 OF THE NW 1/4 OF SECTION 21 T. 2 N., R. 3 E., W.M.,
CITY OF CAMAS, CLARK COUNTY, WASHINGTON
CITY OF CAMAS FINAL ORDER SUB#14-02
DECEMBER, 2018



LEGEND

- SET 1/2" X 24" REBAR WITH YELLOW PLASTIC CAP STAMPED "OLSON ENG. PLS 42667" DURING THIS SURVEY.
- ⊙ SET 1/2" X 24" REBAR WITH YELLOW PLASTIC CAP STAMPED "OLSON ENG. PLS 42667" TO BE SET AFTER RECORDING OF THIS PLAT.
- + SET BRASS SCREW WITH WASHER STAMPED "OLSON ENG. PLS 42667" IN CURB ON AN 11.75' PROJECTION OF THE LOT LINE, UNLESS NOTED OTHERWISE.
- POSITION OF SET MONUMENT STAMPED "OLSON ENG. PLS 42667" AS SHOWN IN PREVIOUS OLSON ENGINEERING SURVEY FOR GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1E (BK. 311, PG. 883) AND GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1G.
- FOUND MONUMENT AS NOTED.
- () RECORD DISTANCE / ANGLE.
- (R) RADIAL BEARING.
- BUILDING SETBACK LINE.
- EXISTING EASEMENT LINE AS NOTED.
- CENTERLINE.
- PLAT LOT LINE.
- EASEMENT LINE AS NOTED.
- PLAT PERIMETER.

NOTES

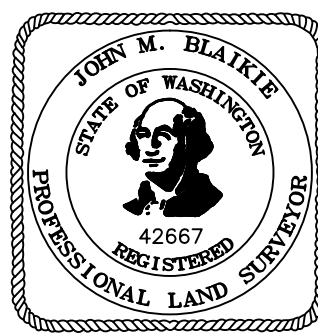
- A PUBLIC SANITARY SEWER EASEMENT OVER, UNDER AND UPON PORTIONS OF LOTS 155, 182, 191, TRACT "V", TRACT "W" AND TRACT "M" AS SHOWN HEREON IS HEREBY RESERVED FOR AND GRANTED TO THE CITY OF CAMAS, ITS SUCCESSORS AND ASSIGNS, UPON RECORDING OF THIS PLAT. THE CITY OF CAMAS SHALL BE RESPONSIBLE FOR THE PUBLIC SANITARY SEWER FACILITIES WITHIN SAID EASEMENT AND FOLLOWING SUCH USE SHALL RESTORE THE EASEMENT AREA TO IT'S PRIOR CONDITION AS NEAR AS POSSIBLE.
- A PRIVATE STORM SEWER EASEMENT OVER, UNDER, AND UPON PORTIONS OF LOTS 155 THROUGH 160 INCLUSIVE, 166 THROUGH 171 INCLUSIVE, AND 177 THROUGH 195 INCLUSIVE, TOGETHER WITH INCLUSIVE FACILITIES OVER TRACTS "S" AND "U" AS SHOWN HEREON IS HEREBY RESERVED FOR AND GRANTED TO THE HOMEOWNERS ASSOCIATION (HOA), AND IT'S ASSIGNS, WITH THE RECORDING OF THIS PLAT FOR THE PURPOSE OF STORM WATER CONVEYANCE. THE HOA SHALL BE RESPONSIBLE FOR THE EASEMENT MAINTENANCE AND REPAIR OF THE STORM WATER CONVEYANCE IMPROVEMENTS WITHIN THE EASEMENT AREA, AND SHALL HAVE RIGHT OF ACCESS ACROSS SAID LOTS TO PERFORM SUCH RESPONSIBILITIES, AND FOLLOWING SUCH USE SHALL RETURN THE EASEMENT AREA TO IT'S PRIOR CONDITION AS NEAR AS POSSIBLE.

UTILITY EASEMENT

A PUBLIC UTILITY EASEMENT IS HEREBY RESERVED OVER, UNDER AND UPON ALL OF TRACT "T", ALL OF TRACT "V", ALL OF TRACT "W", THE EXTERIOR 6.00 FEET OF ALL LOTS AND TRACTS LYING PARALLEL WITH AND ADJACENT TO TRACT "T", TRACT "V", AND TRACT "W", AND THE EXTERIOR 6.00 FEET OF ALL LOTS AND TRACTS LYING PARALLEL WITH AND ADJACENT TO ALL PUBLIC ROADS FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RENEWING, OPERATING AND MAINTAINING OF BUT NOT LIMITED TO ELECTRIC, TELEPHONE, TV, CABLE, WATER, GAS, SANITARY SEWER, AND STORM WATER, AND SHALL HAVE RIGHT OF ACCESS FOR SUCH USE. FOLLOWING SUCH USE THE EASEMENT AREA SHALL BE RESTORED TO IT'S PRIOR CONDITION AS NEAR AS POSSIBLE. ALL LOTS CONTAINING PAD MOUNT TRANSFORMERS ARE SUBJECT TO THE MINIMUM WORKING CLEARANCES AS DEFINED BY CLARK PUBLIC UTILITIES CONSTRUCTION STANDARDS. ALL PROPOSED BUILDING DESIGNS ON THESE LOTS MUST PROVIDE ADEQUATE CLEARANCE FOR ALL COMBUSTIBLE MATERIALS.

PUBLIC SIDEWALK EASEMENT

A PUBLIC SIDEWALK EASEMENT IS HEREBY RESERVED OVER, UNDER AND UPON THE EXTERIOR 6.00 FEET OF ALL LOTS AND TRACTS LYING PARALLEL WITH AND ADJACENT TO ALL PUBLIC ROADS AS NECESSARY TO COMPLY WITH ADA SLOPE REQUIREMENTS.



CITY OF CAMAS MAYOR

APPROVED BY _____ MAYOR _____ DATE _____

CITY OF CAMAS FINANCE DIRECTOR

THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS, AND ALL SPECIAL ASSESSMENTS ON ANY OF THE PROPERTY THAT IS DEDICATED AS STREETS, ALLEYS OR FOR OTHER PUBLIC USE ARE PAID IN FULL AT THE DATE OF CERTIFICATION.

CITY OF CAMAS FINANCE DIRECTOR _____ DATE _____

CITY OF CAMAS COMMUNITY DEVELOPMENT

APPROVED BY _____ CITY OF CAMAS COMMUNITY DEVELOPMENT DIRECTOR OR DESIGNEE _____ DATE _____

CAMAS-WASHOUGAL FIRE DEPARTMENT

APPROVED BY _____ CAMAS-WASHOUGAL FIRE CHIEF OR DESIGNEE _____ DATE _____

CITY OF CAMAS PUBLIC WORKS DEPARTMENT

ALL IMPROVEMENTS HAVE BEEN INSTALLED OR FINANCIALLY SECURED FOR IN ACCORDANCE WITH THE REQUIREMENTS OF THIS TITLE AND WITH THE PRELIMINARY PLAT APPROVAL;

ALL IMPROVEMENTS CAN OR WILL MEET CURRENT PUBLIC WORKS DRAWING STANDARDS FOR ROAD, UTILITY AND DRAINAGE CONSTRUCTION PLANS;

ORIGINAL AND REPRODUCIBLE MYLAR OR ELECTRONIC RECORDS IN A FORMAT APPROVED BY THE PUBLIC WORKS DIRECTOR OR DESIGNEE AND CERTIFIED BY THE DESIGNING ENGINEER AS BEING "AS CONSTRUCTED" HAVE BEEN SUBMITTED OR FINANCIALLY SECURED FOR CITY RECORDS.

APPROVED BY _____ CITY OF CAMAS ENGINEER _____ DATE _____

CITY OF CAMAS REQUIRED NOTES

1. A HOMEOWNERS ASSOCIATION (HOA) WILL BE REQUIRED FOR THIS DEVELOPMENT. COPIES OF THE FINAL C.C.&R'S SHALL BE SUBMITTED AND ON FILE WITH THE CITY OF CAMAS. IF AT ANY TIME THE C.C.&R'S ARE REVISED, A REVISED COPY SHALL BE SUBMITTED TO THE CITY OF CAMAS.
2. THE HOMEOWNERS ASSOCIATION IN IT'S ENTIRETY IS RESPONSIBLE FOR THE MAINTENANCE OF THE STORMWATER FACILITY LOCATED IN TRACT 7P, GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1I. THE CITY OF CAMAS SHALL HAVE RIGHT OF ENTRY AT ALL TIMES FOR INSPECTION OF SAID STORMWATER FACILITY.
3. BUILDING PERMITS WILL NOT BE ISSUED BY THE BUILDING DEPARTMENT UNTIL ALL REQUIRED SUBDIVISION IMPROVEMENTS ARE COMPLETED AND THE FINAL ACCEPTANCE HAS BEEN ISSUED BY THE CITY.
4. AUTOMATIC LIFE SAFETY RESIDENTIAL FIRE SPRINKLER SYSTEM DESIGNED AND INSTALLED IN ACCORDANCE WITH NFPA (NATIONAL FIRE PROTECTION ASSOCIATION) 130 IS REQUIRED IN ALL NEW DWELLINGS.
5. THE LOTS IN THE SUBDIVISION ARE SUBJECT TO TRAFFIC IMPACT FEES, SCHOOL IMPACT FEES, FIRE IMPACT FEES, AND PARK/OPEN SPACE IMPACT FEES. EACH NEW DWELLING WILL BE SUBJECT TO THE PAYMENT OF APPROPRIATE IMPACT FEES AT THE TIME OF BUILDING PERMIT ISSUANCE.
6. THE LOTS ARE SUBJECT TO A \$329 FEE PER LOT PAYABLE TO THE CITY OF VANCOUVER FOR THEIR PROPORTIONATE SHARE CONTRIBUTION TOWARDS THE CONSTRUCTION OF A NORTHBOUND RIGHT TURN LANE ON NE 192ND AVE. AND A WESTBOUND RIGHT TURN LANE ON 13TH AVE PRIOR TO OBTAINING A BUILDING PERMIT.
7. PRIOR TO THE BUILDING DEPARTMENT ISSUING A CERTIFICATE OF OCCUPANCY, EACH LOT SHALL INSTALL A MINIMUM OF ONE 2" CALIPER TREE TO BE LOCATED IN THE PLANTER STRIP OR FRONT YARD OF EACH LOT, AS SPECIFIED ON THE PLAT. REQUIRED TREES SHALL BE MAINTAINED IN GOOD HEALTH, AND DAMAGED OR DYING TREES SHALL BE PROMPTLY REPLACED (WITHIN SIX MONTHS) BY THE HOMEOWNER.
8. EACH PHASE OF THE SUBDIVISION PLATS SHALL CONTAIN THE APPROVED DENSITY AND DIMENSIONAL STANDARDS TABLE AS APPROVED WITH THIS DEVELOPMENT.
9. IN THE EVENT THAT ANY ITEM OF ARCHAEOLOGICAL INTEREST IS UNCOVERED DURING THE COURSE OF A PERMITTED GROUND DISTURBING ACTION OR ACTIVITY, ALL GROUND DISTURBING ACTIVITIES SHALL IMMEDIATELY CEASE AND THE APPLICANT SHALL NOTIFY THE CITY OF CAMAS PUBLIC WORKS DEPARTMENT AND THE WASHINGTON STATE DEPARTMENT OF ARCHAEOLOGY AND HISTORIC PRESERVATION (D.A.H.P.) AND ADHERE TO THE PROCEDURES SPECIFIED UNDER THE CITY OF CAMAS MUNICIPAL CODE 16.31.150.

SURVEY REFERENCES

1. SURVEY BY LAWSON LAND SURVEYING FOR RECORD OF SURVEY (BK. 16, PG. 79)
2. SURVEY BY LAWSON LAND SURVEYING FOR RECORD OF SURVEY (BK. 24, PG. 49)
3. SURVEY BY LAWSON LAND SURVEYING FOR RECORD OF SURVEY (BK. 28, PG. 105)
4. PLAT OF MOUNTAIN GLEN BY OLSON ENGINEERING, INC. (BK. J, PG. 199)
5. SURVEY BY OLSON ENGINEERING, INC. FOR RECORD OF SURVEY (BK. 51, PG. 161)
6. WARMAN SHORT PLAT BY BESEDA LAND SURVEYING, LLC (BK. 3, PG. 963)
7. PLAT OF GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1E (BK. 311, PG. 883)
8. PLAT OF GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1D (BK. 311, PG. 884)
9. PLAT OF GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1 (SOUTH) (BK. 311, PG. 885)
10. PLAT OF GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1C (BK. 311, PG. 965)

DEDICATION NOTE

ALL STREETS AND AVENUES AS DEPICTED ON THIS PLAT ARE HEREBY DEDICATED TO THE CITY OF CAMAS WITH THIS PLAT. ALL TRACTS AND PRIVATE ROADS AS DEPICTED ON THIS PLAT ARE HEREBY DEDICATED TO, AND TO BE MAINTAINED BY, THE HOMEOWNERS ASSOCIATION.

DEED REFERENCES

GRANTOR: CLB WASHINGTON SOLUTIONS I, LLC
GRANTEE: CLB WASHINGTON SOLUTIONS I, LLC
A.F. #: 5550741 AND
DATE: 09/25/18

CLARK COUNTY ASSESSOR

THIS PLAT MEETS THE REQUIREMENTS OF R.C.W. NO. 58.17.170, LAWS OF WASHINGTON, 1981, TO BE KNOWN AS

GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1G

SUBDIVISION PLAT NO. _____ IN THE COUNTY OF CLARK, STATE OF WASHINGTON

CLARK COUNTY ASSESSOR _____

CLARK COUNTY AUDITOR

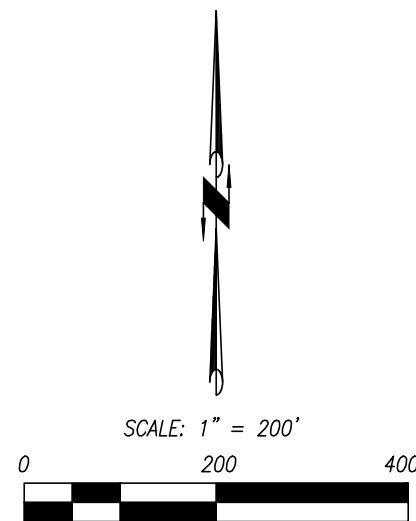
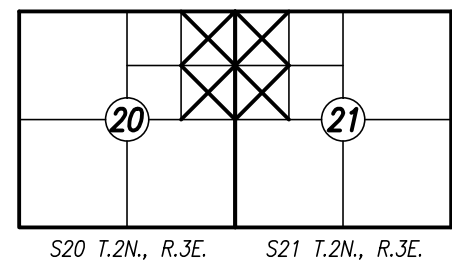
ATTESTED BY _____ CLARK COUNTY AUDITOR

FILED FOR RECORD THIS _____ DAY OF _____, 2018.

AUDITORS FILE NO. _____ BOOK OF PLATS _____, AT PAGE _____.

GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1G

A SUBDIVISION IN A PORTION OF THE T.J. FLETCHER D.L.C. NO. 51
IN THE EAST 1/2 OF THE NE 1/4 OF SECTION 20 AND THE
WEST 1/2 OF THE NW 1/4 OF SECTION 21 T. 2 N., R. 3 E., W.M.,
CITY OF CAMAS, CLARK COUNTY, WASHINGTON
CITY OF CAMAS FINAL ORDER SUB#14-02
DECEMBER, 2018



BASIS OF BEARINGS

S 88°40'59" E ALONG THE NORTH LINE OF THE NORTHWEST QUARTER SECTION 21, TOWNSHIP 2 NORTH, RANGE 3 EAST, W.M. BETWEEN THE MONUMENTS FOUND IN PLACE AT THE NORTHWEST AND NORTHEAST CORNERS OF SAID NORTHWEST QUARTER. BEARINGS ARE BASED ON THE WASHINGTON STATE COORDINATE SYSTEM (SOUTH ZONE - 4602) U.S. SURVEY FEET, BASED ON TRAVERSES BY OLSON ENGINEERING, INC. PERFORMED DURING PREVIOUS SURVEY RECORDED IN BK. 51, PG. 161. DISTANCES SHOWN HEREON ARE GROUND AND HAVE BEEN SCALED BY A COMBINED GRID TO GROUND SCALE FACTOR OF 0.999982076.

PROCEDURE

FIELD TRAVERSES WERE PERFORMED WITH A TRIMBLE S6 TOTAL STATION (3") AND ADJUSTED BY LEAST SQUARES. THE FIELD TRAVERSES MET THE MINIMUM STANDARDS FOR SURVEYS AS DESIGNATED IN WAC 332-150-690.

LEGEND

- FOUND PUBLIC LAND SURVEY SYSTEM SECTION CORNER MONUMENT AS NOTED
- FOUND PUBLIC LAND SURVEY SYSTEM QUARTER SECTION CORNER MONUMENT AS NOTED
- FOUND MONUMENT AS NOTED
- CALCULATED POSITION (NOTHING SET/FOUND)
- RECORD DISTANCE / ANGLE
- EASEMENT LINE AS NOTED
- PLAT LOT LINE
- PLAT PERIMETER

LAND INVENTORY

TOTAL ACREAGE:	14.32 AC.
TOTAL DEVELOPED ACREAGE:	9.05 AC.
* INCLUDES LOTS, EXCEPT TRACT "TT" (OPEN SPACE & NEIGHBORHOOD PARK)	
TOTAL LOT AREA:	6.34 AC.
TOTAL INFRASTRUCTURE AREA (RIGHT OF WAY):	2.71 AC.
TOTAL TRACT AREA (TRACT "TT"-NEIGHBORHOOD PARK):	5.27 AC.
TOTAL ACREAGE OF CRITICAL AREAS:	0.00 AC.
TOTAL RECREATIONAL OPEN SPACES AREA:	5.27 AC.
(TRACT "TT"-NEIGHBORHOOD PARK)	

MINIMUM SETBACKS

SINGLE FAMILY LOTS ("D" PODS) LOTS 108-154	5,000 SF TO 7,499 SF	7,500 SF TO 14,999 SF
FRONT YARD (INCLUDES 6' PUBLIC UTILITY EASEMENT)	15'	20'
GARAGE SETBACK FROM R.O.W.	18'	20'
SIDE YARD & CORNER LOT REAR YARD	5'	5'
CORNER LOT STREET SIDE YARD	15'	15'
REAR YARD	20'	20'

1. SINGLE-FAMILY DETACHED HOMES PERMITTED.
2. SETBACKS BASED ON LOT SIZE. LOT SIZES ARE NOT SUBJECT TO LOT SIZE AVERAGING.
3. BUILDING ENVELOPES SHOWN HEREON ILLUSTRATE THE FRONT, SIDE AND REAR YARD BUILDING SETBACKS. REFER TO THE TABLE FOR REQUIRED GARAGE SETBACKS.

ACKNOWLEDGMENT

STATE OF _____
COUNTY OF _____

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT JOHN M. BLATKIE IS THE PERSON THAT APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT; ON OATH STATED THAT HE IS A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF WASHINGTON AND THEREBY AUTHORIZED TO PRACTICE LAND SURVEYING IN THE STATE OF WASHINGTON AS DEFINED BY RCW 18.43.

NOTARY SIGNATURE _____

DATED: _____, 20____

PRINTED NAME: _____

NOTARY PUBLIC IN AND FOR THE STATE OF _____

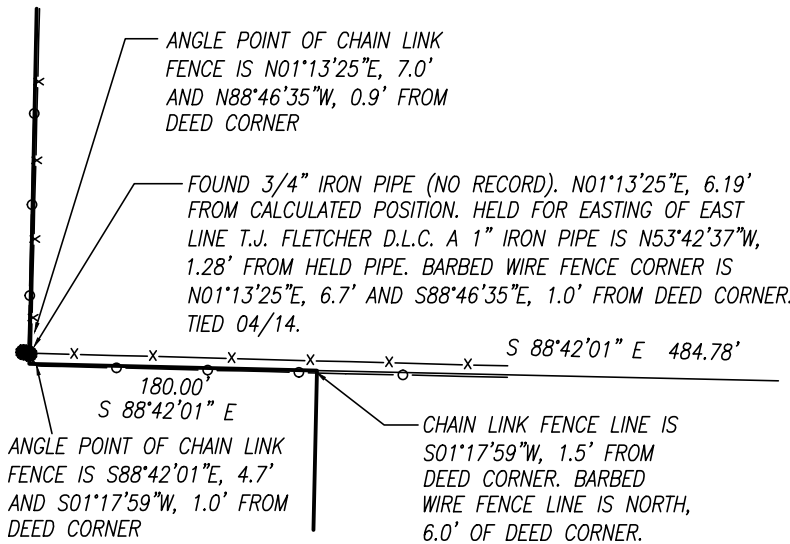
MY COMMISSION EXPIRES _____

LAND SURVEYOR'S CERTIFICATION

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE REQUEST OF CLB WASHINGTON SOLUTIONS I, LLC ON MARCH 11, 2018. I HEREBY CERTIFY THAT THIS MAP FOR GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1G IS BASED UPON AN ACTUAL SURVEY OF THE PROPERTY HEREIN DESCRIBED; THAT THE BEARINGS AND DISTANCES ARE CORRECTLY SHOWN; THAT ALL INFORMATION REQUIRED BY THE WASHINGTON UNIFORM COMMON INTEREST OWNERSHIP ACT IS SUPPLIED HEREIN; AND THAT ALL BOUNDARIES OF THE UNITS ARE SHOWN ON THE MAP.

JOHN M. BLATKIE
PROFESSIONAL LAND SURVEYOR NO. 42667

DATE _____



DETAIL (NOT TO SCALE)

GREEN MOUNTAIN MIXED USE P.R.D.
PHASE 1G

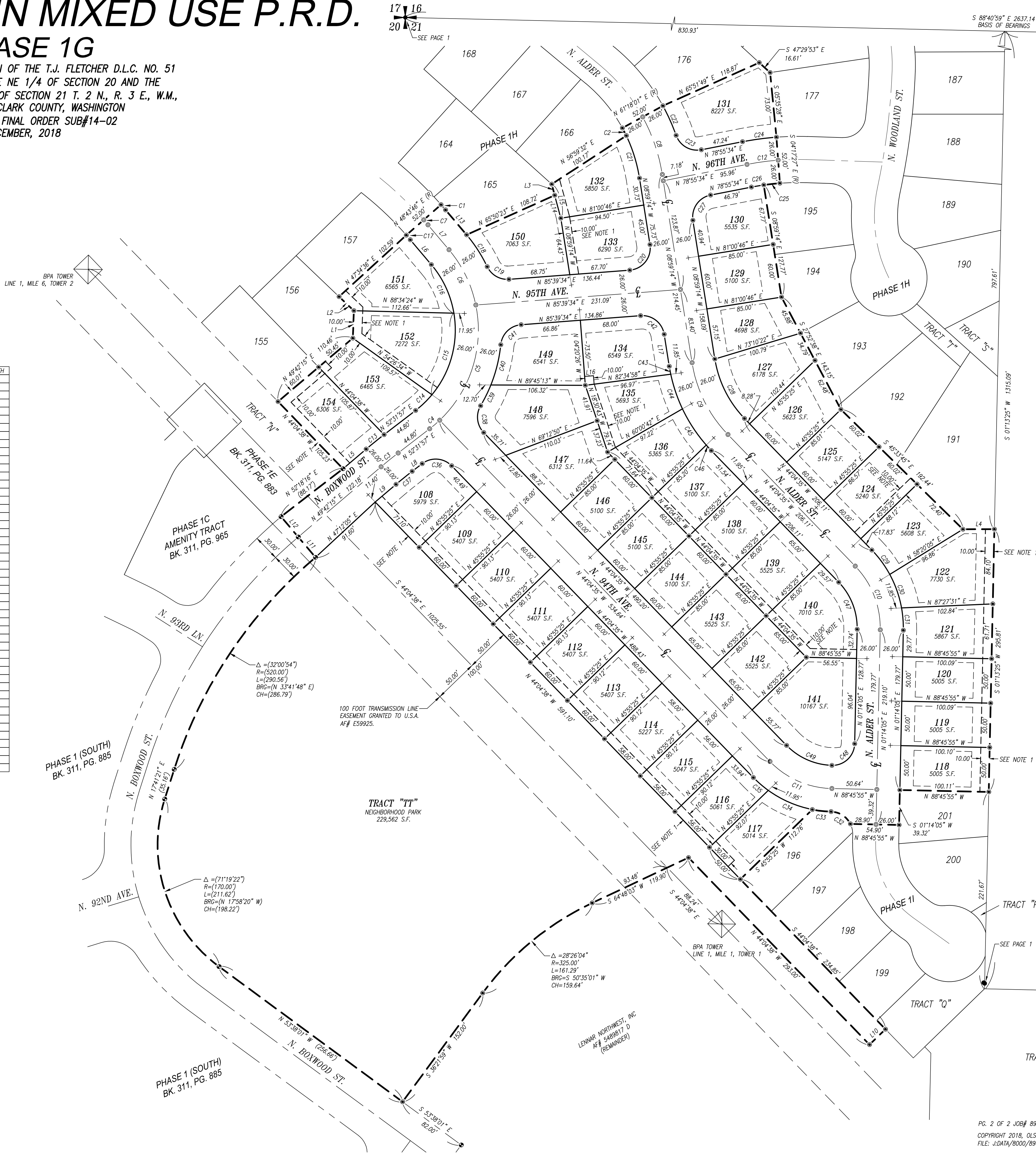
A SUBDIVISION IN A PORTION OF THE T.J. FLETCHER D.L.C. NO. 51
IN THE EAST 1/2 OF THE NE 1/4 OF SECTION 20 AND THE
WEST 1/2 OF THE NW 1/4 OF SECTION 21 T. 2 N. R. 3 E., W.M.,
CITY OF CAMAS, CLARK COUNTY, WASHINGTON
CITY OF CAMAS FINAL ORDER SUB#14-02
DECEMBER, 2018

CURVE TABLE

Table with 5 columns: CURVE, DELTA ANGLE, RADIUS, ARC LENGTH, CHORD BEARING, CHORD LENGTH. It lists curve data for various lots and tracts.

LINE TABLE

Table with 3 columns: LINE, BEARING, DISTANCE. It lists line data for various lots and tracts.



LEGEND

- SET 1/2" X 24" REBAR WITH YELLOW PLASTIC CAP STAMPED "OLSON ENG PLS 42667" DURING THIS SURVEY
SET 1/2" X 24" REBAR WITH YELLOW PLASTIC CAP STAMPED "OLSON ENG PLS 42667" TO BE SET AFTER RECORDING OF THIS PLAT
SET BRASS SCREW WITH WASHER STAMPED "OLSON ENG PLS 42667" IN CURB ON AN 11.75' PROJECTION OF THE LOT LINE, UNLESS NOTED OTHERWISE
POSITION OF SET MONUMENT STAMPED "OLSON ENG PLS 42667" AS SHOWN IN PREVIOUS OLSON ENGINEERING SURVEY FOR GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1 (SOUTH) (BK. 311, PG. 885) AND GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1C (BK. 311, PG. 885)
FOUND MONUMENT AS NOTED
RECORD DISTANCE / ANGLE
RADIAL BEARING
BUILDING SETBACK LINE
EXISTING EASEMENT LINE AS NOTED
CENTERLINE
PLAT LOT LINE
EASEMENT LINE AS NOTED
PLAT PERIMETER

NOTES

A PRIVATE STORM SEWER EASEMENT OVER, UNDER, AND UPON PORTIONS OF LOTS 108 THROUGH 122 INCLUSIVE, 124, 132 THROUGH 140 INCLUSIVE, AND 151 THROUGH 154 INCLUSIVE AS SHOWN HEREON IS HEREBY RESERVED FOR AND GRANTED TO THE HOMEOWNERS ASSOCIATION (HOA), AND IT'S ASSIGNS, WITH THE RECORDING OF THIS PLAT FOR THE PURPOSE OF STORM WATER CONVEYANCE. THE HOA SHALL BE RESPONSIBLE FOR THE MAINTENANCE AND REPAIR OF THE STORM WATER CONVEYANCE IMPROVEMENTS WITHIN THE EASEMENT AREA, AND SHALL HAVE RIGHT OF ACCESS ACROSS SAID LOTS TO PERFORM SUCH RESPONSIBILITIES, AND FOLLOWING SUCH USE SHALL RETURN THE EASEMENT AREA TO ITS PRIOR CONDITION AS NEAR AS POSSIBLE.

UTILITY EASEMENT

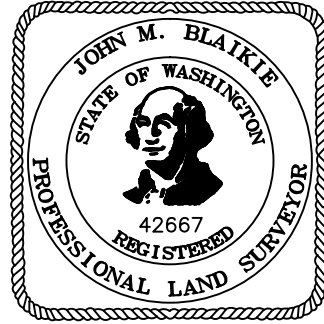
A PUBLIC UTILITY EASEMENT IS HEREBY RESERVED OVER, UNDER AND UPON THE EXTERIOR 6.00 FEET OF ALL LOTS AND TRACTS LYING PARALLEL WITH AND ADJACENT TO ALL PUBLIC ROADS FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RENOVATING, OPERATING AND MAINTAINING OF BUT NOT LIMITED TO ELECTRIC, TELEPHONE, TV, CABLE, WATER, GAS, SANITARY SEWER, AND STORM WATER, AND SHALL HAVE RIGHT OF ACCESS FOR SUCH USE FOLLOWING SUCH USE THE EASEMENT AREA SHALL BE RESTORED TO ITS PRIOR CONDITION AS NEAR AS POSSIBLE. ALL LOTS CONTAINING PAD MOUNT TRANSFORMERS ARE SUBJECT TO THE MINIMUM WORKING CLEARANCES AS DEFINED BY CLARK PUBLIC UTILITIES CONSTRUCTION STANDARDS. ALL PROPOSED BUILDING DESIGNS ON THESE LOTS MUST PROVIDE ADEQUATE CLEARANCE FOR ALL COMBUSTIBLE MATERIALS.

PUBLIC SIDEWALK EASEMENT

A PUBLIC SIDEWALK EASEMENT IS HEREBY RESERVED OVER, UNDER AND UPON THE EXTERIOR 6.00 FEET OF ALL LOTS AND TRACTS LYING PARALLEL WITH AND ADJACENT TO ALL PUBLIC ROADS AS NECESSARY TO COMPLY WITH ADA SLOPE REQUIREMENTS.

TRACT NOTES

TRACT "T" IS HEREBY CONVEYED TO THE CITY OF CAMAS WITH THE RECORDING OF THIS PLAT FOR THE PURPOSE OF RECREATIONAL OPEN SPACE AND COMMUNITY NEIGHBORHOOD PARK. THE PARK IS TO BE OWNED BY THE CITY OF CAMAS. MAINTENANCE IS THE RESPONSIBILITY OF THE HOME OWNERS ASSOCIATION FOR A PERIOD OF 10 YEARS FROM THE FINAL ACCEPTANCE OF ALL PARK IMPROVEMENTS.



CITY OF CAMAS MAYOR

APPROVED BY _____ MAYOR _____ DATE _____

CITY OF CAMAS FINANCE DIRECTOR

THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS, AND ALL SPECIAL ASSESSMENTS ON ANY OF THE PROPERTY THAT IS DEDICATED AS STREETS, ALLEYS OR FOR OTHER PUBLIC USE ARE PAID IN FULL AT THE DATE OF CERTIFICATION.

CITY OF CAMAS FINANCE DIRECTOR _____ DATE _____

CITY OF CAMAS COMMUNITY DEVELOPMENT

APPROVED BY _____ CITY OF CAMAS COMMUNITY DEVELOPMENT DIRECTOR OR DESIGNEE _____ DATE _____

CAMAS-WASHOUGAL FIRE DEPARTMENT

APPROVED BY _____ CAMAS-WASHOUGAL FIRE CHIEF OR DESIGNEE _____ DATE _____

CITY OF CAMAS PUBLIC WORKS DEPARTMENT

ALL IMPROVEMENTS HAVE BEEN INSTALLED OR FINANCIALLY SECURED IN ACCORDANCE WITH THE REQUIREMENTS OF THIS TITLE AND WITH THE PRELIMINARY PLAT APPROVAL;

ALL IMPROVEMENTS CAN OR WILL MEET CURRENT PUBLIC WORKS DRAWING STANDARDS FOR ROAD, UTILITY AND DRAINAGE CONSTRUCTION PLANS;

ORIGINAL AND REPRODUCIBLE MYLAR OR ELECTRONIC RECORDS IN A FORMAT APPROVED BY THE PUBLIC WORKS DIRECTOR OR DESIGNEE AND CERTIFIED BY THE DESIGNING ENGINEER AS BEING "AS CONSTRUCTED" HAVE BEEN SUBMITTED OR FINANCIALLY SECURED FOR CITY RECORDS.

APPROVED BY _____ CITY OF CAMAS ENGINEER _____ DATE _____

CITY OF CAMAS REQUIRED NOTES

- A HOMEOWNERS ASSOCIATION (HOA) WILL BE REQUIRED FOR THIS DEVELOPMENT. COPIES OF THE FINAL C.C.&R'S SHALL BE SUBMITTED AND ON FILE WITH THE CITY OF CAMAS, IF AT ANY TIME THE C.C.&R'S ARE REVISED, A REVISED COPY SHALL BE SUBMITTED TO THE CITY OF CAMAS.
- THE HOMEOWNERS ASSOCIATION IN ITS ENTIRETY IS RESPONSIBLE FOR THE MAINTENANCE OF THE STORMWATER FACILITY LOCATED IN TRACT "R", GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1I. THE CITY OF CAMAS SHALL HAVE RIGHT OF ENTRY AT ALL TIMES FOR INSPECTION OF SAID STORMWATER FACILITY.
- BUILDING PERMITS WILL NOT BE ISSUED BY THE BUILDING DEPARTMENT UNTIL ALL REQUIRED SUBDIVISION IMPROVEMENTS ARE COMPLETED AND THE FINAL ACCEPTANCE HAS BEEN ISSUED BY THE CITY.
- AUTOMATIC LIFE SAFETY RESIDENTIAL FIRE SPRINKLER SYSTEM DESIGNED AND INSTALLED IN ACCORDANCE WITH NFPA (NATIONAL FIRE PROTECTION ASSOCIATION) 130 IS REQUIRED IN ALL NEW DWELLINGS.
- THE LOTS IN THE SUBDIVISION ARE SUBJECT TO TRAFFIC IMPACT FEES, SCHOOL IMPACT FEES, FIRE IMPACT FEES, AND PARK/OPEN SPACE IMPACT FEES. EACH NEW DWELLING WILL BE SUBJECT TO THE PAYMENT OF APPROPRIATE IMPACT FEES AT THE TIME OF BUILDING PERMIT ISSUANCE.
- THE LOTS ARE SUBJECT TO A \$329 FEE PER LOT PAYABLE TO THE CITY OF VANCOUVER FOR THEIR PROPORTIONATE SHARE CONTRIBUTION TOWARDS THE CONSTRUCTION OF A NORTHBOUND RIGHT TURN LANE ON NE 192ND AVE. AND A WESTBOUND RIGHT TURN LANE ON 13TH AVE PRIOR TO OBTAINING A BUILDING PERMIT.
- PRIOR TO THE BUILDING DEPARTMENT ISSUING A CERTIFICATE OF OCCUPANCY, EACH LOT SHALL INSTALL A MINIMUM OF ONE 2" CALIPER TREE TO BE LOCATED IN THE PLANTER STRIP OR FRONT YARD OF EACH LOT, AS SPECIFIED ON THE PLAT. REQUIRED TREES SHALL BE MAINTAINED IN GOOD HEALTH, AND DAMAGED OR DYING TREES SHALL BE PROMPTLY REPLACED (WITHIN SIX MONTHS) BY THE HOMEOWNER.
- EACH PHASE OF THE SUBDIVISION PLATS SHALL CONTAIN THE APPROVED DENSITY AND DIMENSIONAL STANDARDS TABLE AS APPROVED WITH THIS DEVELOPMENT.
- IN THE EVENT THAT ANY ITEM OF ARCHAEOLOGICAL INTEREST IS UNCOVERED DURING THE COURSE OF A PERMITTED GROUND DISTURBING ACTION OR ACTIVITY, ALL GROUND DISTURBING ACTIVITIES SHALL IMMEDIATELY CEASE AND THE APPLICANT SHALL NOTIFY THE CITY OF CAMAS PUBLIC WORKS DEPARTMENT AND THE WASHINGTON STATE DEPARTMENT OF ARCHAEOLOGY AND HISTORIC PRESERVATION (D.A.H.P.) AND ADHERE TO THE PROCEDURES SPECIFIED UNDER THE CITY OF CAMAS MUNICIPAL CODE 16.31.150.

SURVEY REFERENCES

- SURVEY BY LAWSON LAND SURVEYING FOR RECORD OF SURVEY (BK. 16, PG. 79)
- SURVEY BY LAWSON LAND SURVEYING FOR RECORD OF SURVEY (BK. 24, PG. 49)
- SURVEY BY LAWSON LAND SURVEYING FOR RECORD OF SURVEY (BK. 28, PG. 105)
- PLAT OF MOUNTAIN GLEN BY OLSON ENGINEERING, INC. (BK. J, PG. 199)
- SURVEY BY OLSON ENGINEERING, INC. FOR RECORD OF SURVEY (BK. 51, PG. 161)
- WARMAN SHORT PLAT BY BESEDA LAND SURVEYING, LLC (BK. 3, PG. 963)
- PLAT OF GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1E (BK. 311, PG. 883)
- PLAT OF GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1D (BK. 311, PG. 884)
- PLAT OF GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1 (SOUTH) (BK. 311, PG. 885)
- PLAT OF GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1C (BK. 311, PG. 965)

DEDICATION NOTE

ALL STREETS AND AVENUES AS DEPICTED ON THIS PLAT ARE HEREBY DEDICATED TO THE CITY OF CAMAS WITH THIS PLAT. ALL TRACTS AND PRIVATE ROADS AS DEPICTED ON THIS PLAT ARE HEREBY DEDICATED TO, AND TO BE MAINTAINED BY, THE HOMEOWNERS ASSOCIATION.

DEED REFERENCES

GRANTOR: CLB WASHINGTON SOLUTIONS I, LLC
GRANTEE: CLB WASHINGTON SOLUTIONS I, LLC
A.F. #: 5550741 AND
DATE: 09/25/18

CLARK COUNTY ASSESSOR

THIS PLAT MEETS THE REQUIREMENTS OF R.C.W. NO. 58.17.170, LAWS OF WASHINGTON, 1981, TO BE KNOWN AS

GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1I

SUBDIVISION PLAT NO. _____ IN THE COUNTY OF CLARK, STATE OF WASHINGTON

CLARK COUNTY ASSESSOR _____

CLARK COUNTY AUDITOR

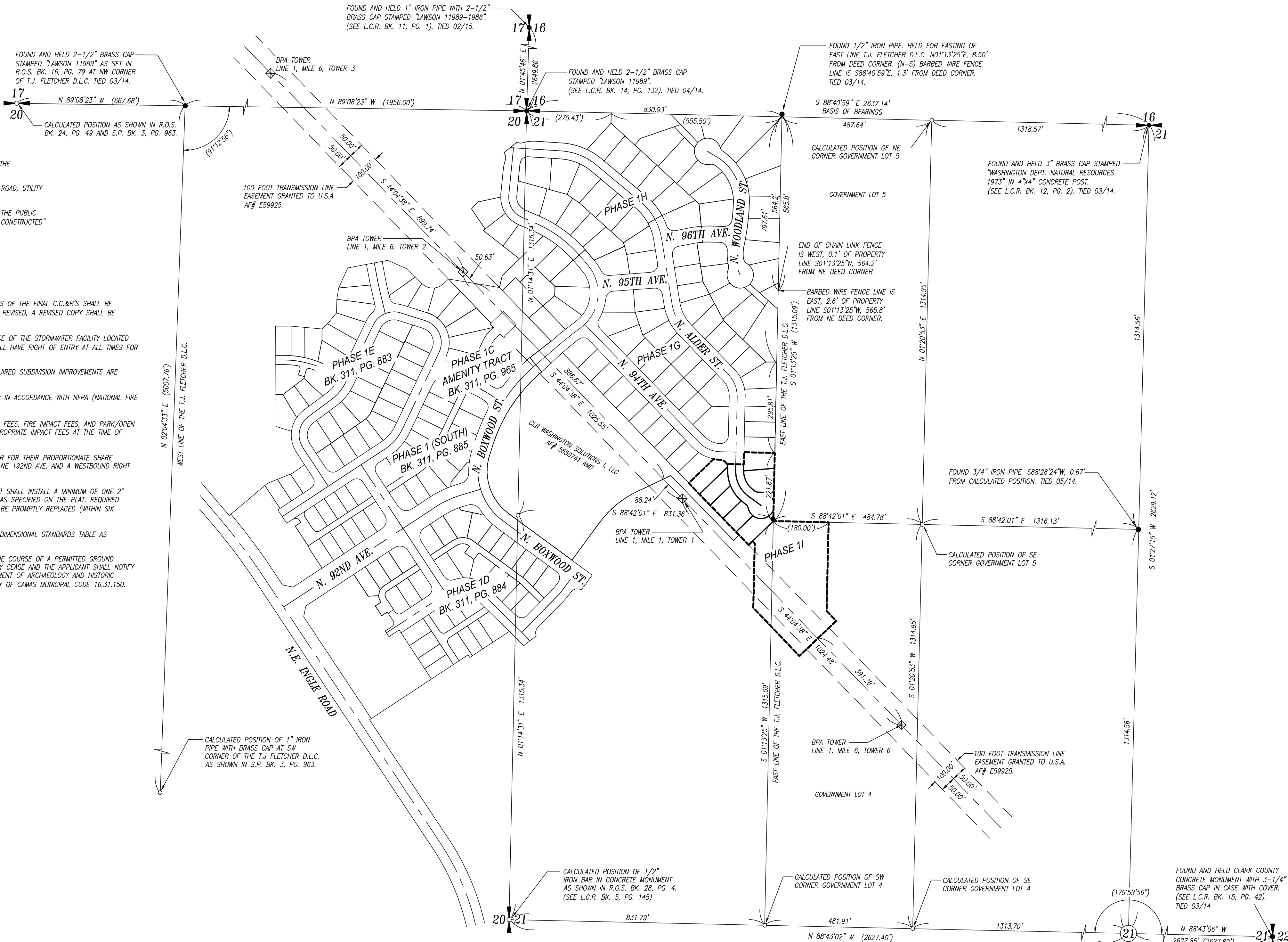
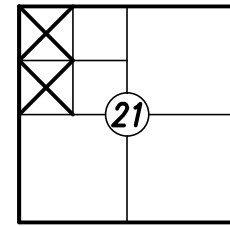
ATTESTED BY _____ CLARK COUNTY AUDITOR

FILED FOR RECORD THIS _____ DAY OF _____, 2018.

AUDITORS FILE NO. _____ BOOK OF PLATS _____, AT PAGE _____.

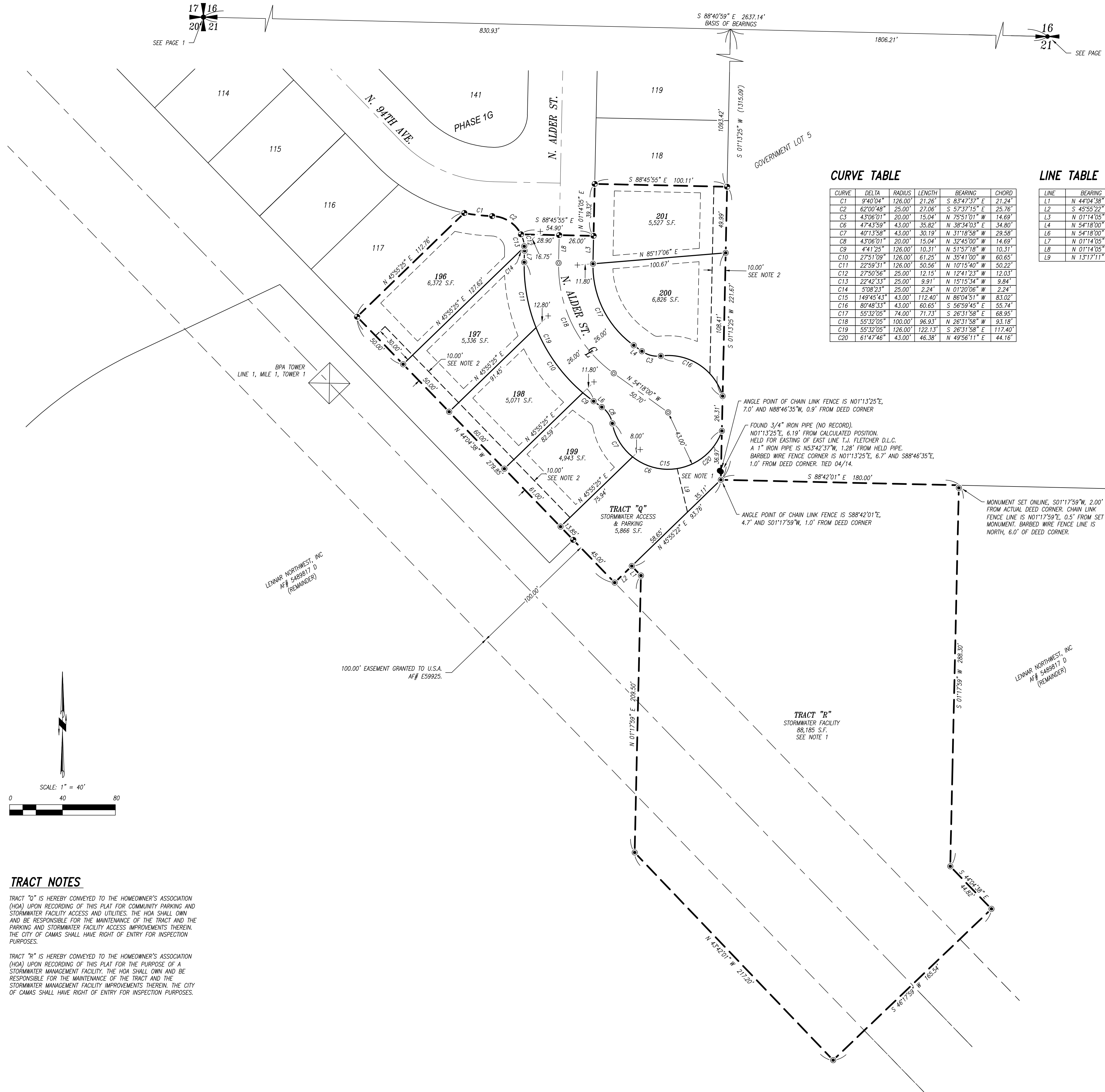
GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1I

A SUBDIVISION IN A PORTION OF THE T.J. FLETCHER D.L.C. NO. 51 AND GOVERNMENT LOT 4
IN THE WEST 1/2 OF THE NW 1/4 OF SECTION 21 T. 2 N., R. 3 E., W.M.,
CITY OF CAMAS, CLARK COUNTY, WASHINGTON
CITY OF CAMAS FINAL ORDER SUB#14-02
DECEMBER, 2018



GREEN MOUNTAIN MIXED USE P.R.D. PHASE 11

A SUBDIVISION IN A PORTION OF THE T.J. FLETCHER D.L.C. NO. 51 AND GOVERNMENT LOT 4
IN THE WEST 1/2 OF THE NW 1/4 OF SECTION 21 T. 2 N., R. 3 E., W.M.,
CITY OF CAMAS, CLARK COUNTY, WASHINGTON
CITY OF CAMAS FINAL ORDER SUB#14-02
DECEMBER, 2018



CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	BEARING	CHORD
C1	9°40'04"	126.00'	21.26'	S 83°47'37" E	21.24'
C2	62°00'48"	25.00'	27.06'	S 57°37'15" E	25.76'
C3	43°06'01"	20.00'	15.04'	N 75°1'01" W	14.69'
C6	47°43'59"	43.00'	35.82'	N 38°34'03" E	34.80'
C7	40°13'58"	43.00'	30.19'	N 31°18'58" W	29.58'
C8	43°06'01"	20.00'	15.04'	N 32°45'00" W	14.69'
C9	1°41'25"	126.00'	10.31'	N 51°57'18" W	10.31'
C10	27°51'09"	126.00'	61.25'	N 35°41'00" W	60.65'
C11	22°59'31"	126.00'	50.56'	N 10°15'40" W	50.22'
C12	27°50'56"	25.00'	12.15'	N 12°41'23" W	12.03'
C13	22°42'33"	25.00'	9.91'	N 15°15'34" W	9.84'
C14	5°08'23"	25.00'	2.24'	N 01°30'06" W	2.24'
C15	149°45'43"	43.00'	112.40'	N 86°04'51" W	83.02'
C16	80°48'33"	43.00'	60.65'	S 56°59'45" E	55.74'
C17	55°32'05"	74.00'	71.73'	S 26°31'58" E	68.95'
C18	55°32'05"	100.00'	96.93'	N 26°31'58" W	93.18'
C19	55°32'05"	126.00'	122.13'	S 26°31'58" E	112.40'
C20	61°47'46"	43.00'	46.38'	N 49°56'11" E	44.16'

LINE TABLE

LINE	BEARING	DISTANCE
L1	N 44°04'58" W	10.00'
L2	S 45°55'22" W	18.00'
L3	N 01°14'05" E	21.10'
L4	N 54°18'00" W	7.65'
L6	N 54°18'00" W	7.65'
L7	N 01°14'05" E	9.42'
L8	N 01°14'05" E	21.10'
L9	N 15°17'11" W	33.87'

LEGEND

- SET 1/2" X 24" REBAR WITH YELLOW PLASTIC CAP STAMPED "OLSON ENG PLS 42667" DURING THIS SURVEY.
- SET 1/2" X 24" REBAR WITH YELLOW PLASTIC CAP STAMPED "OLSON ENG PLS 42667" TO BE SET AFTER RECORDING OF THIS PLAT.
- SET BRASS SCREW WITH WASHER STAMPED "OLSON ENG PLS 42667" IN CURB ON AN 11.75' PROJECTION OF THE LOT LINE, UNLESS NOTED OTHERWISE.
- POSITION OF SET MONUMENT STAMPED "OLSON ENG PLS 42667" AS SHOWN IN PREVIOUS OLSON ENGINEERING SURVEY FOR GREEN MOUNTAIN MIXED USE P.R.D. PHASE 1G.
- FOUND MONUMENT AS NOTED.
- RECORD DISTANCE / ANGLE.
- BUILDING SETBACK LINE.
- EXISTING EASEMENT LINE AS NOTED.
- CENTERLINE.
- PLAT LOT LINE.
- EASEMENT LINE AS NOTED.
- PLAT PERIMETER.

NOTES

- AN ACCESS AND INSPECTION EASEMENT OVER ALL OF TRACT "R" AND A PORTION OF TRACT "Q" AS SHOWN HEREON IS HEREBY RESERVED FOR AND GRANTED TO THE CITY OF CAMAS, ITS SUCCESSORS AND ASSIGNS, UPON RECORDING OF THIS PLAT. THE CITY OF CAMAS SHALL HAVE 24 HOUR ACCESS TO THE EASEMENT AREA FOR THE PURPOSE OF INSPECTION OF THE STORMWATER MANAGEMENT FACILITY LOCATED IN SAID TRACT "R". THE HOMEOWNERS ASSOCIATION SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE STORMWATER FACILITY IMPROVEMENTS WITHIN THE EASEMENT AREA.
- A PRIVATE STORM SEWER EASEMENT OVER, UNDER, AND UPON ALL OF TRACT "R" AND PORTIONS OF LOTS 196 THROUGH 201 INCLUSIVE, AS SHOWN HEREON IS HEREBY RESERVED FOR AND GRANTED TO THE HOMEOWNERS ASSOCIATION (HOA), AND ITS ASSIGNS, WITH THE RECORDING OF THIS PLAT FOR THE PURPOSE OF STORM WATER CONVEYANCE. THE HOA SHALL BE RESPONSIBLE FOR THE MAINTENANCE AND REPAIR OF THE STORM WATER CONVEYANCE IMPROVEMENTS WITHIN THE EASEMENT AREA AND SHALL HAVE RIGHT OF ACCESS ACROSS SAID LOTS TO PERFORM SUCH RESPONSIBILITIES, AND FOLLOWING SUCH USE SHALL RETURN THE EASEMENT AREA TO IT'S PRIOR CONDITION AS NEAR AS POSSIBLE.

UTILITY EASEMENT

A PUBLIC UTILITY EASEMENT IS HEREBY RESERVED OVER, UNDER AND UPON THE EXTERIOR 6.00 FEET OF ALL LOTS AND TRACTS LYING PARALLEL WITH AND ADJACENT TO ALL PUBLIC ROADS FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RENEWING, OPERATING AND MAINTAINING OF BUT NOT LIMITED TO ELECTRIC, TELEPHONE, TV, CABLE, WATER, GAS, SANITARY SEWER, AND STORM WATER, AND SHALL HAVE RIGHT OF ACCESS FOR SUCH USE. FOLLOWING SUCH USE THE EASEMENT AREA SHALL BE RESTORED TO IT'S PRIOR CONDITION AS NEAR AS POSSIBLE. ALL LOTS CONTAINING PAD MOUNT TRANSFORMERS ARE SUBJECT TO THE MINIMUM WORKING CLEARANCES AS DEFINED BY CLARK PUBLIC UTILITIES CONSTRUCTION STANDARDS. ALL PROPOSED BUILDING DESIGNS ON THESE LOTS MUST PROVIDE ADEQUATE CLEARANCE FOR ALL COMBUSTIBLE MATERIALS.

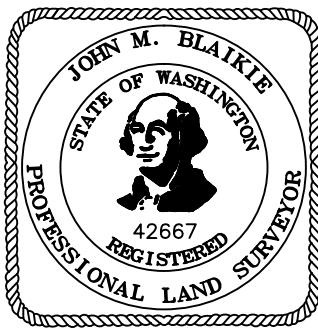
PUBLIC SIDEWALK EASEMENT

A PUBLIC SIDEWALK EASEMENT IS HEREBY RESERVED OVER, UNDER AND UPON THE EXTERIOR 6.00 FEET OF ALL LOTS AND TRACTS LYING PARALLEL WITH AND ADJACENT TO ALL PUBLIC ROADS AS NECESSARY TO COMPLY WITH ADA SLOPE REQUIREMENTS.

TRACT NOTES

TRACT "Q" IS HEREBY CONVEYED TO THE HOMEOWNER'S ASSOCIATION (HOA) UPON RECORDING OF THIS PLAT FOR THE PURPOSE OF A STORMWATER FACILITY ACCESS AND UTILITIES. THE HOA SHALL OWN AND BE RESPONSIBLE FOR THE MAINTENANCE OF THE TRACT AND THE PARKING AND STORMWATER FACILITY ACCESS IMPROVEMENTS THEREIN. THE CITY OF CAMAS SHALL HAVE RIGHT OF ENTRY FOR INSPECTION PURPOSES.

TRACT "R" IS HEREBY CONVEYED TO THE HOMEOWNER'S ASSOCIATION (HOA) UPON RECORDING OF THIS PLAT FOR THE PURPOSE OF A STORMWATER MANAGEMENT FACILITY. THE HOA SHALL OWN AND BE RESPONSIBLE FOR THE MAINTENANCE OF THE TRACT AND THE STORMWATER MANAGEMENT FACILITY IMPROVEMENTS THEREIN. THE CITY OF CAMAS SHALL HAVE RIGHT OF ENTRY FOR INSPECTION PURPOSES.



2019 COUNCIL APPOINTMENTS

Board/ Committee/ Commission	Full Name	Position
Administrative Committee	Greg Anderson	Liaison
	Melissa Smith	Liaison
	Deanna Rusch	Liaison
Camas Youth Advisory Council (CYAC)	Shannon Turk	Liaison
Camas-Washougal Economic Development Association (CWEDA)	Shannon Turk	Liaison
	Steve Hogan	Alternate
City/School Committee	Don Chaney	Liaison
	Shannon Turk	Alternate
Clark Regional Emergency Services Agency (CRESA)	Don Chaney	Liaison
Columbia River Economic Development Council (CREDC)	Shannon Turk	Liaison
Community Development Block Grant	Shannon Turk	Liaison
C-TRAN	Melissa Smith	Liaison
	Shannon Turk	Alternate
CW Chamber of Commerce	Melissa Smith	Liaison
	Bonnie Carter	Alternate
Design Review Committee	Melissa Smith	Liaison
Downtown Camas Association	Bonnie Carter	Liaison
	Steve Hogan	Alternate
East County Ambulance Advisory Board (ECAAB)	Greg Anderson	Liaison
	Steve Hogan	Alternate
Economic Development Strategy Committee for Economic Incentives	Greg Anderson	Liaison
	Shannon Turk	Liaison
	Steve Hogan	Liaison
Finance Committee	Don Chaney	Liaison
	Bonnie Carter	Liaison
	Steve Hogan	Liaison

Board/ Committee/ Commission	Full Name	Position
Fire - Joint Policy Advisory Committee (JPAC)	Don Chaney	Liaison
	Greg Anderson	Liaison
	Deanna Rusch	Liaison
Fire/Emergency Medical Services Partnership	Greg Anderson	Liaison
	Shannon Turk	Liaison
GP Mill Advisory Committee	Steve Hogan	Liaison
	Shannon Turk	Alternate
LEOFF Disability Board	Melissa Smith	Board Member
	Don Chaney	Board Member
Library Board	Bonnie Carter	Liaison
Lodging Tax Advisory Committee	Deanna Rusch	Liaison
Lower Columbia Fish Recovery Board - Regional Cities Rep	No assignment	
Mayor Pro-Tem		
Parks & Recreation Commission	Deanna Rusch	Liaison
	Melissa Smith	Alternate
Planning Commission	Deanna Rusch	Liaison
	Bonnie Carter	Alternate
Port of Camas-Washougal	Shannon Turk	Liaison
Regional Transportation Council (RTC)	Melissa Smith	Liaison
Shoreline Management Review Committee	Don Chaney	Liaison
Sister Cities Committee	Shannon Turk	Liaison



Staff Report

December 17, 2018 Council Meeting

Public Hearing Green Mountain Estates LLC Latecomer Reimbursement Agreement

Staff Contact	Phone	Email
James Carothers, Engineering Manager	360.817.7230	jcarothers@cityofcamas.us

PURPOSE: Green Mountain Estates, LLC, the Developer of the Green Mountain Estates Subdivision, has installed City water and sewer main lines on NE Goodwin Road/NE 28th Street (28th Street) in accordance with the Camas General Sewer System Plan, the Camas Water System Plan, the Camas Comprehensive Plan and Camas Municipal Code (CMC) 17.19.040C. These main line improvements will benefit others in the area that will be seeking to develop and/or connect to the municipal water and/or sewer system in the Green Mountain area. The benefitted area is depicted in Exhibit A and the fee schedule is shown in Exhibit B of the draft Latecomer Reimbursement Agreement.

Per the Revised Code of Washington (RCW) 35.91, a developer is allowed to request proportionate share reimbursement from other benefitting property owners. The developer has requested to enter into a latecomer reimbursement agreement with the City. The City collects the fees at the time of connection to the City's municipal sewer system which is typically at building permit issuance. The City then reimburses the developer with the collected latecomer fees.

This public hearing allows the public to comment on the means and methods by which the reimbursement is calculated, but the reimbursement agreement must be honored by the City per RCW 35.91.020. The affected owners only pay if and when they connect to the City's water and/or sewer system.

RECOMMENDATION: Staff recommends opening the public hearing, taking public testimony, deliberating and directing the City Attorney to finalize the Latecomer Reimbursement Agreement with Green Mountain Estates, LLC to be brought back to an upcoming Council Meeting for consideration. Please feel free to contact me with questions or comments in advance of the December 17th Council Meeting.

November 30, 2018

Mr. Carothers, P.E.
Engineering Manager/City Engineer
City of Camas
616 NE 4th Avenue
Camas, WA 98607
Via email to jcarothers@cityofcamas.us

Re: Green Mountain Estates – Request for Reimbursement Improvement Agreement on Water and Sewer Improvements.

Dear Curleigh,

I am requesting that the City of Camas enter into a Reimbursement Improvement Agreement with Green Mountain Estates, LLC for the following items:

- Approximately 2,700-feet of gravity sewer line constructed in Goodwin Road east of Ingle Road Intersection.
- Approximately 2,700-feet of Water Main constructed in Goodwin Road east of Ingle Road Intersection.

The contact for Green Mountain Estates, LLC is:

Rian Tuttle
604 W Evergreen Boulevard,
Vancouver, WA 98660
Ph: (360) 892-0514
Email: rian@holtgroupinc.com

If you should have any further questions or concerns regarding the proposed paving, please let me know.

Sincerely,



Rian Tuttle

RETURN ADDRESS:
City of Camas
616 NE 4th Avenue
Camas, WA 98606

LATECOMER REIMBURSEMENT AGREEMENT

This AGREEMENT made this _____ day of _____, 2019 by and between the CITY OF CAMAS, a municipal corporation organized under the laws of the State of Washington, hereinafter referred to as "City", and Green Mountain Estates, LLC, hereinafter referred to as "Developer".

RECITALS

A. Developer installed certain sewer and water infrastructure improvements (hereinafter referred to as "Improvements") for Green Mountain Estates as required by the June 24, 2016 preliminary approval of SUB 15-02, Green Mountain Estates Subdivision. Improvements include the installation of water and sewer main lines on NE Goodwin Road and NE 28th Street as depicted in Exhibit A.

B. Developer installed Improvements in accordance with Camas Municipal Code (CMC) 17.19.040C, the Camas Comprehensive Plan, the Camas General Sewer Plan and the Camas Water System Plan.

C. Chapter 35.91 RCW authorizes municipalities to contract with owners of real property for the construction of sewer and water improvements to be conveyed to the municipality, and to provide for a period of not to exceed twenty (20) years for the reimbursement of such owners and their assigns by any owner of real estate who did not contribute to the original cost of such water or sewer facilities and who subsequently tap onto or use the same of a fair pro rata share of the cost of the construction of said water or sewer facilities, including not only those directly connected thereto, but also users connected to laterals or branches connecting thereto, subject to such reasonable rules and regulations as the governing body of such municipality may provide or contract, and notwithstanding the provisions of any other law.

D. Developer has requested a Latecomer Agreement and the City and Developer have subsequently complied with Chapter 35.91 RCW, which establishes the requirements and process for establishing a latecomer reimbursement area and reimbursement amount.

E. The real properties depicted on Exhibit A ("Benefited Properties") may potentially be benefited by the Improvements, and should be required to pay a fair pro

rata share of the cost of construction of Improvements in the event the owners thereof tap into or use the Improvements within the period provide in this Latecomer Agreement.

F. The fair pro rata share of the cost of the construction of said Improvements to each Benefited Properties who subsequently tap onto or use the same ("Latecomer Reimbursement") is shown in Exhibit B.

G. A summary of the Nature and Extent of the Developer's Improvements, Total Cost of the Improvements, and a description of the method of calculating the Latecomer Reimbursement is included in Exhibit C.

AGREEMENT

The parties agree as follows:

1. Reimbursement Authorized. If the owner of any Benefited Property depicted in Exhibit A and listed in Exhibit B requests connection to the Facilities to serve new development within 20 years of the effective date of this Agreement, the City shall collect from such owner, prior to connection, Latecomer Reimbursement in the amounts stated in Exhibit B. [C(C1)]

2. Payment of Reimbursement to Developer. The City shall forward the Latecomer Reimbursement collected under Section 1, less a Handling Fee, to the Developer within thirty (30) days of receipt of the funds. The Handling Fee shall be equal to the amount shown on the City's annual Fee Schedule for a "Transfer of Developer Credits" (2019 amount equal to \$55.00). Funds received by negotiable instrument, such as a check, will be deemed received ten (10) days after delivery to the City. Should the City fail to forward the latecomer's fee to the Developer through the City's sole negligence, then the City shall pay the Developer simple interest on those monies at the rate of twelve percent (12%) per annum. However, should the owner of any Benefited Property be negligent in paying the City and thus contribute to the failure of the City to pay over the latecomer's fee, then no interest shall accrue on late payment of the latecomer's fee. Payment of funds shall be made to the Developer at the following address:

Green Mountain Estates, LLC
c/o Rian Tuttle
604 W Evergreen Boulevard
Vancouver, WA 98660

3. Abandonment of Improvements. If the City abandons all or any portion of the Improvements during the term of this Agreement, the City shall have no obligation to collect the latecomer reimbursement.

4. Assignment. Developer may assign this Agreement to any person by submission to the City of a signed and notarized Notice of Assignment stating the name, street address, telephone number and email address of the assignee.

5. Connection to System. The provisions of this Latecomer Agreement shall not be construed as establishing express or implied rights for any property owner to connect to the City's utility system without first qualifying for such connection by compliance with all applicable City codes and ordinances.

6. Hold Harmless. Developer agrees to hold the City harmless from any and all liability resulting from errors in the legal descriptions contained herein, and the City is relieved of all responsibility under this agreement for collecting on parcels not properly included in the legal descriptions set forth in this contract.

7. Recording. This Latecomer Agreement shall be recorded in the records of the Clark County Auditor, and it shall be binding upon the parties, their heirs, successors and assigns, and all Benefited Property owners. The Developer agrees to reimburse the City for the recording fee and for all legal fees and other costs associated with the execution and recordation of the agreement.

8. Effective Date and Term. This Agreement shall be effective from and after the date of its execution by the City, and shall terminate 20 years thereafter or when all reimbursement amounts in Exhibit B have been collected, whichever occurs first.

9. Liens. The reimbursement amounts due and owing to the Developer from the owners of Benefited Properties described in Exhibit A shall be a lien and servitude upon those properties.

10. Entire Agreement; Binding Nature. This Agreement constitutes the entire agreement between the parties concerning reimbursement for a pro-rata share of the cost of the Improvements, and is binding upon the heirs, executors, administrators, successors and assigns of the parties.

11. Incorporation of Exhibits. Exhibits A, B, and C are incorporated by reference into this Agreement.

DATED AND EXECUTED THIS _____ DAY OF _____, _____.

CITY OF CAMAS, a Municipal Corporation of the State of Washington.

By: _____

STATE OF WASHINGTON)
 : s.s.
County of Clark)

I certify that I know or have satisfactory evidence that _____
signed this instrument on oath, stated that he was authorized to execute the instrument on behalf
of the **CITY OF CAMAS, CLARK COUNTY, WASHINGTON** to be the free and voluntary act of
such parties for the uses and purposes mentioned in this instrument.

