



*The City of opportunity, the community of choice*

TO: **Mayor Ekberg  
Councilmembers**

FROM: **David Cline, City Administrator**

DATE: **October 31, 2018**

SUBJECT: **Report for November 5, 2018 Regular Council Meeting**

The City Administrator Report is meant to provide the Council, staff and community an update on the activities of the City and on issues that concern Tukwila. Please let me know if you have any questions or need additional information about any of the following items.

## **I. Intergovernmental Update**

- **K4C Elected Official Summit**: On October 2 Community Development staff accompanied Councilmember Kruller to the K4C Elected Official Summit where there was an overview of the K4C goals and 2018 activities, an update on the climate and energy landscape, a review of legislative interests for 2019 and an exercise on identifying priority actions.
- **Lower Green River Corridor Advisory Committee Meeting**: On October 12 Mayor Ekberg and Councilmember Robertson attended the initial meeting of the Lower Green River Corridor Advisory Committee held at Renton City Hall.
- **South Seattle Chamber of Commerce Business Showcase Luncheon**: On October 12 City Administrator David Cline, Economic Development Administrator Derek Speck and Business Relations Manager Brandon Miles attended the South Seattle Chamber of Commerce Business Showcase Luncheon.
- **South King County Housing and Homelessness Partnership Meeting**: Mayor Ekberg and City Administrator David Cline attended the South King County Housing and Homelessness Partnership meeting held at the Renton Community Center on October 16.
- **SCATBrd Meeting**: Councilmember McLeod and Community Development staff attended the October 16 SCATBrd meeting. The group received a presentation on E-Bikes from the WSDOT Active Transportation Division Director. King County Metro also provided a presentation on the Rapid Ride Program, and Metro's plans for implementation of seven new Rapid Ride lines by 2027.
- **Bellwether Housing Celebratory Breakfast**: On October 17 Mayor Ekberg attended the Bellwether Housing Celebratory Breakfast held at the Washington Convention Center. Bellwether announced that King County has allocated \$2.5 million for their low-income housing development project in Tukwila. Mayor Shirley Franklin, the first female mayor of

Atlanta and the first black woman to be elected mayor of a major southern city, was the keynote speaker at the event.

- **Regional Leadership Conference**: Mayor Ekberg participated in a Regional Leadership Conference sponsored by the Greater Seattle Chamber of Commerce October 17 – 19.
- **Regional Transit Committee (RTC) Meeting**: Councilmember Hougardy and Community Development staff attended the October 17 RTC Meeting: A workshop focused on in-depth review of the Strategic Plan Progress Report to help inform updates to the Strategic Plan in 2019 and an update on the “Period of Maximum Constraint”, during which travelling through downtown Seattle is expected to be especially challenging given multiple construction projects. An update was also provided on the Alaskan Way Viaduct removal, which is expected to start on January 11, 2019.
- **Meeting with King County Parks**: On October 23 Mayor Ekberg, City Administrator David Cline and Parks and Recreation Director Rick Still met with King County Parks staff regarding the proposed 2020-2025 Parks Renewal Levy.
- **Meeting with King County Innovative Mobility Group**: Community Development and Public Works staff met with King County staff from the Innovative Mobility Group on October 24 to discuss a new type of transit service they would like to implement in Tukwila starting in 2019. The service is called Ride2 and is planned to be a one-year pilot program that will provide additional service to transit users who have the start or end of their trip at Tukwila International Boulevard (TIB) light rail station. A transportation network company will provide rides to/from the station within a 3-4 square mile service area. Participating vehicles will be branded with the Metro logo, fares will be the standard Metro fare and users will be able to pay their fare with an Orca card or a credit card through an app.
- **South King County Commute Trip Reduction Champions**: On October 25 the Transportation Demand Management Team hosted a South King County Commute Trip Reduction Champions event at Odin Brewery to recognize South King County employers for their work to encourage non-drive alone commutes. King County Housing Authority and Odin Brewing were recognized for improvements to bicycle facilities at their sites.
- **Society of American Military Engineers (SAME) Celebrate Veterans Luncheon**: Mayor Ekberg attended the SAME Celebrate Veterans Luncheon held at Bahama Breeze on October 26.