DATED THIS _____ DAY OF _____, _____

Notary Public in and for the State of Washington,
resident at _____
My Commission expires _____

CAMAS SCHOOL DISTRICT NO. 117

By: _____

State of Washington)
) s.s.
County of Clark)

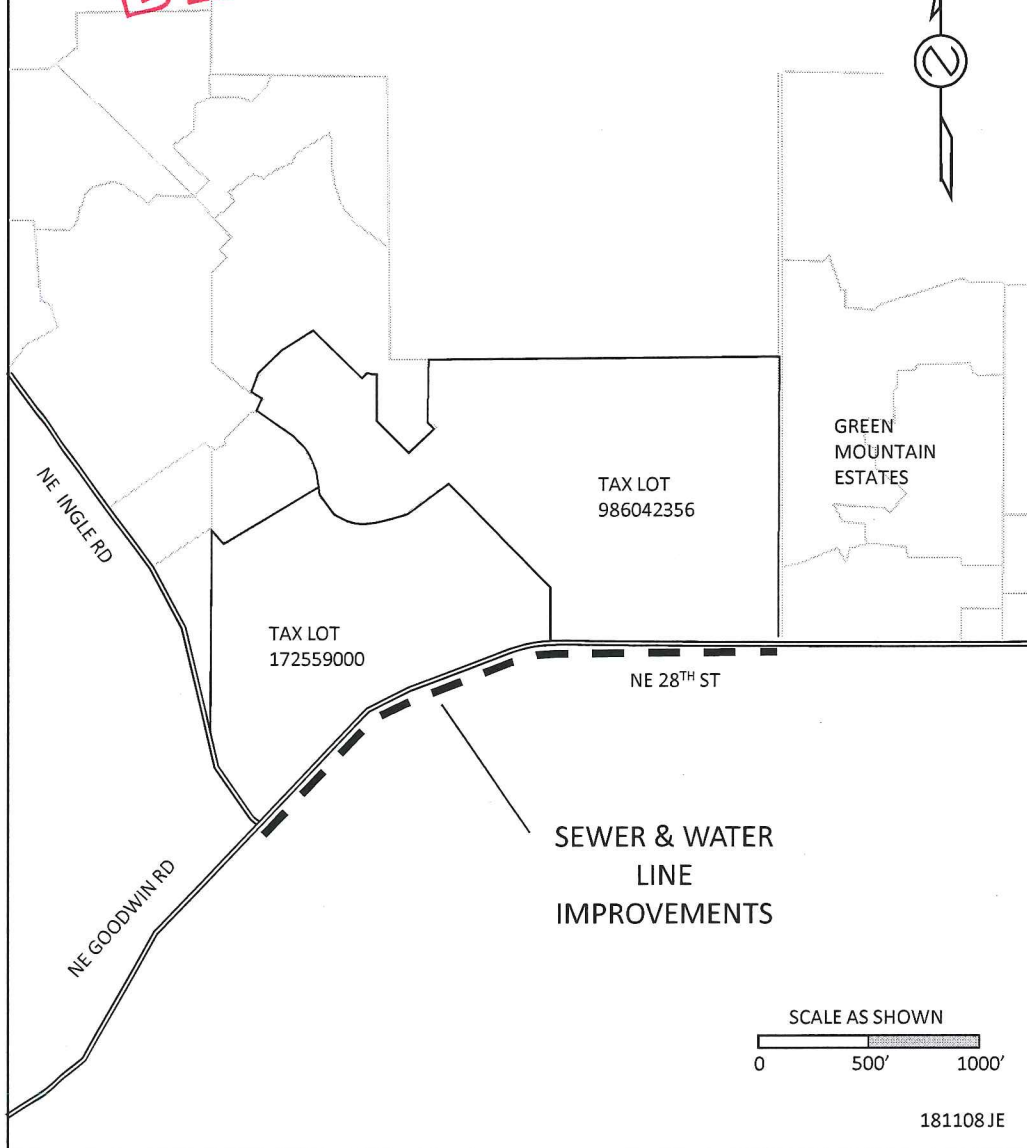
I certify that I know or have satisfactory evidence that _____
signed this instrument on oath, stated that he was authorized to execute the instrument on behalf
of the **GREEN MOUNTAIN ESTATES, LLC** to be the free and voluntary act of such parties for
the uses and purposes mentioned in this instrument.

DATED THIS _____ DAY OF _____, _____

Notary Public for the State of Washington
Residing in _____
Appointment Expires _____

EXHIBIT A
NE 28TH STREET WATER AND SEWER IMPROVEMENTS
WITH BENEFITTED PROPERTIES

DRAFT



DRAFT

EXHIBIT B
GREEN MOUNTAIN ESTATES, LLC
REIMBURSEMENT FEE SCHEDULE

Parent Parcel Number	172559000	986042356
Property Owner	GREEN MOUNTAIN LAND LLC	LENNAR NORTHWEST INC.
Parcel Frontage Main Line NE 28th Street In Lineal Feet	1567	1062
Water Main Cost Per Lineal Feet	\$81.29	\$84.05
Total Water Amount Owed	\$127,389	\$89,264
Parcel Frontage Main Line Sewer NE 28th Street In Lineal Feet	1617	1063
Sewer Main Cost Per Lineal Feet	\$85.20	\$85.20
Total Sewer Amount Owed	\$137,768	\$90,568
Potential ERU	TBD*	202**
Latecomer Water Per ERU	TBD*	\$441.90
Latecomer Sewer Per ERU	TBD*	\$448.36

ERU = Equivalent Residential Unit

TBD* = To Be Determined - Land is zoned commercial

** Per current proposal by Lennar - ERU costs to be calculated per actual number of lots

EXHIBIT C

LATECOMER REIMBURSEMENT SUMMARY

Nature and Extent of Project

Green Mountain Estates, LLC constructed a portion of the Green Mountain Estates Subdivision as preliminarily approved per City File No. SUB 15-02. The project included the construction of water and sewer main lines on NE Goodwin Road and NE 28th Street ("Improvements") that provide direct benefit to adjacent properties. A figure showing the Improvements is included as Exhibit A. The project has been constructed and accepted by the City.

Total Improvements Cost (less System Development Charge Credits) \$896,163

Method of Calculating Assessment

Staff reviewed calculations for the latecomer reimbursement completed by Olson Engineering and Environmental, Inc. on behalf of the Developer, and tabulated as shown in the attached Exhibit B.

Assessment Calculation:

Two parent parcels have the potential to benefit from this improvement. The approach to distribution of cost to these parcels is to assign a pro-rata share to each parcel using the overall eligible benefit costs for the improvements (less System Development Charge (SDC) credits issued to the Developer) divided by the overall length of the frontage of the associated lots. The cost per lot is calculated by the applicable cost per lineal foot of Improvement multiplied by the overall length of the parent parcel.

Green Mountain Estates Offsite Utilities

Latecomers and SDC credit calculation 2018.10.30

24" waterline T-7 SDC Credit

- 670 l.f.
- \$358.32 (credits available at 25%)
- SDC credit $(670 \times 358.32/4) = \$60,018.6$

Sanitary Sewer and Water latecomers -based on Tapani Actual Cost

Mobilization and Erosion Control - \$35,000 lump sum both utilities

- Prorated evenly over all lines.
- 2699 l.f. of sewer
- 2670 l.f. of water
- $(35,000 / 2670 + 2699) = \$6.52/\text{l.f.}$

Road Work – 24" water- \$15,480.07

Road work – 12" water and sewer line.

- \$48,157.58
- Prorated over all except 24" portion.
- 2000 l.f. of 12" water (deducted 24" line portion of road)
- 2029 l.f. of sewer (deducted 24' waterline portion)
- $(48,157.58 / 2000 + 2029) = \$11.95/\text{l.f.}$

Sanitary Sewer

- \$410,049.20
- 2699 l.f.
- $410,049.2 / 2699 = \$151.93/\text{l.f.}$

24" Water Line

- \$174,729.07 – includes roadwork
- 670 l.f.
- $174,729.07 / 670 = \$260.80/\text{l.f.}$

12" Water line

- \$288,246.81
- 2000 l.f.
- $288,246.81 / 2000 = \$144.12/\text{l.f.}$

Total Cost $(35000 + 48157.58 + 410049.20 + 174729.07 + 288246.81) = \$956,182$

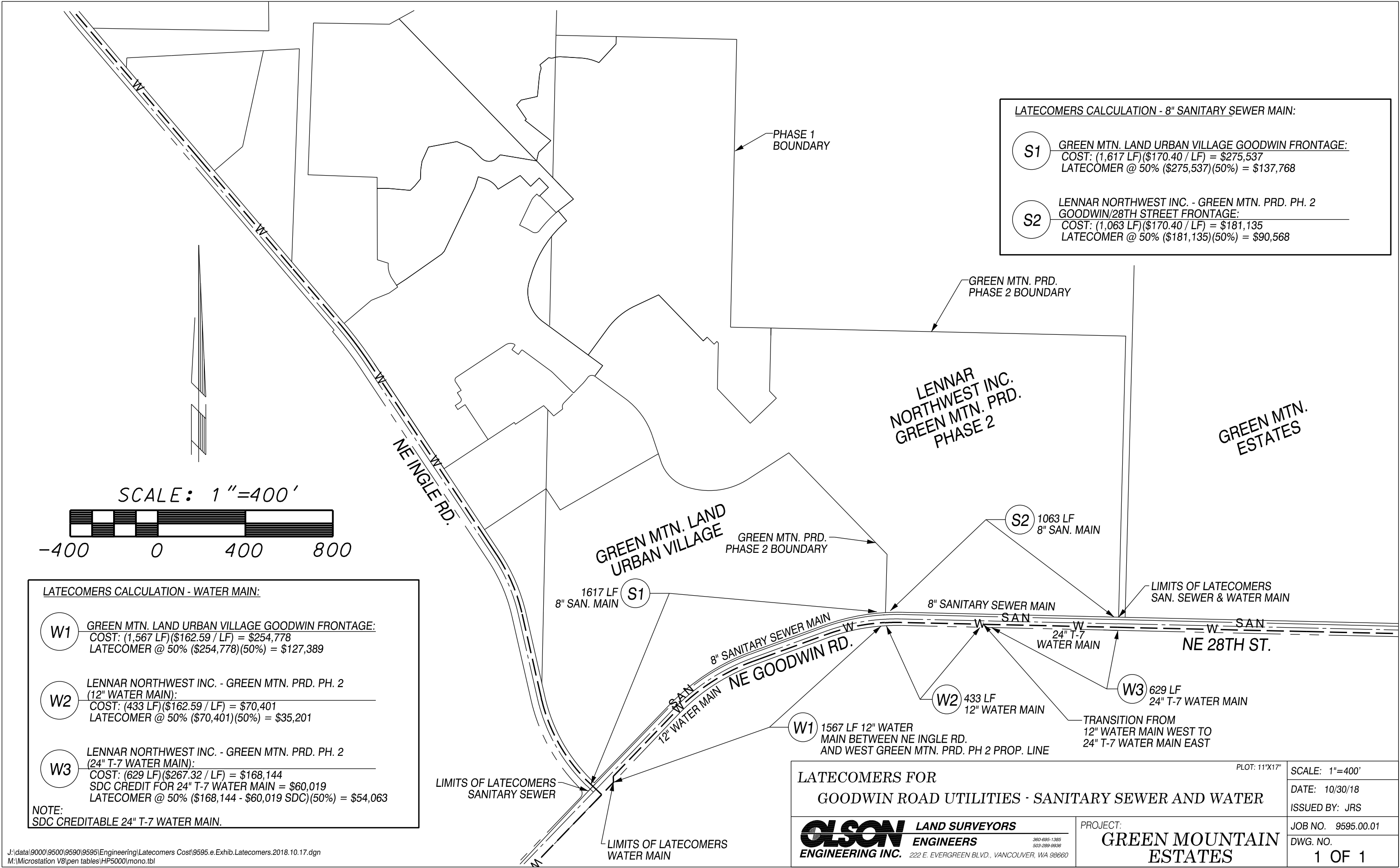
Green Mountain Land Frontage

- 1617 l.f. Sanitary Sewer
- $1617(151.93+6.52+11.95) = \$275,537$ total
- Latecomer @ 50% = **\$137,768**
- 1567 l.f. of water line
- $1567(144.12+6.52+11.95) = \$254,778.53$
- Latecomer @ 50% = **\$127,389**

Green Mountain PRD Phase 2 Lennar Frontage

- 1063 l.f. Sanitary Sewer
- $1063(151.93+6.52+11.95) = \$181,135.2$
- Latecomer @ 50% = **\$90,568**
- 433 l.f. of 12" water
- $433(144.12+6.52+11.95) = \$70,401.47$
- Latecomer @ 50% = **\$35,201**
- 629 l.f. of 24" water
- $629(\$260.80+6.52) = \$168,144$
- SDC credit \$60,019
- Latecomer @ 50% $(\$168,144-60,019) =$ **\$54,063**





LATECOMERS CALCULATION - 8" SANITARY SEWER MAIN:	
S1	GREEN MTN. LAND URBAN VILLAGE GOODWIN FRONTAGE: COST: (1,617 LF)(\$170.40 / LF) = \$275,537 LATECOMER @ 50% (\$275,537)(50%) = \$137,768
S2	LENNAR NORTHWEST INC. - GREEN MTN. PRD. PH. 2 GOODWIN/28TH STREET FRONTAGE: COST: (1,063 LF)(\$170.40 / LF) = \$181,135 LATECOMER @ 50% (\$181,135)(50%) = \$90,568

LATECOMERS CALCULATION - WATER MAIN:	
W1	GREEN MTN. LAND URBAN VILLAGE GOODWIN FRONTAGE: COST: (1,567 LF)(\$162.59 / LF) = \$254,778 LATECOMER @ 50% (\$254,778)(50%) = \$127,389
W2	LENNAR NORTHWEST INC. - GREEN MTN. PRD. PH. 2 (12" WATER MAIN): COST: (433 LF)(\$162.59 / LF) = \$70,401 LATECOMER @ 50% (\$70,401)(50%) = \$35,201
W3	LENNAR NORTHWEST INC. - GREEN MTN. PRD. PH. 2 (24" T-7 WATER MAIN): COST: (629 LF)(\$267.32 / LF) = \$168,144 SDC CREDIT FOR 24" T-7 WATER MAIN = \$60,019 LATECOMER @ 50% (\$168,144 - \$60,019 SDC)(50%) = \$54,063
NOTE: SDC CREDITABLE 24" T-7 WATER MAIN.	

LATECOMERS FOR		PLOT: 11"x17"	SCALE: 1"=400'
GOODWIN ROAD UTILITIES - SANITARY SEWER AND WATER			DATE: 10/30/18
 LAND SURVEYORS ENGINEERS <small>222 E. EVERGREEN BLVD., VANCOUVER, WA 98660</small>		PROJECT:	JOB NO. 9595.00.01
		GREEN MOUNTAIN ESTATES	DWG. NO. 1 OF 1



Tapani, Inc.
PO Box 1900 • 1904 SE 6th Place
Battle Ground, WA 98604
(360) 687-1148
WA: TAPANI*88OE
OR: 63434

TO: **Kurt Stonex,
Olson.**

Offsite Work

PROJECT	DATE
Green Mountain Estates	10/16/2018

OFF-SITE UTILITES					
GENERAL CONDITIONS					
	Mobilization	1.000	LS	\$20,000.00	\$20,000.00
GENERAL CONDITIONS					\$20,000.00
EROSION CONTROL					
	Erosion Control & Restabilization of Ditch	1.000	LS	\$15,000.00	\$15,000.00
EROSION CONTROL					\$15,000.00
WATER - Taxable					
NE Goodwin Road - South Shoulder					
	Connect to Existing 12" Main	1.000	LS	\$1,250.00	\$1,250.00
	24" D.I.P. w/ Granular Backfill	649.000	LF	\$ 125.00	\$81,125.00
	18" D.I.P. w/ Granular Backfill	46.000	LF	\$ 115.00	\$5,290.00
	12" D.I.P. w/ Granular Backfill	2,019.000	LF	\$ 68.00	\$137,292.00
	24" Butterfly Valve w/ Valve Box & Cover	3.000	EA	\$6,100.00	\$18,300.00
	18" Butterfly Valve w/ Valve Box & Cover	1.000	EA	\$3,400.00	\$3,400.00
	12" Butterfly Valve w/ Valve Box & Cover	3.000	EA	\$1,600.00	\$4,800.00
	Fire Hydrant	3.000	EA	\$4,500.00	\$13,500.00
	Sawcut	6,000.000	LF	\$ 2.25	\$13,500.00
	Remove AC	17,400.000	SF	\$ 0.50	\$8,700.00
	Trench Spoils, Place On Stockpile On-Site	1,125.000	CY	\$ 8.00	\$9,000.00
	Waterline Trench Patch	17,400.000	SF	\$ 5.24	\$91,176.00
	Traffic Control	1.000	LS	\$12,500.00	\$12,500.00
NE Goodwin Road - South Shoulder					\$399,833.00
SANITARY SEWER - Taxable					
NE Goodwin Road					
	Connect To Existing Manhole	1.000	LS	\$3,300.00	\$3,300.00
	8" PVC 3034 w/ Granular Backfill	2,696.000	LF	\$ 58.00	\$156,368.00
	Manhole, 48", Type 1, w/ Spray Lined	8.000	EA	\$6,000.00	\$48,000.00

THE NAME YOU CAN TRUST

	Sawcut	5,404.000	LF	\$ 2.25	\$12,159.00
	Remove AC	9,800.000	SF	\$ 0.50	\$4,900.00
	Pavement Restoration - Hot Patch	9,800.000	SF	\$ 5.25	\$51,450.00
	Trench Spoils, Place On Stockpile On-Site	3,900.000	CY	\$ 8.00	\$31,200.00
	Traffic Control	1.000	LS	\$14,000.00	\$14,000.00
NE Goodwin Road					\$321,377.00
Sewer Related Change Orders					
	Backfill Increase	1	LS	\$8,632.64	\$8,632.64
	Rock Excavation	1	LS	\$5,875.00	\$5,875.00
	Trench Dewatering	1	LS	\$15,475.21	\$15,475.21
	Unsuitables	1	LS	\$18,169.15	\$18,169.15
	Offsite Tie in	1	LS	\$2,745.00	\$2,745.00
	Added MH EE	1	LS	\$6,000.00	\$6,000.00
Sewer Changes					\$56,897.00
Water Related Change Orders					
	Backfill Increase	1	LS	\$4,261.74	\$4,261.74
	Unsuitables	1	LS	\$6,735.15	\$6,735.15
	24" Backfill Increase	1	LS	\$1,989.12	\$1,989.12
Water Changes					\$12,986.01
Road Work (Offsite)					
	Road Work W/Stripping	1	LS	\$48,157.58	\$48,157.58
	24" Road Work	1	LS	\$15,480.07	\$15,480.07
Road Work Total					\$63,637.35
SUBTOTAL:					\$889,730.35
Estimated Taxes					\$66,451.82



Staff Report

December 17, 2018 Council Meeting

Public Hearing CLB Washington Solutions 1, LLC Latecomer Reimbursement Agreement

Staff Contact	Phone	Email
James Carothers, Engineering Manager	360.817.7230	jcarothers@cityofcamas.us

PURPOSE: CLB Washington Solutions 1, LLC, the Developer of the Green Mountain Planned Residential Development (PRD), Phase 1 has installed the Goodwin Road regional sewer pump station in accordance with the Camas Sewer System Plan, the Camas Comprehensive Plan and Camas Municipal Code (CMC) 17.19.040C. These pump station improvements will benefit others in the area that will be seeking to develop and/or connect to the municipal sewer system in the Green Mountain area. The benefitted area is depicted in Exhibit B and the fee schedule is shown in Exhibit C of the draft Latecomer Reimbursement Agreement. Initially, the developer was additionally seeking reimbursement for the installation of water and sewer main lines on NE Ingle Road but has since retracted this request. Calculations for these main lines are still included and referenced in the calculation documents attached to this agenda item.

Per the Revised Code of Washington (RCW) 35.91, a developer is allowed to request proportionate share reimbursement from other benefitting property owners. The developer has requested to enter into a latecomer reimbursement agreement with the City. The City collects the fees at the time of connection to the City's municipal sewer system which is typically at building permit issuance. The City then reimburses the developer with the collected latecomer fees.

This public hearing allows the public to comment on the means and methods by which the reimbursement is calculated, but the reimbursement agreement must be honored by the City per RCW 35.91.020. The affected owners only pay if and when they connect to the City's sewer system.

RECOMMENDATION: Staff recommends opening the public hearing, taking public testimony, deliberating and directing the City Attorney to finalize the Latecomer Reimbursement Agreement with CLB Washington Solutions 1, LLC to be brought back to an upcoming Council Meeting for consideration. Please feel free to contact me with questions or comments in advance of the December 17th Council Meeting.

December 5, 2018

Mr. Carothers, P.E.
Engineering Manager/City Engineer
City of Camas
616 NE 4th Avenue
Camas, WA 98607
Via email to jcarothers@cityofcamas.us

Re: Green Mountain PRD – Request for Reimbursement Improvement Agreement on Pump Station Improvements.

Dear Curleigh,

I am requesting that the City of Camas enter into a Reimbursement Improvement Agreement with CLB Washington Solutions, LLC for the following item:

- Regional Pump Station located on the south side of Goodwin Road approximately 500-feet west of Ingle Road

The contact for CLB Washington Solutions, LLC is:

c/o Bluestone Communities
26895 Aliso Creek Rd.
Ste B-522
Aliso Viejo CA 92656
Attention: Ralph Emerson

(714) 292-5326
Email: remerson@bluestonecommunities.com

If you should have any further questions or concerns regarding the proposed paving, please let me know.

Sincerely,

CLB Washington Solutions, LLC



By: Ralph Emerson
its Attorney-in-fact

RETURN ADDRESS:

City of Camas
616 NE 4th Avenue
Camas, WA 98606

LATECOMER REIMBURSEMENT AGREEMENT

This AGREEMENT made this _____ day of _____, 2019 by and between the CITY OF CAMAS, a municipal corporation organized under the laws of the State of Washington, hereinafter referred to as "City", and CLB Washington Solutions 1, LLC, hereinafter referred to as "Developer".

RECITALS

A. Developer installed certain sewer infrastructure improvements (hereinafter referred to as "Improvements") for Green Mountain PRD Phase 1 as required by the August 3, 2015 preliminary approval of SUB 14-02, Green Mountain Planned Residential Development (PRD) Master Plan and Phase 1 of said PRD. Improvements include the installation of the Goodwin Road regional pump station and related piping on NE Goodwin Road as depicted in Exhibit A.

B. Developer installed Improvements in accordance with Camas Municipal Code (CMC) 17.19.040C, the Camas Comprehensive Plan and the Camas General Sewer Plan.

C. Chapter 35.91 RCW authorizes municipalities to contract with owners of real property for the construction of sewer and water improvements to be conveyed to the municipality, and to provide for a period of not to exceed twenty (20) years for the reimbursement of such owners and their assigns by any owner of real estate who did not contribute to the original cost of such water or sewer facilities and who subsequently tap onto or use the same of a fair pro rata share of the cost of the construction of said water or sewer facilities, including not only those directly connected thereto, but also users connected to laterals or branches connecting thereto, subject to such reasonable rules and regulations as the governing body of such municipality may provide or contract, and notwithstanding the provisions of any other law.

D. Developer has requested a Latecomer Agreement and the City and Developer have subsequently complied with Chapter 35.91 RCW, which establishes the requirements and process for establishing a latecomer reimbursement area and reimbursement amount.

E. The real properties depicted on Exhibit B ("Benefited Properties") may potentially be benefited by the Improvements, and should be required to pay a fair pro rata share of the cost of construction of Improvements in the event the owners thereof tap into or use the Improvements within the period provide in this Latecomer Agreement.

F. The fair pro rata share of the cost of the construction of said Improvements to each Benefited Properties who subsequently tap onto or use the same ("Latecomer Reimbursement") is shown in Exhibit C.

G. A summary of the Nature and Extent of the Developer's Improvements, Total Cost of the Improvements, and a description of the method of calculating the Latecomer Reimbursement is included in Exhibit D.

AGREEMENT

The parties agree as follows:

1. Reimbursement Authorized. If the owner of any Benefited Property depicted in Exhibit B and listed in Exhibit C requests connection to the Facilities to serve new development within 20 years of the effective date of this Agreement, the City shall collect from such owner, prior to connection, Latecomer Reimbursement in the amounts stated in Exhibit C. [C(C)]

2. Payment of Reimbursement to Developer. The City shall forward the Latecomer Reimbursement collected under Section 1, less a Handling Fee, to the Developer within thirty (30) days of receipt of the funds. The Handling Fee shall be equal to the amount shown on the City's annual Fee Schedule for a "Transfer of Developer Credits" (2019 amount equal to \$55.00). Funds received by negotiable instrument, such as a check, will be deemed received ten (10) days after delivery to the City. Should the City fail to forward the latecomer's fee to the Developer through the City's sole negligence, then the City shall pay the Developer simple interest on those monies at the rate of twelve percent (12%) per annum. However, should the owner of any Benefited Property be negligent in paying the City and thus contribute to the failure of the City to pay over the latecomer's fee, then no interest shall accrue on late payment of the latecomer's fee. Payment of funds shall be made to the Developer at the following address:

CLB Washington Solutions, LLC
c/o Bluestone Communities
Attention: Ralph Emerson
26895 Aliso Creek Rd.
Ste B-522
Aliso Viejo, CA 92656

3. Abandonment of Improvements. If the City abandons all or any portion of the Improvements during the term of this Agreement, the City shall have no obligation to collect the latecomer reimbursement.

4. Assignment. Developer may assign this Agreement to any person by submission to the City of a signed and notarized Notice of Assignment stating the name, street address, telephone number and email address of the assignee.

5. Connection to System. The provisions of this Latecomer Agreement shall not be construed as establishing express or implied rights for any property owner to connect to the City's utility system without first qualifying for such connection by compliance with all applicable City codes and ordinances.

6. Hold Harmless. Developer agrees to hold the City harmless from any and all liability resulting from errors in the legal descriptions contained herein, and the City is relieved of all responsibility under this agreement for collecting on parcels not properly included in the legal descriptions set forth in this contract.

7. Recording. This Latecomer Agreement shall be recorded in the records of the Clark County Auditor, and it shall be binding upon the parties, their heirs, successors and assigns, and all Benefited Property owners. The Developer agrees to reimburse the City for the recording fee and for all legal fees and other costs associated with the execution and recordation of the agreement.

8. Effective Date and Term. This Agreement shall be effective from and after the date of its execution by the City, and shall terminate 20 years thereafter or when all reimbursement amounts in Exhibit C have been collected, whichever occurs first.

9. Liens. The reimbursement amounts due and owing to the Developer from the owners of Benefited Properties described in Exhibit B shall be a lien and servitude upon those properties.

10. Entire Agreement; Binding Nature. This Agreement constitutes the entire agreement between the parties concerning reimbursement for a pro-rata share of the cost of the Improvements, and is binding upon the heirs, executors, administrators, successors and assigns of the parties.

11. Incorporation of Exhibits. Exhibits A, B, C and D are incorporated by reference into this Agreement.

DATED AND EXECUTED THIS _____ DAY OF _____, _____.

CITY OF CAMAS, a Municipal Corporation of the State of Washington.

By: _____

STATE OF WASHINGTON)
 : s.s.
County of Clark)

I certify that I know or have satisfactory evidence that _____
signed this instrument on oath, stated that he was authorized to execute the instrument on behalf
of the **CITY OF CAMAS, CLARK COUNTY, WASHINGTON** to be the free and voluntary act of
such parties for the uses and purposes mentioned in this instrument.

DATED THIS _____ DAY OF _____, _____

Notary Public in and for the State of Washington,
resident at _____
My Commission expires _____

CAMAS SCHOOL DISTRICT NO. 117

By: _____

State of Washington)
) s.s.
County of Clark)

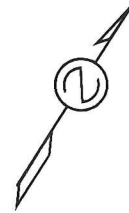
I certify that I know or have satisfactory evidence that _____
signed this instrument on oath, stated that he was authorized to execute the instrument on behalf
of the **CLB WASHINGTON SOLUTIONS 1, LLC** to be the free and voluntary act of such parties
for the uses and purposes mentioned in this instrument.

DATED THIS _____ DAY OF _____, _____

Notary Public for the State of Washington
Residing in _____
Appointment Expires _____

EXHIBIT A
GOODWIN ROAD PUMP STATION IMPROVEMENTS
INSTALLED BY
CLB WASHINGTON SOLUTIONS 1, LLC

DRAFT



NE GOODWIN RD.

NE INGLE RD.

TAX LOTS
172547000 & 172560000

GOODWIN ROAD
SEWER

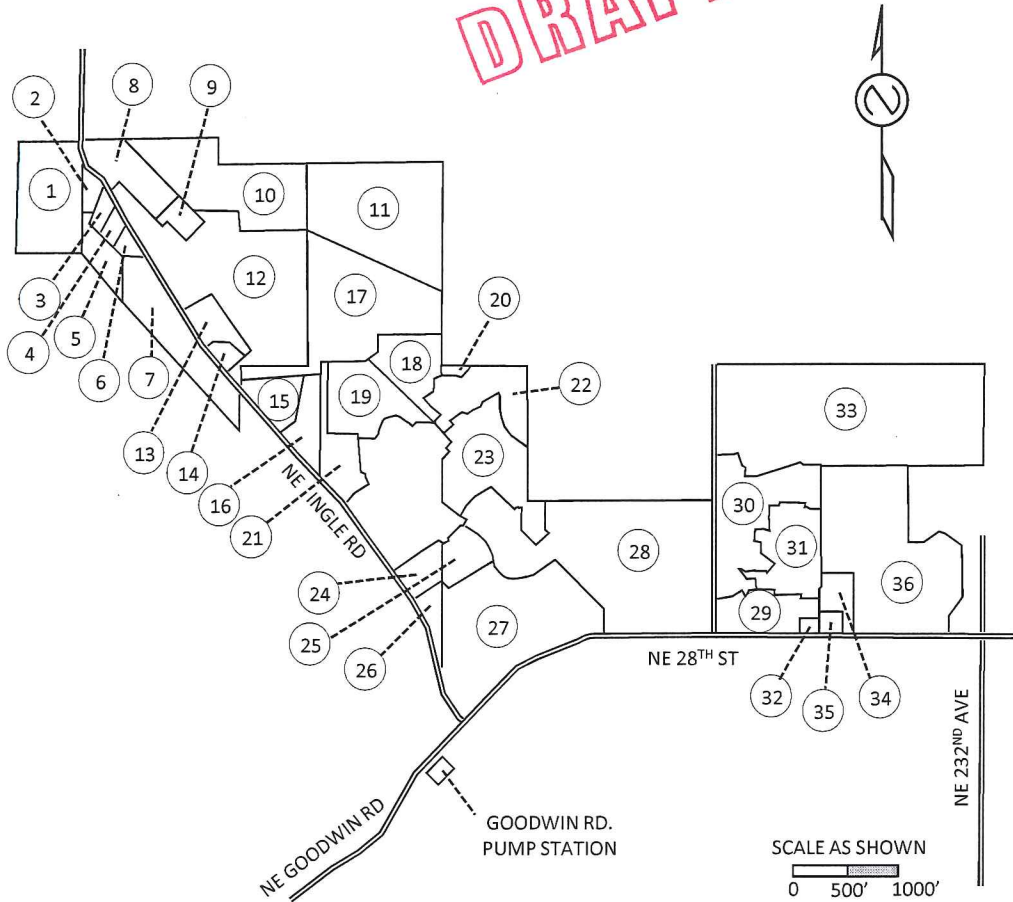
GOODWIN ROAD
PUMP STATION

SCALE AS SHOWN
0 50' 100'

181108 JE

EXHIBIT B
GOODWIN ROAD PUMP STATION IMPROVEMENTS
BENEFITED PROPERTIES

DRAFT



DRAFT

EXHIBIT C
CLB WASHINGTON SOLUTIONS 1, LLC
LATECOMER REIMBURSEMENT FEE SCHEDULE

Parcel ID #	Tax Lot Serial Number	Pump Station Latecomer Per ERU
1	115582000	\$534.14
2	171701010	\$534.14
3	172344010	\$534.14
4	172344005	\$534.14
5	172344000	\$534.14
6	172343000	\$534.14
7	172346000	\$534.14
8	986043773	\$534.14
9	171730000	\$534.14
10	986047280	PAID
11	986047279	PAID
12	172341000	PAID
13	172342000	\$534.14
14	986033395	\$534.14
15	172542000	\$534.14
16	986029469	\$534.14
17	172557000	PAID
18	986046311	PAID
19	172557000	PAID
20	986037308	PAID
21	172555000	PAID
22	986048038	PAID
23	986047741	PAID
24	986037307	PAID
25	173178000	PAID
26	986037656	PAID
27	172559000	PAID
28	986042356	\$534.14
29	986046873	\$534.14
30	173158000	\$534.14
31	986047283	\$534.14
32	173213000	\$534.14
33	173193000	\$534.14
34	173194000	\$534.14
35	173216000	\$534.14
36	173157000	\$534.14

ERU = Equivalent Residential Unit

181108JE

EXHIBIT D

LATECOMER REIMBURSEMENT SUMMARY

Nature and Extent of Project

CLB Washington Solutions 1, LLC constructed a portion of Phase 1 of the Green Mountain Planned Residential Development (PRD) as preliminarily approved per City File No. SUB 14-02. The project included the construction of the Goodwin Road Pump Station and the related sewer main construction from the pump station to the intersection of NE Goodwin Road and NE Ingle Road ("Improvements") that provide direct benefit to adjacent properties. A figure showing the Improvements is included as Exhibit A. The project has been constructed and accepted by the City.

Total Improvements Cost (less System Development Charge Credits) \$864,683

Method of Calculating Assessment

Staff reviewed calculations for the latecomer reimbursement completed by Olson Engineering and Environmental, Inc. on behalf of the Developer, as shown in the attached Exhibit C.

Assessment Calculation:

Thirty six parcels have the potential to benefit from this improvement, including those in which the Developer is associated. The approach to distribution of cost to these parcels is to assign a pro-rata share to each parcel using an equivalent residential unit cost. The equivalent residential unit cost is arrived at by taking the overall eligible costs for the improvements (less System Development Charge (SDC) credits issued to the Developer) divided by the overall potential to provide 1,620 equivalent residential units (ERUs) for the Goodwin Road Sewer Pump Station Basin. The cost per equivalent residential unit is calculated at \$534.14. While all properties within the basin are included in this calculation, payments have already been accounted for on lots 10 through 12 and lots 17 through 27 as reported by the Developer and as indicated on Exhibit C.

Land Surveying Civil Engineering Land Use Planning Landscape Architecture

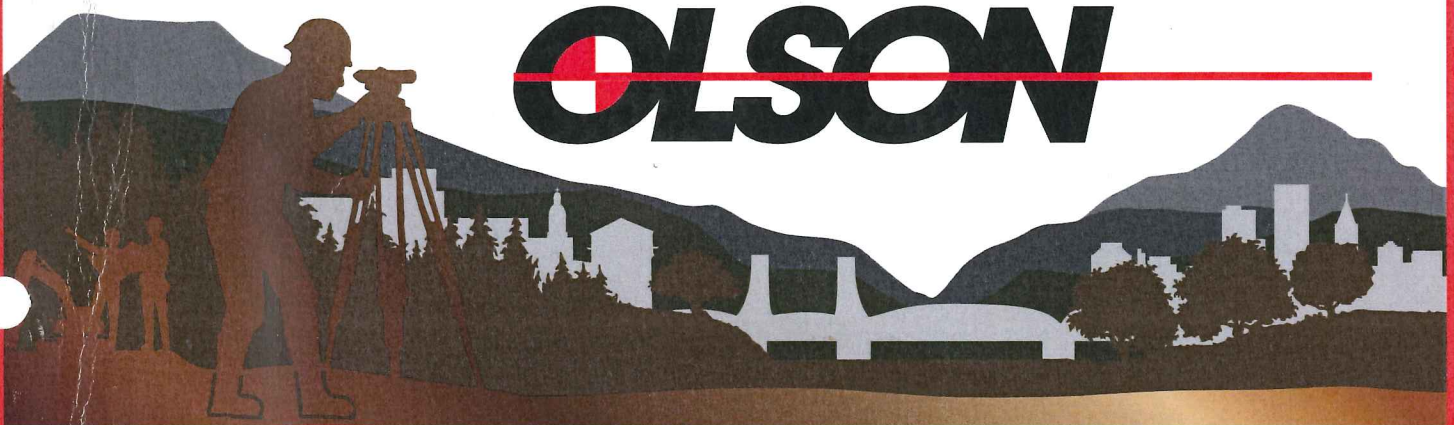
CITY OF CAMAS

LATE COMER CALCULATIONS FOR GREEN MOUNTAIN
PURD PHASE 1 OFFSITE IMPROVEMENTS

CLB WASHINGTON SOLUTIONS 1, LLC-SBI
JOB # 8938.01.02

REVIEWED BY: PETER A. TUCK, P.E.

DESIGNED BY: PETER A. TUCK, P.E.



Green Mountain Phase 1 A and B

Late Comer Calculation for Sewer and Water.

The late comer calculations have been broken into 3 separate parts.

1. Sewer in Ingle Road to be proportioned to Future Green Mountain Phases
2. Water in Ingle Road to be proportioned to Future Green Mountain Phases
3. Goodwin Pump Station and associated Force Main to be apportioned to Future Green Mountain PRD and Green Mountain Estates Phases.

1) Sewer in Ingle Road to be proportioned to Future Green Mountain Phases

Sewer line in Ingle Road was constructed from Station 57+41.94 to Station 81+89.74 for a total length of 2,447.80ft.

The length of sanitary line constructed adjacent to Future Green Mountain Phases was from Station 65+46.02 to Station 81+89.74 for a total of 1,643.72ft. (See Ingle Road Plan & Profiles Appendix G).

The total cost associated with the construction of the sewer line in Ingle was (See Appendix C for Costs):

- Initial Bid Cost (Includes tax) - \$323,465.60
- Change Order for Rock (Includes tax) - \$280,518.00
- Design, testing, staking and construction admin - (15% of initial bid) - \$48,520.00

Total Cost - \$652,503.60

Of this total, the proportion associated with the frontage along the future phases of Green Mountain PRD will be $1,643.72/2,447.80 = 67.15\%$. Therefore, the total cost associated with this frontage is \$438,162.11

Late comers generally assign 50% of the total cost along a frontage, to each property.

Based on this, the total Late Comers to be assigned to the future phases of Green Mountain PRD is \$219,081.06

The length of right away on Ingle Road of the future Green Mountain Phases is 1,582-feet. (See Exhibit in Appendix H). Applying the Late-comer cost to this length results in a per foot cost of:

$\$219,081/1,582\text{ft.} = \$138.48/\text{LF.}$

2) Water in Ingle Road to be proportioned to Future Green Mountain Phases

Water line in Ingle Road was constructed from Station 57+41.94 to Station 82+13.88 for a total length of 2,471.94ft. However, of this length, 330ft was 18in that was reimbursed directly from the City, therefore the length of 12in line constructed was 2,141.94ft.

The length of 12in water line constructed adjacent to Future Green Mountain Phases was from Station 65+46.02 to Station 82+13.88 for a total of 1,667.84ft. (See Ingle Road Plan & profiles in Appendix G).

The total cost associated with the construction of the 12in water line in Ingle Road based on the contracted bid was:

- 12in Waterline - \$85,800
 - 8in Stubs - \$5,600
 - Fittings and thrust blocks - \$600 *
 - Valves - \$650 *
 - Hydrant - \$400
 - Blowoffs - \$800 *
 - Pipe/Fitting Material - \$103,200 *
 - Tax (8.4%) – \$16,552
 - Design, testing, staking and construction admin - (15% of initial bid) - \$29,560
- (* Item reduced to take into account cost associated with 18in waterline)

Total Cost - \$243,162

Of this total, the proportion associated with the frontage along the future phases of Green Mountain PRD will be $1,667.84/2,141.94 = 77.9\%$. Therefore, the total cost associated with this frontage is \$189,423.20

Late comers generally assign 50% of the total cost along a frontage, to each property.

Based on this, the total Late Comers to be assigned to the future phases of Green Mountain PRD is \$94,711.60

The length of right away on Ingle Road of the future Green Mountain Phases is 1,582-feet (See Exhibit in Appendix H). Applying the Late-comer cost to this length results in a per foot cost of:

$\$94,711.60/1,582\text{ft.} = \mathbf{\$59.87/LF.}$

3) Pump Station

The cost associated with construction of the Goodwin Road Pump Station was as follows (See Appendix A, D & E for Costs and Cost Calculations):

- Pump Station and Controls – \$768,878
 - 8.4% Tax for PS and Controls– \$64,586
 - Gravity line from Ingle Road to Pump Station (Incl. De-watering & Blasting) - \$367,329
 - 8.4% Tax for Gravity line - \$30,856
 - Design, testing, staking and construction admin – \$66,000
- Total Cost - \$1,297,649**

After reimbursement from City (\$432,342 – See Appendix F) removed, total Late Comers to be applied to Pump Station - \$865,307

Application of Late Comer:

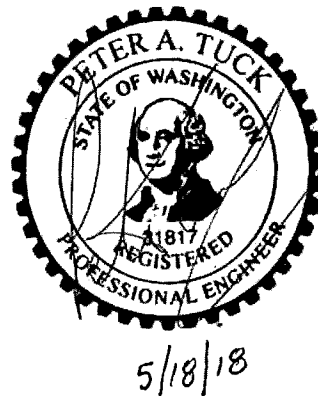
Table 1 in Appendix B, shows the projected number of ERU's per Tax Lot within the Goodwin Road Service Area. Based on the calculations, there will be 1620 potential connections to the system. (See Appendix I for NUGA Basin Map; Appendix J for Tax Lot Exhibit for Sewer Basin; Appendix K for copies of preliminary Plats for applicable Parcels). Based on this number, the late-comer per ERU will be:

$\$865,307/1620 = \534.14 per connection to the system served by the Goodwin Road Pump Station.

Summary

Based on the above calculations, the following are the late comers that should be applied to the sewer and water lines in Ingle road and to the Goodwin Road Pump station:

- 1) Sewer in Ingle Road to be proportioned to Future Green Mountain Phases –
\$138.48 per Lineal Foot of Right of Way fronting Ingle Road.
- 2) Water in Ingle Road to be proportioned to Future Green Mountain Phases
\$59.87 per Lineal Foot of Right of Way fronting Ingle Road.
- 3) \$534.14 per connection to the system served by the Goodwin Road Pump Station.



APPENDIX

A) Cost Breakdown –

- Gravity Sewer Main in Goodwin Road from Ingle Road to Pump Station
- Design/Testing/Staking/Construction Admin. For Pump Station

B) Table 1 – Determination of ERU's per Tax Lot for late Comer Calculation

C) Nutter Invoice

D) RC NW Invoice

E) R&W Invoice

F) City of Camas – Cost Estimate for Basin 1 Lift Station

G) Ingle Road Plan and Profile (North & South)

H) Exhibit showing Length of Frontage for Green Mountain PUD along Ingle Road

I) City of Camas Sewer Basin Map for NUGA

J) Exhibit showing all tax Lots within the Pump Station Service Area

K) Preliminary Plats for Parcels within Goodwin Road PS Service Area

- Green Mountain Estates
- Green Mountain Mixed Use PRD – Phase 1
- Green Mountain Mixed Use PRD – Phase 2 – Phases A to F
- Green Mountain Mixed Use PRD – Phase 2 – Phases G & H
- Green Mountain Phase 3
- Green Mountain B1 Pod
- Green Mountain B2 Pod

Cost of Gravity Sewer Main in Goodwin Road from Ingle Road to Pump Station

Costs taken from the Final Nutter Invoice. Cost includes gravity line in original bid and Change Orders that address De-watering, Blasting and additional pipe costs. See appendix ** for Nutter Invoice.

12" Main - \$58,200

Sewer Manholes - \$14,400

Pipe/Fitting Materials - \$10,000

Water tight Manholes CO # 32 - \$1,270

Goodwin Gravity Sewer CO # 15 – 170,593

Blasting Goodwin Sewer CO # 28 - \$27,407

Dewatering Goodwin CO # 30 - \$115,136

8.4% Tax - \$28,464

Total Cost: \$367,330

Cost Associated with Pump Station Design/Testing/Staking/Construction Admin.

Costs taken from the Final R&W Invoice, Olson Engineering Billing. See appendix ** for R&W Costs

R&W Design and Construction Oversight - \$18,000

Planning Services for Site Plan - \$5,500

Design Services - \$25,000

Staking Services - \$2,500

Geotechnical Testing Services - \$5,000

Construction Admin - \$10,000

Total Cost: 66,000

Tax Lot Number	Subdivision	Area (Ac)	Zoning	Number of Lots	Zoning Used	Reason if no
115582-000	N/A	15.5	CC	1	No	No Access
171701-010	N/A	1.9	R-15	1	No	Size and topography
172344-010	N/A	1.3	R-15	1	No	Pre-developed
172344-005	N/A	1.0	R-15	1	No	Pre-developed
172344-000	N/A	4.0	R-15	1	No	Pre-developed
172343-000	N/A	1.4	R-15	1	No	Pre-developed
172346-000	N/A	12.9	CC	57 ERU	Yes	
986043-773	N/A	7.6	R-10	1	No	Size and topography
171730-000	N/A	2.2	R-10	1	No	Pre-developed
171727-000	GM PUD Ph 3	77.3	R-10	159	No	Lot Number from Prelim Plat
172341-000		37.6				
172342-000	N/A	4.2	R-15	1	No	Pre-developed
986033-395	N/A	1.3	R-15	4	No	Lot Number from Pre-App
172542-000	N/A	5.0	R-15	1	No	Pre-developed
986029-469	N/A	5.0	R-15	19	Yes	
172557-000	GM PUD Ph 2G	19.4	MF-10	13	No	Lot Number from Prelim Plat
986037-308	GM PUD Ph 2H	0.6	MF-10	13	No	Lot Number from Prelim Plat
Multiple	GM PUD Ph 1 A,B,D & E		MF-10	107	No	Lot Number from Final Plats
172553-000	GM PUD Ph 1 G,H & I	21.5	MF-10	94		Lot Number from Prelim Plat
172555-000	GM PUD Pod B2	6.2	MF-10	50	Yes	Lot Number from Prelim Plat
986037-307	GM PUD Pod B1	3.4	MF-10	118		Lot Number from Prelim Plat
173178-000		4.5				
986042-356	GM PUD Ph 2 A-F	50.8	R-6/MF-10	202		Lot Number from Prelim Plat
986037-307	GM PUD Pod A & H	2.3	CC - 14.9Ac HD - 12.3Ac MF-10-0.6Ac	66 ERU 196 7		Per Master Plan
172559-000		33.1				
173158-000	GM Estates Ph 1-3	37.7	R-6/R-10	115		Lot Number from Prelim Plat
173213-000		0.8				
173193-000	GM Estates Ph 4-6	58.8	R-10	230		Lot Number from Prelim Plat
173194-000	N/A	3.3	R-10	7	Yes	
173216-000	N/A	1.2	R-10	4	Yes	
173157-000	N/A	38.2	R-10	149	Yes	
			Total:	1620 ERU		

Table 1 – Determination of ERU's per Tax Lot for late Comer Calculation

No.	Description	Unit	Estimated Quantity	Unit Price	Total Price	Previous Quantity	Total Price	This Est. Quantity	Total Price	Total Quantity	Total Price	Total % Complete
403	Aggregate Base	cy	420.00	\$ 37.00	\$ 15,540.00	420.00	\$ 15,540.00	0.00	\$ -	420.00	\$ 15,540.00	100%
404	Finish Under Curbs	lf	800.00	\$ 1.30	\$ 1,040.00	800.00	\$ 1,040.00	0.00	\$ -	800.00	\$ 1,040.00	100%
405	Aggregate Base Under Sidewalks/Driveways	sf	4800.00	\$ 1.00	\$ 4,800.00	4800.00	\$ 4,800.00	0.00	\$ -	4800.00	\$ 4,800.00	100%
Grading Subtotal					\$ 157,230.00		\$ 157,230.00		\$ -		\$ 157,230.00	
Concrete & Asphalt Paving												
406	Rotomilling/Asphalt Paving	ls	1.00	\$ 95,000.00	\$ 95,000.00	1.00	\$ 95,000.00	0.00	\$ -	1.00	\$ 95,000.00	100%
407	Concrete Curbs	lf	800.00	\$ 10.00	\$ 8,000.00	800.00	\$ 8,000.00	0.00	\$ -	800.00	\$ 8,000.00	100%
408	Concrete Sidewalks/Driveways	sf	4800.00	\$ 3.00	\$ 14,400.00	4800.00	\$ 14,400.00	0.00	\$ -	4800.00	\$ 14,400.00	100%
Concrete & AC Subtotal					\$ 117,400.00		\$ 117,400.00		\$ -		\$ 117,400.00	
Misc Items												
409	Signs & Striping	ls	1.00	\$ 9,000.00	\$ 9,000.00	1.00	\$ 9,000.00	0.00	\$ -	1.00	\$ 9,000.00	100%
410	Traffic Control	ls	1.00	\$ 46,000.00	\$ 46,000.00	1.00	\$ 46,000.00	0.00	\$ -	1.00	\$ 46,000.00	100%
Misc Item Subtotal					\$ 55,000.00		\$ 55,000.00		\$ -		\$ 55,000.00	
Ingle Road Storm												
420	36in Main	lf	1318.00	\$ 75.00	\$ 98,850.00	1318.00	\$ 98,850.00	0.00	\$ -	1318.00	\$ 98,850.00	100%
421	30in Main	lf	320.00	\$ 65.00	\$ 20,800.00	320.00	\$ 20,800.00	0.00	\$ -	320.00	\$ 20,800.00	100%
422	42in Outfall	lf	97.00	\$ 45.00	\$ 4,365.00	97.00	\$ 4,365.00	0.00	\$ -	97.00	\$ 4,365.00	100%
423	30in Double Outfall	lf	41.00	\$ 115.00	\$ 4,715.00	41.00	\$ 4,715.00	0.00	\$ -	41.00	\$ 4,715.00	100%
424	24in DI Outfall	lf	101.00	\$ 35.00	\$ 3,535.00	101.00	\$ 3,535.00	0.00	\$ -	101.00	\$ 3,535.00	100%
425	18in Outfall	lf	90.00	\$ 38.00	\$ 3,420.00	90.00	\$ 3,420.00	0.00	\$ -	90.00	\$ 3,420.00	100%
426	12in Outfall	lf	83.00	\$ 22.00	\$ 1,826.00	83.00	\$ 1,826.00	0.00	\$ -	83.00	\$ 1,826.00	100%
427	10in Outfall	lf	84.00	\$ 22.00	\$ 1,848.00	84.00	\$ 1,848.00	0.00	\$ -	84.00	\$ 1,848.00	100%
428	96in MH	ea	1.00	\$ 10,000.00	\$ 10,000.00	1.00	\$ 10,000.00	0.00	\$ -	1.00	\$ 10,000.00	100%
429	72in MH	ea	1.00	\$ 7,000.00	\$ 7,000.00	1.00	\$ 7,000.00	0.00	\$ -	1.00	\$ 7,000.00	100%
430	60in MH	ea	6.00	\$ 4,000.00	\$ 24,000.00	6.00	\$ 24,000.00	0.00	\$ -	6.00	\$ 24,000.00	100%
431	WQ MH 72in	ea	1.00	\$ 7,000.00	\$ 7,000.00	1.00	\$ 7,000.00	0.00	\$ -	1.00	\$ 7,000.00	100%
432	Flow Control MH 60in	ea	1.00	\$ 4,000.00	\$ 4,000.00	1.00	\$ 4,000.00	0.00	\$ -	1.00	\$ 4,000.00	100%
433	Overflow CB	ea	1.00	\$ 3,000.00	\$ 3,000.00	1.00	\$ 3,000.00	0.00	\$ -	1.00	\$ 3,000.00	100%
434	Type 1 CB	ea	1.00	\$ 1,000.00	\$ 1,000.00	1.00	\$ 1,000.00	0.00	\$ -	1.00	\$ 1,000.00	100%
435	Outfall Grates	ea	3.00	\$ 250.00	\$ 750.00	3.00	\$ 750.00	0.00	\$ -	3.00	\$ 750.00	100%
436	Demo Exist Vault/Pipe	ls	1.00	\$ 10,000.00	\$ 10,000.00	1.00	\$ 10,000.00	0.00	\$ -	1.00	\$ 10,000.00	100%
437	Pipe/Fitting Materials	ls	1.00	\$ 110,000.00	\$ 110,000.00	1.00	\$ 110,000.00	0.00	\$ -	1.00	\$ 110,000.00	100%
Subtotal Storm					\$ 316,109.00		\$ 316,109.00		\$ -		\$ 316,109.00	
Ingle Road Sewer												
450	10in Main	lf	2448.00	\$ 95.00	\$ 232,560.00	2448.00	\$ 232,560.00	0.00	\$ -	2448.00	\$ 232,560.00	100%
451	8in Lateral	lf	55.00	\$ 68.00	\$ 3,740.00	55.00	\$ 3,740.00	0.00	\$ -	55.00	\$ 3,740.00	100%
452	48in Sewer MH	ea	10.00	\$ 4,800.00	\$ 48,000.00	10.00	\$ 48,000.00	0.00	\$ -	10.00	\$ 48,000.00	100%
453	Sewer Cleanout	ea	2.00	\$ 50.00	\$ 100.00	2.00	\$ 100.00	0.00	\$ -	2.00	\$ 100.00	100%
454	Pipe/Fitting Materials	ls	1.00	\$ 14,000.00	\$ 14,000.00	1.00	\$ 14,000.00	0.00	\$ -	1.00	\$ 14,000.00	100%
Subtotal Sewer					\$ 298,400.00		\$ 298,400.00		\$ -		\$ 298,400.00	
Sewer Sales Tax 8.4%					\$ 25,065.60		\$ 25,065.60		\$ -		\$ 25,065.60	
Sewer System Total					\$ 323,465.60		\$ 323,465.60		\$ -		\$ 323,465.60	
Ingle Road Water												
470	18in DI Main	lf	330.00	\$ 50.00	\$ 16,500.00	330.00	\$ 16,500.00	0.00	\$ -	330.00	\$ 16,500.00	100%
471	12in DI Main	lf	2145.00	\$ 40.00	\$ 85,800.00	2145.00	\$ 85,800.00	0.00	\$ -	2145.00	\$ 85,800.00	100%
472	8in DI Stubs	ea	4.00	\$ 1,400.00	\$ 5,600.00	4.00	\$ 5,600.00	0.00	\$ -	4.00	\$ 5,600.00	100%
473	Fittings/Thrust Blocks	ea	7.00	\$ 100.00	\$ 700.00	7.00	\$ 700.00	0.00	\$ -	7.00	\$ 700.00	100%
474	Valves/18,12,8 inch	ea	15.00	\$ 50.00	\$ 750.00	15.00	\$ 750.00	0.00	\$ -	15.00	\$ 750.00	100%
475	Hydrant	ea	1.00	\$ 400.00	\$ 400.00	1.00	\$ 400.00	0.00	\$ -	1.00	\$ 400.00	100%
476	Blowoffs	ea	5.00	\$ 200.00	\$ 1,000.00	5.00	\$ 1,000.00	0.00	\$ -	5.00	\$ 1,000.00	100%
477	Pipe/Fitting Material	ls	1.00	\$ 120,000.00	\$ 120,000.00	1.00	\$ 120,000.00	0.00	\$ -	1.00	\$ 120,000.00	100%
Subtotal Water					\$ 230,750.00		\$ 230,750.00		\$ -		\$ 230,750.00	

① INGLE ROAD SEWER (TAX INCLUDED)

② PERCENT OF TOTAL COST ASSIGNED TO INGLE ROAD WATER COSTS FOR LATE COMERS.
 0%
 100%
 100%
 86%
 86%
 100%
 80%
 86%

PORTION OF NUTTER FINAL INVOICE

No.	Description	Unit	Estimated Quantity	Unit Price	Total Price	Previous Quantity	Total Price	This Est. Quantity	Total Price	Total Quantity	Total Price	Total % Complete
	Water Sales Tax 8.4%				\$ 19,383.00		\$ 19,383.00		\$ -		\$ 19,383.00	
	Water System Total				\$ 250,133.00		\$ 250,133.00		\$ -		\$ 250,133.00	
	Non-Taxable Total INGLE ROAD				\$ 736,709.00		\$ 736,709.00		\$ -		\$ 736,709.00	
	Taxable Total INGLE ROAD				\$ 573,598.60		\$ 573,598.60		\$ -		\$ 573,598.60	
	Goodwin Road Utilities											
	Misc Items											
506	Signs & Striping	ls	1.00	\$ 1,000.00	\$ 1,000.00	1.00	\$ 1,000.00	0.00	\$ -	1.00	\$ 1,000.00	100%
507	Traffic Control	ls	1.00	\$ 18,000.00	\$ 18,000.00	1.00	\$ 18,000.00	0.00	\$ -	1.00	\$ 18,000.00	100%
	Misc Items Subtotal				\$ 19,000.00		\$ 19,000.00		\$ -		\$ 19,000.00	
	Goodwin Road Sewer											
550	12in Main	lf	485.00	\$ 120.00	\$ 58,200.00	485.00	\$ 58,200.00	0.00	\$ -	485.00	\$ 58,200.00	100%
551	48in Sewer MH	ea	3.00	\$ 4,800.00	\$ 14,400.00	3.00	\$ 14,400.00	0.00	\$ -	3.00	\$ 14,400.00	100%
552	6in HDPE Force Main	lf	1730.00	\$ 31.00	\$ 53,630.00	1730.00	\$ 53,630.00	0.00	\$ -	1730.00	\$ 53,630.00	100%
553	Force Main Bridge Crossing	ls	1.00	\$ 10,000.00	\$ 10,000.00	1.00	\$ 10,000.00	0.00	\$ -	1.00	\$ 10,000.00	100%
554	Force Main Blowoffs	ea	2.00	\$ 200.00	\$ 400.00	2.00	\$ 400.00	0.00	\$ -	2.00	\$ 400.00	100%
555	Force Main Fittings/TB	ea	11.00	\$ 100.00	\$ 1,100.00	11.00	\$ 1,100.00	0.00	\$ -	11.00	\$ 1,100.00	100%
556	Pipe/Fitting Materials	ls	1.00	\$ 10,000.00	\$ 10,000.00	1.00	\$ 10,000.00	0.00	\$ -	1.00	\$ 10,000.00	100%
	Subtotal Sewer				\$ 147,730.00		\$ 147,730.00		\$ -		\$ 147,730.00	
	Sewer Sales Tax 8.4%				\$ 12,409.32		\$ 12,409.32		\$ -		\$ 12,409.32	
	Sewer System Total				\$ 160,139.32		\$ 160,139.32		\$ -		\$ 160,139.32	
	Goodwin Road Water											
570	12in DI Main	lf	1200.00	\$ 30.00	\$ 36,000.00	1200.00	\$ 36,000.00	0.00	\$ -	1200.00	\$ 36,000.00	100%
571	Fittings/TB	ea	9.00	\$ 60.00	\$ 540.00	9.00	\$ 540.00	0.00	\$ -	9.00	\$ 540.00	100%
572	Valves/12 inch	ea	3.00	\$ 60.00	\$ 180.00	3.00	\$ 180.00	0.00	\$ -	3.00	\$ 180.00	100%
573	Connect To Existing	ea	1.00	\$ 1,000.00	\$ 1,000.00	1.00	\$ 1,000.00	0.00	\$ -	1.00	\$ 1,000.00	100%
574	Water Line Bridge Crossing	ls	1.00	\$ 10,000.00	\$ 10,000.00	1.00	\$ 10,000.00	0.00	\$ -	1.00	\$ 10,000.00	100%
575	Remove Exist 6in Main	lf	1150.00	\$ 5.00	\$ 5,750.00	1150.00	\$ 5,750.00	0.00	\$ -	1150.00	\$ 5,750.00	100%
576	Shoulder Restoration	lf	1100.00	\$ 1.00	\$ 1,100.00	1100.00	\$ 1,100.00	0.00	\$ -	1100.00	\$ 1,100.00	100%
577	Pipe/Fittings Materials	ls	1.00	\$ 38,000.00	\$ 38,000.00	1.00	\$ 38,000.00	0.00	\$ -	1.00	\$ 38,000.00	100%
	Subtotal Water				\$ 92,570.00		\$ 92,570.00		\$ -		\$ 92,570.00	
	Water Sales Tax 8.4%				\$ 7,775.88		\$ 7,775.88		\$ -		\$ 7,775.88	
	Water System Total				\$ 100,345.88		\$ 100,345.88		\$ -		\$ 100,345.88	
	Non-Taxable Total Goodwin Road Utilities				\$ 19,000.00		\$ 19,000.00		\$ -		\$ 19,000.00	
	Taxable Total Goodwin Road Utilities				\$ 260,485.20		\$ 260,485.20		\$ -		\$ 260,485.20	
	TOTAL BID				\$ 5,980,276.00		\$ 5,886,403.94		\$ (16,612.94)		\$ 5,869,791.00	
	NON-TAXABLE CHANGE ORDERS											
No.	Description	Unit	Quantity	Price	Price	Quantity	Price	Quantity	Price	Quantity	Price	Complete
1	72" Manhole (510)	ls	1.00	\$ 7,000.00	\$ 7,000.00	1.00	\$ 7,000.00	0.00	\$ -	1.00	\$ 7,000.00	100%
3	Concrete Revisions (512)	ls	1.00	\$ 41,311.00	\$ 41,311.00	1.00	\$ 41,311.00	0.00	\$ -	1.00	\$ 41,311.00	100%
4	Pipe and MH Removal (501)	ls	1.00	\$ 28,270.00	\$ 28,270.00	1.00	\$ 28,270.00	0.00	\$ -	1.00	\$ 28,270.00	100%
5	Regrade Lots (509)	ls	1.00	\$ 62,500.00	\$ 62,500.00	1.00	\$ 62,500.00	0.00	\$ -	1.00	\$ 62,500.00	100%
6	5' Trench Width (504)	lf	818.00	\$ 91.00	\$ 74,438.00	818.00	\$ 74,438.00	0.00	\$ -	818.00	\$ 74,438.00	100%
9	Dig Out Pit (503)	ls	1.00	\$ 78,638.00	\$ 78,638.00	1.00	\$ 78,638.00	0.00	\$ -	1.00	\$ 78,638.00	100%
10	Onsite Roadway Over Exc Subgrade Prep	cy	971.05	\$ 10.00	\$ 9,710.50	971.05	\$ 9,710.50	0.00	\$ -	971.05	\$ 9,710.50	100%
10	Onsite Base Rock Over Exc Fill	cy	971.05	\$ 33.00	\$ 32,044.65	971.05	\$ 32,044.65	0.00	\$ -	971.05	\$ 32,044.65	100%
11	Ingle Rd Outfall (517)	ls	1.00	\$ 5,735.40	\$ 5,735.40	1.00	\$ 5,735.40	0.00	\$ -	1.00	\$ 5,735.40	100%
12	Cement Treat (519)	sf	60000.00	\$ 0.44	\$ 26,600.00	60000.00	\$ 26,600.00	0.00	\$ -	60000.00	\$ 26,600.00	100%
13	Surfacing Changes/Widening to CL of Ingle	ls	1.00	\$ 29,860.00	\$ 29,860.00	1.00	\$ 29,860.00	0.00	\$ -	1.00	\$ 29,860.00	100%
14	Retaining Wall A Tract F (520)	ls	1.00	\$ 53,200.00	\$ 53,200.00	1.00	\$ 53,200.00	0.00	\$ -	1.00	\$ 53,200.00	100%
14	Curb & Gutter (ret wall) (521)	ls	1.00	\$ 2,720.00	\$ 2,720.00	1.00	\$ 2,720.00	0.00	\$ -	1.00	\$ 2,720.00	100%

③ GRAVITY SEWER ASSIGNED TO P.S.

③ GRAVITY SEWER ASSIGNED TO P.S.

No.	Description	Unit	Estimated Quantity	Unit Price	Total Price	Previous Quantity	Total Price	This Est. Quantity	Total Price	Total Quantity	Total Price	Total % Complete
14	Prep for Curb & Gutter (ret wall) (522)	ls	1.00	\$ 374.00	\$ 374.00	1.00	\$ 374.00	0.00	\$ -	1.00	\$ 374.00	100%
14	Wood Fence (523)	ls	1.00	\$ 11,532.00	\$ 11,532.00	1.00	\$ 11,532.00	0.00	\$ -	1.00	\$ 11,532.00	100%
16	Concrete Revisions (535)	ls	1.00	\$ (5,267.00)	\$ (5,267.00)	1.00	\$ (5,267.00)	0.00	\$ -	1.00	\$ (5,267.00)	100%
19	Wetlands Ditch Grading (502)	ls	1.00	\$ 7,701.10	\$ 7,701.10	1.00	\$ 7,701.10	0.00	\$ -	1.00	\$ 7,701.10	100%
20	Manhole Change - AA4 (508)	ls	1.00	\$ 3,325.30	\$ 3,325.30	1.00	\$ 3,325.30	0.00	\$ -	1.00	\$ 3,325.30	100%
21	Existing Manhole AA10 had to Grout & re-cut (513)	ls	1.00	\$ 638.80	\$ 638.80	1.00	\$ 638.80	0.00	\$ 3.00	1.00	\$ 638.80	100%
22	MH PP9 Change (527)	ls	1.00	\$ 965.80	\$ 965.80	1.00	\$ 965.80	0.00	\$ -	1.00	\$ 965.80	100%
23	Digging Test Pits for Future Phases (516)	ls	1.00	\$ 842.60	\$ 842.60	1.00	\$ 842.60	0.00	\$ -	1.00	\$ 842.60	100%
24	Utility Crossing (518)	ls	1.00	\$ 23,051.94	\$ 23,051.94	0.00	\$ -	1.00	\$ 23,051.94	1.00	\$ 23,051.94	100%
24	Irrigation Crossing (518)	ls	1.00	\$ 6,416.65	\$ 6,416.65	0.00	\$ -	1.00	\$ 6,416.65	1.00	\$ 6,416.65	100%
25	French Drains Track M (527)	ls	1.00	\$ 5,022.60	\$ 5,022.60	1.00	\$ 5,022.60	0.00	\$ -	1.00	\$ 5,022.60	100%
26	French Drain Lot 10 (534)	ls	1.00	\$ 8,794.50	\$ 8,794.50	0.00	\$ -	1.00	\$ 8,794.50	1.00	\$ 8,794.50	100%
27	Brush Grinding (538)	ls	1.00	\$ 57,650.00	\$ 57,650.00	0.00	\$ -	0.00	\$ -	0.00	\$ -	0%
29	Prairie Electric Clean-up (536)	ls	1.00	\$ 9,649.20	\$ 9,649.20	0.00	\$ -	1.00	\$ 9,649.20	1.00	\$ 9,649.20	100%
31	Maintenance Bond (569)	ls	1.00	\$ 4,973.10	\$ 4,973.10	0.00	\$ -	1.00	\$ 4,973.10	1.00	\$ 4,973.10	100%
32	Watertight Manholes & Lids	ls	1.00	\$ 1,269.83	\$ 1,269.83	0.00	\$ -	1.00	\$ 1,269.83	1.00	\$ 1,269.83	100%
Change Order subtotal				\$	466,367.65		\$ 477,159.75		\$ 54,158.22		\$ 531,317.97	
Sales Tax				\$	-		\$ -		\$ -		\$ -	
NON-TAXABLE CHANGE ORDER TOTAL				\$	466,367.65		\$ 477,159.75		\$ 54,158.22		\$ 531,317.97	

③ GRAVITY SEWER ASSIGNED TO P.S.

TAXABLE CHANGE ORDERS												
No.	Description	Unit	Quantity	Price	Price	Quantity	Price	Quantity	Price	Quantity	Price	Complete
2	Additional Sewer Manhole (511)	ls	1.00	\$ 4,900.00	\$ 4,900.00	1.00	\$ 4,900.00	0.00	\$ -	1.00	\$ 4,900.00	100%
6	3' Trench Width (504)	lf	4305.00	\$ 73.00	\$ 314,265.00	4305.00	\$ 314,265.00	0.00	\$ -	4305.00	\$ 314,265.00	100%
6	Drill & Shoot Tanks (504)	ls	1.00	\$ 45,500.00	\$ 45,500.00	1.00	\$ 45,500.00	0.00	\$ -	1.00	\$ 45,500.00	100%
7	Ingle Rd Changes (506)	ls	1.00	\$ 280,518.00	\$ 280,518.00	1.00	\$ 280,518.00	0.00	\$ -	1.00	\$ 280,518.00	100%
8	Increase for Sewer System including bridge xing (525)	ls	1.00	\$ 16,677.21	\$ 16,677.21	1.00	\$ 16,677.21	0.00	\$ -	1.00	\$ 16,677.21	100%
8	Increase for Water System including bridge xing (526)	ls	1.00	\$ 20,767.44	\$ 20,767.44	1.00	\$ 20,767.44	0.00	\$ -	1.00	\$ 20,767.44	100%
15	Goodwin Gravity Sewer	ls	1.00	\$ 170,593.11	\$ 170,593.11	0.00	\$ -	1.00	\$ 170,593.11	1.00	\$ 170,593.11	100%
17	Credit Pipe Repair Ingle Road (524)	ls	1.00	\$ (6,700.00)	\$ (6,700.00)	1.00	\$ (6,700.00)	0.00	\$ -	1.00	\$ (6,700.00)	100%
18	Pressure Main Modifications (562-568)	ls	1.00	\$ 55,680.00	\$ 55,680.00	1.00	\$ 55,680.00	0.00	\$ -	1.00	\$ 55,680.00	100%
28	Blasting Goodwin Sewer (539)	ls	1.00	\$ 27,406.50	\$ 27,406.50	1.00	\$ 27,406.50	0.00	\$ -	1.00	\$ 27,406.50	100%
30	Dewatering Goodwin (600)	ls	1.00	\$ 115,136.45	\$ 115,136.45	1.00	\$ 115,136.45	0.00	\$ -	1.00	\$ 115,136.45	100%
Change Order subtotal				\$	1,044,743.71		\$ 874,150.60		\$ 170,593.11		\$ 1,044,743.71	
Sales Tax 8.4%				\$	87,758.47		\$ 73,428.65		\$ 14,329.82		\$ 87,758.47	
TAXABLE CHANGE ORDER TOTAL				\$	1,132,502.18		\$ 947,579.25		\$ 184,922.93		\$ 1,132,502.18	

① CHANGE ORDER FOR ROCK IN INGLE ROAD SEWER TRENCH.

③ GRAVITY SEWER ASSIGNED TO P.S.

③ GRAVITY SEWER ASSIGNED TO P.S.

Subtotal	\$	7,237,714.29	\$	208,138.39	\$	7,445,852.68
Sales Tax 8.4 %	\$	260,363.76	\$	14,329.82	\$	274,693.58
Total Earned	\$	7,498,078.05	\$	222,468.21	\$	7,720,546.26
- Retainage 10.0 %	\$	(749,807.81)	\$	(20,813.84)	\$	(770,621.65)
Amount Owed	\$	6,748,270.24	\$	201,654.37	\$	6,949,924.61
Amount Paid	\$	(41,376.96)	\$	-	\$	(41,376.96)
Amount Due	\$	6,706,893.28	\$	201,654.37	\$	6,908,547.65

PAYMENT APPLICATION DETAILS

Customer: CLB Washington Solutions, LLC
 Project: Green Mountain Phase 1 (Goodwin Rd PS)

Invoice Number: 19447
 For Period Ending: 10/31/2017

Item Number - Description	Scheduled Value	Completed Work				Balance To Finish	Retainage Value
		Prev. App Value	This App. Value	%	Total Value		
01 - Mobilization	29,683.24	29,683.24	0.00	0.00	29,683.24	0.00	1,484.15
02 - Erosion Control	10,250.00	10,250.00	0.00	0.00	10,250.00	0.00	512.50
03 - Demolition	3,900.00	3,900.00	0.00	0.00	3,900.00	0.00	195.00
04 - Earthwork	11,760.00	11,760.00	0.00	0.00	11,760.00	0.00	588.00
05 - Grading	18,275.00	18,275.00	0.00	0.00	18,275.00	0.00	913.76
06 - Wet Well, Vault, Plumbing	274,685.04	274,685.04	0.00	0.00	274,685.04	0.00	13,734.26
07 - 18" Main	9,584.88	9,584.88	0.00	0.00	9,584.88	0.00	479.24
08 - 6" Force Main	20,115.00	20,115.00	0.00	0.00	20,115.00	0.00	1,005.76
09 - Electrical	289,600.00	289,600.00	0.00	0.00	289,600.00	0.00	14,480.00
10 - Generator	45,004.04	45,004.04	0.00	0.00	45,004.04	0.00	2,750.20
11 - Electrical Control	36,887.89	36,887.89	0.00	0.00	36,887.89	0.00	1,844.40
12 - Odor Control	17,933.50	17,933.50	0.00	0.00	17,933.50	0.00	896.68
13 - 1" Water	3,725.00	3,725.00	0.00	0.00	3,725.00	0.00	186.25
14 - Fencing	0.00	0.00	0.00	0.00	0.00	0.00	0.00
CO01 - Drilling & Blasting	4,400.00	4,400.00	0.00	0.00	4,400.00	0.00	220.00
CO02 - Odor Control Mods	3,576.00	3,576.00	0.00	0.00	3,576.00	0.00	178.80
CO04 - 2 yr Warranty Bond	910.00	910.00	0.00	0.00	910.00	0.00	45.50
CO05 - Gas Detection	4,893.00	4,893.00	0.00	0.00	4,893.00	0.00	244.65
CO07 - APSCO Pump Rental	12,936.00	12,936.00	0.00	0.00	12,936.00	0.00	646.80

PAYMENT APPLICATION DETAILS

Customer: CLB Washington Solutions, LLC
Project: Green Mountain Phase 1 (Goodwin Rd PS)

Invoice Number: 19447
For Period Ending: 10/31/2017

Item Number - Description	Scheduled Value	Prev. App Value	Completed Work				Balance To Finish	Retainage Value
			This App. Value	%	Total Value	%		
C009 - 6" Force Main Add 19 LF from Nutter	6,707.00	0.00	6,707.00	100.00	6,707.00	100.00	0.00	335.35
C010 - Added Painting in Wetwell & Valve Vault	1,683.46	0.00	1,683.46	100.00	1,683.46	100.00	0.00	84.17
C011 - Differential Pressure Gauge	430.96	0.00	430.96	100.00	430.96	100.00	0.00	21.55
C012 - ARV Change from 1" to 2"	1,695.71	0.00	1,695.71	100.00	1,695.71	100.00	0.00	84.79
C061 - APSCO Pump Rental Sept	6,468.00	6,468.00	0.00	0.00	6,468.00	100.00	0.00	323.40
TOTAL:	815,103.72	804,586.59	10,517.13	1.29	815,103.72	100.00	0.00	40,755.21

* COSTS NOT INCLUDED IN LATE COMER CALCULATION



9615 SW Allen Blvd
Suite 107
Beaverton, OR 97005
503-292-6000

C.L.B. Washington Solutions I, LLC
Ralph Emerson
31441 Santa Margarita Pkwy
#A-144
Rancho Santa Margarita, CA 92688

Invoice number 239489
Date 01/25/2017
Project 1438001 Goodwin Rd PS, Phase 1

Professional services through 01/25/2017

WF #1438.001.001
Goodwin Rd PS, Phase 1

Description	Contract Amount	Percent Complete	Prior Billed	Total Billed	Remaining	Current Billed
001_Design	18,000.00	100.00	16,200.00	18,000.00	0.00	1,800.00
Total	18,000.00	100.00	16,200.00	18,000.00	0.00	1,800.00

Invoice total 1,800.00

Approved by:

2017.01.31 13:12:05-08'00'
Jeffrey L. Howard, P.E.
Associate



9615 SW Allen Blvd
Suite 107
Beaverton, OR 97005
503-292-6000

C.L.B. Washington Solutions I, LLC
Ralph Emerson
26895 Aliso creek Rd
Ste. B-522
Aliso Viejo, CA 92656

Invoice number 240543
Date 10/25/2017
Project 1438001 Goodwin Rd PS, Phase 1

WF#1438.001.001
Goodwin Rd PS, Phase 1
Email all invoices to Ralph Emerson: remerson@bluestonecommunities.com or Cary Kaufamn:
cary@cpabookkeeping.net

002 Construction Services

Labor

	Hours	Rate	Billed Amount
Sr. Engineer - II	1.00	135.00	135.00
Sr. Technician - II	0.50	110.00	55.00
Labor subtotal	1.50		190.00
Phase subtotal			190.00

Invoice total **190.00**

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
240543	10/25/2017	190.00	190.00				
	Total	190.00	190.00	0.00	0.00	0.00	0.00

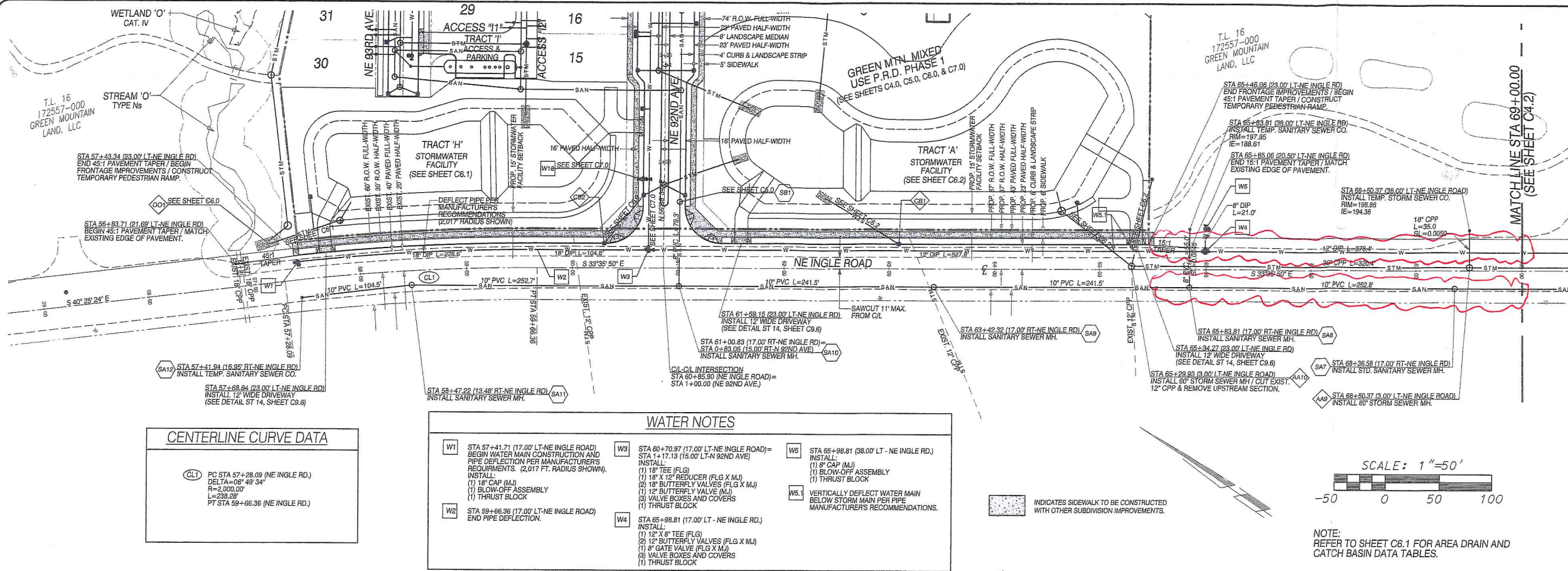
Approved by:

2017.10.31 14:28:25-07'00'
Jeffrey L. Howard, P.E.

CITY OF CAMAS
GENERAL SEWER/WASTEWATER FACILITY PLAN AMENDMENT
PRELIMINARY COST ESTIMATE
BASIN 1 LIFT STATION (720 GPM peak flow)

No.	*GM	Quantity	Unit Price	Total	*TOTAL GM
1 Mobilization/Demobilization	80%	1 LS	\$ 97,000	\$ 97,000	\$ 77,600
2 Clearing & Grubbing	100%	1 LS	\$ 7,000	\$ 7,000	\$ 7,000
3 Dewatering	90%	1 LS	\$ 20,000	\$ 20,000	\$ 18,000
4 Erosion Control	100%	1 LS	\$ 7,000	\$ 7,000	\$ 7,000
5 Temporary Shoring & Bracing	90%	1 LS	\$ 31,100	\$ 31,100	\$ 27,990
6 Trench Excavation Safety Systems	90%	1 LS	\$ 3,000	\$ 3,000	\$ 2,700
7 Concrete Slabs & Foundations	57%	1 LS	\$ 37,300	\$ 37,300	\$ 21,261
8 Gravel Base	70%	250 TN	\$ 20	\$ 5,000	\$ 3,500
9 Grading and Paving	0%	1 LS	\$ 20,000	\$ 20,000	\$ -
10 Fencing	0%	250 FT	\$ 50	\$ 12,500	\$ -
11 Utilities & Misc. Site Improvements	80%	1 LS	\$ 8,000	\$ 8,000	\$ 6,400
12 Electrical Shelter	100%	1 LS	\$ 31,100	\$ 31,100	\$ 31,100
13 Painting and Dampproofing	90%	1 LS	\$ 50,000	\$ 50,000	\$ 45,000
14 Pumps and Level Control	100%	1 LS	\$ 155,200	\$ 155,200	\$ 155,200
15 Piping, Valves, and Accessories	80%	1 LS	\$ 99,400	\$ 99,400	\$ 79,520
16 Generator System	100%	1 LS	\$ 99,400	\$ 99,400	\$ 99,400
17 Electrical	90%	1 LS	\$ 149,000	\$ 149,000	\$ 134,100
18 Instrumentation and Telemetry	70%	1 LS	\$ 40,000	\$ 40,000	\$ 28,000
19 Utility Services (PUD)	100%	1 LS	\$ 12,000	\$ 12,000	\$ 12,000
20 Programming, Startup, SCADA, Documentation	50%	1 LS	\$ 20,000	\$ 20,000	\$ 10,000
Subtotal				\$ 904,000	\$ 765,771
Sales Tax (8.4%)				\$ 75,936	\$ 64,325
Subtotal				\$ 979,936	\$ 830,096
Contingency (25%)				\$ 244,984	\$ 207,524
TOTAL ESTIMATED CONSTRUCTION COST				\$ 1,224,920	\$ 1,037,620
Engineering and Administrative Costs (25%)				\$ 306,230	\$ 259,405
Total Project Cost (rounded)				\$ 1,531,150	\$ 1,297,025
SDC CREDIT (1/3)					\$ 432,342

* Indicates portion completed by Green Mountain PRD

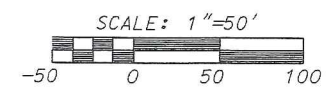


CENTERLINE CURVE DATA

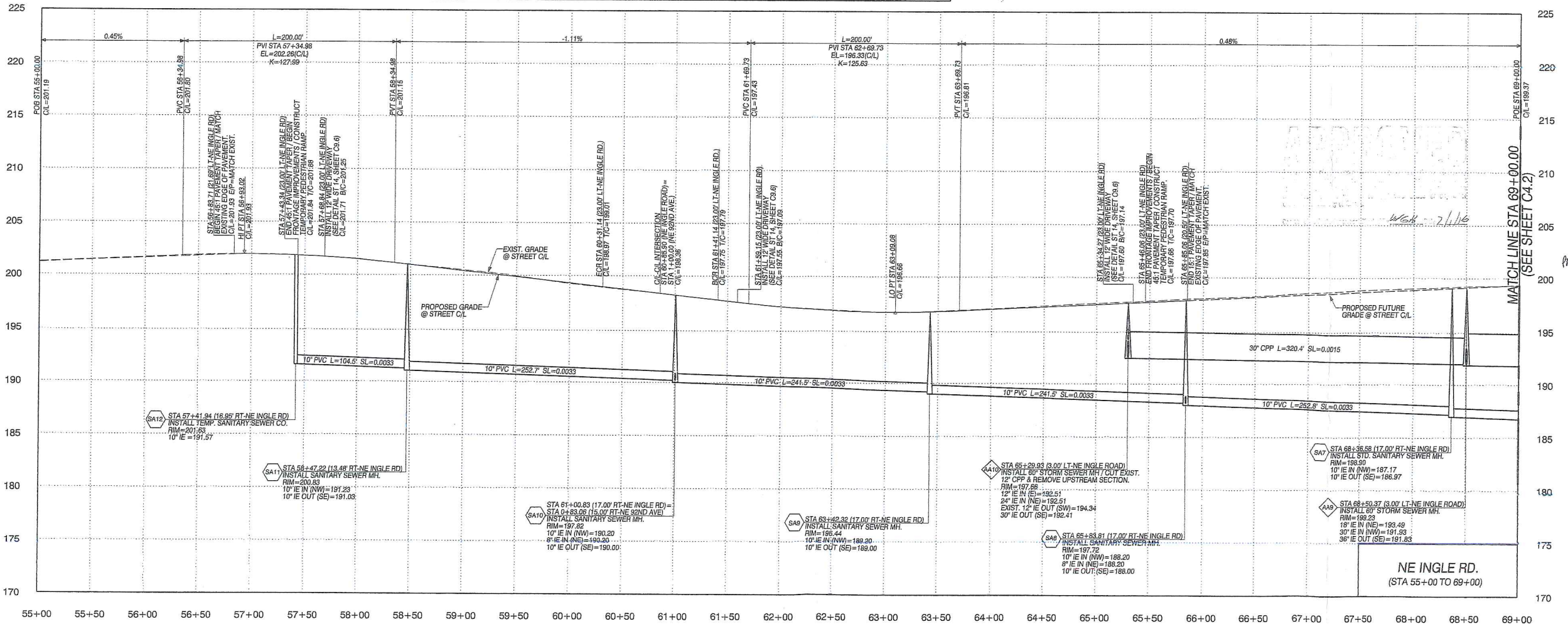
CL1	PC STA 57+28.09 (NE INGLE RD.) DELTA=08° 49' 34" R=2,000.00' L=238.28' PT STA 59+66.36 (NE INGLE RD.)
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WATER NOTES

W1	STA 57+41.71 (17.00' LT-NE INGLE RD.) BEGIN WATER MAIN CONSTRUCTION AND PIPE DEFLECTION PER MANUFACTURERS REQUIREMENTS. (2,017 FT. RADIUS SHOWN). INSTALL: (1) 18" CAP (MJ) (1) BLOW-OFF ASSEMBLY (1) THRUST BLOCK	W3	STA 60+70.97 (17.00' LT-NE INGLE RD.)= STA 1+17.18 (15.00' LT-N 92ND AVE) INSTALL: (1) 18" TEE (FLG) (1) 18" X 12" REDUCER (FLG X MJ) (2) 18" BUTTERFLY VALVES (FLG X MJ) (1) 12" BUTTERFLY VALVE (MJ) (3) VALVE BOXES AND COVERS (1) THRUST BLOCK	W5	STA 65+98.81 (38.00' LT - NE INGLE RD.) INSTALL: (1) 8" CAP (MJ) (1) BLOW-OFF ASSEMBLY (1) THRUST BLOCK
W2	STA 59+66.36 (17.00' LT-NE INGLE RD.) END PIPE DEFLECTION.	W4	STA 65+98.81 (17.00' LT - NE INGLE RD.) INSTALL: (1) 12" X 8" TEE (FLG) (2) 12" BUTTERFLY VALVES (FLG X MJ) (1) 8" GATE VALVE (FLG X MJ) (3) VALVE BOXES AND COVERS (1) THRUST BLOCK	W5.1	VERTICALLY DEFLECT WATER MAIN BELOW STORM MAIN PER PIPE MANUFACTURERS RECOMMENDATIONS.



NOTE:
REFER TO SHEET C6.1 FOR AREA DRAIN AND
CATCH BASIN DATA TABLES.



CLIENT:
GREEN MOUNTAIN LAND, LLC
17933 NW EVERGREEN PARKWAY,
SUITE 300
BEAVERTON, OR 97006
ATTN: JOHN ONEIL
PH: (503) 597-7100
FAX: (503) 597-7149
EMAIL: johno@metlandgroup.com

LAND SURVEYORS
OLSON ENGINEERS
ENGINEERING INC.
222 E. EVERGREEN BLVD., VANCOUVER, WA 98660
360-655-1385
509-899-8996

NE INGLE ROAD PLAN AND PROFILE (STA 55+00 TO 69+00) FOR:
GREEN MOUNTAIN MIXED USE P.R.D.
PHASES 1A & 1B

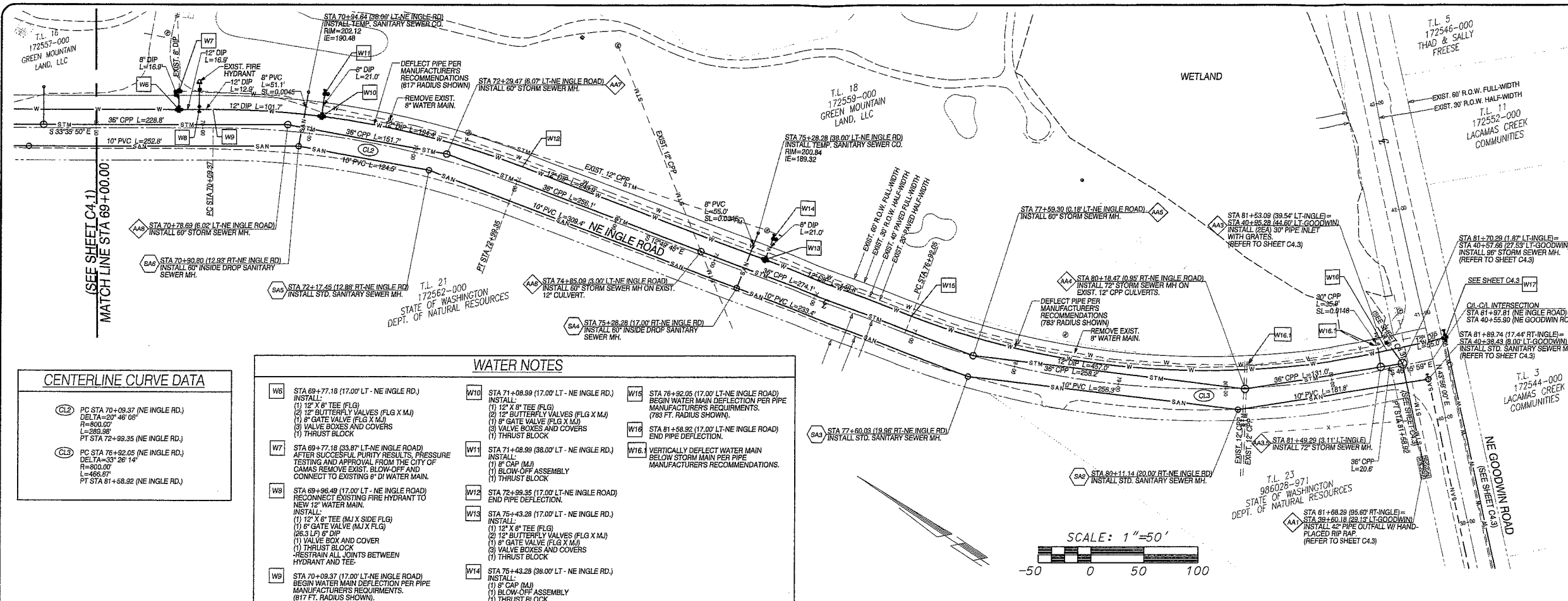
3/16/16

CHANGES / REVISIONS	
DESCRIPTION:	DATE:
STREET NAMES	6/17/16

DESIGNED: RWP
DRAWN: RWP
CHECKED: PAT
DATE: MARCH 2016
SCALE: H: 1"=50'
V: 1"=10'
COPYRIGHT 2016, OLSON ENGINEERING, INC.
GREEN MOUNTAIN MIXED USE P.R.D.
PHASES 1A & 1B
8938.01.02

SHEET
C4.1

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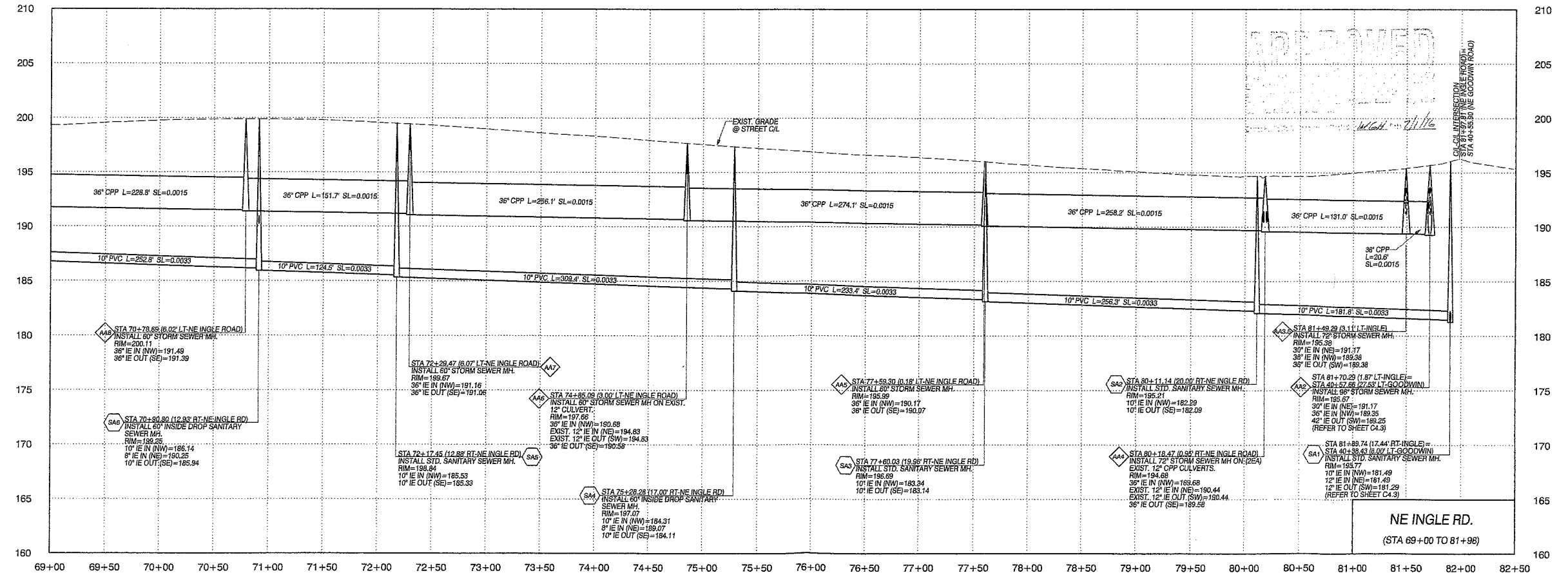


CENTERLINE CURVE DATA

CL2	PC STA 70+09.37 (NE INGLE RD.) DELTA=20° 48' 08" R=300.07 L=289.98' PT STA 72+99.35 (NE INGLE RD.)
CL3	PC STA 76+92.05 (NE INGLE RD.) DELTA=33° 26' 14" R=300.00 L=466.87' PT STA 81+58.92 (NE INGLE RD.)

WATER NOTES

W6	STA 69+77.18 (17.00' LT - NE INGLE RD.) INSTALL: (1) 12" X 8" TEE (FLG) (2) 12" BUTTERFLY VALVES (FLG X MJ) (3) 8" GATE VALVE (FLG X MJ) (4) VALVE BOXES AND COVERS (5) THRUST BLOCK	W10	STA 71+08.99 (17.00' LT - NE INGLE RD.) INSTALL: (1) 12" X 8" TEE (FLG) (2) 12" BUTTERFLY VALVES (FLG X MJ) (3) 8" GATE VALVE (FLG X MJ) (4) VALVE BOXES AND COVERS (5) THRUST BLOCK	W15	STA 76+92.05 (17.00' LT-NE INGLE ROAD) BEGIN WATER MAIN DEFLECTION PER PIPE MANUFACTURER'S REQUIREMENTS. (783 FT. RADIUS SHOWN).
W7	STA 69+77.18 (33.87' LT-NE INGLE ROAD) AFTER SUCCESSFUL PURITY RESULTS, PRESSURE TESTING AND APPROVAL FROM THE CITY OF CAMAS REMOVE EXIST. BLOW-OFF AND CONNECT TO EXISTING 8" DI WATER MAIN.	W11	STA 71+08.99 (38.00' LT - NE INGLE RD.) INSTALL: (1) 8" CAP (MJ) (2) BLOW-OFF ASSEMBLY (3) THRUST BLOCK	W16	STA 81+58.92 (17.00' LT-NE INGLE ROAD) END PIPE DEFLECTION.
W8	STA 69+96.49 (17.00' LT - NE INGLE ROAD) RECONNECT EXISTING FIRE HYDRANT TO NEW 12" WATER MAIN. INSTALL: (1) 12" X 8" TEE (MJ X SIDE FLG) (2) 12" BUTTERFLY VALVES (FLG X MJ) (3) 8" GATE VALVE (FLG X MJ) (4) VALVE BOX AND COVER (5) THRUST BLOCK RESTRAIN ALL JOINTS BETWEEN HYDRANT AND TEE	W12	STA 72+99.35 (17.00' LT-NE INGLE ROAD) END PIPE DEFLECTION.	W16.1	VERTICALLY DEFLECT WATER MAIN BELOW STORM MAIN PER PIPE MANUFACTURER'S REQUIREMENTS.
W9	STA 70+08.37 (17.00' LT-NE INGLE ROAD) BEGIN WATER MAIN DEFLECTION PER PIPE MANUFACTURER'S REQUIREMENTS. (817 FT. RADIUS SHOWN).	W13	STA 73+43.28 (17.00' LT - NE INGLE RD.) INSTALL: (1) 12" X 8" TEE (FLG) (2) 12" BUTTERFLY VALVES (FLG X MJ) (3) 8" GATE VALVE (FLG X MJ) (4) VALVE BOXES AND COVERS (5) THRUST BLOCK		
		W14	STA 75+43.28 (38.00' LT - NE INGLE RD.) INSTALL: (1) 8" CAP (MJ) (2) BLOW-OFF ASSEMBLY (3) THRUST BLOCK		



CLIENT:
GREEN MOUNTAIN LAND, LLC
17933 NW EVERGREEN PARKWAY,
SUITE 300
BEAVERTON, OR 97006
ATTN: JOHN O'NEIL
PH: (503) 597-7100
FAX: (503) 597-7149
EMAIL: johno@metlandgroup.com

NE INGLE ROAD PLAN AND PROFILE (STA 69+00 TO 81+98) FOR:
GREEN MOUNTAIN MIXED USE P.R.D.
PHASES 1A & 1B

LAND SURVEYORS
OLSON
ENGINEERS
ENGINEERING INC. 222 E. EVERGREEN BLVD., VANCOUVER, WA 98660

3/16/16

CHANGES / REVISIONS	
DESCRIPTION:	DATE:
STORM SEWER	06/17/16

DESIGNED: RWP

DRAWN: RWP

CHECKED: PAT

DATE: MARCH 2016

SCALE: Ht 1"=50'
V: 1"

COPYRIGHT 2016, OLSON ENGINEERING, INC.

GREEN MOUNTAIN MIXED USE P.R.D.
PHASES 1A & 1B

8938.01.02

SHEET

C4.2

J:\data\8000\8900\8930\8938\Engineering\Final\Phases 1A & 1B\Sheets\8938.e.C4.2.Ingle plan & prof 2.dgn
M:\Microstation V8i\p1\tables\ICE table setup\ICE street.tbl

PROPOSED B1
MEDIAN
FUTURE
PHASES

FUT
PH

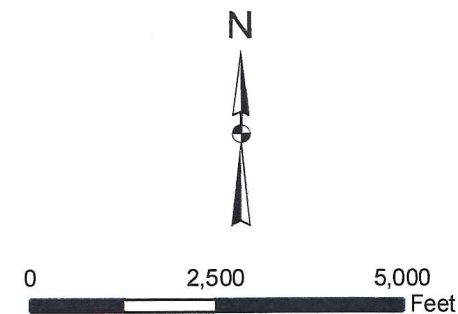
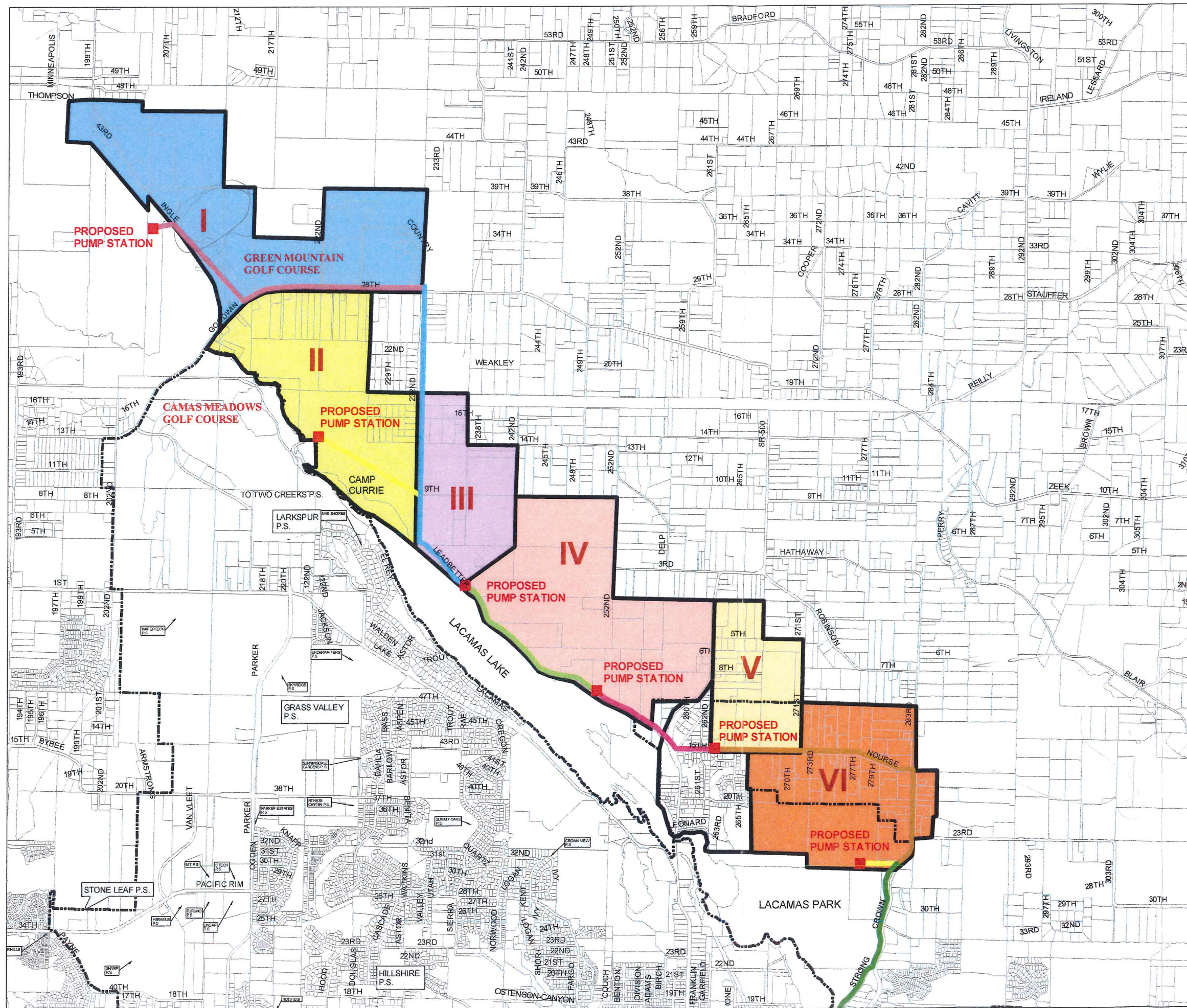
LENGTH = 1,581.2'

FRONTAGE ON INGLE ROAD
OF REMAINING GREEN MOUNTAIN PUD
PARCELS

INGLE ROAD

EXHIBIT SHOWING LENGTH OF FRONTAGE
FOR GREEN MOUNTAIN PUD ALONG INGLE ROAD.





LEGEND:

GRAVITY

12-INCH GRAVITY

16-INCH GRAVITY

FORCE MAIN

6-INCH FM

10-INCH FM

12-INCH FM

14-INCH FM

16-INCH FM

NUGA BOUNDARY

CITY LIMITS

PARCELS

I - 524 Acres

II - 417 Acres

III - 233 Acres

IV - 500 Acres

V - 192 Acres

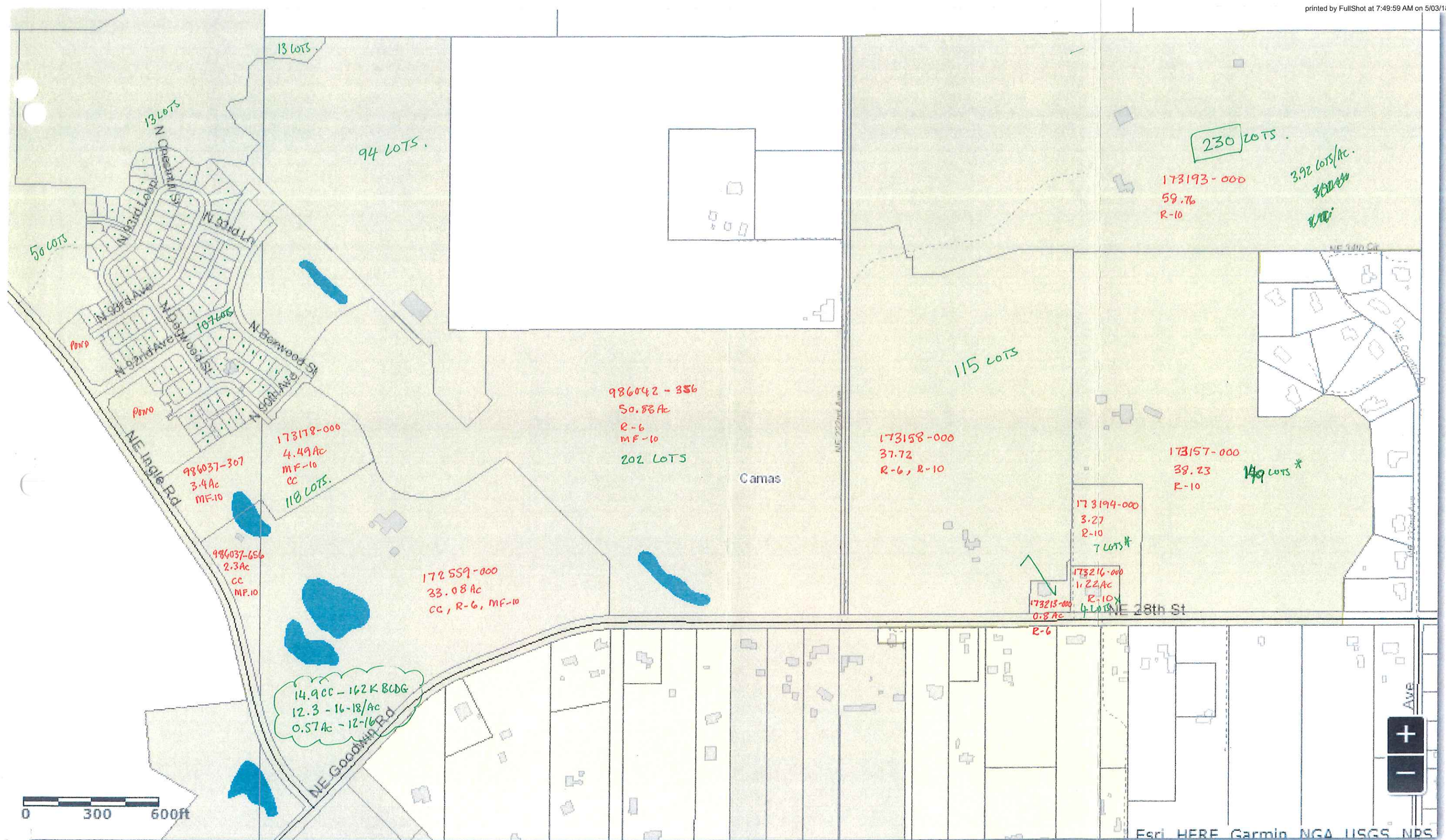
VI - 397 Acres

SOURCE: CITY OF CAMAS

CITY OF CAMAS

GENERAL SEWER PLAN AMENDMENT
FIGURE 3-1
NUGA SEWER CONVEYANCE
INFRASTRUCTURE

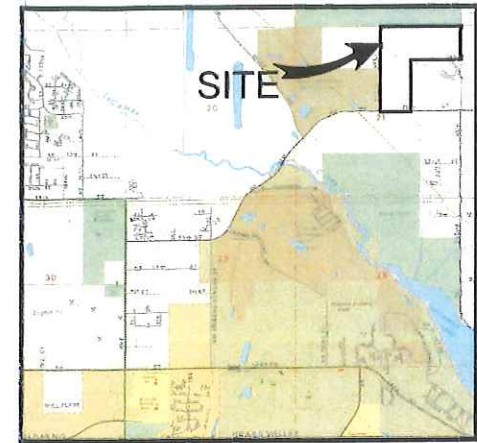




* BASED ON LOT/AC ON NORTH PART
OF GM ESTATES SINCE SAME ZONING

Green Mountain Estates

Located in the NE 1/4 of Section 21 T2N, R3E, W.M.
Clark County, City of Camas, Washington



VICINITY MAP
NOT TO SCALE

GENERAL INFORMATION:

Applicant:
Green Mountain Estates, LLC
Attn: Drew Miller
2300 East 3rd Loop
Vancouver, WA 98661
Ph. (360) 816-1494
Fax (360) 335-1571
E-mail: drew@kirklandglobe.com

Project Engineer/Planner:
PLS Engineering
Attn: Andrew Gunther
2008 C Street
Vancouver, WA 98663
Ph. (360) 944-6519
Fax: (360) 944-6539
E-mail: andrew@plsengineering.com

Project Description:

This project is a proposed residential subdivision of 98.37 acres within the R-10 and R-6 single family residential zones into 346 detached single family lots.

The project proposes utilizing the density transfer provisions of the City code to allow for lot sizes varying from the averages specified in the City of Camas municipal codes. The project is proposed to be developed in a series of 6 phases as indicated on these drawings.

In accordance with CMC 18.07.040, Table 2, the applicant requests approval to construct temporary sales office on one lot in each phase of the project. Preliminary locations would be on lots 7, 110, 207, and 274. However, the applicant requests the ability to adjust these locations depending on the preferences of the ultimate homebuilder(s) in the development.

Parcel numbers 173158-000, 173193-000, 173212-000, & 173213-000, 173214-000, & 173215-000.

Boundary and topographic survey data provided by Olson Engineering, Inc.

Project Area - 98.37 acres (4,284,969 sq ft)
Total Number of Lots = 346
*Minimum Lot Size = 5,000 sq ft
*Maximum Lot Size = 17,220 sq ft
*Average Lot Size = 7,065 sq ft

Proposed right-of-way dedication to City of Camas = 23.33 acres (1,016,120 sq ft)

Zoning Requirements:

R-6: Min. Lot Area = 4,800 sq. ft., Max. Lot Area = 7,200 sq. ft.
Min. Lot Width = 60', Min. Lot Depth = 90'
Setbacks: Front = 20', Street Side = 20', Side = 5', Rear = 25'

R-6 Density Transfer Standards: Min. Lot Area = 4,200 sq ft
Min. Lot Width = 50', Min. Lot Depth = 80'

R-10: Min. Lot Area = 8,000 sq. ft., Max. Lot Area = 12,000 sq. ft.
Min. Lot Width = 80', Min. Lot Depth = 100'
Setbacks: Front = 20', Street Side = 20', Side = 5', Rear = 25'

R-10 Density Transfer Standards: Min. Lot Area = 7,000 sq ft
Min. Lot Width = 60', Min. Lot Depth = 90'

Proposed Development Standards:

Through density transfer on the property, the applicant proposes that the following standards be applied to the development:
South Portion of Property (south of where property widens to the east): Min. Lot Area = 4,500 sq ft, Min. Lot Width=50', Min. Lot Depth=90', Setbacks per the development code
North Remainder of Property: Min. Lot Area = 7,000 sq ft, Min. Lot Width=60', Min. Lot Depth=90', Setbacks per the development code

Public Water & Sewer Purveyor = City of Camas

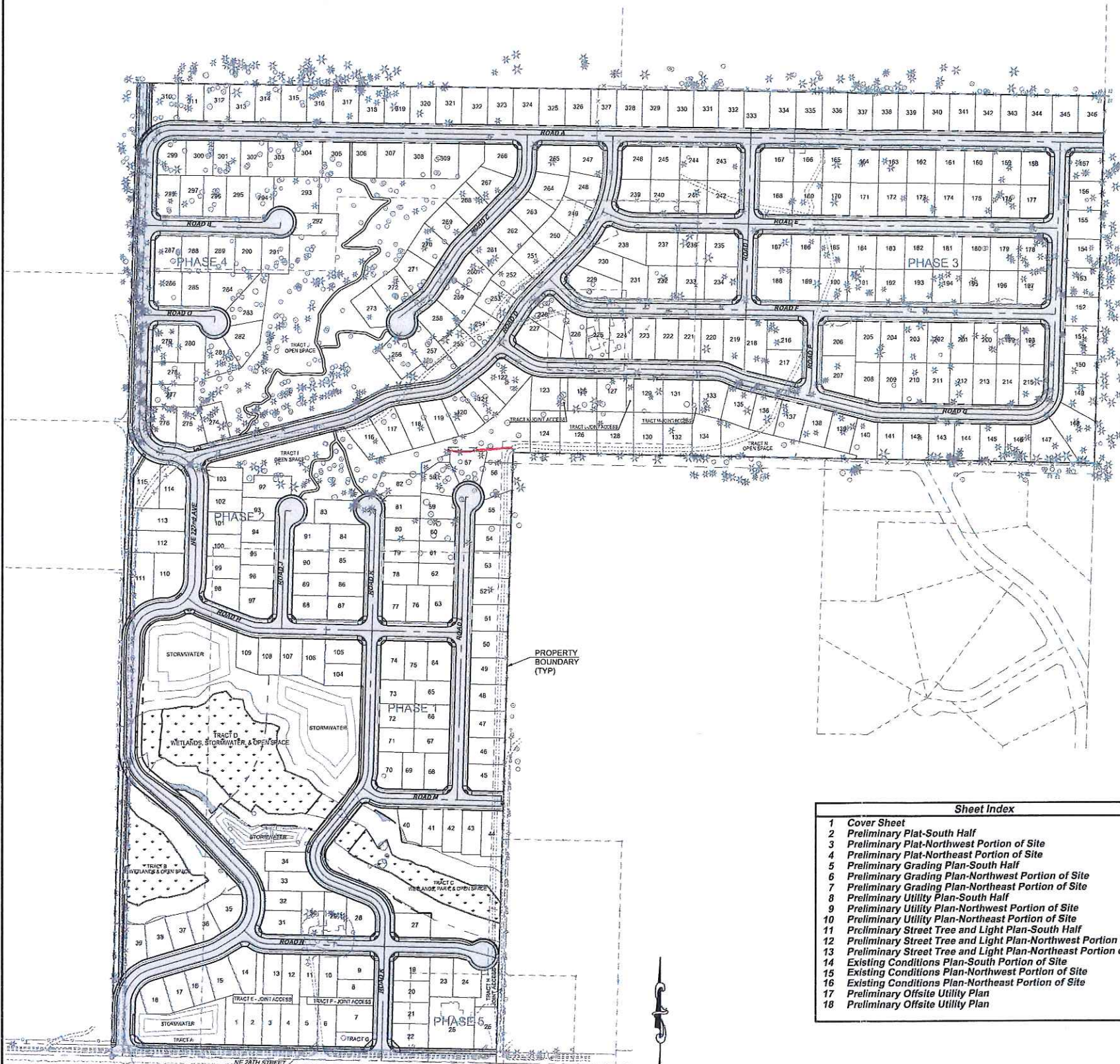
Existing Condition Notes:

All wells and septic systems on the site are proposed to be abandoned.

There is no existing public transit service in the vicinity of the site.

There are no fire hydrants on or within 500 feet of the site. The nearest fire hydrants are approximately 4,000 feet westerly of the site. One is on the east side of Ingle Road approximately 1,200 feet north of its intersection with Goodwin Road. The other is on the south side of Goodwin Road approximately 350' southwesterly of the Lacamas Creek bridge. It is shown on sheet 18.

The site contains a number of critical areas including slopes greater than 15%, Category IV wetlands, and three Oregon white oak trees. Appropriate studies have been completed to address the critical areas including a geotechnical report by Redmond Geotechnical Services and a wetland delineation and mitigation plan by The Resource Company. These documents are provided as part of the Preliminary Plat application and the locations of the wetlands and oak trees are shown on the submitted drawings. The resources have been avoided to the extent feasible. An archaeological predetermination and survey have also been completed by Applied Archaeological Research, Inc. and the reports are provided in the land use application. There are no areas onsite or within 100 feet of the site containing 100 year flood plains based on County GIS mapping.



Sheet Index

- 1 Cover Sheet
- 2 Preliminary Plat-South Half
- 3 Preliminary Plat-Northwest Portion of Site
- 4 Preliminary Plat-Northeast Portion of Site
- 5 Preliminary Grading Plan-South Half
- 6 Preliminary Grading Plan-Northwest Portion of Site
- 7 Preliminary Grading Plan-Northeast Portion of Site
- 8 Preliminary Utility Plan-South Half
- 9 Preliminary Utility Plan-Northwest Portion of Site
- 10 Preliminary Utility Plan-Northeast Portion of Site
- 11 Preliminary Street Tree and Light Plan-South Half
- 12 Preliminary Street Tree and Light Plan-Northwest Portion of Site
- 13 Preliminary Street Tree and Light Plan-Northeast Portion of Site
- 14 Existing Conditions Plan-South Portion of Site
- 15 Existing Conditions Plan-Northwest Portion of Site
- 16 Existing Conditions Plan-Northeast Portion of Site
- 17 Preliminary Offsite Utility Plan
- 18 Preliminary Offsite Utility Plan

Scale 1" = 150'

Cover Sheet for:

REVISIONS		DATE	BY	DESCRIPTION
A	1	12/22/15	AJG	Submitted for agency review
B	1			
C	1			
D	1			
E	1			
F	1			



Project No. 2340
SCALE: H: 1"=150'
V: N/A
DESIGNED BY: AJG
DRAFTED BY: AJG
REVIEWED BY: TGJ

1

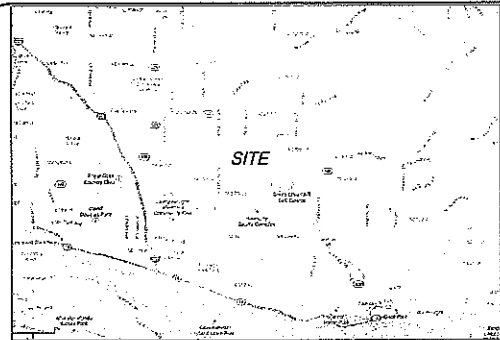
18

Green Mountain Estates Subdivision
A Subdivision in Camas, Washington

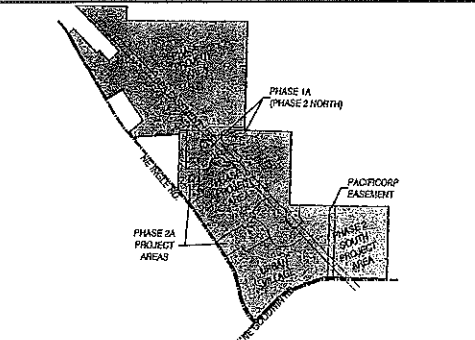
PLS ENGINEERING

PH (360) 944-6519 | Fax (360) 944-6539

Civil Engineering & Planning | 2008 C Street, Vancouver, WA 98663



VICINITY MAP SEC. 17, 20 & 21 T2N R3E W.M. NTS



OVERALL GREEN MOUNTAIN PROJECT MAP

SUBDIVISION NOTES

EXISTING SITE DATA:
PRESENT USE: FORMER GOLF COURSE
EXISTING ZONING: R-6, MF-10

PROPOSED SITE DATA:
PROPOSED USE: WETLAND, STREAM, STEEP BANK BUFFER AREAS, PROTECTED AREAS, AND PLANNED IMPROVEMENT AREAS:
PROPOSED EASEMENTS: REFER TO ENGINEERING PLANS
PROPOSED EASEMENTS FOR ACCESS, DRAINAGE, UTILITIES, ETC.: REFER TO ENGINEERING PLANS
PROPOSED SEPTIC SYSTEMS: NONE PROPOSED
PROPOSED OPEN SPACE/PARK: NONE PROPOSED
PROPOSED TRAIL FACILITIES: NONE PROPOSED
PROPOSED SIGNS (SHOW PLAN): NONE PROPOSED
PROPOSED LIGHTING: STREET LIGHTS TO BE PROVIDED AS SHOWN
PROPOSED LOT/TRACT, ETC.: TO BE SHOWN ON THE LANDSCAPE PLAN
PROPOSED LANDSCAPE PLAN: TO BE SHOWN ON THE LANDSCAPE PLAN
PROPOSED BUILDINGS: TO BE SHOWN ON THE LANDSCAPE PLAN

IF ANY CULTURAL RESOURCES AND/OR HUMAN REMAINS ARE DISCOVERED IN THE COURSE OF UNDERTAKING THE DEVELOPMENT ACTIVITY, THE DEPARTMENT OF ARCHAEOLOGY AND HISTORIC PRESERVATION IN OLYMPIA SHALL BE NOTIFIED. FAILURE TO COMPLY WITH THESE STATE REQUIREMENTS MAY CONSTITUTE A CLASS C FELONY, SUBJECT TO IMPRISONMENT AND/OR FINES.

LAND INVENTORY:
TOTAL PHASE 2 AREA: APPROX. 128.1 ACRES (5,528,000 SF)
PHASE 2 AREA NORTH: APPROX. 48.89 ACRES (2,173,000 SF)
PHASE 2 AREA SOUTH: APPROX. 79,200 SF (1,800 ACRES)
TOTAL DEVELOPED AREA: APPROX. 38.09 ACRES (1,659,000 SF)
TOTAL LOT AREA: APPROX. 23.81 ACRES (1,036,000 SF)
TOTAL INFRASTRUCTURE AREA (WATER, STORM FACILITY, R.O.W., PARKING AND ACCESS TRACTS): APPROX. 14.28 ACRES (621,000 SF)
TOTAL AREA OF CRITICAL AREAS AND OPEN SPACE TRACTS: APPROX. 15.62 ACRES (680,200 SF)

SUBDIVISION NOTES

TRACT	DESCRIPTION	SIZE
A	OPEN SPACE & CRITICAL AREA	222,400 SF
B	STORM FACILITY	27,800 SF
C	OPEN SPACE & CRITICAL AREA	175,000 SF
D	STORM FACILITY & OPEN SPACE	78,500 SF
E	OPEN SPACE & CRITICAL AREA	127,200 SF
F	OPEN SPACE & PARKING	42,400 SF
G	ACCESS TO LOTS 114-116	2400 SF
H	PARKING & LANDSCAPE	2000 SF
I	PARKING & LANDSCAPE	1400 SF
J	ACCESS TO LOTS 154-155	1800 SF
K	OPEN SPACE	4200 SF
L	LANDSCAPE	3050 SF
M	ACCESS TO LOT 5	300 SF
N	ACCESS TO LOTS 6 & 7	1900 SF
O	OPEN SPACE	8300 SF
P	ACCESS TO LOTS 10-13	2100 SF
Q	ACCESS TO LOT 20-21	5000 SF
R	PARKING & LANDSCAPE	3800 SF
S	ACCESS TO LOTS 29-31	2100 SF
T	PARKING & LANDSCAPE	2550 SF
U	ACCESS TO LOTS 36-41	2700 SF
V	LANDSCAPE	600 SF
W	ACCESS TO LOTS 42-48	1900 SF
X	LANDSCAPE	700 SF
Y	PARKING & LANDSCAPE	2400 SF
Z	ACCESS TO LOT 54-55	1000 SF
AA	ACCESS TO LOTS 66-67	2000 SF
BB	LANDSCAPE	1100 SF
CC	LANDSCAPE	400 SF
DD	ACCESS TO LOTS 103-105	2800 SF
EE	ACCESS TO LOTS 102-103	2100 SF
FF	PARKING & LANDSCAPE	2200 SF
GG	ACCESS TO LOT 113	800 SF
HH	ACCESS TO LOT 117	600 SF
II	ACCESS TO LOTS 124-125	800 SF
JJ	ACCESS TO LOTS 125-137	1300 SF
KK	PARKING & LANDSCAPE	3200 SF
LL	ACCESS TO LOTS 204-216	18,800 SF
MM	LANDSCAPE	2500 SF
NN	LANDSCAPE	8200 SF
OO	LANDSCAPE	1700 SF
PP	LANDSCAPE	2000 SF
QQ	LANDSCAPE	2000 SF

LEGEND

EXISTING EASEMENT
PROPOSED LOT/TRACT
PHASE 2 BOUNDARY
PROPERTY LINE
ROAD CENTERLINE
PROPOSED RIGHT-OF-WAY
ADJACENT TAILLOT
APPROX. WETLAND BOUNDARY
ASPHALT/ROAD/STREET/DRIVEWAY
SIDEWALK/CONC. PAD/TRAIL
BUILDING ENVELOPE
PARKING LOT STRIPING
STORM FACILITY FENCE (SEE ENGINEER)
CENTERLINE OF STREAM

DEVELOPMENT STANDARDS

'B' POD

GREEN MOUNTAIN PRD STANDARDS FOR PHD LOT DEVELOPMENT	SINGLE-FAMILY 1/2 PODS LOTS #202-215
MINIMUM LOT AREA	1800 SF (4)
MAXIMUM LOT AREA	NONE
MINIMUM LOT WIDTH	30'
MINIMUM LOT DEPTH	30'
MINIMUM FLOOR AREA PER D.U.	NONE
MAXIMUM BUILDING HEIGHT	40'0"
MAXIMUM BUILDING COVERAGE	NONE
MINIMUM SETBACKS	
MINIMUM FRONT YARD GARAGE	6'0" (30'11")
MINIMUM SIDE	7' (11'0")
MINIMUM SIDE PLANNING STREET	17' (6')
MINIMUM REAR	17' (21')

1. SINGLE-FAMILY DETACHED HOMES PERMITTED.
2. 10 FOOT REAR YARD FOR FRONT ACCESS GARAGE.
3. MINIMUM REAR YARD FOR ALLEY-ACCESSED GARAGE IS EITHER 4' OR 10'.
4. MINIMUM SIDE YARD AT ALLEY IS 5'.
5. THE NON-ATTACHED SIDE OF A DWELLING UNIT SHALL BE THREE FEET, OTHERWISE A ZERO-LOT LINE IS ASSUMED.
6. MAXIMUM BUILDING HEIGHT: THREE STORIES AND A BASEMENT BUT NOT TO EXCEED MAXIMUM BUILDING HEIGHT.

NOTE: SETBACKS BASED ON LOT SIZE FOR 'D' AND 'E' PODS. LOT SIZES ARE NOT SUBJECT TO LOT SIZE AVERAGING.

DEVELOPMENT STANDARDS

'D' AND 'E' PODS

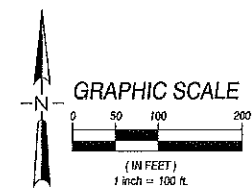
GREEN MOUNTAIN PRD STANDARDS FOR PHD LOT DEVELOPMENT	SINGLE-FAMILY 1/2 PODS LOTS 1-39	SINGLE-FAMILY 1/2 PODS LOTS 40-113
MINIMUM LOT AREA	3300 SF (66'x111')	4000 SF
MAXIMUM LOT AREA	7800 SF	8000 SF
MINIMUM LOT WIDTH	40'	50'
MINIMUM LOT DEPTH	80'	80'
MINIMUM LOT WIDTH ON A CURVE ON CUL-DE-SAC	25'	30'
MINIMUM BUILDING HEIGHT	35'	35'
MAXIMUM BUILDING COVERAGE	45%	40%
MINIMUM SETBACKS		
LOT AREA	UP TO 4999 SF 5000 SF TO 1499 SF 1500 SF TO 1999 SF	5000 SF TO 1499 SF 1500 SF TO 1999 SF
FRONT YARD (INCLUDES PUBLIC UTILITY EASEMENTS)	10'11" @ GARAGE 15'11" @ GARAGE	10'11" @ GARAGE 15'11" @ GARAGE
SIDE YARD AND CORNER LOT REAR YARD	4'	5'
CORNER LOT STREET SIDE YARD	10'	15'
REAR YARD	15'	20'
MINIMUM LOT WIDTH ON A CURVE ON CUL-DE-SAC	25'	30'

1. SINGLE-FAMILY DETACHED HOMES PERMITTED.
2. MAXIMUM BUILDING HEIGHT: THREE STORIES AND A BASEMENT BUT NOT TO EXCEED MAXIMUM BUILDING HEIGHT.
3. 10 FOOT REAR YARD FOR FRONT ACCESS GARAGE.
4. SETBACKS BASED ON LOT SIZE. LOT SIZES ARE NOT SUBJECT TO LOT SIZE AVERAGING.

OWNER:
GREEN MOUNTAIN LAND, LLC
17833 NW EVERGREEN PARKWAY, SUITE 300
BEAVERTON, OR 97006
(503) 597-7100
(503) 597-7149 FAX
john.schmidt@melandgroup.com

APPLICANT:
GREEN MOUNTAIN DEVELOPMENT SERVICES
500 MILLER NASH GRAHAM & DUNN LLP
500 BROADWAY STREET, SUITE 400
VANCOUVER, WA 98660
(360) 519-7002
kanna.bremer@millernash.com

CONTACT:
OLSON ENGINEERING, INC.
ATTN: STACY HICKMAN
222 E. EVERGREEN BLVD.
VANCOUVER, WA 98660
(360) 695-1305
FAX (360) 695-6117
stacyh@olsonengr.com



PRELIMINARY PLAT AND PHASING PLAN FOR: GREEN MOUNTAIN MIXED USE PRD PHASE 2

OLSON LAND SURVEYORS
ENGINEERS
ENGINEERING INC. 222 E. EVERGREEN BLVD., VANCOUVER, WA 98660
360.695.1305
360.695.6117

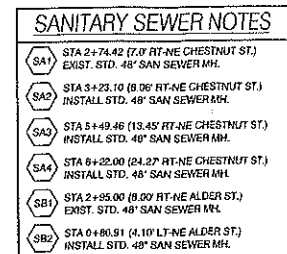


CHANGES / REVISIONS	
DESCRIPTION:	DATE:
Revised plat	4.5.17
Revised plat	4.28.17

DESIGNED: SAH
DRAWN: SAH
CHECKED: KFS/MHO
DATE: NOVEMBER 2016
SCALE: 1" = 100'
V:
COPYRIGHT 2016, OLSON ENGINEERING, INC.
GREEN MOUNTAIN PRD - PHASE 2
JOB NO. 8938.02.01

SHEET
PL1.0

PLD: consultant.cib
FILE: p:\data\8900\8900\8938\Planning\8938.p Master Plat.dwg



SANITARY LATERAL TABLE PHASE 2G					
LOT	DOWN STREAM #	STA FROM O.S. MH	LATERAL LENGTH	IE @ END	DEPTH @ T
203	S42	+0:53.72	26.0	234.31	6.0
206	S42	+0:45.72	26.0	234.63	6.0
206	S42	+1:14.54	26.0	234.92	6.0
206	S42	+1:46.19	26.0	235.24	6.0
207	S42	+1:75.79	26.0	235.53	6.0
208	S42	+2:08.53	25.5	235.86	6.0
208	S41	+2:33.20	24.7	236.54	6.0
211	S43	+0:26.03	30.51	236.80	6.0
211	S43	+0:49.03	29.79	236.90	6.0
212	S43	+0:58.34	23.5	236.84	6.0
213	S41	+0:00.00	19.2	236.54	6.0
214	S42	+1:49.91	22.0	235.50	8.0
214	S42	+1:56.52	32.5	234.62	8.0

SPATIAL LATERAL TABLE PHASE 2H					
LOT	DOWN STRAIN	STA FROM O.S. MM	LATERAL LENGTH	IE @ END	Y
216	Active-SF6	0+33.74	42.0	265.48	6.0
217	Inactive-SF7	0+21.07	41.5	267.08	6.0
218	SBI	0+32.61	42.0	264.91	6.0
220	SBI	0+84.11	42.0	263.84	6.0
221	SBI	1+58.59	47.0	260.59	6.0
222	SBI	2+02.89	46.7	266.95	7.0
223	SBI	0+00.00	30.5	261.19	6.0
224	SBI	2+05.27	52.4	261.64	6.0
225	SBI	1+68.76	42.2	261.56	6.0
226	SBI	0+90.70	28.0	263.17	6.0
227	SBI	0+17.37	42.0	264.27	6.0

1) ALL GRAVITY LATERALS SHALL BE 6" P/C 3034 PIPE AND HAVE A 2% MIN. SLOPE PER DETAIL S62, SHEET C3.2.

NOTES:

- 1) SEE CITY OF CAMAS STD. SANITARY SEWER NOTES AND DETAILS ON SHEETS C9.2 AND C9.3.
- 2) ALL SANITARY SEWER PIPE SHALL BE PER 3034 (SDR 35) OASKETED PIPE UNLESS NOTED OTHERWISE.
- 3) PIPE BEDDING AND BACKFILL TO BE PER DETAILS G2 AND G3 ON SHEET C1.1.
- 4) STAMP AN "S" IN FACE OF CURB AT SANITARY SERVICE LOCATION PER DETAILS S77, S78, S79 AND S72, SHEET C9.6.
- 5) ABANDON WELL AND SEPTIC TANK / DRAIN FIELD PER 54W WASHINGTON HEALTH DEPARTMENT REQUIREMENTS. PROVIDE CITY INSPECTOR WITH ABANDONMENT DOCUMENTATION.