## II. **Community Events**

- **Second Annual Green Tukwila Day**: On October 6 Mayor Ekberg offered welcoming remarks at the second annual Green Tukwila Day held at Tukwila Park. City of Tukwila staff, Forterra, the Student Conservation Association and many other volunteers have been working diligently throughout the past year and half to implement the initial phase of Green Tukwila 20-year Stewardship Plan. 55 volunteers contributed 158 volunteer hours, 122 native plants were mulched, and 6,000 square feet of English ivy was removed.
- **Curbside Registration for Youth Basketball**: Steve Batz and Marlus Francis hosted a Youth Basketball registration event at Tukwila Elementary School on October 18. They set up a

registration table outside of the school near the pickup loop – creating curbside registration for basketball players and making registration easy and accessible for parents. Additional registration events are scheduled to occur at Showalter Middle School, Thorndyke Elementary and Cascade View Elementary.

- **Autumn Harvest Carnival:** The annual Autumn Harvest Carnival was held on October 25. Several hundred children and caregivers attended to play carnival games, walk (or run) a haunted trail, roast s'mores and crawl through a box maze. The Library Advisory Board and Parks Commission supported the event with apples, hot cider, and music.
- **Opportunity Zone Workshop:** On November 2 the City is hosting a workshop at the Sullivan Center for property owners, investors, and developers on the new federal opportunity zone tax incentive, marketing the opportunity zones along Tukwila International Boulevard.

### III. **Staff Updates**

#### **Project Updates**

- **42<sup>nd</sup> Ave Phase III:** Estimated Completion: December 2018  
Paving has been completed on 42<sup>nd</sup> Ave S and S 160<sup>th</sup> Street. Several modular block walls and a rock wall have been completed and the existing guardrail has been raised. Driveways will be poured in the coming weeks. Sidewalks cannot be completed until existing power poles can be removed. Seattle City Light is continuing to work on private service connections, CenturyLink continues their work on the new underground system and Comcast and Zayo crews will start their work on the new underground system soon.
- **53rd Ave S:** Estimated Completion: March 2019  
The contractor is close to completing the joint utility trench (water and electrical) and has started working on the storm drains. Once the storm drains are completed in mid-November, they will begin road work and prep for paving, weather permitting.
- **BAR Bridge Rehabilitation:** Estimated Completion: February 2019  
The contractor has completed the deck overlay and is focusing on the work to complete the new sidewalk along the south side of the structure. Work also continues beneath the structure to extend the new drainage system.
- **S 119<sup>th</sup> Street Pedestrian Bridge:** Completed  
The City, contracting with King County maintenance staff, has completed the epoxy deck surfacing for the S 119<sup>th</sup> Street Pedestrian Bridge. This epoxy provides a non-skid/slip surfacing that makes traversing the bridge safer and easier for pedestrians when the pedestrian bridge deck is wet or frozen.
- **Traffic Calming Measures:** Public Works staff installed speed cushions at the 4500 block of S 148<sup>th</sup> Street and radar displays on Tukwila International Boulevard near S 140<sup>th</sup> Street.
- **Water Main Break at S 144<sup>th</sup> Street:** On October 15 Public Works staff responded to and repaired a 9' crack in the top of a water main located at 6402 S 144<sup>th</sup> Street.
- **Water Main Break at 223 Andover Park East:** On October 21 Public Works staff responded to a water main break in the water main that feeds the Interurban Hotel property at 223

Andover Park East. Staff were able to isolate the break, a 3' longitudinal crack, and make repairs. All customers were in service while the broken section of pipe was replaced.

- **Tukwila Village:** The Tukwila Village Community Development Association held its third board meeting on October 23. The Board will be issuing a Request for Proposals seeking an organization to manage the Sullivan Center venue for 2019 while the Board considers all options for venue management.
- **Crestview Park:** Parks maintenance staff have started work at Crestview Park to improve safety by clearing sightlines. They are also renovating turf at the park.
- **Encampment Cleanup:** Parks Maintenance staff posted notice for an encampment on the southern end of Codiga park and cleaned up an encampment along the Green River Trail located near the I-5 overpass. In total approximately 10 cubic yards of debris was removed from the site.
- **Tukwila Pond:** On October 23 Robert Eaton gave a presentation to the Lodging Tax Advisory Committee on the Tukwila Pond. The presentation provided general information about the park, current status of the site, a vision of what the site could be, barriers to achieving that, and next steps to overcome those barriers. The presentation also identified the value of a green space park within the Tukwila Urban Center and the importance of improving access to the site which will help activate the park. The presentation culminated with a site tour of Tukwila Pond.
- **Complaint Process for Abandoned Homes:** Code Enforcement now has approved language and form templates to respond to complaints on abandoned or "zombie" houses, per Washington House Bill HB2057. Staff has already responded to one request from a mortgage company to declare one of their foreclosed properties as abandoned and a nuisance in order to assist in the nuisance abatement process.
- **HealthPoint Health and Wellness Center:** HealthPoint will present some preliminary concepts for its future Health and Wellness Center at the Council's Community Development and Neighborhoods meeting on December 11.