CLIENT:
CLB WASHINGTON SOLUTIONS I, LLC
31441 SANTA MARGARITA PARKWAY
STE A-144
RANCHO SANTA MARGARITA, CA
92688
ATTN: RALPH EMERSON
PH: (714) 292-5326
EMAIL:
temerson@clubsonlinecommunities.com

SANITARY SEWER PLAN FOR:
GREEN MOUNTAIN MIXED USE P.R.D.
PHASE 2G & 2H

ALSON LAND SURVEYORS
ENGINEERS
ENGINEERING INC.
200-656-1265
200-289-9226
222 E. EVERGREEN, VANCOUVER, WA 98660



2/26/18

CHANGES / REVISIONS	
DESCRIPTION:	DATE:

DESIGNED: *FRYP*

DRAWN: RWP

CHECKED: PAT

DATE: NOVEMBER 2017

SCALE: H: 1"=50'

CONFIDENTIAL

PHASE 2G & 2H

JOB FILE: 8938,04,07


SHEET

Time of Day	Sleeping	Resting	Sitting	Standing	Walking	Running
0	80	10	5	0	0	0
4	80	10	5	0	0	0
8	70	15	10	0	0	10
12	60	20	15	0	0	5
16	50	25	20	0	0	5
20	40	30	25	0	0	5
24	80	10	5	0	0	0

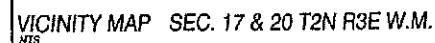
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M:\MicroStation V8\pan tables\OCE table setup\OCE sanitary.tbl

SCALE: 1"=50'



-50 0 50 100



EXISTING SITE DATA

PRESENT USE: VACANT
EXISTING ZONING: R-10, PRD MASTER PLAN

PROPOSED SITE DATA:

PROPOSED USE:	159 LOT PRO/SUBDIVISION
WETLAND, STREAM, STEEP BANK BUFFER AREAS/PROTECTED AREAS, AND PLANNED ENHANCEMENT AREAS:	AS SHOWN
PROPOSED PRIVATE ROADS:	AS SHOWN
PROPOSED EASEMENTS:	REFER TO ENGINEERING PLANS
PROPOSED ON-SITE ROAD RIGHT-OF-WAY:	AS SHOWN
PROPOSED PEDESTRIAN AND BICYCLE FACILITIES:	AS SHOWN
PROPOSED EASEMENTS FOR ACCESS, DRAINAGE, UTILITIES, ETC:	REFER TO ENGINEERING PLANS
PROPOSED LOADING DOCK:	NONE PROPOSED
PROPOSED SEPTIC SYSTEMS:	NONE PROPOSED
PROPOSED OPEN SPACE/PARK:	AS SHOWN
PROPOSED TRANSIT FACILITIES:	NONE PROPOSED
PROPOSED SIGNS (SIGN PLAN):	NONE PROPOSED
PROPOSED LIGHTING:	STREET LIGHTING SHOWN IN FINAL DESIGN
PROPOSED LOTS, TRACTS, ETC:	AS SHOWN
EXISTING BUILDINGS TO REMAIN:	NONE
PROPOSED LANDSCAPING (LANDSCAPE PLAN):	AS SHOWN ON THE LANDSCAPE PLAN
PROPOSED FLOODING:	LOTS FOR SINGLE-FAMILY DETACHED RESIDENCES
PROPOSED PARKING:	AS SHOWN

1. THERE IS A WETLAND BUFFER MITIGATION PLAN, AS WELL AS A CRITICAL AREAS REPORT AFFECTING THE SITE. PLEASE REFER TO THE REPORTS, AS PROVIDED BY ECOLOGICAL LAND SERVICES, INC. DATED SEPTEMBER 12, 2017 FOR MORE INFORMATION.
2. 35 SE-GETSBACK LINE SHOWN ON DRAWING IS APPROXIMATE AND WAS TAKEN FROM THE "GEOLOGICAL CRITICAL AREAS REPORT, GREEN MOUNTAIN NORTH, BY COLUMBIA WEST ENGINEERING, INC. DATED APRIL 18, 2017. THE GREEN-GETSBACK LINE WILL BE STAKED BY THE GEOLOGICAL ENGINEER AND LOCATED PRECISELY FROM TO PIVOT ENGINEERING. ANY DEVELOPMENT BEYOND THIS LINE WILL REQUIRE ADDITIONAL GEOLOGICAL STUDY.

EXTERIOR LIGHTS SHALL BE SHIELDED AND DIRECTED TO PREVENT OFF-SITE GLARE IN ACCORDANCE WITH CCC 40.340.010(A)(7).

IF ANY CULTURAL RESOURCES AND/OR HUMAN REMAINS ARE DISCOVERED IN THE COURSE OF UNDERTAKING THE DEVELOPMENT ACTIVITY, THE DEPARTMENT OF ARCHAEOLOGY AND HISTORIC PRESERVATION IN OLYMPIA SHALL BE NOTIFIED. FAILURE TO COMPLY WITH THESE STATE REQUIREMENTS MAY CONSTITUTE A CLASS C FELONY, SUBJECT TO IMPRISONMENT AND/OR FINES.

LAND INVENTORY:	
TOTAL PHASE 3 AREA:	APPROX. 115 ACRES (5,009,403 SF) ACCORDING TO CLARK COUNTY GIS
TOTAL DEVELOPED AREA:	APPROX. 36.39 ACRES (1,537,185 SF)
TOTAL LOT AREA:	APPROX. 27 ACRES (1,178,565 SF)
TOTAL INFRASTRUCTURE:	APPROX. 14 ACRES (603,510 SF)
TOTAL OPEN SPACE/CRITICAL AREA:	APPROX. 74 ACRES (3,211,764 SF)

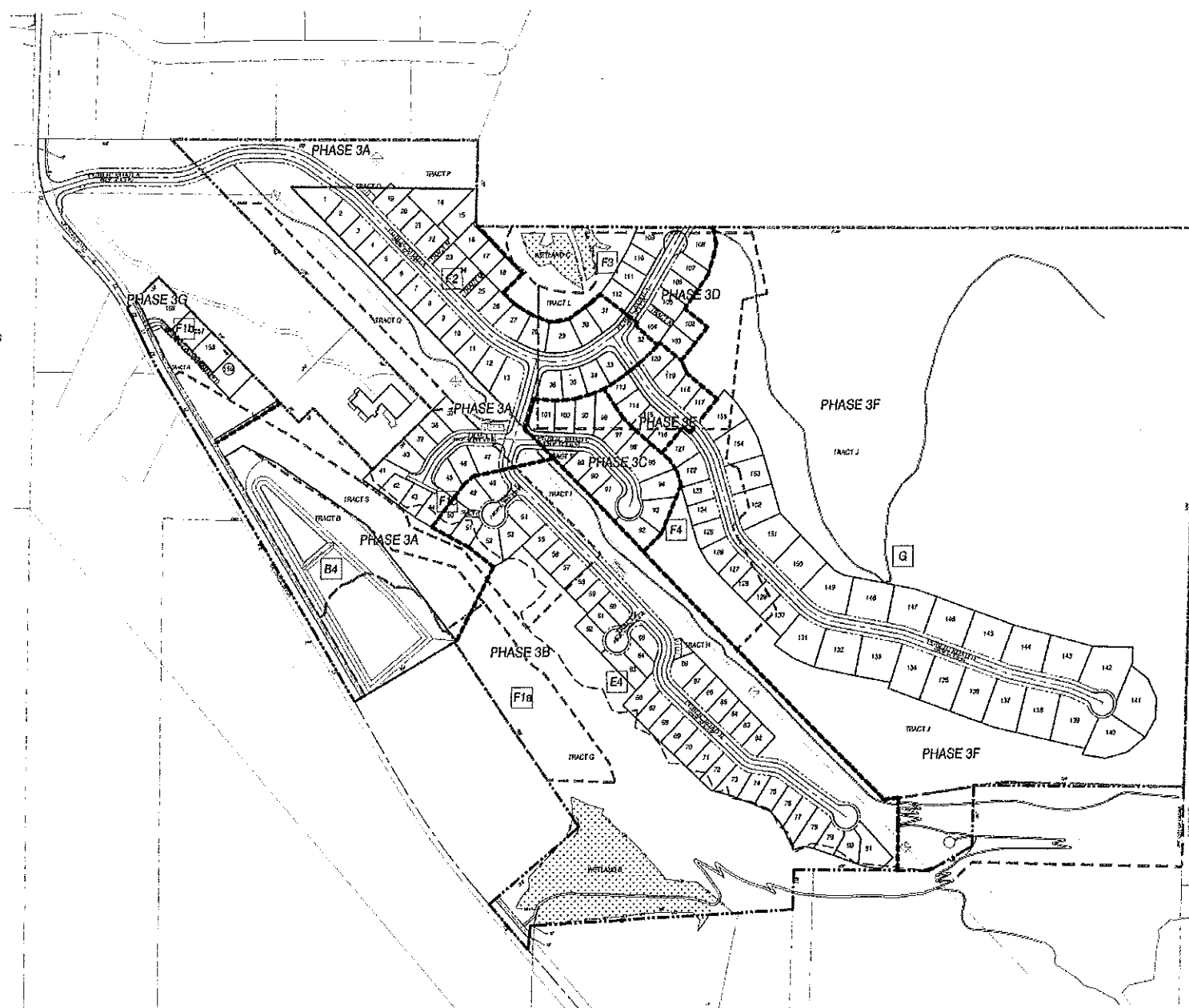
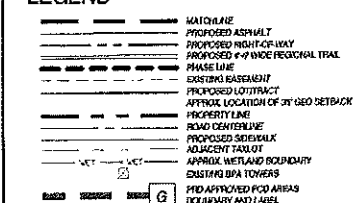
DEVELOPMENT STANDARDS

'F', 'E' AND 'G' PODS (PREVIOUSLY APPROVED IN THE GREEN MOUNTAIN MIXED-USE PRD STANDARDS)

GREEN MOUNTAIN FPO STANDARDS FOR FPO LOT DEVELOPMENT	DUPLEX/FAMILY F POOLS LOTS 15-50	SINGLE-FAMILY F POOLS LOTS 19-19 LOTS 20-12 LOT 125	STREET-FAMILY F POOLS LOTS 130-154
MINIMUM LOT AREA	4,000 SF	5,250 SF	14,000 SF
MAXIMUM LOT AREA	9,000 SF	10,500 SF	50,000 SF
MINIMUM LOT WIDTH	60 FEET	60 FEET	30 FEET
MINIMUM LOT DEPTH	80 FEET	80 FEET	100 FEET
MINIMUM LOT WIDTH ON A CURVE OR ON A SLOPE	30 FEET	30 FEET	40 FEET
AVERAGE BUILDING HEIGHT	35 FEET	35 FEET	30 FEET
MAXIMUM BUILDING COVERAGE	40%	62%	30%
MINIMUM SETBACKS			
LOT AREA	5,600-7,400 SF	7,500- 14,000 SF	15,000- 50,000 SF
FRONT YARD INCLUDES 9 PERCENT LOTTERY-PAVED SIDE YARD AND CORNER LOT YARD	15/10 FEET	20 FEET	20 FEET
REAR YARD	5 FEET	5 FEET	15 FEET
CORNER LOT STREET SIDE YARD	15 FEET	15 FEET	30 FEET
REAR YARD	20 FEET	20 FEET	30 FEET
MINIMUM LOT WIDTH ON A CURVE OR ON A SLOPE	30 FEET	30 FEET	40 FEET

NOTES 2-4, FOUND ON THE APPROVED DENSITY AND DIMENSION STANDARDS ARE NOT INCLUDED IN THIS SUBMITTAL AS THE ALL EY NOTES DO NOT APPLY.

LEGEND



TRACTS:

TRACT	DESCRIPTION	SIZE
A	ACCESS TO LOTS 126-159	5,000 SF
B	PRIVATE ROAD	106,810 SF
C	PRIVATE ROAD A (48' R.O.W)	17,600 SF
D	ACCESS TO LOTS 50, 51	770 SF
E	PRIVATE ROAD B (30' R.O.W)	8,000 SF
F	PRIVATE ROAD C (30' R.O.W)	7,000 SF
G	WETLAND/OPEN SPACE/ITAL	564,750 SF
H	ADDITIONAL PARKING	2,120 SF
I	BPA ESMAT/PARKING/ITAL	172,650 SF
J	OPEN SPACE/ITAL	1,872,050 SF
K	ACCESS TO LOTS 100, 103	1,810 SF
L	WETLAND/CONCRETE/OPEN SPACE	88,133 SF
M	ACCESS TO LOTS 12, 18	1,800 SF
N	ACCESS TO LOTS 1, 16	3,200 SF
O	ADDITIONAL PARKING	1,810 SF
P	BPA ESMAT	113,700 SF
Q	BPA ESMAT/OPEN SPACE/PARKING/ITAL	168,260 SF
R	HOUSING/OPEN SPACE	75,919 SF
S	OPEN SPACE	146,550 SF
T	PARKING	2,490 SF

PARKING:

APART FROM THE 2 PARKING SPACES INCLUDED ON THE PARCELS,
PER CMC 17.19.040 (B)(1)(a), FOR EVERY 5 LOTS UNDER 7,400, 1
ADDITIONAL PARKING SPACE WILL BE PROVIDED.
NUMBER OF LOTS UNDER 7,400 SF: 119
PARKING SPACES REQUIRED: 24
PARKING SPACES PROVIDED: 25

LINE TABLE:

1.1	53'
1.2	150'
1.3	218'

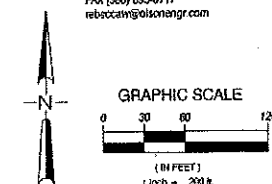
CURVE TABLE:

CURVE	RADIUS	ARC LENGTH
C1	335'	258'
C2	875'	148'
C3	875'	55'
C4	1200'	145'

**PRELIMINARY
NOT FOR
CONSTRUCTION**

OWNER/APPLICANT:
GREEN MOUNTAIN LAND, LLC
333 S STATE STREET, SUITE 201
LAKE OSHEGO, OH 97034
(503) 597-7100
FAX UNAVAILABLE
john.schmidt@metastandard.com

CONTACT:
OLSON ENGINEERING, INC.
ATTN: REBECCA WAHLSTROM
222 E. EVERGREEN BLVD.
VANCOUVER, WA 98660
(360) 695-1385
FAX (360) 695-8117
rebecca@olsonengr.com



FLOT: consultant3.cib
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OVERALL LAYOUT AND PHASING PLAN FOR:

GREEN MOUNTAIN PHASE 3
(PART OF GREEN MOUNTAIN PRD #SUB14-02)

OLSON LAND SURVEYORS
ENGINEERS
222 E. EVERGREEN BLVD., VANCOUVER, B.C. V6Z 1K6
TEL: (604) 681-1111 FAX: (604) 681-1112

CHANGES / REVISIONS

DESCRIPTION:	DATE:
SURVEYED GEO-SETBACK	1/11/18
ADDED	

[illegible]

DESIGNED: BH-RJV

DRAWN: RJA

CHECKED: KFS

DATE: OCTOBER 2017

SCALE: H: 1" = 200'

70

Copyright 2017, Vernon Engineering, Inc.

GREEN MOUNTAIN PH

JOB NO. 8808.01.02

SHEET

P1.0

GRAPHIC SCALE

(IN FEET)
1 inch = 40 ft

GREEN MOUNTAIN PRD

A Preliminary Plat within a portion of the NE 1/4 of Sec. 20, T2N., R3E., W.M. Clark County, Washington

STERLING DESIGN, INC.

PREPARED BY:
STERLING DESIGN, INC.
2200 E. EVERGREEN BLVD
VANCOUVER, WA 98081
TEL: (206) 799-1088
Mail@sterlingdesign.biz

VICINITY MAP (NTS)

APPROVED

Green Mountain PRD PODs A-G and corresponding Camas Zones

	A-POD	B-POD	C-POD
DENSITY	15 DU/AC	MF-18	MF-20
Min. lot area	1,200 sq. ft.	1A	1B
Min. lot width	30'	5	5
STANDARD LOTS			
Min. lot area	1,200 sq. ft.	1,000 sq. ft.	1,000 sq. ft.
Min. lot width	30'	20'	20'
Min. lot depth	30'	50'	50'
Min. Front Area per lot	300 sq. ft.	No Max	No Max
SETBACKS			
Min. front setback	None	5' (3' @ 05/18)	10'
Min. side	5'	3' (1' @)	3' (1' @)
Min. side backing Street	None	10'	10'
Min. rear (garage alley)	10'	10' (6' @)	10' (6' @)
LOT COVERAGE, Max.	None	None	None
BUILDING HEIGHT, Max.	35'	45' (2)	35' (1)

a. Single Family Detached homes to be permitted. For STD in A-POD apply B-POD setbacks.

b. 10 foot rear yard for front access garage.

c. Minimum rear yard for all other access garage is either 4' or 18'.

d. Minimum side yard at alley is 5'.

e. Franchise utilities to be located in front or side yard easements abutting right of way.

1. The non-attached side of a dwelling unit shall be three feet, otherwise a rear lot line is assumed.

2. Maximum building height: three stories and a basement but not to exceed maximum building height.

SITE DATA:

- TAX LOT(S): 22A, 22B & 22
- SERIAL NUMBER(S): 986037-307 & 173178-000
- SITE ADDRESS: NOT SITUATED
- AREA: 7.80 ACRES
- ZONING: MF-18
- COMPREHENSIVE PLAN: MFL

PROPOSED DEVELOPMENT PLAN

GROSS SITE AREA-POD B1 SOUTH: 7.80 ACRES

TOTAL LOTS: 118

DENSITY: 15 DU/GROSS ACRE

MINIMUM LOT AREA: 1,200 sq.ft.

MAXIMUM LOT AREA: 5,046 sq.ft.

AVERAGE LOT AREA: 1,940 sq.ft.

Access to urban village previously shown here.

If alley lots directly access sidewalks along adjacent roads or green way paths, may not need sidewalks. If they don't, there may be sidewalks req'd along certain alleys.

Not enough for street parking. Need 24 stalls (108/5 = 23.6)

Project: **GREEN MOUNTAIN B1-POD SOUTH**

Sheet Description: **PROPOSED DEVELOPMENT PLAN**

Scale: **AS SHOWN**

Project Number: **791**

Design/Drawn: **JGS/BC**

Drawing Date: **MAR. 2018**

Sheet 3 of 10 Sheet(s)

Stamp:

Stamp:

PREPARED BY:
STERLING DESIGN, INC.
22208 E. EVERGREEN BLVD
VANCOUVER, WA 98681
PH. (360) 759-1734
FAX (360) 759-4083
Mail@SterlingDesign.biz

STERLING
DESIGN, INC.

Sheet Description:	PROPOSED DEVELOPMENT PLAN

Project: GREEN MOUNTAIN
B1-POD SOUTH



Scale: AS SKONN

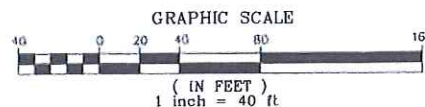
Project Number: 791

Design/Drawn JGS/BC

Drawing Date: MAR 2018

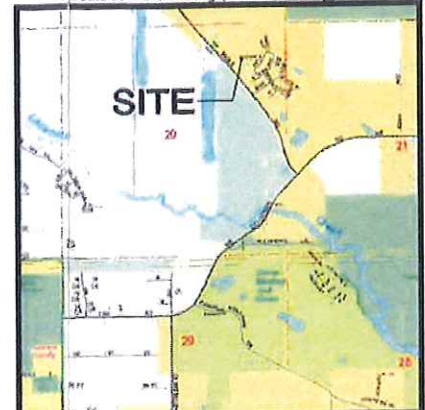
Sheet 3 of 10 Sheet(s)

Pod B2

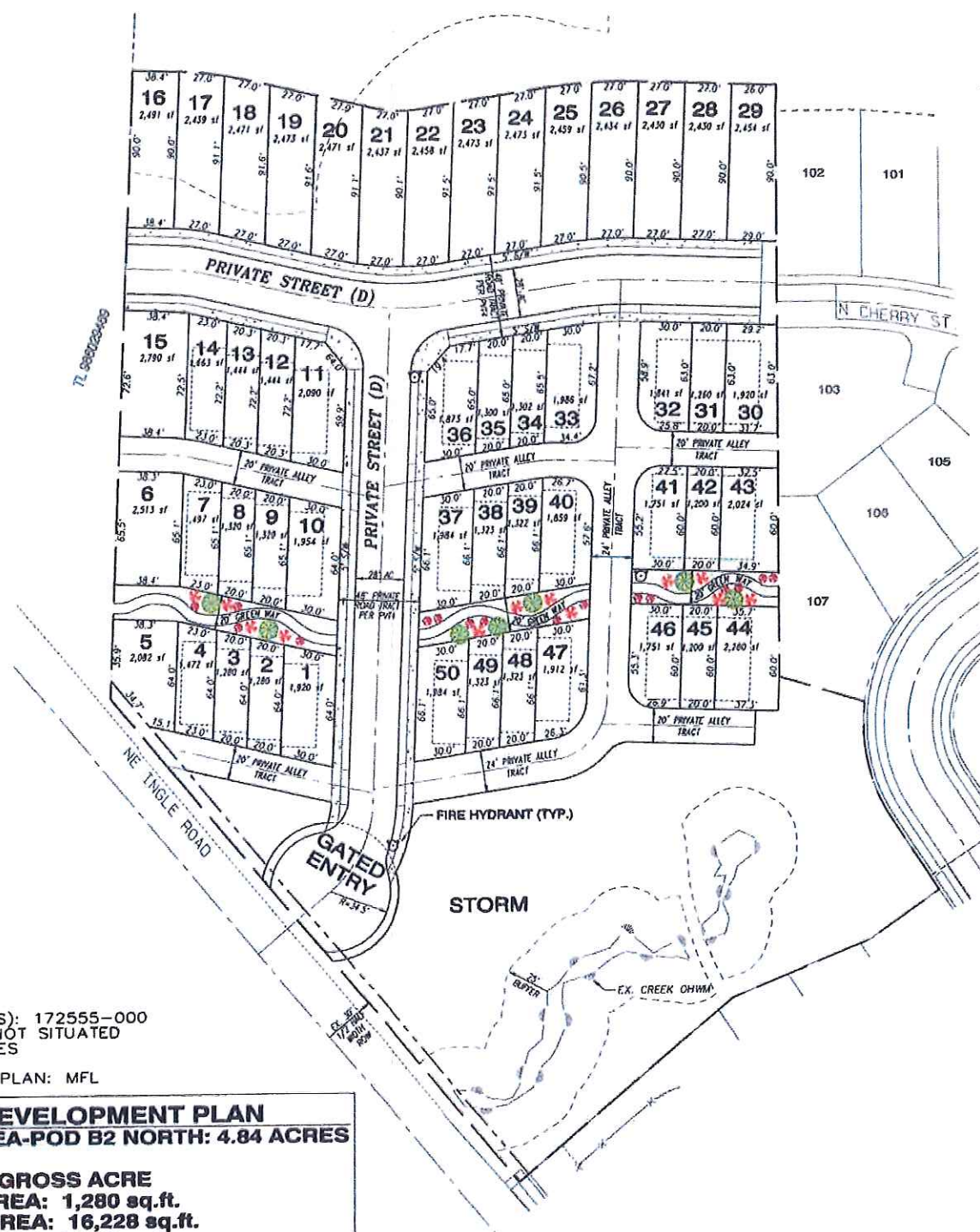


GREEN MOUNTAIN PRD

A Preliminary Plat within a portion of the NE 1/4 of Sec. 20, T2N., R3E., W.M. Clark County, Washington



VICINITY MAP (NTS)



No off-street parking shown - Need 10 stalls
If lots face & access green way front then sidewalks probably not req'd - If they don't access green way, will need sidewalks
Pod B2 never touched the lots to the east previously because of critical areas, I believe

APPROVED

Green Mountain PRD PODS A-G and corresponding Camas Zones

	A-POD	B-POD	C-POD
DENSITY	10 DU/GROSS AC	10 DU/GROSS AC	10 DU/GROSS AC
Min. du/gross ac	10	10	10
Min. du/priv ac	10	10	10
STANDARD LOTS			
Min. lot sf	1,000 [1]	1,000 [2]	1,000 [4]
Min. lot width	25	20	20
Min. lot depth	30	30	30
Max. Flow Area per day	500 [1]	No Max	No Max
SETBACKS			
Min. front set	10	10	10
Min. side	10	10	10
Min. side flanking street	10	10	10
Min. rear (access alley)	10	10	10
LOT COVERAGE, Max.	None	None	None
BUILDING HEIGHT, Max.	45 [2]	45 [2]	45 [2]

- a. Single family detached homes to be permitted. For 110 in A-POD apply B-POD setbacks.
b. 10 foot rear yard for front access garage.
c. Minimum rear yard for alley accessed garage is either 4' or 16'.
d. Minimum side yard at alley is 5'.
e. Franchise utilities to be located in front or side yard easements abutting right of way.
1. The non-attached side of a dwelling unit shall be three feet, otherwise a zero-lot line is assumed.
2. Maximum building height: three stories and a basement but not to exceed maximum building height.

SITE DATA:

- TAX LOT(S): 14
- SERIAL NUMBER(S): 172555-000
- SITE ADDRESS: NOT SITUATED
- AREA: 4.84 ACRES
- ZONING: MF-18
- COMPREHENSIVE PLAN: MFL

PROPOSED DEVELOPMENT PLAN

GROSS SITE AREA-POD B2 NORTH: 4.84 ACRES
TOTAL LOTS: 50
DENSITY: 10 DU/GROSS ACRE
MINIMUM LOT AREA: 1,280 sq.ft.
MAXIMUM LOT AREA: 16,228 sq.ft.
AVERAGE LOT AREA: 1,905 sq.ft.

PREPARED BY:
STERLING DESIGN, INC.
2200 E. EVERGREEN BLVD
VANCOUVER, WA 98661
PH: (360) 739-1744
FAX: (360) 739-4905
Mail@sterlingdesign.biz

STERLING DESIGN, INC.

Sheet Description:
PROPOSED DEVELOPMENT PLAN

Project:
GREEN MOUNTAIN B2-POD NORTH



Scale: AS SHOWN
Project Number: 791
Design/Drawn: JGS/BC
Drawing Date: MAR 2018
Sheet 4 of 10 Sheet(s)

RESOLUTION NO. 18-014

A RESOLUTION creating a new position for the City of Camas entitled Lead Wastewater Treatment Plant Operator.

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF CAMAS AS FOLLOWS:

Is

There is hereby created in the City of Camas a new position entitled Lead Wastewater Treatment Plant Operator. Such position shall be a union represented position in the AFSCME bargaining unit, and shall perform such duties as shall be outlined in any job description prescribed by the City, as may be revised from time to time. The position description is attached hereto as Exhibit "A" and shall be effective as of December 1, 2018.

II

PASSED BY the Council and approved by the Mayor this 3rd day of December, 2018.

SIGNED: _____
Mayor

ATTEST: _____
Clerk

APPROVED as to form:

City Attorney

LEAD WASTEWATER TREATMENT PLANT OPERATOR

*Class specifications are intended to present a descriptive list of the range of duties performed by employees in the class. Specifications are **not** intended to reflect all duties performed within the job.*

JOB OBJECTIVES

Under direction of the Wastewater Treatment Plant Operations Supervisor and Utilities Manager, to lead, oversee and participate in the more complex and difficult work of staff responsible for the maintenance, and operations of the wastewater treatment plant and sewage pump stations and related equipment; help ensure compliance with the NPDES permit requirements and State and Federal water quality regulations; completing special projects; and to perform a variety of technical tasks relative to assigned areas of responsibility; coordinate activities with other operators; and provide a highly responsible assistance to the Wastewater Treatment Plant Operations Supervisor.

DISTINGUISHING CHARACTERISTICS

This is the lead worker level in the Wastewater Treatment Plant Operator series. This class is distinguished from other classes in the series by assuming lead responsibility for an assigned crew in the performance of maintenance, repair, operations of the City's wastewater treatment plant, and sewage pump stations and filling in for the Supervisor as needed.

ESSENTIAL FUNCTION STATEMENTS

The following tasks are typical for positions in this classification. Any single position may not perform all of these tasks and/or may perform similar related tasks not listed here:

Lead, plan, train, assign and review the work of staff responsible for the maintenance, repair, construction or installation of the City's wastewater treatment plant and sewage pump stations.

Plan, direct and participate in scheduling, coordinating and assigning various maintenance, construction and repair projects.

Train assigned employees in their areas of work including proper maintenance, construction and operational methods, procedures and techniques within the assigned area.

Verify the work of assigned employees for accuracy, proper work methods, techniques and compliance with applicable standards and specifications.

Interpret plans and specifications in order to understand and operate complex equipment and instrumentation; oversee the work of wastewater operators; verify that work is completed as specified.

Inspect pumps, valves, piping, motors, various electrical and instrumentation controls to prepare recommended maintenance and repair duties.

Oversee and participate in the maintenance and operations of control systems and other operational equipment of the treatment plant.

Supervise use, care and operation of tools, machinery and equipment.

Ensure adherence to safe work practices and procedures.

Maintain inventory of equipment and supplies required for maintenance and operations of the treatment plant and sewage lift stations; estimate time, materials and equipment required for jobs assigned; requisition of materials as required.

AUXILIARY FUNCTION STATEMENTS

Respond to public inquiries in a courteous manner; provide information within the area of assignment; resolve complaints and service requests in an efficient and timely manner by phone, in person and through the Customer Response Management System (CRM).

Follow all safety rules and procedures established for work area.

Perform related duties and responsibilities as required.

QUALIFICATIONS

Knowledge of:

Operations, services and activities of the maintenance program to which assigned.

Principles, practices, materials and procedures related to the operation, maintenance and repair of a modern wastewater treatment plant and sewer lift stations.

Methods and techniques of chemical and microbiological testing and sampling of raw and treated wastewater.

Principles of lead supervision and training.

Advanced computer skills and program usage.

Operational characteristics of wastewater equipment and maintenance equipment and tools.

Occupational hazards and standard safety practices.

Pertinent Federal, State and local laws, codes and regulations for a municipal wastewater treatment plant.

Ability to:

Lead, organize and review the work of staff in a positive manner.

Independently perform the most difficult maintenance, repair and operational duties.

Schedule, organize and participate in various maintenance and operational projects.

Interpret, explain and enforce department policies and procedures.

Operate and adjust a variety of treatment plant control systems and tools and equipment in a safe and effective manner.

Help ensure compliance with NPDES permit regulations

Lead Wastewater Treatment Plant Operator (Continued)

Efficiently use Microsoft Word, Excel and Outlook.

Help maintain accurate and detailed logs and records of work and laboratory tests performed

Read and interpret plans and specifications.

Safely and accurately perform chemical application functions.

Work independently in the absence of supervision.

Understand and follow oral and written instructions.

Communicate clearly and concisely, both orally and in writing.

Establish and maintain effective working relationships with those contacted in the course of work.

Education and Experience Guidelines

Any combination of education and experience that would likely provide the required knowledge and abilities is qualifying. A typical way to obtain the knowledge and abilities would be:

Education:

Equivalent to the completion of two years of college level coursework supplemented by specialized training in wastewater treatment plant maintenance, operations or a related field plus completion of at least 8 hours of leadership and management training.

Experience:

Six years of increasingly responsible experience in operation and maintenance of a wastewater treatment plant and pumping facilities, including two years of administrative and supervisory responsibility relevant to the position and at least two years at a Class III or higher wastewater treatment plant.

License or Certificate

Possession of an appropriate, valid commercial driver's license with proper endorsements.

Possession of an appropriate, valid Washington State Wastewater Treatment Plant Operator's certification Class IV as administered by the Department of Ecology or obtain within six months of the date of hire.

PHYSICAL DEMANDS AND WORKING CONDITIONS

The physical demands herein are representative of those that must be met by an employee to successfully perform the essential functions of this job. Reasonable accommodations may be made to enable individuals with disabilities to perform these essential job functions.

Environment: Field environment; travel from site to site; exposure to noise, dust, grease, smoke, fumes, gases, inclement weather conditions, potentially hazardous chemicals.

Mobility: Heavy, moderate or light lifting; walking, standing or sitting for prolonged periods of time; operating motorized equipment and vehicles; performing heavy manual labor.

Vision: Visual acuity to operate vehicles and equipment.

Lead Wastewater Treatment Plan Operator *(Continued)*

Other Factors: Incumbents may be required to work extended hours including evenings and weekends and be required to travel outside City boundaries to attend meetings.

AGREEMENT

by and between

CITY OF CAMAS

and

LOCAL 307CC, COUNCIL 2

**WASHINGTON STATE COUNCIL OF COUNTY
AND CITY EMPLOYEES
AFSCME / AFL-CIO**

January 1, 2017– December 31, 2022

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ARTICLE 1 PREAMBLE

This agreement is entered into by the City of Camas, Washington, hereinafter referred to as "Employer" and Local 307 of the American Federation of State, City and Municipal Employees, AFL-CIO, hereinafter referred to as the "Union."

The purpose of this agreement is to set forth the mutual understanding of the parties as to wages, hours and working conditions consistent with the Employer's and Union's mutual objective of providing ever-improved, efficient, effective, uninterrupted performance of City functions, and courteous services to the public. It is the Employer's responsibility to provide services that promote the health, safety and welfare of the public through means that are cost-effective, progressive, responsive, courteous and productive. The Union is committed to those efforts. The Employer and Union share a mutual interest in engaging in efforts to promote a labor relations environment that is conducive to achieving a high level of efficiency and productivity in all departments of City government.

Except as otherwise required by law, regulation or grant provisions, the parties agree as follows:

ARTICLE 2 DEFINITIONS

- 2.1 The Employer and the Union will share equally in the responsibility of applying the provisions of this agreement, provided that this responsibility shall be limited to those matters under the Union's influence and control.

Regular Full-Time Employee: An employee working a regular full-time schedule of forty (40) hours per week.

Regular Part-Time Employee: An employee working a regular schedule of twenty (20) hours, but less than forty (40) hours per week. Regular part-time employees receive all insurance benefits, sick leave, vacations, and holiday benefits on a pro rata basis according to the number of hours worked.

Provisional Part-Time Employee: An employee working a regular part-time schedule of less than twenty (20) hours per week. Such employee is eligible to participate in non-insured benefit programs at a level proportionate to regular monthly work schedule.

Temporary Employee or Seasonal: The Employer agrees that it will employ temporary workers only to supplement or augment the work force. The Employer agrees that temporary workers shall not be used to preclude hiring full-time employees. The term of employment will not exceed six (6) months without mutual agreement of the Employer and the Union. Temporary employees are not eligible to participate in benefit programs nor shall they accrue seniority.

Probationary Employees: The probationary period for newly hired employees shall be six (6) months or longer, subject to the following provisions. Lateral transfers shall be subject to a three (3) month probationary period. The Employer may extend a probationary employee's probationary period for up to an additional three (3) months. Any extensions beyond the three (3) month period will be subject to mutual agreement with the Union. In any event, the probationary period shall not exceed twelve (12) months. Newly hired probationary employees shall work subject to the provisions of this agreement but shall be only on a trial basis during which period they may be discharged without cause and without any recourse.

ARTICLE 3 RECOGNITION

- 3.1 The Employer recognizes the Union as the sole and exclusive bargaining agent for the purpose of establishing wages, hours, fringe benefits, and working conditions for employees of the City within this bargaining unit. City employees who are excluded from the bargaining unit are:
- A. Temporary, seasonal, casual;
 - B. Non-contract, part-time employees;
 - C. Employees certified to another bargaining unit;
 - D. Supervisory and confidential employees;
 - E. Others as mutually determined by the parties;
 - F. Elected officials and their appointed staff designated as unclassified service per RCW 41.50.030(2).
- 3.2 The Employer will notify the Union regarding newly created or substantially modified classifications to provide the opportunity to comment on inclusion/exclusion from the unit. If parties cannot resolve the question of inclusion/exclusion, the matter shall be presented to the Public Employment Relations Commission (PERC) for determination through the unit clarification process.
- 3.3 Disputes Concerning Compensation for New Classifications or Positions: If a classification is allocated to the bargaining unit, the parties will engage in negotiations regarding the compensation for the classification. If the parties are unable to mutually agree on the compensation for the classification, such dispute shall be resolved through the arbitration process.

ARTICLE 4 MANAGEMENT RIGHTS

The Union recognizes the prerogative of the City to operate and manage its affairs in all respects in accordance with its responsibilities, lawful powers and legal authority. Management's affairs and prerogatives which the parties have agreed do not constitute negotiable matters relating to wages, hours and working conditions are inclusive of, but not limited to, the following:

- 4.1 The right to institute, from time to time, work rules applicable to bargaining unit employees. The Employer will notify the affected employees of the changes ten (10) calendar days prior to the effective date;
- 4.2 The right to determine work schedules, overtime and the methods and processes by which work is to be performed. Changes to work schedules will be preceded by reasonable notice.
- 4.3 The right to hire, promote, demote, transfer, assign and/or retain employees in positions within the City.
- 4.4 The right to discipline employees for just cause.
- 4.5 The right to lay off employees for lack of work, lack of funds, reorganization or occurrence of conditions beyond the control of the City.
- 4.6 The right to take whatever actions the Employer deems necessary to carry out services in an emergency. The term "emergency" is inclusive of, but not limited to, life-threatening situations, civil disorders, natural disasters, unforeseen occurrences or conditions, complications of circumstances, sudden or unexpected occasion for action.
- 4.7 The right to determine the methods and processes, means and personnel by which operations are to be carried out on an efficient basis. This includes the right to modify operations, personnel and equipment.
- 4.8 The Union retains the right to bargain the impact of any of the above management rights, when exercised by the City, unless mutually agreed otherwise.

ARTICLE 5

UNION MEMBERSHIP, REPRESENTATION AND BUSINESS

- 5.1 The Employer recognizes the Washington State Council of County and City Employees/AFSCME Council 2 and its affiliated local (hereafter Union) as the sole and exclusive bargaining representative in all matters concerning wages, hours and other conditions of employment for all employees described in the recognition clause.

Every member of this bargaining unit shall have the right to voluntarily join the union. The Employer shall remain neutral when communicating with employees about Union membership and direct the employee to discuss union membership with a union staff representative.

- 5.2 The Employer shall deduct from the pay of employees once each month, following the receipt of written authorization of employees within the bargaining unit, the amount of dues and fees uniformly levied against Union members, as certified by the Secretary/Treasurer of the Union and shall transmit the same to the main office

of the Washington State Council of County and City Employees, as provided in RCW 41.56.110.

- 5.3 The Employer shall honor the terms and conditions of each employee's authorization for payroll deduction. The Employer shall continue to deduct and remit Union dues and fees to the Union until such time as the Union notifies the Employer that the dues authorization has been properly terminated in compliance with the terms of the payroll deduction authorization executed by the employee.
- 5.4 Appointment to Excluded Positions: Deductions for Union dues shall cease beginning with the pay period following an employee's regular appointment to a position which is excluded from the bargaining unit.
- 5.5 Listing of New and Terminated Employees: The City agrees to furnish the Union monthly via email:
- a. A listing of bargaining unit employees hired, promoted or terminated during the previous month. Such listing shall contain the names of the employees, along with their job classification, work location, and mailing address.
 - b. A listing of bargaining unit members, their department/section, classification, base pay, birthday, fulltime/part-time status and number of scheduled hours, city seniority date, classification seniority date and mailing address.

The City agrees to furnish the Union, upon request, a listing of all non-represented employees, their classification and department.

- 5.6 In the event of an error in relation to dues/fees deductions or Union membership, the parties agree to cooperate in making the appropriate adjustments. The Union shall hold harmless, indemnify, and defend the Employer and its officers, employees, representatives and agents from any claim or liability which may be brought by virtue of any action taken by the Employer in compliance with this Article relating to Union membership and payroll deductions. The Employer will promptly notify the union in writing of any claim, demand, suit or other form of liability asserted against it relating to the implementation of this Article.
- 5.7 Union Representation:
- A. Contract Negotiations:
 - 1. The Union's negotiating team shall consist of a chief spokesperson from the Union organization and a minimum of four (4) or more employees from the bargaining unit from separate divisions. City employees participating in such negotiations will be allowed to do so without loss of pay if negotiations are scheduled during said employees' regularly scheduled work time.
 - 2. Prior to negotiations, representatives of the Employer's and the Union's negotiating teams will jointly establish and will follow negotiation ground rules.
 - B. Labor-Management Committee Meetings: to promote harmonious relations and to provide internal communications, the Union and the Employer will maintain a Labor Management Committee consisting of three (3) bargaining

unit representatives. The Committee will hold quarterly meetings subject to mutual agreement between the Employer and Union. Such meetings shall normally occur during normal working hours, and the parties agree to schedule such meetings as far as practical to avoid disruptions and interruptions of work. Employees attending such meetings shall do so without loss of pay if such meeting is scheduled during work time, but will not receive pay if scheduled during non-work time. Matters to be discussed will be matters pertinent to maintaining good employer-employee relationships, but shall not include matters relating to grievances or other matters pending in any other legal proceedings, inclusive of ULPs, administrative law matters and/or court actions.

C. Communication with Bargaining Unit Members:

1. Bulletin Boards: The Employer agrees to furnish and maintain suitable bulletin boards in convenient places in each work area to be used by the Union. The Union shall limit its postings of notices and bulletins to such bulletin boards. All postings of notices and bulletins by the Union shall be factual in nature and shall be signed and dated by the individual doing the posting.

2. Use of City Telephones or Computers Related to Union Business: Use of City telephones or computers is allowed subject to the following:

A. When such use is de minimis and incidental, such as arranging a meeting with a fellow shop steward or the Council 2 Representative.

B. For the purpose of interacting with the City's representatives concerning Union-City business, such as setting dates for City-Union meetings, making inquiries regarding grievances.

C. The uses cited in subsections a and b above may continue only to the extent that they are at no additional cost to the Employer. The content of any and all communications using the Employer computer system is not privileged and may be subject to Employer review.

3. Union Business Leave: for Mutually Agreed City/Union Joint Functions shall be considered City paid time: Such functions shall include negotiations and joint City/Union committees such as Labor Management Committees, duties as a steward as defined in this agreement, and any other joint City/Union business, subject to mutual agreement of the parties. City employees participating in such activities will be allowed to do so without loss of pay, as long as such activity occurs during regular scheduled working hours.

4. Union Paid Time for Union Activity: A bargaining unit member selected by the Union to participate in a Union activity may be granted unpaid leave to attend such activity, subject to advance prior employer approval. All expenses and compensation shall be borne by the Union.

5. Visits by Union Representatives: Subject to prior approval by the Employer, accredited representatives of the Union shall have reasonable access to City facilities for purposes of conducting union business. Accredited representatives of the Union shall not disrupt the normal operation of any department.

6. City Property: Subject to prior approval by the Employer, the Employer may allow the Union to meet on City Property, provided there is no

disruption to the work, and subject further to proper advance notice and no scheduling conflict(s).

- 5.8 Employees covered by this Agreement have the right to a discrimination free, harassment free, and safe work environment. Additionally, they have the right to equality of opportunity, consideration and treatment in all phases of employment.
- 5.9 Subject to the provisions of this contract and except as otherwise provided, employees have the right to use the grievance procedure contained herein to protect their rights as set forth in this Agreement.
- 5.10 Any Steward or Union Officer shall be permitted to perform Union business relating to the enforcement of this collective bargaining agreement without reprimand and without loss of compensation.
- 5.11 The Employer shall not discriminate against Stewards, Union representatives, or employees for legal Union activities.
- 5.12 Nothing in this article will interfere with the employee's rights under RCW 41.56.122 of the Public Employee's Collective Bargaining Act.

ARTICLE 6 NO STRIKE OR LOCKOUT

The Employer and the Union recognize that the public interest requires the efficient and uninterrupted performance of all City services and to this end pledge their best efforts to avoid or eliminate any conduct contrary to this objective. During the term of this Agreement neither the Union nor the Employer shall cause, engage in, or sanction any work stoppage, slow down, or other interference with City functions. In the event of unauthorized interruptions, the Union agrees it will join the Employer in requiring the members to return to work immediately. If the employees do not, those who engage in any of the foregoing actions may be subject to disciplinary action, including suspension or discharge. No individual shall receive any portion of his/her salary or benefits as provided by the Employer, and in accordance with the applicable law, while engaging in activities in violation of this Article. The Employer shall not constitute any lockout of its employees during the term of this Agreement.

ARTICLE 7 HOLIDAYS

- 7.1 The following days shall be paid holidays at the straight time rate for employees covered by this Agreement:

HOLIDAY	<i>DATE TO BE OBSERVED</i>
New Year's Day	<i>January 1</i>
Martin Luther King Day	<i>Third Monday in January</i>
President's Day	<i>Third Monday in February</i>
Memorial Day	<i>Last Monday in May</i>
Independence Day	<i>July 4</i>
Labor Day	<i>First Monday in September</i>
Veteran's Day	<i>November 11</i>
Thanksgiving Day	<i>Fourth Thursday in November</i>
Day after Thanksgiving *	<i>Fourth Friday in November</i>
Christmas Day	<i>December 25</i>
Three (3) Floating Holiday used by December 31 st of each year	<i>At Employee's choice with Department Head approval</i>

*Or another day in lieu thereof may be taken by mutual agreement between the Employer and the employee.

- 7.2 The date of observance of the legal holidays shall be the day on which the City of Camas Council declares the observance of those holidays, provided that whenever one of the above holidays fall on a Sunday the following Monday shall be observed as the holiday, and when such holidays fall on a Saturday the preceding Friday shall be observed as the holiday.
- 7.3 Holidays paid for but not worked shall be recognized as a shift worked for the purpose of determining weekly overtime.
- 7.4 Employees who are on medically authorized sick leave when a holiday occurs will receive their normal rate of pay for that holiday and will not have their sick leave accrual charged.
- 7.5 Employees who are on scheduled and approved vacation when a holiday occurs will receive their normal rate of pay for that holiday and will not have their vacation accrual charged for the holiday.
- 7.6 Employees whose regular work schedule is other than the normal Monday-Friday, and have a legal holiday occur on their normal day off, shall be entitled to an equivalent holiday as mutually agreed to between the Employer and the employee.
- 7.7 Any regular full-time employee who works on Christmas Eve day will be allowed to leave two (2) hours prior to the end of their regular quitting time, with pay, unless in the opinion of the Employer, the employees services are needed and required in the interests of public health, safety or general welfare, or for reasons of emergency in which case the employee shall not be entitled to the time off. If an employee is required to work they will be allowed to take two (2) hours off at another mutually agreeable time.

- 7.8 A full-time employee required to work a holiday shall be paid at two times (2) their regular rate of pay, plus eight (8) hours of holiday pay at their regular rate of pay. Employees may take another day off in lieu of the holiday. The holiday time must be taken during the same calendar year or entitlement to the time will be lost.
- 7.9 Floating holidays will be pro-rated at an hourly accrual rate for the remainder of the year from the employee's date of hire.

ARTICLE 8 VACATION LEAVE

- 8.1 Accrual: Regular full-time and regular part-time employees accrue paid vacation time depending on their length of service with the City and the number of hours they are allocated to work per week. Beginning from the first day of regular employment, employees shall be eligible to accrue vacation leave in accordance with the accrual rates shown in column two of the "Table of Vacation Accrual Rates" below, and accrual balances shall be shown on the employee's check stub.

Maximum Vacation Accrual: Each full-time employee shall be entitled to accumulate and carry over into the following year a maximum of 400 hours. Any accumulated vacation time in excess of the 400 hours on January 1st shall be forfeited.

Table of Vacation Accrual Rates:

Employees shall accrue paid vacation according to the schedule below.

From Date of Hire	Hours each Month	Hours Per Year
After six (6) months	Eight (8) hours	Ninety six (96) hours (includes accrued leave during the first six (6) months)
Year five (5)	Ten (10) hours	One hundred twenty (120) hours
Year ten (10)	Thirteen (13) hours	One hundred Fifty six (156) hours
Year fifteen (15)	Fifteen (15) hours	One hundred Eighty (180) hours
Year twenty (20)	Eighteen (18) hours	Two Hundred Sixteen (216) hours

- 8.2 An employee not taking his/her vacation shall not be entitled to any extra compensation for having worked during the period for which he was entitled to vacation unless requested by a department head and approved by the Employer to do so.
- 8.3 The Employer shall grant vacation at the time requested by the employee. If the nature of the work makes it necessary for the Employer to limit the number of employees on vacation at the same time, the employee with the greatest seniority shall be given his/her choice within the requirements of a balanced work schedule. Seniority does not override vacation which has already been approved.

- 8.4 Employees shall be paid for all accrued unused vacation at the time of their termination, including that earned during the year of termination.
- 8.5 For purposes of vacation accrual, all time as a regular employee with the Employer shall be computed; provided, however, a regular employee with broken service due to layoff, not to exceed six (6) months, will retain his/her regular service time seniority (less the time on involuntary layoff) for determining vacation accrual date.
- 8.6 Charging: Vacation time may be taken in a minimum of fifteen (15) minute increments.
- 8.7 In case of an employee's death, unused vacation leave and comp time shall be paid to the employee's heirs at the deceased employee's regular rate of pay.

ARTICLE 9 SICK LEAVE AND FITNESS FOR DUTY

9.1 Paid Sick Leave:

Definition and Allowable Use: Employees are entitled to use sick leave for only a bona fide illness or injury, quarantine due to exposure to contagious diseases, any physical treatment or examination including medical, dental or ocular. Employees may also use sick leave for illness or injury to the employee's spouse, domestic partner or child, grandparent, grandchild, sibling, or any person living in the immediate household, requiring the employee's attendance and/or care.

Sick leave may also be used for parents, including "step" and "in-law" relationships, as well as foster, legal guardian, in loco parentis and de facto situations.

The City will allow leave as allowed under law by the FMLA, WFLA and Washington State Family Care rules.

- 9.2 Employees shall accrue sick leave at the rate of eight (8) hours per month with a maximum carryover on January 1 of each year of one thousand forty (1040) hours. Part time employees working ten (10) or more hours per week shall accrue sick leave pro-rated in proportion to the number of hours worked.
- 9.3 Employees entitled to sick leave who have exhausted their sick leave accrual may use accrued vacation.
- 9.4 Sick leave shall be charged for actual time used only.
- 9.5 An employee who is on vacation and becomes sick or hospitalized may take sick leave in lieu of vacation. A doctor's certificate of illness may be required by the employer in a timely manner to substantiate such sickness or disability. This exchange will not alter the employee's scheduled vacation except by mutual agreement with the Employer.

- 9.6 Family Leave. Employees who work for the Employer for at least twelve (12) months, and have worked 1250 hours over the previous twelve (12) months are eligible for up to twelve (12) weeks total of paid or unpaid leave per twelve (12) months period for: birth, adoption, or foster care of a child, or a serious health condition of the employee or immediate family member requiring in-patient care or continuing treatment by a health care provider. The twelve (12) weeks allowed by State Law (RCW 49.78) is in addition to leave provided for pregnancy or childbirth. Employees may use sick leave for illness or injury to the employee's spouse/domestic partner or minor child requiring the employee's attendance and/or care under the provisions of RCW 49.78.

An "immediate family member" shall be defined as the employee's and spouse's/domestic partner's or any member of the immediate households, children, parents, siblings, grandparents or grandchildren. The Employer may expand the definition of immediate family under special circumstances. The disability portion of pregnancy leave is considered a serious health condition for purposes of the Family and Medical Leave Act. The leave would normally end six (6) weeks after a normal birth or eight (8) weeks after a cesarean section.

Employees must provide the Employer with at least thirty (30) days' notice if possible before taking such leave, or notify the Employer as soon as practicable. Before going on unpaid leave status for the birth, adoption, or foster care of a child or the serious health condition of the employee's spouse/domestic partner, parents or children requiring in-patient care or continuing treatment, an employee is required to use all accrued unused compensatory or personal days and all accrued unused vacation leave. Before going on unpaid leave status for the serious health condition of the employee or the employee's minor child requiring in-patient or continuing treatment, an employee is required to use all unused sick leave, personal leave, compensatory leave, compensatory time off and vacation leave.

As required by law, the Employer shall maintain the employee's health benefits during the FMLA leave to a maximum of twelve (12) weeks. In the event an employee does not return to Employer employment after taking leave under this section, the Employer may recapture the cost of any health insurance premiums paid by the Employer during the unpaid portion of the leave. Upon return from such leave, the employee will be reinstated to the employee's former or equivalent position.

Under the WFLA (but not the FMLA), an eligible employee may be entitled to up to 12 weeks of leave to care for the employee's registered domestic partner with a serious health condition. The rules and procedures set forth above will apply to such leave requests, provided that health insurance will not be automatically continued unless the employee elects continuation coverage at his/her expense.

An eligible employee may also take up to 26 weeks of leave during a single 12-month period to care for an injured servicemember who is the employee's spouse/domestic partner, parent, child or next of kin. A covered servicemember is a current member of the Armed Forces, including National Guard or Reserves members, who has a serious injury or illness incurred in the line of duty on active

duty that may render the servicemember medically unfit to perform his or her duties for which the servicemember is undergoing medical treatment, recuperation or therapy; or is in outpatient status; or is on the temporary disability retired list. For purposes of this kind of leave, the 12-month period begins with the first day the employee takes leave. The combined total of leave for all purposes described in this policy may not exceed 26 weeks in the applicable leave year.

- 9.7 The employee shall report sickness or disability to the department head or immediate supervisor prior to the starting time of the employee's work day or as soon thereafter as practicable. The employee may be required to provide a note of verification after three (3) consecutive days of absence. This includes absences which are a portion of the work day. Employees must provide verification, if requested, within at least 10 calendar days following the first day of leave. Any employee who abuses sick leave by falsification or misrepresentation may be subject to discipline at the discretion of the Employer.
- 9.8 If an employee retires from the City, meeting PERS plan requirements, or in the event of death of the current employee, that employee or his/her beneficiary is eligible to cash out twenty five (25%) percent of their sick leave balance at their current straight time rate.
- 9.9 Time Charging for Sick Leave: Sick leave shall be charged in fifteen (15) minute increments.
- 9.10 Shared Leave:
The Shared Leave Policy which was mutually agreed upon between the parties is hereby incorporated by reference as though it were set out specifically and completely in this Agreement. Said policies and procedures are a part of this Agreement and any changes to said policies shall be by mutual agreement.
- 9.11 Sick Leave Incentive: Any employee who accrues more than the maximum carryover amount of one thousand forty (1040) sick leave hours, shall be eligible to cash out at the straight time rate, thirty-three percent (33%) of all hours over the maximum. The benefit paid under this article shall be pro-rated for part-time employees. This benefit will be paid out in December of each year.

ARTICLE 10 OTHER LEAVES

- 10.1 Leave of Absence: The Employer may grant a regular employee a leave of absence without pay for a period not to exceed six (6) months. Leaves of absence requests under this Article may be approved, provided each instance will be evaluated on its own merits and does not constitute a precedent. Denial of such requests shall not be arbitrary or capricious. All leaves are to be requested in writing as far in advance as possible. No leave of absence without pay shall be granted except upon written request of the employee. Whenever granted the leave shall be in writing and signed by the Employer and a copy filed with the department head. Upon expiration of a regularly approved leave without pay the employee

shall be reinstated in the position held at the time leave was granted without loss of seniority status; excepting that the time on leave will be deducted from his/her total service to determine seniority. Failure on the part of the employee on leave without pay to report promptly at the expiration of the leave shall constitute cause for forfeiture of right to reinstatement.

- 10.2 Jury Duty/Court: Regular full-time and regular part-time employees who are required to be absent from work on a regularly scheduled work day in order to serve as a witness on behalf of the Employer, a juror, or report to juror examinations, will be granted time off with regular pay.
- A. The employee will be required to sign over to the City any jury or witness service earnings received, within the guidelines listed below:
 - 1. Travel and parking allowances will not be considered as part of the juror's fees or witness' fees.
 - 2. The amount of the juror's fees or witness' fees signed over must not exceed the amount paid by the City for absence.
 - 3. Employees are expected to report the receipt of any juror or witness summons immediately.
 - B. Employees will be expected to report to work the balance of those days they are excused or not selected.
- 10.3 Military Leave:
- A. For those employees serving in the armed forces, military reserves, or the National Guard who are required to be absent from work to fulfill their obligations, paid military leave will be granted to a maximum of twenty-one (21) working days each calendar year.
 - B. Military leave for other than the twenty-one (21) working days period may be granted in accordance with applicable federal and state laws.
 - C. The application for leave must be made as early as notification is given and must include an attached copy of the military orders mandating duty.
 - D. Conflicts in schedules between the Employer and military weekend or evening drills will be coordinated by the employee, working closely with his/her supervisor
 - E. The Employer will grant all re-employment rights, to include seniority and longevity as required by law.
 - F. During a period of military conflict declared by the President or Congress, an employee who is the spouse or registered domestic partner of a member of the Armed Forces, National Guard or Reserves is entitled to up to 15 days of unpaid leave while his/her spouse or domestic partner is on leave from deployment, or before and up to deployment. (Spousal military leave may also be covered under FMLA leave for a qualifying exigency, although an employee need not meet the more stringent FMLA eligibility requirements in order to take this spousal military leave.) The purpose of this leave is to support the families of military personnel serving in military conflicts by permitting them to spend time together before a family member is deployed or while the family member is on leave from a deployment. An employee must work an average of 20 hours per week to be eligible for this family military leave. Employees are eligible for this leave per deployment.

An employee who seeks to take family military leave must provide the City with notice of his/her intent to take leave within five business days of receiving official notice that the employee's spouse will be on leave or of an impending call to active duty. The employee may substitute any available accrued leave for any part of this family military leave.

- 10.4 Bereavement: An employee who has a member of his/her "immediate family" taken by death shall receive twenty-four (24) hours off with pay as bereavement leave. "Immediate family" shall be defined as the employee's and spouse's or domestic partner's children, parents, siblings, grandparents or grandchildren, or any member of the immediate household. This will also include "step" and "in-law" relationships. An employee may request for travel or other bereavement purposes to utilize an additional twenty-four (24) hour sick leave, floating holiday, vacation or compensatory time, subject to the approval of the Employer.

Recognizing the need for family support, a maximum of sixteen (16) hours bereavement leave may be allowed to attend the funeral or memorial service of aunts, uncles, nieces, or nephews of the first generation.

Employees may be excused by the Employer to attend the funeral or memorial service of deceased fellow employees as leave with pay.

The Administrative Services Director or City Administrator will administer this article for consistency in unique circumstances as they arise.

A City Domestic Partner affidavit must be completed by the employee and on file with Administrative Services in order to be granted bereavement benefits. (

- 10.5 Accrual of Benefits While on Unpaid Leave: An employee in leave without pay status will cease to earn sick leave, vacation leave, seniority, and City paid health benefits (except as otherwise provided under FMLA) when leave extends beyond a thirty (30) calendar day period of time.
- 10.6 Inclement Weather: In the event of inclement weather, the City's policy titled as such will be observed.
- 10.7 Domestic Violence/Sexual Assault: The Employer will grant leave in accordance with the City's Domestic Violence/Sexual Assault policy.

ARTICLE 11 HEALTH & WELFARE

- 11.1 The Employer shall offer at least two (2) hospital-medical plans for employees and their dependents.
- 11.2 The Employer shall provide post-retirement medical insurance from retirement to age 65 for the employee only, provided the employee has been employed by the

City for a total of ten (10) years and has retired from the City under the provisions of the applicable PERS or LEOFF retirement plan. Coverage for a spouse/domestic partner may be purchased by the employee in accordance with the requirements of the applicable plan. Employees hired after January 1, 1997 shall not be eligible for employer paid post-retirement medical insurance, but may participate at their own expense, consistent with plan requirements.

- 11.3 The Employer shall provide a term life insurance policy for all employees working twenty (20) hours a week or more. The amount of the policy shall be equal to the nearest thousand dollars of the employee's normal yearly salary exclusive of overtime, not to exceed a maximum of fifty thousand dollars (\$50,000.00).

11.4 AWC Regence HealthFirst 250 and Kaiser \$250/\$15OV/10% coinsurance plans

The employer will pay medical coverage premiums for employees and dependents as follows:

Employee Only coverage: 100%

Dependent(s) coverage: eighty-five (85%)

Employees shall pay, through pre-tax payroll deduction, fifteen (15%) of total premium cost.

- 11.5 For the term of this Agreement, the Employer agrees to pay premiums for the dental, vision and life insurance plans as follows: Washington Dental Service Plan F, Willamette Dental \$15 co-pay plan, Kaiser Dental Plan \$5 office visit co-pay plan, VSP vision and Standard life insurance plans. The City will continue prescription drug coverage through the medical plans consistent with its provisions.
- 11.6 In the event insurance companies, brokers and/or administrators of the existing health and welfare plans notify the Employer of changes in the premium structure, benefit structure and/or the continued availability of such plans, then and in that event, the Employer will notify the Union and employees of said changes. The parties will negotiate those changes and thereafter the Employer will determine whether or not to make changes to the health and welfare plans inclusive of benefit levels and premium structures. In the event the plans the employees are covered under are subject to an additional tax or surcharge required under State or Federal Law (ie Cadillac Tax), the parties agree to meet and negotiate a change in plans to avoid the payment of said fee, or discuss other options to offset the fee.
- 11.7 The Union and/or the employee will indemnify and hold the Employer harmless from any and all claims or disputes between an insurance carrier and employees relating to medical claims and/or coverage.
- 11.8 Any and all disputes or disagreements and/or claims involving coverage of employees between the insurance company and the employee are not grievable under this contract.

- 11.9 The Employer shall make pension contributions required by statute to the Public Employees Retirement System.
- 11.10 Employees and their immediate families (spouse/domestic partner and dependent children) shall be issued pool passes for the municipal swimming pool.
- 11.11 Regular Part-Time Employees: The Employer shall provide a prorated premium contribution based on the number of hours worked.
- 11.12 Section 125 Plan, Flexible Spending Account: The Employer agrees to make available a flexible spending account program under the provisions of IRS Section 125. Employees may elect to participate in the reimbursement program to pay medical or dependent care expenses with pre-tax dollars. The Employer shall make no contribution and makes no assurance of ongoing participation in such program. The Employer assumes no liability for claims or benefits under this program.
- 11.13 Deferred Compensation: The Employer agrees to continue a Deferred Compensation Program to which employees may contribute.
- 11.14 Long-Term Care: In the event that the City elects to offer long-term care insurance, employees in this bargaining unit may participate at their own expense. The Employer will not contribute to premiums or pay any administrative expenses assessed by the provider.
- 11.15 Occupational health and safety is the mutual concern of the Employer, the Union and employees. Employees or the Union shall report safety and health hazards of which they are aware to their supervisor. The Employer shall comply with applicable federal, state and local safety laws, rules, and regulations. Nothing in this Agreement shall imply that the Union has assumed legal responsibility for the health and safety of employees.

ARTICLE 12 WORKERS' COMPENSATION

- 12.1 Coverage: All members of the bargaining unit will be provided coverage as required by State Worker's Compensation.
- 12.2 Seniority:
- A. The period of time that an employee is off the job and unable to work by reason of a disability compensable under the Workers' Compensation Law shall not interrupt his or her continued period of employment with reference to accrual of seniority except as provided in section 10.5 - Accrual of Benefits While on Unpaid Leave.
 - B. If an employee is transferred to another classification within the bargaining unit because of a compensable injury, his or her seniority shall be governed in accordance with Article 21 - Layoff and Recall and by applicable state statutes related to re-employment and non-discrimination.

12.3 Probationary Employees: If an employee sustains an injury causing him/her to remain off the job or on light duty for a period of one week or more during his or her probationary period, the probationary period may be extended by written agreement of the Union, the employee, and the City. The extension will be on a week for week basis equal to the time off or on light duty.

12.4 Benefits: The City shall supplement the amount of Workers' Compensation benefits received by the employee for temporary disability due to occupational injury, illness or disease by an amount which, coupled with Workers' Compensation payments, will insure the disabled employee the equivalent of one hundred percent (100%) of his or her semi-monthly net take-home pay (as calculated in accordance with Workers' Compensation regulations) subject to the following conditions:

- A. Supplemental benefits shall only be payable for those days compensable under Workers' Compensation Law as time loss on an approved claim. For employees with approved claims, supplemental benefits shall be paid for no more than ninety (90) days of the employee's regular working hours or for a period equal to the amount of accrued sick leave hours at the time of injury, whichever is greater. Such payments shall not be chargeable to accrued sick leave.
- B. To the extent not compensated by Workers' Compensation benefits, the first day of occupational disability shall be compensated as time worked.
- C. To the extent not compensated by Workers' Compensation benefits, the day following the first day of occupational disability and the next succeeding day shall be compensated as sick leave if such days would have been work days.

12.5 Denied Claims

- A. If a Workers' Compensation claim is denied, the employee's absence from work due to illness or injury shall, to the extent not compensated as Workers' Compensation time loss, be subject to the provisions of Article 9, Sick Leave.
- B. If a Workers' Compensation claim which has been denied is later held compensable upon appeal, any time loss benefits shall be reimbursed by the employee to the City and the employee's sick leave account credited with an equivalent number of days.
- C. If an employee's Workers' Compensation claim is under appeal, and he or she is no longer entitled to medical/dental coverage under Article 11, Health and Welfare, he or she will be entitled to continued coverage under federal COBRA law. The duration of such coverage will be for six months or the legally mandated period, whichever is greater, provided that the employee continues to be eligible and pays the premiums as required.
- D. If a denied claim is later held compensable upon appeal, the employee will be entitled to:
 - 1. Reimbursement of any premiums paid to the City for medical/dental benefits, and
 - 2. Any supplemental benefits not paid in accordance with "Section IV" of this Article.

- 12.6 Benefits: The City shall continue to provide medical and dental benefits for an employee with a compensable claim and his or her dependent(s) from the first day of occupational disability, subject to the limitations of Article 11 - Health and Welfare, for a period not to exceed six (6) months. Thereafter, any continuation of health and welfare benefits shall be at the option and expense of the employee.

ARTICLE 13 WORK SCHEDULES

- 13.1 Work Schedules: The Employer may assign employees to work different or flexible schedules based on work and service needs. Written work schedules showing work days and hours of work will be made accessible to employees.
- 13.2 Days Off: Employees working their regularly scheduled hours during an FLSA work week will be provided at least two (2) consecutive days off per week.
- 13.3 Employee Requested Changes: Employees may request a change in work days and days off. The Employer will provide a written determination of its decision to the employee regarding such requests. If the request is approved, such transition in schedules shall not result in overtime.
- 13.4 The regular hours of work each day shall be consecutive except for lunch periods. The normal work week shall be four (4) or five (5) consecutive days of not more than ten (10) hours or eight (8) hours per day, exclusive of lunch periods.
- 13.5 The Director will determine when changes are necessary in the regular work week and employees will be provided at least fifteen (15) working days' notice in advance of any change in the regular work schedule except in the event of an emergency. If an emergency exists as defined in Article 4 section 6, then no notice of work schedule change is necessary. The fifteen (15) day notice may be waived upon mutual agreement of both parties. This notice requirement does not apply to overtime opportunities.
- 13.6 Breaks and Meal Periods:
- A. Employees shall receive a fifteen (15) minute (including transit time) paid rest period at approximately the midpoint of every four (4) consecutive hours of time worked. Such rest periods shall be taken at times approved by their Department Director, but shall not be added to the normal lunch period or taken at the end of the workday.
 - B. A minimum thirty (30) minute unpaid meal period shall be provided to employees who work more than five (5) consecutive hours in accordance with Washington state law. The employees may request and Management may approve a one (1) hour meal period.

The parties agree to meet no later than July, 2019, to reopen Article 13.6 and discuss alternatives, taking into account all possible facilities available to be used for breaks and meal periods.

- 13.7 Computation of Overtime - Holidays and Leaves: When computing overtime, paid holidays and leaves with pay taken during the work week shall be considered as time worked.
- 13.8 Equal Distribution of Overtime Work: The Employer will make a reasonable effort to distribute overtime on an equitable basis among employees who are qualified within each work unit. Overtime accumulated while on callback duty will not count toward equal distribution of overtime. If no employees are available for overtime within the unit the employer may ask for qualified volunteers from other units and select the most senior volunteer. The employer may assign the least senior qualified employee from a work unit if no employees volunteer.
- 13.9 Time and One-Half
Employees will be compensated at the rate of one and one-half (1-1/2) times their normal hourly rate of pay for additional time worked as follows:
1. In excess of eight (8) hours in any work day for a five-day, forty-hour -a-week employee; or
 2. In excess of ten (10) hours in any work day for a four-day, forty-hour -a-week employee; or
 3. In excess of forty (40) hours in any FLSA work week.
- 13.10 Compensatory time accruals shall be unlimited throughout the year provided; no employee may accrue over a maximum of one hundred twenty (120) hours by the end of the December payroll cutoff as described in Article 13.15. At the time overtime is incurred, the employee must determine whether to be paid or to take compensatory time. Accrued compensatory time will be cashed out at the employee's option, either monthly (request must be made by the monthly payroll cutoff date), yearly, upon termination, or in case of emergency (as determined by the Public Works Director, or designee), and shall be added to the employee's paycheck. Compensatory time off may be used at the discretion of the employee with supervisor's consent.
- 13.11 Receiving Work Telephone Calls at Home: An employee who is called during non-working hours for work related business and who is not required to report to a work site, shall receive pay in fifteen (15) minute increments. This provision does not apply to telephone calls regarding work scheduling or work site directions.
- 13.12 Off Duty Telephone/Computer Work at Home: An employee directed by his/her supervisor to perform work from an offsite location outside of their regular scheduled hours will receive pay in fifteen (15) minute increments at the applicable rate of pay.
- 13.13 An employee attending a training session or school in or out of the City shall be assumed to be working a normal work day.
- 13.14 Employees who work unscheduled overtime of increments of four (4) hours or more shall receive a fifteen dollar (\$15) meal allowance for each four (4) consecutive hour increment worked. Payment for meals will be processed as a reimbursement ("Claim for Reimbursement" form submitted by employee).

13.15 Time Charging Provisions Pertaining to Time Worked:

Rounding Rule: Time charged for compensation for time worked shall be subject to rounding to the nearest one-quarter ($\frac{1}{4}$) of an hour. For example, an employee who works less than (8) minutes shall not be compensated. An employee who works eight (8) to fifteen (15) minutes over shall be compensated one-quarter ($\frac{1}{4}$) of an hour.

**ARTICLE 14
COMPENSATION**

14.1 Compensation Adjustments:

The applicable pay plan and cost-of-living adjustments for the duration of this agreement are attached hereto and incorporated herein by reference as Appendix A.

The parties agree to forego a COLA for 2017.

All bargaining unit members who were hired prior to July 1, 2017, will receive a one-time payment of \$1000 upon full contract ratification by both parties. This payment will be pro-rated for part-time employees.

Effective January 1, 2018, a COLA of 3% will be applied to all salary scales. Retroactive pay will be paid for base wages and any overtime back to January 1, 2018.

Effective January 1, 2019, a COLA of 2% will be applied to all salary scales.

Effective January 1, 2020, a COLA of 2% will be applied to all salary scales.

Effective January 1, 2021, a COLA of 2.5% will be applied to all salary scales.

Effective January 1, 2022, a COLA of 2.5% will be applied to all salary scales.

14.2 Step Plan - Newly hired entry-level employees will be paid at Step 1 of their pay range. All other positions in the unit may be hired in at any step, but no higher than Step 4. An employee may be granted a step increase to the next step subject to satisfactory completion of probation as determined by the department head. Thereafter, an employee will be considered for a further step increase after twelve (12) months in each step of the pay plan subject to a satisfactory performance review by the department head.

- A. Performance Review - If performance reviews result in an unsatisfactory performance rating then the employee may be held in the existing step for up to an additional twelve (12) months. Thereafter, the employee will be considered for a further step increase subject to a satisfactory performance review by the department head.
- B. Appeal of Performance Review - Employees who have a step increase withheld due to an unsatisfactory performance review may appeal the review using the grievance procedure.

- 14.3 Personal Vehicle Mileage Reimbursement: Employees who are authorized by the Employer to use their personal vehicles for City work shall be compensated for mileage at the current IRS rate.
- 14.4 All qualified employees in a department shall have an opportunity to sign up for on-call duty. All on-call duty shall be offered on a seniority basis, starting with the most senior qualified person. The Public Works Director, or their designee, shall prepare and post an on-call schedule for affected employees to be posted at least one month in advance of the effective date of the schedule. If applicable, the employees may trade assigned on-call shifts with other employees that are qualified to do so with prior notification to the Department Director. Such trades shall not incur any additional cost to the city.
- 14.5 Employees who are assigned to on-call are required to be readily available for dispatch by pagers, cellular phones or home phone.
- 14.6 On-Call Duty Assignments: Employees who are on-call must be fit for duty and respond to the assigned duty station in approximately 40 minutes. Employees who are assigned to on-call status shall receive an allowance as follows:
- A. Two hundred twenty dollars (\$220-) per weekend, which shall include the hours between the end of the employee's normal working day on Friday and the beginning of the normal working day on Monday.
 - B. Forty-five dollars (\$45) per evening, which shall include the hours between the end of the employee's normal working day and the beginning of the following normal working day, Monday through Thursday of the week.
 - C. Seventy-five dollars (\$75) per holiday, which shall include the hours between the end of the employee's normal working day which precedes the holiday and the beginning of the normal working day following said holiday. In this context, holiday is defined as the day which is observed by the City as the holiday.

On-call pay amounts are effective upon full contract ratification by both parties.

- 14.7 The employer will attempt to meet its on-call requirements on a voluntary basis among the employees. In the event there are insufficient volunteers to meet the requirements, the employer may require the necessary qualified employees starting with the least senior.

ARTICLE 15

CLASSIFICATIONS AND PAY RANGES

- 15.1 Definitions:
- A. Promotion:
 - 1. Definition: A promotion is an appointment to a classification with a higher pay range.
 - 2. Pay Adjustments Upon Promotion: The base pay of a newly promoted employee will be at least two (2) step increases or six percent (6%) higher than his or her base pay in the lower

classification provided however, that the salary shall not exceed the top of the pay range as a result of the promotion. Regular employees working out of class or that were placed in a temporary position prior to promotion will receive their pay increase based on their regular position's pay rate at the time of promotion.

- B. Anniversary Date Upon Promotion: The employee's anniversary date for wage increases will be the date of appointment to the higher classification. If the employee was working out of class or was placed in a temporary position prior to promotion, the employee's anniversary date shall be the date of appointment to the temporary position.
- C. Failure to Complete Probationary Period After Promotion: An employee who is reclassified to a higher position grade as a reclassification to fill a vacancy shall receive a minimum increase of the next step higher than his/her previous rate of pay. If the employee does not successfully pass the probationary period, he shall be reinstated without any loss of seniority to his/her former normal progression range/step provided the pay rate shall not exceed the normal rate for the position to which he is being reinstated.
- D. Demotion:
1. Definition: A demotion is an appointment to a classification with a lower pay range than in the preceding classification.
 2. Pay Adjustments Upon Demotion: When a demotion occurs and the employee's pay falls above the top of the lower pay range, the pay shall be reduced to be equal to the top step of the lower pay range. The Employer will not use demotion in disciplinary actions.
 3. Anniversary Dates Upon Demotion: A demoted employee's anniversary date for wage increases will be the date of demotion.
- E. Reinstatement:
1. Step Placement Upon Reinstatement: Employees reinstated to the same classification from a recall list, after voluntary demotion, or after a leave of absence shall resume employment at the previously held salary grade and step. If an employee is reinstated to a different classification, the beginning salary will be the step within the salary grade most appropriate to qualifications and related experience.
 2. Benefits Upon Reinstatement:
 - a. Employees who are reinstated within eighteen (18) months shall accrue vacation at the accrual rate previously held.
 - b. Reinstated employees will have the applicable employee benefits such as medical, dental, and life insurance reinstated at the beginning of the month after recall.
 3. Anniversary Dates Upon Reinstatement: The anniversary dates of reinstated employees will not be adjusted if reinstatement occurs within thirty (30) calendar days.
- F. Transfer:
1. Definition: A transfer is a lateral appointment to another position with the same pay range. The same rules for step placement and establishing anniversary dates apply whether the transfer occurs within the bargaining unit or from outside the unit.
 2. Pay Adjustments Upon Transfer: If an employee receives a lateral transfer as defined above, there will be no change in pay.

3. Anniversary Dates Upon Transfer: The employee's anniversary date will remain unchanged.
4. Failure to complete Probation: If the employee does not successfully pass the probationary period, they shall be reinstated without loss of seniority to their former normal range/step. The probationary period for employees transferred shall be three (3) months or longer subject to the following provisions. The Employer may extend a probationary employee's probationary period for up to an additional three (3) months. Any extensions beyond the three (3) month period will be subject to mutual agreement with the Union. In any event, the probationary period shall not exceed nine (9) months.

15.2 Temporary Work in a Higher Classification:

An employee who is temporarily assigned the duties and responsibilities of a higher level position shall be paid at a rate one step or a minimum of three percent (3%) above his/her current rate of pay, or at the entry rate of the higher job class, whichever is greater. Higher level positions are defined as Senior Maintenance Worker, Senior Utility Maintenance Worker, Senior Grounds Worker, Water Supply Operator, Lead Utility Maintenance Worker, Lead Maintenance Worker, Sewer Maintenance Worker, Facilities Operations Specialist, Lead Grounds Worker, Lead Mechanic and Lead Sanitation Worker. An employee who is temporarily assigned the duties and responsibilities of the Water/Sewer Supervisor, Public Works Operations Supervisor or the Wastewater Supervisor position shall be paid at a rate of two steps or a minimum of six percent (6%) above his/her current rate of pay, or at the entry rate of the supervisor job class, whichever is greater. All of the following conditions must be met for an employee to receive the out of class pay:

- A. The position is currently vacant; OR, the employee normally filling the position is on authorized leave; OR, the employee normally assigned to the position has been temporarily relieved of his/her regular duties to complete a special project approved by their supervisor; OR, the workload has been temporarily increased; and
- B. The employee is formally assigned to perform, and actually performs, duties of the higher job class which are not within the normal duties of the employee's regular job class. Formal assignment should normally include a written directive from the employee's supervisor; and
- C. The employee is so assigned and actually works the assignment for a period of more than four (4) consecutive working hours. If the employee is so assigned and actually works the assignment for a period of more than eight (8) hours, the out-of-class pay shall be retroactive to the first hour of that specific assignment.

The same employee shall not be assigned to the higher level duties for more than six (6) consecutive months unless specifically approved by the city administrator for extenuating circumstances. An extension of an out-of-

class assignment beyond twelve (12) months must be approved by the City Council. The Union will be given notice of any such extensions.

The out-of-class rate of pay shall apply for that time actually worked in the higher class. Periods of paid leave during the out-of-class assignment shall be compensated at the employee's regular rate of pay except when the assignment is for more than one month. When assigned for more than one month, the employee shall receive the out-of-class pay for leave taken during the out-of-class assignment.

15.3 Reclassification:

- A. Purpose: The Employer shall maintain written job classifications and allocate each position within the bargaining unit to the appropriate classification. Classifications group together positions requiring similar tasks, responsibilities, knowledge, abilities and skills. It is the intent of this plan to assure essentially equal pay for essentially equal levels of work, serve as a tool for managers in defining work assignments for employees, make internal and external salary comparisons and provide a basis for the recruitment and selection of qualified employees.

Written specifications for each class are to be descriptive but not restrictive, include a brief description of the nature of work, list representative examples of duties, state the knowledge, abilities and skills required, and the minimum qualifications for the position.

- B. Review of Positions: A request for a review of a position may be made by either a department head or designee and/or an incumbent employee to determine whether or not the position has been properly allocated to a classification or to determine the accuracy of an existing description.

Appeal - An employee who believes that significant factors have changed in job content or significant factors have been overlooked in the reclassification of a position to a particular class may bring those factors to the attention of the department head for reconsideration. The department head shall review the position to verify the claim of the employee. If the department head agrees, he shall forward the reclassification to the Mayor or designee for action.

If the matter cannot be resolved at this level, the employee may request the Joint Labor/Management Committee (JLMC) to review the reclassification. In reviewing the position, the JLMC shall take into consideration the duties assigned to the employee in relation to the written job classification. The JLMC may receive written or oral information from the department head and/or the employee. The JLMC shall make a recommendation to the Mayor or designee for a final determination as to the allocation of the job to the classification. The JLMC shall establish its own rules and procedures for the review of jobs. Creation of and/or placement of new positions in the salary schedule are subject to City Council confirmation.

Reclassification to a Lower Class or Salary Range: An employee who is assigned as a result of a reclassification to a lower job classification and whose pay rate falls within the new pay range will continue to receive his/her current pay rate within the new pay range. Employees who are assigned to a lower job classification and whose pay rate falls above the new pay range, shall not have their pay rate reduced. However, they will not be eligible to receive any general salary adjustment increases or step increases until the rate of pay falls within the pay range for the job classification.

Reclassification to a Higher Classification or Salary Range: An employee whose position is reclassified to a higher class or salary range and whose pay rate falls within the new pay range will continue to receive his/her current pay rate. An employee whose pay rate falls below the minimum of the new range will receive an increase to the minimum of the new range upon the effective date of the reclassification.

- C. New Positions - When a new job classification is proposed or an existing one is to be changed, the Employer will submit a description and a proposed rate assignment to the Union. Any issues raised by the Union may be taken to the Labor-Management Committee. Any unresolved differences of opinion between the parties in regard to wages will be subject to negotiations. Any unresolved differences of opinion between the parties in regard to a positions' inclusion into or exclusion from the bargaining unit shall be submitted to the Public Employees Relations Commission for resolution.

ARTICLE 16 PENSIONS

16.1 PERS Membership: Eligible employees shall be eligible for participation in the Washington Public Employees Retirement System (PERS).

16.2 Retiree Medical Insurance:

- A. Definitions: For purposes of this section, a "retiree" refers to a person who retired from the Public Employees Retirement System (PERS) only from the Employer on or after the execution date of this Agreement and, at the time of retirement, occupied a position covered by this bargaining unit. For purposes of this section, a "member" refers to an active employee(s) in a position covered by this Agreement.
- B. Right to Participate: Except as otherwise provided by this section, retirees may continue to participate in the Employer medical plan available to members. Coverage of eligible dependents uniformly terminates when coverage of the retiree terminates, except as otherwise required by applicable state or federal law.
- C. Choice of Plan: Retirees shall be permitted to select coverage from the Retiree Medical Plans as provided by the Association of Washington Benefits Trust or Kaiser Permanente subject to their eligibility requirements.

Retirees participating in the Trust's medical insurance plans shall be subject to the application of any change or elimination of benefits, carrier, and administrator or administrative as authorized by the trust.

- D. Employees hired after January 1, 1997 shall not be eligible for employer paid post-retirement medical insurance, but may participate at their own expense, consistent with plan requirements.

ARTICLE 17 DISCIPLINARY ACTION

- 17.1 Discipline – The Employer may only discipline or discharge an employee for just cause.
- 17.2 Levels of Discipline - The parties agree that progressive and escalating levels of discipline are preferable to allow an employee proper notice of misconduct and the opportunity to improve performance. Employee coaching performed by a supervisor is not considered discipline. The level or degree of discipline imposed shall be appropriately based on an employee's prior record of service, length of service, severity of offenses and prior record of discipline. Disciplinary action or measures shall include the following:
- (a) Verbal reprimand;
 - (b) Written reprimand;
 - (c) Suspension without pay;
 - (d) Discharge.
- 17.3 Disciplinary Meetings and Investigations - In disciplinary investigations or meetings, an employee shall be afforded all Constitutional rights customarily associated with the Weingarten and Loudermill cases. A Union representative shall be present during any disciplinary interview or meeting, which could reasonably be expected to lead to disciplinary action unless specifically waived by the employee. Employees shall have the right to choose which Steward will represent them provided the Steward is able to be present within a reasonable period of time.
- 17.4 Employee Coaching - Employee coaching shall be carried out in such a manner as to make certain the employee is clear about the coaching not being part of the formal disciplinary process and the Employer has the right to make a notation of such coaching in the supervisory file.
- 17.5 Suspensions and Discharge - In the case of suspension or discharge, employees shall be provided written notice of the reason(s) for such action and shall be entitled to respond to the reasons for recommended discipline before such action is taken. A Union representative shall be present during such meetings. If an employee is suspended prior to or during an investigation, they shall be in paid status pending disciplinary action.

- 17.6 It is the Employer's sole determination as to whether or not an employee suspended without pay may be allowed to forfeit accrued vacation or compensatory time off in lieu of the suspension of pay.
- 17.7 Probationary Employees - The provisions of this Article shall not apply to newly hired employees serving a six (6) month probationary period or longer subject to the following provisions. The Employer may extend a probationary employee's probationary period for up to an additional three (3) months. Any extensions beyond the three (3) month period will be subject to mutual agreement with the Union. In any event, the probationary period shall not exceed twelve (12) months. Probationary employees shall work subject to the provisions of this Agreement but shall be only on a trial basis during which period they may be discharged without cause and without any recourse.
- 17.8 Manner of Accomplishing Disciplinary Reprimands: If the Employer has reason to reprimand an employee, a reasonable effort will be made to accomplish the reprimand in a manner that will not embarrass the employee before other employees or the public.
- 17.9 Appeal Rights:
- A. A verbal reprimand is not grievable.
 - B. A written reprimand may be reviewed through Steps 1, 2 and 3 only of the grievance procedure set out in Article 18 - Settlement of Disputes.
 - C. An employee who is reduced in pay, suspended or terminated shall have the right to formally grieve within fifteen (15) calendar days of receipt of the letter imposing disciplinary action. The employee shall submit the grievance to the supervisor or manager who imposed the discipline.

ARTICLE 18 SETTLEMENT OF DISPUTES

- 18.1 The purpose of this grievance procedure is to provide an orderly method for resolving grievances. A reasonable effort shall be made to settle grievances at the lowest possible level in the grievance procedure. A grievance is defined as a dispute regarding the application, interpretation, or implementation of the specific provisions of this Agreement.
- 18.2 The following steps shall be observed in the grievance procedure:

Step 1: The Union or any employee who believes that he/she may have a grievance arising out of the terms of this Agreement may personally, or through his/her representative, request a meeting with the immediate non-union supervisor within fifteen (15) calendar days of the occurrence. An employee or Union representative is expected to discuss any grievance arising hereunder initially with the immediate supervisor. The supervisor may respond within fifteen (15) calendar days.

Step 2: If the supervisor does not respond within the fifteen (15) calendar days or if no satisfactory settlement is reached in Step 1, the employee and the Union may submit the written grievance to the department director within fifteen (15) calendar days. The department director shall present his/her determination in writing to the affected employee and the Union, within fifteen (15) calendar days of receipt of the grievance. Time limits may be extended by mutual agreement of the parties.

Step 3: If the department director does not respond within the fifteen (15) calendar days of receipt of a timely filed grievance, or if no satisfactory settlement is reached in Step 2, the employee and the Union may submit the written grievance to the Human Resources Director within fifteen (15) calendar days of the department director's response, or within fifteen (15) calendar days from the expiration of the department director's time for responding. The Human Resources Director or his/her designee shall present a written determination to the affected employee and the Union within fifteen (15) calendar days. Time limits may be extended by mutual agreement of the parties.

Step 4 - Arbitration:

If the grievance cannot be resolved at Step 3, the Union may submit a request for arbitration to the Administrative Services Director or City Administrator within twenty (20) working days from the date the decision was rendered at Step 3.

The parties may mutually agree on the selection of an arbitrator. In the event the parties cannot agree on an arbitrator, Federal Mediation and Conciliation Service (FMCS), the Public Employment Relations Commission (PERC) or some other agreed upon source shall be requested to submit a list of eleven (11) arbitrators from which the arbitrator shall be selected by alternately striking names from the list. The parties shall flip a coin to determine who will strike the first name, then each will alternately strike one of the names submitted until one (1) name remains. This person will serve as the sole arbitrator subject to the following provisions.

- 18.3 Decision - Time Limit: The arbitrator will meet and hear the matter at the earliest possible date after his/her selection. After completion of the hearing, the arbitrator shall render a decision within thirty (30) working days or as soon as possible, unless an extension of time is agreed upon as provided for herein.
- 18.4 Limitations - Scope - Power of Arbitrator:
- A. arbitrator shall not have the authority to add to, subtract from, alter, change or modify the provisions of this Agreement.
 - B. The arbitrator shall have the power only to interpret and apply the specific terms of the Agreement and/or determine whether there has been a violation of the terms of this Agreement.
 - C. The arbitrator shall also have the authority to receive evidence and question witnesses.

18.5 Arbitration Award - Damages - Expenses:

- A. The arbitrator shall not have the authority to award punitive damages.
- B. Each party hereto shall pay the expenses of their own representatives, witnesses, and other costs associated with the presentation of their case and the expenses of the arbitrator shall be borne by the losing party.
- C. The arbitrator's written award shall be final and binding on all parties.

18.6 Representation of Employees:

- A. The Union is the Exclusive Representative of bargaining unit employees with respect to conditions of employment governed by this agreement. An employee may file a grievance and process it in Steps 1, 2 and 3 of the grievance procedure without the assistance of the Union; however, departure from the grievance procedure described herein shall automatically nullify the Union's obligation to process the grievance. However, the decision to arbitrate a grievance is a determination to be made by the Union and/or the Employer. Attorneys who do not represent the Union or the City may appear at the grievance meetings and hearings only at the mutual consent of the Union and the City.
- B. Whether or not the employee seeks Union assistance, the Union must be given the opportunity to be present when a settlement offer is made, and any settlement must be consistent with the terms of this Agreement.
- C. The names of stewards will be certified to the City by the Union. Upon notification to the employee's Supervisor of the name of the grievant and the basis of the grievance, or the name of the subject of a disciplinary investigation interview, the steward responsible for the grievant work area may investigate and process the grievance or investigation interview at the work site during working hours without loss of pay, subject to prior approval by the Human Resources Director or his/her designee and further subject to such activity not interfering with the productivity and efficiency of work and services. If such activity, as determined by the Human Resources Director or his/her designee, will interfere with productivity and services, then such investigatory activity shall be conducted during non-work hours. Employees meeting with their steward to process a grievance will also be permitted to do so without loss of pay during working hours, subject to prior approval by the Human Resources Director or his/her designee.

ARTICLE 19 PRODUCTIVITY

- 19.1 The Employer and the Union agree that each is jointly responsible for developing and maintaining a high level of efficiency for providing routine and emergency public works services. Productivity, the ability to increase service with a minimum of man-hours, together with innovative practices to achieve this goal will be the responsibility of all parties to this Agreement.

- 19.2 All individuals who are employees of the City shall, individually and collectively, perform efficient work and service; shall avoid and discourage waste of materials, time and manpower; shall use their influence and best efforts to protect the property of the Employer and its interest and to prevent the loss of tools and materials; and shall cooperate with the Employer in promoting and advancing the welfare of the Employer and the service at all times.
- 19.3 Nothing herein shall be contrary to the responsibilities of management as expressed in the Management Rights article.
- 19.4 Workloads and Standards: In addressing the assigned workload, the employee's Supervisor may establish reasonable job performance expectations and standards, and may, from time to time, revise them. Such expectations and standards shall be posted or individually stated to each affected employee, in order to assure advance comprehension and understanding of performance requirements. No employee shall be subject to disciplinary action for failure to meet standards of performance unless such employee has been fully advised of such expected performance standards in advance of the work period in question.
- 19.5 Employee Development and Training:
1. Voluntary Training – Voluntary training or education which directly relates to an employee's current position or department function and which leads to a degree, registration or certification, shall be reimbursable in accordance with the City of Camas Tuition Reimbursement Program.
 2. Mandatory Training - City-sponsored training which is required of the employee shall be paid for by the City. Attendance and travel time in excess of the standard workday will be compensated in conformance with the FLSA. Travel and costs for meals and lodging shall be reimbursed in conformance with the City's travel and meal policies.
 3. An employee attending a training session or school in or out of the City shall be assumed to be working a normal work day.

ARTICLE 20 SENIORITY

Seniority is the length of continuous employment of an employee with the Employer. All other factors being equal, seniority and qualification shall be observed with respect to promotions, transfers and layoffs.

- 20.1 An employee who returns to work as agreed at the end of an unpaid leave of absence retains his/her original employment or seniority date, except if the leave of absence is of a duration of longer than thirty (30) calendar days. The employee's seniority date will be adjusted on a day-for-day basis after the thirty (30) calendar day leave period.

- 20.2 An employee who is re-hired after services have been terminated with the Employer (by resignation, reduction-in-force, etc.) will have a new employment or seniority date.
- 20.3 In Computing Seniority for Regular Employees, the Following Factors Will be Taken into Account:
1. Regular part-time work will count on a pro-rated basis.
 2. Time on authorized leave taken with pay will count.
 3. When an authorized leave without pay exceeds thirty (30) calendar days, no time spent on that leave will count.
 4. Time in excess of six (6) months spent in a classification not represented by this bargaining Unit will not count except for purposes of vacation accrual.
 5. Time spent in on-call or overtime status will not count.
 6. When a layoff exceeds thirty (30) calendar days, no time spent on layoff will count.
 7. Time spent in a trainee capacity, e.g., in state or federal trainee programs, will not count.
 8. Seniority shall be forfeited by discharge for cause, voluntary termination, or, after layoff, by removal from all recall.
 9. Up to six (6) months spent in a probationary appointment that is not completed will count toward the employee's previous classification unless such probationary period was in a classification outside the bargaining unit.
- 20.4 Seniority Application: Seniority determinations shall have no application to retirement matters.
- 20.5 Posting Process:
- A. Seniority List Posting: Lists showing seniority within Bargaining Unit classifications shall be provided to the Union and posted on all Union bulletin boards on request.
 - B. Seniority List Appeal Process:
 1. Errors on New Lists: Employees who have concerns about the calculation of their seniority shall notify the Human Resources Director with a copy to the Union. If an employee's concerns remain unresolved, the Union may file a formal written grievance at Step 3 of the grievance procedure within thirty (30) calendar days of his or her initial consultation with the Human Resources Director. If no grievance is filed within that time, the seniority calculation is deemed correct.

ARTICLE 21 LAYOFF AND RECALL

- 21.1 Layoff: Layoff means the reduction in number of employees in budgeted positions within the bargaining unit. The Employer has the exclusive right to determine whether a layoff is necessary for reasons of lack of funds, and lack of work. The

Employer shall give thirty (30) days' notice of such layoffs except in cases of emergency.

21.2 Definitions:

- A. Continuous Service: Means uninterrupted employment with The City of Camas subject to the following provisions:
 - 1. Continuous service is terminated by voluntary or involuntary termination including discharge for cause.
 - 2. Personal unpaid leaves of absence longer than thirty (30) calendar days shall be considered interruption to continuous service.
- B. Bumping: Refers to the process whereby the more senior employee in a classification displaces a less senior employee subject to the provisions of this Article. Bumping may result in an employee occupying a position equivalent or lower than his/her current position.
- C. Classification: Refers to a position or positions with a unique job title and similar duties and responsibilities.
- D. Equivalent Classification: Refers to matching by the Human Resources Director or his/her designee of an abolished classification with a current classification that has substantially the same duties, authority, and responsibility.
- E. Classification Previously Held: Refers to a classification or its equivalent classification in which the employee gained regular status and for which he or she continues to qualify.
- F. Reassignment: Refers to an employee being transferred into a currently unoccupied position during the bumping process. The new position may be equivalent or lower than the position previously held.
- G. Recall: Refers to the process when budgeted positions become available after a layoff and are offered to those who have been laid off, according to the rules of this Article.
- H. Regular Employee: Refers to the status an employee acquires after successful completion of the probationary period for the classification to which the employee was appointed.
- I. Lateral Classification: Refers to a classification or its equivalent classification which has the same pay range as the employee's current classification.
- J. Affected by Layoff: Refers to an employee who was demoted, laid off, or reassigned as a result of a layoff process under the provisions of this Article.
- K. Regular Appointment: Refers to the appointment of an employee to a budgeted position.

21.3 Order of Layoff and Bumping: Layoffs are identified by position within a classification by the Employer.

- A. If layoff/reduction in force vacates a classification which consists of only one (1) position filled by one (1) employee, that employee will be affected by layoff as provided in this Article.
- B. In all other cases, those employees least senior and least qualified occupying position(s) to be eliminated shall be designated as affected by layoff.

21.4 Reassignment and Bumping Process: Employees designated as affected by layoff shall then begin the reassignment and /or bumping process as follows:

- A. Reassignment of employees to vacant positions, if available, will take precedence over bumping another employee.
- B. If bumping is necessary, the least senior employee in the affected classification will be bumped.
- C. If bumping is to occur per section 21.3 - Order of Layoff and Bumping, employees will be moved to the classification previously held that results in the least reduction in pay. Seniority in a higher classification shall count in the new classification.
- D. Regular employees who are bumped out of a position, shall be designated as affected by layoff and will then participate in the reassignment and/or bumping process, as defined in this Article.
- E. Employees who are offered a position pursuant to these provisions and do not accept that position will be deemed to have resigned.

21.5 Layoff Rules:

- A. Seniority of and Bumping by Non-Bargaining Unit Employees and Other Bargaining Units:
 - 1. The only non-bargaining unit employees, confidential employees or members of other bargaining units who may bump into the bargaining unit are those who have previously been a member of the Bargaining Unit or who were in a classification which subsequently became part of this unit.
 - 2. Only time served in the bargaining unit shall apply for bumping purposes.
 - 3. Bargaining unit employees shall not be demoted, reassigned, bumped and/or recalled into other bargaining units. However the Employer may give preference to bargaining unit employees who have been demoted, reassigned, bumped and/or recalled for non-bargaining unit vacancies for which they qualify. The Employer may also give preference to bargaining unit employees who have been demoted, reassigned, bumped and/or recalled over non-City applicants for vacant positions in other bargaining units for which they qualify, unless prohibited by law or civil service rules.
- B. Layoff Processing for Non-Regular Employees:
 - 1. Within an affected classification and department, temporary, non-regular probationary employees who do not have regular status and who are occupying budgeted positions within the bargaining unit will be terminated before employees with regular status are affected by layoff. Limited term employees can be bumped but have no bumping rights. Employees without regular status who are terminated will not be placed on recall lists and do not have bumping rights.
 - 2. A bargaining unit employee who has not completed a probationary period following promotion to a regular position covered by this agreement and is affected by layoff may be reassigned or bumped back into the position previously held subject to the provisions of this Article.
 - 3. Probationary employees terminated or demoted in accordance with paragraph 1 and paragraph 2 above will be placed on recall lists for one (1) year from the date of their termination or demotion. They will

be reinstated to their former classification if there are no regular employees who are on a recall list for that classification. Probationary employees who are reinstated will be treated as if they have been on a leave of absence from the classification for purposes of computing seniority and length of probationary period.

4. Employees will not be placed in a classification with a higher pay range except by normal promotion procedures.

C. Layoff Processing for Employees on a Leave of Absence without Pay:

1. Employee Notification: Employees who are on a leave of absence without pay which is scheduled to continue after the layoff effective date and whose classifications are expected by the Employer to be affected by an upcoming layoff process will be notified in writing and given an option to return to work from leave.
2. Use of Positions During the Layoff Process: If no response is received by the Employer within five (5) calendar days of written notification, or if the employee declines to return from leave of absence, or if the employee is unable to return from leave of absence, the position from which the employee is on leave of absence will be treated as a vacant position during the layoff process and will be available to be filled by another employee who is affected by the layoff process, according to the provisions of this Article.
3. Recalculation of Seniority After Leave of Absence Without Pay: All employees on leave of absence without pay that exceeds thirty (30) calendar days will have their seniority recalculated upon their return from leave so that none of the time on the leave of absence without pay counts toward seniority.

21.6 Notice and Recall List:

- A. The Employer will provide the affected employees and the Union with thirty (30) calendar day's written notice of an impending layoff except in the event of an emergency. In an emergency, the Employer will provide as much notice as is practicable under the circumstances. Employees who are laid off are eligible for recall subject to the criteria above and if their layoff period has not exceeded eighteen (18) months from the date of layoff.
- B. Employees who are reassigned to positions in the same classification, resign, or elect to retire will not be placed on recall lists.
- C. Employees will remain on a recall list for eighteen (18) months from the date of placement on the list. Within that time period, employees will be removed from the recall list only under the following circumstances:
 1. Upon written request of the employee; or
 2. Upon their retirement; or
 3. Upon being recalled from the list; or
 4. Upon declining an offer of regular employment status; or
 5. Upon the employee's failure to respond to a certified letter sent to the employee's last known address within five (5) calendar days after receiving the notice of recall; or
 6. Disciplinary termination for cause.

- D. Employees who are laid off and are on recall list(s) and return to regular City employment for any reason will be treated as if they have been on a leave of absence without pay for the purpose of computing seniority.

21.7 Recall:

- A. Employees on a recall list will be reinstated in order of seniority, before applicants who qualify through examination, provided they are qualified to perform the duties of the position and subject to the criteria in section 21.5. Employees who are not recalled may request within ten (10) calendar days, and the Employer must provide within ten (10) calendar days, a justification for that decision. The employee will remain on the recall list for certification to other vacancies during his or her term of eligibility.
- B. An employee who believes they should have been recalled may have their status reviewed and processed according to the provisions of Article 18 – Settlement of Disputes.

- 21.8 Special Provisions to Save Employees from Layoff: It is recognized by the parties that employees who are to be laid off or involuntarily demoted face difficult circumstances in being placed in alternative employment within the City. Any such employee who is reassigned to a classification not previously held shall be subject to a trial service period of six (6) months to demonstrate his or her ability to perform or fulfill the requirements of the new classification. Employees who, in the opinion of the Employer, are unsuccessful during this six (6) month trial service period will be removed from their new classification and placed on the appropriate recall list.

ARTICLE 22 VACANCIES AND POSTINGS

The Employer and AFSCME recognize the importance of creating and maintaining opportunities for career advancement for current employees as well as the importance of recruiting the best possible candidates for open positions.

Posting of Vacant Positions:

Vacant positions within the bargaining unit will be posted for a period of seven (7) working days, during which time internal bargaining unit applicants may apply. The posting will include, at a minimum, a description of the work to be performed, the requirements and qualifications of the position, and the rate of pay.

Employees interested in applying for a posted position must submit to Administrative Services, a letter of interest, resume, and any additional materials showing they meet the qualifications. All application materials must be submitted within the time limit stated in the job announcement.

Process:

The Employer will review the application materials of any internal candidates to confirm the applicant is qualified. Qualifications will be listed on the job announcement and the applicant must clearly address in their application materials these qualifications.

If there are qualified internal applicants for a position, including employees wishing to transfer, promote or demote into the position, the Employer will interview all qualified internal applicants within the bargaining unit.

The Employer may conduct testing, exercises and/or interviews to determine qualifications.

The interview panel for internal applicants will include one (1) bargaining unit member who is selected by the Employer. This is voluntary and members who are invited to participate on a panel may decline the request.

Selection:

The Employer shall employ merit principles and shall select candidates for vacancies on the basis of their relative qualifications exhibited in their application materials, interview question responses and testing results.

If the Employer deems that no internal applicants are qualified or receives no internal applicants, the position will be posted externally.

If the Employer elects not to fill a vacancy at any time after posting has occurred, nothing in this article shall require the Employer to fill the vacancy.

In the event of a tiebreaker, all other qualifications being equal, seniority will prevail as the deciding factor in selecting a candidate.

The employer, upon the request of applicants not selected for the position, will provide, in writing, the reasons for not being selected.

This process is in effect upon full contract ratification by both parties.

ARTICLE 23 PERSONNEL RULES AND RECORDS

- 23.1 Personnel Rules: Changes to the City Personnel policies will be posted on City bulletin boards by the Employer five (5) consecutive calendar days after publication and shall be effective immediately thereafter, except in the event of an emergency, in which case no prior notice is necessary and the changes shall be effective immediately. Notice of significant non-legal changes to the Personnel Rules and Code which would affect the employees in this bargaining unit will be provided to the Union prior to adoption for purposes of review and comment; provided, however, such review and comment shall not constitute an obligation to bargain about the changes.

23.2 Personnel Records and Information:

- A. Definition: For purposes of this section, "personnel file" refers to the formal file of personnel documents maintained by the Human Resources Department.
- B. Access to Personnel File Materials: The employee and the employee's Union representative shall have the right to inspect the full contents of the employee's personnel file, provided the Union's access will be limited to the purpose of administering the collective bargaining agreement. No complaint may be placed in the personnel file without the employee having been first notified of said complaint and given a copy, with a copy to the Union. An employee who disagrees with the validity of any complaint added to the file shall have the opportunity to challenge said complaint under the grievance procedure herein. The employee shall be required to sign the written reprimand or other disciplinary action acknowledging only that they have read the contents of the document. Employees shall be provided copies of all disciplinary notices and at the employees' request, performance evaluations before such material is placed in the personnel file. The employee is required to acknowledge receipt of the materials in writing. Acknowledgement shall not be construed as agreement or concurrence with the discipline or evaluation.
- C. Removal of File Materials:
 - 1. Oral reprimands may be memorialized in writing for the purpose of preparing future disciplinary actions or employee performance evaluations, but will not be placed in the employee personnel file.
 - 2. The written reprimands will be removed from an employee's personnel file after one hundred eighty (180) days from the date said action was finalized provided that no further written reprimands have been issued within the one hundred eighty (180) day time period. If another written reprimand has been issued within this time period then both written reprimands shall remain in the personnel file for an additional one hundred eighty (180) days from the date of the latest written reprimand. In any event, the one hundred eighty (180) days may be extended to three hundred sixty (360) days depending on the seriousness of the circumstances. If another written reprimand has been issued within the three hundred sixty (360) days time period then both written reprimands shall remain in the personnel file for an additional three hundred sixty (360) days from the date of the last written reprimand.

ARTICLE 24
GENERAL PROVISIONS

24.1 No Discrimination: The parties agree that discrimination and harassment in the workplace is prohibited.

- A. Contractually Prohibited:
 - 1. The provisions of this Agreement shall be applied equally to all employees in the bargaining unit without discrimination as to age,

marital status, race, color, sex, creed, religion and national origin unless bona fide job related reasons exist in accordance with applicable laws.

2. The Union shall share equally with the Employer the responsibility for applying the provisions of the Agreement provided that this responsibility shall be limited to those matters under the Union's influence and control.

24.2 All references to employees in this contract designate both sexes, and wherever male gender is used, it shall be construed to include male and female employees.

24.3 Employer Complaint Procedure: The Employer will maintain a complaint procedure for allegations of discrimination.

24.4 Sexual Harassment: No employee(s) shall be subjected to, nor shall any employee(s) perpetrate, unwelcome sexual advances, requests for sexual favors, or any form of verbal or physical conduct of a sexual nature that is offensive, hostile or intimidating that interferes with the work performance of such employee(s).

24.5 Agreement, Work Rules and Changes: The Employer will provide new employees a copy of the Agreement. The Employer will furnish each employee a copy of the City policies.

24.6 Clothing Allowance: All non-probationary bargaining unit employees will receive a \$750 clothing allowance each year of the contract. The clothing allowance shall be compensation personal work gear including such things as the following:

- Work Boots
- Muck Boots
- Rain Gear (top and bottoms)
- Winter Coats
- Daily work wear, including shirts, pants, socks, etc.

The Employer will provide the following work gear in addition to any State or Federal mandated required safety equipment:

- Safety Equipment, including hard hats, vests (with City Logo), goggles, etc.
- Latex Gloves
- Baseball Hat with City Logo
- Stocking Cap with City Logo
- Work Gloves

Employee work gear must be in satisfactory condition and be appropriate to wear to work keeping in mind the employee is a representative of the City during working hours. Additionally, the City follows all fair bidding laws and encourages equal opportunities for all vendors. As such, employees may not wear articles of

clothing that contain logos or company names of contractors or vendors that have worked for the City or have the potential to work for the City.

If the Employer determines that clothing worn by the bargaining unit employees are not appropriate, the employee will be asked to remove the article of clothing, or use accrued leave to go home and replace the clothing with suitable work gear.

Newly hired employees shall receive their full clothing allowance after hiring. The following January, the allowance shall be pro-rated based on their date of hire the previous year.

This clothing allowance is retroactive to January 1, 2018.

- 24.7 If the provisions of this Agreement address a subject matter, then those provisions shall prevail. If a subject matter is not addressed in this Agreement, the ordinances, policies and procedures of the City shall prevail.

ARTICLE 25 SAVINGS CLAUSE AND FUNDING

In the event that any provision of this Agreement shall at any time be declared invalid by a final judgment of any court of competent jurisdiction or through a final decree of the State government, such decision shall not invalidate the entire Agreement, it being the express intention of the parties hereto that all other provisions not declared invalid shall remain in full force and effect. The parties agree that if any invalid provision of this Agreement shall be declared as described above, they shall enter into immediate collective bargaining negotiations for the purpose of arriving at a mutually satisfactory replacement of such article.

- 25.1 Entire Agreement: This Agreement constitutes the sole and entire existing Agreement between the parties. Nothing in this Article shall preclude the parties during the term of this Agreement from voluntarily entering into amendments to the Agreement; nor shall the Union and the Employer be precluded from voluntarily entering into Memoranda of Understanding, Interpretation, or Exception concerning matters of contract administration.
- 25.2 All future negotiations will be conducted exclusively between the designated representatives of the Mayor and Union. Negotiations for a new collective bargaining agreement shall begin not less than four (4) months prior to the termination of the current agreement. Employees participating in the negotiations shall serve in that capacity with no loss of pay and shall be compensated at the regular rate of pay. The number of such employees participating will be mutually agreed to. Ground rules will be established at the commencement of negotiations.

ARTICLE 26 CONTRACTING OUT

- 26.1 The Employer has the right to contract out or subcontract work previously or historically contracted out or subcontracted without negotiating about the decision and/or its effects.
- 26.2 The Employer has the right to contract out or subcontract work not previously contracted out provided the following conditions are met. The Employer will provide the Union with written notification of its decision to contract out a minimum of ninety (90) calendar days prior to the anticipated date for contracting out services. If the Union provides written notification to the Employer that it wishes to discuss the Employer's decision and its effects then the parties shall meet within the ninety (90) calendar day time period to meet and discuss the Employer's decision and its effects. If during this ninety (90) calendar day time period the parties are unable to mutually agree regarding the decision and its effects and if the Employer determines it is still necessary to proceed with its decision to contract out or subcontract work then the Employer is free to proceed with contracting out services. The ninety (90) day period may be waived upon mutual agreement by both parties.
- 26.3 The notice and meeting provisions of this Article regarding the Employer's decision to contract out or subcontract and its effects shall not apply in situations where the Employer contracts out or subcontracts work to provide services in the event of an emergency as defined in this Agreement.

ARTICLE 27 NO SMOKING POLICY

The No Smoking Policy which was mutually agreed upon between the parties is hereby incorporated by reference as though it were set out specifically and completely in this Agreement. Said policies and procedures are a part of this Agreement and any changes to said policies shall be by mutual agreement.

ARTICLE 28 DRUG AND ALCOHOL POLICY AND PROCEDURES

The Drug and Alcohol Policy and procedures mutually agreed on by the parties is hereby incorporated by reference as though it were set out specifically and completely in this Agreement and any changes to said policy shall be by mutual agreement. Said policies and procedures are a part of this Agreement. The parties agree to comply with the Federal CDL requirements as set forth in the "Drug and Alcohol Testing Procedures Manual."

ARTICLE 29 COMMERCIAL DRIVERS' LICENSES

- 29.1 All employees in applicable positions who are medically and physically qualified are expected to obtain and maintain a commercial driver's license

with such endorsements as necessary to operate vehicles assigned to their work unit. New employees shall be required to obtain the license during their probationary period. In the event a new employee is unable to obtain the license during their probationary period, through no fault of their own, the City shall extend the probationary period, but will not withhold the employee's step increase due at that time. No employee who fails to obtain this type of driver's license for medical/physical reasons shall be disciplined.

29.2 The City will provide:

An opportunity for each employee to develop the skill required to obtain the license.

Reimbursement for fees to obtain the license and endorsements, provided that if the employee incurs additional charges because he or she fails any part of the exam, those charges shall be the employee's responsibility.

The required medical/physical examination provided that, at the city option, the city may reimburse the employee for a physical examination by a physician of the employer's choice. An employee wishing to use his or her own physician when the city offers a paid examination with its own physician will not be reimbursed for the examination.

Use of a city vehicle to take the practical/driving portion of the examination, on city time, provided that the city may require that the employee demonstrate proficiency in operating the vehicle in a trainee capacity before allowing the employee to use the vehicle in the driving test. All employees required to maintain a Commercial Drivers' License shall be subject to all rules and regulations issued by the federal government including requirements for drug testing.

The employer will make a reasonable effort to reassign an employee who loses their CDL for up to one (1) year to a job that does not require a CDL.

ARTICLE 30 CONTRACT LENGTH, CHANGES AND RENEWAL

30.1 The effective date of this Agreement is January 1, 2017, except as otherwise indicated and except for contract language changes which shall be effective from the effective date of signature forward.

30.2 This Agreement is for a period of six (6) years commencing January 1, 2017, and shall expire on December 31, 2022.

30.3 Changes:
The Agreement expressed herein in writing constitutes the entire agreement between the parties and no oral statement shall add to or supersede any of its provisions.

The parties acknowledge that each has had the unlimited right and opportunity to make proposals with respect to any matter deemed a proper subject for collective bargaining. The results of the exercise of this right are set forth in the Agreement.

In the event either party desires to amend this Agreement that party may notify the other party in writing of the desire to so amend. The notice may set out in detail the amendment desired by specifying the exact language of any provisions proposed. The representatives of each party may meet within ten (10) working days after such notice is given for the purpose of negotiating with regard to such proposed amendment. Neither party is required during the term of this Agreement to agree to a change in this Agreement. Any agreed upon amendments to this agreement shall be incorporated by reference as though it were set out specifically and completely in this Agreement.

CITY OF CAMAS, WASHINGTON

**LOCAL 307CC OF THE
WASHINGTON STATE COUNCIL OF
COUNTY AND CITY EMPLOYEES,
AFSCME, AFL-CIO**

By: _____
Shannon Turk, Mayor

Date: _____

By: _____
Peter Capell, City Administrator

Date: _____

By: _____
Larry Clark, Staff Representative

Date: _____

By:  12.11.2018
Ole Helland, Chair, Local 307CC

Date: _____

By: 
Negotiation Committee

Date: 12-11-18

By: 
Negotiation Committee

Date: 12-11-18

Appendix A

2017 Wages

	Position							
		1	2	3	4	5	6	7
AFSCME	Custodial Aide	11.56	11.90	12.26	12.63	13.01	13.40	13.80
	Facilities Operations Specialist	4830	4976	5126	5279	5439	5601	5769
	Grounds Worker I	4047	4169	4293	4422	4552	4690	4830
	Grounds Worker II	4422	4552	4690	4830	4976	5126	5279
	Lead Grounds Worker	5279	5439	5601	5769	5942	6120	6303
	Lead Maintenance Worker	5279	5439	5601	5769	5942	6120	6303
	Lead Mechanic	5601	5769	5942	6120	6303	6494	6688
	Lead Sanitation Worker	5126	5279	5439	5601	5769	5942	6120
	Lead Utility Maintenance Worker	5279	5439	5601	5769	5942	6120	6303
	Lead WW Treatment Plant Operator	5601	5769	5942	6120	6303	6494	6688
	Mechanic	5126	5279	5439	5601	5769	5942	6120
	Maintenance Worker I	4047	4169	4293	4422	4552	4690	4830
	Maintenance Worker II	4422	4552	4690	4830	4976	5126	5279
	Sanitation Worker	4422	4552	4690	4830	4976	5126	5279
	Senior Grounds Worker	4830	4976	5126	5279	5439	5601	5769
	Senior Maintenance Worker	4830	4976	5126	5279	5439	5601	5769
	Senior Utility Maintenance Worker	4830	4976	5126	5279	5439	5601	5769
	Sewer Maintenance Worker	5126	5279	5439	5601	5769	5942	6120
	Utility Maintenance Worker I	4047	4169	4293	4422	4552	4690	4830
	Utility Maintenance Worker II	4422	4552	4690	4830	4976	5126	5279
	Water Supply Operator	5279	5439	5601	5769	5942	6120	6303
	WW Treatment Plant Operator	5126	5279	5439	5601	5769	5942	6120

**Facilities Operations Specialist scale changed to match Sr. Worker scale*

**Lead Grounds Worker scale changed to match Lead Maintenance Worker scale
(Effective upon contract ratification by both parties)*

2018 wages – 3% COLA

Position							
	1	2	3	4	5	6	7
Custodial Aide	11.91	12.26	12.63	13.01	13.40	13.80	14.21
Facilities Operations Specialist	4975	5125	5280	5437	5602	5769	5942
Grounds Worker I	4168	4294	4421	4555	4689	4831	4975
Grounds Worker II	4555	4689	4831	4975	5126	5280	5437
Lead Grounds Worker	5437	5602	5769	5942	6120	6304	6492
Lead Maintenance Worker	5437	5602	5769	5942	6120	6304	6492
Lead Mechanic	5769	5942	6120	6304	6492	6689	6889
Lead Sanitation Worker	5280	5437	5602	5769	5942	6120	6304
Lead Utility Maintenance Worker	5437	5602	5769	5942	6120	6304	6492
Lead WW Treatment Plant Operator	5769	5942	6120	6304	6492	6689	6889
Mechanic	5280	5437	5602	5769	5942	6120	6304
Maintenance Worker I	4168	4294	4421	4555	4689	4831	4975
Maintenance Worker II	4555	4689	4831	4975	5126	5280	5437
Sanitation Worker	4555	4689	4831	4975	5126	5280	5437
Senior Grounds Worker	4975	5126	5280	5437	5602	5769	5942
Senior Maintenance Worker	4975	5126	5280	5437	5602	5769	5942
Senior Utility Maintenance Worker	4975	5126	5280	5437	5602	5769	5942
Sewer Maintenance Worker	5280	5437	5602	5769	5942	6120	6304
Utility Maintenance Worker I	4168	4294	4421	4555	4689	4831	4975
Utility Maintenance Worker II	4555	4689	4831	4975	5126	5280	5437
Water Supply Operator	5437	5602	5769	5942	6120	6304	6492
WW Treatment Plant Operator	5280	5437	5602	5769	5942	6120	6304

2019 wages – 2% COLA

Position							
	1	2	3	4	5	6	7
Custodial Aide	12.15	12.50	12.88	13.27	13.67	14.07	14.49
Facilities Operations Specialist	5074	5228	5385	5546	5714	5884	6061
Grounds Worker I	4251	4380	4510	4646	4782	4928	5074
Grounds Worker II	4646	4782	4928	5074	5228	5385	5546
Lead Grounds Worker	5546	5714	5884	6061	6243	6430	6622
Lead Maintenance Worker	5546	5714	5884	6061	6243	6430	6622
Lead Mechanic	5884	6061	6243	6430	6622	6823	7027
Lead Sanitation Worker	5385	5546	5714	5884	6061	6243	6430
Lead Utility Maintenance Worker	5546	5714	5884	6061	6243	6430	6622
Lead WW Treatment Plant Operator	5884	6061	6243	6430	6622	6823	7027
Mechanic	5385	5546	5714	5884	6061	6243	6430
Maintenance Worker I	4251	4380	4510	4646	4782	4928	5074
Maintenance Worker II	4646	4782	4928	5074	5228	5385	5546
Sanitation Worker	4646	4782	4928	5074	5228	5385	5546
Senior Grounds Worker	5074	5228	5385	5546	5714	5884	6061
Senior Maintenance Worker	5074	5228	5385	5546	5714	5884	6061
Senior Utility Maintenance Worker	5074	5228	5385	5546	5714	5884	6061
Sewer Maintenance Worker	5385	5546	5714	5884	6061	6243	6430
Utility Maintenance Worker I	4251	4380	4510	4646	4782	4928	5074
Utility Maintenance Worker II	4646	4782	4928	5074	5228	5385	5546
Water Supply Operator	5546	5714	5884	6061	6243	6430	6622
WW Treatment Plant Operator	5385	5546	5714	5884	6061	6243	6430

2020 wages – 2% COLA

Position							
	1	2	3	4	5	6	7
Custodial Aide	13.50	13.91	14.32	14.75	15.19	15.65	16.12
Facilities Operations Specialist	5176	5332	5493	5657	5828	6002	6182
Grounds Worker I	4336	4467	4600	4739	4878	5026	5176
Grounds Worker II	4739	4878	5026	5176	5333	5493	5657
Lead Grounds Worker	5657	5828	6002	6182	6368	6558	6754
Lead Maintenance Worker	5657	5828	6002	6182	6367	6559	6754
Lead Mechanic	6002	6182	6367	6559	6754	6959	7167
Lead Sanitation Worker	5493	5657	5828	6002	6182	6367	6559
Lead Utility Maintenance Worker	5657	5828	6002	6182	6367	6559	6754
Lead WW Treatment Plant Operator	6002	6182	6367	6559	6754	6959	7167
Mechanic	5493	5657	5828	6002	6182	6367	6559
Maintenance Worker I	4336	4467	4600	4739	4878	5026	5176
Maintenance Worker II	4739	4878	5026	5176	5333	5493	5657
Sanitation Worker	4739	4878	5026	5176	5333	5493	5657
Senior Grounds Worker	5176	5333	5493	5657	5828	6002	6182
Senior Maintenance Worker	5176	5333	5493	5657	5828	6002	6182
Senior Utility Maintenance Worker	5176	5333	5493	5657	5828	6002	6182
Sewer Maintenance Worker	5493	5657	5828	6002	6182	6367	6559
Utility Maintenance Worker I	4336	4467	4600	4739	4878	5026	5176
Utility Maintenance Worker II	4739	4878	5026	5176	5333	5493	5657
Water Supply Operator	5657	5828	6002	6182	6367	6559	6754
WW Treatment Plant Operator	5493	5657	5828	6002	6182	6367	6559

**Custodial Aide increase larger due to 2020 Washington State Minimum Wage Law*

2021 wages – 2.5% COLA

Position							
	1	2	3	4	5	6	7
Custodial Aide	13.84	14.25	14.68	15.12	15.57	16.04	16.52
Facilities Operations Specialist	5305	5466	5630	5798	5974	6152	6337
Grounds Worker I	4445	4579	4715	4857	5000	5152	5305
Grounds Worker II	4857	5000	5152	5305	5466	5630	5798
Lead Grounds Worker	5798	5974	6152	6337	6527	6722	6923
Lead Maintenance Worker	5798	5974	6152	6336	6527	6723	6923
Lead Mechanic	6152	6336	6527	6723	6923	7133	7347
Lead Sanitation Worker	5630	5798	5974	6152	6336	6527	6723
Lead Utility Maintenance Worker	5798	5974	6152	6336	6527	6723	6923
Lead WW Treatment Plant Operator	6152	6337	6527	6722	6923	7133	7347
Mechanic	5630	5798	5974	6152	6336	6527	6723
Maintenance Worker I	4445	4579	4715	4857	5000	5152	5305
Maintenance Worker II	4857	5000	5152	5305	5466	5630	5798
Sanitation Worker	4857	5000	5152	5305	5466	5630	5798
Senior Grounds Worker	5305	5466	5630	5798	5974	6152	6336
Senior Maintenance Worker	5305	5466	5630	5798	5974	6152	6336
Senior Utility Maintenance Worker	5305	5466	5630	5798	5974	6152	6336
Sewer Maintenance Worker	5630	5798	5974	6152	6336	6527	6723
Utility Maintenance Worker I	4445	4579	4715	4857	5000	5152	5305
Utility Maintenance Worker II	4857	5000	5152	5305	5466	5630	5798
Water Supply Operator	5798	5974	6152	6336	6527	6723	6923
WW Treatment Plant Operator	5630	5798	5974	6152	6336	6527	6723

2022 wages – 2.5% COLA

Position							
	1	2	3	4	5	6	7
Custodial Aide	14.11	14.54	14.97	15.42	15.89	16.36	16.85
Facilities Operations Specialist	5438	5602	5771	5943	6124	6306	6495
Grounds Worker I	4556	4693	4833	4978	5125	5281	5438
Grounds Worker II	4978	5125	5281	5438	5603	5771	5943
Lead Grounds Worker	5943	6124	6306	6495	6690	6890	7096
Lead Maintenance Worker	5943	6123	6306	6495	6690	6891	7096
Lead Mechanic	6306	6495	6690	6891	7096	7312	7530
Lead Sanitation Worker	5771	5943	6123	6306	6495	6690	6891
Lead Utility Maintenance Worker	5943	6123	6306	6495	6690	6891	7096
Lead WW Treatment Plant Operator	6306	6495	6690	6890	7096	7311	7530
Mechanic	5771	5943	6123	6306	6495	6690	6891
Maintenance Worker I	4556	4693	4833	4978	5125	5281	5438
Maintenance Worker II	4978	5125	5281	5438	5603	5771	5943
Sanitation Worker	4978	5125	5281	5438	5603	5771	5943
Senior Grounds Worker	5438	5603	5771	5943	6123	6306	6495
Senior Maintenance Worker	5438	5603	5771	5943	6123	6306	6495
Senior Utility Maintenance Worker	5438	5603	5771	5943	6123	6306	6495
Sewer Maintenance Worker	5771	5943	6123	6306	6495	6690	6891
Utility Maintenance Worker I	4556	4693	4833	4978	5125	5281	5438
Utility Maintenance Worker II	4978	5125	5281	5438	5603	5771	5943
Water Supply Operator	5943	6123	6306	6495	6690	6891	7096
WW Treatment Plant Operator	5771	5943	6123	6306	6495	6690	6891

Appendix B

DEFINITIONS

- **Department** = The entire Public Works Department, including the Operations & Maintenance and Engineering work groups, which contains employees both outside of and within the AFSCME Bargaining Unit all reporting to the Public Works Director.
- **Division** = Individual work groups within the Operations & Maintenance Division of the Department broken up by major work categories including: Parks/Cemetery; Streets/Stormwater; Water/Sewer; Wastewater Treatment Plant; Equipment Rental; Facilities; and Solid Waste.
- **On-Call Employee** = Employees who are required to be readily dispatched and required to report to work during non-business hours. The *On-Call Employee* shall be the only employee receiving the On-Call Allowance provided for in Section 14.8.
- **Call-Back**= When any employee, including the On-Call Employee, reports to work outside of their regular working shift and the employee was unaware of the need to report to work at the end of the previous shift.
- **Continuation of Work Day** = When an employee is advised during their regular work shift that there is a need to continue working through the end of and immediately after an employee's regular work shift.
- **Scheduled Overtime** = The Employer knows in advance that overtime will be required and notifies the bargaining unit of the opportunity. Scheduled Overtime is not connected to the employees regular work shift and will typically occur with more than 24 hours' notice.
- Overtime Situations
 - **Scheduled Overtime**
 - **General** = Employees shall receive a minimum of 2 hours overtime pay at 1.5x their regular rate of pay. (Examples: 1) The employee works 1 hour, but will receive 2 hours overtime pay; or 2) The employee works 3 hours and will receive 3 hours overtime pay.)
 - **Second Day of Rest** = Overtime on the scheduled second day of rest for full-time employees will be paid Double Time. An employee who has been offered and refused to work on the employee's first scheduled day of rest will be paid at the rate of one-and-one-half (1

1/2) times his or her normal rate for hours worked on the second day of rest.

- **Events** = Employees shall receive a minimum of 2 hours overtime pay at 1.5x their regular rate of pay. Scheduled Overtime for any Event on a full-time employee's scheduled second day of rest will be paid Double Time.
 - **Holidays** = Employees working on a holiday shall receive Double Time for all hours worked.
- **Continuation of Work Day** = Employees will receive one-and-one-half (1½) times their regular rate of pay for actual hours worked immediately after their regularly scheduled work shift.
- **Call-Backs**
- **Call-Back (for any Employee)** = Employees shall receive one-and-one-half times (1½) their regular rate of pay for two (2) hours plus actual hours worked for each Call-Back. Additional Call-Backs on the same day shall be paid at two (2) hours plus actual hours worked at the appropriate rate provided the employee has left the City Shop/Facilities. If an employee has not left the premises when the second Call-Back notice is received, the time worked shall be considered a continuation of the first call. Any employee on their second day of rest will receive double time for all actual hours worked.
 - **Holidays** = Any employee, including the On-Call Employee, who gets Called Back to work on a Holiday shall receive overtime pay at two (2) times their regular rate of pay.

Any changes from past practice outlined in the Appendix B definitions will be effective upon full contract ratification by both parties.

RESOLUTION NO. 18-016

A RESOLUTION increasing the Library Petty Cash Account
From \$100.00 to \$300.00.

WHEREAS, the City has established a petty cash account designated as the Library Petty
Cash Account with a balance of \$100.00 to provide change to Library customers, and

WHEREAS, the Council desires to increase the fund balance to \$300.00,

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF CAMAS AS
FOLLOWS:

SECTION 1

The fund balance for the Library Petty Cash Account is hereby increased from \$100.00 to
\$300.00.

ADOPTED at a regular meeting of the Council of the City of Camas this 17th day of
December, 2018.

SIGNED: _____
Mayor

ATTEST: _____
Deputy Clerk

APPROVED as to form:

City Attorney

ORDINANCE NO. 18-024

AN ORDINANCE adopting the biennial budget for the City of Camas, Washington, for the fiscal year beginning January 1, 2019.

WHEREAS, the Mayor of the City of Camas, Washington completed and placed on file with the City Clerk a proposed budget and estimate of the amount of moneys required to meet the public expenses, bond retirement and interest, reserve funds and expenses of government of said City for the biennium beginning January 1, 2019, and a notice was published that the Council of said City would meet on the 19th day of November, 2018 at the hour of 7:00pm, in the Council Chambers in the City Hall of said City for the purposes of considering the budget for the biennium 2019-2020 and giving taxpayers within the limits of said city an opportunity to be heard upon said budget; and,

WHEREAS, the said City Council has met and considered the matter of the budget for the biennium 2019-2020; and,

WHEREAS, the said proposed budget does not exceed the lawful limit of taxation allowed by law to be levied on the property within the City of Camas for the purposes set forth in said budget, and the estimated expenditures set forth in said budget being all necessary to carry on the government of the said City for said years and being sufficient to meet the various needs of said city during said period; and,

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

SECTION I

The 2019-2020 budget of the City of Camas, Washington for the biennium beginning January 1, 2019 is adopted at the fund level in its final form and content as set forth in the document dated November 19, 2018 entitled City of Camas 2019-2020 Budget, three copies of which are on file in the Office of the Clerk. (Attachment A)

SECTION II

The total estimated revenues and appropriations for each fund for the City of Camas and the aggregated total for all funds are as follows:

SUMMARY OF ESTIMATED REVENUES, APPROPRIATIONS (AND USE OF FUND BALANCE)

Fund	2019-2020 Revenues	2019-2020 Appropriation	Projected Ending Fund Balance	Change in Fund Balance
General	\$ 51,814,944	\$ 50,119,583	\$ 7,763,249	\$ 1,695,361
City Street	\$ 6,540,615	\$ 7,133,433	\$ 231,282	\$ (592,818)
Tree Fund	\$ 10,319	\$ 10,000	\$ 319	\$ 319
C/W Fire and EMS	\$ 22,662,916	\$ 22,406,873	\$ 1,690,440	\$ 256,043
Lodging Tax	\$ 26,236	\$ 20,300	\$ 25,105	\$ 5,936
Cemetery	\$ 588,384	\$ 605,371	\$ 24,499	\$ (16,987)
Unlimited G.O. Bond Debt Service	\$ 1,220,000	\$ 1,248,045	\$ 16,164	\$ (28,045)
Limited G.O. Bond Debt Service	\$ 2,324,436	\$ 2,324,436	\$ -	\$ -
Real Estate Excise Tax Capital	\$ 6,789,045	\$ 6,343,663	\$ 6,708,387	\$ 445,382
Park Impact Fee Capital	\$ 1,785,964	\$ 865,775	\$ 1,822,319	\$ 920,189
Transportation Impact Fee Capital	\$ 3,738,677	\$ 1,231,484	\$ 3,744,192	\$ 2,507,193
Fire Impact Fee	\$ 388,312	\$ -	\$ 799,497	\$ 388,312
Brady Road Construction	\$ 4,880,000	\$ 6,050,000	\$ -	\$ (1,170,000)
Larkspur Street Construction	\$ 1,350,000	\$ 2,250,000	\$ -	\$ (900,000)
Legacy Lands Project	\$ 2,675,438	\$ 10,302,882	\$ -	\$ (7,627,444)
Lake and Everett	\$ 7,650,000	\$ 7,650,000	\$ -	\$ -
Storm Water Utility	\$ 3,339,153	\$ 4,360,850	\$ 1,499,460	\$ (1,021,697)
City Solid Waste	\$ 5,707,257	\$ 4,883,000	\$ 3,207,536	\$ 824,257
Water-Sewer	\$ 28,664,695	\$ 31,972,624	\$ 5,166,535	\$ (3,307,929)
Water-Sewer Capital Projects	\$ 25,651,000	\$ 25,651,000	\$ -	\$ -
North Shore Sewer Construction Project	\$ 114,632	\$ 3,000,000	\$ 3,050,037	\$ (2,885,368)
Water-Sewer Capital Reserve	\$ 8,725,180	\$ 625,000	\$ 16,550,134	\$ 8,100,180
Water-Sewer Bond Reserve	\$ 64,180	\$ -	\$ 1,725,543	\$ 64,180
Equipment Rental	\$ 3,434,985	\$ 4,150,581	\$ 1,087,648	\$ (715,596)
Firefighter's Pension	\$ 69,960	\$ 765,125	\$ 1,469,992	\$ (695,165)
Retiree Medical	\$ 323,419	\$ 323,419	\$ -	\$ -
LEOFF 1 Disability Board	\$ 976,373	\$ 976,373	\$ -	\$ -
Total City Budget 2019-2020	\$ 191,516,120	\$ 195,269,816	\$ 56,582,338	\$ (3,753,697)

SECTION III

The Finance Director is directed to transmit a copy of this budget to the Office of the Auditor of the State of Washington, Municipal Research and Service Center, and to the Association of Washington Cities.

SECTION IV

This 2019-2020 City of Camas Budget for the biennium beginning January 1, 2019 is hereby adopted as the budget for the City of Camas.

SECTION V

This ordinance shall be in force and take effect five (5) days after its publication according to law.

PASSED by the Council and APPROVED by the Mayor this 17th day of December 2019.