### **Boards and Commissions**

- Arts Commission: No vacancies.
- Civil Service Commission: No vacancies.
- Community-Oriented Policing Citizens Advisory Board: Vacant Position: Student Representative.
- Equity & Social Justice Commission: Vacant Position: Student Representative.
- Human Services Advisory Board: No vacancies.
- Landmark Commission: No vacancies.
- Library Advisory Board: Vacant Positions: Position #7 Resident and Student Representative.
- Lodging Tax Advisory Committee: Vacant Positions: No vacancies.
- Park Commission: Vacant Positions: Position #4 Resident and Student Representative.
- Planning Commission: No vacancies.



**City of Tukwila - Facilities Plan  
TOTAL PROJECT**

**MONTHLY Budget Report  
(REVISED Budgets as of July 2018)**

Life to Date Costs  
as of October 29, 2018 (reconciled w/acctg thru Oct 09, 2018 GL)

	Original Budget	Budget Transfers	Current Budget	Committed Budget	Life to Date Costs	Remain'g Committed	Remaining Budget	Cost at Completion
<b>COUNCIL REPORTING SUMMARY - JUSTICE CENTER</b>								
A/E Services (both Design & CA)	\$ 3,278,125	\$ 221,875	\$ 3,500,000	\$ 3,122,809	\$ 1,197,595	\$ 1,925,214	\$ 377,191	\$ -
Permits/Fees	\$ 700,000	\$ -	\$ 700,000	\$ 13,573	\$ 13,573	\$ -	\$ 686,427	\$ -
Construction (Pre-Con, Const & Tax)	\$ 38,738,678	\$ (11,315)	\$ 38,727,363	\$ 398,571	\$ 243,273	\$ 155,298	\$ 38,328,792	\$ -
Construction Related Costs (incl Bond)	\$ 2,112,639	\$ -	\$ 2,112,639	\$ 300,495	\$ 222,004	\$ 78,491	\$ 1,812,144	\$ -
PM Services (incl Other Professional Svcs)	\$ 1,815,875	\$ -	\$ 1,815,875	\$ 1,667,889	\$ 474,040	\$ 1,193,849	\$ 147,986	\$ -
Contingency (incl Construction & Project)	\$ 6,507,731	\$ (1,179,518)	\$ 5,328,213	\$ -	\$ -	\$ -	\$ 5,328,213	\$ -
Contingency for Site Contamination (soils,hazmat)	\$ -	\$ 750,000	\$ 750,000	\$ -	\$ -	\$ -	\$ 750,000	\$ -
Land Acquisition	\$ 14,133,295	\$ (81,042)	\$ 14,052,253	\$ 9,468,775	\$ 9,423,634	\$ 45,141	\$ 4,583,478	\$ -
Contingency for Land Acquisition	\$ 1,250,000	\$ 300,000	\$ 1,550,000	\$ 229,200	\$ 229,200	\$ -	\$ 1,320,800	\$ -
<b>TOTAL</b>	<b>\$ 68,536,343</b>	<b>\$ -</b>	<b>\$ 68,536,343</b>	<b>\$ 15,201,312</b>	<b>\$ 11,803,319</b>	<b>\$ 3,397,993</b>	<b>\$ 53,335,031</b>	<b>\$ -</b>

	Original Budget	Budget Transfers	Current Budget	Committed Budget	Life to Date Costs	Remain'g Committed	Remaining Budget	Cost at Completion
<b>COUNCIL REPORTING SUMMARY - FIRE STATION 51</b>								
A/E Services (both Design & CA)	\$ 1,070,000	\$ 69,701	\$ 1,139,701	\$ 1,076,192	\$ 503,136	\$ 573,056	\$ 63,509	\$ -
Land Acquisition	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Permits/Fees	\$ 234,000	\$ -	\$ 234,000	\$ 10,529	\$ 10,529	\$ -	\$ 223,471	\$ -
Construction (Pre-Con, Const & Tax)	\$ 9,396,000	\$ -	\$ 9,396,000	\$ 150,000	\$ -	\$ 150,000	\$ 9,246,000	\$ -
Construction Related Costs (incl Bond)	\$ 931,000	\$ -	\$ 931,000	\$ 83,987	\$ 76,524	\$ 7,463	\$ 847,013	\$ -
PM Services (incl Other Professional Svcs)	\$ 526,000	\$ -	\$ 526,000	\$ 343,949	\$ 99,917	\$ 244,032	\$ 182,051	\$ -
Contingency (incl Construction & Project)	\$ 1,116,000	\$ (69,701)	\$ 1,046,299	\$ -	\$ -	\$ -	\$ 1,046,299	\$ -
<b>TOTAL</b>	<b>\$ 13,273,000</b>	<b>\$ -</b>	<b>\$ 13,273,000</b>	<b>\$ 1,664,657</b>	<b>\$ 690,106</b>	<b>\$ 974,551</b>	<b>\$ 11,608,343</b>	<b>\$ -</b>