SIGNED: _____
Mayor

ATTEST: _____
Clerk

Approved as to form:

City Attorney

City of Camas Budget for 2019-2020

Fund	Projected Beginning Fund Balance	2019-2020 Revenues	2019-2020 Appropriation	Projected Ending Fund Balance	Change in Fund Balance
General	\$ 6,067,888	\$ 51,814,944	\$ 50,119,583	\$ 7,763,249	\$ 1,695,361
City Street	\$ 824,100	\$ 6,540,615	\$ 7,133,433	\$ 231,282	\$ (592,818)
Tree Fund	\$ -	\$ 10,319	\$ 10,000	\$ 319	\$ 319
C/W Fire and EMS	\$ 1,434,397	\$ 22,662,916	\$ 22,406,873	\$ 1,690,440	\$ 256,043
Lodging Tax	\$ 19,169	\$ 26,236	\$ 20,300	\$ 25,105	\$ 5,936
Cemetery	\$ 41,486	\$ 588,384	\$ 605,371	\$ 24,499	\$ (16,987)
Unlimited G.O. Bond Debt Service	\$ 44,209	\$ 1,220,000	\$ 1,248,045	\$ 16,164	\$ (28,045)
Limited G.O. Bond Debt Service	\$ -	\$ 2,324,436	\$ 2,324,436	\$ -	\$ -
Real Estate Excise Tax Capital	\$ 6,263,005	\$ 6,789,045	\$ 6,343,663	\$ 6,708,387	\$ 445,382
Park Impact Fee Capital	\$ 902,130	\$ 1,785,964	\$ 865,775	\$ 1,822,319	\$ 920,189
Transportation Impact Fee Capital	\$ 1,236,999	\$ 3,738,677	\$ 1,231,484	\$ 3,744,192	\$ 2,507,193
Fire Impact Fee	\$ 411,185	\$ 388,312	\$ -	\$ 799,497	\$ 388,312
Brady Road Construction	\$ 1,170,000	\$ 4,880,000	\$ 6,050,000	\$ -	\$ (1,170,000)
Larkspur Street Construction	\$ 900,000	\$ 1,350,000	\$ 2,250,000	\$ -	\$ (900,000)
Legacy Lands Project	\$ 7,627,444	\$ 2,675,438	\$ 10,302,882	\$ -	\$ (7,627,444)
Lake and Everett	\$ -	\$ 7,650,000	\$ 7,650,000	\$ -	\$ -
Storm Water Utility	\$ 2,521,157	\$ 3,339,153	\$ 4,360,850	\$ 1,499,460	\$ (1,021,697)
City Solid Waste	\$ 2,383,279	\$ 5,707,257	\$ 4,883,000	\$ 3,207,536	\$ 824,257
Water-Sewer	\$ 8,474,464	\$ 28,664,695	\$ 31,972,624	\$ 5,166,535	\$ (3,307,929)
Water-Sewer Capital Projects	\$ -	\$ 25,651,000	\$ 25,651,000	\$ -	\$ -
North Shore Sewer Construction Project	\$ 5,935,405	\$ 114,632	\$ 3,000,000	\$ 3,050,037	\$ (2,885,368)
Water-Sewer Capital Reserve	\$ 8,449,954	\$ 8,725,180	\$ 625,000	\$ 16,550,134	\$ 8,100,180
Water-Sewer Bond Reserve	\$ 1,661,363	\$ 64,180	\$ -	\$ 1,725,543	\$ 64,180
Equipment Rental	\$ 1,803,244	\$ 3,434,985	\$ 4,150,581	\$ 1,087,648	\$ (715,596)
Firefighter's Pension	\$ 2,165,157	\$ 69,960	\$ 765,125	\$ 1,469,992	\$ (695,165)
Retiree Medical	\$ -	\$ 323,419	\$ 323,419	\$ -	\$ -
LEOFF 1 Disability Board	\$ -	\$ 976,373	\$ 976,373	\$ -	\$ -
Total City Budget 2019-2020	\$ 60,336,035	\$ 191,516,120	\$ 195,269,816	\$ 56,582,338	\$ (3,753,697)

City of Camas
Summary of Budgeted Revenues, Expenditures and Reserves

	General Fund	Special Revenue Funds	Debt Funds	Capital Funds	Enterprise Funds	Internal Support Funds	Reserve Funds	Total
Estimated Beginning Fund Balance 1/1/2018	\$ 6,067,888	\$ 2,319,152	\$ 44,209	\$ 18,510,763	\$ 29,425,622	\$ 1,803,244	\$ 2,165,157	\$ 60,336,035
Revenues								
Taxes	\$ 34,483,934	\$ 4,402,081	\$ 1,220,000	\$ 4,144,754				\$ 44,250,769
Licenses and Permits	\$ 3,066,147	\$ 154,961						\$ 3,221,108
Intergovernmental	\$ 1,223,812	\$ 1,120,157		\$ 11,332,709				\$ 13,676,678
Charges for Services	\$ 11,999,303	\$ 11,390,091		\$ 5,837,183	\$ 45,495,980	\$ 3,382,323		\$ 78,104,880
Fines and Forfeitures	\$ 411,855	\$ 35,551						\$ 447,406
Miscellaneous Revenue	\$ 629,893	\$ 171,923		\$ 247,790	\$ 1,119,117	\$ 52,662	\$ 69,960	\$ 2,291,345
Non-Revenues	\$ -			\$ 7,650,000	\$ 17,185,000			\$ 24,835,000
Transfers	\$ -	\$ 12,553,706	\$ 2,324,436	\$ 45,000	\$ 8,466,000		\$ 1,299,792	\$ 24,688,934
Total Revenue	\$ 51,814,944	\$ 29,828,470	\$ 3,544,436	\$ 29,257,436	\$ 72,266,097	\$ 3,434,985	\$ 1,369,752	\$ 191,516,120
Total Available Resources	\$ 57,882,832	\$ 32,147,622	\$ 3,588,645	\$ 47,768,199	\$ 101,691,719	\$ 5,238,229	\$ 3,534,909	\$ 251,852,155
Expenditures								
Salaries and Benefits	\$ 26,413,938	\$ 19,638,808			\$ 8,448,602	\$ 1,193,945	\$ 1,306,013	\$ 57,001,306
Supplies and Services	\$ 7,675,720	\$ 5,874,723		\$ 92,095	\$ 13,903,306	\$ 1,252,498		\$ 28,798,342
Intergovernmental	\$ 2,058,000	\$ 402,912			\$ 1,253,056			\$ 3,713,968
Capital	\$ 963,097	\$ 3,598,181		\$ 32,817,882	\$ 29,964,000	\$ 1,704,138		\$ 69,047,298
Debt Service		\$ -	\$ 3,572,481		\$ 8,447,488			\$ 12,019,969
Transfers	\$ 13,008,828	\$ 661,353		\$ 1,783,827	\$ 8,476,022		\$ 758,904	\$ 24,688,934
Total Expenditures	\$ 50,119,583	\$ 30,175,977	\$ 3,572,481	\$ 34,693,804	\$ 70,492,474	\$ 4,150,581	\$ 2,064,917	\$ 195,269,817
Estimated Ending Fund Balance	\$ 7,763,249	\$ 1,971,645	\$ 16,164	\$ 13,074,395	\$ 31,199,245	\$ 1,087,648	\$ 1,469,992	\$ 56,582,338
Total Expenditures and Reserve Balance	\$ 57,882,832	\$ 32,147,622	\$ 3,588,645	\$ 47,768,199	\$ 101,691,719	\$ 5,238,229	\$ 3,534,909	\$ 251,852,155

City of Camas
Revenue Budget Summary for 2019-2020

	2017 Actual	2018 Projected	Change	2019 Budget	Annual % Change	2019 Change	2020 Budget	Annual % Change	2020 Change	Notes
General Fund										
Taxes	\$ 15,608,215	\$ 16,473,853	5.5%	\$ 16,961,991	3.0%	\$ 488,138	\$ 17,521,943	3.3%	\$ 559,952	Commercial Proj-Prop Tax and Sales Tax
Licenses and Permits	\$ 1,059,129	\$ 966,317	-8.8%	\$ 1,185,767	22.7%	\$ 219,450	\$ 1,880,380	58.6%	\$ 694,613	New Construction
Intergovernmental	\$ 600,256	\$ 593,360	-1.1%	\$ 608,444	2.5%	\$ 15,084	\$ 615,368	1.1%	\$ 6,924	Stagnant State and County shared revenues
Charges for Services	\$ 4,208,874	\$ 4,985,094	18.4%	\$ 5,608,452	12.5%	\$ 623,358	\$ 6,390,851	14.0%	\$ 782,399	New construction fees
Fines and Forfeitures	\$ 181,439	\$ 232,486	28.1%	\$ 204,192	-12.2%	\$ (28,294)	\$ 207,663	1.7%	\$ 3,471	Trend Based
Miscellaneous Revenue	\$ 518,628	\$ 315,037	-39.3%	\$ 311,872	-1.0%	\$ (3,165)	\$ 318,021	2.0%	\$ 6,149	Adjusted for one-time contributions
Total General Fund	\$ 22,176,541	\$ 23,566,147	6.3%	\$ 24,880,718	5.6%	\$ 1,314,571	\$ 26,934,226	8.3%	\$ 2,053,508	
Special Revenue Funds										
Street Fund										
Taxes	\$ 1,156	\$ -	-100.0%							Annexation Road Taxes from County 2016
Intergovernmental	\$ 757,206	\$ 526,161	-30.5%	\$ 554,079	5.3%	\$ 27,918	\$ 563,498	1.7%	\$ 9,419	Grant in 2017 for LED lights
Charges for Service				\$ 184,589	100.0%	\$ 184,589	\$ 380,253	106.0%	\$ 195,664	TBD License Fees
Miscellaneous Revenue	\$ 3,689	\$ 64,188	1640.0%	\$ 14,010	-78.2%	\$ (50,178)	\$ 14,270	1.9%	\$ 260	
Transfers from other funds	\$ 2,435,433	\$ 2,428,393	-0.3%	\$ 2,422,403	-0.2%	\$ (5,990)	\$ 2,407,513	-0.6%	\$ (14,890)	Preservation & GF Subsidy
Total Street Fund	\$ 3,197,484	\$ 3,018,742	-5.6%	\$ 3,175,081	5.2%	\$ 156,339	\$ 3,365,534	6.0%	\$ 190,453	
Tree Fund										
Licenses and Permits				\$ 2,000	100.0%	\$ 2,000	\$ 2,049	2.5%	\$ 49	Placeholder
Fines and Forfeitures				\$ 1,000	100.0%	\$ 1,000	\$ 1,024	2.4%	\$ 24	Placeholder
Miscellaneous Revenue				\$ 2,100	100.0%	\$ 2,100	\$ 2,146	2.2%	\$ 46	Placeholder
Total Tree Fund	\$ -	\$ -		\$ 5,100	100.0%	\$ 5,100	\$ 5,219	2.3%	\$ 119	
C/W Fire and EMS Fund										
Taxes	\$ 1,393,667	\$ 1,434,751	2.9%	\$ 2,148,683	49.8%	\$ 713,932	\$ 2,227,694	3.7%	\$ 79,011	EMS Levy bump
Licenses and Permits	\$ 55,883	\$ 72,641	30.0%	\$ 74,820	3.0%	\$ 2,179	\$ 76,092	1.7%	\$ 1,272	Building growth
Intergovernmental	\$ -	\$ 1,222	100.0%	\$ 1,290	5.6%	\$ 68	\$ 1,290	0.0%	\$ -	
Charges for Services	\$ 4,930,034	\$ 5,098,661	3.4%	\$ 5,350,344	4.9%	\$ 251,683	\$ 5,367,938	0.3%	\$ 17,594	Washougal with no firefighters
Fines and Forfeitures	\$ 15,581	\$ 14,912	-4.3%	\$ 16,622	11.5%	\$ 1,710	\$ 16,905	1.7%	\$ 283	
Miscellaneous Revenue	\$ 79,337	\$ 23,253	-70.7%	\$ 18,543	-20.3%	\$ (4,710)	\$ 18,905	2.0%	\$ 362	
Transfers from other funds	\$ 3,534,055	\$ 3,405,130	-3.6%	\$ 3,799,652	11.6%	\$ 394,522	\$ 3,544,138	-6.7%	\$ (255,514)	Fund Balance Contribution stops in 2020
Total C/W Fire and EMS Fund	\$ 10,008,557	\$ 10,050,570	0.4%	\$ 11,409,954	13.5%	\$ 1,359,384	\$ 11,252,962	-1.4%	\$ (156,992)	
Lodging Tax Fund										
Taxes	\$ 11,467	\$ 12,394	8.1%	\$ 12,697	2.4%	\$ 303	\$ 13,007	2.4%	\$ 310	
Miscellaneous Revenue	\$ 144	\$ 274	90.3%	\$ 269	-1.8%	\$ (5)	\$ 263	-2.2%	\$ (6)	
Total Lodging Tax Fund	\$ 11,611	\$ 12,668	9.1%	\$ 12,966	2.4%	\$ 298	\$ 13,270	2.3%	\$ 304	
Cemetery Fund										
Charges for Services	\$ 42,833	\$ 50,816	18.6%	\$ 53,033	4.4%	\$ 2,217	\$ 53,934	1.7%	\$ 901	Population
Miscellaneous Revenue	\$ 228	\$ 537	135.5%	\$ 644	19.9%	\$ 107	\$ 100,773	15548.0%	\$ 100,129	Grant in 2020
Transfers from other funds	\$ 205,500	\$ 177,000	-13.9%	\$ 180,000	1.7%	\$ 3,000	\$ 200,000	11.1%	\$ 20,000	
Total Cemetery Fund	\$ 248,561	\$ 228,353	-8.1%	\$ 233,677	2.3%	\$ 5,324	\$ 354,707	51.8%	\$ 121,030	
Debt Funds										
Unlimited GO Debt Service Fund										
Taxes	\$ 631,525	\$ 620,000	-1.8%	\$ 610,000	-1.6%	\$ (10,000)	\$ 610,000	0.0%	\$ -	Property Tax Levy for DS
Total Unlimited GO Debt Srv Fund	\$ 631,525	\$ 620,000	-1.8%	\$ 610,000	-1.6%	\$ (10,000)	\$ 610,000	0.0%	\$ -	
Limited Debt Service Fund										
Transfers from other funds	\$ 1,178,917	\$ 1,127,569	-4.4%	\$ 1,179,534	4.6%	\$ 51,965	\$ 1,144,902	-2.9%	\$ (34,632)	Based on DS schedules & Ambulance
Total Debt Service Fund	\$ 1,178,917	\$ 1,127,569	-4.4%	\$ 1,179,534	4.6%	\$ 51,965	\$ 1,144,902	-2.9%	\$ (34,632)	

EXHIBIT A

	2017 Actual	2018 Projected	Change	2019 Budget	Annual % Change	2019 Change	2020 Budget	Annual % Change	2020 Change	Notes
Capital Fund										
Real Estate Excise Tax Fund										
Taxes	\$ 1,936,202	\$ 2,372,529	22.5%	\$ 2,033,337	-14.3%	\$ (339,192)	\$ 2,111,417	3.8%	\$ 78,080	New Construction and Population Growth
Intergovernmental	\$ 8,665	\$ 799,188	9123.2%	\$ 785,000	-1.8%	\$ (14,188)	\$ 1,737,709	121.4%	\$ 952,709	State Grant for Bridge and RCO Grant
Miscellaneous Revenue	\$ 47,113	\$ 75,064	59.3%	\$ 34,810	-53.6%	\$ (40,254)	\$ 41,772	20.0%	\$ 6,962	
Transfers from other funds	\$ 124,496	\$ 489,832	293.5%	\$ 45,000	-90.8%	\$ (444,832)	\$ -	-100.0%	\$ (45,000)	Gen Fund Match for Bridge Retrofit
Total Real Estate Excise Tax Fund	\$ 2,116,476	\$ 3,736,613	76.5%	\$ 2,898,147	-22.4%	\$ (838,466)	\$ 3,890,898	34.3%	\$ 992,751	
Park Impact Fee Fund										
Charges for Services	\$ 675,299	\$ 314,990	-53.4%	\$ 671,302	113.1%	\$ 356,312	\$ 1,072,270	59.7%	\$ 400,968	PIF Increase & Multi-Family Development
Miscellaneous Revenue	\$ 6,920	\$ 20,441	195.4%	\$ 20,940	2.4%	\$ 499	\$ 21,452	2.4%	\$ 512	
Transfer from other funds	\$ 760,221	\$ -	-100.0%	\$ -	-	\$ -	\$ -	-	\$ -	
Total Park Impact Fee Fund	\$ 1,442,440	\$ 335,431	-76.7%	\$ 692,242	106.4%	\$ 356,811	\$ 1,093,722	58.0%	\$ 401,480	
Transportation Impact Fee Fund										
Charges for Services	\$ 920,821	\$ 1,356,951	47.4%	\$ 1,556,296	14.7%	\$ 199,345	\$ 2,159,655	38.8%	\$ 603,359	Multi-Family Development & no increase in TIF
Miscellaneous Revenue	\$ 2,453	\$ 10,958	346.7%	\$ 11,226	2.4%	\$ 268	\$ 11,500	2.4%	\$ 274	
Transfers from other funds	\$ 318,244	\$ 50,000	-84.3%	\$ -	-100.0%	\$ (50,000)	\$ -	-	\$ -	
Total Transportation Impact Fee Fund	\$ 1,241,518	\$ 1,417,909	14.2%	\$ 1,567,522	10.6%	\$ 149,613	\$ 2,171,155	38.5%	\$ 603,633	
Fire Impact Fee Fund										
Charges for Services	\$ 206,644	\$ 118,033	-42.9%	\$ 145,405	23.2%	\$ 27,372	\$ 232,255	59.7%	\$ 86,850	Multi-Family Development & no increase in TIF
Miscellaneous Revenue	\$ 1,673	\$ 5,127	206.5%	\$ 5,281	3.0%	\$ 2,547	\$ 5,371	1.7%	\$ 90	
Transfers from other funds	\$ 100,726	\$ -	-100.0%	\$ -	-	\$ -	\$ -	-	\$ -	
Total Fire Impact Fee Fund	\$ 309,043	\$ 123,160	-60.1%	\$ 150,686	22.3%	\$ 29,919	\$ 237,626	57.7%	\$ 86,940	
Brady Road Construction Fund										
Intergovernmental	\$ 42,507	\$ 960,404	2159.4%	\$ 4,880,000	408.1%	\$ 3,919,596	\$ -	-	\$ -	State Grant
Miscellaneous Revenue	\$ 4,374	\$ 3,544	-19.0%	\$ -	-100.0%	\$ (3,544)	\$ -	-	\$ -	
Debt Proceeds	\$ -	\$ 1,170,000	100.0%	\$ -	100.0%	\$ (1,170,000)	\$ -	-	\$ -	2018 LTGO Bond
Transfers from other funds	\$ 8,298	\$ 10,896	31.3%	\$ -	-100.0%	\$ -	\$ -	-	\$ -	
Total Brady Road Const. Fund	\$ 55,179	\$ 2,144,844	3787.1%	\$ 4,880,000	127.5%	\$ 2,746,052	\$ -	-	\$ -	
Larkspur Street Construction Fund										
Intergovernmental	\$ 138,484	\$ 1,000,000	622.1%	\$ 1,350,000	35.0%	\$ 350,000	\$ -	-	\$ -	State Grant
Miscellaneous Revenue	\$ -	\$ 64	100.0%	\$ -	-100.0%	\$ (64)	\$ -	-	\$ -	
Debt Proceeds	\$ -	\$ 900,000	100.0%	\$ -	-100.0%	\$ (900,000)	\$ -	-	\$ -	2018 LTGO Bond
Transfers from other funds	\$ 146,050	\$ 392,945	169.0%	\$ -	-100.0%	\$ (392,945)	\$ -	-	\$ -	
Total Larkspur Street Construction Fund	\$ 146,050	\$ 2,293,009	1470.0%	\$ 1,350,000	-56.4%	\$ (1,293,009)	\$ -	-	\$ -	
Legacy Lands Project Fund										
Intergovernmental	\$ -	\$ -	-	\$ 2,580,000	100.0%	\$ 2,580,000	\$ -	-	\$ -	State Grant
Miscellaneous Revenue	\$ -	\$ -	-	\$ 95,438	100.0%	\$ 95,438	\$ -	-	\$ -	Interest Earnings
Debt Proceeds	\$ -	\$ 7,635,000	100.0%	\$ -	-100.0%	\$ (7,635,000)	\$ -	-	\$ -	2018 LTGO Bond
Total Legacy Lands Project Fund	\$ -	\$ 7,635,000	100.0%	\$ 2,675,438	-98.7%	\$ (7,539,562)	\$ -	-	\$ -	
Lake And Everett Project Fund										
Debt Proceeds	\$ -	\$ -	-	\$ 7,650,000	100.0%	\$ 7,650,000	\$ -	-	\$ -	2019 LTGO Bond
Total Lake and Everett Project Fund	\$ -	\$ -	-	\$ 7,650,000	100.0%	\$ 7,650,000	\$ -	-	\$ -	
Enterprise Funds										
Storm Water Fund										
Intergovernmental	\$ 703,617	\$ 46,555	-93.4%	\$ -	-100.0%	\$ (46,555)	\$ -	-	\$ -	FEMA Funds for 2015 Storm
Charges for Services	\$ 1,442,702	\$ 1,549,823	7.4%	\$ 1,596,319	3.0%	\$ 46,496	\$ 1,672,160	4.8%	\$ 75,841	Rate Model and increase in Population
Miscellaneous Revenue	\$ 53,223	\$ 51,782	-2.7%	\$ 34,987	-32.4%	\$ (16,795)	\$ 35,687	2.0%	\$ 700	
Transfer from other funds	\$ 56,671	\$ 2,593	-95.4%	\$ -	100.0%	\$ (2,593)	\$ -	-	\$ -	
Total Storm Drainage Fund	\$ 2,199,542	\$ 1,648,160	-25.1%	\$ 1,631,306	-1.0%	\$ (16,854)	\$ 1,707,847	4.7%	\$ 76,541	

EXHIBIT A

	2017 Actual	2018 Projected	Change	2019 Budget	Annual % Change	2019 Change	2020 Budget	Annual % Change	2020 Change	Notes
Solid Waste Fund										
Charges for Services	\$ 2,584,316	\$ 2,698,084	4.4%	\$ 2,779,026	3.0%	\$ 80,942	\$ 2,862,397	3.0%	\$ 83,371	Pending Rate Model + Population only
Miscellaneous Revenue	\$ 22,259	\$ 32,133	44.4%	\$ 32,591	1.4%	\$ 458	\$ 33,243	2.0%	\$ 652	
Total Solid Waste Fund	\$ 2,606,575	\$ 2,730,217	4.7%	\$ 2,811,617	3.0%	\$ 81,400	\$ 2,895,640	3.0%	\$ 84,023	
Water/Sewer Fund										
Charges for Services	\$ 12,034,637	\$ 12,767,899	6.1%	\$ 13,651,768	6.9%	\$ 883,869	\$ 14,428,738	5.7%	\$ 776,970	Rate Model and increase in population
Miscellaneous Revenue	\$ 451,292	\$ 1,395,587	209.2%	\$ 289,252	-79.3%	\$ (1,106,335)	\$ 294,937	2.0%	\$ 5,685	North Shore Contributions
Loan Proceeds	\$ 3,592,661	\$ 54,376	-98.5%							
Transfer from other funds	\$ 4,761,244	\$ 432,342								
Total Water/Sewer Fund	\$ 20,839,834	\$ 14,650,204	-29.7%	\$ 13,941,020	-4.8%	\$ (222,466)	\$ 14,723,675	5.6%	\$ 782,655	
Water/Sewer Construction Fund										
Miscellaneous Revenue	\$ 27	\$ 2,033	7429.6%		-100.0%	\$ (2,033)				
Loan Proceeds	\$ 27,591	\$ 2,268,224	8120.9%	\$ 3,200,000	41.1%	\$ 931,776	\$ 4,000,000	25.0%	\$ 800,000	Reservoir, Well 17
Non-Revenues	\$ 2,013,007		-100.0%	\$ 1,975,000	100.0%	\$ 1,975,000	\$ 8,010,000	305.6%	\$ 6,035,000	Reservoir, Well 17, Lacamas Pump Station Debt
Transfer from other funds	\$ 680,832	\$ 1,561,020	129.3%	\$ 4,996,000	220.0%	\$ 3,434,980	\$ 3,470,000	-30.5%	\$ (1,526,000)	SDC Contributions & Rates
Total W/S Capital Fund	\$ 2,721,457	\$ 3,831,277	40.8%	\$ 10,171,000	165.5%	\$ 6,339,723	\$ 15,480,000	52.2%	\$ 5,309,000	
North Shore Sewer Construction Project										
Miscellaneous Revenue	\$ 160,434	\$ 127,370	-20.6%	\$ 76,422	-40.0%	\$ (50,948)	\$ 38,210	-50.0%	\$ (38,212)	Project scheduled to be completed 2020
Transfer from other funds	\$ 12,434	\$ 17,592	41.5%							
Total North Shore Sewer Construction	\$ 172,868	\$ 144,962	-16.1%	\$ 76,422	-47.3%	\$ (68,540)	\$ 38,210	-50.0%	\$ (38,212)	
Water/Sewer Capital Reserve Fund										
Charges for Services	\$ 2,128,545	\$ 2,658,312	24.9%	\$ 3,274,775	23.2%	\$ 616,463	\$ 5,230,797	59.7%	\$ 1,956,022	Large Multi-Family Project
Miscellaneous Revenue	\$ 61,043	\$ 105,030	72.1%	\$ 108,181	3.0%	\$ 3,151	\$ 111,427	3.0%	\$ 3,246	
Total Water/Sewer Cap. Fund	\$ 2,189,588	\$ 2,763,342	26.2%	\$ 3,382,956	22.4%	\$ 619,614	\$ 5,342,224	57.9%	\$ 1,959,268	
Water/Sewer Bond Reserve Fund										
Miscellaneous Revenue	\$ 30,264	\$ 30,695	1.4%	\$ 31,616	3.0%	\$ 921	\$ 32,564	3.0%	\$ 948	
Total Water/Sewer Bond Res. Fund	\$ 30,264	\$ 30,695	1.4%	\$ 31,616	3.0%	\$ 921	\$ 32,564	3.0%	\$ 948	
Internal Support Funds										
Equipment Rental Fund										
Charges for Services	\$ 1,586,379	\$ 1,488,602	-6.2%	\$ 1,670,737	12.2%	\$ 182,135	\$ 1,711,586	2.4%	\$ 40,849	ERR Model
Miscellaneous Revenue	\$ 16,062	\$ 62,501	289.1%	\$ 25,942	-58.5%	\$ (36,559)	\$ 26,720	3.0%	\$ 778	
Total Equipment Rental Fund	\$ 1,602,441	\$ 1,551,103	-3.2%	\$ 1,696,679	9.4%	\$ 145,576	\$ 1,738,306	2.5%	\$ 41,627	
Reserve Funds										
Firefighter's Pension Fund										
Miscellaneous Revenue	\$ 27,237	\$ 33,460	22.8%	\$ 34,463	3.0%	\$ 1,003	\$ 35,497	3.0%	\$ 1,034	
Total Firemen's Pension Fund	\$ 27,237	\$ 33,460	22.8%	\$ 34,463	3.0%	\$ 1,003	\$ 35,497	3.0%	\$ 1,034	
Retiree Medical Fund										
Transfers from other funds	\$ 143,469	\$ 120,361		\$ 154,664	100.0%	\$ 34,303	\$ 168,755	9.1%	\$ 14,091	
Total Retiree Medical Fund	\$ 143,469	\$ 120,361		\$ 154,664	100.0%	\$ 34,303	\$ 168,755	9.1%	\$ 14,091	
LEOFF 1 Disability Board										
Transfer from other funds	\$ 219,164	\$ 215,218		\$ 480,715	100.0%	\$ 265,497	\$ 495,658	3.1%	\$ 14,943	
Total LEOFF 1 Disability Fund	\$ 219,164	\$ 215,218		\$ 480,715	100.0%	\$ 265,497	\$ 495,658	3.1%	\$ 14,943	

City of Camas
Budget Appropriation Summary for 2019-2020

	2017 Actual	2018 Projected	Change	2019 Budget	Annual % Change	2019 Change	2020 Budget	Annual % Change	2020 Change	Notes
General Fund										
Salaries and Benefits	\$ 10,577,728	\$ 11,393,985	7.7%	\$ 12,867,600	12.9%	\$ 1,473,615	\$ 13,546,338	5.3%	\$ 678,738	8.5 FTE, COLA and FML
Supplies and Services	\$ 3,009,055	\$ 2,857,147	-5.0%	\$ 3,851,810	34.8%	\$ 994,663	\$ 3,823,910	-0.7%	\$ (27,900)	Technology, R&R activities, equipment, contract increases
Intergovernmental	\$ 805,482	\$ 980,144	21.7%	\$ 1,024,215	4.5%	\$ 44,071	\$ 1,033,785	0.9%	\$ 9,570	Increases from Clark Co. and State
Capital	\$ 129,264	\$ 223,975	73.3%	\$ 656,176	193.0%	\$ 432,201	\$ 306,921	-53.2%	\$ (349,255)	Vehicles, Mower, and playground/park equipment
Transfers to other funds	\$ 6,370,650	\$ 6,272,645	-1.5%	\$ 6,617,081	5.5%	\$ 344,436	\$ 6,391,747	-3.4%	\$ (225,334)	5 Fire FTEs, SCBAs, 2 Street FTE, vehicles and equipment
Total General Fund	\$ 20,892,179	\$ 21,727,896	4.0%	\$ 25,016,882	15.1%	\$ 3,288,986	\$ 25,102,701	0.3%	\$ 85,819	
Special Revenue Funds										
Street Fund										
Salaries and Benefits	\$ 497,915	\$ 496,089	-0.4%	\$ 685,208	38.1%	\$ 189,119	\$ 746,047	8.9%	\$ 60,839	2 FTE
Supplies and Services	\$ 869,119	\$ 1,066,548	22.7%	\$ 1,206,040	13.1%	\$ 139,492	\$ 988,775	-18.0%	\$ (217,265)	Reduced Seasonals, Increased Chemicals, Signal Maint, Consulting
Intergovernmental	\$ 22,975	\$ 35,714	55.4%	\$ 36,586	2.4%	\$ 872	\$ 37,481	2.4%	\$ 895	Striping Program
Capital	\$ 990,176	\$ 981,803	-0.8%	\$ 1,782,571	81.6%	\$ 800,768	\$ 1,285,610	-27.9%	\$ (496,961)	TBD Prog., Preservation Program & Neighborhood Proj.
Transfers to other funds	\$ 192,188	\$ 308,221	60.4%	\$ 181,854	-41.0%	\$ (126,367)	\$ 183,261	0.8%	\$ 1,407	Debt Service
Total Street Fund	\$ 2,572,373	\$ 2,888,375	12.3%	\$ 3,892,259	34.8%	\$ 1,003,884	\$ 3,241,174	-16.7%	\$ (651,085)	
Tree Fund										
Supplies and Services				\$ 5,000	100.0%	\$ 5,000	\$ 5,000	0.0%	\$ -	Placeholder
Total Tree Fund				\$ 5,000	100.0%	\$ 5,000	\$ 5,000	0.0%	\$ -	
C/W Fire and EMS Fund										
Salaries and Benefits	\$ 7,461,494	\$ 8,157,050	9.3%	\$ 8,821,038	8.1%	\$ 663,988	\$ 9,094,556	3.1%	\$ 273,518	4 firefighters, 1 Fire Marshal
Supplies and Services	\$ 1,237,829	\$ 1,174,673	-5.1%	\$ 1,698,830	44.6%	\$ 524,157	\$ 1,737,366	2.3%	\$ 38,536	SCBAs and Turnouts
Intergovernmental	\$ 157,303	\$ 188,594	19.9%	\$ 162,437	-13.9%	\$ 188,250	\$ 166,408	-2.4%	\$ 3,971	CRESA rates
Capital	\$ 36,208	\$ -	-100.0%	\$ 280,000	100.0%	\$ 280,000	\$ 150,000	-46.4%	\$ (130,000)	Brush Truck, Ambulance
Debt Payments	\$ 11,516	\$ 2,015	-82.5%		-100.0%	\$ (2,015)				
Transfer to other funds	\$ 74,904	\$ 74,778	-0.2%	\$ 164,522	100.0%	\$ 89,744	\$ 131,716	-19.9%	\$ (32,806)	Retiree Medical reduced in 2020
Total C/W Fire and EMS Fund	\$ 8,979,254	\$ 9,597,110	6.9%	\$ 11,126,827	15.9%	\$ 1,529,717	\$ 11,280,046	1.4%	\$ 153,219	
Lodging Tax Fund										
Supplies and Services	\$ 11,352	\$ 9,223	-18.8%	\$ 10,000	8.4%	\$ 777	\$ 10,300	3.0%	\$ 300	Match expenditures to revenues
Total Lodging Tax Fund	\$ 11,352	\$ 9,223	-18.8%	\$ 10,000	8.4%	\$ 777	\$ 10,300	3.0%	\$ 300	
Cemetery Fund										
Salaries and Benefits	\$ 112,607	\$ 115,931	3.0%	\$ 143,239	23.6%	\$ 27,308	\$ 148,720	3.8%	\$ 5,481	Seasonal Help
Supplies and Services	\$ 123,129	\$ 98,920	-19.7%	\$ 105,417	6.6%	\$ 6,497	\$ 107,995	2.4%	\$ 2,578	
Capital							\$ 100,000	100.0%	\$ 100,000	Grant for new fence and electronic gate
Total Cemetery Fund	\$ 235,736	\$ 214,851	-8.9%	\$ 248,656	15.7%	\$ 33,805	\$ 356,715	43.5%	\$ 108,059	
Debt Fund										
Unlimited GO Debt Service Fund										
Principal	\$ 542,000	\$ 558,000	3.0%	\$ 579,000	3.8%	\$ 21,000	\$ 603,000	4.1%	\$ 24,000	Last Payment in 2020
Interest	\$ 84,434	\$ 64,380	-23.8%	\$ 43,734	-32.1%	\$ (20,646)	\$ 22,311	-49.0%	\$ (21,423)	
Total Unlimited GO Debt Srv Fund	\$ 626,434	\$ 622,380	-0.6%	\$ 622,734	0.1%	\$ 354	\$ 625,311	0.4%	\$ 2,577	
Limited GO Debt Service Fund										
Principal	\$ 801,738	\$ 756,026	-5.7%	\$ 781,063	3.3%	\$ 25,037	\$ 766,764	-1.8%	\$ (14,299)	1 maturity in 2019
Interest	\$ 377,178	\$ 371,154	-1.6%	\$ 398,471	7.4%	\$ 27,317	\$ 378,138	-5.1%	\$ (20,333)	
Total Unlimited GO Debt Srv Fund	\$ 1,178,916	\$ 1,127,180	-4.4%	\$ 1,179,534	4.6%	\$ 52,354	\$ 1,144,902	-2.9%	\$ (34,632)	
Capital Fund										
Real Estate Excise Tax Fund										
Supplies and Services	\$ 31,702	\$ 44,046	38.9%	\$ 45,367	3.0%	\$ 1,321	\$ 46,728	3.0%	\$ 1,361	
Capital	\$ 219,505	\$ 1,148,230	423.1%	\$ 2,220,000	93.3%	\$ 1,071,770	\$ 3,795,000	70.9%	\$ 1,575,000	Fallen Leaf Lake, Open Space, Crown Park, Bldg, Maint
Transfers to other funds	\$ 1,443,916	\$ 997,003	-31.0%	\$ 138,442	-86.1%	\$ (858,561)	\$ 98,126	-29.1%	\$ (40,316)	Traffic Signals, Debt Service
Total Real Estate Excise Tax Fund	\$ 1,695,123	\$ 2,189,279	29.2%	\$ 2,403,809	9.8%	\$ 214,530	\$ 3,939,854	63.9%	\$ 1,536,045	

	2017 Actual	2018 Projected	Change	2019 Budget	Annual % Change	2019 Change	2020 Budget	Annual % Change	2020 Change	Notes
Park Impact Fee Fund										
Supplies and Services		\$ 4,145	100.0%	\$ -	-100.0%	\$ (4,145)				
Capital	\$ 21,562	\$ 556,013	2478.7%	\$ 450,000	-19.1%	\$ (106,013)	\$ 100,000	-77.8%	\$ (350,000)	Wildlife League Prop, East Lake Trail, Parklands to Heritage Trail
Transfers to other funds	\$ 157,000	\$ 157,825	0.5%	\$ 157,950	0.1%	\$ 125	\$ 157,825	-0.1%	\$ (125)	Lacamas Lodge Debt Service
Total Park Impact Fee Fund	\$ 178,562	\$ 717,983	302.1%	\$ 607,950	-15.3%	\$ (110,033)	\$ 257,825	-57.6%	\$ (350,125)	
Transportation Impact Fee Fund										
Transfers to other funds	\$ 730,665	\$ 691,763	-5.3%	\$ 616,057	-10.9%	\$ (75,706)	\$ 615,427	-0.1%	\$ (630)	Debt Service for Streets
Total Transportation Impact Fee Fund	\$ 730,665	\$ 691,763	-5.3%	\$ 616,057	-10.9%	\$ (75,706)	\$ 615,427	-0.1%	\$ (630)	
Fire Impact Fee Fund										
Transfers to other funds		\$ 21,017	100.0%	\$ -						Debt Service for Fire Truck
Total Fire Impact Fee Fund		\$ 21,017	100.0%	\$ -						
Brady Road Construction Fund										
Capital	\$ 126,212	\$ 1,175,896	831.7%	\$ 6,050,000	414.5%	\$ 4,874,104	\$ -	-100.0%	\$ (6,050,000)	Construction scheduled for 2019
Transfers to other funds		\$ 224,992	100.0%							
Total Brady Road Construction Fund	\$ 126,212	\$ 1,400,888	1009.9%	\$ 6,050,000	331.9%	\$ 4,649,112	\$ -	-100.0%	\$ (6,050,000)	
Larkspur Street Construction Fund										
Capital	\$ 284,534	\$ 1,459,621	413.0%	\$ 2,250,000	100.0%	\$ 790,379				Construction to be complete in 2019
Total Larkspur Street Fund	\$ 284,534	\$ 1,459,621	413.0%	\$ 2,250,000	100.0%	\$ 790,379				
Legacy Lands Project Fund										
Capital		\$ 7,556	100.0%	\$ 10,302,882	100.0%	\$ 10,295,326				Land Acquisitions
Total Legacy Lands Project Fund	\$ -	\$ 7,556	100.0%	\$ 10,302,882	100.0%	\$ 10,295,326				
Lake And Everett Project Fund										
Capital				\$ 1,400,000	100.0%	\$ 1,400,000	\$ 6,250,000	346.4%	\$ 4,850,000	Design in 2019 with Construction in 2020
Total Lake and Everett Project Fund				\$ 1,400,000	100.0%	\$ 1,400,000	\$ 6,250,000	346.4%	\$ 4,850,000	
Enterprise Funds										
Storm Water Fund										
Salaries and Benefits	\$ 276,105	\$ 328,299	18.9%	\$ 684,196	108.4%	\$ 355,897	\$ 711,726	4.0%	\$ 27,530	Staff Reallocation and Lead Worker FTE
Supplies and Services	\$ 1,251,472	\$ 612,861	-51.0%	\$ 839,641	37.0%	\$ 226,780	\$ 908,554	8.2%	\$ 68,913	Push Camera
Intergovernmental	\$ 38,489	\$ 39,943	3.8%	\$ 18,096	-54.7%	\$ (21,847)	\$ 18,539	2.4%	\$ 443	
Capital	\$ 265,271	\$ 173,972	-34.4%	\$ 746,000	328.8%	\$ 572,028	\$ 307,000	-58.8%	\$ (439,000)	Wetland Mitigation
Debt Service Payments	\$ 86,873	\$ 86,422		\$ 63,460	100.0%	\$ (22,962)	\$ 63,638	0.3%	\$ 178	Wetland Mitigation Debt Service
Transfers to other funds	\$ 208,450		-100.0%			\$ -				
Total Storm Water Fund	\$ 2,126,660	\$ 1,241,497	-41.6%	\$ 2,351,393	89.4%	\$ 1,109,896	\$ 2,009,457	-14.5%	\$ (341,936)	
Solid Waste Fund										
Salaries and Benefits	\$ 465,544	\$ 473,891	1.8%	\$ 500,623	5.6%	\$ 26,732	\$ 520,316	3.9%	\$ 19,693	COLA
Supplies and Services	\$ 1,648,718	\$ 1,725,788	4.7%	\$ 1,748,746	1.3%	\$ 22,958	\$ 1,855,899	6.1%	\$ 107,153	ERR rate model
Intergovernmental	\$ 118,299	\$ 124,124	4.9%	\$ 127,155	2.4%	\$ 3,031	\$ 130,261	2.4%	\$ 3,106	Population and CPI
Total Solid Waste Fund	\$ 2,232,561	\$ 2,323,803	4.1%	\$ 2,376,524	2.3%	\$ 52,721	\$ 2,506,476	5.5%	\$ 129,952	
Water/Sewer Fund										
Salaries and Benefits	\$ 2,068,601	\$ 1,984,131	-4.1%	\$ 2,958,494	49.1%	\$ 974,363	\$ 3,073,247	3.9%	\$ 114,753	6 FTEs and open positions filled
Supplies and Services	\$ 3,977,673	\$ 5,312,972	33.6%	\$ 4,182,711	-21.3%	\$ (1,130,261)	\$ 4,367,755	4.4%	\$ 185,044	R&R Programs
Intergovernmental	\$ 508,430	\$ 462,419	-9.0%	\$ 473,714	2.4%	\$ 11,295	\$ 485,291	2.4%	\$ 11,577	
Capital				\$ 260,000		\$ -	\$ -		\$ (260,000)	Vehicles and Heavy Equipment
Debt Service Payments	\$ 4,749,155	\$ 4,132,628	-13.0%	\$ 4,252,694	2.9%	\$ 120,066	\$ 4,067,696	-4.4%	\$ (184,998)	Debt Service Schedules
Transfers to other funds	\$ 523,253	\$ 1,414,606	170.3%	\$ 4,456,022	215.0%	\$ 3,041,416	\$ 3,395,000	-23.8%	\$ (1,061,022)	Rate funded Capital Projects
Total Water/Sewer Fund	\$ 11,827,112	\$ 13,306,756	12.5%	\$ 16,583,635	22.7%	\$ 3,016,879	\$ 15,388,989	-7.2%	\$ (1,194,646)	
W/S Capital Projects Fund										
Capital	\$ 7,899,333	\$ 3,831,277	-51.5%	\$ 10,171,000	165.5%	\$ 6,339,723	\$ 15,480,000	52.2%	\$ 5,309,000	Capital Projects Plan
Total W/S Capital Projects	\$ 7,899,333	\$ 3,831,277	-51.5%	\$ 10,171,000	165.5%	\$ 6,339,723	\$ 15,480,000	52.2%	\$ 5,309,000	
North Shore Sewer Construction Project										
Capital	\$ 7,396,606	\$ 3,075,641	-58.4%	\$ 1,275,000	-58.5%	\$ (1,800,641)	\$ 1,725,000	35.3%	\$ 450,000	Lacamas Creek Pump Station
Total North Shore Construction	\$ 7,396,606	\$ 3,075,641	-58.4%	\$ 1,275,000	-58.5%	\$ (1,800,641)	\$ 1,725,000	35.3%	\$ 450,000	

	2017 Actual	2018 Projected	Change	2019 Budget	Annual % Change	2019 Change	2020 Budget	Annual % Change	2020 Change	Notes
Water/Sewer Capital Reserve Fund										
Transfers to other funds	\$ 267,529	\$ 717,450	168.2%	\$ 550,000	100.0%	\$ (167,450)	\$ 75,000	-86.4%	\$ (475,000)	Well Projects
Total Water/Sewer Cap. Fund	\$ 267,529	\$ 717,450	168.2%	\$ 550,000	100.0%	\$ (167,450)	\$ 75,000	-86.4%	\$ (475,000)	
Water/Sewer Bond Reserve Fund										
Transfers to other funds	\$ -	\$ -	0.0%	\$ -	0.0%	\$ -	\$ -	0.0%	\$ -	
Total Water/Sewer Bond Res. Fund	\$ -	\$ -	0.0%	\$ -	0.0%	\$ -	\$ -	0.0%	\$ -	
Internal Support Funds										
Equipment Rental Fund										
Salaries and Benefits	\$ 425,411	\$ 449,546	5.7%	\$ 585,477	30.2%	\$ 135,931	\$ 608,468	3.9%	\$ 22,991	Mechanic FTE
Supplies and Services	\$ 584,216	\$ 509,994	-12.7%	\$ 683,308	34.0%	\$ 173,314	\$ 569,190	-16.7%	\$ (114,118)	Improvements, Technology and Equipment
Debt	\$ 3,772	\$ 273	-92.8%		-100.0%	\$ (273)	\$ -		\$ -	
Capital	\$ 288,061	\$ 820,000	184.7%	\$ 1,145,574	39.7%	\$ 325,574	\$ 558,564	-51.2%	\$ (587,010)	Replacement Schedule
Total Equipment Rental Fund	\$ 1,301,460	\$ 1,779,813	36.8%	\$ 2,414,359	35.7%	\$ 634,546	\$ 1,736,222	-28.1%	\$ (678,137)	
Reserve Funds										
Firefighter's Pension Fund										
Salary and Benefits		\$ 3,000	100.0%	\$ 3,073	2.4%	\$ 73	\$ 3,148	2.4%	\$ 75	
Transfers to other funds	\$ 266,884	\$ 132,998	-50.2%	\$ 376,040	182.7%	\$ 243,042	\$ 382,864	1.8%	\$ 6,824	
Total Firefighters's Pension Fund	\$ 266,884	\$ 135,998	-49.0%	\$ 379,113	178.8%	\$ 243,115	\$ 386,012	1.8%	\$ 6,899	
Retiree Medical Benefits Fund										
Salary and Benefits	\$ 140,493	\$ 138,356	-1.5%	\$ 154,665	11.8%	\$ 16,309	\$ 168,759	9.1%	\$ 14,094	
Total Retiree Medical Fund	\$ 140,493	\$ 138,356	-1.5%	\$ 154,665	11.8%	\$ 16,309	\$ 168,759	9.1%	\$ 14,094	
LEOFF 1 Disability Board										
Salary and Benefits	\$ 219,283	\$ 321,056	46.4%	\$ 480,715	100.0%	\$ 159,659	\$ 495,658	3.1%	\$ 14,943	
Total LEOFF 1 Disability Fund	\$ 219,283	\$ 321,056	46.4%	\$ 480,715	100.0%	\$ 159,659	\$ 495,658	3.1%	\$ 14,943	

City of Camas
Budget Appropriation Summary for 2019-2020

	2017 Actual	2018 Projected	Change	2019 Budget	Annual % Change	2019 Change	2020 Budget	Annual % Change	2020 Change	Notes
General Fund										
Salaries and Benefits	\$ 10,577,728	\$ 11,393,985	7.7%	\$ 12,867,600	12.9%	\$ 1,473,615	\$ 13,546,338	5.3%	\$ 678,738	8.5 FTE, COLA and FML
Supplies and Services	\$ 3,009,055	\$ 2,857,147	-5.0%	\$ 3,851,810	34.8%	\$ 994,663	\$ 3,823,910	-0.7%	\$ (27,900)	Technology, R&R activities, equipment, contract increases
Intergovernmental	\$ 805,482	\$ 980,144	21.7%	\$ 1,024,215	4.5%	\$ 44,071	\$ 1,033,785	0.9%	\$ 9,570	Increases from Clark Co. and State
Capital	\$ 129,264	\$ 223,975	73.3%	\$ 656,176	193.0%	\$ 432,201	\$ 306,921	-53.2%	\$ (349,255)	Vehicles, Mower, and playground/park equipment
Transfers to other funds	\$ 6,370,650	\$ 6,272,645	-1.5%	\$ 6,617,081	5.5%	\$ 344,436	\$ 6,391,747	-3.4%	\$ (225,334)	5 Fire FTEs, SCBAs, 2 Street FTE, vehicles and equipment
Total General Fund	\$ 20,892,179	\$ 21,727,896	4.0%	\$ 25,016,882	15.1%	\$ 3,288,986	\$ 25,102,701	0.3%	\$ 85,819	
Special Revenue Funds										
Street Fund										
Salaries and Benefits	\$ 497,915	\$ 496,089	-0.4%	\$ 685,208	38.1%	\$ 189,119	\$ 746,047	8.9%	\$ 60,839	2 FTE
Supplies and Services	\$ 869,119	\$ 1,066,548	22.7%	\$ 1,206,040	13.1%	\$ 139,492	\$ 988,775	-18.0%	\$ (217,265)	Reduced Seasonals, Increased Chemicals, Signal Maint, Consulting
Intergovernmental	\$ 22,975	\$ 35,714	55.4%	\$ 36,586	2.4%	\$ 872	\$ 37,481	2.4%	\$ 895	Striping Program
Capital	\$ 990,176	\$ 981,803	-0.8%	\$ 1,782,571	81.6%	\$ 800,768	\$ 1,285,610	-27.9%	\$ (496,961)	TBD Prog., Preservation Program & Neighborhood Proj.
Transfers to other funds	\$ 192,188	\$ 308,221	60.4%	\$ 181,854	-41.0%	\$ (126,367)	\$ 183,261	0.8%	\$ 1,407	Debt Service
Total Street Fund	\$ 2,572,373	\$ 2,888,375	12.3%	\$ 3,892,259	34.8%	\$ 1,003,884	\$ 3,241,174	-16.7%	\$ (651,085)	
Tree Fund										
Supplies and Services				\$ 5,000	100.0%	\$ 5,000	\$ 5,000	0.0%	\$ -	Placeholder
Total Tree Fund				\$ 5,000	100.0%	\$ 5,000	\$ 5,000	0.0%	\$ -	
C/W Fire and EMS Fund										
Salaries and Benefits	\$ 7,461,494	\$ 8,157,050	9.3%	\$ 8,821,038	8.1%	\$ 663,988	\$ 9,094,556	3.1%	\$ 273,518	4 firefighters, 1 Fire Marshal
Supplies and Services	\$ 1,237,829	\$ 1,174,673	-5.1%	\$ 1,698,830	44.6%	\$ 524,157	\$ 1,737,366	2.3%	\$ 38,536	SCBAs and Turnouts
Intergovernmental	\$ 157,303	\$ 188,594	19.9%	\$ 162,437	-13.9%	\$ 188,250	\$ 166,408	-2.4%	\$ 3,971	CRESA rates
Capital	\$ 36,208	\$ -	-100.0%	\$ 280,000	100.0%	\$ 280,000	\$ 150,000	-46.4%	\$ (130,000)	Brush Truck, Ambulance
Debt Payments	\$ 11,516	\$ 2,015	-82.5%		-100.0%	\$ (2,015)				
Transfer to other funds	\$ 74,904	\$ 74,778	-0.2%	\$ 164,522	100.0%	\$ 89,744	\$ 131,716	-19.9%	\$ (32,806)	Retiree Medical reduced in 2020
Total C/W Fire and EMS Fund	\$ 8,979,254	\$ 9,597,110	6.9%	\$ 11,126,827	15.9%	\$ 1,529,717	\$ 11,280,046	1.4%	\$ 153,219	
Lodging Tax Fund										
Supplies and Services	\$ 11,352	\$ 9,223	-18.8%	\$ 10,000	8.4%	\$ 777	\$ 10,300	3.0%	\$ 300	Match expenditures to revenues
Total Lodging Tax Fund	\$ 11,352	\$ 9,223	-18.8%	\$ 10,000	8.4%	\$ 777	\$ 10,300	3.0%	\$ 300	
Cemetery Fund										
Salaries and Benefits	\$ 112,607	\$ 115,931	3.0%	\$ 143,239	23.6%	\$ 27,308	\$ 148,720	3.8%	\$ 5,481	Seasonal Help
Supplies and Services	\$ 123,129	\$ 98,920	-19.7%	\$ 105,417	6.6%	\$ 6,497	\$ 107,995	2.4%	\$ 2,578	
Capital							\$ 100,000	100.0%	\$ 100,000	Grant for new fence and electronic gate
Total Cemetery Fund	\$ 235,736	\$ 214,851	-8.9%	\$ 248,656	15.7%	\$ 33,805	\$ 356,715	43.5%	\$ 108,059	
Debt Fund										
Unlimited GO Debt Service Fund										
Principal	\$ 542,000	\$ 558,000	3.0%	\$ 579,000	3.8%	\$ 21,000	\$ 603,000	4.1%	\$ 24,000	Last Payment in 2020
Interest	\$ 84,434	\$ 64,380	-23.8%	\$ 43,734	-32.1%	\$ (20,646)	\$ 22,311	-49.0%	\$ (21,423)	
Total Unlimited GO Debt Srv Fund	\$ 626,434	\$ 622,380	-0.6%	\$ 622,734	0.1%	\$ 354	\$ 625,311	0.4%	\$ 2,577	
Limited GO Debt Service Fund										
Principal	\$ 801,738	\$ 756,026	-5.7%	\$ 781,063	3.3%	\$ 25,037	\$ 766,764	-1.8%	\$ (14,299)	1 maturity in 2019
Interest	\$ 377,178	\$ 371,154	-1.6%	\$ 398,471	7.4%	\$ 27,317	\$ 378,138	-5.1%	\$ (20,333)	
Total Unlimited GO Debt Srv Fund	\$ 1,178,916	\$ 1,127,180	-4.4%	\$ 1,179,534	4.6%	\$ 52,354	\$ 1,144,902	-2.9%	\$ (34,632)	
Capital Fund										
Real Estate Excise Tax Fund										
Supplies and Services	\$ 31,702	\$ 44,046	38.9%	\$ 45,367	3.0%	\$ 1,321	\$ 46,728	3.0%	\$ 1,361	
Capital	\$ 219,505	\$ 1,148,230	423.1%	\$ 2,220,000	93.3%	\$ 1,071,770	\$ 3,795,000	70.9%	\$ 1,575,000	Fallen Leaf Lake, Open Space, Crown Park, Bldg, Maint
Transfers to other funds	\$ 1,443,916	\$ 997,003	-31.0%	\$ 138,442	-86.1%	\$ (858,561)	\$ 98,126	-29.1%	\$ (40,316)	Traffic Signals, Debt Service
Total Real Estate Excise Tax Fund	\$ 1,695,123	\$ 2,189,279	29.2%	\$ 2,403,809	9.8%	\$ 214,530	\$ 3,939,854	63.9%	\$ 1,536,045	

	2017 Actual	2018 Projected	Change	2019 Budget	Annual % Change	2019 Change	2020 Budget	Annual % Change	2020 Change	Notes
Park Impact Fee Fund										
Supplies and Services		\$ 4,145	100.0%	\$ -	-100.0%	\$ (4,145)				
Capital	\$ 21,562	\$ 556,013	2478.7%	\$ 450,000	-19.1%	\$ (106,013)	\$ 100,000	-77.8%	\$ (350,000)	Wildlife League Prop, East Lake Trail, Parklands to Heritage Trail
Transfers to other funds	\$ 157,000	\$ 157,825	0.5%	\$ 157,950	0.1%	\$ 125	\$ 157,825	-0.1%	\$ (125)	Lacamas Lodge Debt Service
Total Park Impact Fee Fund	\$ 178,562	\$ 717,983	302.1%	\$ 607,950	-15.3%	\$ (110,033)	\$ 257,825	-57.6%	\$ (350,125)	
Transportation Impact Fee Fund										
Transfers to other funds	\$ 730,665	\$ 691,763	-5.3%	\$ 616,057	-10.9%	\$ (75,706)	\$ 615,427	-0.1%	\$ (630)	Debt Service for Streets
Total Transportation Impact Fee Fund	\$ 730,665	\$ 691,763	-5.3%	\$ 616,057	-10.9%	\$ (75,706)	\$ 615,427	-0.1%	\$ (630)	
Fire Impact Fee Fund										
Transfers to other funds		\$ 21,017	100.0%	\$ -						Debt Service for Fire Truck
Total Fire Impact Fee Fund		\$ 21,017	100.0%	\$ -						
Brady Road Construction Fund										
Capital	\$ 126,212	\$ 1,175,896	831.7%	\$ 6,050,000	414.5%	\$ 4,874,104	\$ -	-100.0%	\$ (6,050,000)	Construction scheduled for 2019
Transfers to other funds		\$ 224,992	100.0%							
Total Brady Road Construction Fund	\$ 126,212	\$ 1,400,888	1009.9%	\$ 6,050,000	331.9%	\$ 4,649,112	\$ -	-100.0%	\$ (6,050,000)	
Larkspur Street Construction Fund										
Capital	\$ 284,534	\$ 1,459,621	413.0%	\$ 2,250,000	100.0%	\$ 790,379				Construction to be complete in 2019
Total Larkspur Street Fund	\$ 284,534	\$ 1,459,621	413.0%	\$ 2,250,000	100.0%	\$ 790,379				
Legacy Lands Project Fund										
Capital		\$ 7,556	100.0%	\$ 10,302,882	100.0%	\$ 10,295,326				Land Acquisitions
Total Legacy Lands Project Fund	\$ -	\$ 7,556	100.0%	\$ 10,302,882	100.0%	\$ 10,295,326				
Lake And Everett Project Fund										
Capital				\$ 1,400,000	100.0%	\$ 1,400,000	\$ 6,250,000	346.4%	\$ 4,850,000	Design in 2019 with Construction in 2020
Total Lake and Everett Project Fund				\$ 1,400,000	100.0%	\$ 1,400,000	\$ 6,250,000	346.4%	\$ 4,850,000	
Enterprise Funds										
Storm Water Fund										
Salaries and Benefits	\$ 276,105	\$ 328,299	18.9%	\$ 684,196	108.4%	\$ 355,897	\$ 711,726	4.0%	\$ 27,530	Staff Reallocation and Lead Worker FTE
Supplies and Services	\$ 1,251,472	\$ 612,861	-51.0%	\$ 839,641	37.0%	\$ 226,780	\$ 908,554	8.2%	\$ 68,913	Push Camera
Intergovernmental	\$ 38,489	\$ 39,943	3.8%	\$ 18,096	-54.7%	\$ (21,847)	\$ 18,539	2.4%	\$ 443	
Capital	\$ 265,271	\$ 173,972	-34.4%	\$ 746,000	328.8%	\$ 572,028	\$ 307,000	-58.8%	\$ (439,000)	Wetland Mitigation
Debt Service Payments	\$ 86,873	\$ 86,422		\$ 63,460	100.0%	\$ (22,962)	\$ 63,638	0.3%	\$ 178	Wetland Mitigation Debt Service
Transfers to other funds	\$ 208,450		-100.0%			\$ -				
Total Storm Water Fund	\$ 2,126,660	\$ 1,241,497	-41.6%	\$ 2,351,393	89.4%	\$ 1,109,896	\$ 2,009,457	-14.5%	\$ (341,936)	
Solid Waste Fund										
Salaries and Benefits	\$ 465,544	\$ 473,891	1.8%	\$ 500,623	5.6%	\$ 26,732	\$ 520,316	3.9%	\$ 19,693	COLA
Supplies and Services	\$ 1,648,718	\$ 1,725,788	4.7%	\$ 1,748,746	1.3%	\$ 22,958	\$ 1,855,899	6.1%	\$ 107,153	ERR rate model
Intergovernmental	\$ 118,299	\$ 124,124	4.9%	\$ 127,155	2.4%	\$ 3,031	\$ 130,261	2.4%	\$ 3,106	Population and CPI
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Water/Sewer Fund										
Salaries and Benefits	\$ 2,068,601	\$ 1,984,131	-4.1%	\$ 2,958,494	49.1%	\$ 974,363	\$ 3,073,247	3.9%	\$ 114,753	6 FTEs and open positions filled
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Intergovernmental	\$ 508,430	\$ 462,419	-9.0%	\$ 473,714	2.4%	\$ 11,295	\$ 485,291	2.4%	\$ 11,577	
Capital				\$ 260,000		\$ -	\$ -		\$ (260,000)	Vehicles and Heavy Equipment
Debt Service Payments	\$ 4,749,155	\$ 4,132,628	-13.0%	\$ 4,252,694	2.9%	\$ 120,066	\$ 4,067,696	-4.4%	\$ (184,998)	Debt Service Schedules
Transfers to other funds	\$ 523,253	\$ 1,414,606	170.3%	\$ 4,456,022	215.0%	\$ 3,041,416	\$ 3,395,000	-23.8%	\$ (1,061,022)	Rate funded Capital Projects
Total Water/Sewer Fund	\$ 11,827,112	\$ 13,306,756	12.5%	\$ 16,583,635	22.7%	\$ 3,016,879	\$ 15,388,989	-7.2%	\$ (1,194,646)	
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Capital	\$ 7,899,333	\$ 3,831,277	-51.5%	\$ 10,171,000	165.5%	\$ 6,339,723	\$ 15,480,000	52.2%	\$ 5,309,000	Capital Projects Plan
Total W/S Capital Projects	\$ 7,899,333	\$ 3,831,277	-51.5%	\$ 10,171,000	165.5%	\$ 6,339,723	\$ 15,480,000	52.2%	\$ 5,309,000	
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Capital	\$ 7,396,606	\$ 3,075,641	-58.4%	\$ 1,275,000	-58.5%	\$ (1,800,641)	\$ 1,725,000	35.3%	\$ 450,000	Lacamas Creek Pump Station
Total North Shore Construction	\$ 7,396,606	\$ 3,075,641	-58.4%	\$ 1,275,000	-58.5%	\$ (1,800,641)	\$ 1,725,000	35.3%	\$ 450,000	

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Water/Sewer Capital Reserve Fund										
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Total Water/Sewer Cap. Fund	\$ 267,529	\$ 717,450	168.2%	\$ 550,000	100.0%	\$ (167,450)	\$ 75,000	-86.4%	\$ (475,000)	
Water/Sewer Bond Reserve Fund										
Transfers to other funds	\$ -	\$ -	0.0%	\$ -	0.0%	\$ -	\$ -	0.0%	\$ -	
Total Water/Sewer Bond Res. Fund	\$ -	\$ -	0.0%	\$ -	0.0%	\$ -	\$ -	0.0%	\$ -	
Internal Support Funds										
Equipment Rental Fund										
Salaries and Benefits	\$ 425,411	\$ 449,546	5.7%	\$ 585,477	30.2%	\$ 135,931	\$ 608,468	3.9%	\$ 22,991	Mechanic FTE
Supplies and Services	\$ 584,216	\$ 509,994	-12.7%	\$ 683,308	34.0%	\$ 173,314	\$ 569,190	-16.7%	\$ (114,118)	Improvements, Technology and Equipment
Debt	\$ 3,772	\$ 273	-92.8%		-100.0%	\$ (273)	\$ -		\$ -	
Capital	\$ 288,061	\$ 820,000	184.7%	\$ 1,145,574	39.7%	\$ 325,574	\$ 558,564	-51.2%	\$ (587,010)	Replacement Schedule
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Reserve Funds										
Firefighter's Pension Fund										
Salary and Benefits		\$ 3,000	100.0%	\$ 3,073	2.4%	\$ 73	\$ 3,148	2.4%	\$ 75	
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Retiree Medical Benefits Fund										
Salary and Benefits	\$ 140,493	\$ 138,356	-1.5%	\$ 154,665	11.8%	\$ 16,309	\$ 168,759	9.1%	\$ 14,094	
Total Retiree Medical Fund	\$ 140,493	\$ 138,356	-1.5%	\$ 154,665	11.8%	\$ 16,309	\$ 168,759	9.1%	\$ 14,094	
LEOFF 1 Disability Board										
Salary and Benefits	\$ 219,283	\$ 321,056	46.4%	\$ 480,715	100.0%	\$ 159,659	\$ 495,658	3.1%	\$ 14,943	
Total LEOFF 1 Disability Fund	\$ 219,283	\$ 321,056	46.4%	\$ 480,715	100.0%	\$ 159,659	\$ 495,658	3.1%	\$ 14,943	

City of Camas
General Fund Expenditure Budget Summary for 2019-2020

	2017 Actual	2018 Projected	Change	2019 Budget	Annual % Change	2019 Change	2020 Budget	Annual % Change	2020 Change	Notes
Legislative										
Salaries and Benefits	\$ 146,831	\$ 154,239	5.0%	\$ 163,142	5.8%	\$ 8,903	\$ 168,963	3.6%	\$ 5,821	Staffing Allocation
Supplies and Services	\$ 12,174	\$ 12,459	2.3%	\$ 13,025	4.5%	\$ 566	\$ 13,343	2.4%	\$ 318	
Total Legislative	\$ 159,005	\$ 166,698	4.8%	\$ 176,167	5.7%	\$ 9,469	\$ 182,306	3.5%	\$ 6,139	
Judicial										
Salaries and Benefits	\$ 131,642	\$ 139,392	5.9%	\$ 194,262	39.4%	\$ 54,870	\$ 218,228	12.3%	\$ 23,966	New Ct Clerk
Supplies and Services	\$ 130,876	\$ 139,500	6.6%	\$ 205,806	47.5%	\$ 66,306	\$ 211,082	2.6%	\$ 5,276	Security Upgrades
Intergovernmental	\$ 88,433	\$ 102,957	16.4%	\$ 112,471	9.2%	\$ 9,514	\$ 99,221	-11.8%	\$ (13,250)	Reduced Clark Co.
Total Judicial	\$ 350,951	\$ 381,849	8.8%	\$ 512,539	34.2%	\$ 130,690	\$ 528,531	3.1%	\$ 15,992	
Executive										
Salaries and Benefits	\$ 286,869	\$ 306,647	6.9%	\$ 321,699	4.9%	\$ 15,052	\$ 333,576	3.7%	\$ 11,877	Staffing Allocation
Supplies and Services	\$ 94,226	\$ 22,918	-75.7%	\$ 39,887	74.0%	\$ 16,969	\$ 40,790	2.3%	\$ 903	Realloc to Outreach
Intergovernmental	\$ 6,506	\$ 20,000	207.4%	\$ 20,489	2.4%	\$ 489	\$ 20,989	2.4%	\$ 500	Outreach Contract
Total Executive	\$ 387,601	\$ 349,565	-9.8%	\$ 382,075	9.3%	\$ 32,510	\$ 395,355	3.5%	\$ 13,280	
Finance										
Salaries and Benefits	\$ 893,271	\$ 981,380	9.9%	\$ 1,068,016	8.8%	\$ 86,636	\$ 1,165,525	9.1%	\$ 97,509	Retir, Sal Study & FTE Mo Billing
Supplies and Services	\$ 180,082	\$ 153,219	-14.9%	\$ 209,979	37.0%	\$ 56,760	\$ 293,113	39.6%	\$ 83,134	Reloc, Billing, Fin Sys Cons
Intergovernmental	\$ 41,438	\$ 51,498	24.3%	\$ 54,073	5.0%	\$ 2,575	\$ 55,395	2.4%	\$ 1,322	
Total Finance	\$ 1,114,791	\$ 1,186,097	6.4%	\$ 1,332,068	12.3%	\$ 145,971	\$ 1,514,033	13.7%	\$ 181,965	
Legal										
Supplies and Services	\$ 127,444	\$ 151,622	19.0%	\$ 159,580	5.2%	\$ 7,958	\$ 163,482	2.4%	\$ 3,902	Contract increases
Total Legal	\$ 127,444	\$ 151,622	19.0%	\$ 159,580	5.2%	\$ 7,958	\$ 163,482	2.4%	\$ 3,902	
Human Resources										
Salaries and Benefits	\$ 157,637	\$ 166,045	5.3%	\$ 210,308	26.7%	\$ 44,263	\$ 219,091	4.2%	\$ 8,783	Staff Allocation
Supplies and Services	\$ 71,447	\$ 23,171	-67.6%	\$ 66,458	186.8%	\$ 43,287	\$ 68,083	2.4%	\$ 1,625	FML Placeholder
Total Human Resources	\$ 229,084	\$ 189,216	-17.4%	\$ 276,766	46.3%	\$ 87,550	\$ 287,174	3.8%	\$ 10,408	
Administrative Services										
Salaries and Benefits	\$ 132,387	\$ 144,337	9.0%	\$ 152,240	5.5%	\$ 7,903	\$ 157,925	3.7%	\$ 5,685	
Supplies and Services	\$ 155,644	\$ 123,905	-20.4%	\$ 188,459	52.1%	\$ 64,554	\$ 140,066	-25.7%	\$ (48,393)	Temp Staffing 2019
Intergovernmental	\$ 47,984	\$ 38,695	-19.4%	\$ 39,640	2.4%	\$ 945	\$ 40,609	2.4%	\$ 969	
Total Administrative Services	\$ 336,015	\$ 306,937	-8.7%	\$ 380,339	23.9%	\$ 73,402	\$ 338,600	-11.0%	\$ (41,739)	

EXHIBIT A

	2017 Actual	2018 Projected	Change	2019 Budget	Annual % Change	2019 Change	2020 Budget	Annual % Change	2020 Change	Notes
Law Enforcement										
Salaries and Benefits	\$ 3,876,983	\$ 4,395,213	13.4%	\$ 4,570,364	4.0%	\$ 175,151	\$ 4,810,838	5.3%	\$ 240,474	2 Officers, .5 Code Enf .5 Clerk
Supplies and Services	\$ 536,499	\$ 499,575	-6.9%	\$ 666,381	33.4%	\$ 166,806	\$ 659,577	-1.0%	\$ (6,804)	Training & equipment
Intergovernmental	\$ 254,363	\$ 296,366	16.5%	\$ 334,974	13.0%	\$ 38,608	\$ 343,164	2.4%	\$ 8,190	SWAT/CRESA Costs
Capital	\$ -	\$ -		\$ 80,000	100.0%	\$ 80,000	\$ -	-100.0%	\$ (80,000)	2 Vehicles
Total Law Enforcement	\$ 4,667,845	\$ 5,191,154	11.2%	\$ 5,651,719	8.9%	\$ 460,565	\$ 5,813,579	2.9%	\$ 161,860	
Detention and Correction										
Salaries and Benefits	\$ 81,065	\$ 88,668	9.4%	\$ 93,901	5.9%	\$ 5,233	\$ 97,256	3.6%	\$ 3,355	
Supplies and Services	\$ 23,968	\$ 17,808	-25.7%	\$ 27,374	53.7%	\$ 9,566	\$ 28,345	3.5%	\$ 971	
Intergovernmental	\$ 185,978	\$ 237,265	27.6%	\$ 243,060	2.4%	\$ 5,795	\$ 249,003	2.4%	\$ 5,943	Jail Costs
Total Detention and Correction	\$ 291,011	\$ 343,741	18.1%	\$ 364,335	6.0%	\$ 20,594	\$ 374,604	2.8%	\$ 10,269	
Information Services										
Salaries and Benefits	\$ 471,196	\$ 511,761	8.6%	\$ 550,770	7.6%	\$ 39,009	\$ 571,899	3.8%	\$ 21,129	
Supplies and Services	\$ 243,591	\$ 290,232	19.1%	\$ 301,929	4.0%	\$ 11,697	\$ 309,311	2.4%	\$ 7,382	
Capital	\$ -	\$ 93,975	100.0%	\$ 201,000	113.9%	\$ 107,025	\$ 50,000	-75.1%	\$ (151,000)	Phone System and Voicemail
Total Information Services	\$ 714,787	\$ 895,968	25.3%	\$ 1,053,699	17.6%	\$ 157,731	\$ 931,210	-11.6%	\$ (122,489)	
Engineering										
Salaries and Benefits	\$ 1,080,714	\$ 1,066,344	-1.3%	\$ 1,492,603	40.0%	\$ 426,259	\$ 1,592,073	6.7%	\$ 99,470	Eng III, .5 Adm Temps, Sal Study
Supplies and Services	\$ 130,758	\$ 250,669	91.7%	\$ 202,394	-19.3%	\$ (48,275)	\$ 202,115	-0.1%	\$ (279)	
Intergovernmental	\$ -	\$ -		\$ 25,000	100.0%	\$ 25,000	\$ 25,000	0.0%	\$ -	
Total Engineering	\$ 1,211,472	\$ 1,317,013	8.7%	\$ 1,719,997	30.6%	\$ 402,984	\$ 1,819,188	5.8%	\$ 99,191	
Community Development										
Salaries and Benefits	\$ 249,716	\$ 275,488	10.3%	\$ 291,365	5.8%	\$ 15,877	\$ 302,682	3.9%	\$ 11,317	
Supplies and Services	\$ 12,496	\$ 15,300	22.4%	\$ 20,060	31.1%	\$ 4,760	\$ 20,551	2.4%	\$ 491	
Total Community Development	\$ 262,212	\$ 290,788	10.9%	\$ 311,425	7.1%	\$ 20,637	\$ 323,233	3.8%	\$ 11,808	
Planning										
Salaries and Benefits	\$ 444,859	\$ 502,352	12.9%	\$ 513,761	2.3%	\$ 11,409	\$ 533,790	3.9%	\$ 20,029	Staff Realloc & Planner 1
Supplies and Services	\$ 52,174	\$ 67,820	30.0%	\$ 149,381	120.3%	\$ 81,561	\$ 153,034	2.4%	\$ 3,653	
Intergovernmental	\$ 72,841	\$ 97,882	34.4%	\$ 100,273	2.4%	\$ 2,391	\$ 102,724	2.4%	\$ 2,451	
Total Planning	\$ 569,874	\$ 668,054	17.2%	\$ 763,415	14.3%	\$ 95,361	\$ 789,548	3.4%	\$ 26,133	
Animal Control										
Supplies and Services	\$ -	\$ 224	100.0%	\$ 500	123.2%	\$ 276	\$ 512	2.4%	\$ 12	
Intergovernmental	\$ 105,441	\$ 133,788	26.9%	\$ 117,500	-12.2%	\$ (16,288)	\$ 120,900	2.9%	\$ 3,400	
Total Animal Control	\$ 105,441	\$ 134,012	27.1%	\$ 118,000	-11.9%	\$ (16,012)	\$ 121,412	2.9%	\$ 3,412	

EXHIBIT A

	2017 Actual	2018 Projected	Change	2019 Budget	Annual % Change	2019 Change	2020 Budget	Annual % Change	2020 Change	Notes
Parks and Recreation										
Salaries and Benefits	\$ 486,004	\$ 419,843	-13.6%	\$ 482,192	14.9%	\$ 62,349	\$ 500,825	3.9%	\$ 18,633	
Supplies and Services	\$ 370,401	\$ 219,097	-40.8%	\$ 370,421	69.1%	\$ 151,324	\$ 413,890	11.7%	\$ 43,469	Park Planning
Intergovernmental	\$ 2,497		-100.0%			\$ -			\$ -	Pool Closure 2018
Total Parks and Recreation	\$ 858,902	\$ 638,940	-25.6%	\$ 852,613	33.4%	\$ 213,673	\$ 914,715	7.3%	\$ 62,102	
Parks Maintenance										
Salaries and Benefits	\$ 490,956	\$ 496,124	1.1%	\$ 637,293	28.5%	\$ 141,169	\$ 702,553	10.2%	\$ 65,260	2 FTE
Supplies and Services	\$ 488,386	\$ 469,544	-3.9%	\$ 603,076	28.4%	\$ 133,532	\$ 534,183	-11.4%	\$ (68,893)	Reduce Seasonals, Inv Species,
Capital				\$ 197,000	100.0%	\$ 197,000	\$ 75,000	-61.9%	\$ (122,000)	Vehicle, Mower, Park Equip
Total Parks Maintenance	\$ 979,342	\$ 965,668	-1.4%	\$ 1,437,369	48.8%	\$ 471,701	\$ 1,311,736	-8.7%	\$ (125,633)	
Building										
Salaries and Benefits	\$ 528,009	\$ 541,797	2.6%	\$ 787,774	45.4%	\$ 245,977	\$ 819,493	4.0%	\$ 31,719	Realloc Staff & Plans Examiner
Supplies and Services	\$ 34,010	\$ 26,208	-22.9%	\$ 48,683	85.8%	\$ 22,475	\$ 49,873	2.4%	\$ 1,190	
Total Building	\$ 562,019	\$ 568,005	1.1%	\$ 836,457	47.3%	\$ 268,452	\$ 869,366	3.9%	\$ 32,909	
Central Services										
Salaries and Benefits	\$ 107,192	\$ 90,854	-15.2%	\$ 103,028	13.4%	\$ 12,174	\$ 107,423	4.3%	\$ 4,395	Retirement & Position Change
Supplies and Services	\$ 109,323	\$ 106,109	-2.9%	\$ 171,474	61.6%	\$ 65,365	\$ 125,667	-26.7%	\$ (45,807)	Facilities Condition Assessment
Total Central Services	\$ 216,515	\$ 196,963	-9.0%	\$ 274,502	39.4%	\$ 77,539	\$ 233,090	-15.1%	\$ (41,412)	
Library										
Salaries and Benefits	\$ 1,012,400	\$ 1,113,497	10.0%	\$ 1,234,628	10.9%	\$ 121,131	\$ 1,243,936	0.8%	\$ 9,308	Positions filled
Supplies and Services	\$ 235,557	\$ 267,765	13.7%	\$ 407,198	52.1%	\$ 139,433	\$ 397,154	-2.5%	\$ (10,044)	Replace equip & repairs
Intergovernmental		\$ 1,694	100.0%	\$ 1,735	2.4%	\$ 41	\$ 1,778	2.5%	\$ 43	
Capital	\$ 129,264	\$ 130,000	0.0%	\$ 153,176	17.8%	\$ 23,176	\$ 156,921	2.4%	\$ 3,745	
Total Library	\$ 1,377,221	\$ 1,512,956	9.9%	\$ 1,796,737	18.8%	\$ 283,781	\$ 1,799,789	0.2%	\$ 3,052	
Support to Other Funds										
Transfers to Other Funds	\$ 6,370,650	\$ 6,272,645	-1.5%	\$ 6,617,081	5.5%	\$ 344,436	\$ 6,391,747	-3.4%	\$ (225,334)	Firefighters, SCBAs, Truck, Amb
Total Support to Other Funds	\$ 6,370,650	\$ 6,272,645	-1.5%	\$ 6,617,081	5.5%	\$ 344,436	\$ 6,391,747	-3.4%	\$ (225,334)	
TOTAL GENERAL FUND	\$ 20,892,182	\$ 21,727,891	4.0%	\$ 25,016,883	15.1%	\$ 3,288,992	\$ 25,102,698	0.3%	\$ 85,815	

City of Camas 2019-2020 Revenue Budget

Fund	Taxes	Licenses & Permits	Inter- governmental Revenue	Charges For Services	Fines & Forfeits	Misc. Revenue	Other Financing Sources	Interfund Transfers	Beginning Fund Balance	Total
General Government Operations										
General Fund	\$ 34,483,934	\$ 3,066,147	\$ 1,223,812	\$ 11,999,303	\$ 411,855	\$ 629,893	\$ -	\$ -	\$ 6,067,888	\$ 57,882,832
Special Revenue										
Street Fund			1,117,577	564,842		28,280		4,829,916	824,100	7,364,715
Tree Fund		4,049			2,024	4,246			-	10,319
Camas/Washougal Fire and EMS	4,376,377	150,912	2,580	10,718,282	33,527	37,448	-	7,343,790	1,434,397	24,097,313
Lodging Tax	25,704					532			19,169	45,405
Cemetery				106,967		101,417		380,000	41,486	629,870
Sub Total	4,402,081	154,961	1,120,157	11,390,091	35,551	171,923	-	12,553,706	2,319,152	32,147,622
Debt Service										
Unlimited G.O. Bond Debt Service	1,220,000								44,209	1,264,209
Limited G.O. Bond Debt Service								2,324,436	-	2,324,436
Sub Total	1,220,000	-	-	-	-	-	-	2,324,436	44,209	3,588,645
Capital Projects										
Real Estate Excise Tax Capital	4,144,754		2,522,709			76,582		45,000	6,263,005	13,052,050
Park Impact Fee Capital				1,743,572		42,392			902,130	2,688,094
Transportation Impact Fee Capital				3,715,951		22,726		-	1,236,999	4,975,676
Fire Impact Fee				377,660		10,652			411,185	799,497
Brady Road Construction			4,880,000			-			1,170,000	6,050,000
Larkspur Street Construction			1,350,000						900,000	2,250,000
Legacy Lands Project			2,580,000			95,438			7,627,444	10,302,882
Lake and Everett Construction						-	7,650,000		-	7,650,000
Sub Total	4,144,754	-	11,332,709	5,837,183	-	247,790	7,650,000	45,000	18,510,763	47,768,199
Enterprise										
Storm Water Utility			-	3,268,479		70,674		-	2,521,157	5,860,310
City Solid Waste				5,641,423		65,834			2,383,279	8,090,536
Water-Sewer				28,080,506		584,189		-	8,474,464	37,139,159
Water-Sewer Capital Projects							17,185,000	8,466,000	-	25,651,000
North Shore Sewer Construction Project						114,632			5,935,405	6,050,037
Water-Sewer Capital Reserve				8,505,572		219,608	-	-	8,449,954	17,175,134
Water-Sewer Bond Reserve						64,180			1,661,363	1,725,543
Sub Total	-	-	-	45,495,980	-	1,119,117	17,185,000	8,466,000	29,425,622	101,691,719
Internal Support										
Equipment Rental				3,382,323		52,662			1,803,244	5,238,229
Reserves										
Firefighter's Pension						69,960			2,165,157	2,235,117
Retiree Medical								323,419	-	323,419
LEOFF 1 Disability Board								976,373	-	976,373
Sub Total	-	-	-	-	-	69,960	-	1,299,792	2,165,157	3,534,909
Total	\$ 44,250,769	\$ 3,221,108	\$ 13,676,678	\$ 78,104,880	\$ 447,406	\$ 2,291,345	\$ 24,835,000	\$ 24,688,934	\$ 60,336,035	\$ 251,852,155

City of Camas 2019-2020 Expenditure Budget

Fund	Salaries & Wages	Personnel Benefits	Supplies	Other Services & Charges	Inter-governmental Services/Taxes	Interfund Transfers	Debt Services	Capital Outlay	Total	Ending Fund Balance
General Government Operations										
General Fund	\$ 18,745,827	\$ 7,668,111	\$ 862,073	\$ 6,813,647	\$ 2,058,000	\$ 13,008,828	\$ -	\$ 963,097	\$ 50,119,583	\$ 7,763,249
Special Revenue										
Street Fund	953,368	477,887	132,041	2,062,774	74,067	365,115		3,068,181	7,133,433	231,282
Tree Fund				10,000					10,000	319
Camas/Washougal Fire and EMS	13,511,393	4,404,201	1,321,318	2,114,878	328,845	296,238		430,000	22,406,873	1,690,440
Lodging Tax				20,300					20,300	25,105
Cemetery	209,845	82,114	25,624	187,788				100,000	605,371	24,499
Sub Total	14,674,606	4,964,202	1,478,983	4,395,740	402,912	661,353	-	3,598,181	30,175,977	1,971,645
Debt Service										
Unlimited G.O. Bond Debt Service							1,248,045		1,248,045	16,164
Limited G.O. Bond Debt Service							2,324,436		2,324,436	-
Sub Total							3,572,481		3,572,481	16,164
Capital Projects										
Real Estate Excise Tax Capital				92,095		236,568		6,015,000	6,343,663	6,708,387
Park Impact Fee Capital				-		315,775		550,000	865,775	1,822,319
Transportation Impact Fee Capital						1,231,484			1,231,484	3,744,192
Fire Impact Fee						-			-	799,497
Brady Road Construction								6,050,000	6,050,000	-
Larkspur Street Construction								2,250,000	2,250,000	-
Legacy Lands Project								10,302,882	10,302,882	-
Lake and Everett Construction								7,650,000	7,650,000	-
Sub Total	-	-	-	92,095	-	1,783,827	-	32,817,882	34,693,804	13,074,395
Enterprise										
Storm Water Utility	900,097	495,825	81,075	1,667,120	36,635		127,098	1,053,000	4,360,850	1,499,460
City Solid Waste	664,073	356,866	166,659	3,437,986	257,416				4,883,000	3,207,536
Water-Sewer	4,114,299	1,917,442	1,795,793	6,754,673	959,005	7,851,022	8,320,390	260,000	31,972,624	5,166,535
Water-Sewer Capital Projects								25,651,000	25,651,000	-
North Shore Sewer Construction Project								3,000,000	3,000,000	3,050,037
Water-Sewer Capital Reserve						625,000			625,000	16,550,134
Water-Sewer Bond Reserve										1,725,543
Sub Total	5,678,469	2,770,133	2,043,527	11,859,779	1,253,056	8,476,022	8,447,488	29,964,000	70,492,474	31,199,245
Internal Support										
Equipment Rental	803,757	390,188	541,827	710,671				1,704,138	4,150,581	1,087,648
Reserves										
Firefighter's Pension		6,221				758,904			765,125	1,469,992
Retiree Medical		323,424							323,424	-
LEOFF 1 Disability Board		976,373							976,373	-
Sub Total	-	1,306,018	-	-	-	758,904	-	-	2,064,922	1,469,992
Total	\$ 39,902,659	17,098,652	4,926,410	23,871,932	3,713,968	24,688,934	12,019,969	69,047,298	195,269,822	56,582,338

**CITY OF CAMAS
2019-2020 BUDGET
JOB ROSTER**

GL Acct #	Position	Description	Department	FTE	Union/Group	Employee
001.01.511.600.11	LEG.ELC.01	Council Member	Legislative	1.00	Elected Official	ANDEG - Anderson, Gregory K
001.01.511.600.11	LEG.ELC.02	Council Member	Legislative	1.00	Elected Official	SMITM - Smith, Melissa A
001.01.511.600.11	LEG.ELC.03	Council Member	Legislative	1.00	Elected Official	HOGAS - Hogan, Steven C
001.01.511.600.11	LEG.ELC.04	Council Member	Legislative	1.00	Elected Official	CHANDO - Chaney, Donald E
001.01.511.600.11	LEG.ELC.05	Council Member	Legislative	1.00	Elected Official	RUSCD - Rusch, Deanna
001.01.511.600.11	LEG.ELC.06	Council Member	Legislative	1.00	Elected Official	TURKS - Turk, Shannon L
001.01.511.600.11	LEG.ELC.07	Council Member	Legislative	1.00	Elected Official	CARTB - Carter, Bonita Rieger
001.01.511.600.13	LEG.INT.08	Student Intern - Legislative	Legislative	0.05		PACHA - Pacheco, Alicia N
001.01.523.300.11	DNC.PTE.01	Offender Crew Leader	Detention & Corrections	0.60	CPEA	STORW - Storm, Wayne Walter
001.01.523.300.11	DNC.PTE.02	Offender Crew Leader	Detention & Corrections	0.60	CPEA	VELAR - Vela, Ruben D
001.01.523.300.11	DNC.TMP.03	Sub Offender Crew Leader	Detention & Corrections		CPEA	GOLLD - Golladay, Dick
001.02.512.500.11	MCT.FTE.01	Lead Court Clerk	Municipal Court	1.00	CPEA	LOVEL - Loveland, Lindsay M
001.02.512.500.11	MCT.PTE.02	Court Security Officer	Municipal Court	0.55	CPEA	LINNL - Linne', Larry V
001.02.512.500.11	MCT.PTE.03	Court Clerk	Municipal Court	1.00	CPEA	DECISION PACKAGE
001.03.513.100.11	EXE.ELC.01	Mayor	Executive	1.00	Elected Official	
001.03.513.100.11	EXE.FTE.02	City Administrator	Executive	1.00	Non-Rep	CAPEP - Capell, Peter S
001.04.514.230.11	FIN.FTE.01	Finance Director	Finance	1.00	Non-Rep	HUBEC - Huber Nickerson, Catherine
001.04.514.230.11	FIN.FTE.02	Accounting Manager	Finance	1.00	Non-Rep	OBRIP - O'Brien, Pamela K
001.04.514.230.11	FIN.FTE.03	Accountant	Finance	1.00	CPEA	LANGL - Langlois, Leona
001.04.514.230.11	FIN.FTE.04	Financial Analyst	Finance	1.00	CPEA	BROOD - Brooks, Debra Rae
001.04.514.230.11	FIN.FTE.05	Accounting Asst	Finance	1.00	CPEA	SOREN - Sorensen, Nicolle L
001.04.514.230.11	FIN.FTE.06	Accounting Asst	Finance	1.00	CPEA	WARNM - Warner, Mark A
001.04.514.230.11	FIN.FTE.07	Financial Assistant	Finance	1.00	CPEA	RASMA - Rasmussen, Amee L
001.04.514.230.11	FIN.FTE.08	Financial Assistant	Finance	1.00	CPEA	EASTW - Easter, Wendy Anne
001.04.514.230.11	FIN.FTE.09	Financial Assistant	Finance	1.00	CPEA	HITES - Hite, Stephanie L
001.04.514.230.11	FIN.INT.10	Student Intern-Finance	Finance	0.25	Intern	
001.06.518.100.11	HRS.FTE.01	Human Resources Assistant	Human Resources	0.80	Non-Rep	COPSL - Copsey, Leisha
001.07.518.900.11	ADM.FTE.01	Admin Services Director	Other Governmental Services	0.50	Non-Rep	GORSJ - Gorsuch, Jennifer I
001.07.518.900.11	ADM.FTE.02	Admin Asst/Deputy City Clerk	Other Governmental Services	0.33	Non-Rep	BACOB - Bacon, Bernice R
001.07.518.900.11	ADM.FTE.03	Administrative Support Asst II	Other Governmental Services	0.33	CPEA	ROWLH - Rowley, Heather Renee
001.07.518.900.11	ADM.FTE.04	Temporary Support Asst	Other Governmental Services	0.33		DECISION PACKAGE
001.08.521.220.11	POL.FTE.01	Police Chief	Police	1.00	Non-Rep	LACKM - Lackey, Mitchel A
001.08.521.220.11	POL.FTE.02	Police Captain	Police	1.00	Non-Rep	NELSS - Nelson, Shyla Sue
001.08.521.220.11	POL.FTE.03	Police Sergeant	Police	1.00	CPOA - Police	CHANDA - Chaney, David Edward
001.08.521.220.11	POL.FTE.04	Police Sergeant	Police	1.00	CPOA - Police	NADGC - Nadgwick Jr, Charles M
001.08.521.220.11	POL.FTE.05	Police Sergeant	Police	1.00	CPOA - Police	BOYLW - Boyles, Walter Scot
001.08.521.220.11	POL.FTE.06	Police Sergeant	Police	1.00	CPOA - Police	ROBIB - Robison, Brett T
001.08.521.220.11	POL.FTE.07	Police Sergeant	Police	1.00	CPOA - Police	BIEBK - Bieber, Katie Brieanne
001.08.521.220.11	POL.FTE.08	Police Sergeant	Police	1.00	CPOA - Police	HAUSS - Hausinger, Stefan
001.08.521.220.11	POL.FTE.09	Police Officer	Police	1.00	CPOA - Police	RIEDD - Riedl, Debrah M
001.08.521.220.11	POL.FTE.10	Police Officer	Police	1.00	CPOA - Police	MCNAT - McNall, Tim D
001.08.521.220.11	POL.FTE.11	Police Officer	Police	1.00	CPOA - Police	BRAUA - Braunstein, Anthony A
001.08.521.220.11	POL.FTE.12	Police Officer	Police	1.00	CPOA - Police	SIMMT - Simmons, Tyson Roy
001.08.521.220.11	POL.FTE.13	Police Officer	Police	1.00	CPOA - Police	GONZC - Gonzalez, Carlos Enrique
001.08.521.220.11	POL.FTE.14	Police Officer	Police	1.00	CPOA - Police	SCOTHE - Scott, Henry B
001.08.521.220.11	POL.FTE.15	Police Officer	Police	1.00	CPOA - Police	MAYHB - Mayhugh, Brent
001.08.521.220.11	POL.FTE.16	Police Officer	Police	1.00	CPOA - Police	PETED - Peters, David Henry
001.08.521.220.11	POL.FTE.17	Police Officer	Police	1.00	CPOA - Police	LANGJ - Langman, Jason P
001.08.521.220.11	POL.FTE.18	Police Officer	Police	1.00	CPOA - Police	FELLT - Fellows, Timothy Allen
001.08.521.220.11	POL.FTE.19	Police Officer	Police	1.00	CPOA - Police	GARCD - Garcia, David
001.08.521.220.11	POL.FTE.20	Police Officer	Police	1.00	CPOA - Police	SALWB - Salwasser, Brian Charles
001.08.521.220.11	POL.FTE.21	Police Officer	Police	1.00	CPOA - Police	SUNDE - Sundby, Elliott W
001.08.521.220.11	POL.FTE.22	Police Officer	Police	1.00	CPOA - Police	WHITM - White, Matthew
001.08.521.220.11	POL.FTE.23	Police Officer	Police	1.00	CPOA - Police	KRUSW - Kruse, Ward
001.08.521.220.11	POL.FTE.24	Police Officer	Police	1.00	CPOA - Police	MANNNG - Manning, Gary L
001.08.521.220.11	POL.FTE.25	Police Officer	Police	1.00	CPOA - Police	FORGS - Forgette, Steven K
001.08.521.220.11	POL.FTE.27	Lead Police Records Clerk	Police	1.00	CPEA	NORCJ - Norcross, Julie Ann
001.08.521.220.11	POL.FTE.28	Police Records Clerk/Disp II	Police	1.00	CPEA	STEVA - Stevens, Alicia Jene
001.08.521.220.11	POL.FTE.29	Police Records Clerk/Disp II	Police	1.00	CPEA	DUEYT - Duey, Teresa Louise
001.08.521.220.11	POL.FTE.30	Police Officer	Police	1.00	CPOA - Police	HANDC - Handley, Casey
001.08.521.220.11	POL.FTE.31	Police Officer	Police	1.00	CPOA - Police	
001.08.521.220.11	POL.FTE.32	Police Officer	Police	1.00	CPOA - Police	DECISION PACKAGE
001.08.521.220.11	POL.FTE.33	Police Officer	Police	1.00	CPOA - Police	DECISION PACKAGE
001.08.521.220.11	POL.PTE.35	Records Clerk	Police	0.50	CPEA	DECISION PACKAGE
001.08.521.220.11	POL.TMP.34	Sub Records Clerk	Police		CPEA	SUB
001.08.521.700.11	POL.FTE.26	Parking Enforcement	Police	0.50	CPEA	STRUT - Strunk, Tamera Jo
001.08.521.700.11	POL.PTE.36	Code Enforcement	Police	1.00	CPEA	DECISION PACKAGE
001.12.518.800.11	TEC.FTE.01	Information Tech Director	Information Technology	1.00	Non-Rep	COULS - Coulter, Sherry A R
001.12.518.800.11	TEC.FTE.02	IT Network Administrator	Information Technology	1.00	CPEA	COLLA - Collver, Anthony J
001.12.518.800.11	TEC.FTE.03	IT Support Specialist	Information Technology	1.00	CPEA	PRUEM - Pruet, Melinda Gay
001.12.518.800.11	TEC.FTE.04	IT Systems Analyst/Programmer	Information Technology	1.00	CPEA	VRTIF - Vrtiska, Frank Joe
001.12.518.800.13	TEC.INT.05	Student Intern - IT	Information Technology	0.25		
001.13.518.910.10	ENG.FTE.04	Engineer III	Engineering	1.00	CPEA	DECISION PACKAGE
001.13.518.910.11	ENG.FTE.01	Engineering Manager	Engineering	1.00	Non-Rep	CAROJ - Carothers, James E
001.13.518.910.11	ENG.FTE.02	Project Manager	Engineering	1.00	CPEA	HODGJ - Hodges, James M
001.13.518.910.11	ENG.FTE.03	Project Manager	Engineering	1.00	CPEA	ASHTA - Ashton, Anita C

Currently .5 Tami

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001.13.518.910.11	ENG.FTE.05	Engineer II	Engineering	1.00	CPEA	to be storm
001.13.518.910.11	ENG.FTE.07	Engineer II	Engineering	1.00	CPEA	WURZN - Wurzer, Norman W
001.13.518.910.11	ENG.FTE.08	Engineer I	Engineering	1.00	CPEA	ENGLJ - Englund, Jeff
001.13.518.910.11	ENG.FTE.09	Engineer I	Engineering	1.00	CPEA	MONSJ - Monsrud, Justin D
001.13.518.910.11	ENG.FTE.10	Engineer I	Engineering	1.00	CPEA	YANKA - Yanka, Ahmed J
001.13.518.910.11	ENG.FTE.11	Sr Engineering Tech	Engineering	1.00	CPEA	ashton before heigh promotion
001.13.518.910.11	ENG.FTE.12	Engineering Tech	Engineering	1.00	CPEA	WOLCM - Wolcott, Michelle
001.13.518.910.11	ENG.FTE.13	Sr Admin Support Asst	Engineering	1.00	CPEA	SYVER - Syverson, Ronda L
001.13.518.910.11	ENG.FTE.14	Sr Admin Support Asst	Engineering	0.60	CPEA	DECISION PACKAGE
001.13.518.920.11	ENG.INT.15	Student Intern - Engineering	Engineering	0.25		CARTN - Carter, Nicholas Adam
001.13.518.920.11	ENG.INT.16	Student Intern - Engineering	Engineering	0.25		
001.13.518.920.11	ENG.TMP.17	Temp Engineering Technician	Engineering	0.50		
001.13.518.920.11	ENG.TMP.18	Temp Engineering Technician	Engineering	0.50		
001.14.558.700.11	CDV.FTE.01	Community Development Directo	Community Dev Admin	1.00	Non-Rep	BOURP - Bourquin, Phillip M
001.14.558.700.11	CDV.FTE.02	Sr Admin Support Asst	Community Dev Admin	1.00	CPEA	COPPJ - Coppala, Jan
001.15.558.600.11	PLN.FTE.01	Planning Manager	Planning	1.00	Non-Rep	MAULR - Maul, Robert
001.15.558.600.11	PLN.FTE.02	Sr Planner	Planning	1.00	CPEA	FOXSA - Fox, Sarah J
001.15.558.600.11	PLN.FTE.03	Sr Planner	Planning	1.00	CPEA	HOLLL - Hollenbeck, Lauren L
001.15.558.600.12	PLN.FTE.04	Planner I	Planning	1.00	CPEA	2018 Fall Omnibus
001.18.571.200.11	PNR.FTE.03	Rec Coordinator	Parks & Rec	1.00	CPEA	BASHK - Bashaw, Krista J
001.18.571.200.11	PNR.PTE.04	Rec Coordinator	Parks & Rec	0.80	CPEA	CONNT - Connolly, Tammy
001.18.571.300.13	PNR.TMP.05	Recreation Leader	Parks & Rec	0.10		WOODJ - Wood, Jennifer L
001.18.571.300.13	PNR.TMP.06	Recreation Leader	Parks & Rec	0.10		CUMMA - Cummings, Angela S
001.18.571.300.13	PNR.TMP.07	Recreation Leader	Parks & Rec	0.10		HINEP - Hines, Patricia A
001.18.571.300.13	PNR.TMP.08	Recreation Leader	Parks & Rec	0.10		DAANK
001.18.571.300.13	PNR.TMP.09	Recreation Leader	Parks & Rec	0.10		REEDB - Reed, Brianna A
001.18.571.300.13	PNR.TMP.10	Recreation Leader	Parks & Rec	0.10		MANIW
001.18.571.300.13	PNR.TMP.11	Recreation Leader	Parks & Rec	0.10		COLJE - Collins, Jean M
001.18.571.300.13	PNR.TMP.12	Recreation Leader	Parks & Rec	0.10		HINEC - Hines, Cassidy
001.18.571.300.13	PNR.TMP.13	Recreation Leader	Parks & Rec	0.10		HUGHM
001.18.571.300.13	PNR.TMP.14	Recreation Leader	Parks & Rec	0.10		VARSJ - Varsek, Joan E
001.18.571.300.13	PNR.TMP.15	Recreation Leader	Parks & Rec	0.10		
001.18.571.300.13	PNR.TMP.16	Recreation Leader	Parks & Rec	0.10		COLWA - Colwell, Austin T
001.18.571.300.13	PNR.TMP.17	Recreation Aide	Parks & Rec	0.10		SOREJ
001.18.571.300.13	PNR.TMP.18	Recreation Aide	Parks & Rec	0.10		UNDEJ
001.18.575.400.11	PNR.FTE.01	Parks & Rec Manager	Parks & Rec	1.00	Non-Rep	ACHEG - Acheson, Gerald W
001.18.575.500.11	PNR.FTE.02	Rec Facilities Coordinator	Parks & Rec	0.25	CPEA	NEWLS - Newlove, Susan
001.18.576.800.11	PMT.FTE.01	Lead Grounds Worker	Parks Department	1.00	AFSCME	
001.18.576.800.11	PMT.FTE.02	Sr Grounds Worker	Parks Department	1.00	AFSCME	NICKE - Nickelsen, Eric H
001.18.576.800.11	PMT.FTE.03	Grounds Worker I	Parks Department	1.00	AFSCME	BRADA - Braden, Alice
001.18.576.800.11	PMT.FTE.04	Grounds Worker I	Parks Department	1.00	AFSCME	MACQN - MacQuarrie, Nicholas John
001.18.576.800.11	PMT.FTE.05	Grounds Worker I	Parks Department	1.00	AFSCME	LEESA - Lee, Sanbae
001.18.576.800.11	PMT.FTE.06	Grounds Worker I	Parks Department	1.00	AFSCME	DECISION PACKAGE
001.18.576.800.11	PMT.FTE.07	Grounds Worker I	Parks Department	1.00	AFSCME	DECISION PACKAGE
001.22.524.200.11	BLD.FTE.01	Building Official	Building	1.00	Non-Rep	CUNNR - Cunningham, Robert R
001.22.524.200.11	BLD.FTE.02	Building Inspector I	Building	1.00	CPEA	MCLEJ - McLean, John Scott
001.22.524.200.11	BLD.FTE.03	Plans Examiner	Building	1.00	CPEA	NOGAJ - Noga, Jeffrey Shawn
001.22.524.200.11	BLD.FTE.04	Plans Examiner	Building	1.00	CPEA	CORBD - Corbett, David B
001.15.558.600.13	BLD.FTE.05	Plans Examiner	Planning	2.00	CPEA	2018 Fall Omnibus
001.22.524.200.11	BLD.FTE.06	Sr Permit Tech	Planning	1.00	CPEA	MURPK - Murphy, Kari
001.22.524.200.11	BLD.FTE.07	Permit Tech	Building	1.00	CPEA	BALDA - Baldwin, Aireanna Carriene
001.23.518.300.11	CSV.FTE.01	Facilities Op Specialist	Central Services	1.00	AFSCME	
001.30.572.100.11	LIB.FTE.01	Library Director	Library	1.00	Non-Rep	URQUC - Urquhart, Connie
001.30.572.100.11	LIB.FTE.02	Tech & Collections Manager	Library	1.00	Non-Rep	REYND - Reynolds, Danielle Renee
001.30.572.200.11	LIB.FTE.03	Youth Services Librarian	Library	1.00	Local 11 - Library	MILEE - Miles, Ellen V
001.30.572.200.11	LIB.FTE.04	Circulation Service Specialist	Library	1.00	Local 11 - Library	GOARJ - Goaring, John Joseph
001.30.572.200.11	LIB.FTE.05	Library Associate	Library	1.00	Local 11 - Library	CHEVD - Chevron, Deborah
001.30.572.200.11	LIB.FTE.06	Library Associate	Library	1.00	Local 11 - Library	WILEJ - Wile, Judith A
001.30.572.200.11	LIB.FTE.07	Library Associate	Library	1.00	Local 11 - Library	MARTR - Martin, Rebel C
001.30.572.200.11	LIB.FTE.08	Library Associate	Library	1.00	Local 11 - Library	SCOTC - Scott, Connie M
001.30.572.200.11	LIB.FTE.09	Library Associate	Library	1.00	Local 11 - Library	WARND - Warner, Denise L
001.30.572.200.11	LIB.FTE.10	Library Associate	Library	1.00	Local 11 - Library	NICKA - Nicholson, Karen L
001.30.572.200.11	LIB.FTE.11	Library Support Assistant	Library	1.00	Local 11 - Library	KNIPC - Knipes, Christopher E
001.30.572.200.11	LIB.PTE.12	Library Page	Library	0.50	Local 11 - Library	RENNN - Renner, Nancy I
001.30.572.200.11	LIB.PTE.13	Library Page	Library	0.50	Local 11 - Library	CARRM - Purkeypyle, Megan E
001.30.572.200.11	LIB.PTE.14	Library Page	Library	0.50	Local 11 - Library	NASSG - Nasser, Gina Lynn
001.30.572.200.11	LIB.PTE.15	Library Page	Library	0.50	Local 11 - Library	ZACHH - Zach, Haley
001.30.572.200.11	LIB.PTE.16	Library Page	Library	0.50	Local 11 - Library	
001.30.572.200.11	LIB.PTE.17	Library Page	Library	0.50	Local 11 - Library	
001.30.572.200.11	LIB.PTE.18	Library Page	Library	0.50	Local 11 - Library	
001.30.572.220.13	LIB.TMP.19	Sub Library Associate	Library			GILMS - Gilman, Suzanne
001.30.572.220.13	LIB.TMP.20	Sub Page	Library			WAYPG - Wayper, Gail
001.30.572.220.13	LIB.TMP.21	Sub Page	Library			CLOHD - Clohessy, Denae Suzanne
001.30.572.220.13	LIB.TMP.22	Sub Page	Library			FOSTB - Foster, Bobbi Kaye
001.30.572.220.13	LIB.TMP.23	Sub Page	Library			BRITS - Britschgi, Sheila A
112.00.542.300.11	STR.FTE.02	Lead Maintenance Worker	Street	0.70	AFSCME	
112.00.542.300.11	STR.FTE.04	Sr Maintenance Worker	Street	0.80	AFSCME	WALTB - Walton, Brian M

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112.00.542.300.11	STR.FTE.03	Sr Maintenance Worker	Street	1.00	AFSCME	PURKC - Purkeyppyle, Clinton Scott
112.00.542.630.11	STR.FTE.05	Maintenance Worker II	Street	0.50	AFSCME	GRINI - Grindy, Jacob Taylor
112.00.542.630.11	STR.FTE.06	Maintenance Worker II	Street	0.75	AFSCME	HICKR - Hickey, Ryan
112.00.542.630.11	STR.FTE.07	Maintenance Worker I	Street			DECISION PACKAGE
112.00.542.630.11	STR.FTE.08	Maintenance Worker I	Street			DECISION PACKAGE
112.00.542.900.11	STR.FTE.01	Public Works Op Supervisor	Street	0.40	Non-Rep (earns comp)	RYAND - Ryan, Denis F
115.00.522.710.11	EMS.FTE.01	Fire Chief	EMS	1.00	Non-Rep	SWINN - Swinhart, Dominick J
115.00.522.710.11	EMS.FTE.03	Sr Admin Support Asst	EMS	1.00	CPEA	JONEK - Jones, Kacie
115.00.522.720.11	EMS.FTE.02	Div Chief of Emerg Med Service	EMS	0.80	Non-Rep	FREEC - Free, Cliff E
115.00.522.720.11	EMS.FTE.04	Firefighter/Paramedic	EMS	1.00	IAFF - Fire	ALEXG - Alex, Garry E
115.00.522.720.11	EMS.FTE.05	Firefighter/Paramedic	EMS	1.00	IAFF - Fire	BENNP - Bennett, Paul J
115.00.522.720.11	EMS.FTE.06	Firefighter/Paramedic	EMS	1.00	IAFF - Fire	HORSG - Horst, Gary Eugene
115.00.522.720.11	EMS.FTE.07	Firefighter/Paramedic	EMS	1.00	IAFF - Fire	GUAYT - Guay, Trevor Lee
115.00.522.720.11	EMS.FTE.08	Firefighter/Paramedic	EMS	1.00	IAFF - Fire	STALG - Stallings, Gary L
115.00.522.720.11	EMS.FTE.09	Firefighter/Paramedic	EMS	1.00	IAFF - Fire	WIDLM - Widlund, Mark J
115.00.522.720.11	EMS.FTE.10	Firefighter/Paramedic	EMS	1.00	IAFF - Fire	BRICA - Brice, Adam R
115.00.522.720.11	EMS.FTE.11	Firefighter/Paramedic	EMS	1.00	IAFF - Fire	CARTS - Carter, Stephen
115.00.522.720.11	EMS.FTE.12	Firefighter/Paramedic	EMS	1.00	IAFF - Fire	NICHA - Nichols, Andrew J
115.00.522.720.11	EMS.FTE.13	Firefighter/Paramedic	EMS	1.00	IAFF - Fire	BRADS - Bradley, Shayne G
115.00.522.720.11	EMS.FTE.14	Firefighter/Paramedic	EMS	1.00	IAFF - Fire	TIERJ - Tierney, James M
115.00.522.720.11	EMS.FTE.15	Firefighter/Paramedic	EMS	1.00	IAFF - Fire	SOLID - Soli, Darr
115.00.522.720.11	EMS.FTE.16	Firefighter/Paramedic	EMS	1.00	IAFF - Fire	PAACK - Paakaula, Kekoa
115.00.522.720.11	EMS.FTE.17	Firefighter/Paramedic	EMS	1.00	IAFF - Fire	MARJE - Martizia, Jeffrey S
115.00.522.720.11	EMS.FTE.18	Firefighter/Paramedic	EMS	1.00	IAFF - Fire	MOUNA - Mounsey, Alexander J
115.09.522.210.11	FIR.FTE.01	Battalion Chief	Fire	0.80	IAFF - Fire	WOLKA - Wolk, Laurie Allen
115.09.522.210.11	FIR.FTE.02	Battalion Chief	Fire	0.80	IAFF - Fire	ERVIM - Ervin, Mark W
115.09.522.210.11	FIR.FTE.03	Battalion Chief	Fire	0.80	IAFF - Fire	VILLK - Villines, Kevin A
115.09.522.210.11	FIR.FTE.04	Battalion Chief	Fire	1.00	IAFF - Fire	PAYNG - Payne, Gregory G
115.09.522.210.11	FIR.FTE.09	Fire Captain	Fire	1.00	IAFF - Fire	BERGK - Bergstrom, Kevin S
115.09.522.210.11	FIR.FTE.10	Fire Captain	Fire	1.00	IAFF - Fire	COOPB - Cooper, Brooks D
115.09.522.210.11	FIR.FTE.11	Fire Captain	Fire	1.00	IAFF - Fire	DELAB - Delano, Brad Daniel
115.09.522.210.11	FIR.FTE.12	Fire Captain/Paramedic	Fire	1.00	IAFF - Fire	WEISG - Weisser, Gregory J
115.09.522.210.11	FIR.FTE.13	Fire Captain/Paramedic	Fire	1.00	IAFF - Fire	BROWM - Brown, Michael Joseph
115.09.522.210.11	FIR.FTE.14	Fire Captain/Paramedic	Fire	1.00	IAFF - Fire	SILVB - Silva, Benjamin R
115.09.522.210.11	FIR.FTE.15	Fire Captain/Paramedic	Fire	1.00	IAFF - Fire	WESTK - West, Kevin W
115.09.522.210.11	FIR.FTE.16	Fire Captain/Paramedic	Fire	1.00	IAFF - Fire	FAIRW - Faircloth, Wade H
115.09.522.210.11	FIR.FTE.17	Fire Captain/Paramedic	Fire	1.00	IAFF - Fire	RICHC - Richardson, Christopher Wayne
115.09.522.210.11	FIR.FTE.18	Firefighter/Paramedic	Fire	1.00	IAFF - Fire	POZSS - Pozsgai, Steven P
115.09.522.210.11	FIR.FTE.19	Firefighter/Paramedic	Fire	1.00	IAFF - Fire	COYLM - Coyle, Michael
115.09.522.210.11	FIR.FTE.20	Firefighter/Paramedic	Fire	1.00	IAFF - Fire	PROCI - Proctor, Joshua C
115.09.522.210.11	FIR.FTE.21	Firefighter/Paramedic	Fire	1.00	IAFF - Fire	OBERN - Ober, Nickolas
115.09.522.210.11	FIR.FTE.22	Firefighter/Paramedic	Fire	1.00	IAFF - Fire	KNIEC - Knierim, Cassandra
115.09.522.210.11	FIR.FTE.23	Firefighter/Paramedic	Fire	1.00	IAFF - Fire	PETEM - Peterson, Matthew Scott
115.09.522.210.11	FIR.FTE.24	Firefighter/Paramedic	Fire	1.00	IAFF - Fire	RUDELL
115.09.522.210.11	FIR.FTE.25	Firefighter	Fire	1.00	IAFF - Fire	MCKED - McKenzie, Dale A
115.09.522.210.11	FIR.FTE.26	Firefighter	Fire	1.00	IAFF - Fire	MARLG - Marlow, Gene R
115.09.522.210.11	FIR.FTE.27	Firefighter	Fire	1.00	IAFF - Fire	SCHEJ - Scheer, Joseph K
115.09.522.210.11	FIR.FTE.28	Firefighter	Fire	1.00	IAFF - Fire	BLACA - Black, Aron M
115.09.522.210.11	FIR.FTE.29	Firefighter	Fire	1.00	IAFF - Fire	SLOCT - Slocum, Terry S
115.09.522.210.11	FIR.FTE.30	Firefighter	Fire	1.00	IAFF - Fire	COMPV - Compher, Victor A
115.09.522.210.11	FIR.FTE.31	Firefighter	Fire	1.00	IAFF - Fire	STEIW - Steigmann, William D
115.09.522.210.11	FIR.FTE.32	Firefighter	Fire	1.00	IAFF - Fire	
115.09.522.210.11	FIR.FTE.33	Firefighter	Fire	1.00	IAFF - Fire	KASSC - Kassel, Christopher C
115.09.522.210.11	FIR.FTE.34	Firefighter	Fire	1.00	IAFF - Fire	PORTB - Porter, Benjamin
115.09.522.210.11	FIR.FTE.35	Firefighter	Fire	1.00	IAFF - Fire	HAMMD - Hammond, Dane G
115.09.522.210.11	FIR.FTE.36	Firefighter	Fire	1.00	IAFF - Fire	LINTK - Linton, Kathleen
115.09.522.210.11	FIR.FTE.37	Firefighter	Fire	1.00	IAFF - Fire	BALDM - Baldwin, Matthew
115.09.522.210.11	FIR.FTE.38	Firefighter/Paramedic	Fire	1.00	IAFF - Fire	DECISION PACKAGE
115.09.522.210.11	FIR.FTE.39	Firefighter/Paramedic	Fire	1.00	IAFF - Fire	DECISION PACKAGE
115.09.522.210.11	FIR.FTE.40	Firefighter/Paramedic	Fire	1.00	IAFF - Fire	DECISION PACKAGE
115.09.522.210.11	FIR.FTE.41	Firefighter/Paramedic	Fire	1.00	IAFF - Fire	DECISION PACKAGE
115.09.522.300.11	FIR.FTE.05	Div Chief Fire Marshal	Fire	1.00	Non-Rep	SCHUR - Schumacher, Ronald H
115.09.522.300.11	FIR.FTE.06	Deputy Fire Marshal	Fire	1.00	IAFF - Fire	MILLR - Miller, Randall K
115.09.522.300.11	FIR.FTE.07	Deputy Fire Marshal	Fire	1.00	IAFF - Fire	DECISION PACKAGE
115.09.522.300.11	FIR.FTE.08	Administrative Support Asst II	Fire	1.00	CPEA	BREIS - Myers Breitner, Sherri L
125.00.536.500.11	CEM.FTE.01	Sr Grounds Worker	Cemetery	1.00	AFSCME	SENCE - Senchyna, Edward W
419.00.531.515.11	STM.FTE.02	Maintenance Worker I	Storm Water	1.00	AFSCME	KLOPS - Klopman-Baerselman, Steven G
419.00.531.515.11	STM.FTE.03	Maintenance Worker II	Storm Water	1.00	AFSCME	CRAWT - Crawford, Thomas John
419.00.531.515.11	STM.FTE.04	Maintenance Worker II	Storm Water	1.00	AFSCME	DECISION PACKAGE
422.00.537.900.11	SAN.FTE.01	Lead Sanitation Worker	Solid Waste	1.00	AFSCME	REEDG - Reed, Garry R
422.00.537.900.11	SAN.FTE.02	Sanitation Worker	Solid Waste	1.00	AFSCME	KUNKK - Kunkel, Kevin Wayne
422.00.537.900.11	SAN.FTE.03	Sanitation Worker	Solid Waste	1.00	AFSCME	CLAPM - Clapp, Michael L
422.00.537.900.11	SAN.FTE.04	Sanitation Worker	Solid Waste	1.00	AFSCME	BUCHC - Buchanan, Charles K
424.00.534.810.11	WSW.FTE.05	Lead Utility Mtc Worker	Water/Sewer	1.00	AFSCME	REEDT - Reed, Tobin Lee
424.00.534.810.11	WSW.FTE.06	Water Supply Operator	Water/Sewer	1.00	AFSCME	NELSA - Nelson, Allen
424.00.534.810.11	WSW.FTE.07	Sr Utility Mtc Worker	Water/Sewer	1.00	AFSCME	PRATB - Prather, Brandonn Lee
424.00.534.810.11	WSW.FTE.08	Sr Utility Mtc Worker	Water/Sewer	1.00	AFSCME	ENGLD - Engler, Derek R

**CITY OF CAMAS
2019-2020 BUDGET
JOB ROSTER**

424.00.534.810.11	WSW.FTE.10 Utility Mtc Worker II	Water/Sewer	1.00 AFSCME	MARTJ - Martell, Jay W
424.00.534.810.11	WSW.FTE.11 Utility Mtc Worker II	Water/Sewer	1.00 AFSCME	KATZM - Katzer Jr., Michael L
424.00.534.810.11	WSW.FTE.12 Utility Mtc Worker I	Water/Sewer	1.00 AFSCME	WEGLW - Weglage, William G
424.00.534.810.11	WSW.FTE.13 Utility Mtc Worker I	Water/Sewer	1.00 AFSCME	METTN - Mettler, Nicholas Arnold
424.00.535.810.11	WSW.FTE.14 Utility Mtc Worker I	Water/Sewer	1.00 AFSCME	FIGLD - Figley, Dale
424.00.535.810.11	WSW.FTE.16 Utility Mtc Worker I	Water/Sewer	1.00 AFSCME	DECISION PACKAGE
424.00.535.810.11	WSW.FTE.17 Utility Mtc Worker I	Water/Sewer	1.00 AFSCME	DECISION PACKAGE
424.00.535.811.11	WSW.FTE.09 Sewer Maintenance Worker	Water/Sewer	1.00 AFSCME	PALLF - Pallamounter, Forrest R
424.00.535.811.11	WSW.FTE.15 Utility Mtc Worker I	Water/Sewer	1.00 AFSCME	PRICC - Price, Chris
424.00.535.811.11	WSW.FTE.18 Utility Mtc Worker I	Water/Sewer	1.00 AFSCME	DECISION PACKAGE
424.00.535.811.11	WSW.FTE.19 Utility Mtc Worker I	Water/Sewer	1.00 AFSCME	DECISION PACKAGE
424.00.535.830.11	WWT.FTE.05 WW Treatment Plant Operator	Sewer Treatment Plant	0.90 AFSCME	CALDJ - Calderone, Joe F
424.00.535.850.11	WWT.FTE.01 Operations Supervisor - WWTP	Sewer Treatment Plant	0.50 Non-Rep (earns comp)	BUSCR - Busch, Robert L
424.00.535.850.11	WWT.FTE.02 WW Treatment Plant Operator	Sewer Treatment Plant	0.80 AFSCME	HELLO - Helland Jr, Ole R D
424.00.535.850.11	WWT.FTE.03 WW Treatment Plant Operator	Sewer Treatment Plant	0.80 AFSCME	CARRS - Carroll, Steven
424.00.535.850.11	WWT.FTE.04 WW Treatment Plant Operator	Sewer Treatment Plant	0.70 AFSCME	MURRK - Murray, Kenneth N
424.00.535.850.11	WWT.FTE.06 WW Treatment Plant Operator	Sewer Treatment Plant	1.00 AFSCME	
424.00.535.850.11	WWT.FTE.07 WW Treatment Plant Operator	Sewer Treatment Plant	1.00 AFSCME	DECISION PACKAGE
424.00.535.850.11	WWT.FTE.08 WW Treatment Plant Operator	Sewer Treatment Plant	1.00 AFSCME	DECISION PACKAGE
424.00.538.100.11	WSW.FTE.01 Public Works Director	Water/Sewer	0.50 Non-Rep	WALLS - Wall, Steven R
424.00.538.100.11	WSW.FTE.02 Utilities Manager	Water/Sewer	0.45 Non-Rep	ADAMS - Adams, Sam
424.00.538.100.11	ENG.FTE.06 Engineer II	Water/Sewer	1.00 CPEA	DURSS - Durspek, Steve
424.00.538.100.11	WSW.FTE.03 Operations Supervisor W/S	Water/Sewer	1.00 Non-Rep (earns comp)	was Mike Stevens
424.00.538.100.11	WSW.FTE.04 Administrative Support Asst II	Water/Sewer	1.00 CPEA	was Rachel
523.00.548.650.11	ERR.FTE.02 Lead Mechanic	Equipment Rental	0.70 AFSCME	MABRK - Mabry, Keith
523.00.548.650.11	ERR.FTE.03 Mechanic	Equipment Rental	0.90 AFSCME	HAMLPL - Hamlik, Paul A
523.00.548.650.11	ERR.FTE.04 Mechanic	Equipment Rental	0.90 AFSCME	JORGT - Jorgensen, Tim
523.00.548.650.11	ERR.FTE.05 Mechanic	Equipment Rental	1.00 AFSCME	DECISION PACKAGE
523.00.548.690.11	ERR.FTE.01 Sr Admin Support Asst	Equipment Rental	1.00 CPEA	WILDS - Wilde, Susan D
523.00.548.690.11	ERR.PTE.06 Custodial Aide	Equipment Rental	0.50 AFSCME	JOHNJ - Johnson, Jeremiah

ORDINANCE NO. 18-026

AN ORDINANCE amending the Capital Facilities Plan by revising the Capital Improvement Plan concurrent with the City of Camas 2019-2020 Biennial Budget.

WHEREAS, the City of Camas has heretofore adopted a Capital Facilities Plan pursuant to RCW 36.70A.070, and

WHEREAS, RCW 36.70A.130 establishes procedures for the amendment of the Capital Facilities Plan, and

WHEREAS, the City desires to update the Capital Facilities Plan by revising the proposed locations and capacities of new capital facilities, and

WHEREAS, the City has elected to amend the Capital Improvement portion of the 2016 Capital Facilities Plan concurrently with the adoption of the 2019-2020 City Budget, as provided for by WAC 365-196-640(3)(b)(iv), and

WHEREAS, on November 19, 2018 and December 3, 2018, the City Council held a public hearing to consider the 2019-2020 City Budget, and

WHEREAS, the Council has reviewed and considered that document entitled "Capital Improvement Plan" and desires to amend the Capital Facilities Plan to include said document,

NOW, THEREFORE, the Council of the City of Camas do ordain as follows:

Section I

The Capital Facilities Plan is hereby amended to include the updated "Capital Improvement Plan," which document is attached hereto and by this reference incorporated herein.

Section II

A copy of the City of Camas Capital Facilities Plan shall be maintained in the Council file on these proceedings, and copies of said Capital Facilities Plan shall be made available for public inspection at the Public Works Department.

ORDINANCE No. 18-026

Section III

This Ordinance shall take force and be in effect five days from and after its publication according to law.

PASSED by the Council and APPROVED by the Mayor this 17th day of December, 2018.

SIGNED: _____
Mayor

ATTEST: _____
Clerk

APPROVED as to form:

City Attorney

Capital Improvement Plan

YEAR: 2019

CAPITAL FACILITY CATEGORY	Total Project Cost (\$)	Funding Sources														Total Project Cost (\$)
		General Fund	Street Fund	Equipment Rental	C/W Fire & EMS	Debt (Bonds/Loans)	Grants/Contrib	Development	Stormwater Rates	Water Rates / Water SDC	Sewer Rates / Sewer SDC	REET	Park Impact Fees	Fire Impact Fees	Traffic Impact Fees	
GENERAL GOVERNMENT																
MAJOR BLD. MAINTENANCE	\$ 100,000										\$ 100,000					\$ 100,000
INSPECTION VEHICLE	\$ 25,000	\$ 25,000														\$ 25,000
ASSET MANAGEMENT SYSTEM	\$ 250,000	\$ 20,000	\$ 35,000	\$ 35,000	10,000				50,000	50,000	50,000					250,000
CITY HALL RENOVATION AND ANNEX BLD	\$ 2,000,000					1,000,000						1,000,000				
GENERAL GOVERNMENT TOTAL	\$ 2,375,000	\$ 45,000	\$ 35,000	\$ 35,000	10,000	\$ 1,000,000	\$ -	\$ -	\$ 50,000	\$ 50,000	\$ 50,000	\$ 1,100,000	\$ -	\$ -	\$ -	\$ 375,000
POLICE																
POLICE TOTAL	\$ -															\$ -
FIRE																
Ambulance	\$ 240,000					240,000										240,000
FIRE TOTAL	\$ 240,000	\$ -	\$ -	\$ -	\$ -	\$ 240,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 240,000
PARKS																
DOG PARK PARTNERSHIP	\$ 60,000										\$ 60,000					60,000
NORTH SHORE CONSERVATION LANDS	\$ 10,215,700					7,635,700	2,580,000									10,215,700
WAYFINDING SIGNS	\$ 30,000										\$ 30,000					30,000
3RD AVE TRAILHEAD DESIGN AND PERMIT	\$ 120,000										\$ 120,000					120,000
COMMUNITY CENTER RENOVATION	\$ 200,000										\$ 200,000					200,000
HERITAGE PARK ENTRANCE AND PARKING UPGRADES	\$ 50,000										50,000					50,000
OPEN SPACE/TRAILS/PARK UPGRADES	\$ 225,000										225,000					225,000
WILDLIFE LEAGUE PROPERTY	\$ 25,000											25,000				25,000
EAST LAKE TRAIL (NORTH SHORE TRAIL T-3)	\$ 100,000											100,000				100,000
PARKLANDS TO HERITAGE TRAIL T-1	\$ 325,000											325,000				325,000
CROWN PARK IMPROVEMENTS	\$ 300,000											300,000				300,000
MILL DITCH TRAIL	\$ 25,000											25,000				25,000
FALLEN LEAF LAKE	\$ 150,000											150,000				150,000
SKATE PARK IMPROVEMENTS	\$ 25,000											25,000				25,000
CURRIE TRAIL	\$ 100,000											100,000				100,000
LARGE MOWER	\$ 55,000	\$ 55,000														55,000
SPORTS FIELD PLAYBACK AT PRUNE HILL	\$ 50,000	\$ 50,000														50,000
BUHMAN SHOP REMOVAL AND REPLACEMENT	\$ 50,000											50,000				50,000
PARKS TOTAL	\$ 12,105,700	\$ 105,000	\$ -	\$ -	\$ -	\$ 7,635,700	\$ 2,580,000	\$ -	\$ -	\$ -	\$ -	\$ 1,335,000	\$ 450,000	\$ -	\$ -	\$ 12,105,700
LIBRARY																
LIBRARY TOTAL	\$ -															\$ -
STREETS																
ADA ACCESS UPGRADES	\$ 50,000										\$ 50,000					50,000
NW BRADY ROAD - CONSTRUCTION (16TH TO 500' N. OF 25TH)	\$ 6,050,000					1,170,000	4,880,000									6,050,000
CITY-WIDE TRAFFIC SIGNAL CONTROLLER UPDATE	\$ 340,500						300,000				\$ 40,500					340,500
LARKSPUR	\$ 2,250,000					900,000	1,350,000									2,250,000
SHARED BIKE PATH/PEDESTRIAN IMPROVEMENT	\$ 150,000	\$ 150,000														150,000
EVERETT AND LAKE TRAFFIC INTERSECTION	\$ 1,400,000					1,400,000										1,400,000
CRACK SEAL MACHINE FOR ROAD PRESERVATION	\$ 43,000		43,000													43,000
3RD AVE. BRIDGE SEISMIC RETROFIT	\$ 785,000	45,000					740,000									785,000
PAVEMENT MANAGEMENT PROGRAM	\$ 794,482		794,482													794,482
STREETS TOTAL	\$ 11,862,982	\$ 195,000	\$ 837,482	\$ -	\$ -	\$ 3,470,000	\$ 7,270,000	\$ -	\$ -	\$ -	\$ -	\$ 90,500	\$ -	\$ -	\$ -	\$ 11,862,982
CEMETERY																
CEMETERY TOTAL	\$ -															\$ -
STORM																
PAC RIM BLVD @ FISHER CREEK IMPROVEMENTS STUDY	\$ 30,000								\$ 30,000							30,000
MARYLAND STREET @ CARSON ESTATES IMPROVEMENTS	\$ 250,000								250,000							250,000
WETLAND MONITORING	\$ 274,000								274,000							274,000
COLUMBIA SUMMIT DETENTION	\$ 650,000								650,000							650,000
LACAMAS LAKE DAM IMPROVEMENTS	\$ 100,000								100,000							100,000
STORM SYSTEM REHAB	\$ 250,000								250,000							250,000
STORM TOTAL	\$ 1,554,000								\$ 1,554,000							\$ 1,554,000
WATER																
WELL 17	\$ 2,300,000									\$ 2,300,000						2,300,000
PARKER'S LANDING WELL	\$ 4,560,000									4,560,000						4,560,000
WWTP WELL	\$ 3,750,000									3,750,000						3,750,000
TIMBER HARVEST	\$ 220,000									220,000						220,000
WELL 6/14 WATERLINE TRANSMISSION PROJECT	\$ 475,000									475,000						475,000
JONES CREEK WATERLINE REPLACEMENT	\$ 250,000									250,000						250,000
WELL 6 MOTOR CONTROL REPLACEMENT	\$ 71,000									71,000						71,000
RADIO METER PROJECT	\$ 550,000									550,000						550,000
STEIGERWALD REGIONAL SOURCE	\$ 150,000									150,000						150,000
343 ZONE SUPPLY TRANSMISSION UPSIZING	\$ 2,550,000									2,550,000						2,550,000
DEAD-END LOOPING PROGRAM	\$ 55,000									55,000						55,000
LOWER PRUNE HILL PS EXPANSION	\$ 1,385,000									1,385,000						1,385,000
NEW #44 ZONE RESERVOIR	\$ 7,236,000									7,236,000						7,236,000
PIPELINE R&R PROJECTS	\$ 195,000									195,000						195,000
WATER TOTAL	\$ 23,747,000									23,747,000						\$ 23,747,000
SEWER																
SEWER PUMP STATION REHAB	\$ 1,900,000										\$ 1,900,000					1,900,000
IN-CITY SEWER MAIN REHAB	\$ 1,200,000										\$ 1,200,000					1,200,000
LACAMAS CREEK PUMP STATION	\$ 1,500,000										\$ 1,500,000					1,500,000

Capital Improvement Plan

YEAR: 2020

CAPITAL FACILITY CATEGORY	Total Project Cost (\$)	Funding Sources														Total Project Cost (\$)
		General Fund	Street Fund	Equipment Rental	C/W Fire & EMS	Debt (Bonds/Loans)	Grants/Contrib	Development	Stormwater Rates	Water Rates / Water SDC	Sewer Rates / Sewer SDC	REET	Park Impact Fees	Fire Impact Fees	Traffic Impact Fees	
GENERAL GOVERNMENT																
INSPECTION VEHICLE	\$ 25,000	\$ 25,000														\$ 25,000
MAJOR BLD. MAINTENANCE	\$ 100,000											\$ 100,000				\$ 100,000
GENERAL GOVERNMENT TOTAL	\$ 125,000	\$ 25,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000	\$ -	\$ -	\$ -	\$ 125,000
POLICE																
POLICE TOTAL	\$ -															\$ -
FIRE																
BRUSH TRUCK	\$ 150,000	\$ 90,000					\$ 60,000									\$ 150,000
FIRE TOTAL	\$ 150,000	\$ 90,000	\$ -	\$ -	\$ -	\$ -	\$ 60,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150,000
PARKS																
COMMUNITY CENTER RENOVATION	\$ 300,000											\$ 300,000				\$ 300,000
OPEN SPACE/TRAILS/PARK UPGRADES	\$ 225,000											\$ 225,000				\$ 225,000
EAST LAKE TRAIL (NORTH SHORE TRAIL T-3)	\$ 100,000												\$ 100,000			\$ 100,000
MILL DITCH TRAIL	\$ 225,000											\$ 225,000				\$ 225,000
FALLEN LEAF LAKE	\$ 925,000											\$ 925,000				\$ 925,000
SKATE PARK IMPROVEMENTS	\$ 50,000											\$ 50,000				\$ 50,000
CURRIE TRAIL	\$ 960,000						\$ 827,709					\$ 132,291				\$ 960,000
GREEN MOUNTAIN PARK (NP 16)	\$ 3,000,000												\$ 3,000,000			\$ 3,000,000
PROS PLAN UPDATE	\$ 85,000	\$ 85,000														\$ 85,000
PARKS TOTAL	\$ 5,870,000	\$ 85,000	\$ -	\$ -	\$ -	\$ -	\$ 827,709	\$ -	\$ -	\$ -	\$ -	\$ 1,857,291	\$ 3,100,000	\$ -	\$ -	\$ 5,870,000
LIBRARY																
LIBRARY TOTAL	\$ -															\$ -
STREETS																
ADA ACCESS UPGRADES	\$ 50,000											\$ 50,000				\$ 50,000
EVERETT AND LAKE ROAD INTERSECTION	\$ 6,250,000					\$ 6,250,000										\$ 6,250,000
3RD AVE. BRIDGE SEISMIC RETROFIT	\$ 910,000						\$ 910,000									\$ 910,000
SHARED BIKE PATH/PIED IMPROVEMENT	\$ 150,000	\$ 150,000														\$ 150,000
ROAD DIET ON NW 6TH AVE. BETWEEN ADAMS AND NORWOOD	\$ 75,000			\$ 75,000												\$ 75,000
PAVEMENT MANAGEMENT PROGRAM	\$ 830,357		\$ 830,357													\$ 830,357
STREETS TOTAL	\$ 8,265,357	\$ 150,000	\$ 905,357	\$ -	\$ -	\$ 6,250,000	\$ 910,000	\$ -	\$ -	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ 8,265,357
CEMETERY																
FENCE WITH ELECTRONIC GATE FOR SECURITY	\$ 100,000						\$ 100,000									\$ 100,000
CEMETERY TOTAL	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000
STORM																
STORM SYSTEM REHAB	\$ 250,000								\$ 250,000							\$ 250,000
COLUMBIA SUMMIT 2A REHAB	\$ 170,000								\$ 170,000							\$ 170,000
LACAMAS LAKE DAM IMPROVEMENTS	\$ 100,000								\$ 100,000							\$ 100,000
WETLAND MONITORING	\$ 274,000								\$ 274,000							\$ 274,000
STORM TOTAL	\$ 794,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 794,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 794,000
WATER																
DEAD-END LOOPING PROGRAM	\$ 55,000.00									\$ 55,000						\$ 55,000
PIPELINE R&R PROJECTS	\$ 6,265,000.00									\$ 6,265,000						\$ 6,265,000
WATER TOTAL	\$ 6,320,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,320,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,320,000
SEWER																
SEWER PUMP STATION REHAB	\$ 550,000										\$ 550,000					\$ 550,000
IN-CITY SEWER MAIN REHAB	\$ 1,200,000										\$ 1,200,000					\$ 1,200,000
LACAMAS CREEK PUMP STATION	\$ 1,725,000										\$ 1,725,000					\$ 1,725,000
WWTP R&R	\$ 1,000,000										\$ 1,000,000					\$ 1,000,000
SEWER TOTAL	\$ 4,475,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,475,000	\$ -	\$ -	\$ -	\$ -	\$ 4,475,000
GRAND TOTAL	\$ 26,099,357	\$ 350,000	\$ 905,357	\$ -	\$ -	\$ 6,250,000	\$ 1,897,709	\$ -	\$ 794,000	\$ 6,320,000	\$ 4,475,000	\$ 2,007,291	\$ 3,100,000	\$ -	\$ -	\$ 26,099,357