	Original Budget	Budget Transfers	Current Budget	Committed Budget	Life to Date Costs	Remain'g Committed	Remaining Budget	Cost at Completion
<b>COUNCIL REPORTING SUMMARY - FIRE STATION 52</b>								
A/E Services (both Design & CA)	\$ 1,415,000	\$ -	\$ 1,415,000	\$ 1,308,804	\$ 148,912	\$ 1,159,892	\$ 106,196	\$ -
Land Acquisition	\$ 16,000	\$ -	\$ 16,000	\$ 15,800	\$ 15,993	\$ (193)	\$ 200	\$ -
Permits/Fees	\$ 353,000	\$ -	\$ 353,000	\$ -	\$ -	\$ -	\$ 353,000	\$ -
Construction (Pre-Con, Const & Tax)	\$ 13,298,000	\$ 456,500	\$ 13,754,500	\$ 125,000	\$ -	\$ 125,000	\$ 13,629,500	\$ -
Construction Related Costs (incl Bond)	\$ 1,398,000	\$ -	\$ 1,398,000	\$ 29,963	\$ 16,178	\$ 13,785	\$ 1,368,037	\$ -
PM Services (incl Other Professional Svcs)	\$ 787,000	\$ -	\$ 787,000	\$ 531,557	\$ 156,618	\$ 374,939	\$ 255,443	\$ -
Contingency (incl Construction & Project)	\$ 1,343,000	\$ 193,500	\$ 1,536,500	\$ -	\$ -	\$ -	\$ 1,536,500	\$ -
<b>TOTAL</b>	<b>\$ 18,610,000</b>	<b>\$ 650,000</b>	<b>\$ 19,260,000</b>	<b>\$ 2,011,124</b>	<b>\$ 337,702</b>	<b>\$ 1,673,422</b>	<b>\$ 17,248,876</b>	<b>\$ -</b>

	Original Budget	Budget Transfers	Current Budget	Committed Budget	Life to Date Costs	Remain'g Committed	Remaining Budget	Cost at Completion
<b>COUNCIL REPORTING SUMMARY - FIRE STATION 54</b>								
A/E Services (both Design & CA)	\$ 150,000	\$ -	\$ 150,000	\$ 142,258	\$ 132,044	\$ 10,214	\$ 7,742	\$ -
Land Acquisition	\$ 902,668	\$ 3,525	\$ 906,193	\$ 906,193	\$ 904,701	\$ 1,492	\$ (0)	\$ -
Permits/Fees	\$ 20,000	\$ -	\$ 20,000	\$ -	\$ -	\$ -	\$ 20,000	\$ -
Construction (Pre-Con, Const & Tax)	\$ 230,000	\$ -	\$ 230,000	\$ 97,000	\$ -	\$ 97,000	\$ 133,000	\$ -
Construction Related Costs (incl Bond)	\$ 50,000	\$ 9,875	\$ 59,875	\$ 44,582	\$ 22,628	\$ 21,954	\$ 15,293	\$ -
PM Services (incl Other Professional Svcs)	\$ 107,500	\$ -	\$ 107,500	\$ 105,873	\$ 80,718	\$ 25,155	\$ 1,627	\$ -
Contingency (incl Construction & Project)	\$ 41,832	\$ (13,400)	\$ 28,432	\$ -	\$ -	\$ -	\$ 28,432	\$ -
<b>TOTAL</b>	<b>\$ 1,502,000</b>	<b>\$ -</b>	<b>\$ 1,502,000</b>	<b>\$ 1,295,906</b>	<b>\$ 1,140,091</b>	<b>\$ 155,816</b>	<b>\$ 206,094</b>	<b>\$ -</b>



# TUKWILA PUBLIC SAFETY PLAN