Capital Improvement Plan

YEAR: 2021

CAPITAL FACILITY CATEGORY	Total Project Cost (\$)	Funding Sources														Total Project Cost (\$)
		General Fund	Street Fund	Equipment Rental	C/W Fire & EMS	Debt (Bonds/Loans)	Grants	Development	Stormwater Rates	Water Rates / Water SDC	Sewer Rates / Sewer SDC	REET	Park Impact Fees	Fire Impact Fees	Traffic Impact Fees	
GENERAL GOVERNMENT																
MAJOR BLD. MAINTENANCE	\$ 100,000											\$ 100,000				\$ 100,000
GENERAL GOVERNMENT TOTAL	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000	\$ -	\$ -	\$ -	\$ 100,000
POLICE																
POLICE TOTAL	\$ -															\$ -
FIRE																
FIRE TOTAL	\$ -															\$ -
PARKS																
CROWN PARK	\$ 5,200,000					\$ 5,200,000										\$ 5,200,000
NP 1 PROPERTY	\$ 3,375,000					\$ 3,375,000										\$ 3,375,000
DOWNTOWN PROPERTY	\$ 1,300,000					\$ 1,300,000										\$ 1,300,000
OPEN SPACE ASSESSMENT	\$ 100,000	\$ 100,000														\$ 100,000
OPEN SPACE AND PARK ACQUISITION	\$ 375,000											375,000				\$ 375,000
TRAIL HEAD AND TRAIL DEVELOPMENT	\$ 197,000											85,000	\$ 197,000			\$ 197,000
MAJOR CAPITAL IMPROVEMENTS	\$ 85,000															\$ 85,000
PARKS TOTAL	\$ 10,632,000	\$ 100,000	\$ -	\$ -	\$ -	\$ 9,875,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 460,000	\$ 197,000	\$ -	\$ -	\$ 10,632,000
LIBRARY																
LIBRARY TOTAL	\$ -															\$ -
STREETS																
ADA ACCESS UPGRADES	\$ 50,000											\$ 50,000				\$ 50,000
TRAFFIC SIGNAL NW LAKE RD/SIERRA	\$ 300,000							\$ 120,000							\$ 180,000	\$ 300,000
NE 28TH ST INGLE TO 232ND	\$ 7,750,000						\$ 2,180,000	\$ 2,300,000							\$ 3,270,000	\$ 7,750,000
GOODWIN ROAD FRIBERG TO LACAMAS CREEK 5 LANES	\$ 7,145,000						\$ 2,325,100	\$ 1,332,200							\$ 3,487,700	\$ 7,145,000
GOODWIN ROAD LACAMAS CREEK TO INGLE 5 LANES	\$ 5,978,000						\$ 2,179,800	\$ 528,500							\$ 3,269,700	\$ 5,978,000
SHARED BIKE PATH/PEDESTRIAN IMPROVEMENT	\$ 150,000	\$ 150,000														\$ 150,000
PAVEMENT MANAGEMENT PROGRAM	\$ 792,000		\$ 792,000													\$ 792,000
TRANSPORTATION CAPITAL FACILITIES PLAN -UPDATE	\$ 150,000	\$ 150,000														\$ 150,000
STREETS TOTAL	\$ 22,315,000	\$ 300,000	\$ 792,000	\$ -	\$ -	\$ -	\$ 6,684,900	\$ 4,280,700	\$ -	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ 10,207,400	\$ 22,315,000
CEMETERY																
CEMETERY TOTAL	\$ -															\$ -
STORM																
STORM SYSTEM REHAB	\$ 250,000								\$ 250,000							\$ 250,000
COLUMBIA SUMMIT 2A REHAB	\$ 225,000								\$ 225,000							\$ 225,000
WETLAND MONITORING	\$ 275,000								\$ 275,000							\$ 275,000
STORM TOTAL	\$ 750,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 750,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 750,000
WATER																
TRANSMISSION MAIN FROM NW 11 CIR TO NW BRADY RD	\$ 269,000.00									\$ 269,000						\$ 269,000
NE BIRCH ST UPSIZED TRANSMISSION MAIN	\$ 65,000.00									\$ 65,000						\$ 65,000
NEW TRANSMISSION MAIN ALONG NW 16TH AVE	\$ 519,000.00									\$ 519,000						\$ 519,000
DEAD-END LOOPING PROGRAM	\$ 65,000.00									\$ 65,000						\$ 65,000
PRV ADJUSTMENT STUDY	\$ 180,000.00									\$ 180,000						\$ 180,000
UPPER PRUNE HILL PRESSURE IMPROVEMENTS STUDY	\$ 139,000.00									\$ 139,000						\$ 139,000
SUPPLY R&R PROJECTS	\$ 148,000.00									\$ 148,000						\$ 148,000
PUMP R&R PROJECTS	\$ 546,000.00									\$ 546,000						\$ 546,000
PIPELINE R&R PROJECTS	\$ 6,265,000.00									\$ 6,265,000						\$ 6,265,000
TIMBER HARVEST	\$ 100,000.00									\$ 100,000						\$ 100,000
WATER TOTAL	\$ 8,196,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 8,196,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 8,196,000
SEWER																
SEWER PUMP STATION REHAB	\$ 550,000										\$ 550,000					\$ 550,000
IN-CITY SEWER MAIN REHAB	\$ 1,200,000										\$ 1,200,000					\$ 1,200,000
WEST CAMAS FORCEMAIN/SOUTH PRUNE HILL	\$ 500,000										\$ 500,000					\$ 500,000
SEWER TOTAL	\$ 2,250,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,250,000	\$ -	\$ -	\$ -	\$ -	\$ 2,250,000
GRAND TOTAL	\$ 44,243,000	\$ 800,000	\$ 1,584,000	\$ -	\$ -	\$ 19,750,000	\$ 13,369,800	\$ 8,561,400	\$ 1,500,000	\$ 16,492,000	\$ 4,500,000	\$ 1,220,000	\$ 394,000	\$ -	\$ 20,414,800	\$ 44,243,000

Capital Improvement Plan

YEAR: 2022

CAPITAL FACILITY CATEGORY	Total Project Cost (\$)	Funding Sources														Total Project Cost (\$)
		General Fund	Street Fund	Equipment Rental	C/W Fire & EMS	Debt (Bonds/Loans)	Grants	Development	Stormwater Rates	Water Rates / Water SDC	Sewer Rates / Sewer SDC	REET	Park Impact Fees	Fire Impact Fees	Traffic Impact Fees	
GENERAL GOVERNMENT																
MAJOR BLD. MAINTENANCE	\$ 100,000											\$ 100,000				\$ 100,000
NEW FINANCIAL SYSTEM	\$ 1,100,000	\$ 250,000	\$ 100,000	\$ 100,000	\$ 100,000				\$ 100,000	\$ 100,000	\$ 100,000	\$ 250,000				\$ 1,100,000
GENERAL GOVERNMENT TOTAL	\$ 1,200,000	\$ 250,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ -	\$ -	\$ -	\$ 100,000	\$ 100,000	\$ 100,000	\$ 350,000	\$ -	\$ -	\$ -	\$ 1,200,000
POLICE																
POLICE TOTAL	\$ -															\$ -
FIRE																
FIRE TOTAL	\$ -															\$ -
PARKS																
DOWNTOWN TRAIL	\$ 1,000,000					\$ 1,000,000										\$ 1,000,000
NP 17 NORTH SHORE	\$ 3,375,000					\$ 3,375,000										\$ 3,375,000
PROPERTY DONATION AND CLEAN UP	\$ 300,000											\$ 300,000				\$ 300,000
HERITAGE PARK	\$ 1,500,000					\$ 1,500,000										\$ 1,500,000
OPEN SPACE AND PARK ACQUISITION AND DEVELOPMENT	\$ 375,000											\$ 375,000				\$ 375,000
TRAILHEAD AND TRAIL DEVELOPMENT	\$ 197,000												\$ 197,000			\$ 197,000
MAJOR CAPITAL IMPROVEMENTS	\$ 85,000											\$ 85,000				\$ 85,000
PARKS TOTAL	\$ 6,832,000	\$ -	\$ -	\$ -	\$ -	\$ 5,875,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 760,000	\$ 197,000	\$ -	\$ -	\$ 6,832,000
LIBRARY																
LIBRARY TOTAL	\$ -															\$ -
STREETS																
ADA ACCESS UPGRADES	\$ 50,000											\$ 50,000				\$ 50,000
NW LEADBITTER DRIVE SIDEWALK FREMONT TO LAKE ROAD	\$ 100,000	\$ 100,000														\$ 100,000
6TH AVENUE CORRIDOR IMPROVEMENTS	\$ 1,000,000						\$ 1,000,000									\$ 1,000,000
GOODWIN ROAD FRIBERG TO LACAMAS CREEK 5 LANES	\$ 7,145,000						\$ 2,325,100	\$ 1,332,200							\$ 3,487,700	\$ 7,145,000
GOODWIN ROAD LACAMAS CREEK TO INGLE 5 LANES	\$ 5,978,000						\$ 2,179,800	\$ 528,500							\$ 3,269,700	\$ 5,978,000
SHARED BIKE PATH/PEDESTRIAN IMPROVEMENT	\$ 150,000	\$ 150,000														\$ 150,000
PAVEMENT MANAGEMENT PROGRAM	\$ 792,000		\$ 792,000													\$ 792,000
TRANSPORTATION CAPITAL FACILITIES PLAN-UPDATE	\$ 150,000	\$ 150,000														\$ 150,000
STREETS TOTAL	\$ 15,365,000	\$ 400,000	\$ 792,000	\$ -	\$ -	\$ -	\$ 5,504,900	\$ 1,860,700	\$ -	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ 6,757,400	\$ 15,365,000
CEMETERY																
MEMORIAL GARDEN	\$ 75,000	\$ 75,000														\$ 75,000
CEMETERY TOTAL	\$ 75,000	\$ 75,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 75,000
STORM																
STORM SYSTEM REHAB	\$ 250,000								\$ 250,000							\$ 250,000
JULIA STREET REHAB	\$ 115,000								\$ 115,000							\$ 115,000
WETLAND MONITORING	\$ 275,000								\$ 275,000							\$ 275,000
STORM TOTAL	\$ 640,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 640,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 640,000
WATER																
DEAD-END LOOPING PROGRAM	\$ 55,000.00									\$ 55,000						\$ 55,000
PIPELINE R&R PROJECTS	\$ 390,000.00									\$ 390,000						\$ 390,000
WATER TOTAL	\$ 445,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 445,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 445,000
SEWER																
SEWER PUMP STATION REHAB	\$ 550,000										\$ 550,000					\$ 550,000
IN-CITY SEWER MAIN REHAB	\$ 1,200,000										\$ 1,200,000					\$ 1,200,000
WWTP UPGRADE (PHASE 3)	\$ 21,000,000										\$ 21,000,000					\$ 21,000,000
SEWER TOTAL	\$ 22,750,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 22,750,000	\$ -	\$ -	\$ -	\$ -	\$ 22,750,000
GRAND TOTAL	\$ 47,307,000	\$ 725,000	\$ 892,000	\$ 100,000	\$ 100,000	\$ 5,875,000	\$ 5,504,900	\$ 1,860,700	\$ 740,000	\$ 545,000	\$ 22,850,000	\$ 1,160,000	\$ 197,000	\$ -	\$ 6,757,400	\$ 47,307,000

Capital Improvement Plan

YEAR: 2023

CAPITAL FACILITY CATEGORY	Total Project Cost (\$)	Funding Sources														Total Project Cost (\$)
		General Fund	Street Fund	Equipment Rental	C/W Fire & EMS	Debt (Bonds/Loans)	Grants	Development	Stormwater Rates	Water Rates / Water SDC	Sewer Rates / Sewer SDC	REET	Park Impact Fees	Fire Impact Fees	Traffic Impact Fees	
GENERAL GOVERNMENT																
MAJOR BLD. MAINTENANCE	\$ 100,000											\$ 100,000				\$ 100,000
GENERAL GOVERNMENT TOTAL	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000	\$ -	\$ -	\$ -	\$ 100,000
POLICE																
POLICE TOTAL	\$ -															\$ -
FIRE																
FIRE TOTAL	\$ -															\$ -
PARKS																
WILDLIFE LEAGUE ACQUISITION/CLEAN-UP AND DEVELOPMENT	\$ 2,500,000					\$ 2,500,000										\$ 2,500,000
NP 11	\$ 3,375,000					\$ 3,375,000										\$ 3,375,000
FALLEN LEAF LAKE PARK	\$ 1,575,000					\$ 1,575,000										\$ 1,575,000
SPORTS COMPLEX	\$ 10,000,000					\$ 10,000,000										\$ 10,000,000
OPEN SPACE AND PARKS ACQUISITION AND DEVELOPMENT	\$ 375,000											375,000				\$ 375,000
TRAIL AND TRAILHEAD DEVELOPMENT	\$ 197,000											197,000				\$ 197,000
MAJOR CAPITAL IMPROVEMENTS	\$ 85,000											85,000				\$ 85,000
PARKS TOTAL	\$ 18,107,000	\$ -	\$ -	\$ -	\$ -	\$ 17,450,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 657,000	\$ -	\$ -	\$ -	\$ 18,107,000
LIBRARY																
LIBRARY TOTAL	\$ -															\$ -
STREETS																
ADA ACCESS UPGRADES	\$ 50,000											\$ 50,000				\$ 50,000
NORTH SHORE EAST-WEST ARTERIAL	\$ 3,000,000							\$ 3,000,000								\$ 3,000,000
GOODWIN ROAD FRIBERG TO LACAMAS CREEK 5 LANES	\$ 7,145,000						\$ 2,325,100	\$ 1,332,200							\$ 3,487,700	\$ 7,145,000
GOODWIN ROAD LACAMAS CREEK TO INGLE 5 LANES	\$ 5,978,000						\$ 2,179,800	\$ 528,500							\$ 3,269,700	\$ 5,978,000
SHARED BIKE PATH/PED IMPROVEMENT	\$ 150,000	\$ 150,000														\$ 150,000
PAVEMENT MANAGEMENT PROGRAM	\$ 792,000		\$ 792,000													\$ 792,000
TRANSPORTATION CAPITAL FACILITIES PLAN-UPDATE	\$ 150,000	\$ 150,000														\$ 150,000
STREETS TOTAL	\$ 17,265,000	\$ 300,000	\$ 792,000	\$ -	\$ -	\$ -	\$ 4,504,900	\$ 4,860,700	\$ -	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ 6,757,400	\$ 17,265,000
CEMETERY																
CEMETERY TOTAL	\$ -															\$ -
STORM																
STORM SYSTEM REHAB	\$ 250,000								\$ 250,000							\$ 250,000
COLUMBIA SUMMIT 2B REHAB	\$ 550,000								\$ 550,000							\$ 550,000
WETLAND MONITORING	\$ 275,000								\$ 275,000							\$ 275,000
STORM TOTAL	\$ 1,075,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,075,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,075,000
WATER																
DEAD-END LOOPING PROGRAM	\$ 55,000										\$ 55,000					\$ 55,000
TIMBER HARVEST	\$ 100,000										\$ 100,000					\$ 100,000
PIPELINE R&R PROJECTS	\$ 195,000										\$ 195,000					\$ 195,000
WATER TOTAL	\$ 350,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 350,000	\$ -	\$ -	\$ -	\$ -	\$ 350,000
SEWER																
SEWER PUMP STATION REHAB	\$ 550,000										\$ 550,000					\$ 550,000
IN-CITY SEWER MAIN REHAB	\$ 1,200,000										\$ 1,200,000					\$ 1,200,000
SEWER TOTAL	\$ 1,750,000										\$ 1,750,000					\$ 1,750,000
GRAND TOTAL	\$ 38,647,000	\$ 300,000	\$ 792,000	\$ -	\$ -	\$ 17,450,000	\$ 4,504,900	\$ 4,860,700	\$ 1,075,000	\$ -	\$ 2,100,000	\$ 807,000	\$ -	\$ -	\$ 6,757,400	\$ 38,647,000

Capital Improvement Plan

YEAR: 2024

CAPITAL FACILITY CATEGORY	Total Project Cost (\$)	Funding Sources														Total Project Cost (\$)
		General Fund	Street Fund	Equipment Rental	C/W Fire & EMS	Debt (Bonds/Loans)	Grants	Development	Stormwater Rates	Water Rates / Water SDC	Sewer Rates / Sewer SDC	REET	Park Impact Fees	Fire Impact Fees	Traffic Impact Fees	
GENERAL GOVERNMENT																
MAJOR BLD. MAINTENANCE	\$ 100,000											\$ 100,000				\$ 100,000
GENERAL GOVERNMENT TOTAL	\$ 100,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000	\$ -	\$ -	\$ -	\$ 100,000
POLICE																
POLICE TOTAL	\$ -															\$ -
FIRE																
FIRE TOTAL	\$ -															\$ -
PARKS																
ASH CREEK PARK DEVELOPMENT	\$ 1,000,000											\$ 1,000,000				\$ 1,000,000
ACQUATICS FACILITY	\$ 25,000,000					\$ 25,000,000										\$ 25,000,000
OPEN SPACE AND PARK ACQUISITION AND DEVELOPMENT	\$ 375,000											\$ 375,000				\$ 375,000
TRAIL AND TRAILHEAD DEVELOPMENT	\$ 197,000												\$ 197,000			\$ 197,000
MAJOR CAPITAL IMPROVEMENTS	\$ 85,000											85,000				\$ 85,000
PARKS TOTAL	\$ 26,657,000	\$ -	\$ -	\$ -	\$ -	\$ 25,000,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,460,000	\$ 197,000	\$ -	\$ -	\$ 26,657,000
LIBRARY																
LIBRARY TOTAL	\$ -															\$ -
STREETS																
ADA ACCESS UPGRADES	\$ 50,000	\$ 50,000														\$ 50,000
SR-500 EVERETT ST CORRIDOR IMPROVEMENTS	\$ 250,000					\$ 250,000										\$ 250,000
GOODWIN ROAD FRIBERG TO LACAMAS CREEK 5 LANES	\$ 7,145,000						\$ 2,325,100	\$ 1,332,200							\$ 3,487,700	\$ 7,145,000
GOODWIN ROAD LACAMAS CREEK TO INGLE 5 LANES	\$ 5,978,000						\$ 2,179,800	\$ 528,500							\$ 3,269,700	\$ 5,978,000
SHARED BIKE PATH/PED IMPROVEMENT	\$ 150,000	\$ 150,000														\$ 150,000
PAVEMENT MANAGEMENT PROGRAM	\$ 792,000		\$ 792,000													\$ 792,000
TRANSPORTATION CAPITAL FACILITIES PLAN-UPDATE	\$ 150,000	\$ 150,000														\$ 150,000
STREETS TOTAL	\$ 14,515,000	\$ 350,000	\$ 792,000	\$ -	\$ -	\$ 250,000	\$ 4,504,900	\$ 1,860,700	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,757,400	\$ 14,515,000
CEMETERY																
CEMETERY TOTAL	\$ -															\$ -
STORM																
STORM SYSTEM REHAB	\$ 250,000								\$ 250,000							\$ 250,000
COLUMBIA SUMMIT 3 REHAB	\$ 750,000								\$ 750,000							\$ 750,000
WETLAND MONITORING	\$ 275,000								\$ 275,000							\$ 275,000
STORM TOTAL	\$ 1,275,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,275,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,275,000
WATER																
DEAD-END LOOPING PROGRAM	\$ 55,000										\$ 55,000					\$ 55,000
PIPELINE R&R PROJECTS	\$ 195,000										\$ 195,000					\$ 195,000
WATER TOTAL	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250,000	\$ -	\$ -	\$ -	\$ -	\$ 250,000
SEWER																
SEWER PUMP STATION REHAB	\$ 225,000										\$ 225,000					\$ 225,000
IN-CITY SEWER MAIN REHAB	\$ 1,200,000										\$ 1,200,000					\$ 1,200,000
WWTP R&R	\$ 1,000,000										1,000,000					\$ 1,000,000
SEWER TOTAL	\$ 2,425,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,425,000	\$ -	\$ -	\$ -	\$ -	\$ 2,425,000
GRAND TOTAL	\$ 45,222,000	\$ 350,000	\$ 792,000	\$ -	\$ -	\$ 25,250,000	\$ 4,504,900	\$ 1,860,700	\$ 1,275,000	\$ -	\$ 2,675,000	\$ 1,560,000	\$ 197,000	\$ -	\$ 6,757,400	\$ 45,222,000

Capital Improvement Plan

YEAR: 2025-2035

CAPITAL FACILITY CATEGORY	Total Project Cost (\$)	Funding Sources														Total Project Cost (\$)
		General Fund	Street Fund	Equipment Rental	C/W Fire & EMS	Debt (Bonds/Loans)	Grants	Development	Stormwater Rates	Water Rates / Water SDC	Sewer Rates / Sewer SDC	REET	Park Impact Fees	Fire Impact Fees	Traffic Impact Fees	
GENERAL GOVERNMENT																
MAJOR BUILDING MAINTENANCE	\$ 1,300,000											\$ 1,300,000				\$ 1,300,000
GENERAL GOVERNMENT TOTAL	\$ 1,300,000															\$ 1,300,000
POLICE																
POLICE TOTAL	\$ -															\$ -
FIRE																
NORTH SHORE FIRE STATION	\$ 9,000,000					\$ 5,000,000								\$ 4,000,000		\$ 9,000,000
REPLACE FIRE STATION #1	\$ 9,000,000					\$ 7,500,000								\$ 1,500,000		\$ 9,000,000
FIRE TOTAL	\$ 18,000,000	\$ -	\$ -	\$ -	\$ -	\$ 12,500,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,500,000	\$ -	\$ 18,000,000
PARKS																
NP 18	\$ 3,375,000					\$ 3,375,000										\$ 3,375,000
PROPERTY DONATION CLEANUP/IMPROVEMENTS	\$ 5,000,000										\$ 5,000,000					\$ 5,000,000
NP 19	\$ 3,375,000					\$ 3,375,000										\$ 3,375,000
OTTUMBA CANYON PARK DEVELOPMENT	\$ 2,500,000					\$ 2,500,000										\$ 2,500,000
OPEN SPACE AND PARK ACQUISITION/DEVELOPMENT	\$ 3,750,000										\$ 3,750,000					\$ 3,750,000
TOTAL AND TRAILHEAD DEVELOPMENT	\$ 1,570,000											\$ 1,875,000				\$ 1,570,000
MAJOR CAPITAL IMPROVEMENTS	\$ 800,000										\$ 800,000					\$ 800,000
PARKS TOTAL	\$ 20,820,000					\$ 9,250,000	\$ -				\$ 9,625,000	\$ 1,875,000				\$ 20,820,000
LIBRARY																
LIBRARY TOTAL	\$ -															\$ -
STREETS																
ADA ACCESS UPGRADES	\$ 700,000											\$ 700,000				\$ 700,000
CALL SIGN TURN LINES	\$ 300,000					\$ 200,000	\$ 300,000									\$ 600,000
TRAFFIC SIGNAL NW BRADY/28TH	\$ 300,000							\$ 120,000								\$ 300,000
TRAFFIC SIGNAL NE ANDERSON & SB LEFT TURN LANE	\$ 510,000						\$ 66,000	\$ 120,000						\$ 180,000		\$ 800,000
INTERSECTION IMPROVEMENTS NE INGLEDOWN	\$ 300,000							\$ 120,000								\$ 300,000
NE 32ND/10TH INTERSECTION IMPROVEMENTS	\$ 510,000							\$ 510,000								\$ 510,000
NE 32ND/10TH INTERSECTION IMPROVEMENTS	\$ 510,000						\$ 244,000							\$ 366,000		\$ 510,000
TRAFFIC SIGNAL NW NORTH SHORE HWY ART EVERETT	\$ 300,000							\$ 120,000						\$ 180,000		\$ 300,000
ACCESS CONTROL LEADWATER/EVERETT	\$ 61,000							\$ 24,400						\$ 36,600		\$ 61,000
NW 15TH W/10TH TO BRADY/10TH	\$ 250,000							\$ 50,000								\$ 250,000
SE CROWN RD SE 28TH ST TO NE 35TH AVE	\$ 10,040,000					\$ 75,000		\$ 10,040,000								\$ 10,040,000
IMPROVEMENTS 14TH/EVERETT	\$ 61,000							\$ 24,400						\$ 36,600		\$ 61,000
NW BRADY/10TH TO 35TH	\$ 2,400,000					\$ 600,000		\$ 2,000,000								\$ 2,400,000
NW 15TH PARKER TO GRASS VALLEY PKW	\$ 3,512,000						\$ 1,056,000	\$ 847,000						\$ 1,599,000		\$ 3,512,000
NE 35TH AV/GRASS TO EAST CITY LIMITS	\$ 5,000,000							\$ 4,000,000						\$ 5,000,000		\$ 5,000,000
SE 15TH ST/ROUSE RD CWR TO 28TH	\$ 5,700,000							\$ 5,700,000								\$ 5,700,000
SE 15TH RD - GOODWIN TO CITY LIMITS	\$ 6,400,000							\$ 6,400,000								\$ 6,400,000
AREA WIDE SIGNAL STUDY	\$ 125,000	\$ 125,000														\$ 125,000
N DOVER CREEK MP STREET A	\$ 4,000,000							\$ 4,100,000								\$ 4,000,000
N DOVER CREEK MP STREET B	\$ 7,300,000							\$ 6,300,000								\$ 7,300,000
NW PINE ST LANE TO CAMAS MEADOWS DR	\$ 7,000,000					\$ 1,000,000		\$ 6,000,000								\$ 7,000,000
TRAFFIC SIGNAL GOODWIN/CAMAS MEADOWS DR	\$ 300,000							\$ 120,000						\$ 180,000		\$ 300,000
ACCESS CONTROL NE 14TH/EVERETT	\$ 61,000							\$ 24,400						\$ 36,600		\$ 61,000
NW MONTOSH 11TH TO BRADY	\$ 5,000,000					\$ 1,000,000		\$ 4,000,000								\$ 5,000,000
SE 10TH ST/BRADY/GOODWIN	\$ 550,000							\$ 480,000						\$ 70,000		\$ 550,000
NE 17TH ST/GOODWIN TO 10TH	\$ 8,550,000							\$ 1,056,000						\$ 7,494,000		\$ 8,550,000
EVERETT ST NE 28TH AVE TO N CITY LIMITS	\$ 5,700,000							\$ 1,340,000						\$ 2,616,000		\$ 5,700,000
NEW 400 ZONE ORIGIN IN EVERETT	\$ 19,400,000							\$ 3,300,000						\$ 4,596,000		\$ 19,400,000
NE 242 AVE 28TH TO 29TH	\$ 11,005,000							\$ 2,180,000						\$ 3,370,000		\$ 11,005,000
NE 17TH ST/28TH TO 29TH	\$ 4,460,000							\$ 1,450,000						\$ 1,107,000		\$ 4,460,000
NE 282 AVE 28TH TO 29TH	\$ 8,460,000							\$ 2,272,000						\$ 3,418,000		\$ 8,460,000
WILEY RD EXTENSION GOODWIN TO 28TH	\$ 9,950,000							\$ 2,470,000						\$ 3,755,000		\$ 9,950,000
NE 28TH ST/28TH TO 29TH	\$ 3,875,000							\$ 2,055,000						\$ 3,875,000		\$ 3,875,000
NW 10TH/28TH TO PACIFIC RM	\$ 3,050,000					\$ 505,000		\$ 3,050,000								\$ 3,050,000
W/10TH/28TH IMPROVEMENT	\$ 3,000,000							\$ 3,000,000								\$ 3,000,000
TRANSPORTATION CAPITAL FACILITIES PLAN UPGRADES	\$ 300,000	\$ 300,000														\$ 300,000
CHANGED R/W PATH/10TH IMPROVEMENT	\$ 250,000															\$ 250,000
NW 10TH/11TH FOREST HOME RD TO MONTOSH	\$ 2,114,000							\$ 2,114,000								\$ 2,114,000
PAVEMENT MAINTENANCE PROGRAM	\$ 13,400,000															\$ 13,400,000
STREETS TOTAL	\$ 146,889,000	\$ 875,000	\$ 13,000,000	\$ -	\$ -	\$ 3,000,000	\$ 17,814,000	\$ 83,040,000	\$ -	\$ -	\$ 700,000	\$ -	\$ -	\$ 27,887,800	\$ -	\$ 146,889,000
CEMETERY																
CEMETERY TOTAL	\$ -															\$ -
STORM																
STORM SYSTEM REHAB	\$ 3,000,000								\$ 3,000,000							\$ 3,000,000
WETLAND MONITORING	\$ 275,000								\$ 275,000							\$ 275,000
STORM TOTAL	\$ 3,275,000								\$ 3,275,000							\$ 3,275,000
WATER																
WELL #7	\$ 270,000,000									\$ 370,000						\$ 270,000,000
PUMPERS/LANDING WELLS	\$ 3,661,000,000									\$ 3,661,000,000						\$ 3,661,000,000
WWT/P WELLS	\$ 3,661,000,000									\$ 3,661,000,000						\$ 3,661,000,000
WASHINGTON WELLS/FIELD IMPROVEMENTS	\$ 3,661,000,000									\$ 3,661,000,000						\$ 3,661,000,000
STRECKWALD REGIONAL SOURCE	\$ 11,193,000,000									\$ 11,193,000,000						\$ 11,193,000,000
NEW DISTRIBUTION ALONG NW 6TH AVE/ NE ADAMS ST	\$ 608,000									\$ 608,000						\$ 608,000
TIMBER HARVEST	\$ 600,000									\$ 600,000						\$ 600,000
NE 45-ND LOOPING PROGRAM	\$ 770,000									\$ 770,000						\$ 770,000
NEW FOREST HOME PS	\$ 3,117,000									\$ 3,117,000						\$ 3,117,000
NEW 400 ZONE PS CAPACITY	\$ 1,258,000									\$ 1,258,000						\$ 1,258,000
LOWER PRUNE HILL PS EXPANSION	\$ 270,000									\$ 270,000						\$ 270,000
NORTH SHORE PS CAPACITY PHASE I	\$ 1,184,000									\$ 1,184,000						\$ 1,184,000
NORTH SHORE PS CAPACITY PHASE II	\$ 3,831,000									\$ 3,831,000						\$ 3,831,000
NW COUCH ST PS	\$ 900,000									\$ 900,000						\$ 900,000
NEW OREGON TANK NEW OREGON TANK TRANSMISSION MAIN	\$ 3,368,000									\$ 3,368,000						\$ 3,368,000
400 ZONE RESEEDERS	\$ 7,108,000									\$ 7,108,000						\$ 7,108,000
LOWER PRUNE HILL RESEEDER REHABILITATION	\$ 2,600,000									\$ 2,600,000						\$ 2,600,000
UPPER PRUNE HILL PRESSURE IMPROVEMENTS STUDY	\$ 95,000									\$ 95,000						\$ 95,000
WATER SYSTEM PLAN UPDATE	\$ 950,000									\$ 950,000						\$ 950,000
SUPPLY RAR PROJECTS	\$ 980,000									\$ 980,000						\$ 980,000
PUMP RAR PROJECTS	\$ 950,000									\$ 950,000						\$ 950,000
PIPELINE RAR PROJECTS	\$ 25,965,000									\$ 25,965,000						\$ 25,965,000
SE 10TH ST TRANSMISSION MAIN UPSIZE	\$ 240,000									\$ 240,000						\$ 240,000
NE 43RD AVE TRANSMISSION MAIN UPSIZE	\$ 201,000									\$ 201,000						\$ 201,000
SE 283RD AVE TRANSMISSION MAIN UPSIZE	\$ 1,187,000									\$ 1,187,000						\$ 1,187,000
SE 10TH/28TH ST TRANSMISSION MAIN UPSIZE	\$ 1,627,000									\$ 1,627,000						\$ 1,627,000
NE GOODWIN ROAD	\$ 1,627,000									\$ 1,627,000						\$ 1,627,000
NORTH SHORE DISTRIBUTION PIPING	\$ 19,800,000									\$ 19,800,000						\$ 19,800,000
WATER TOTAL	\$ 151,059,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30,000,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 151,059,000
SEWER																
SEWER PUMP STATION REHAB	\$ 850,000										\$ 850,000					\$ 850,000
BULKY SEWER MAIN REHAB	\$ 3,245,000										\$ 3,245,000					\$ 3,245,000
WWT/P RAR	\$															

ORDINANCE NO. 18-027

AN ORDINANCE relating to consideration of proposed revisions to the City of Camas Comprehensive Plan and adopting revisions to the Zoning Map of the City of Camas.

WHEREAS, the City of Camas has heretofore adopted a Comprehensive Plan and Comprehensive Land Use Map as required by the provisions of RCW 36.70A, Revised Code of Washington, the Growth Management Act, and

WHEREAS, under Chapter 36.70A, Revised Code of Washington, the City is required annually to consider amendments to the land use element of the Comprehensive Plan and associated rezones, and

WHEREAS, the Planning Commission has conducted a public hearing on the requests for revisions submitted to the City, and has forwarded its recommendation to the City Council, and

WHEREAS, the City Council has conducted a public hearing on the requests for revisions,

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

Section I

A request from property owners proposed to change the Comprehensive Plan and zoning designations for a total of six parcels located in the western portion of the City in the Grass Valley area, with a combined 50.73 acres. The request is to amend the Comprehensive Plan designation of Industrial and zoning of Light Industrial/Business Park (“LI/BP”) to a Comprehensive Plan designation of Commercial with a concurrent zone change to Regional Commercial (“RC”) for the following parcels: 125623-000; 125193-000; 125185-000; 125627-000; 125207-000; 125198-000. The Planning Commission forwarded a recommendation to City Council consistent with Camas Municipal Code, Section 18.51.050 (B) (3) to modify the proposed amendments.

Section II

The City Council hereby adopts the recommendation of the Planning Commission, and directs the Community Development Director to retain the current Camas Comprehensive Plan, and to amend the Camas Zoning map consistent with the following table and this Section.

<i>Parcel Number</i>	<i>Property Owner</i>	<i>Acres</i>	<i>Comprehensive Plan Designation</i>	<i>Current Zoning</i>	<i>Amended Zoning</i>
125198-000	NRP LLC	10.00	Industrial	LI/BP	Business Park ("BP")
125627-000	JR Merit Enterprises	9.26	Industrial	LI/BP	BP
125207-000	JR Merit Enterprises	3.74	Industrial	LI/BP	BP

Section III

An amended Camas Zoning map, consistent with Section II is attached as Exhibit "A".

Section IV

This ordinance shall take force and be in effect five (5) days from and after its publication according to law.

PASSED BY the Council and APPROVED by the Mayor this ____ day of December, 2018.

SIGNED: _____
Mayor

ATTEST: _____
Clerk

APPROVED as to form:

City Attorney



Staff Report

December 17, 2018 Council Regular Meeting

Ordinance No. 18-028 Amending and Replacing Chapter 13.52 of the Camas Municipal Code Relating to Water System Development Charges

Staff Contact	Phone	Email
Steve Wall, Public Works Director	360.817.7899	swall@cityofcamas.us

INTRODUCTION/PURPOSE/SUMMARY: In 2017, the City hired FSC Group to complete a Utility Rate Study and System Development Charge Update. Staff has met with Council numerous times throughout 2018 to provide updates and get direction from Council on the process of updating both the rates and the system development charges. As a result of the process, new utility rates for 2019 through 2023 for the water, sewer and stormwater utilities were adopted by Council at the November 19, 2018 meeting. At staff's recommendation Council elected not to move forward with any updates to the Sewer System Development Charge at this time since the General Sewer Plan will be updated in 2019/2020 and that new document will be the basis for a new Sewer System Development Charge. However, minor amendments have been recommended to Chapter 13.72 via Ordinance 18-029 to implement a 10-year expiration for Sewer System Development Charge credits (matching the proposed credit regulations for Chapter 13.52) and to remove outdated information regarding the amount of the charges in prior years.

Council has also elected to move forward with adoption of a new Water System Development Charge. The basis for the proposed Water System Development Charge is the Draft Water System Plan Update that has been prepared by Carollo Engineers and is substantially complete and anticipated to be submitted to the Washington State Department of Health for review and approval in early 2019. The draft plan includes a 20-year Capital Improvement Plan that FCS Group incorporated into the Water System Development Charge calculation. Ordinance No. 18-028 amends and replaces Chapter 13.52 of the Camas Municipal Code in its entirety. The revised chapter includes the following general amendments:

- Section 13.52.020 (Definitions) – Update to the definitions for the chapter including a definition for “Industrial or Unusual Requirement Customer” that is used in Section 13.52.070(C).
- Section 13.52.040 (Credits) – Clarification of the Credit process and implementation of a 10-year expiration on Water System Development Charge Credits
- Section 13.52.070 (Rates) –
 - Inserted new tables implementing Council's direction to have a “system-wide” Charge that is equal to \$7,310 (for a 3/4-inch meter, or residential home) that is phased in over a two-year period in the South Zone. The North Zone amount will remain the same at \$7,310. As such, beginning in 2020, the City will no longer have a North Zone and a South Zone.

- Section 13.52.020(B) has been added to apply an index to the Water System Development Charge to ensure the charge keeps up with the cost of inflation and to maintain consistency with the recent code adoption for Park Impact Fees.
- Section 13.52.070(C) has been added and applies to Industrial or Unusual Requirement Customers and provides the City with a process to request additional information to help determine an appropriate Water System Development Charge based on the anticipated water needs of the development. This section is similar to the City's existing provisions in CMC 13.72 regarding Industrial or Unusual Requirement Customers and the calculation of the Sewer System Development Charge.
- Section 13.52.080 (Payment of Water System Development Charge) – Clarification regarding the amount of the charge and when it applies was added.

In addition to the changes made to Chapter 13.52 of the CMC, Council also made other decisions that impacted the maximum allowable water system development charge amount that could potentially be adopted that do not readily show up in the proposed code revisions. Specifically, Council elected to use a “one-class” approach to the calculation. Under the existing code provisions, there is an Industrial Class and an All Other Class (in each Zone). By going with a one-class approach, it more evenly spreads the costs of the system improvements across all future customers. For any significantly large or unusual customers, staff has proposed the addition of Section 13.52.070(C) as described above to help ensure an equitable share from all future development.

In determining the maximum allowable charge, the City Council also considered the potential inclusion of Capital-In-Aid-of-Construction (CIAC), or Developer Contributions. Staff and FSC Group led Council through a discussion on the pros and cons of including Developer Contributions in the calculations. Council ultimately provided direction for staff to not include Developer Contributions in the calculations understanding that it would increase the maximum allowable charge but decrease the overall risk to the City. As such, the full cost of the Capital Improvement Plan is included in the maximum allowable calculation and any developer who completes a project shown in the Capital Improvement Plan would receive full credit for the cost of the project completed up to the amount shown in the system development charge calculation.

The proposed revisions to CMC 13.52 include a one-class, system-wide Water System Development Charge that is less than the maximum allowable. A Utility Rate Study and System Development Charge Report is currently being finalized by FCS Group now that direction from Council has been provided on the various options. The Report will document the basic information and methodology used in calculating the proposed system development charge.

BUDGET IMPACT: The proposed Water System Development Charge is less than the maximum allowable that the City could potentially charge under the methodology used by FCS Group. However, FCS Group has confirmed that under the assumptions provided, the combination of the water system rates adopted for 2019-2023 and the proposed system development charge of \$7,310 that the City should be able to fund our near-term water system needs.

RECOMMENDATION/RECOMMENDED ACTION/ACTION REQUESTED: Staff recommends that Council adopt Ordinance 18-028 as presented.

ORDINANCE NO. 18-028

AN ORDINANCE Amending and Replacing Chapter 13.52 of the
Camas Municipal Code relating to Water System Development
Charges

WHEREAS, section 35.92.025 of the Revised Code of Washington provides the statutory authority for cities to charge property owners seeking to connect to the water system of the City; and

WHEREAS, the Council of the City of Camas commissioned Corollo Engineers to complete an update to its Water System Plan; and

WHEREAS, the Water System Plan Update includes a revised 20-year Capital Improvement Plan and is substantially complete and is anticipated to be submitted to the Washington State Department of Health for review and approval during the first quarter of the 2019 calendar year; and

WHEREAS, the City Council has commissioned FCS Group to prepare an update to the Water System Development Charges of the City; and

WHEREAS, FCS Group has completed an updated calculation of the maximum allowable Water System Development Charge based on the capital improvement plan provided for in the Water System Plan Update; and

WHEREAS, the City Council has held numerous city council meetings in which the calculation of the Water System Development Charges has been presented and discussed; and

WHEREAS, the City Council has considered the information provided by FCS Group and staff, including but not limited to the number of system development charge zones and classes to be used in the system development charge calculation, the length of time system development charge credits may be used, and the equitable financial share proposed developments have in the system; and

WHEREAS, taking all information into consideration, the City Council has elected to adopt a system-wide water system development charge that is less than the calculated maximum allowable.

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

Section I

Chapter 13.52 of the Camas Municipal Code is hereby amended and replaced in its entirety as follows:

Chapter 13.52 - WATER SYSTEM DEVELOPMENT CHARGES

13.52.010 - Purpose.

Pursuant to the authority conferred upon cities and towns by RCW 35.92.025, the city council of the city finds that property owners who seek to connect their property to the water works system of the city should be assessed a charge in order that such property shall bear its equitable share of the cost of the water works system. The city council further finds that the charge should be based upon the property owners' anticipated use of the water works system as related to the historical cost of the water works system's capacity available to meet their demands. It is the intent of the city council that the charge imposed by this chapter shall be derived from the historical cost of the system as measured by the undepreciated value of the water works system and plant in service at the time the charge is imposed and the projected cost of additions to the system to meet new demands. The charge imposed by this chapter shall be denominated a "water system development charge" and shall be in addition to any water connection, installation, or permit fees imposed by other ordinances of the city.

13.52.020 - Definitions.

Unless otherwise specifically defined, the terms used in this chapter shall have the following meanings:

- A. "Water System" means all facilities for collecting, transporting, pumping, treating and providing water.
- B. "Accessory Dwelling Unit" means one or more rooms with a private bath and kitchen facilities comprising an independent, self-contained dwelling unit within or attached to a single-family dwelling or in a detached building on the same lot as the primary dwelling unit. An Accessory Dwelling Unit is distinguishable in that it is clearly subordinate to the primary dwelling unit, both in use and appearance.
- C. "Industrial or unusual requirement customer" means that use classification of a nonresidential property owner who uses a meter equal to or greater than 3-inches in size and has a non-standard peak flow, uses a significantly large daily volume of water that is in excess of the City's typical commercial customer, or who otherwise have an unusual water usage pattern.

13.52.030 - Imposition.

- A. Except as provided herein, there is imposed on all properties in the City and all properties outside the boundaries of the city that connect to the water system of the city a water system development charge, which charge shall be assessed in accordance with the rates set forth in Section 13.52.070.
- B. There shall be no water system development charge imposed for the installation of an additional meter installed to an existing residential customer service line which meter is installed for irrigation purposes.
- C. Property owners that install a residential fire sprinkler system, which requires that the water meter size be increased to make the fire sprinkler system operational, shall not be charged the increased system development charge for the larger meter.

13.52.040 - Credits.

- A. Development Credit:

- 1) A developer (as defined in CMC 3.88.030.K) shall be entitled to a credit against the applicable system development charge for the dedication of land or for the design or engineering or construction of an "eligible improvement". For purposes of this section, an eligible improvement shall mean an improvement or real property that is: required as a condition of development approval; identified in the Water System Plan or Capital Improvement Plan; and included in the current system development charge calculation as being funded by system development charges.
- 2) The amount of the credit shall be the dollar amount assigned to the improvement or to the land in the system development charge calculation. Where only a portion of the improvement is constructed, or a portion of the land is dedicated, the amount of the credit shall be pro-rated.
- 3) Credits earned for one category of system development charge, e.g. water, may not be applied against a different system development charge, e.g. sewer.
- 4) Approval from the city council shall be required prior to the start of construction or dedication of any eligible improvement. "Approval" in the context of this subsection (4) shall be satisfied if the city requires the construction or dedication of the eligible improvement as a condition of approval for a land use application. If a developer wishes to construct an eligible improvement that is not otherwise a condition to an approved land use application, prior approval must be obtained from the city council. No system development charge credit shall be granted until either the eligible improvements have been designed, engineered, or constructed by the developer, and such work has been accepted by the city; or until the land has been dedicated by the developer and such dedication has been accepted by the city.
- 5) If system development charges become due and payable prior to the developer becoming eligible for the issuance of credits as provided in section (4), the developer may apply to the public works director to defer collection of the charges until construction or dedication is completed. The public works director may condition deferral upon:
 - a) The developer posting a bond or other financial security satisfactory to the city in an amount equal to one hundred twenty-five percent (125%) of the deferred system development charges, which bond or other financial security shall be conditioned upon the developer either paying the deferred system development charges or completing construction or dedication within a specified time,
 - b) The withholding of an occupancy permit, or
 - c) Such other conditions acceptable to the city.

If the developer is dissatisfied with the decision of the public works director, the developer may seek to have that decision reviewed by the city council.

- 6) Upon acceptance of the eligible improvement, the developer may submit an application for the system development charge credit to the public works department. After submission of the application and verification of entitlement thereto, the public works director shall submit to the City Council for concurrence. Upon ratification, the finance department shall issue a credit voucher to the developer specifying the amount of the system development charge credit and the type of credit.
- 7) The credit may, at the option of the developer, be applied all or in part to the system development charges owing for the developer's project.
- 8) To the extent the credit exceeds the amount of the system development charges owed by the developer, or the developer chooses not to apply the credit to the developer's project, the unused credit may be applied to a different project of the developer or to the project of a different developer.
- 9) Before the system development charge can be transferred to a different project or a different developer, the holder of the system development charge credit shall file with the finance department an application to transfer the credit on a form to be created by the finance department. The application shall identify the transferee, and the amount of the system

development charge credit being transferred. The transfer application shall be accompanied by an administrative fee in an amount as may be set by resolution of the city council.

- 10) When credits are to be redeemed, the holder of the system development charge credit shall file an application for redemption on a form to be created by the finance department. Redemption shall be permitted only in increments equal to a whole system development charge, or when redemption will exhaust the entire system development charge credit. The application for redemption shall be accompanied by an administrative fee in such amount as may be set by resolution of the city council. When system development charge credits are being redeemed, such redemption shall not allow for system development charge credits to be pro-rated among more than one residential lot in amounts that are less than the existing system development charge per lot. For example, where system development charges are five thousand dollars per residential lot and a developer wishes to redeem eleven thousand dollars' worth of credits, the developer shall not be allowed to apply one thousand dollars per residential lot over eleven lots. The developer may apply five thousand dollars to two residential lots and the remaining one thousand dollars to one residential lot.
- 11) The finance department shall be responsible for maintaining appropriate records documenting the issuance, transfer, and redemption of system development charge credits.
- 12) Expiration of Credits. Any Credits issued after the effective date of this ordinance shall expire and become null and void ten years from the date of approval of the original credit by the City Council. Transfer of credits or partial use of credits shall in no event extend the expiration date of those credits.

13.52.050 – Accessory Dwelling Units

There shall be no Water System Development Charge for connection of Accessory Dwelling Units to the city water system.

13.52.060 - Application for connection—Use classification of property.

- A. Any property owner seeking to connect his property to the water system of the city shall file with the city an application to be on a form provided by the city. The application shall contain the name and address of the property owner, the location of the property to be connected to the water system, the nature of the structure to be constructed on the subject property, the proposed use of the subject property, and any relevant information deemed necessary by the city to process the application.
- B. Upon receipt of the completed application, the applicant shall then be informed by the city of the amount of the water system development charge, which shall be based upon the use classification of the property and shall be in accordance with the rates set forth in Section 13.52.070.

13.52.070 - Rates.

- A. The rates for water system development charges shall be determined based on the meter size installed as set forth in Table 13.52.070.

Table 13.52.070

CITY OF CAMAS WATER SYSTEM DEVELOPMENT CHARGES

Effective January 1, 2019 to December 31, 2019

Meter Size	South Shore Water System Development Charge	North Shore Water System Development Charge

¾"	\$6,044	\$7,310
1"	\$10,373	\$12,183
1.5"	\$20,145	\$24,365
2"	\$32,232	\$38,948
3"	\$64,464	\$77,968
4"	\$100,725	\$121,825
6"	\$201,450	\$243,650
8"	\$322,320	\$389,840

CITY OF CAMAS WATER SYSTEM DEVELOPMENT CHARGES

Effective January 1, 2020

Meter Size	City-Wide Water System Development Charge
¾"	\$7,310
1"	\$12,183
1.5"	\$24,365
2"	\$38,948
3"	\$77,968
4"	\$121,825
6"	\$243,650
8"	\$389,840

- B. The Water System Development Charge shall be indexed yearly on January 1st to address inflation based on the Engineering News Record Construction Cost Index for the City of Seattle. Effective January 1, 2020, and annually thereafter, the Water System Development Charge shall be adjusted pursuant to the adopted cost index as set forth herein.
- C. The water system development charge for properties classified as industrial or unusual requirement customer shall be based on a separate engineering study completed by the applicant and approved by the city. The factors used in the study to determine the system development charge shall include

the size of meter, the average and peak volumes of water used by the customer, seasonal variations, the calculated meter customer equivalents as compared to the City's current system development charge calculation and other pertinent factors deemed necessary by the city.

13.52.080 - Payment of water system development charge.

- A. The water system development charge owing under the provisions of this chapter shall be paid by the applicant at the time of issuance of the plumbing permit or building permit, whichever shall first occur, or as scheduled by a separate agreement with the city. The amount of the charge shall be based on the System Development Charge in effect at the time of permit issuance.
- B. No water service shall be furnished to the property of any person seeking to connect to the water system of the city until the water system development charge imposed by this chapter has been paid to the city or until such time as the city and the applicant have entered into a separate agreement providing for the payment of such water system development charge.

13.52.090 - Revenue disposition.

All revenues collected pursuant to this chapter shall be paid into the water and sewer capital reserve fund and shall be used for the purpose of financing system improvements. Such revenues shall not be used to offset current operation or maintenance costs.

13.52.100 - Appeals.

- A. Any applicant aggrieved by the amount of the water system development charge found by the city to be required under the provisions of this chapter, may appeal to the board of adjustment from such finding by filing a written notice of appeal with the city clerk within twenty days from the time such property owner is given notice of such amount. The chairman of the board of adjustment shall cause a notice of the time and place of hearing to be mailed to the applicant. At such hearing, the applicant shall be entitled to be heard and to introduce evidence on his own behalf. The board of adjustment shall thereupon ascertain the correct amount of the water system development charge, and the city clerk shall immediately notify the appellant thereof, by mail, which amount, together with the costs of appeal, if appellant is unsuccessful therein, must be paid within ten days after such notice is given.
- B. The chairman of the board of adjustment may, by subpoena, require him to produce any pertinent books and records. Any person served with such subpoena shall appear at the time and place therein stated, and shall produce the books and records required, if any, and shall testify truthfully under oath administered by the chairman in charge of the hearing on appeal, as to any matter required of him pertinent to the appeal, and it is unlawful for him to fail or refuse to do so.

13.52.110 - Recording of notice.

Pursuant to RCW 65.08.170, the city shall cause to be recorded in the office of the auditor of Clark County, a notice in the form and containing the information prescribed by said statute.

Section II

This Ordinance shall take force and be in effect five days from and after its publication according to law.

PASSED BY the Council and APPROVED by the Mayor this 17th day of December, 2018.

SIGNED: _____
Mayor

ATTEST: _____
Clerk

APPROVED as to form:

City Attorney

Chapter 13.52 - WATER SYSTEM DEVELOPMENT CHARGES

13.52.010 - Purpose.

Pursuant to the authority conferred upon cities and towns by RCW 35.92.025, the city council of the city finds that property owners who seek to connect their property to the water works system of the city should be assessed a charge in order that such property shall bear its equitable share of the cost of the water works system. The city council further finds that the charge should be based upon the property owners' anticipated use of the water works system as related to the historical cost of the water works system's capacity available to meet their demands. It is the intent of the city council that the charge imposed by this chapter shall be derived from the historical cost of the system as measured by the undepreciated value of the water works system and plant in service at the time the charge is imposed and the projected cost of additions to the system to meet new demands. The charge imposed by this chapter shall be denominated a "water system development charge" and shall be in addition to any water connection, installation, or permit fees imposed by other ordinances of the city.

13.52.020 - Definitions.

Unless otherwise specifically defined, the terms used in this chapter shall have the following meanings:

A.

Water System means all facilities for collecting, transporting, pumping, treating and providing water.

B. "Accessory Dwelling Unit" means one or more rooms with a private bath and kitchen facilities comprising an independent, self-contained dwelling unit within or attached to a single-family dwelling or in a detached building on the same lot as the primary dwelling unit. An Accessory Dwelling Unit is distinguishable in that it is clearly subordinate to the primary dwelling unit, both in use and appearance.

C. "Industrial or unusual requirement customer" means that use classification of a nonresidential property owner who uses a meter equal to or greater than 3-inches in size and has a non-standard peak flow, uses a significantly large daily volume of water that is in excess of the City's typical commercial customer, or who otherwise have an unusual water usage pattern.

13.52.030 - Imposition.

- A. Except as provided herein, there is imposed on all properties in the City and all properties outside the boundaries of the city that connect to the water system of the city a water system development charge, which charge shall be assessed in accordance with the rates set forth in Section 13.52.070.
- B. There shall be no water system development charge imposed for the installation of an additional meter installed to an existing residential customer service line which meter is installed for irrigation purposes.
- C. Property owners that install a residential fire sprinkler system, which requires that the water meter size be increased to make the fire sprinkler system operational, shall not be charged the increased system development charge for the larger meter.

13.52.040 - Credits.

- A. Development Credit:

- 1) A developer (as defined in CMC 3.88.030.K) shall be entitled to a credit against the applicable system development charge for the dedication of land or for the design or engineering or construction of an "eligible improvement". For purposes of this section, an eligible improvement shall mean an improvement or real property that is: required as a condition of development approval; identified in the Water System Plan or Capital Improvement Plan; and included in the current system development charge calculation as being funded by system development charges.
- 2) The amount of the credit shall be the dollar amount assigned to the improvement or to the land in the system development charge calculation. Where only a portion of the improvement is constructed, or a portion of the land is dedicated, the amount of the credit shall be pro-rated.
- 3) Credits earned for one category of system development charge, e.g. water, may not be applied against a different system development charge, e.g. sewer.

Approval from the city council shall be required prior to the start of construction or dedication of any eligible improvement. "Approval" in the context of this subsection (3) shall be satisfied if the city requires the construction or dedication of the eligible improvement as a condition of approval for a land use application. If a developer wishes to construct an eligible improvement that is not otherwise a condition to an approved land use application, prior approval must be obtained from the city council.

- 4) No system development charge credit shall be granted until either the eligible improvements have been designed, engineered, or constructed by the developer, and such work has been accepted by the city; or until the land has been dedicated by the developer and such dedication has been accepted by the city.
- 5) If system development charges become due and payable prior to the developer becoming eligible for the issuance of credits as provided in section (4), the developer may apply to the public works director to defer collection of the charges until construction or dedication is completed. The public works director may condition deferral upon:
 - a) The developer posting a bond or other financial security satisfactory to the city in an amount equal to one hundred twenty-five percent (125%) of the deferred system development charges, which bond or other financial security shall be conditioned upon the developer either paying the deferred system development charges or completing construction or dedication within a specified time,
 - b) The withholding of an occupancy permit, or
 - c) Such other conditions acceptable to the city.

If the developer is dissatisfied with the decision of the public works director, the developer may seek to have that decision reviewed by the city council.

- 6) Upon acceptance of the eligible improvement, the developer may submit an application for the system development charge credit to the public works department. After submission of the application and verification of entitlement thereto, the public works director shall submit to the City Council for concurrence. Upon ratification, the finance department shall issue a credit voucher to the developer specifying the amount of the system development charge credit and the type of credit.
- 7) The credit may, at the option of the developer, be applied all or in part to the system development charges owing for the developer's project.
- 8) To the extent the credit exceeds the amount of the system development charges owed by the developer, or the developer chooses not to apply the credit to the developer's project, the unused credit may be applied within a period of 10 years to a different project of the developer or to the project of a different developer.
- 9) Before the system development charge can be transferred to a different project or a different developer, the holder of the system development charge credit shall file with the finance department an application to transfer the credit on a form to be created by the finance

department. The application shall identify the transferee, and the amount of the system development charge credit being transferred. The transfer application shall be accompanied by an administrative fee in an amount as may be set by resolution of the city council.

- 10) When credits are to be redeemed, the holder of the system development charge credit shall file an application for redemption on a form to be created by the finance department. Redemption shall be permitted only in increments equal to a whole system development charge, or when redemption will exhaust the entire system development charge credit. The application for redemption shall be accompanied by an administrative fee in such amount as may be set by resolution of the city council. When system development charge credits are being redeemed, such redemption shall not allow for system development charge credits to be pro-rated among more than one residential lot in amounts that are less than the existing system development charge per lot. For example, where system development charges are five thousand dollars per residential lot and a developer wishes to redeem eleven thousand dollars worth of credits, the developer shall not be allowed to apply one thousand dollars per residential lot over eleven lots. The developer may apply five thousand dollars to two residential lots and the remaining one thousand dollars to one residential lot.
- 11) The finance department shall be responsible for maintaining appropriate records documenting the issuance, transfer, and redemption of system development charge credits.
- 12) Expiration of Credits. Any Credits issued after the effective date of this ordinance shall expire and become null and void ten years from the date of approval of the original credit by the City Council. Transfer of credits or partial use of credits shall in no event extend the expiration date of those credits.

13.52.050 – Accessory Dwelling Units

There shall be no Water System Development Charge for connection of Accessory Dwelling Units to the city water system.

13.52.060 - Application for connection—Use classification of property.

- A. Any property owner seeking to connect his property to the water system of the city shall file with the city an application to be on a form provided by the city. The application shall contain the name and address of the property owner, the location of the property to be connected to the water system, the nature of the structure to be constructed on the subject property, the proposed use of the subject property, and any relevant information deemed necessary by the city to process the application.
- B. Upon receipt of the completed application, the applicant shall then be informed by the city of the amount of the water system development charge, which shall be based upon the use classification of the property and shall be in accordance with the rates set forth in Section 13.52.070.

13.52.070 - Rates.

- A The rates for water system development charges shall be determined based on the meter size installed as set forth in Table 13.52.070.

Table 13.52.070

CITY OF CAMAS WATER SYSTEM DEVELOPMENT CHARGES

Effective January 1, 2019 to December 31, 2019

Meter Size	South Shore Water System Development Charge	North Shore Water System Development Charge
¾"	\$6,044	\$7,310
1"	\$10,373	\$12,183
1.5"	\$20,145	\$24,365
2"	\$32,232	\$38,948
3"	\$64,464	\$77,968
4"	\$100,725	\$121,825
6"	\$201,450	\$243,650
8"	\$322,320	\$389,840

CITY OF CAMAS WATER SYSTEM DEVELOPMENT CHARGES
Effective January 1, 2020

Meter Size	City-Wide Water System Development Charge
¾"	\$7,310
1"	\$12,183
1.5"	\$24,365
2"	\$38,948
3"	\$77,968
4"	\$121,825
6"	\$243,650
8"	\$389,840

- B. The Water System Development Charge shall be indexed yearly on January 1st to address inflation based on the Engineering News Record Construction Cost Index for the City of Seattle. Effective January 1, 2020, and annually thereafter, the Water System Development Charge shall be adjusted pursuant to the adopted cost index as set forth herein.

- C. The water system development charge for properties classified as industrial or unusual requirement customer shall be based on a separate engineering study completed by the applicant and approved by the City. The factors used in the study to determine the system development charge shall include the size of meter, the average and peak volumes of water used by the customer, seasonal variations, the calculated meter customer equivalents as compared to the City's current system development charge calculation and other pertinent factors deemed necessary by the City.

13.52.080 - Payment of water system development charge.

- A. The water system development charge owing under the provisions of this chapter shall be paid by the applicant at the time of issuance of the plumbing permit or building permit, whichever shall first occur, or as scheduled by a separate agreement with the city. The amount of the charge shall be based on the System Development Charge in effect at the time of permit issuance.
- B. No water service shall be furnished to the property of any person seeking to connect to the water system of the city until the water system development charge imposed by this chapter has been paid to the city or until such time as the city and the applicant have entered into a separate agreement providing for the payment of such water system development charge.

13.52.090 - Revenue disposition.

All revenues collected pursuant to this chapter shall be paid into the water and sewer capital reserve fund and shall be used for the purpose of financing system improvements. Such revenues shall not be used to offset current operation or maintenance costs.

13.52.100 - Appeals.

- A. Any applicant aggrieved by the amount of the water system development charge found by the City to be required under the provisions of this chapter, may appeal to the board of adjustment from such finding by filing a written notice of appeal with the city clerk within twenty days from the time such property owner is given notice of such amount. The chairman of the board of adjustment shall cause a notice of the time and place of hearing to be mailed to the applicant. At such hearing, the applicant shall be entitled to be heard and to introduce evidence on his own behalf. The board of adjustment shall thereupon ascertain the correct amount of the water system development charge, and the city clerk shall immediately notify the appellant thereof, by mail, which amount, together with the costs of appeal, if appellant is unsuccessful therein, must be paid within ten days after such notice is given.
- B. The chairman of the board of adjustment may, by subpoena, require him to produce any pertinent books and records. Any person served with such subpoena shall appear at the time and place therein stated, and shall produce the books and records required, if any, and shall testify truthfully under oath administered by the chairman in charge of the hearing on appeal, as to any matter required of him pertinent to the appeal, and it is unlawful for him to fail or refuse to do so.

13.52.110 - Recording of notice.

Pursuant to RCW 65.08.170, the city shall cause to be recorded in the office of the auditor of Clark County, a notice in the form and containing the information prescribed by said statute.

ORDINANCE NO. 18-029

AN ORDINANCE Amending Certain Provisions of Sections
13.72.040 and 13.72.060 of the Camas Municipal Code Relating
to Sewer Service Development Charges

THE COUNCIL OF THE CITY OF CAMAS DO ORDAIN AS FOLLOWS:

Section I

Sections 13.72.040(C)(1), (2), and (6) of the Camas Municipal Code are hereby amended as follows:

13.72.040 - Credits

(C) Development Credit:

- (1) A developer (as defined in CMC 3.88.030.K) shall be entitled to a credit against the applicable system development charge for the dedication of land or for the design or engineering or construction of an "eligible improvement". For purposes of this section, an eligible improvement shall mean an improvement or real property that is: required as a condition of development approval; identified in the Water-General Sewer Plan or Capital Improvement Plan; and included in the current system development charge calculation~~Sewer Capital Facilities Plan~~ as being funded by system development charges~~, in the amounts identified and/or calculable in the Capital Facilities Plan.~~
- (2) The amount of the credit shall be the dollar amount assigned to the improvement or to the land in the system development charge calculation. Where only a portion of the improvement is ~~constructed~~constructed, or a portion of the land is dedicated, the amount of the credit shall be pro-rated.
- (6) If system development charges become due and payable prior to the developer becoming eligible for the issuance of credits as provided in section (5), the developer may apply to the ~~community development~~public works director to defer collection of the ~~impact fees~~charges until construction or dedication is completed. The ~~community development~~public works director may condition deferral upon:
 - a) The developer posting a bond or other financial security satisfactory to the city in an amount equal to one hundred twenty-five percent (125%) of the deferred system development charges, which bond or other financial security shall be conditioned upon the developer either paying the deferred system development charges or completing construction or dedication within a specified time,
 - b) The withholding of an occupancy permit, or
 - c) Such other conditions acceptable to the city.

Section II

Section 13.72.040 of the Camas Municipal Code is hereby amended to include a new subsection (C)(14) as follows:

13.72.040 - Credits

(C) Development Credit:

(14) Expiration of Credits. Any Credits issued after the effective date of this ordinance shall expire and become null and void ten years from the date of approval of the original credit by the City Council. Transfer of credits or partial use of credits shall in no event extend the expiration date of those credits.

Section III

Section 13.72.060 of the Camas Municipal Code is hereby amended as follows:

13.72.060 - Rates.

- (a) The sewer system development charge for properties classified as single family, multi-family, city and commercial I shall be as follows: ~~The rates for water system development charges shall be as set forth in Table 13.52.060 per meter installed.~~

Table 13.72.060

~~CITY OF CAMAS SEWER SYSTEM DEVELOPMENT CHARGE RATES~~

~~From March 20, 2012 to August 31, 2013~~

Meter Size	Non-NUGA	NUGA
Residential	\$1,320.00	\$4,390.00
Commercial 1		
5/8"	\$1,320.00	\$4,390.00
3/4"	\$1,981.00	\$6,585.00
1"	\$3,301.00	\$10,975.00
1.5"	\$6,602.00	\$21,951.00
2"	\$10,563.00	\$35,121.00
3"	\$21,126.00	\$70,243.00
4"	\$33,010.00	\$109,754.00
6"	\$66,020.00	\$219,509.00

8"	\$105,632.00	\$351,214.00
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CITY OF CAMAS SEWER SYSTEM DEVELOPMENT CHARGE RATES

Effective from September 1, 2013

Meter Size	Non-NUGA	NUGA
Residential	\$2,493.00	\$4,420.00
Commercial 1		
5/8 "	\$2,493.00	\$4,420.00
3/4"	\$3,740.00	\$6,630.00
1"	\$6,234.00	\$11,050.00
1.5"	\$12,467.00	\$22,101.00
2"	\$19,948.00	\$35,361.00
3"	\$39,896.00	\$70,722.00
4"	\$62,337.00	\$110,503.00
6"	\$124,674.00	\$221,006.00
8"	\$199,478.00	\$353,609.00

- (b) The sewer system development charge for properties classified as commercial II, including industrial and unusual customer requirements, shall be determined by the public works director. The factors used to determine the commercial II system development charges shall include the average daily flow, BOD pounds per day, and SS pounds per day.

Table 13.72.060

~~COMMERCIAL II WORKSHEET~~

~~Effective from March 20, 2012 to August 31, 2013~~

Reimbursement Fee	Non-NUGA charge	NUGA charge	Units	Charge
Average Day Flow gallons	\$6.38	\$22.68	× _____	= \$ _____
BOD (Lbs/Day)	\$1,435.00	\$3,924.00	× _____	= \$ _____
TSS (Lbs/Day)	\$543.00	\$1,486.00	× _____	= \$ _____
TOTAL				

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COMMERCIAL II WORKSHEET
Effective from September 1, 2013

Reimbursement Fee	Non-NUGA charge	NUGA charge	Units	Charge
Average Day Flow gallons	\$12.61	\$22.84	× _____	= \$ _____
BOD (Lbs/Day)	\$2,386.00	\$3,948.00	× _____	= \$ _____
TSS (Lbs/Day)	\$904.00	\$1,495.00	× _____	= \$ _____
TOTAL				

Section IV

This Ordinance shall take force and be in effect five days from and after its publication according to law.

PASSED BY the Council and APPROVED by the Mayor this 17th day of December, 2018.

SIGNED: _____
Mayor

ATTEST: _____
Clerk

APPROVED as to form:

City Attorney